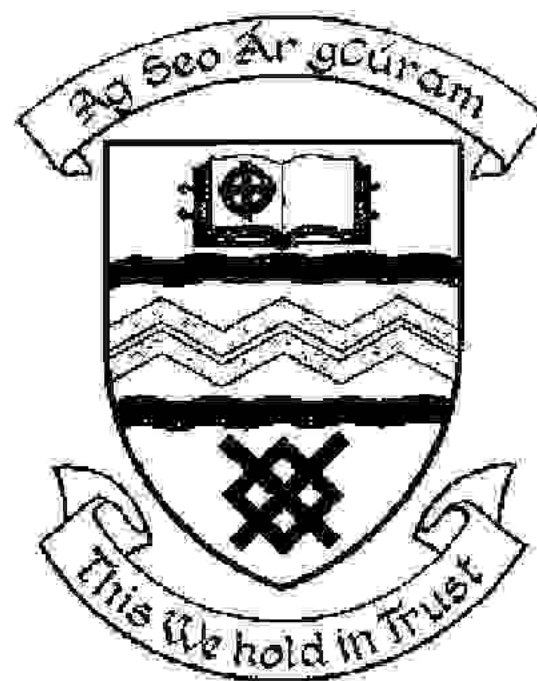


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S97A/0060	
1. Location	Rathfarnham Gate, Rathfarnham, Co. Dublin.		
2. Development	New 3 storey business premises, built over new basement; revised access to the underground car park from Main Street, Rathfarnham and associated site works on site. Previous Permission S96A/0338.		
3. Date of Application	10/02/97	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 08/04/97 2.	1. 25/04/97 2.
4. Submitted by	Name: Fewer McGinley Associates, Address: Architects, Wyse House, Adelphi Quay,		
5. Applicant	Name: McInerney Construction Ltd. & Address: Brendan Hade, McInerney House, Adelphi Quay, Waterford.		
6. Decision	O.C.M. No. 1045 Date 30/05/97	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 4051 Date 29/10/97	Effect AP GRANT PERMISSION	
8. Appeal Lodged	30/06/97	Written Representations	
9. Appeal Decision	29/10/97	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.			

SOUTH DUBLIN COUNTY COUNCIL
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Fewer McGinley Associates,
Architects,
Wyse House,
Adelphi Quay,
Waterford.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 4051	Date of Final Grant 29/10/97
Decision Order Number 1045	Date of Decision 30/05/97
Register Reference S97A/0060	Date 25th April 1997

Applicant McInerney Construction Ltd. &

Development New 3 storey business premises, built over new basement;
revised access to the underground car park from Main Street,
Rathfarnham and associated site works on site.
Previous Permission S96A/0338.

Location Rathfarnham Gate, Rathfarnham, Co. Dublin.

Floor Area 432.000 Sq Metres

Time extension(s) up to and including

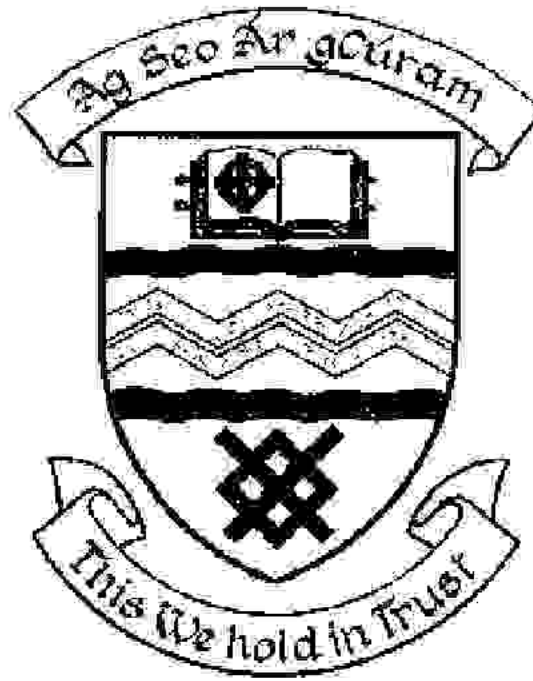
Additional Information Requested/Received 08/04/97 /25/04/97

