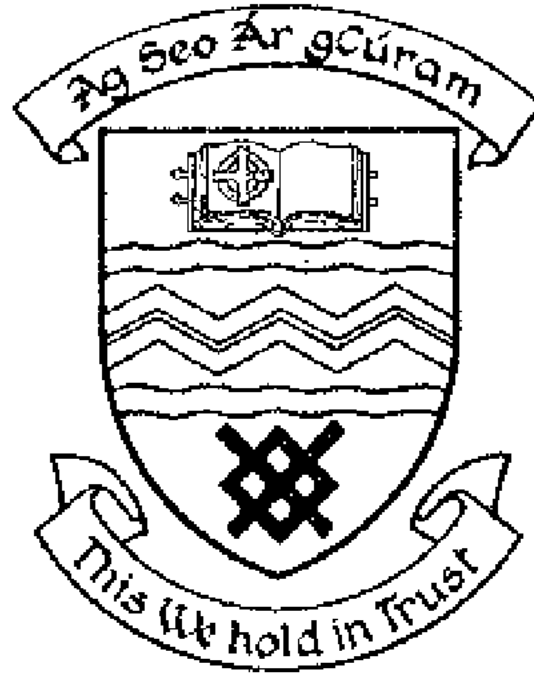


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S98A/0489	
1. Location	Baldonnell Business Campus, Barney's Lane, Brownsbarn, Co. Dublin.		
2. Development	Warehouse and ancillary offices with access from Barney's Lane via an estate road which is subject to Planning Application Reg. Ref. S98A/0408.		
3. Date of Application	16/07/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1.  2.	1.  2.
4. Submitted by	Name: Collen Project Management, Address: East Wall, Dublin 3.		
5. Applicant	Name: SIAC Construction Ltd., Address: Monastery Road, Clondalkin, Dublin 22.		
6. Decision	O.C.M. No. 2026  Date 07/10/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 2324  Date 18/11/98	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



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Collen Project Management,  
East Wall,  
Dublin 3.

**NOTIFICATION OF GRANT OF Permission**

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

Final Grant Order Number 2324	Date of Final Grant 18/11/98
Decision Order Number 2026	Date of Decision 07/10/98
Register Reference S98A/0489	Date 16th July 1998

**Applicant** SIAC Construction Ltd.,

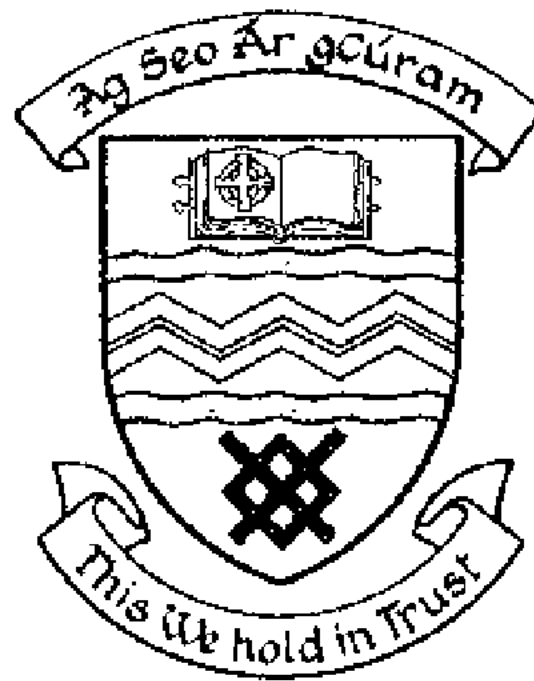
**Development** Warehouse and ancillary offices with access from Barney's Lane via an estate road which is subject to Planning Application Reg. Ref. S98A/0408.

**Location** Baldonnell Business Campus, Barney's Lane, Brownsbarn, Co. Dublin.

**Floor Area** 2236.000 Sq Metres  
**Time extension(s) up to and including** 09/10/98  
**Additional Information Requested/Received** /

A Permission has been granted for the development described above,  
subject to the following (13) Conditions.

