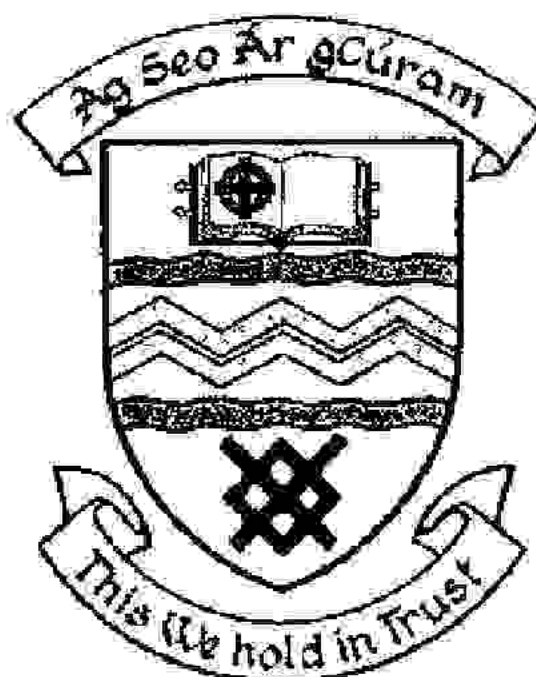


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0419	
1. Location	Spicer Ltd, Broomhill Business Park, Broomhill Road, Tallaght, Dublin 24		
2. Development	Relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally.		
3. Date of Application	30/06/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 30/07/97 2.	1. 01/08/97 2.
4. Submitted by	Name: Lewis and Hickey Martin Ltd Address: 54 Fitzwilliam Square Dublin 2		
5. Applicant	Name: Stortford Interior Ltd Address: Plunkett Chambers, 21/23 Oliver Plunkett St., Cork.		
6. Decision	O.C.M. No. 1942 Date 26/09/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0950 Date 08/05/98	Effect AP GRANT PERMISSION	
8. Appeal Lodged	24/10/97	Written Representations	
9. Appeal Decision	22/04/98	Attach Condition(s) & 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.			

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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Baile Átha Cliath 24

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**PLANNING
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Dublin 24

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Lewis and Hickey Martin Ltd
54 Fitzwilliam Square
Dublin 2

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0950	Date of Final Grant 08/05/98
Decision Order Number 1942	Date of Decision 26/09/97
Register Reference S97A/0419	Date 1st August 1997

Applicant Stortford Interior Ltd

Development Relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally.

Location Spicer Ltd, Broomhill Business Park, Broomhill Road, Tallaght, Dublin 24

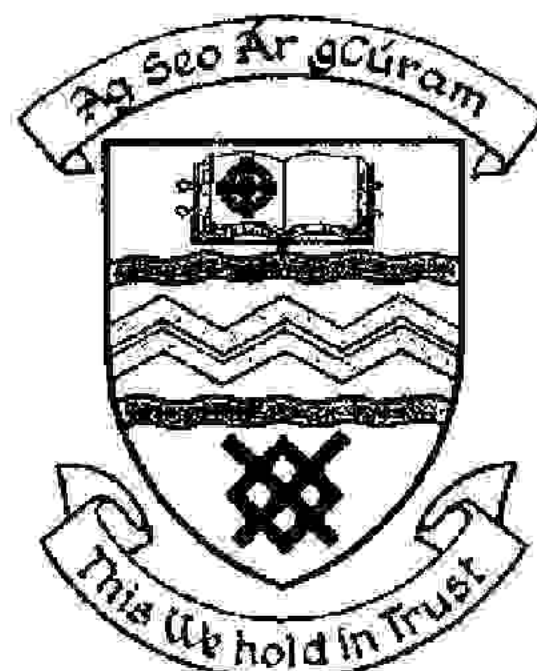
Floor Area 2563.000 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 30/07/97 /01/08/97

A Permission has been granted for the development described above,
subject to the following (5) Conditions.

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Conditions and Reasons

- 1 As amended by Order of An Bord Pleanála dated 22nd April, 1998, Ref. PL 06S.104427

Prior to the commencement of development, the developer shall pay the sum of £1,800 (one thousand, eight hundred 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 road improvement works and traffic management 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.

