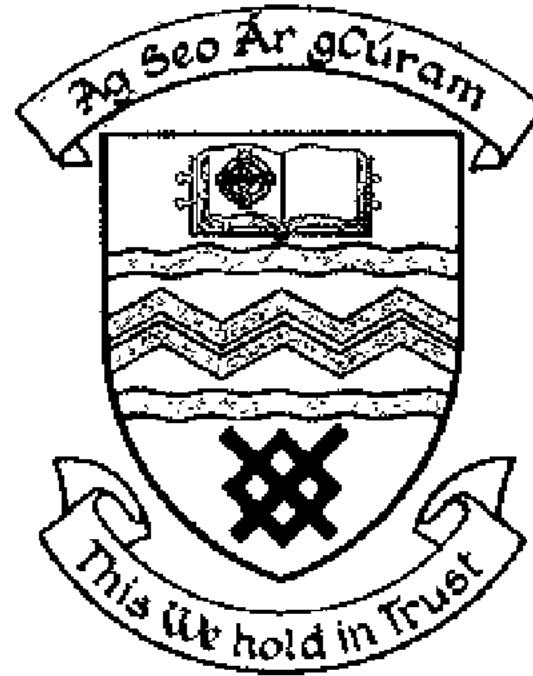


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0825	
1. Location	John F. Kennedy Avenue, JFK Industrial Estate, Dublin 12.		
2. Development	Extension, height increase, alterations, new cladding and roofing, 1st floor offices to existing industrial unit.		
3. Date of Application	07/12/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 04/02/1999 2.	1. 22/02/1999 2.
4. Submitted by	Name: Martin Noone Architect MRIAI, Address: 136 Lower Georges Street, Dun Laoghaire,		
5. Applicant	Name: Edmund Walker Irl. Ltd., Address: John F. Kennedy Avenue, JFK Industrial Estate, Dublin 12.		
6. Decision	O.C.M. No. 0738 Date 19/04/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1161 Date 03/06/1999	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement		Compensation	Purchase Notice
12. Revocation or Amendment			
13. E.I.S. Requested	E.I.S. Received	E.I.S. Appeal	
14. Registrar Date Receipt No.	

SOUTH DUBLIN COUNTY COUNCIL
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Martin Noone Architect MRIAI,
136 Lower Georges Street,
Dun Laoghaire,
Co. Dublin.

NOTIFICATION OF GRANT OF Permission

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Final Grant Order Number 1161	Date of Final Grant 03/06/1999
Decision Order Number 0738	Date of Decision 19/04/1999
Register Reference S98A/0825	Date 22nd February 1999

Applicant Edmund Walker Irl. Ltd.,

Development Extension, height increase, alterations, new cladding and roofing, 1st floor offices to existing industrial unit.

Location John F. Kennedy Avenue, JFK Industrial Estate, Dublin 12.

Floor Area 173.70 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 04/02/1999 /22/02/1999

A Permission has been granted for the development described above,
subject to the following (10) Conditions.

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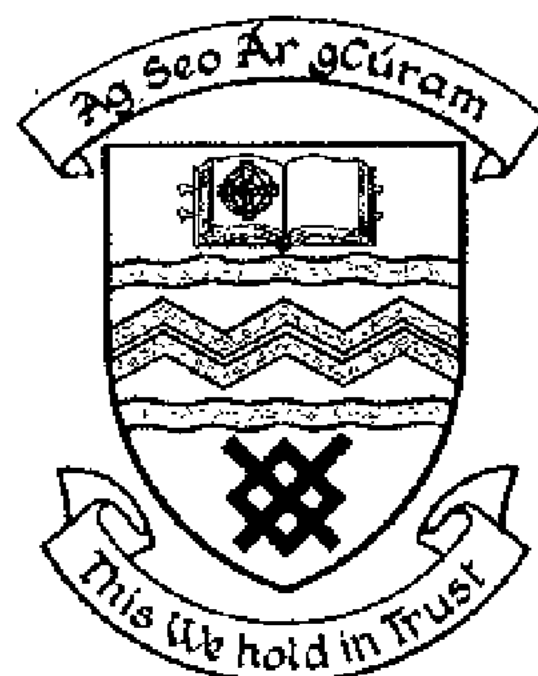
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Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application as amended by Additional Information received on 22/02/99, save as may be required by the other conditions attached hereto.
REASON:
To ensure that the development shall be in accordance with the permission and that effective control be maintained.
- 2 That materials and external finishes of the proposed premises shall be discussed and agreed in writing with the Planning Authority prior to commencement of development on site.
REASON:
In the interest of visual amenity and the proper planning and development of the area.
- 3 That off-street car parking facilities and parking for trucks be provided in accordance with the Development Plan standards. In this regard the car parking area indicated on the submitted plans shall be clearly marked out and available at all times for car parking use and shall not be used for storage or display or other uses.
REASON:
In the interest of the proper planning and development of the area.
- 4 That details of landscaping and boundary treatment be submitted to and approved by the Planning Authority and work thereon completed prior to occupation of units.
REASON:
In the interest of amenity.
- 5 Prior to completion of the proposed development the existing unauthorised portacabin structure and palisade fence shall be removed from the site.
REASON:
In the interest of the proper planning and development of the area.
- 6 That prior to commencement of development the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.
REASON:
In the interest of safety and the avoidance of fire hazard.

