

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0639
1. Location	Site bounded by Naas dual carriageway, Saggart Road and Citywest Golf Club, Saggart, Co. Dublin.	
2. Development	Relocation of entrance gates and provision of E.S.B. sub-station to previously approved development, Reg. No. S95A/0477, Decision Order No. 0598.	
3. Date of Application	01/10/97	Date Further Particulars (a) Requested (b) Received
3a. Type of Application	Permission	1. 15/10/97 2. 1. 09/12/97 2.
4. Submitted by	Name: Project Architects, Address: Fleming Court, Fleming's Place,	
5. Applicant	Name: H.S.S. Ltd., Address: Keatings Park, Rathcoole, Co. Dublin.	
6. Decision	O.C.M. No. 0226 Date 05/02/98	Effect AP GRANT PERMISSION
7. Grant	O.C.M. No. 0480 Date 19/03/98	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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Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

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

Telephone: 01-462 0000
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Project Architects,
Fleming Court,
Fleming's Place,
Dublin 4.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0480	Date of Final Grant 19/03/98
Decision Order Number 0226	Date of Decision 05/02/98
Register Reference S97A/0639	Date 9th December 1997

Applicant H.S.S. Ltd.,

Development Relocation of entrance gates and provision of E.S.B. sub-station to previously approved development, Reg. No. S95A/0477, Decision Order No. 0598.

Location Site bounded by Naas dual carriageway, Saggart Road and Citywest Golf Club, Saggart, Co. Dublin.

Floor Area 14,000 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 15/10/97 /09/12/97

A Permission has been granted for the development described above,
subject to the following (9) 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 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.
- 3 All surface water shall be discharged to watercourses or soakways and shall not be discharged onto the public road.
REASON:
 In the interest of public health.
- 4 Vision splays of 60m in either direction at the new entrance shall be available from a point 3.0m back from the edge of the carriageway for vehicles exiting from the site.
REASON:
 In the interest of traffic safety.
- 5 Prior to first occupation of any of the seven blocks on this site, the temporary site works access to the north of the existing recessed entrance shall be closed up permanently and the hedgerow reinstated.
REASON:
 In the interest of traffic safety and visual amenity.
- 6 That the arrangements made with regard to the payment of the financial contribution in the sum of £46,510 (forty six thousand five hundred and ten pounds) in respect of the overall development, as required by Condition No. 13 of planning permission granted under Reg. Ref. S95A/0477 be strictly adhered to in respect of this proposal.
REASON:

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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 £1,627 (one thousand six hundred and twenty seven pounds) in respect of the overall development, as required by Condition No. 8 of planning permission granted under Reg. Ref. S97A/0638 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.

- 8 That the arrangements made with regard to the payment of the financial contribution in the sum of £21,000 (twenty one thousand pounds) in respect of the overall development, as required by Condition No. 15 of planning permission granted under Reg. Ref. S95A/0477 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.

- 9 That the arrangements made with regard to the payment of the financial contribution in the sum of £1,736 (one thousand seven hundred and thirty six pounds) in respect of the overall development, as required by Condition No. 9 of planning permission granted under Reg. Ref. S97A/0638 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.

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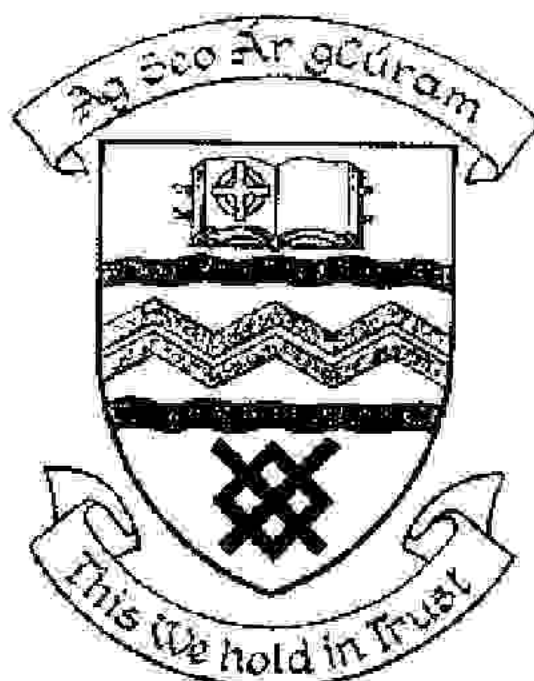
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- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety 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.

.....*[Signature]*.....*[Signature]* March 1998
for SENIOR ADMINISTRATIVE OFFICER

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

Order Number 2047	Date of Order 15/10/97
Register Reference S97A/0639	Date 1st October 1997

Applicant H.S.S. Ltd.,

Development Relocation of entrance gates and provision of E.S.B. sub-station to previously approved development, Reg. No. S95A/0477, Decision Order No. 0598.

Location Site bounded by Naas dual carriageway, Saggart Road and Citywest Golf Club, Saggart, Co. Dublin.

Dear Sir/Madam,

An inspection carried out on 09/10/97 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 the 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

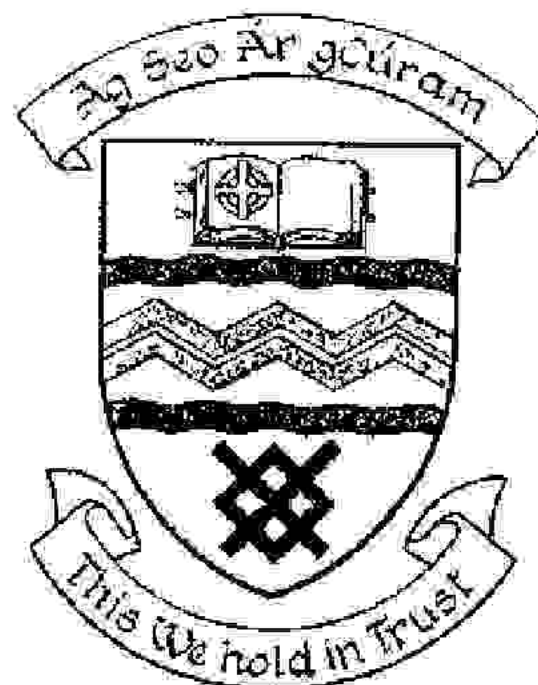
The notice must be maintained in position for at least one month and must fulfill the following conditions:-

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

Project Architects,
Fleming Court,
Fleming's Place,
Dublin 4.

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REG REF. S97A/0639

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- (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,

.....
for Senior Administrative Officer.

15/10/97