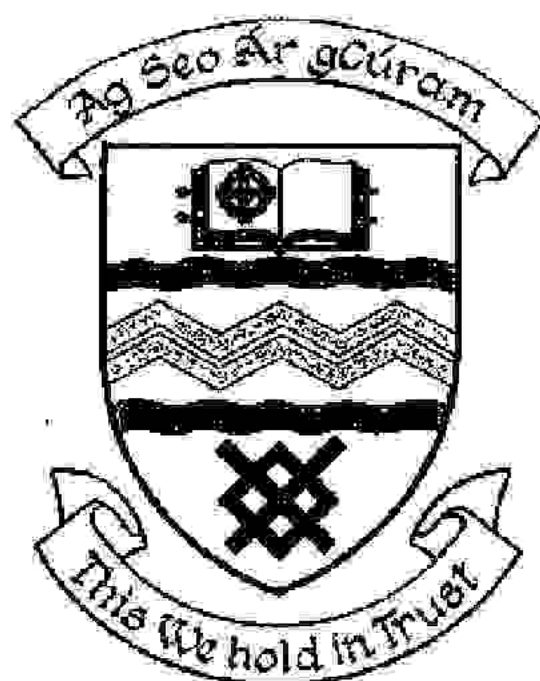


REG REF. S97A/0845 SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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

Telefon: 01-462 0000
Facs: 01-462 0104



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

Telephone: 01-462 0000
Fax: 01-462 0104

Eamonn Weber Architect,
26 Aranleigh Mount,
Rathfarnham,
Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0752	Date of Final Grant 22/04/98
Decision Order Number 0340	Date of Decision 20/02/98
Register Reference S97A/0845	Date 24th December 1997

Applicant Mr. Liam Moore,

Development Reconstruction and relocation of existing motor service garage including additional floor area to provide 4 no. self contained motor service garages.

Location The Compound, Limekiln Lane, Greenhills, Dublin 12.

Floor Area 369.210 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (11) conditions.

REG. REF. S97A/0845 SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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

Telefon: 01-462 0000
Facs: 01-462 0104



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

Telephone: 01-462 0000
Fax: 01-462 0104

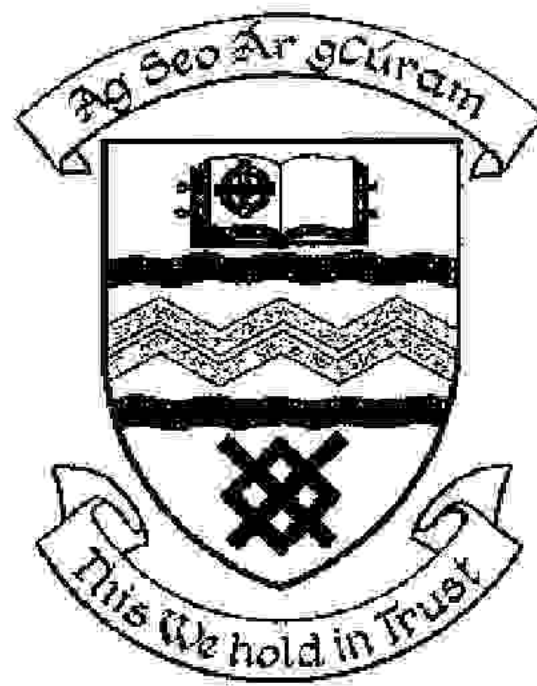
Conditions and Reasons

- 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 all requirements of the Environmental Services Department in respect of drainage and water supply be ascertained and strictly adhered to in the development.
REASON:
In order to comply with the Sanitary Services Acts, 1878 - 1964.
- 5 That where the development is within a distance of 5m from adjacent public sewers or water supply the foundations shall be constructed below invert level of these adjacent pipes.
REASON:
In the interest of the proper planning and development of the area.
- 6 That 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:

REG REF. S97A/0845 SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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

Telefon: 01-462 0000
Facs: 01-462 0104



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

Telephone: 01-462 0000
Fax: 01-462 0104

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

- 7 That the proposed garage shall not be used for the servicing
of heavy vehicles.

REASON:

In the interest of residential amenity.

- 8 In respect of boundary treatment the following shall apply:-

- a) railings to be of solid steel bars, (Palisade
fencing is not permitted).
- b) external boundary wall to be faced/dashed with
maintenance free materials.

REASON:

In the interest of visual amenity.

- 9 In respect of signage the following shall apply:-

- a) all existing signage shall be removed save as may be
retained under the provisions of the Local
Government (Planning and Development) Regulations
1994 and as amended.
- b) all signage constituting exempted development shall
be of a unified design.
- c) all signage constituting exempted development which
it is intended to attach to the premises shall be
below eaves level.
- d) all signage constituting exempted development which
it is intended to attach to the external boundary
wall shall be located on the entrance piers only
unless otherwise agreed in writing with the Planning
Authority.
- e) all other signage shall require a grant of
permission by the Planning Authority or An Bord
Pleanála on appeal.

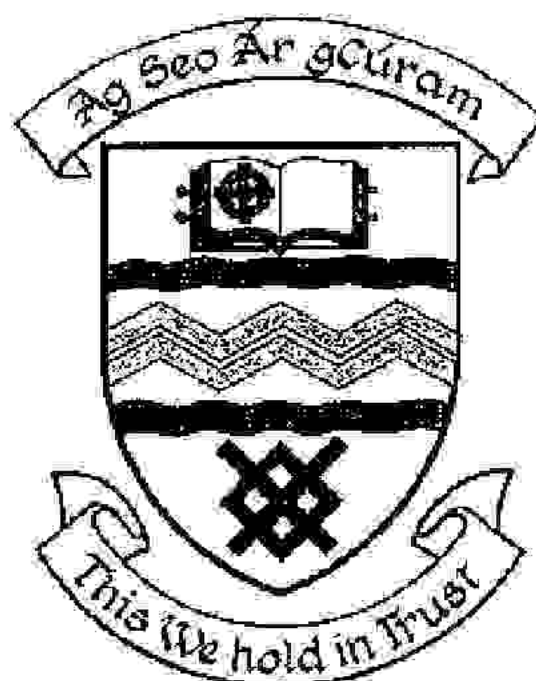
REASON:

In the interest of orderly development and in the interest
of residential amenity.

REG. REF. S97A/0845 SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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

Telefon: 01-462 0000
Facs: 01-462 0104



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

Telephone: 01-462 0000
Fax: 01-462 0104

- 10 The noise level from the relocated activities to the proposed development shall not exceed the background level by 10 dB(A) by day or 5dB(A) by night and shall not contain any pure tones.

REASON:

In the interest of residential amenity.


- 11 That a financial contribution in the sum of £2,987 (two thousand nine hundred and eighty seven 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.

- (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.


..... 23 April 1998
for SENIOR ADMINISTRATIVE OFFICER