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- 7 That prior to commencement of development the requirements of the Principal Environmental Health Officer be ascertained and strictly adhered to in the development.

REASON:

In the interest of health.

- 8 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the South Dublin County Council and shall have regard to the following:-

- a) No discharge of trade effluent to sewer shall be permitted without the applicant first obtaining from the Environmental Services Department, a licence under Section 16 of the Water Pollution Acts 1977-1990;
- (b) Applicant to ensure full and complete separation of foul and surface water systems;
- (c) All surface water runoff from truck parking/marshalling areas shall be routed via a petrol/oil/diesel interceptor before discharging to the public sewer;
- (d) No building within 5m of public watermain or watermain with potential to be taken in charge.

REASON:

In order to comply with the Sanitary Services Acts, 1878 - 1964.

- 9 That a financial contribution in the sum of £1,688 (one thousand six hundred and eighty eight pounds) be paid by the proposer to South Dublin County Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; this contribution to be paid before the commencement of development on the site.

REASON:

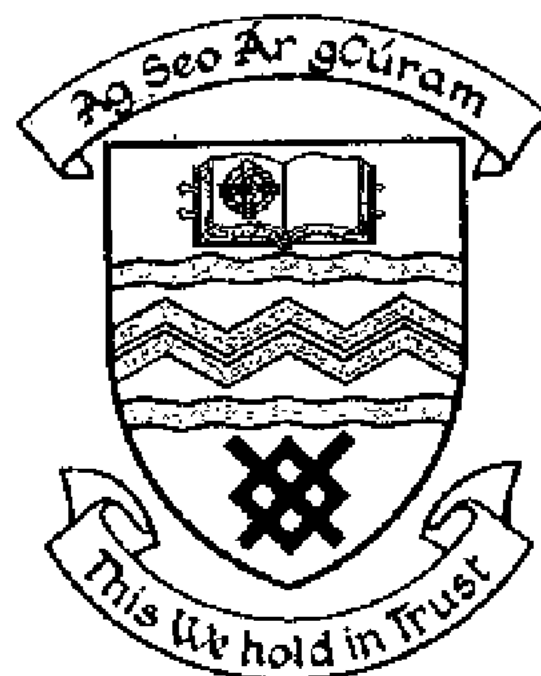
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 10 That a financial contribution in the sum of £439 (four hundred and thirty nine pounds) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitates this development; this contribution to be paid before the commencement of development on the site.

REG REF. S98A/0825
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REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.
- (4) Free Standing Walls must be designed and constructed in accordance with IS 325: Code of Practice for use of Masonry Part 1 : Structural use of unreinforced Masonry. The Owner must also ensure that the construction of all walls is supervised by a competent person.

Signed on behalf of South Dublin County Council.

E. Bewley June 1999
for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0738	Date of Decision 19/04/1999
Register Reference S98A/0825	Date: 07/12/1998

Applicant Edmund Walker Irl. Ltd.,

Development Extension, height increase, alterations, new cladding and roofing, 1st floor offices to existing industrial unit.