A Permission has been granted for the development described above,
subject to the following (23) 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 all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.
REASON:
To protect the amenities of the area.
- 3 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
REASON:
In the interest of amenity.
- 4 That all watermain tapplings, branch connections, swabbing and chlorination be carried out by the County Council's, Environmental Services Department and that the cost thereof be paid to South Dublin County Council before any development commences.
REASON:
To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development it is considered reasonable that the Council should recoup the cost.
- 5 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.
- 6 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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REASON:

In the interest of health.

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

REASON:

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

- 8 Adequate provision is to be made to facilitate access to and the use of the development, buildings, facilities and services by disabled persons. The minimum requirements to be provided shall be as set out in "Access for the Disabled - Minimum Design Criteria" published by the National Rehabilitation Board.

REASON:

In the interest of safety and amenity.

- 9 That details of the Management Agreement for the maintenance and control of the site be submitted and agreed with the Planning Authority prior to the commencement of development.

REASON:

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

- 10 The materials, colours and textures of all the external finishes to the proposed development shall harmonise with that of the adjoining development approved under Reg. Ref. S96A/0338.

REASON:

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

- 11 The proposed banked landscaped strips indicated on the submitted plans shall be excluded from the proposed development pending the submission and agreement in writing by the Planning Authority of a comprehensive and fully detailed scheme of hard and soft landscaping for the entire site which shall include detailed proposals in respect of boundary treatment, paving of all footpaths circulation areas and open areas within the boundary of the overall site. This scheme shall include full specification, bill of quantities and a programme of implementation and subsequent maintenance and full agreement shall be obtained in writing before any development takes place on foot of this decision.

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REASON:

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

- 12 As amended by Order of An Bord Pleanála dated 29th October 1997, Ref: PL 06S.102995

The proposed vehicle control barriers shall be located a minimum of 15 metres set back from the public road and the system of vehicle control barriers shall operate in accordance with the plans and details submitted to An Bord Pleanála on 30th day of June 1997.

REASON:

To ensure the efficient use of car parking spaces to serve the needs of the development.

- 13 The requirements in respect of condition 15 of Planning Register Reference S96A/0338 shall be extended to include the entire frontage of the development approved in this permission which provides for the upgrading of the public footpath along the entire frontage of the site with the public road which shall include provision for paving to an agreed pattern, kerbing and planting and the provision of appropriate bollard and chain barriers to be agreed with the Planning Authority. The requirements of this condition shall be agreed in writing before any development takes place on foot of this decision.

REASON:

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

- 14 Details and location of construction access and any site compound or sales office shall be subject to the written agreement of the Planning Authority before any development takes place.

REASON:

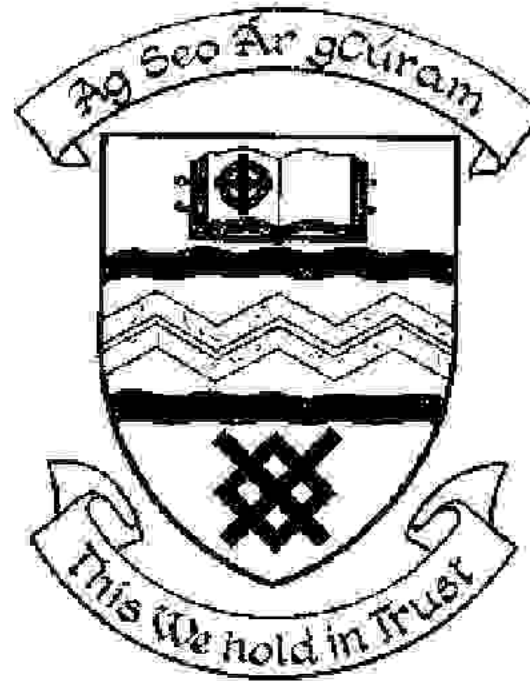
In the interest of the proper planning and development of the area.

