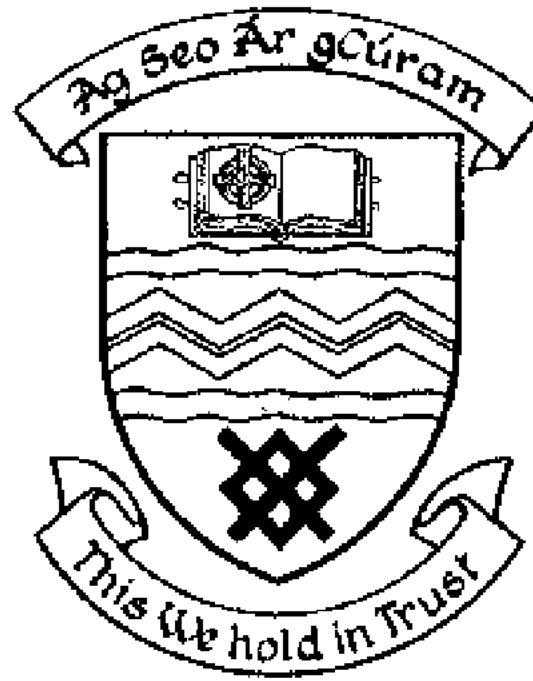


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S98A/0696	
1. Location	No. 1 Ballyroan Road, Templeogue, Dublin 6W.		
2. Development	Retention of change of use from existing retail unit to auctioneers premises incorporating new shop front and retention of previously constructed side canopy and single storey rear extension.		
3. Date of Application	12/10/1998	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Tony Mullen, Address: Architects, 10 - 11 Marine Terrace, Dun Laoghaire,		
5. Applicant	Name: Sherry Fitzgerald Limited, Address: Merrion Row, Dublin 2.		
6. Decision	O.C.M. No. 0338 Date 18/02/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0658 Date 01/04/1999	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
COMHAIRLE CHONTAE ÁTHA CLIATH TEIRIAS



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Baile Átha Cliath 24

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Dublin 24

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Tony Mullen,
Architects,
10 - 11 Marine Terrace,
Dun Laoghaire,
Co. Dublin.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0658	Date of Final Grant 01/04/1999
Decision Order Number 0338	Date of Decision 18/02/1999
Register Reference S98A/0696	Date 12th October 1998

Applicant Sherry Fitzgerald Limited,

Development Retention of change of use from existing retail unit to auctioneers premises incorporating new shop front and retention of previously constructed side canopy and single storey rear extension.

Location No. 1 Ballyroan Road, Templeogue, Dublin 6W.

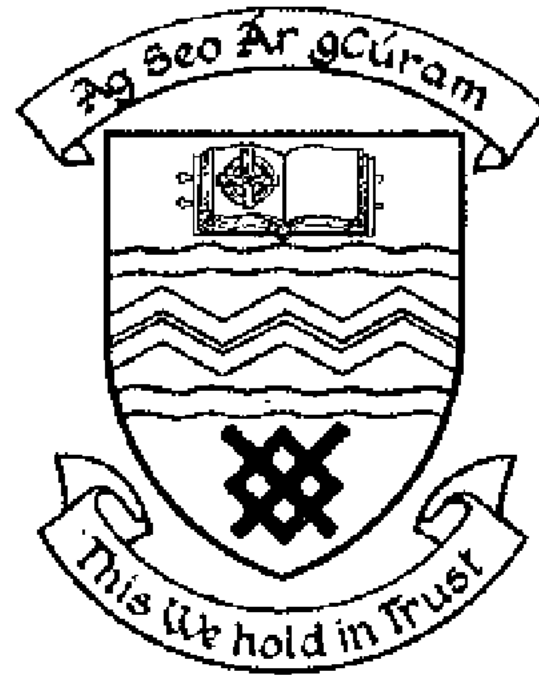
Floor Area 78.00 Sq Metres

Time extension(s) up to and including 19/02/1999

Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (4) Conditions.

