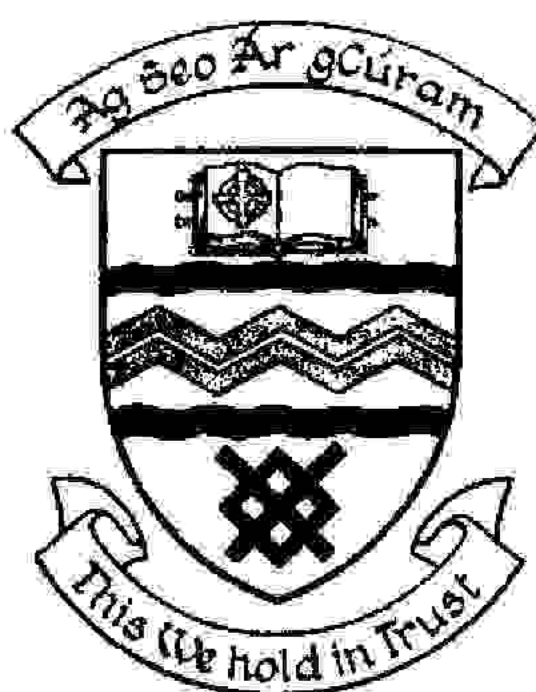


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S96A/0115	
1. Location	'Old Cinema Site', Main Street, Lucan, Co. Dublin.		
2. Development	Change of use of Apartment No. 2 from residential use to commercial use in approved mixed development.		
3. Date of Application	01/04/96	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 22/03/96 2.	1. 01/04/96 2.
4. Submitted by	Name: Fitzgerald Reddy Associates, Address: 26, Upper Mount Street, Dublin 2.		
5. Applicant	Name: Anglesea Homes Ltd., Address: 11, Clanwilliam Terrace, Dublin 2.		
6. Decision	O.C.M. No. 0794 Date 02/05/96	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1121 Date 13/06/96	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. S96A/0115 SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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Lár an Bhaile, Tamhlacht,
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Fitzgerald Reddy Associates,
26, Upper Mount Street,
Dublin 2.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1121	Date of Final Grant 13/06/96
Decision Order Number 0794	Date of Decision 02/05/96
Register Reference S96A/0115	Date 1st April 1996

Applicant Anglesea Homes Ltd.,

Development Change of use of Apartment No. 2 from residential use to commercial use in approved mixed development.

Location 'Old Cinema Site', Main Street, Lucan, Co. Dublin.

Floor Area 84.000 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 22/03/96 /01/04/96

A Permission has been granted for the development described above,
subject to the following (7) Conditions.

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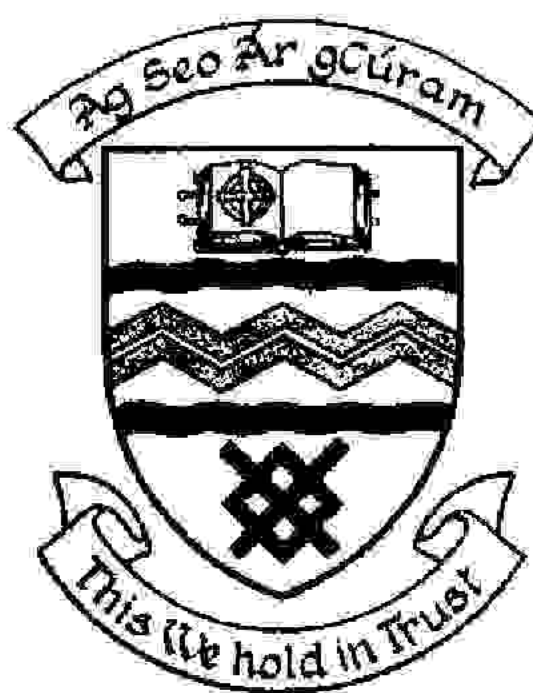
Conditions and Reasons

- 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 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 arrangements be made with regard to the payment of the financial contribution in the sum of £5,800 (five thousand eight hundred pounds) 9index-linked) in respect of the overall development as required by Condition No. 8 of planning permission granted by An Bord Pleanála (Ref. PL 06S.094689) under Order No. P/0404/95. Arrangements to be made prior to the commencement of this proposal.
REASON:
It is considered reasonable that the developer should contribute towards the expenditure proposed to be incurred by the Council in respect of works facilitating the proposed development.
- 4 With regard to the proposed development under this permission, a financial contribution in the sum of money equivalent to the value of £800 (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.

