

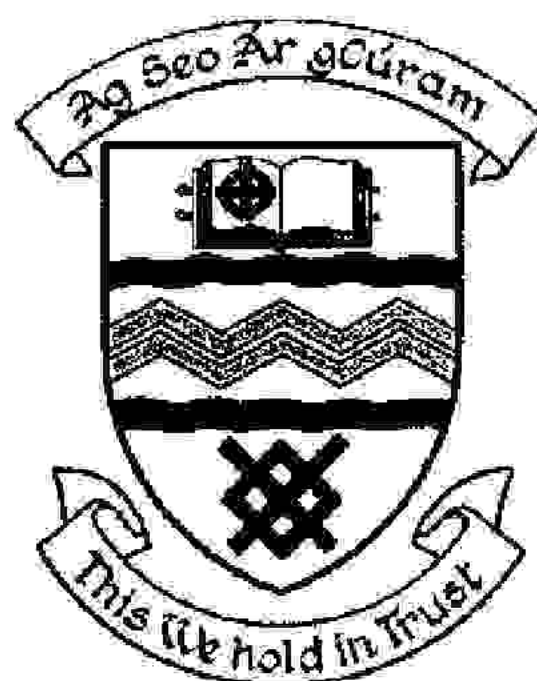
	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0715	
1. Location	Nangor Road Business Park, Gallanstown, New Nangor-Fox and Geese Road, Clondalkin, Dublin 22.		
2. Development	Alterations to previously approved Units B1 and B3, and to re-locate ESB substation.		
3. Date of Application	04/11/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: David Madden & Associates, Address: 4 Merrion Square, Dublin 2.		
5. Applicant	Name: Holsten Property Co., Address: 4 Merrion Square, Dublin 2.		
6. Decision	O.C.M. No. 0047 Date 14/01/98	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0373 Date 27/02/98	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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David Madden & Associates,
4 Merrion Square,
Dublin 2.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0373	Date of Final Grant 27/02/98
Decision Order Number 0047	Date of Decision 14/01/98
Register Reference S97A/0715	Date 4th November 1997

Applicant Holsten Property Co.,

Development Alterations to previously approved Units B1 and B3, and to re-locate ESB substation.

Location Nangor Road Business Park, Gallanstown, New Nangor-Fox and Geese Road, Clondalkin, Dublin 22.

Floor Area 10780.000 Sq Metres

Time extension(s) up to and including 15/01/98

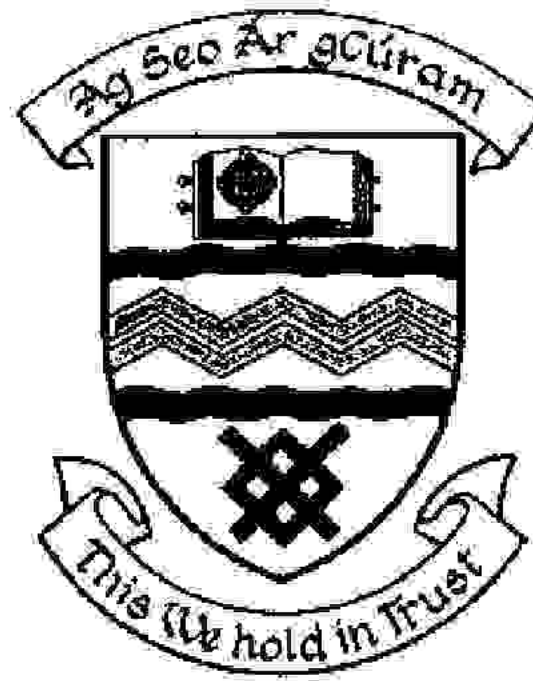
Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (8) 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 and as amended by unsolicited additional information received on 22nd December 1997 and shall otherwise accord with the conditions attached to permission granted under Register Reference S97A/0168, 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 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.

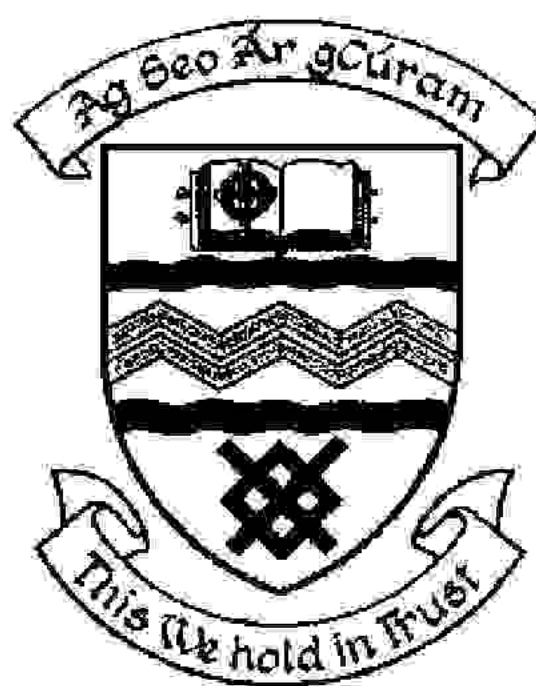
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the South Dublin County Council.
REASON:
 In order to comply with the Sanitary Services Acts, 1878 - 1964.

- 4 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.

- 5 That the materials and finish of the proposed ESB sub station shall harmonise with approved buildings on site.
REASON:
 In the interest of the proper planning and development of the area.

- 6 That the arrangements made with regard to the payment of the financial contribution in the sum of £39,000 (thirty nine thousand pounds) in respect of the overall development, as required by Condition No. 22 of planning permission granted under Reg. Ref. S97A/0168 be strictly adhered to in respect

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of this proposal.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the development should contribute towards the cost of providing the services.

