

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No.  S96A/0324
1. Location	Combined units Nos. A14, A15 and A16, Site 23 (part of), Cookstown Industrial Estate, Tallaght, Dublin 24.	
2. Development	Additional first floor area, alterations to already approved elevations and provision of a Sandwich/Coffee Bar.	
3. Date of Application	11/06/96	Date Further Particulars (a) Requested (b) Received
3a. Type of Application	Permission	1. 2.
Decision	O.C.M. No. 1514	Effect
4. Submitted by	Name: Aidan A. Driscoll & Associates, Address: 29 Lower Ormond Quay, Dublin 1.	
5. Applicant	Name: Mountoval Investments Limited, Address: 76, Merrion Road, Ballsbridge, Dublin 4.	

	Date 08/08/96	
7. Grant	O.C.M. No. 1868 Date 23/09/96	Effect
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

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Aidan A. O'Driscoll & Associates,  
29 Lower Ormond Quay,  
Dublin 1.

### NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1868	Date of Final Grant 23/09/96
Decision Order Number 1514	Date of Decision 08/08/96
Register Reference S96A/0324	Date 11th June 1996

**Applicant** Muntoval Investments Limited,

**Development** Additional first floor area, alterations to already approved elevations and provision of a Sandwich/Coffee Bar.

**Location** Combined units Nos. A14, A15 and A16, Site 23 (part of), Cookstown Industrial Estate, Tallaght, Dublin 24.

**Floor Area** 1997.760 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 (7) Conditions.

REG. REF. S96A/0324 SOUTH DUBLIN COUNTY COUNCIL  
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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 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.
- 3 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.  
REASON:  
In order to comply with the Sanitary Services Acts, 1878 - 1964.
- 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 Any alterations to the external facades of the building shall match the finish for which planning permission was granted Ref. S95A/0439  
REASON:  
In the interest of visual amenity.
- 6 That the proposed sandwich/coffee bar remains ancillary to the industrial use of the premises and shall not be subdivided from the industrial premises either by way of sale or letting or otherwise.  
REASON:  
In the interest of the proper planning and development of the area.



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- 7 That a financial contribution in the sum of money equivalent to the value of £400 (four 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.

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.

*Brian Connolly*  
 ..... 17 September 1996  
 for SENIOR ADMINISTRATIVE OFFICER

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

Decision Order Number 1514	Date of Decision 08/08/96
Register Reference S96A/0324	Date 11th June 1996

**Applicant** Muntoval Investments Limited,  
**Development** Additional first floor area, alterations to already approved elevations and provision of a Sandwich/Coffee Bar.  
**Location** Combined units Nos. A14, A15 and A16, Site 23 (part of), Cookstown Industrial Estate, Tallaght, Dublin 24.  
**Floor Area** Sq Metres  
**Time extension(s) up to and including**  
**Additional Information Requested/Received** /

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

.....  
for SENIOR ADMINISTRATIVE OFFICER

08/08/96

Aidan A. O'Driscoll & Associates,  
29 Lower Ormond Quay,  
Dublin 1.



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Conditions and Reasons

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- 2 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.
- 3 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.  
REASON:  
In order to comply with the Sanitary Services Acts, 1878 - 1964.
- 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 Any alterations to the external facades of the building shall match the finish for which planning permission was granted Ref. S95A/0439  
REASON:  
In the interest of visual amenity.

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- 6 That the proposed sandwich/coffee bar remains ancillary to the industrial use of the premises and shall not be subdivided from the industrial premises either by way of sale or letting or otherwise.

REASON:

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

- 7 That a financial contribution in the sum of money equivalent to the value of £400 (four 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.

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