- 15 That a financial contribution in the sum of £3,366 (three thousand, three hundred and sixty six pounds) be paid by the proposer to South Dublin County Council towards the cost of

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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.

- 16 With regard to the overall development, that no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services, including maintenance, until taken in charge by the Local Authority for Roads, Open Spaces, Car Parks, Sewers, Watermains and Drains, has been given by:-
- a. Lodgement with the Council of an approved Insurance Company Bond in the sum of £150,000 (one hundred and fifty thousand pounds) until such time as the Roads, Open Spaces, Car Parks, Sewers, Watermains and Drains are taken in charge by the Council.
Or./...
 - b. Lodgement with the Council of a Cash sum of £100,000 (one hundred thousand pounds) to be applied by the Council at its absolute discretion if such services are not duly provided to its satisfaction on the provision and completion of such services to standard specifications.
Or./...
 - c. Lodgement with the Planning Authority of a letter of guarantee issued by the Construction Industry Federation in respect of the proposed development, in accordance with the guarantee scheme agreed with Planning Authority.

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.

- 17 That before any development takes place on foot of this decision the applicant shall submit for the full agreement in writing of the Planning Authority full details of the proposed drainage system including layout, pipe size,

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gradients, cover and invert levels up to the point of discharge to the public sewer with special reference, clearly indicated, to basement drainage.

REASON:

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

- 18 The applicant shall before any development takes place on foot of this decision, confirm in writing to the Planning Authority the location of any existing sewer pipes, water mains or drainage channels whether redundant or not, fronting the site or in that section of the Old Rathfarnham Road to be affected by the development approved by this decision.

REASON:

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

- 19 That the arrangements made with regard to the payment of the financial contribution in the sum of £800 (eight hundred pounds) PER UNIT, as required by Condition No. 1 of planning permission Register Reference S96A/0338 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 in respect of infrastructural roads and the provision of traffic management works undertaken in the area facilitating the proposed development.

- 20 That the arrangements made with regard to the payment of the financial contribution in the sum of £14,400 (fourteen thousand four hundred pounds) in respect of the overall development as required by Condition No. 20 of planning permission granted by An Bord Pleanála under Register Reference S95A/0014 be strictly adhered to in respect of this proposal.

REASON:

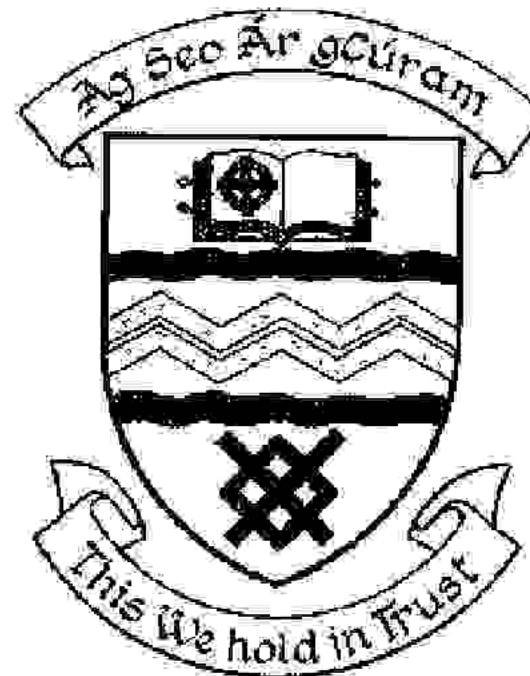
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 21 That the arrangements made with regard to the payment of the financial contribution in the sum of £250 (two hundred and fifty pounds) PER APARTMENT as required by Condition No. 21

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of planning permission granted by An Bord Pleanála under Register Reference S95A/0014 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 in respect of the provision of traffic management works undertaken in the area facilitating the proposed development.

