

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)		Plan Register No. S96A/0517	
1. Location	Orchardstown Mews, 1, Orchardstown Park, Rathfarnham, Dublin 14.			
2. Development	Proposed change of use, store to retail, refurbishment to utility room.			
3. Date of Application	02/10/96	Date Further Particulars (a) Requested (b) Received		
3a. Type of Application	Permission	1.	1.	
		2.	2.	
4. Submitted by	Name: Mr. & Mrs. Naik. Address: 1, Orchardstown Park, Rathfarnham,			
5. Applicant	Name: Mr. & Mrs. R. Naik. Address: 1, Orchardstown Park, Rathfarnham, Dublin 14.			
6. Decision	O.C.M. No. 2286	Effect		
	Date 27/11/96	AP GRANT PERMISSION		
7. Grant	O.C.M. No. 0108	Effect		
	Date 20/01/97	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

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

Telephone: 01-462 0000
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Mr. & Mrs. Naik.
 1, Orchardstown Park,
 Rathfarnham,
 Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0108	Date of Final Grant 20/01/97
Decision Order Number 2286	Date of Decision 27/11/96
Register Reference S96A/0517	Date 2nd October 1996

Applicant Mr. & Mrs. R. Naik.

Development Proposed change of use, store to retail, refurbishment to utility room.

Location Orchardstown Mews, 1, Orchardstown Park, Rathfarnham, Dublin 14.

Floor Area 181.000 Sq Metres

Time extension(s) up to and including

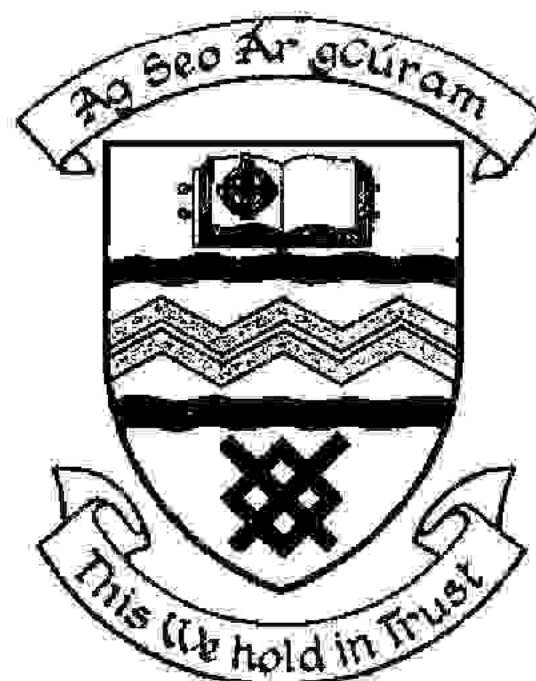
Additional Information Requested/Received /

A Permission has been granted for the development described above,
 subject to the following (5) 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 the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.
REASON:
 In order to comply with the sanitary services Acts, 1878-1964.

- 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 the proposed shop be not used for:-
 - a. a fried fish shop or a shop for the sale of hot food for consumption off the premises;
 - b. a shop for the sale of pet animals or birds;
 - c. a shop for the sale or display for sale of motor vehicles other than bicycles.**REASON:**
 To prevent unauthorised development and in the interest of the proper planning and development of the area.

- 5 That a financial contribution in the sum of money equivalent to the value of £200 (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

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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.

All buildings must now be designed and constructed in accordance with the new Building Regulations. The Regulations also provide that a Commencement Notice must be submitted to the Building Control Authority in respect of all buildings other than exempted development for the purposes of the Local Government (Planning and Development) Acts, 1963 - 1993, not less than seven days and not more than twenty-one days before development commences. A copy of the form of commencement notice is attached.

In addition, a Fire Certificate must be obtained from the Building Control Authority in respect of the erection, alteration or change of use of all buildings other than dwelling houses.

Signed on behalf of South Dublin County Council.


..... 21 January 1997
for SENIOR ADMINISTRATIVE OFFICER