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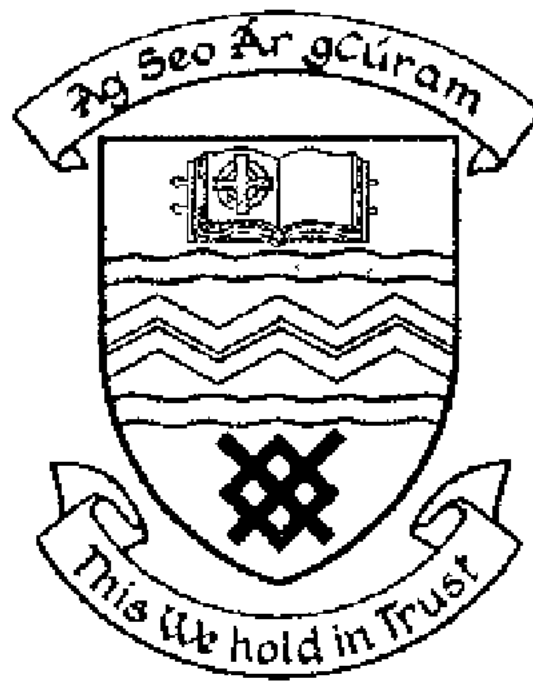
**Conditions and Reasons**

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application, 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 all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.  
REASON:  
To protect the amenities of the area.
- 3 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.
- 4 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.
- 5 That off-street car parking facilities and parking for trucks be provided in accordance with the Development Plan Standards.  
REASON:  
In the interest of the proper planning and development of the area.
- 6 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.  
REASON:  
In the interest of the proper planning and development of the area.
- 7 That the carparking areas marked out on the lodged site layout plan shall be clearly marked out and made available at all times for carparking use and shall not be used for

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storage or display purposes.

**REASON:**

In the interest of the proper planning and development of the area.

- 8 That prior to the commencement of the development the applicant shall submit for agreement with the County Council full details of the proposed boundary treatment along the site boundaries to include new indigenous hedgerow planting. Palisade fencing is not acceptable.

**REASON:**

Indigenous hedgerow planting is required an ameliorative measure for the negative effects on wildlife necessitated removal of existing indigenous hedgerows in the course of site development works and so that development is in accordance with the requirements of the permission for site development works granted under Reg. Ref. S98A/0408.

- 9 That the signage on the elevations of the buildings shall be restricted to the lettering shown on the north west elevation drawing lodged with application. Mounted lettering only may be used and internal illumination is unacceptable.

**REASON:**

In the interest of visual amenity and orderly development and so that the development is in accordance with the requirements of the permission for site development works granted under Reg. Ref. S98A/0408.

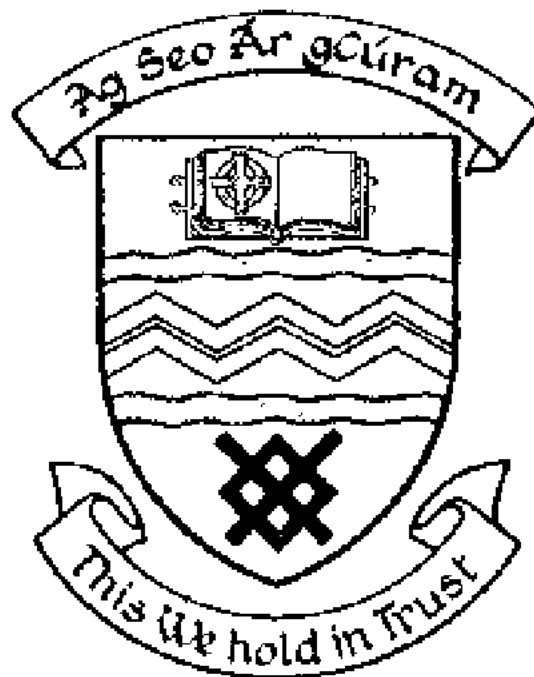
- 10 That the requirements set out in Condition No's. 6, 7, 8, 9, 10, 11, 12, 13, 14, 16, 17, 18 and 19 of the decision to grant permission under Reg. Ref. S98A/0408 shall be provided for and strictly adhered to in the development.

**REASON:**

In the interest of the proper planning and development of the area.

- 11 That a financial contribution in the sum of £15,600 (fifteen thousand six hundred pounds) be paid by the proposer to South Dublin County Council towards the cost of provision of

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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.

- 12 That a financial contribution in the sum of money equivalent to the value of £26,000 (twenty six thousand 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.

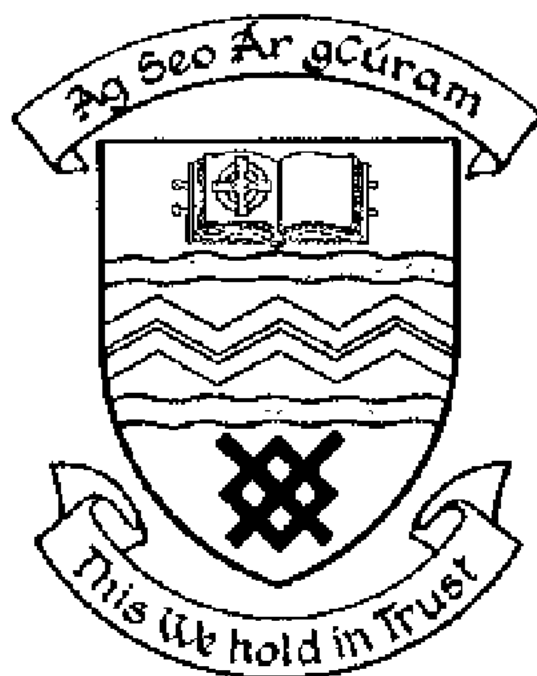
- 13 Before the development is commenced the developer shall lodge with South Dublin County Council an approved Insurance Company Bond or cash in the sum of £15,000 (fifteen thousand pounds) to secure the satisfactory completion of services kerbs, grass margins and footpaths to taking in charge standards.