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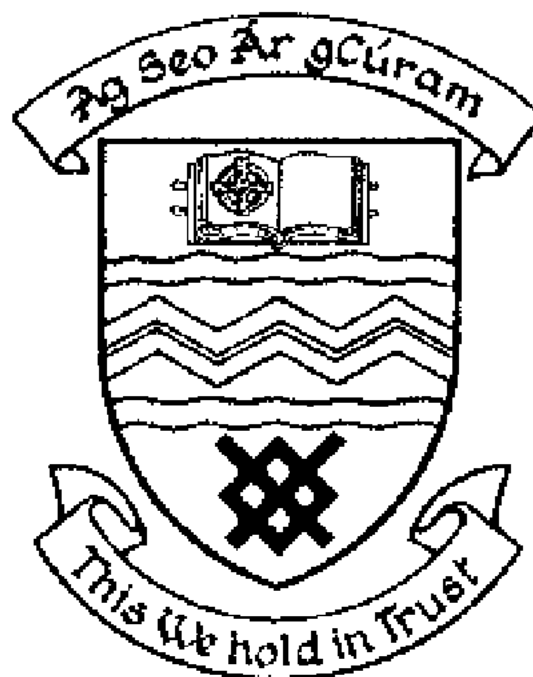
Conditions and Reasons

- 1 The development to be retained in its entirety in accordance with the plans, particulars and specifications lodged with the application, 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 Two off-street car parking spaces only shall be provided on the hard paved area at the northern end of the site. These parking spaces shall be confined to use by the occupants of the residential unit only and shall not be used by employees or customers of the auctioneers premises.
REASON:
In the interest of traffic safety.
- 3 That a financial contribution in the sum of money equivalent to the value of £750 (seven hundred and fifty pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value pertaining at the time of payment 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 facilitate 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.
- 4 That a financial contribution in the sum of £703 (seven hundred and three 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.

SOUTH DUBLIN COUNTY COUNCIL
REG. REF. S98A/0696
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- (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.

Edw. Cooke 7th
.....April 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 0338	Date of Decision 18/02/1999
Register Reference S98A/0696	Date: 12/10/1998

Applicant Sherry Fitzgerald Limited,
Development Retention of change of use from existing retail unit
to auctioneers premises incorporating new shop front and
retention of previously constructed side canopy and
single storey rear extension.

Location No. 1 Ballyroan Road, Templeogue, Dublin 6W.

Floor Area Sq Metres

Time extension(s) up to and including 19/02/1999

Additional Information Requested/Received /

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 (4) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... 18/02/1999
for SENIOR ADMINISTRATIVE OFFICER

Tony Mullen,
Architects,
10 - 11 Marine Terrace,
Dun Laoghaire,
Co. Dublin.

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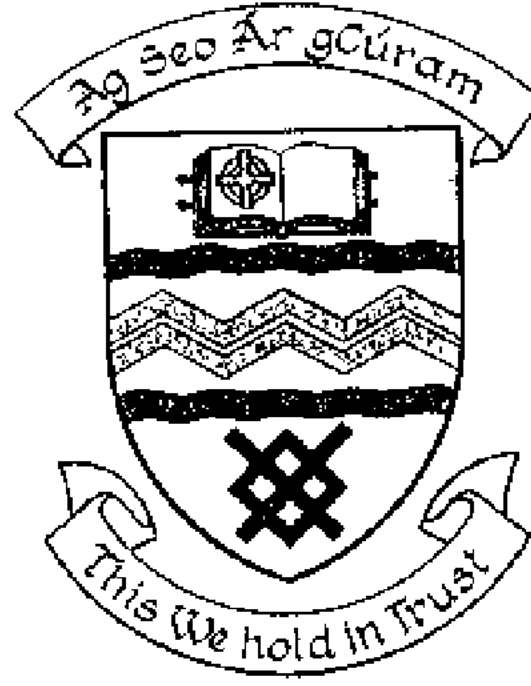
Conditions and Reasons

- 1 The development to be retained in its entirety in accordance with the plans, particulars and specifications lodged with the application, 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 Two off-street car parking spaces only shall be provided on the hard paved area at the northern end of the site. These parking spaces shall be confined to use by the occupants of the residential unit only and shall not be used by employees or customers of the auctioneers premises.
REASON:
In the interest of traffic safety.
- 3 That a financial contribution in the sum of money equivalent to the value of £750 (seven hundred and fifty pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value pertaining at the time of payment 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 facilitate 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.
- 4 That a financial contribution in the sum of £703 (seven hundred and three 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