7

That the arrangements made with regard to the payment of the financial contribution in the sum of £65,000 (sixty five thousand pounds) in respect of the overall development, as required by Condition No. 23 of planning permission granted under Reg. Ref. S97A/0168 be strictly adhered to in respect of this proposal.

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.

8

That arrangements made with regard to the lodgement of security assessed at a Bond or Letter of Guarantee from an approved company in the sum of £104,000 (one hundred and four thousand pounds) or a Cash Lodgement in the sum of £65,000 (sixty five thousand pounds) as required by Condition No. 24 of planning permission granted under Reg. Ref. S97A/0168; be strictly adhered to in respect of this proposal.

REASON:

To ensure that a ready sanction may be available to the Council to induce 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.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.

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-
- (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.

 27 February 1998
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 0047	Date of Decision 14/01/98
Register Reference S97A/0715	Date 4th November 1997

Applicant Holsten Property Co.,

Development Alterations to previously approved Units B1 and B3, and to re-locate ESB substation.

Location Nangor Road Business Park, Gallanstown, New Nangor-Fox and Geese Road, Clondalkin, Dublin 22.

Floor Area Sq Metres

Time extension(s) up to and including 15/01/98

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

.....
for SENIOR ADMINISTRATIVE OFFICER

14/01/98

David Madden & Associates,
4 Merrion Square,
Dublin 2.

**SOUTH DUBLIN COUNTY COUNCIL
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REG REF: S97A/0715



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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 and as amended by unsolicited additional information received on 22nd December 1997 and shall otherwise accord with the conditions attached to permission granted under Register Reference S97A/0168, 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 prior to commencement of development the requirements of the Principal Environmental Health Officer be ascertained and strictly adhered to in the development.
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- 3 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.
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REASON:
In the interest of the proper planning and development of the area.

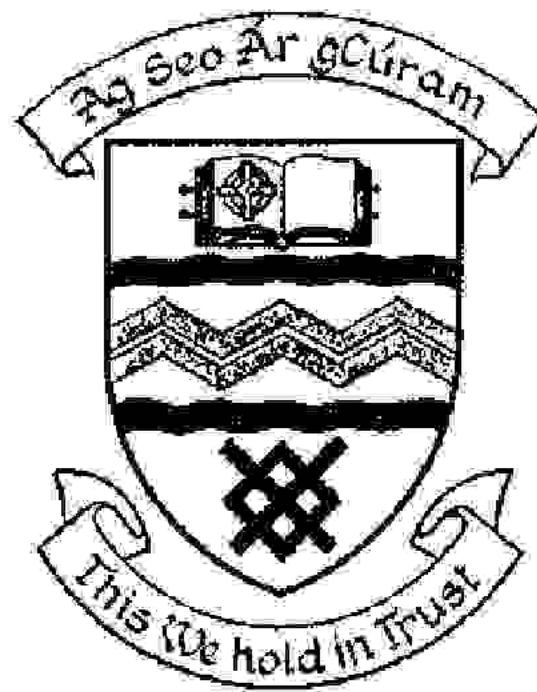
- 5 That the materials and finish of the proposed ESB sub station shall harmonise with approved buildings on site.
REASON:

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REG. REF. S97A/0715



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

- 6 That the arrangements made with regard to the payment of the financial contribution in the sum of £39,000 (thirty nine thousand pounds) in respect of the overall development, as required by Condition No. 22 of planning permission granted under Reg. Ref. S97A/0168 be strictly adhered to in respect of this proposal.

REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the development should contribute towards the cost of providing the services.

- 7 That the arrangements made with regard to the payment of the financial contribution in the sum of £65,000 (sixty five thousand pounds) in respect of the overall development, as required by Condition No. 23 of planning permission granted under Reg. Ref. S97A/0168 be strictly adhered to in respect of this proposal.

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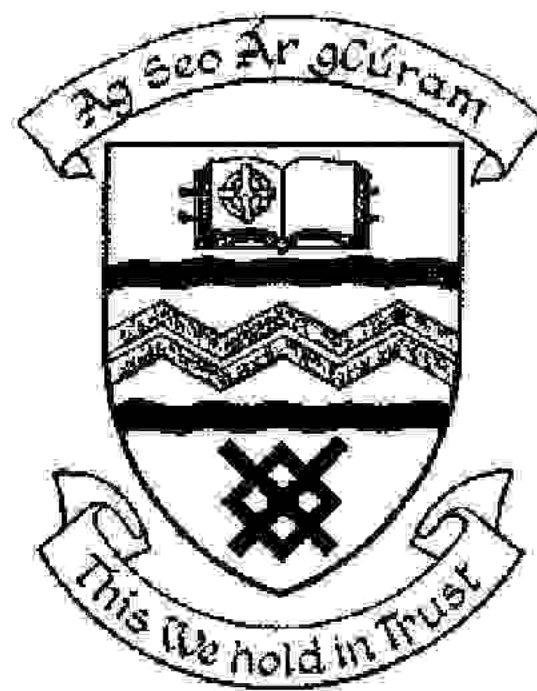
REASON:

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

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

Decision Order Number 4290	Date of Decision 15/12/97
Register Reference S97A/0715	Date 4th November 1997

Applicant Holsten Property Co.,
App. Type Permission
Development Alterations to previously approved Units B1 and B3, and to re-locate ESB substation.

Location Nangor Road Business Park, Gallanstown, New Nangor-Fox and Geese Road, Clondalkin, Dublin 22.

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 15/01/98

Yours faithfully

.....
for SENIOR ADMINISTRATIVE OFFICER

16/12/97

David Madden & Associates,
4 Merrion Square,
Dublin 2.