

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0782	
1. Location	Rear of no.6 Upper Ballymount Road, Tallaght, Dublin 24.		
2. Development	c.977 sq.m. detached light industrial/warehouse unit with ancillary offices and car parking.		
3. Date of Application	19/11/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 03/12/1998 2.	1. 22/02/1999 2.
4. Submitted by	Name: Intergrated Development Services, Address: Unit 45, Coolmine Industrial Estate, Clonsilla,		
5. Applicant	Name: Larnwood Ltd., Address: 129 Upper Main Street, Castleisland, Co. Kerry.		
6. Decision	O.C.M. No. 0749 Date 19/04/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. Date	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
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

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

Decision Order Number 0749	Date of Decision 19/04/1999
Register Reference S98A/0782	Date: 19/11/1998

Applicant Larnwood Ltd.,

Development c.977 sq.m. detached light industrial/warehouse unit with ancillary offices and car parking.

Location Rear of no.6 Upper Ballymount Road, Tallaght, Dublin 24.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 03/12/1998 /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 (9) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... 20/04/1999
for SENIOR ADMINISTRATIVE OFFICER

Intergrated Development Services,
Unit 45, Coolmine Industrial Estate,
Clonsilla,
Dublin 15.

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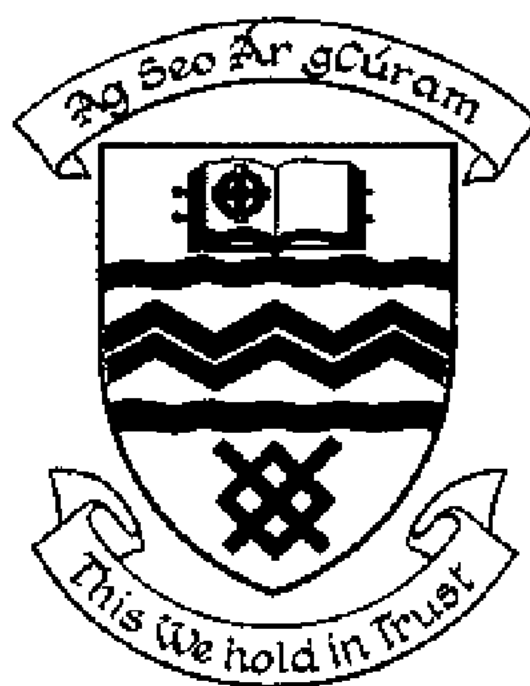
Conditions and Reasons

- 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 the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the South Dublin County Council.
REASON:
In order to comply with the Sanitary Services Acts, 1878 - 1964.
- 3 That no industrial effluent be permitted without prior approval from Planning Authority.
REASON:
In the interest of health.
- 4 The building hereby permitted shall be used for either warehousing or as a light industrial building as defined in Article 8(1) Local Government (Planning and Development) Regulations 1994.
REASON:
To protect the amenity of the occupiers of neighbouring dwellings.
- 5 The car parking area indicated on the submitted plans shall be surfaced, marked out and available for car parking at all times.
REASON:
In the interest of road safety.
- 6 The proposed screen wall and screen planting along the boundary of the rear garden of No. 6 Upper Ballymount Road shall be constructed and planted before the permitted building is first brought in to use.
REASON:

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To protect the amenity of the occupier(s) of No. 6 Upper
Ballymount Road.

- 7 The existing hedge on the south eastern boundary of the site shall be retained and reinforced with additional planting before the permitted building is first brought in to use.

REASON:

To protect the amenity of the occupier(s) of the neighbouring dwelling, No. 5 Upper Ballymount Road.

- 8 That a financial contribution in the sum of £7,871 (seven thousand eight hundred and seventy one 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.

- 9 That a financial contribution in the sum of £20,475 (twenty thousand four hundred and seventy five 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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Bosca 4122,
Lár an Bhaile, Tamhlacht,
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Telefon: 01-414 9000
Facs: 01-414 9104

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Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

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

Order Number 2428	Date of Order 03/12/98
Register Reference S98A/0782	Date 19th November 1998

Applicant Larnwood Ltd.,

Development c.977 sq.m. detached light industrial/warehouse unit with ancillary offices and car parking.

Location Rear of no.6 Upper Ballymount Road, Tallaght, Dublin 24.

Dear Sir/Madam,

An inspection carried out on 02/12/98 has shown that a site notice was not erected in respect of your planning application. Before this application can be considered, you must erect a notice on the site or structure, and submit the following to this Department:

- (a) two copies of the text of the notice
- (b) two plans showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfill the following conditions:-

1. Must be durable material
2. Must be securely erected in a conspicuous position easily visible and legible by persons using the public road
3. Must be headed "Application to Planning Authority".
4. Must state:

- (a) Applicant's name
- (b) whether application is for Permission, Outline Permission, or Approval.

Integrated Development Services,
Unit 45, Coolmine Industrial Estate,
Clonsilla,
Dublin 15.

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Bosca 4122,
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Baile Átha Cliath 24.

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Facs: 01-414 9104



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- (c) nature and extent of development including number of dwellings (if any)
- (d) that the application may be inspected at the Planning Department, South Dublin County Council, Town Centre, Tallaght, Dublin 24.

