

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S98A/0218	
1. Location	on lands in Gibbons and Fortunestown, Tallaght, Dublin 24.		
2. Development	Two no. warehouse facilities, each to be constructed in two phases consisting of single storey warehouse buildings with two storey ancillary offices, each facility having an overall floor area of 9290 M2. The development which is on a site of Circa 12.6 acres is located on lands in Gibbons and Fortunestown, Tallaght, Dublin 24 and will include all associated site works. Car parking, delivery yards, site services and access road. This access road is a realignment of previously permitted site development works. (Reg. Ref. 92A/2022) and connects with the roundabout access off the North-South Distributor Road connecting the Nass Road (N7) and the Blessington Road (N8).		
3. Date of Application	13/05/98	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 09/07/98  2.	1.  2.
4. Submitted by	Name: Brian O'Halloran & Associates, Address: 23 Herbert Place, Dublin 2.		
5. Applicant	Name: Place Properties Limited Address: C/O Davy Hickey Properties, 27 Dawson Street, Dublin 2.		
6. Decision	O.C.M. No. 1360  Date 09/07/98	Effect FI REQUEST ADDITIONAL INFORMATION	
7. Grant	O.C.M. No.  Date	Effect	

8.	Appeal Notified		
9.	Appeal Decision		
10. Material Contravention			
11.	Enforcement 0	Compensation 0	Purchase Notice 0
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.

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

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

Decision Order Number 1360	Date of Decision 09/07/98
Register Reference S98A/0218	Date 9th April 1998

**Applicant  
Development**

Place Properties Limited

Two no. warehouse facilities, each to be constructed in two phases consisting of single storey warehouse buildings with two storey ancillary offices, each facility having an overall floor area of 9290 M2. The development which is on a site of Circa 12.6 acres is located on lands in Gibbons and Fortunestown, Tallaght, Dublin 24 and will include all associated site works. Car parking, delivery yards, site services and access road. This access road is a realignment of previously permitted site development works. (Reg. Ref. 92A/2022) and connects with the roundabout access off the North-South Distributor Road connecting the Nass Road (N7) and the Blessington Road (N8).

**Location**

on lands in Gibbons and Fortunestown, Tallaght, Dublin 24.

**App. Type**

Permission

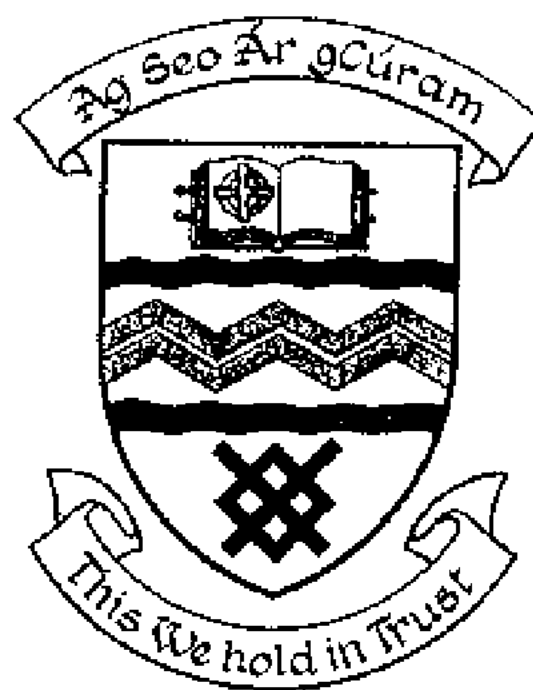
Dear Sir/Madam,

With reference to your planning application, received on 09/04/98 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 indicate why the proposed industrial development has encroached by 40m on lands to the north zoned 'To provide for new residential communities in accordance with approved action area plans in the 1993 Dublin County Development Plan. The applicant should note that there is no Action Area Plan for these lands in existence.

Brian O'Halloran & Associates,  
23 Herbert Place,  
Dublin 2.