**REASON:**

To ensure that a ready sanction may be available to ensure the provision of services and prevent disamenity in the development.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.

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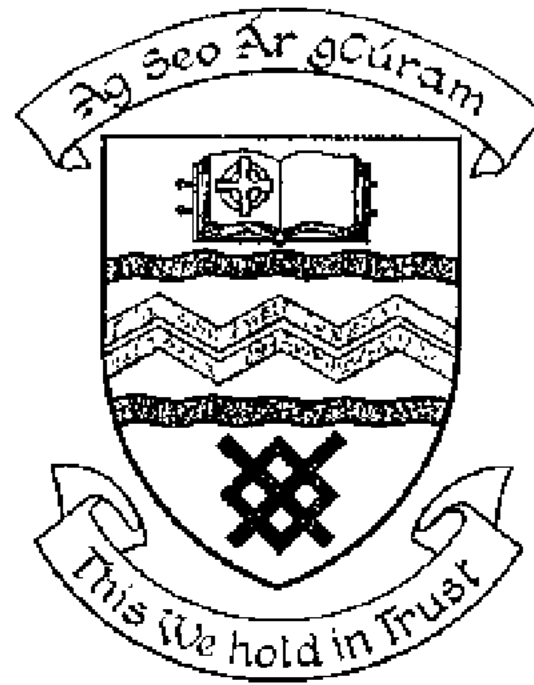
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- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.
- (4) Free Standing Walls must 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.

 ..... 19 November 1998  
for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 2003	Date of Decision 02/10/98
Register Reference S98A/0489	Date 16th July 1998

**Applicant** SIAC Construction Ltd.,  
**App. Type** Permission  
**Development** Warehouse and ancillary offices with access from Barney's Lane via an estate road which is subject to Planning Application Reg. Ref. S98A/0408.  
  
**Location** Baldonnell Business Campus, Barney's Lane, Brownsbarn, Co. Dublin.

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 09/10/98

Yours faithfully

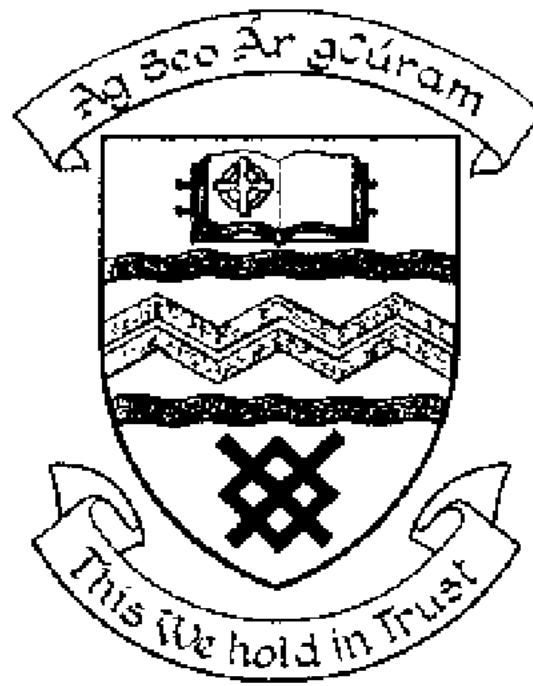
..... 02/10/98  
for SENIOR ADMINISTRATIVE OFFICER

Collen Project Management,  
East Wall,  
Dublin 3.

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

Decision Order Number 1842	Date of Decision 15/09/98
Register Reference S98A/0489	Date 16th July 1998

**Applicant** SIAC Construction Ltd.,  
**App. Type** Permission  
**Development** Warehouse and ancillary offices with access from Barney's Lane via an estate road which is subject to Planning Application Reg. Ref. S98A/0408.  
**Location** Baldonnell Business Campus, Barney's Lane, Brownsbarn, Co. Dublin.

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 07/10/98

Yours faithfully

*LA*

..... 15/09/98  
for SENIOR ADMINISTRATIVE OFFICER

Collen Project Management,  
East Wall,  
Dublin 3.