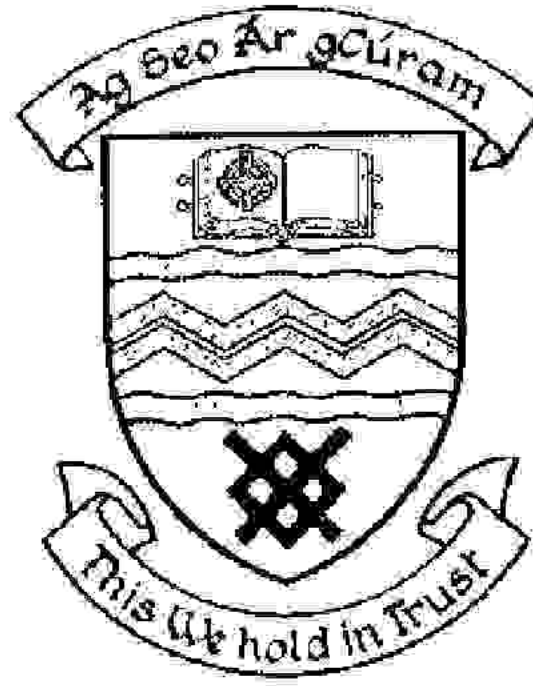


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No. S01A/0759
1. Location	Brookview House, adjoining River Cammock, Riverside and Ninth Lock Road, Clondalkin, Dublin 22.	
2. Development	Change of use from office based industry to offices of existing approved development (plan reg. S00A/0574). This change of use relates to the commercial buildings only and no change is envisaged to the approved residential buildings. The change of use does not involve any change of plans, sections or elevations of the approved 3/4 storey commercial building over basement carparking. The site is on 1.42 hectares with access from Ninth Lock Road and Watery Lane (via Riverside Estate).	
3. Date of Application	19/11/01	Date Further Particulars (a) Requested (b) Received
3a. Type of Application	Permission	1. 2.
4. Submitted by	Name: McCrossan O'Rourke Manning, Address: 12 Richmond Row, Portobello Harbour,	
5. Applicant	Name: Blakefern Ltd., Address: 11 Woodstown Centre, Ballycullen, Dublin 16.	
6. Decision	O.C.M. No. 0074 Date 11/01/2002	Effect AP GRANT PERMISSION
7. Grant	O.C.M. No. 0447 Date 25/02/2002	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.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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E-Mail: planning.dept@sdublincoco.ie

McCrossan O'Rourke Manning,
12 Richmond Row,
Portobello Harbour,
Dublin 8.

NOTIFICATION OF GRANT OF Permission

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999
AND PLANNING AND DEVELOPMENT ACT 2000

Final Grant Order Number 0447	Date of Final Grant 25/02/2002
Decision Order Number 0074	Date of Decision 11/01/2002
Register Reference S01A/0759	Date 19/11/01

Applicant Blakefern Ltd.,

Development Change of use from office based industry to offices of existing approved development (plan reg. S00A/0574). This change of use relates to the commercial buildings only and no change is envisaged to the approved residential buildings. The change of use does not involve any change of plans, sections or elevations of the approved 3/4 storey commercial building over basement carparking. The site is on 1.42 hectares with access from Ninth Lock Road and Watery Lane (via Riverside Estate).

Location Brookview House, adjoining River Cammock, Riverside and Ninth Lock Road, Clondalkin, Dublin 22.

Floor Area 5747.00 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

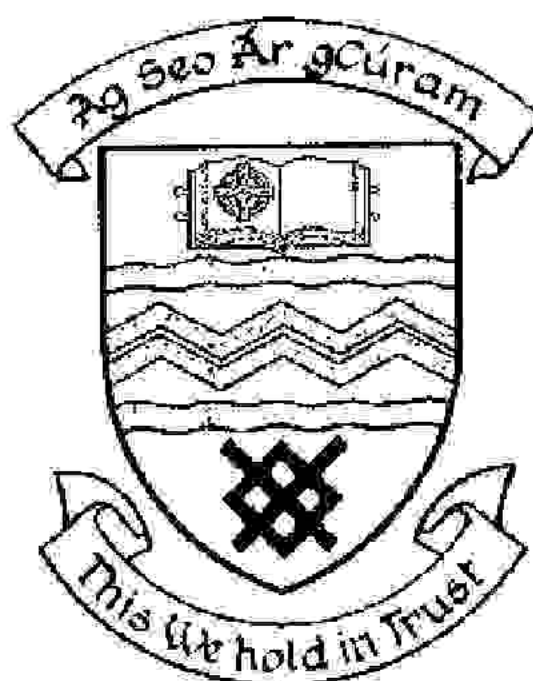
A Permission has been granted for the development described above,
subject to the following (4) Conditions.

SOUTH DUBLIN COUNTY COUNCIL

REG REF. S00A/0574 ~~COMHAIRLE~~ CHONTAE ÁTHA CLIATH THEAS

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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 All relevant conditions of the previous permission Plan No. S00A/0574 shall continue to apply to the proposed development, save as otherwise outlined below.

REASON:

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

- 3 The proposed development shall provide a total of 297 carparking spaces as outlined in Drawing No. PL02 and PL04.

REASON:

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

- 4 That the arrangements made with regard to the payment of financial contributions and lodgement of security in respect of the overall development, as required by Condition No's. 14, 15, 16, 17 and 18 of Register Reference S00A/0574 (PL.06S.122127) be strictly adhered to in respect of this development.