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- 2 Notwithstanding the 15ha. threshold limit for industrial estate developments requiring an Environmental Impact Statement as set down in the EC (Environmental Impact Assessment) Regulations, 1989 and 1994, the Planning Authority is of the opinion that an E.I.S should be submitted for the entire 40.55ha. area zoned for industrial use (of which area this site forms part) as set down at Article 26(1) of the Local Government (Planning and Development) Regulations, 1994. The applicant should note that planning permission Ref. 92A/2022 has expired and cannot be extended as substantial works under that permission have not been carried out.
- 3 The applicant is requested to comment on the affect the proposed warehouses would have on lands zoned for housing development to the north of the site given the height of the structures at 14m and a set-back of only 18m from the boundary. It may be necessary to reduce the height of the warehouses and/or reposition them on site.
- 4 The applicant is requested to submit detailed proposals to include section and elevation drawings of all boundary treatments. The applicant should note that palisade fencing is not acceptable on either the northern or southern boundaries of the site.
- 5 The applicant is requested to submit samples or colour brochures for all external finishes to units.
- 6 The applicant is requested to submit full details of proposed attenuation ponds including invert levels, outlet control structure, and overflow weir etc. The applicant

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shall submit design calculations for the volumes of runoff  
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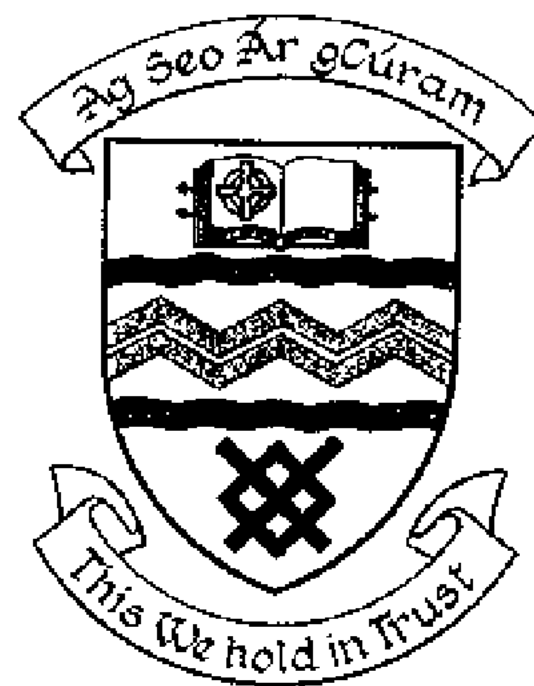
- 7 The applicant is requested to submit a watermain layout drawing to indicate proposed watermain sizes, valve, meter and hydrant layout and proposed point(s) of connection to existing watermains.

Signed on behalf of South Dublin County Council

.....  
for Senior Administrative Officer

09/07/98

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

Decision Order Number 1360	Date of Decision 09/07/98
Register Reference S98A/0218	Date 9th April 1998

**Applicant  
Development**

Place Properties Limited  
Two no. warehouse facilities, each to be constructed in two phases consisting of single storey warehouse buildings with two storey ancillary offices, each facility having an overall floor area of 9290 M2. The development which is on a site of Circa 12.6 acres is located on lands in Gibbons and Fortunestown, Tallaght, Dublin 24 and will include all associated site works. Car parking, delivery yards, site services and access road. This access road is a realignment of previously permitted site development works. (Reg. Ref. 92A/2022) and connects with the roundabout access off the North-South Distributor Road connecting the Nass Road (N7) and the Blessington Road (N8).

**Location** on lands in Gibbons and Fortunestown, Tallaght, Dublin 24.

**App. Type** Permission

Dear Sir/Madam,

With reference to your planning application, received on 09/04/98 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:

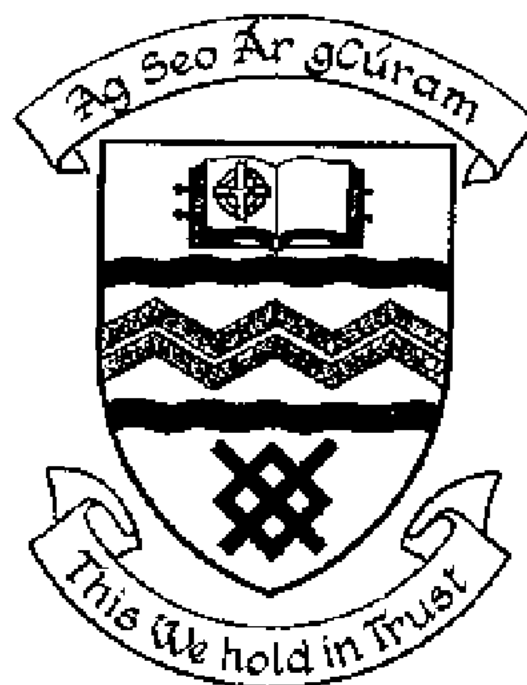
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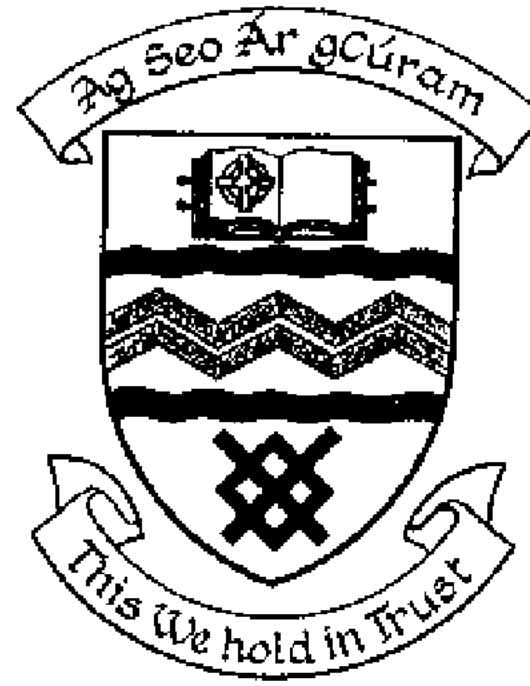
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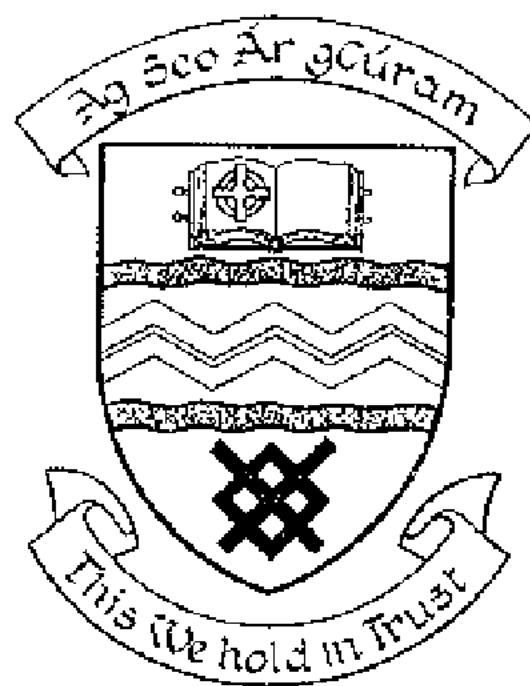
Signed on behalf of South Dublin County Council

.....  
for Senior Administrative Officer

09/07/98



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

Order Number 0850	Date of Order 01/05/98
Register Reference S98A/0218	Date 9th April 1998

**Applicant** Place Properties Limited

**Development** Two no. warehouse facilities, each to be constructed in two phases consisting of single storey warehouse buildings with two storey ancillary offices, each facility having an overall floor area of 9290 M2. The development which is on a site of circa 12.6 acres is located on lands in Gibbons and Fortunestown, Tallaght, Dublin 24 and will include all associated site works. Car parking, delivery yards, site services and access road. This access road is a realignment of previously permitted site development works. (Reg. Ref. 92A/2022) and connects with the roundabout access off the North-South Distributor Road connecting the Nass Road (N7) and the Blessington Road (N8).

**Location** on lands in Gibbons and Fortunestown, Tallaght, Dublin 24.

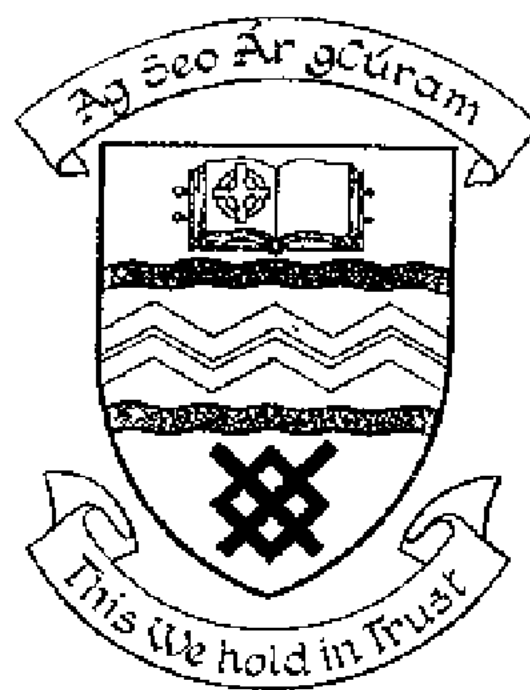
Dear Sir/Madam,

An inspection carried out on 28/04/98 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

Brian O'Halloran & Associates,  
23 Herbert Place,  
Dublin 2.

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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.
  - (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,

.....DC.....  
for Senior Administrative Officer.

05/05/98