- 22 That the arrangements made with regard to the payment of the financial contribution in the sum of £200 (two hundred pounds) PER APARTMENT as required by Condition No. 22 of planning permission granted under Register Reference S95A/0014 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 in respect of the provision of public open space in the area facilitating the proposed development.

- 23 That the arrangements made with regard to the payment of a financial contribution in the sum of £500 (five hundred pounds) PER UNIT as required by condition no. 23 of planning permission Register Reference S96A/0338 be strictly adhered to in respect of this proposal.

REASON:

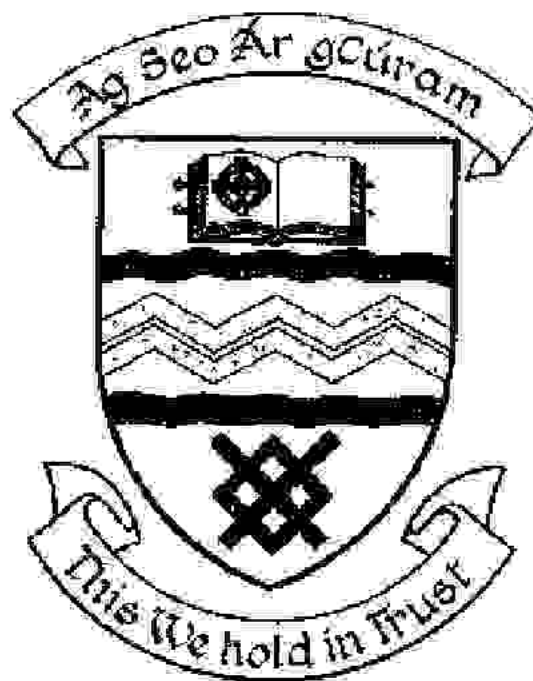
It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council in respect of the provision of public open space in the area facilitating the proposed development.

- (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

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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.

.....
for SENIOR ADMINISTRATIVE OFFICER

20 November 1997

AN BORD PLEANÁLA

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

County South Dublin

Planning Register Reference Number: S97A/0060

APPEAL by Mc Inerney Construction Limited care of Brian Meehan and Associates of 24 Fitzwilliam Place, Dublin against the decision made on the 30th day of May, 1997 by the Council of the County of South Dublin to grant subject to conditions a permission for development comprising a three storey business premises, built over basement, revised access to the underground car park from Main Street, Rathfarnham and associated site works at Rathfarnham Gate, Rathfarnham, County Dublin in accordance with plans and particulars lodged with the said Council:

WHEREAS the said appeal relates only to condition number 12 subject to which the decision was made:

AND WHEREAS the Board is satisfied, having regard to the nature of the said condition, 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 condition number 12 so that it shall be as follows for the reason set out:

12. The proposed vehicle control barriers shall be located a minimum of 15 metres set back from the public road and the system of vehicle control barriers shall operate in accordance with the plans and details submitted to An Bord Pleanála on 30th day of June 1997.

Reason: To ensure the efficient use of car parking spaces to serve the needs of the development.

Ann Con. Quinn

Member of An Bord Pleanála
duly authorised to authenticate
the seal of the Board.

Dated this 29th day of October, 1997.

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

Decision Order Number 1045	Date of Decision 30/05/97
Register Reference S97A/0060	Date 10th February 1997

Applicant McInerney Construction Ltd. &

Development New 3 storey business premises, built over new basement;
revised access to the underground car park from Main Street,
Rathfarnham and associated site works on site.
Previous Permission S96A/0338.