REASON:

It is considered reasonable that the developer should contribute towards the cost of providing services and to ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

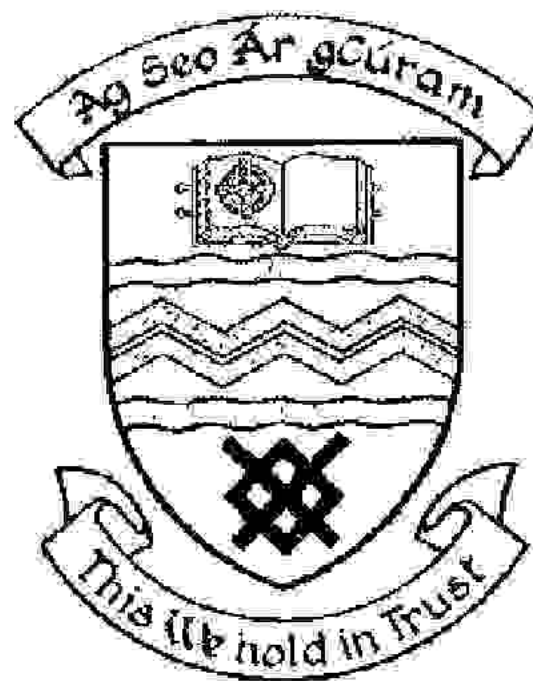
- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.

SOUTH DUBLIN COUNTY COUNCIL

REG. REF. 5014/01/01 COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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- (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.

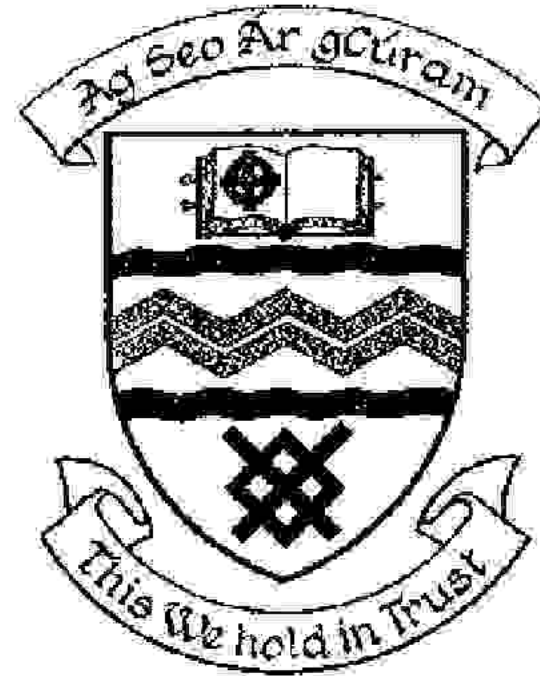
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.....25/02/02
for SENIOR ADMINISTRATIVE/OFFICER

C

SOUTH DUBLIN COUNTY COUNCIL
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999
AND PLANNING AND DEVELOPMENT ACT 2000

Decision Order Number 0074	Date of Decision 11/01/2002
Register Reference S01A/0759	Date: 19/11/01

Applicant Blakefern Ltd.,

Development Change of use from office based industry to offices of existing approved development (plan reg. S00A/0574). This change of use relates to the commercial buildings only and no change is envisaged to the approved residential buildings. The change of use does not involve any change of plans, sections or elevations of the approved 3/4 storey commercial building over basement carparking. The site is on 1.42 hectares with access from Ninth Lock Road and Watery Lane (via Riverside Estate).

Location Brookview House, adjoining River Cammock, Riverside and Ninth Lock Road, Clondalkin, Dublin 22.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

Clarification of 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 (4) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

McCrossan O'Rourke Manning,
12 Richmond Row,
Portobello Harbour,
Dublin 8.

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REG REF. S01A/0759

..... 11/01/02
for SENIOR ADMINISTRATIVE OFFICER

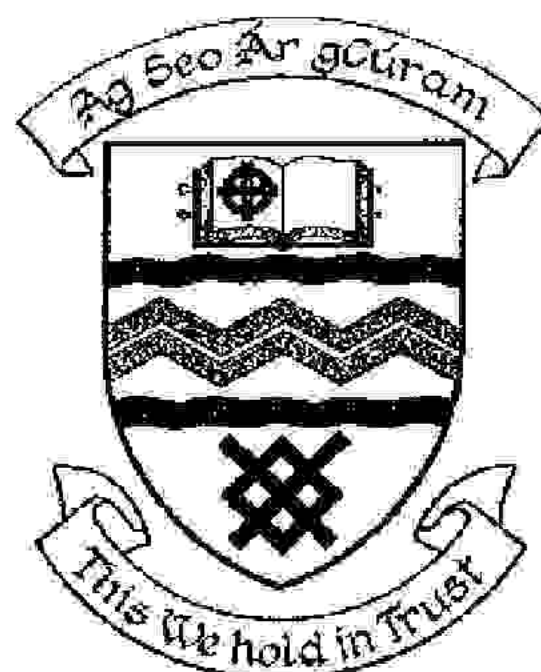
Conditions and Reasons

- 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 All relevant conditions of the previous permission Plan No. S00A/0574 shall continue to apply to the proposed development, save as otherwise outlined below.
REASON:
In the interests of clarity and in the interests of the proper planning and development of the area.
- 3 The proposed development shall provide a total of 297 carparking spaces as outlined in Drawing No. PL02 and PL04.
REASON:
In the interests of the proper planning and development of the area.
- 4 That the arrangements made with regard to the payment of financial contributions and lodgement of security in respect of the overall development, as required by Condition No's. 14, 15, 16, 17 and 18 of Register Reference S00A/0574

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REG. REF. S01A/0759

(PL.06S.122127) be strictly adhered to in respect of this development.

REASON:

It is considered reasonable that the developer should contribute towards the cost of providing services and to ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.