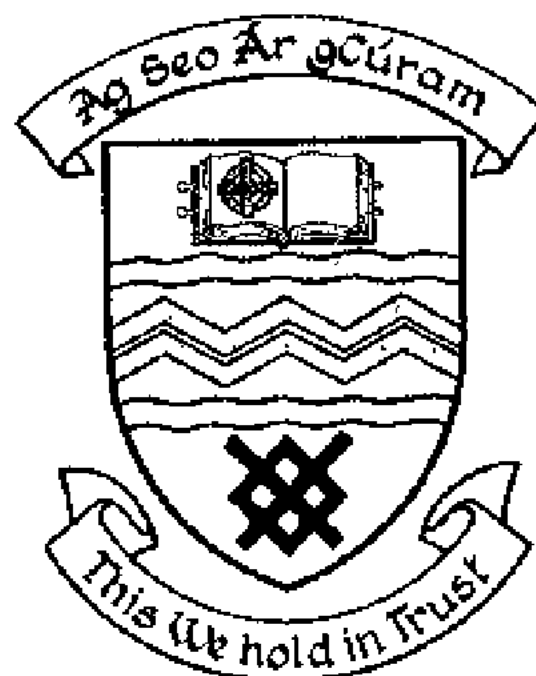
No further consideration will be given to this application until you comply with these requirements.

Yours faithfully,

LH
..... 04/12/98
for Senior Administrative Officer.

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0782	
1. Location	Rear of no.6 Upper Ballymount Road, Tallaght, Dublin 24.		
2. Development	c.977 sq.m. detached light industrial/warehouse unit with ancillary offices and car parking.		
3. Date of Application	19/11/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 03/12/1998 2.	1. 22/02/1999 2.
4. Submitted by	Name: Intergrated Development Services, Address: Unit 45, Coolmine Industrial Estate, Clonsilla,		
5. Applicant	Name: Larnwood Ltd., Address: 129 Upper Main Street, Castleisland, Co. Kerry.		
6. Decision	O.C.M. No. 0749 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.	

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Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

Telefon: 01-414 9230
Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
P.O. Box 4122
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9230
Fax: 01-414 9104

Intergrated Development Services,
Unit 45, Coolmine Industrial Estate,
Clonsilla,
Dublin 15.

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 0749	Date of Decision 19/04/1999
Register Reference S98A/0782	Date 22nd February 1999

Applicant Larnwood Ltd.,

Development c.977 sq.m. detached light industrial/warehouse unit with
ancillary offices and car parking.

Location Rear of no.6 Upper Ballymount Road, Tallaght, Dublin 24.

Floor Area 997.00 Sq Metres

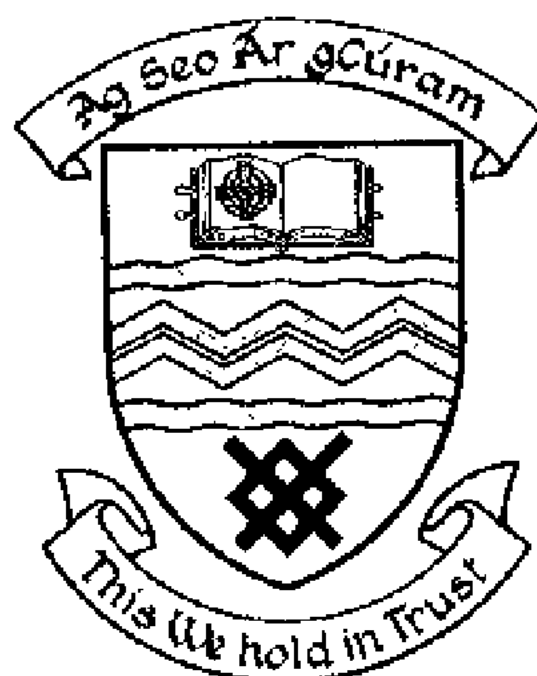
Time extension(s) up to and including

Additional Information Requested/Received 03/12/1998 /22/02/1999

A Permission has been granted for the development described above,
subject to the following (9) Conditions.

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Lár an Bhaile, Tamhlacht
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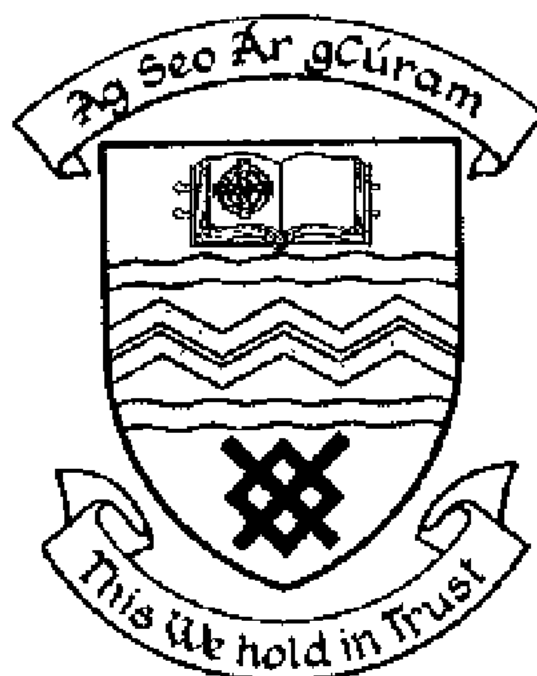
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Conditions and Reasons