Location Rathfarnham Gate, Rathfarnham, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 08/04/97 /25/04/97

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

.....
for SENIOR ADMINISTRATIVE OFFICER

30/05/97

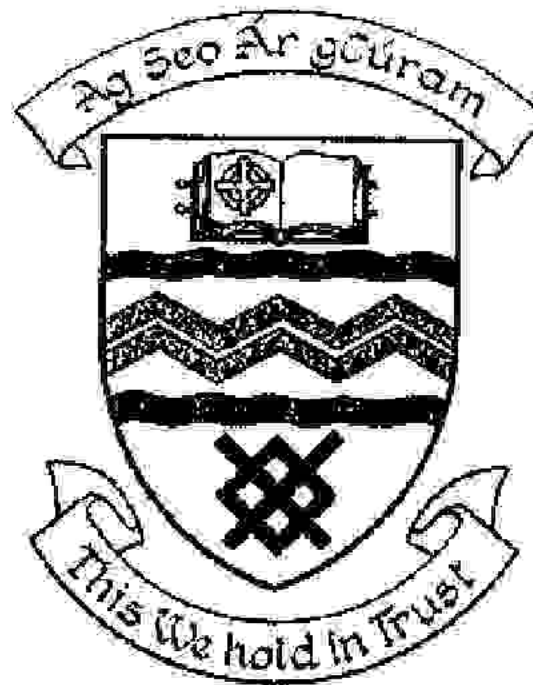
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Conditions and Reasons

- 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 all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.
REASON:
To protect the amenities of the area.

- 3 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
REASON:
In the interest of amenity.

- 4 That all watermain tapplings, branch connections, swabbing and chlorination be carried out by the County Council's, Environmental Services Department and that the cost thereof be paid to South Dublin County Council before any development commences.
REASON:
To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development it is considered reasonable that the Council should recoup the cost.

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- 5 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.
- 6 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.
- 7 That no advertising sign or structure be erected except those which are exempted development, without prior approval of the Planning Authority or An Bord Pleanála on appeal.
REASON:
In the interest of the proper planning and development of the area.
- 8 Adequate provision is to be made to facilitate access to and the use of the development, buildings, facilities and services by disabled persons. The minimum requirements to be provided shall be as set out in "Access for the Disabled - Minimum Design Criteria" published by the National Rehabilitation Board.
REASON:
In the interest of safety and amenity.
- 9 That details of the Management Agreement for the maintenance and control of the site be submitted and agreed with the Planning Authority prior to the commencement of development.
REASON:
In the interest of the proper planning and development of the area.
- 10 The materials, colours and textures of all the external finishes to the proposed development shall harmonise with that of the adjoining development approved under Reg. Ref. S96A/0338.
REASON:

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

- 11 The proposed banked landscaped strips indicated on the submitted plans shall be excluded from the proposed development pending the submission and agreement in writing by the Planning Authority of a comprehensive and fully detailed scheme of hard and soft landscaping for the entire site which shall include detailed proposals in respect of boundary treatment, paving of all footpaths circulation areas and open areas within the boundary of the overall site. This scheme shall include full specification, bill of quantities and a programme of implementation and subsequent maintenance and full agreement shall be obtained in writing before any development takes place on foot of this decision.

REASON:

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

- 12 The proposed vehicle control barriers shall be excluded from the proposed development.

REASON:

Insufficient information has been submitted in respect of the form of barrier proposed and the means of operation of the barriers. In addition the Planning Authority is not satisfied that the proposed barriers would not restrict access to the off-street car parking required to serve this mixed commercial and residential development which could thus lead to a traffic hazard by virtue of the generation of on street car parking.

- 13 The requirements in respect of condition 15 of Planning Register Reference S96A/0338 shall be extended to include the entire frontage of the development approved in this permission which provides for the upgrading of the public footpath along the entire frontage of the site with the public road which shall include provision for paving to an agreed pattern, kerbing and planting and the provision of appropriate bollard and chain barriers to be agreed with the Planning Authority. The requirements of this condition

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REG. REF. S97A/0060

shall be agreed in writing before any development takes place on foot of this decision.