- 2 As amended by Order of An Bord Pleanála dated 22nd April, 1998 Ref. PL 06S.104427.

Prior to commencement of development, the developer shall pay the sum of £2,730 (two thousand, seven hundred and thirty 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

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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.

- 3 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.

- 4 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanala on appeal.

REASON:

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

- 5 As attached by Order of An Bord Pleanala dated 22nd April, 1998 Ref. PL 06S.104427.

Provision shall be made for 9 extra car-parking spaces within the curtilage of the site.

REASON:

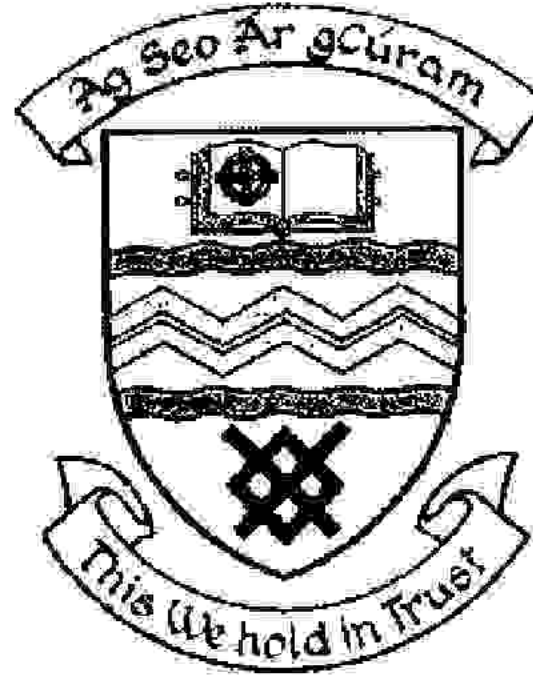
In the interest of traffic safety and proper planning and development.

- (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.

 6 June 1998
for SENIOR ADMINISTRATIVE OFFICER

P/1043/98

Comhairle Chontae Atha Cliath Theas

Record of Executive Business and Manager's Orders

Register Reference: S97A/0419.

Applicant: Stortford Interiors Limited.

Development: Relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally.

Location: Spicer Limited, Broomhill Business Park, Broomhill Road, Tallaght, Dublin 24.

Agent: Lewis & Hickey Martin Limited, 54 Fitzwilliam Square, Dublin 2.

Application Type: Permission.

A decision to grant permission issued on 26th September 1997 in respect of the above application. A Final Grant issued on 6th November 1997 on foot of Manager's Order P/3096/97 dated 6th November 1997.

A letter of notification of an appeal against Conditions was subsequently received from An Bord Pleanala dated 4th November 1997.

The Grant of Permission by Order P/3096/97 is therefore null and void.

Notification of the decision of An Bord Pleanala to attach and amend conditions dated 22nd April 1998 was received by the Council on 24th April 1998.

I recommend that the applicant be advised that the Notification of Grant of Permission issued on 6th November 1997 is now rendered null and void and that a new Notification of Grant of Permission with the attached/amended Conditions as per decision of An Bord Pleanala be issued.

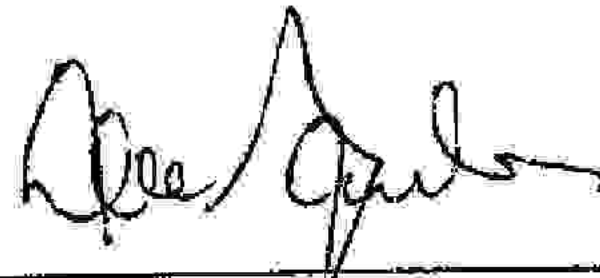

ADMINISTRATIVE OFFICER.

