

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0158	
1. Location	J.F. Kennedy Road, Dublin 12.		
2. Development	Industrial units.		
3. Date of Application	21/03/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 19/05/97 2.	1. 30/05/97 2.
4. Submitted by	Name: Mark O'Reilly & Associates, Address: Greenmount House, Harolds Cross Road, Dublin 6W.		
5. Applicant	Name: M. Kearney, Address: J.F.K. House, Naas Road, Dublin 12.		
6. Decision	O.C.M. No. 1522 Date 28/07/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1839 Date 12/09/97	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.	

REG. REF. S97A/0158 SOUTH DUBLIN COUNTY COUNCIL
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Mark O'Reilly & Associates,
Greenmount House,
Harolds Cross Road,
Dublin 6W.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1839	Date of Final Grant 12/09/97
Decision Order Number 1522	Date of Decision 28/07/97
Register Reference S97A/0158	Date 30th May 1997

Applicant M. Kearney,

Development Industrial units.

Location J.F. Kennedy Road, Dublin 12.

Floor Area 2490.360 Sq Metres

Time extension(s) up to and including

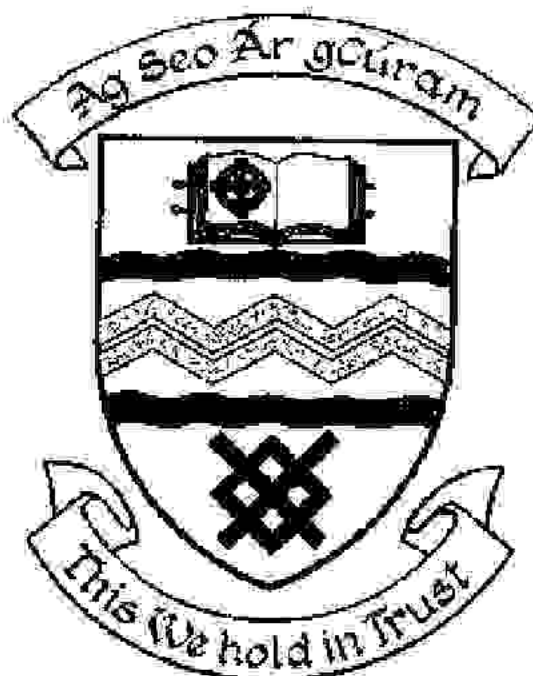
Additional Information Requested/Received 19/05/97 /30/05/97

A Permission has been granted for the development described above,
subject to the following (14) 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, as amended by additional information received on 30th May 1997, 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 Chief Fire Officer be ascertained and strictly adhered to in the development.
REASON:
In the interest of safety and the avoidance of fire hazard.
- 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 including those relating to water supply and drainage arrangements, including disposal of surface water, shall be ascertained before commencement of development and strictly adhered to.
REASON:
In the interest of the proper planning and development of the area.
- 5 Prior to commencement of development the applicant is to submit satisfactory evidence of permission to connect to existing foul sewer.
REASON:
In the interest of the proper planning and development of the area.

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- 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.
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 agreed in writing by the Planning Authority and work thereon completed prior to occupation of units.
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 the area between the buildings and roads must not be used for storage or display purposes.
REASON:
In the interest of the proper planning and development of the area.
- 11 That the car parking areas indicated on the submitted site layout 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:
In the interest of the proper planning and development of the area.
- 12 That no development take place on that part of the site affected by the proposed Kileen Road widening and in this

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regard adequate provision shall be made for truck turning within the site as defined by the road reservation line of Roads Department, South Dublin County Council.

REASON:

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

- 13 That a financial contribution in the sum of £7,920 (seven thousand nine hundred and twenty 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.

- 14 That a financial contribution in the sum of money equivalent to the value of £13,200 (thirteen thousand two 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.

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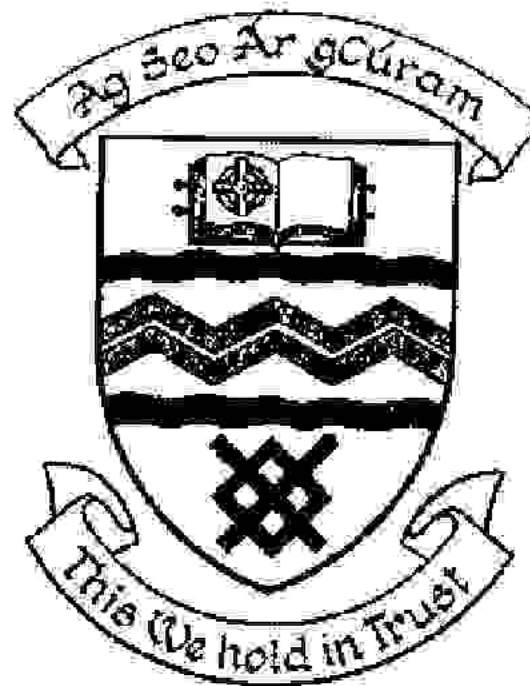
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- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety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


.....15 September 1997
for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 0938	Date of Decision 19/05/97
Register Reference S97A/0158	Date 21st March 1997

Applicant M. Kearney,
Development Industrial units.
Location J.F. Kennedy Road, Dublin 12.
App. Type Permission

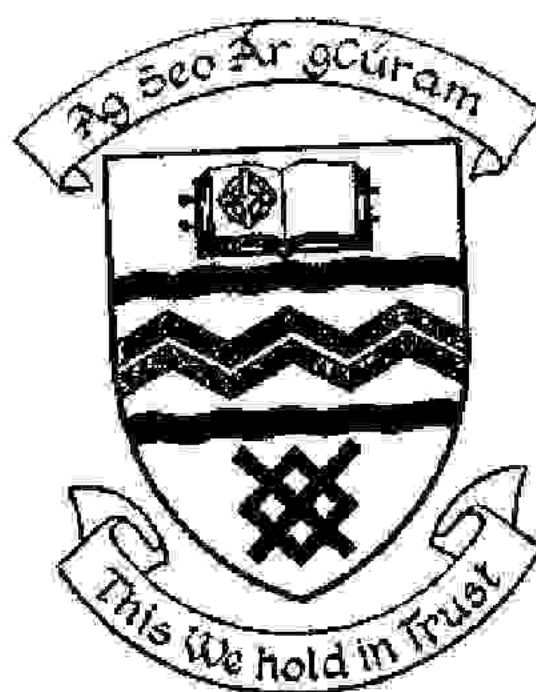
Dear Sir/Madam,

With reference to your planning application, received on 21/03/97 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

- 1 The existing pallisade fence at the front of the site is visually obtrusive. The applicant is asked to clarify his intentions regarding this fence.
- 2 There is an existing unauthorised prefabricated structure to the right of the access road. The applicant is asked to clarify his intentions regarding this structure.
- 3 There is an existing unauthorised restaurant or food diner/deli on the site. The applicant is asked to clarify his intentions regarding this structure.
- 4 There is an existing unauthorised advertising sign to the left of the entrances. The applicant is asked to clarify his intentions regarding this sign.

Mark O'Reilly & Associates,
Greenmount House,
Harolds Cross Road,
Dublin 6W.

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~~REG-REF. S97A/0158~~

- 5 Clarification is required as to what is meant as a "truck turning" area on that part of the site adjoining Killeen Road. Details as to the applicants intentions regarding this area are required.

signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

19/05/97