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- 5 That the arrangements made with regard to the lodgement of security in the sum of £20,000 (twenty thousand pounds) in respect of the overall development be strictly adhered to.
REASON:
To ensure that a ready sanction may be available to induce the provision of services and prevent disamentiy in the development.
- 6 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.
- 7 That a financial contribution in the sum of £680 (six hundred and eighty 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 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 service.

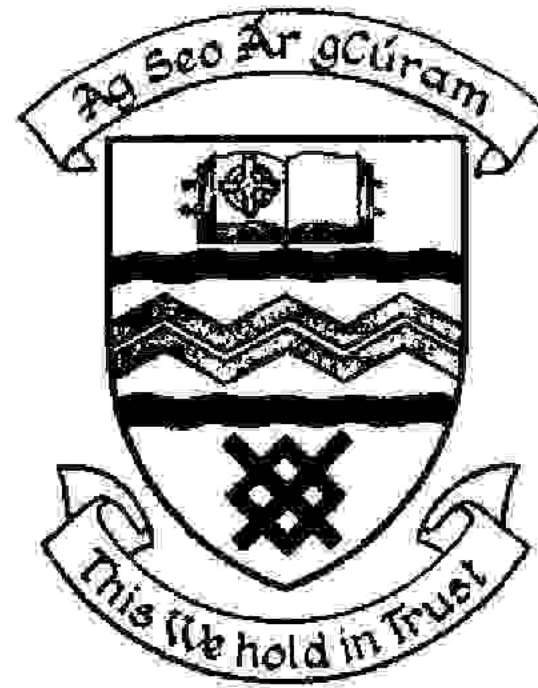
All buildings must now be designed and constructed in accordance with the new Building Regulations. The Regulations also provide that a Commencement Notice must be submitted to the Building Control Authority in respect of all buildings other than exempted development for the purposes of the Local Government (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.

M. Jordan
..... June 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 0794	Date of Decision 02/05/96
Register Reference S96A/0115	Date 4th March 1996

Applicant Anglesea Homes Ltd.,

Development Change of use of Apartment No. 2 from residential use to commercial use in approved mixed development.

Location 'Old Cinema Site', Main Street, Lucan, Co. Dublin.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 22/03/96 /01/04/96

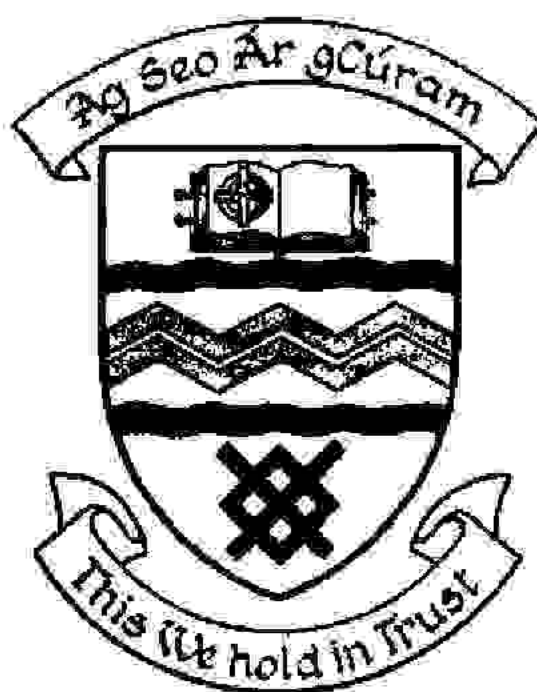
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a decision to **GRANT PERMISSION** in respect of the above proposal.

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

..... 02/05/96
for SENIOR ADMINISTRATIVE OFFICER

Fitzgerald Reddy Associates,
26, Upper Mount Street,
Dublin 2.

