

RED TAPE

The school around the corner

Gary Mongey



THE PROJECT

- 2 simple 7 sq.m temporary resource rooms - **14 sq.m!**



box

- Are they exempt & exempt from what?

1. FSC
2. DAC
3. BCAR
4. Planning



THE PROJECT

box

1. FSC **NO**
2. DAC
3. BCAR
4. Planning

- Prepare dwgs, Docs & lodge.

Fees

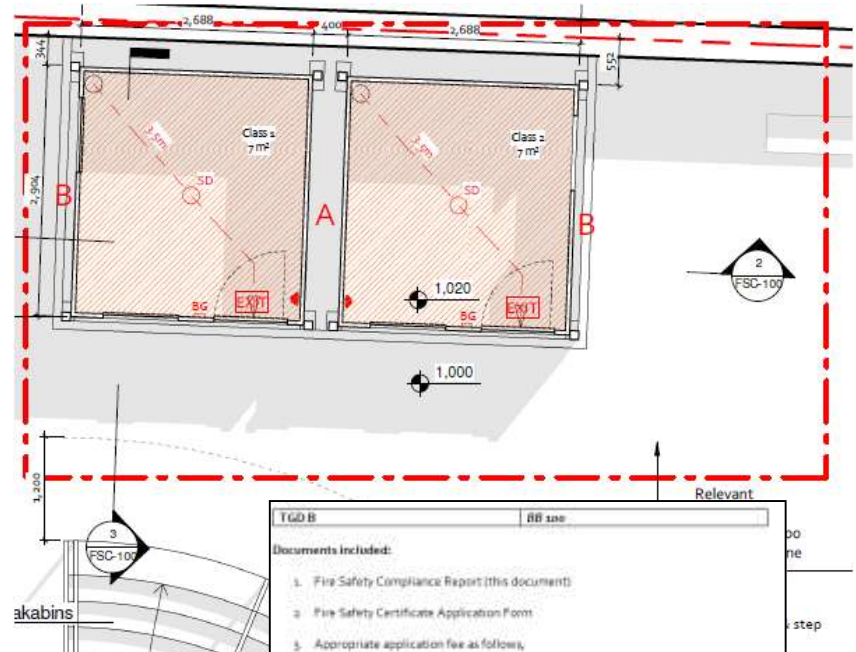
- Application fees & costs

€ 0

- Two fire certs!!!

deemed 2 buildings!

Time & Fees



TGD B		BB 100	Relevant
Documents included:			
1. Fire Safety Compliance Report (this document)			
2. Fire Safety Certificate Application Form			
3. Appropriate application fee as follows:			
Description	Area Sqm		
Area of smt. Portakabin	7.84 m		
€2.90 x 7		€20.30	
Therefore the minimum fee of €25 applies.			
Fee Calculation		€ 25	
4. Drawings, as listed below:			
Drawing No.	Title		
1. 1430 - FSC - 001	Site Location map		
2. 1430 - FSC - 002	Site Plan - Existing & proposed		
3. 1430 - FSC - 050	3D Views		
4. 1430 - FSC - 100	Proposed - Plan & section		
5. 1430 - FSC - 250	Proposed Elevation		
6. SBNS020216	Portakabin - Smta - dwg		



