

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S97A/0543	
1. Location	Unnamed Estate Road, off Turnpike Road, Ballymount, Dublin 22.		
2. Development	Warehouse extension and new entrance to existing premises.		
3. Date of Application	25/08/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 11/09/97 2.	1. 22/09/97 2.
4. Submitted by	Name: Colleen Project Management, Address: East Wall Road, Dublin 3.		
5. Applicant	Name: Reynolds Systems (Ireland) Ltd., Address: Unnamed Estate Road, off Turnpike Road, Ballymount, Dublin 22.		
6. Decision	O.C.M. No. 4119  Date 20/11/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No.  Date	Effect AP GRANT PERMISSION	
8. Appeal Lodged	15/12/97	Written Representations	
9. Appeal Decision	07/04/98	To Amend Condition(s)	
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.	

# AN BORD PLEANÁLA

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

County South Dublin

Planning Register Reference Number: S97A/0543

APPEAL by Reynolds Systems (Ireland) Limited care of Collen Project Management of East Wall, Dublin against the decision made on the 20th day of November, 1997 by the Council of the County of South Dublin to grant subject to conditions a permission for development comprising warehouse extension and new entrance to existing premises at Unnamed Estate Road, off Turnpike Road, Ballymun, County Dublin in accordance with plans and particulars lodged with the said Council:

**WHEREAS** the said appeal relates only to conditions numbers 3 and 10 subject to which the decision was made:

**AND WHEREAS** the Board is satisfied, having regard to the nature of the said conditions, that the determination by the Board of the relevant application as if it had been made to it in the first instance would not be warranted:

**NOW THEREFORE** An Bord Pleanála, in exercise of the powers conferred on it by subsection (1) of section 15 of the Local Government (Planning and Development) Act, 1992, hereby directs the said Council to amend conditions numbers 3 and 10 so that they shall be as follows for the reasons set out:

3. Prior to the commencement of development, the developer shall pay the sum of £6,297 (six thousand two hundred and ninety seven pounds) (updated at the time of payment in accordance with changes in the Wholesale Price Index - Building and Construction (Capital Goods), published by the Central Statistics Office) to the planning authority as a contribution towards expenditure that was and/or that is proposed to be incurred by the planning authority in respect of the provision of a public water supply and sewerage facilities facilitating the proposed development.

In the case of expenditure that is proposed to be incurred, the requirement to pay this contribution is subject to the provisions of section 26(2)(h) of the Local Government (Planning and Development) Act, 1963 generally, and in particular, the specified period for the purposes of paragraph (h) shall be the period of seven years from the date of this order.

**Reason:** It is considered reasonable that the developer should contribute towards the expenditure that was and/or that is proposed to be incurred by the planning authority in respect of works facilitating the proposed development.





**SOUTH DUBLIN COUNTY COUNCIL  
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



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**NOTIFICATION OF DECISION TO GRANT PERMISSION  
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993**

<b>Decision Order Number 4119</b>	<b>Date of Decision 20/11/97</b>
<b>Register Reference S97A/0543</b>	<b>Date 25th August 1997</b>

**Applicant** Reynolds Systems (Ireland) Ltd.,  
**Development** Warehouse extension and new entrance to existing premises.  
**Location** Unnamed Estate Road, off Turnpike Road, Ballymount,  
Dublin 22.

**Floor Area** Sq Metres

**Time extension(s) up to and including**

**Additional Information Requested/Received** 11/09/97 /22/09/97

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

.....  
for **SENIOR ADMINISTRATIVE OFFICER**

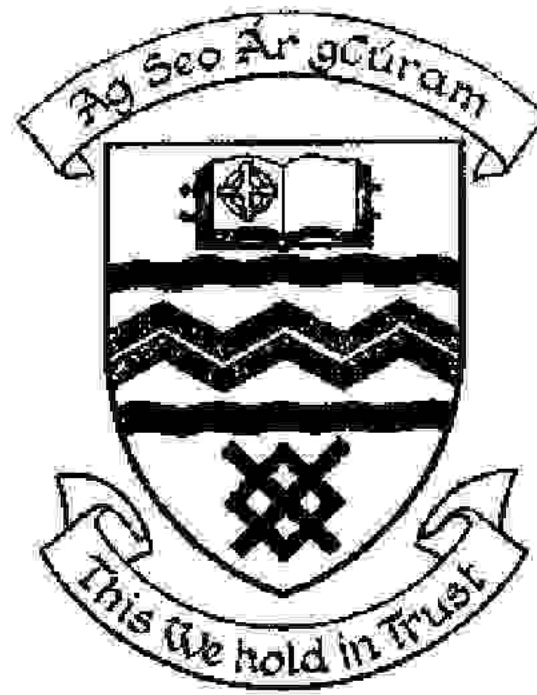
20/11/97

Collen Project Management,  
East Wall Road,  
Dublin 3.

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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 Vehicular access to be constructed to the requirements the Planning Authority.  
REASON:  
In the interest of the proper planning and development of the area.
- 3 That a financial contribution in the sum of £6,297 (six thousand two hundred and ninety 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.
- 4 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.



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- 5 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 and in this regard:-

- . applicant to submit full details of proposed surface water drainage system including pipe gradients, cover and invert level and a longitudinal section up to and including connection to public area.

- . applicant to submit design calculations for surface water drainage to show that existing pipework has sufficient capacity to cater for extension.

- . All details to be submitted for written agreement with the Planning Authority

REASON:

In order to comply with the Sanitary Services Acts, 1878 - 1964.

- 6 That no industrial effluent be permitted without prior approval from Planning Authority.

REASON:

In the interest of health.

- 7 That off-street car parking facilities and parking for trucks be provided in accordance with the Development Plan Standards and in this regard provisions shall be made for an additional 16 car park spaces within the site.

REASON:

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

- 8 That details of landscaping and boundary treatment be submitted to and approved by the Planning Authority and work thereon completed prior to occupation of units.

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**REASON:**

In the interest of amenity.

- 9 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.

- 10 That a financial contribution in the sum of money equivalent to the value of £11,500 (eleven thousand five hundred 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.