SOUTH DUBLIN COUNTY COUNCIL
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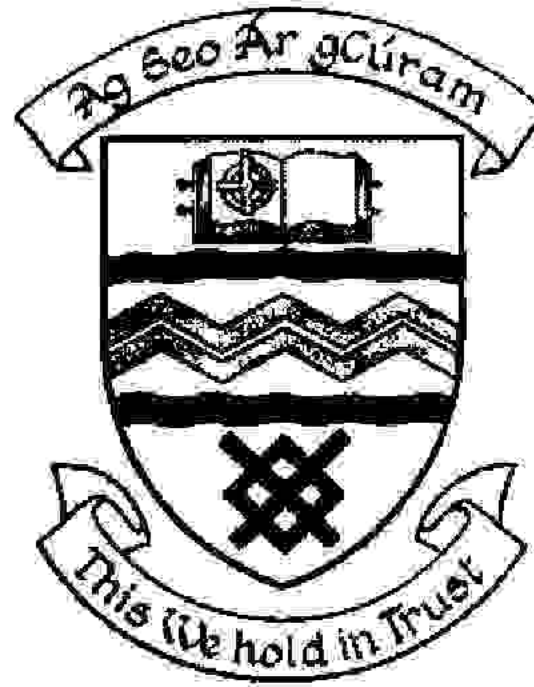
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Conditions and Reasons

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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 arrangements be made with regard to the payment of the financial contribution in the sum of £5,800 (five thousand eight hundred pounds) (index-linked) in respect of the overall development as required by Condition No. 8 of planning permission granted by An Bord Pleanála (Ref. PL 06S.094689) under Order No. P/0404/95. Arrangements to be made prior to the commencement of this proposal.
REASON:
It is considered reasonable that the developer should contribute towards the expenditure proposed to be incurred by the Council in respect of works facilitating the proposed development.
- 4 With regard to the proposed development under this permission, a financial contribution in the sum of money equivalent to the value of £800 (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;

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REG. REF. S96A/0115

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.

- 5 That the arrangements made with regard to the lodgement of security in the sum of £20,000 (twenty thousand pounds) in respect of the overall development be strictly adhered to.

REASON:

To ensure that a ready sanction may be available to induce the provision of services and prevent disamently in the development.

- 6 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.

- 7 That a financial contribution in the sum of £680 (six hundred and eighty 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 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 service.

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

Order Number 0522	Date of Order 22/03/96
Register Reference S96A/0115	Date 4th March 1996

Applicant Anglesea Homes Ltd.,

Development Change of use of Apartment No. 2 from residential use to commercial use in approved mixed development.

Location 'Old Cinema Site', Main Street, Lucan, Co. Dublin.

Dear Sir/Madam,

An inspection carried out on 21.03.1996 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 the Department:

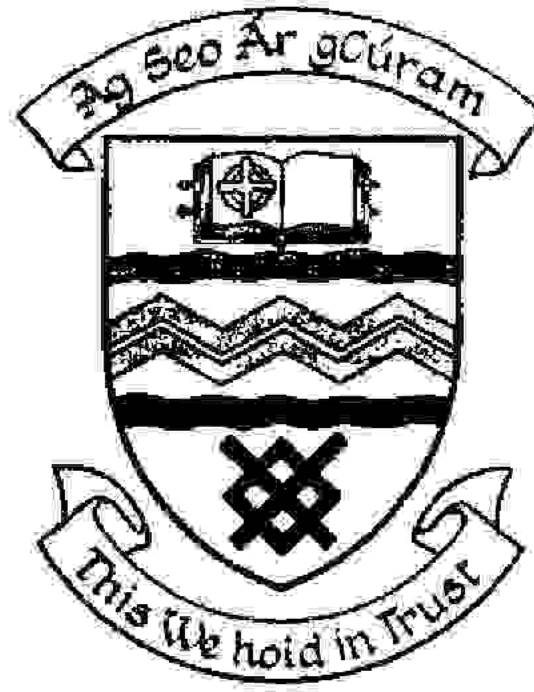
- (a) a copy of the text of the notice
- (b) a plan showing the position of the notice on the land or structure
- (c) a statement of the date on which the notice is erected

The notice must be maintained in position for at least one month and must fulfil 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.
 - (c) nature and extent of development including number of dwellings (if any)

Fitzgerald Reddy Associates,
26, Upper Mount Street,
Dublin 2.

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- (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,


..... 22/03/96
for Senior Administrative Officer.