Comhairle Chontae Atha Cliath Theas

Record of Executive Business and Manager's Orders

ORDER: That the applicant be advised that the Notification of Grant of Permission in respect of the relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally at Spicer Limited, Broomhill Business Park, Broomhill Road, Tallaght issued to Lewis and Hickey Martin Limited on behalf of Stortford Interiors Limited on 6th November 1997 is rendered null and void and that a new Notification of Grant of Permission with the attached/amended conditions as per decision of An Bord Pleanála dated 22nd April 1998 be issued.

Date: 27th May 1998.



SENIOR ADMINISTRATIVE OFFICER.

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1998

County South Dublin

Planning Register Reference Number: S97A/0419

APPEAL by Stortford Interiors Limited care of Lewis and Hickey Martin Limited against the decision made on the 26th day of September, 1997 by the Council of the County of South Dublin to grant subject to conditions a permission for the relocation of existing trade entrance and canopy and the forming of two new mezzanine floors internally at Spicers Limited, Broomhill Business Park, Broomhill Road, Tallaght, Dublin in accordance with plans and particulars lodged with the said Council:

WHEREAS the said appeal relates only to conditions numbers 1, 2 and 5 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 attach the said condition number 5 and the reason therefor and to amend the said conditions numbers 1 and 2 so that they shall be as follows for the reasons set out:

1. Prior to the commencement of development, the developer shall pay the sum of £1,800 (one thousand eight hundred 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 road improvement works and traffic management facilitating the proposed development.

W

REG. REF. S97A/0419 SOUTH DUBLIN COUNTY COUNCIL
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Lewis and Hickey Martin Ltd
54 Fitzwilliam Square
Dublin 2

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 3096	Date of Final Grant 06/11/97
Decision Order Number 1942	Date of Decision 26/09/97
Register Reference S97A/0419	Date 1st August 1997

Applicant Stortford Interior Ltd

Development Relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally.

Location Spicer Ltd, Broomhill Business Park, Broomhill Road, Tallaght, Dublin 24

Floor Area 2563.000 Sq Metres

Time extension(s) up to and including

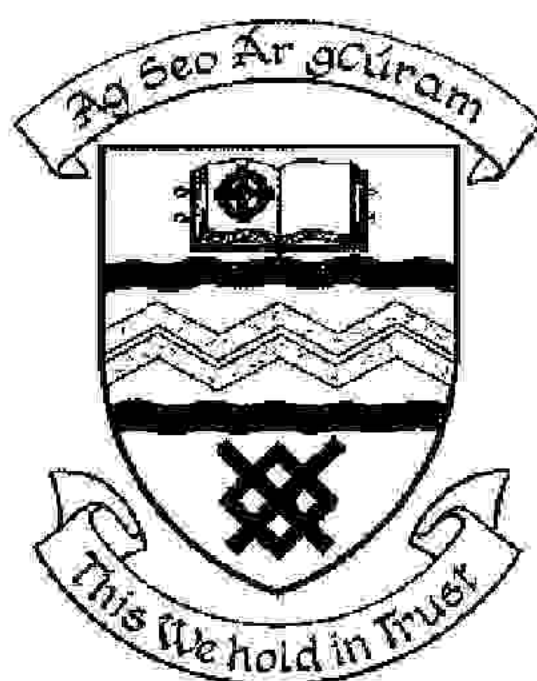
Additional Information Requested/Received 30/07/97 /01/08/97

A Permission has been granted for the development described above,
subject to the following (5) conditions.

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Conditions and Reasons

- 1 That a financial contribution in the sum of money equivalent to the value of £1,800 (one thousand eight 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.

- 2 That a financial contribution in the sum of £2,730 (two thousand seven hundred and thirty 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.

- 3 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:

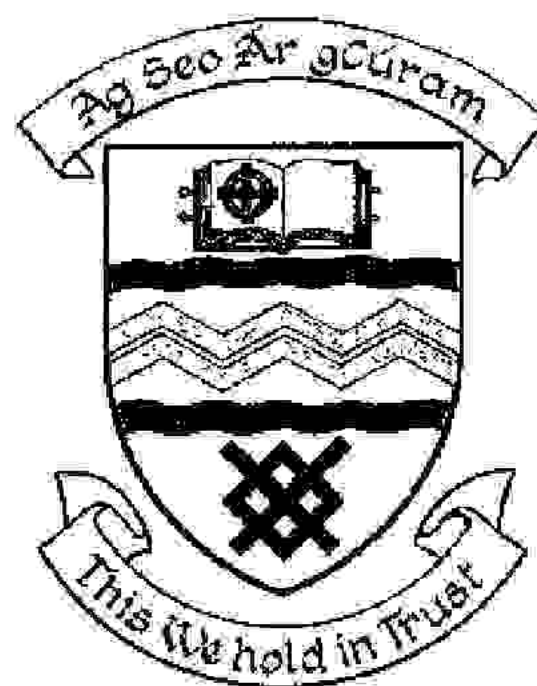
To ensure that the development shall be in accordance with the permission and that effective control be maintained.

- 4 That no advertising sign or structure be erected except those which are exempted development, without prior approval

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of Planning Authority or An Bord Pleanála on appeal.

REASON:

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

- 5 Provision shall be made for 9 extra car-parking spaces within the curtilage of the site.

REASON:

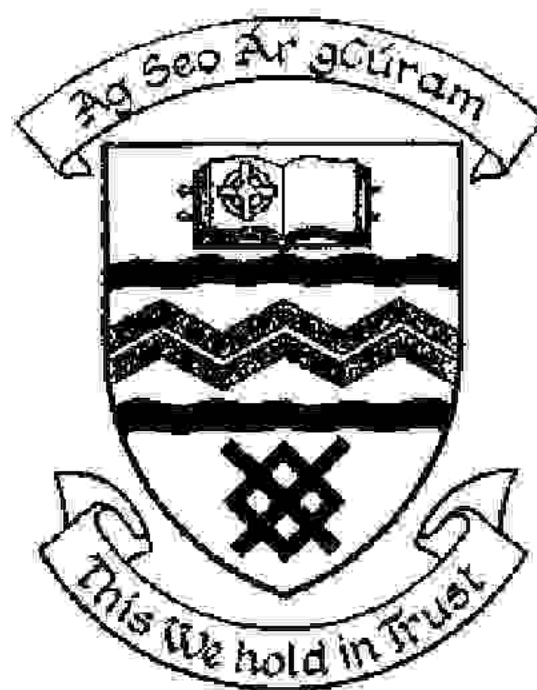
In the interest of traffic safety and proper planning and development.

- (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.
- (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.


..... 7. November 1997
for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 1942	Date of Decision 26/09/97
Register Reference S97A/0419	Date 30th June 1997

Applicant Stortford Interior Ltd

Development Relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally.

Location SpicersLtd, Broomhill Business Park, Broomhill Road,
Tallaght, Dublin 24

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 30/07/97 /01/08/97

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

.....
for **SENIOR ADMINISTRATIVE OFFICER** 26/09/97

Lewis and Hickey Martin Ltd
54 Fitzwilliam Square
Dublin 2

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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PLANNING
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Conditions and Reasons

- 1 That a financial contribution in the sum of money equivalent to the value of £1,800 (one thousand eight 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.

- 2 That a financial contribution in the sum of £2,730 (two thousand seven hundred and thirty 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.

- 3 The development to be carried out in its entirety in accordance with the plans, particulars and specifications

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REG. REF. S97A/0419

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.

- 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 Provision shall be made for 9 extra car-parking spaces within the curtilage of the site.

REASON:

In the interest of traffic safety and proper planning and development.

**SOUTH DUBLIN COUNTY COUNCIL
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Order Number 1534	Date of Order 30/07/97
Register Reference S97A/0419	Date 30th June 1997

Applicant Stortford Interior Ltd

Development Relocation of existing trade entrance, canopy and the forming of 2 new mezzanine floors internally.

Location Spicer Ltd, Broomhill Business Park, Broomhill Road, Tallaght, Dublin 24

Dear Sir/Madam,

An inspection carried out on 24.07.1997 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

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.

Lewis and Hickey Martin Ltd
54 Fitzwilliam Square
Dublin 2

SOUTH DUBLIN COUNTY COUNCIL
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REG REF. S97A/0419

- (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.

30/07/97