REASON:

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

- 14 Details and location of construction access and any site compound or sales office shall be subject to the written agreement of the Planning Authority before any development takes place.
REASON:
In the interest of the proper planning and development of the area.
- 15 That a financial contribution in the sum of £3,366 (three thousand, three hundred and sixty six 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.
- 16 With regard to the overall development, that no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services, including maintenance, until taken in charge by the Local Authority for Roads, Open Spaces, Car Parks, Sewers, Watermains and Drains, has been given by:-
a. Lodgement with the Council of an approved Insurance Company Bond in the sum of £150,000 (one hundred and fifty thousand pounds) until such time as the Roads, Open Spaces, Car Parks, Sewers, Watermains and

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Drains are taken in charge by the Council.
Or./...

- b. Lodgement with the Council of a Cash Sum of £100,000 (one hundred thousand pounds) to be applied by the Council at its absolute discretion if such services are not duly provided to its satisfaction on the provision and completion of such services to standard specifications.
Or./...
- c. Lodgement with the Planning Authority of a letter of guarantee issued by the Construction Industry Federation in respect of the proposed development, in accordance with the guarantee scheme agreed with Planning Authority.

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.

- 17 That before any development takes place on foot of this decision the applicant shall submit for the full agreement in writing of the Planning Authority full details of the proposed drainage system including layout, pipe size, gradients, cover and invert levels up to the point of discharge to the public sewer with special reference, clearly indicated, to basement drainage.

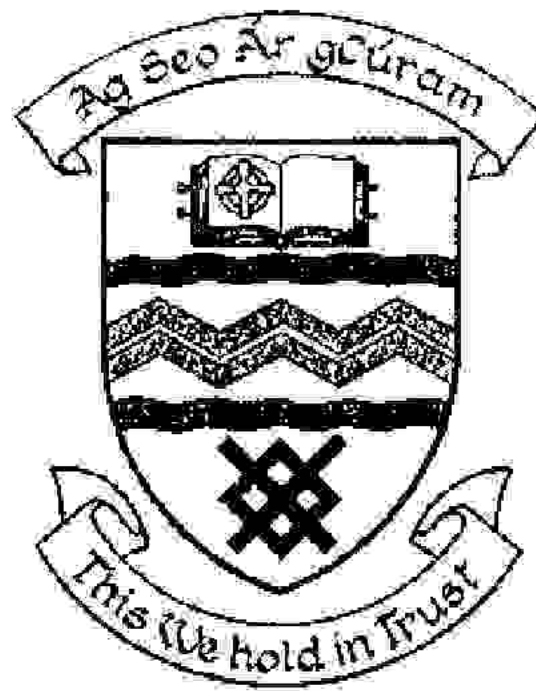
REASON:

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

- 18 The applicant shall before any development takes place on foot of this decision, confirm in writing to the Planning Authority the location of any existing sewer pipes, water mains or drainage channels whether redundant or not, fronting the site or in that section of the Old Rathfarnham Road to be affected by the development approved by this decision.

REASON:

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REG. REF. S97A/0060

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

- 19 That the arrangements made with regard to the payment of the financial contribution in the sum of £800 (eight hundred pounds) PER UNIT, as required by Condition No. 1 of planning permission Register Reference S96A/0338 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 in respect of infrastructural roads and the provision of traffic management works undertaken in the area facilitating the proposed development.

- 20 That the arrangements made with regard to the payment of the financial contribution in the sum of £14,400 (fourteen thousand four hundred pounds) in respect of the overall development as required by Condition No. 20 of planning permission granted by An Bord Pleanála under Register Reference S95A/0014 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 developer should contribute towards the cost of providing the services.

- 21 That the arrangements made with regard to the payment of the financial contribution in the sum of £250 (two hundred and fifty pounds) PER APARTMENT as required by Condition No. 21 of planning permission granted by An Bord Pleanála under Register Reference S95A/0014 be strictly adhered to in respect of this proposal.