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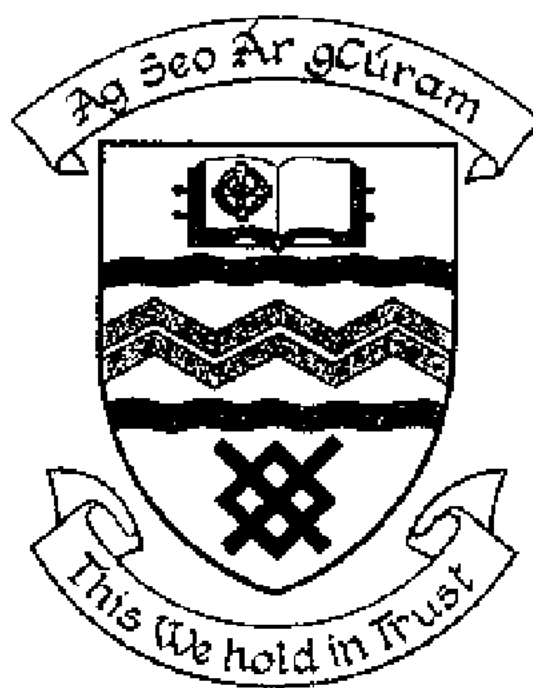
REG. REF. S98A/0696

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.

**SOUTH DUBLIN COUNTY COUNCIL
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0129	Date of Decision 20/01/99
Register Reference S98A/0696	Date 12th October 1998

Applicant Sherry Fitzgerald Limited,
App. Type Permission
Development Retention of change of use from existing retail unit to auctioneers premises incorporation new shop front and retention of previously constructed side canopy and single storey rear extension.

Location No. 1 Ballyroan Road, Templeogue, Dublin 6W.

Dear Sir / Madam,

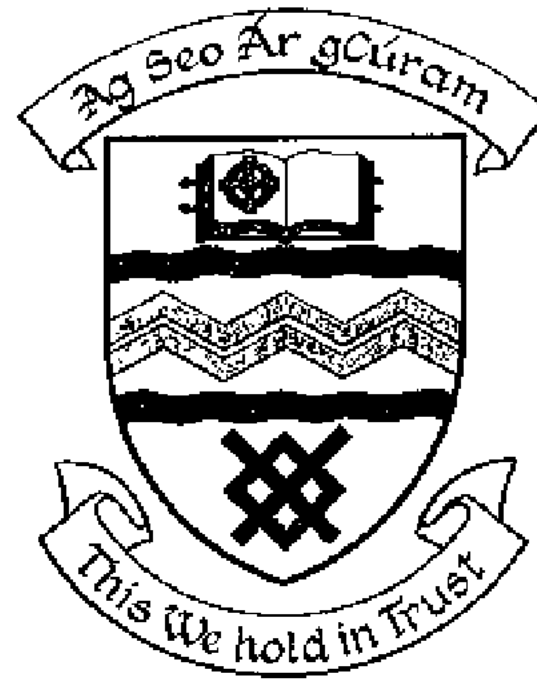
In accordance with Section 26 (4a) of the Local Government (Planning and Development) Act 1963 as amended by Section 39 (f) of the Local Government (Planning and Development) Act 1976 the period for considering this application has been extended, up to and including 20/02/99

Yours faithfully

RA
..... 21/01/99
for SENIOR ADMINISTRATIVE OFFICER

Tony Mullen,
Architects,
10 - 11 Marine Terrace,
Dun Laoghaire,
Co. Dublin.

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



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

Decision Order Number 2487	Date of Decision 10/12/98
Register Reference S98A/0696	Date 12th October 1998

Applicant Sherry Fitzgerald Limited,
App. Type Permission
Development Retention of change of use from existing retail unit
to auctioneers premises incorporation new shop front and
retention of previously constructed side canopy and
single storey rear extension.

Location No. 1 Ballyroan Road, Templeogue, Dublin 6W.

Dear Sir / Madam,

In accordance with Section 26 (4a) of the Local Government (Planning and Development) Act 1963 as amended by Section 39 (f) of the Local Government (Planning and Development) Act 1976 the period for considering this application has been extended, up to and including 23/01/99

Yours faithfully

LA
..... 10/12/98
for SENIOR ADMINISTRATIVE OFFICER

Tony Mullen,
Architects,
10 - 11 Marine Terrace,
Dun Laoghaire,
Co. Dublin.