



# Comhairle Contae Mhuineacháin Monaghan County Council

Acmhainní Daonna  
Human Resources  
047 30586

Airgeadas  
Finance  
047 30589

Na Bóithre  
Roads  
047 30597

Clár na dToghthóirí  
Register of Electors  
047 30551

Comhshaol  
Environment  
042 9661240

Na hEalaíona  
Arts  
047 38162

Isachtaí /Deontais Tithíochta  
Housing Loans/Grants  
047 30527

Leabharlann an Chontae  
County Library  
047 74700

Mótarcháin  
Motor Tax  
047 81175

Músaem an Chontae  
County Museum  
047 82928

Pleanáil  
Planning  
047 30532

Pobal  
Community  
047 73719

Rialú Dóiteáin/Foirgnimh  
Fire/Building Control  
047 30521

Oifig Fiontair Áitiúil  
Local Enterprise Office  
047 71818

Seirbhísí Uisce  
Water Services  
047 30504/30571

19<sup>th</sup> November 2020

Noel Mc Guigan  
CS Pringle  
Monaghan Road  
Castleblayney  
Co Monaghan

Re: Extension of Duration Application  
Your Client: XXXXXXXXXX  
Ref No: 20/9011 (15/120)

A Chara,

I refer to your application in relation to the above mentioned, received at this office on the 6<sup>th</sup> August 2020.

I wish to advise that the request has been granted and planning permission for the above development will expire on the 13<sup>th</sup> December 2025.

I trust this letter to be self-explanatory, but should you have any further queries please do not hesitate to contact this office.

Mise le meas,

Michelle Boyle  
A/Staff Officer  
Planning

RECEIVED 20 NOV 2020

Fáilteann an tÚdarás Áitiúil roimh chomhfhreagras I nGaeilge.

Comhairle Contae Mhuineacháin, Oifigí an Chontae, An Gleann, Muineachán, Éire.

Monaghan County Council, Council Offices, The Glen, Monaghan, Ireland.

☎ 00353 47 30500 📠 00353 47 82739 🌐 www.monaghan.ie



# Comhairle Contae Mhuineacháin Monaghan County Council

14/12/2015

**Acmhainní Daonna**  
Human Resources  
047 30508

To: [Redacted]  
[Redacted]  
[Redacted]  
[Redacted]  
Monaghan

**Airgeadas**  
Finance  
047 38589

**Na Bóithr**  
Roads  
047 30587

File Number - 15/120

**Clár na dToghthóirí**  
Registrar of Electors  
047 30561

## Planning and Development Acts 2000 to 2010 NOTIFICATION OF FINAL GRANT

**Comhshaoi**  
Environment  
042 9881240


Monaghan County Council has by order dated 10/11/2015 granted PERMISSION to the above named, for the development of land namely:- erect 1No. two storey detached domestic dwelling, together with domestic garage, connection to site services and all associated site works , at Lattorcan, Monaghan, , subject to the 8 condition(s) set out in the Schedule attached.

**Na hEalaíona**  
Arts  
047 38182

**Iasachtai /Deontais Tithíochta**  
Housing Loans/Grants  
047 30527

Signed on behalf of **MONAGHAN COUNTY COUNCIL**.

**Leabharlann an Chontae**  
County Library  
047 74700

  
ADMINISTRATIVE OFFICER  
14/12/2015  
DATE

**Mótarcháin**  
Motor Tax  
047 81176

**Múseam an Chontae**  
County Museum  
047 82828

**Pleanáil**  
Planning  
047 30592

It should be noted that an outline permission is a permission subject to the subsequent approval of the Planning Authority and that until such approval has been obtained to detailed plans of the development proposed, the development is **NOT AUTHORISED**.

**Pobal**  
Community  
047 73719

I refer you to the Health and Safety Authority website [www.hsa.ie](http://www.hsa.ie) for new responsibilities for homeowners under Safety, Health and Welfare at Work (Construction) Regulations 2013.

**Riailí Dáiteáin/Foirgnimh**  
Fire/Building Control  
047 30521

**Offis Fiontar Áitiúil**  
Local Enterprise Office  
047 71818

**Seirbhís Uisce**  
Water Services  
047 30504/30571

Fálann an tUdarás Áitiúil roinnt chomhfhreagrais i nGaeilge.  
Comhairle Contae Mhuineacháin, Oifigí an Chontae, An Gleann, Mhuineachán, Éire.  
Monaghan County Council, Council Offices, The Glen, Monaghan, Ireland.  
☎ 00353 47 30500 📠 00353 47 82708 🌐 [www.monaghan.ie](http://www.monaghan.ie)  
✉ [epdas@monaghancoco.ie](mailto:epdas@monaghancoco.ie) [info@monaghancoco.ie](mailto:info@monaghancoco.ie)

future growth and some species will require additional set back. All existing planting shall be kept trimmed behind visibility splays.

- c. Where the existing roadside hedge/embankment is to be removed, the roadside verge shall be widened (by grading back or infilling where necessary using appropriate inert material) to include the entire area within the visibility splays, top soiled, and grassed to the satisfaction of the planning authority.
  - d. The new entrance shall form a bellmouth of 4.0 metres radius with edge of new boundary. Recessed entrance shall be of sufficient dimensions to contain a stationary vehicle off the public road. Entrance gates shall open inwards only.
  - e. Area along road edge to be soled with 300mm of 100mm stone, blinded with quarry dust and rolled to level and camber of existing road.
  - f. Any new boundary or entrance work shall be located not less than 3.0 metres from the public road carriageway with level margin.
  - g. Entrance/access road shall be surfaced with concrete or bitmac from edge of public road for a minimum of 5 metres and the surface shall be graded back so that its level at 3.0 metres from the edge of the carriageway is a minimum of 100 mm below road level. Gradient of access road shall be not greater than 1:20 (5.0%) for the first 5 metres from boundary and 1:10 (10.0%) thereafter.
  - h. ACO Drain/Gullies shall be installed at proposed entrance and constructed in such a manner as to prevent water from the entrance flowing onto the public road. Similarly measures shall be taken to prevent road surface water from flowing onto the entrance. The discharge from the above drainage shall be piped to an appropriate drainage pipeline or watercourse.
  - j. Provision shall be made within the site for surface water drainage and no surface water to be allowed flow onto the public roadway. The discharge of surface water from the public road onto the site through road surface drainage and road subsoil drainage to remain unimpeded.
  - k. No development exempt or otherwise shall be erected over the public sewer, drain or water-main, unless otherwise agreed in writing with the planning authority.
  - l. Before any work is commenced on this development a security, by way of a cash deposit, in the sum of €2250 index linked, shall be paid to the planning authority by the developer to ensure the satisfactory completion of all surface water drainage/boundary work within and abutting the site area, to prevent runoff of surface water onto the public roadway and to ensure that no damage is caused to public roadway and any such damage is repaired satisfactorily. Failure to carry out all entrance works to a standard to the satisfaction of the planning authority will result in forfeiture of part or all of the cash security.
- 6a. Roof tiles/slates and ridge tiles to be blue/black in colour
  - b. A maximum of two external wall finishes shall be utilised.