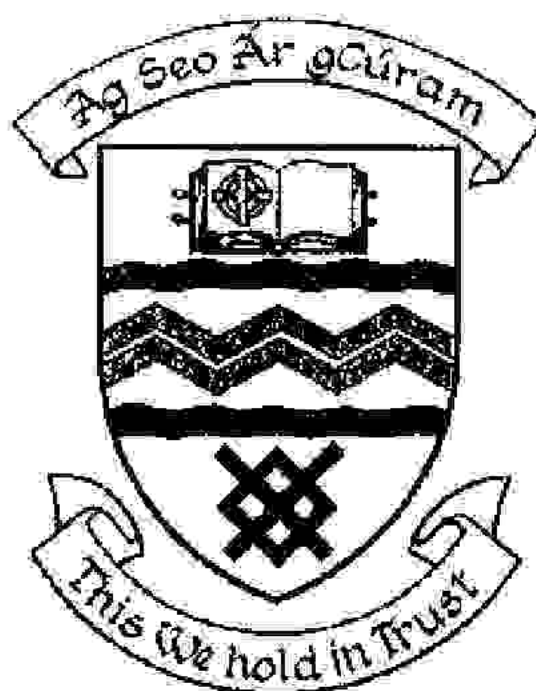
REASON:

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 in respect of the provision of traffic management works undertaken in the area facilitating the proposed development.

SOUTH DUBLIN COUNTY COUNCIL
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~~REG REF. S97A/0060~~

- 22 That the arrangements made with regard to the payment of the financial contribution in the sum of £200 (two hundred pounds) PER APARTMENT as required by Condition No. 22 of planning permission granted under Register Reference S95A/0014 be strictly adhered to in respect of this proposal.

REASON:

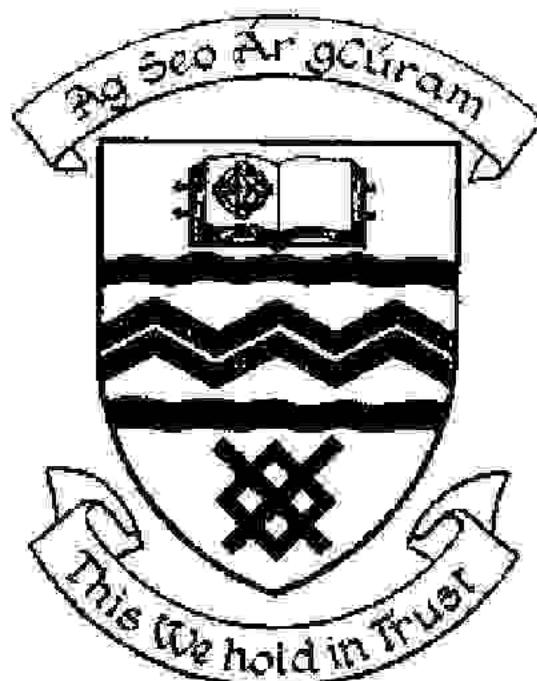
It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council in respect of the provision of public open space in the area facilitating the proposed development.

- 23 That the arrangements made with regard to the payment of a financial contribution in the sum of £500 (five hundred pounds) PER UNIT as required by condition no. 23 of planning permission Register Reference S96A/0338 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 in respect of the provision of public open space in the area facilitating the proposed development.

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

Decision Order Number 0648	Date of Decision 08/04/97
Register Reference S97A/0060	Date 10th February 1997

Applicant McInerney Construction Ltd. &
Development New 3 storey business premises, built over new basement;
revised access to the underground car park from Main Street,
Rathfarnham and associated site works on site.
Previous Permission S96A/0338.