- 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 the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the South Dublin County Council.
REASON:
In order to comply with the Sanitary Services Acts, 1878 - 1964.
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REASON:
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- 6 The proposed screen wall and screen planting along the boundary of the rear garden of No. 6 Upper Ballymount Road shall be constructed and planted before the permitted building is first brought in to use.
REASON:
To protect the amenity of the occupier(s) of No. 6 Upper Ballymount Road.
- 7 The existing hedge on the south eastern boundary of the site shall be retained and reinforced with additional planting before the permitted building is first brought in to use.
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- 8 That a financial contribution in the sum of £7,871 (seven thousand eight hundred and seventy one 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.

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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.

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REASON:

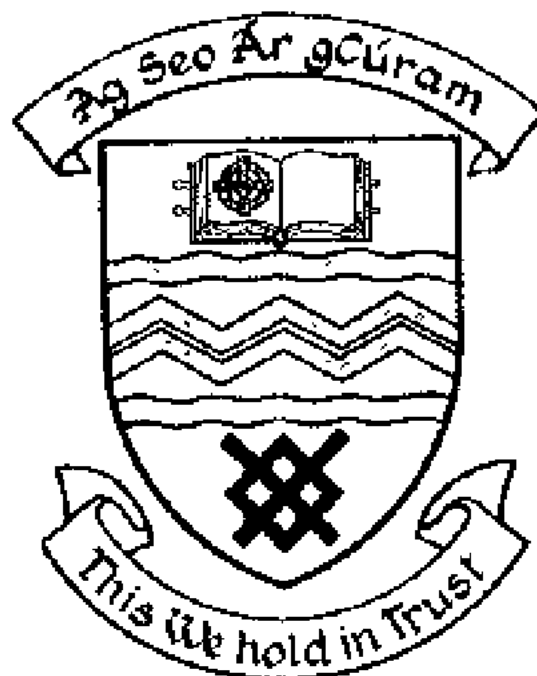
It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

- (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.

Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

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Facs: 01-414 9104



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Applications/Registry/Appeals
P.O. Box 4122
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9230
Fax: 01-414 9104

E. Bowler June 1999
for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122,
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Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

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DEPARTMENT**
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Fax: 01-414 9104

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

Decision Order Number 0214	Date of Decision 04/02/1999
Register Reference S98A/0782	Date: 19/11/1998

Applicant Larnwood Ltd.,
Development c.977 sq.m. detached light industrial/warehouse unit with ancillary offices and car parking.

Location Rear of no.6 Upper Ballymount Road, Tallaght, Dublin 24.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 19/11/1998 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:

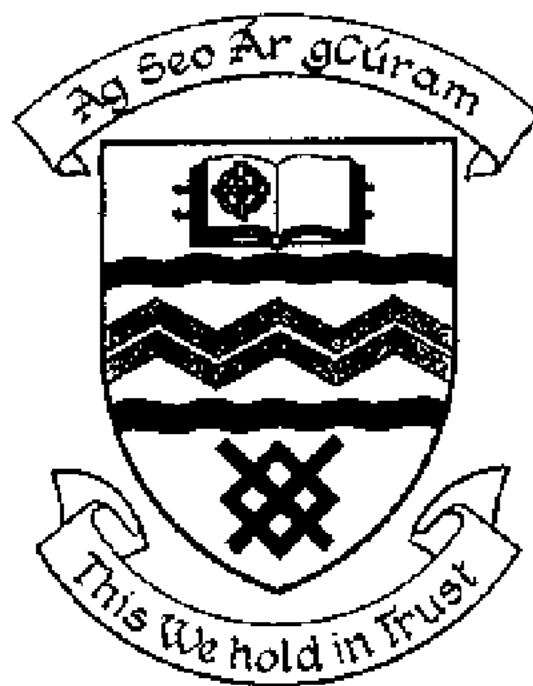
- 1 The applicant is requested to submit a revised layout plan showing no building within 5 metres of a public foul or surface water sewer or sewer with the potential to be taken in charge.
- 2 The applicant is requested to submit a watermain layout drawing indicating sizes, materials, locations of point of connection, meter, hydrants and valves.
- 3 That the applicant, having regard to the height and proximity of the proposed building in relation to No. 6 Upper Ballymount Road, is requested to submit appropriate drawings to demonstrate the effect the proposed development would have on the amenity of that property. Consideration should be given to revising the proposed building to minimise its impact on No. 6 Upper Ballymount Road by amending the position of the front elevation of the proposed building and amending the fenestration to the first floor offices in that elevation.

Intergrated Development Services,
Unit 45, Coolmine Industrial Estate,
Clonsilla,
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Signed on behalf of South Dublin County Council

LA
.....
for Senior Administrative Officer

04/02/1999