Location John F. Kennedy Avenue, JFK Industrial Estate, Dublin 12.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 04/02/1999 /22/02/1999

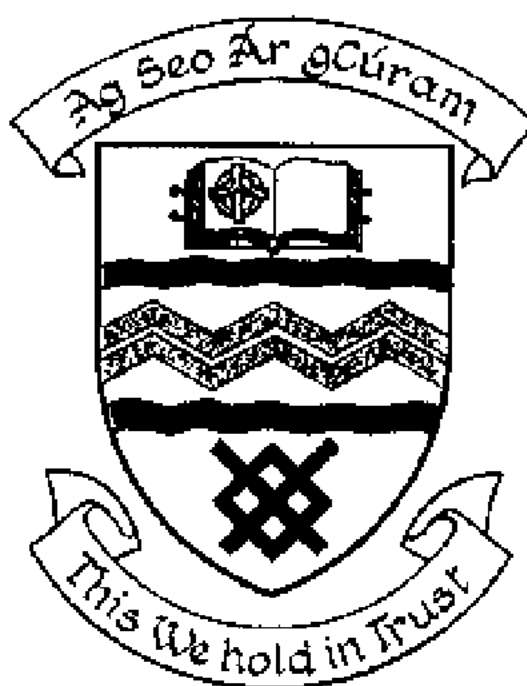
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a DECISION TO GRANT PERMISSION in respect of the above proposal.

Subject to the conditions (10) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... 19/04/1999
for SENIOR ADMINISTRATIVE OFFICER

Martin Noone Architect MRIAI,
136 Lower Georges Street,
Dun Laoghaire,
Co. Dublin.

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Conditions and Reasons

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REASON:
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- 2 That materials and external finishes of the proposed premises shall be discussed and agreed in writing with the Planning Authority prior to commencement of development on site.
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REASON:
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REASON:
In the interest of the proper planning and development of the area.

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- 6 That prior to commencement of development the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.

REASON:

In the interest of safety and the avoidance of fire hazard.

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REASON:

In the interest of health.

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- (c) All surface water runoff from truck parking/marshalling areas shall be routed via a petrol/oil/diesel interceptor before discharging to the public sewer;
- (d) No building within 5m of public watermain or watermain with potential to be taken in charge.

REASON:

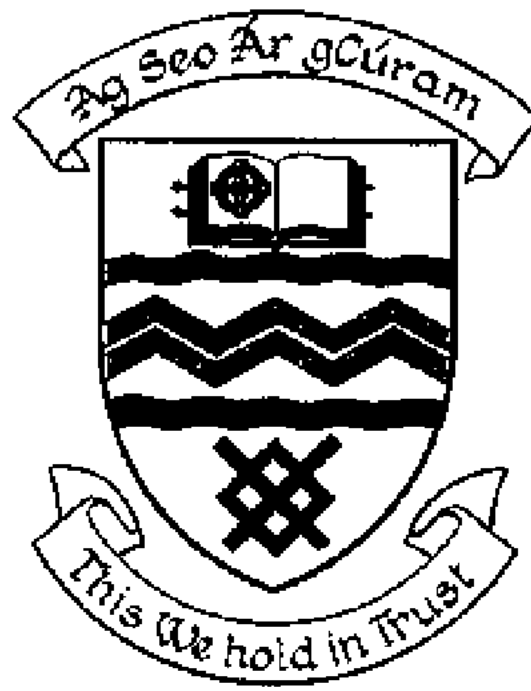
In order to comply with the Sanitary Services Acts, 1878 - 1964.

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REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 10 That a financial contribution in the sum of £439 (four hundred and thirty nine pounds) shall be paid by the proposer to South Dublin County Council towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitates this development; this contribution to be paid before the commencement of development on the site.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0217	Date of Decision 04/02/1999
Register Reference S98A/0825	Date: 07/12/1998

Applicant Edmund Walker Irl. Ltd.,
Development Extension, height increase, alterations, new cladding and roofing, 1st floor offices to existing industrial unit.

Location John F. Kennedy Avenue, JFK Industrial Estate, Dublin 12.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 07/12/1998 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

- 1 The applicant is requested to submit a carparking layout at a scale of 1:500, indicating carparking provision for 22 no. cars.
- 2 The applicant is requested to submit floor plans of the existing building indicating the current use of the existing floor area and to clearly indicate in a colour coded drawing the extent of the proposed extension and height increase. It is noted that a separate business appears to be operating to the rear of the premises. The applicant is requested to clarify whether or not this operation is to be retained.
- 3 It is noted that there is a portacabin type structure located on the western boundary of the site. The planning authority have no record of planning permission either been sought or granted for the structure. The applicant is requested to clarify the position regarding the portacabin structure.

Martin Noone Architect MRIAI,
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REG REF. S98A/0825

Signed on behalf of South Dublin County Council

LA
.....
for Senior Administrative Officer

04/02/1999