Location Rathfarnham Gate, Rathfarnham, Co. Dublin.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 10/02/97 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 applicant is requested to confirm the extent of demolition of existing premises and to submit elevational drawings of all visible sides of the proposed development. Drawing to indicate relationship with the existing and proposed adjacent structures and elevations as viewed at ground level from Main Street, Rathfarnham and Butterfield Avenue.
- 2 The applicant is requested to submit detailed specification with drawings of proposed hard and soft landscaping. Details to incorporate area between Butterfield Avenue and the Main Street immediately fronting the site of the proposed development and to have regard to compliance with condition no. 15 of Reg. Ref. S96A/0338 which states:
"Before any development commences the developer shall submit for written agreement of the Planning Authority proposals

Fewer McGinley Associates,
Architects,
Wyse House,
Adelphi Quay,
Waterford.

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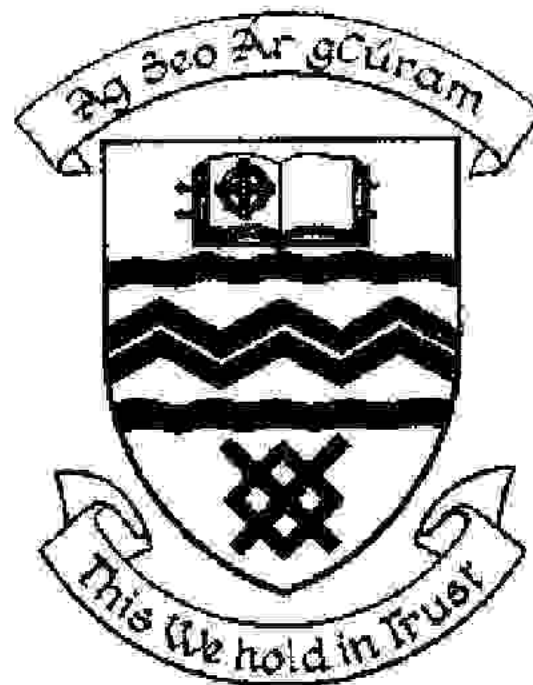
REG REF. S97A/0060

for the upgrading of the footpath along the entire frontage of the site with the public road which shall include provision for the paving to agreed pattern, kerbing, the provision of planting and the provision of an appropriate bollard and chain barrier for at least 35m on either side of the proposed arch' and any other relevant compliance relating to boundary treatment. Details to include proposal for post and rail treatment along footpath, paving, kerbing and planting and how it is proposed to integrate the boundary proposals with that required as part of previous permission. The design should have regard to car parking restriction, cyclist safety, streetscape and overall integration with proposed development. In this regard, the applicant is advised to consult with Planning and Parks Department.

It is noted that Rathfarnham Castle is not accurately positioned in submitted drawings. As this has a bearing on integrated landscaping this should be rectified in revised drawings.

- 3 The applicant is requested to confirm the proposed use of each floor and the number of businesses intended in the proposed development. The applicant is requested to confirm the net increase in floor area resulting from the proposed development.
- 4 The applicant is requested to submit design details of proposed vehicular access. Details to include longitudinal sections showing adequate gradients. The applicant is requested to confirm that the proposed design is adequate for the safe circulation and flow of vehicles; details to show how the circulation of vehicles will not conflict with the on-street parking fronting no. 35 (no. 37-40 inclusive). In this regard the applicant is advised to consult with the Roads Department. The applicant is asked to clarify whether or not he can provide offstreet car parking to Development Plan standards for the existing and proposed development.

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- 5 The applicant is requested to provide details of proposed control of access, management, and security proposals for the car park.
- 6 The applicant is requested to submit full details of proposed drainage system including layout, pipe size, gradient, cover and invert levels up to the point of discharge to the public sewer, with special reference to basement drainage. The applicant is also requested to confirm the location of any existing sewer pipe/water mains fronting the proposed development which may lie in the Old Rathfarnham Road.

Signed on behalf of South Dublin County Council

.....
for Senior Administrative Officer

08/04/97