THE PROJECT

BOX

1. FSC NO
2. DAC NO
3. BCAR
4. Planning

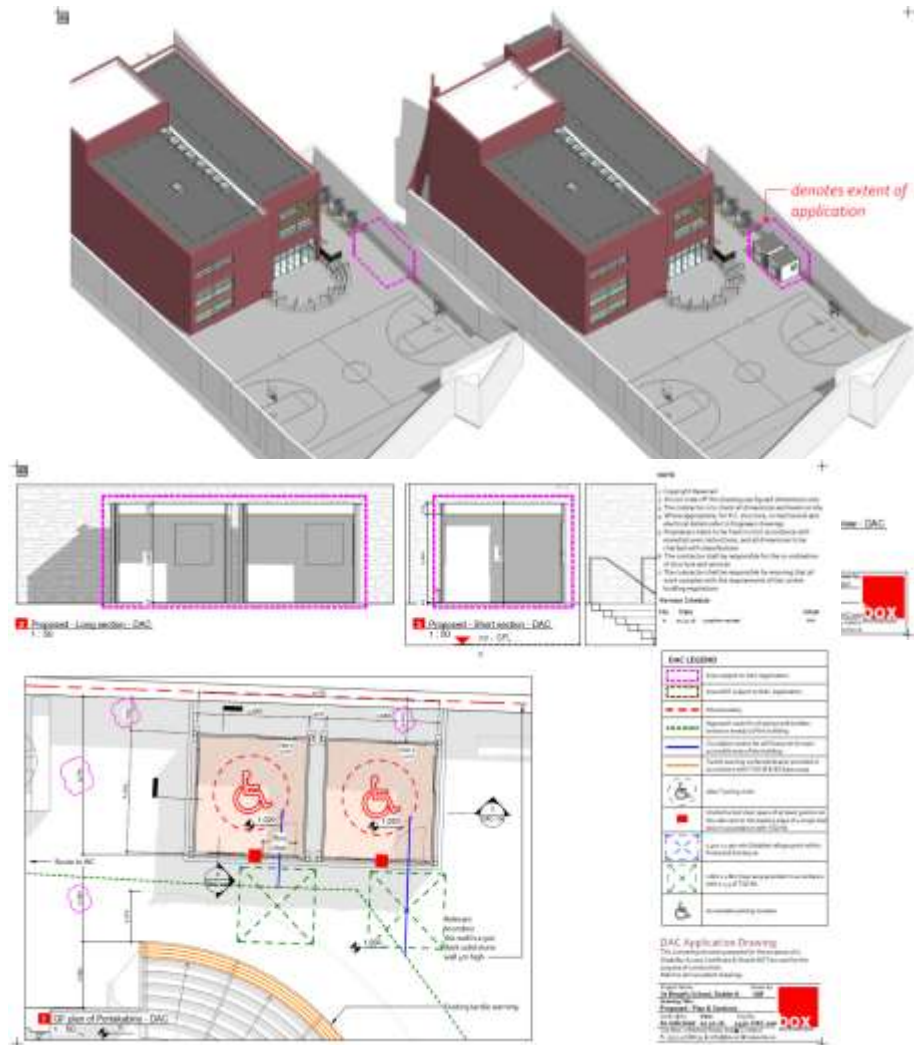
- Prepare dwgs, docs & lodge

Fees

- Application fee & costs

€ 800

- 1 application thankfully!



THE PROJECT

- 1. FSC NO
- 2. DAC NO
- 3. BCAR NO
- 4. Planning

- Prepare & lodge

- 2 application!

all that paperwork in duplicate

- Application fee & costs

small

- Lodged under BCAR

Fees

time

€ 60

Problem



box

Dublin City Council
Building Control Division, Floor 2
Block 4 East, Civic Offices, Wood Quay
Dublin

Unique Number: [Barcode] [Barcode]

BCMS
Building Control Management System

Design Certificate - Form of Certificate of Compliance (Design) (Article 9)
Building Control Acts 1990 and 2007

Building Control Authority: Dublin City Council

1. This certificate relates to the following building or works:
1no. 7sqm single-storey prefabricated freestanding portakabin, for use as a resource room, including associated site works, all to the rear.

2. This certificate has been prepared in accordance with the Code of Practice for Inspecting and Certifying Buildings and Works [as published by the Minister under section 3(7) of the Building Control Act 1990] or equivalent.

3. I confirm that I have been commissioned by the building owner to design, in conjunction with others, the building or works described above and to certify such design. I further confirm that I am a person named on a register maintained pursuant to Part 3 or Part 5 of the Building Control Act 2007 or Section 7 of the Institution of Civil Engineers of Ireland [Charter Amendment] Act 1989 and that I am competent to carry out my design and to coordinate the design of others for the building or works concerned.

4. I confirm that the plans, calculations, specifications, ancillary certificates and particulars included in the schedule to the Commencement Notice to which this certificate is relevant, and which have been prepared exercising reasonable skill, care and diligence by me, and by other members of the design team and specialist designers whose design activities I have coordinated, have been prepared to demonstrate compliance with the requirements of the Second Schedule to the Building Regulations insofar as they apply to the building or works concerned.

5. I certify, having exercised reasonable skill, care and diligence, that, having regard to the plans, calculations, specifications and particulars which have been prepared by me and others and having relied on ancillary certificates and particulars referred to at 4 above, the proposed design for the building or works is in compliance with the requirements of the Second Schedule to the Building Regulations insofar as they apply to the building or works concerned.

Signature: _____ Date: _____

Person's Name: Gary Mongey Registration No.: 02046

On behalf of: box architecture (company name where relevant)

Address: Top Floor 2, Wexford Street, - dublin 2, ireland

Telephone: +353 1 4788839 Fax: _____

Email: info@box.ie

Practice registration number: (where relevant): 02046

THE PROJECT

- 1. FSC NO
- 2. DAC NO
- 3. BCAR NO
- 4. Planning YES / NO?

- Prepare & lodge on line
- New application!
- Application fee & costs

Fees

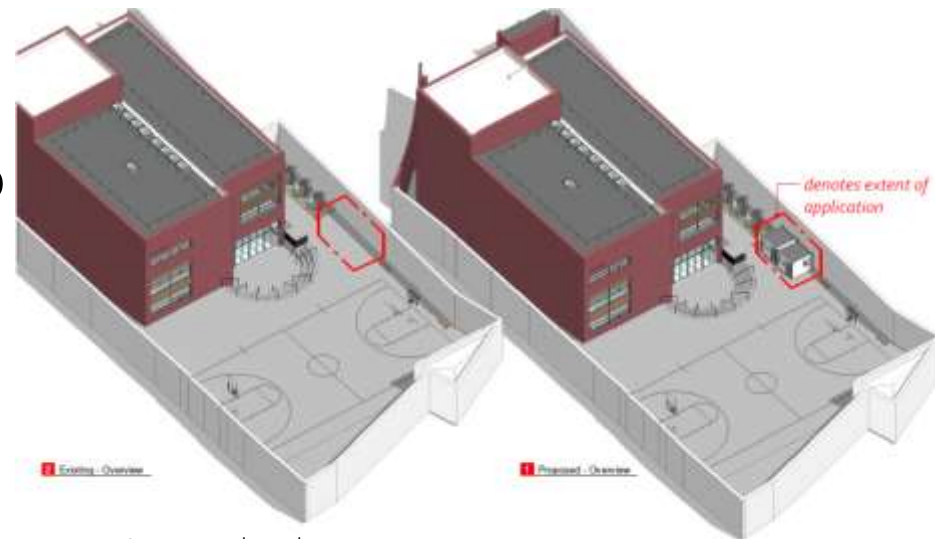
time

€ 60

4 [235]

Column 1 Description of Development	Column 2 Conditions and Limitations
<p>CLASS 20B The erection on land on which development consisting of the construction of a school is to be carried out pursuant to a permission or outline permission under the Act of temporary on-site school structures.</p>	<p>1. No such structure shall be erected for a period exceeding 5 years.</p> <p>2. The gross floor area of such structure shall not exceed 50% of the gross floor area of the school to be constructed pursuant to the permission under the Act.</p> <p>3. No such structure shall be above the ground floor.</p> <p>4. Such structure shall comply with the Department of Education and Science Primary and Post Primary Technical Guidance Documents for the time being in force.</p>

SI 235 OF 2008



THE PROJECT

box

1. Time

1. FSC 2 mths
2. DAC 2 mths
3. Planning + 3 mths
4. BCAR 2 weeks
5. Builders availability ????

Total time 6+ mths!



THE PROJECT

box

1. Costs

1. Professional Fees € 7.5k fixed fee
 2. Costs € 2.0k circa
 3. Build costs € 14.0k
- € 23,500
or 6K /sq.m**

2. Rent of units

1. € 74 per wk
- € 3,848 /yr**



RED TAPE

Is there too much!!!!!!!

THANK YOU

Gary Mongey

