

	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/0531	
1. Location	Unit L40, Cherry Orchard Industrial Estate, Dublin 10.		
2. Development	Construction of an internal mezzanine storage area (407 metres squared) and ground floor office storage and central heating and equipment trade show rooms (407 metres squared) with new external windows and doors and associated works.		
3. Date of Application	10/08/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: DBFL Consulting Engineers Address: 22-23 Holles Street, Dublin 7.		
5. Applicant	Name: Linders of Smithfield Ltd. Address: 54 Smithfield, Dublin 7.		
6. Decision	O.C.M. No. 3102 Date 08/10/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 3469 Date 26/11/2001	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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DBFL Consulting Engineers
22-23 Holles Street,
Dublin 7.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 3469	Date of Final Grant 26/11/2001
Decision Order Number 3102	Date of Decision 08/10/2001
Register Reference S01A/0531	Date 10/08/01

Applicant Linders of Smithfield Ltd.

Development Construction of an internal mezzanine storage area (407 metres squared) and ground floor office storage and central heating and equipment trade show rooms (407 metres squared) with new external windows and doors and associated works.

Location Unit L40, Cherry Orchard Industrial Estate, Dublin 10.

Floor Area 3679.00 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 (14) Conditions.

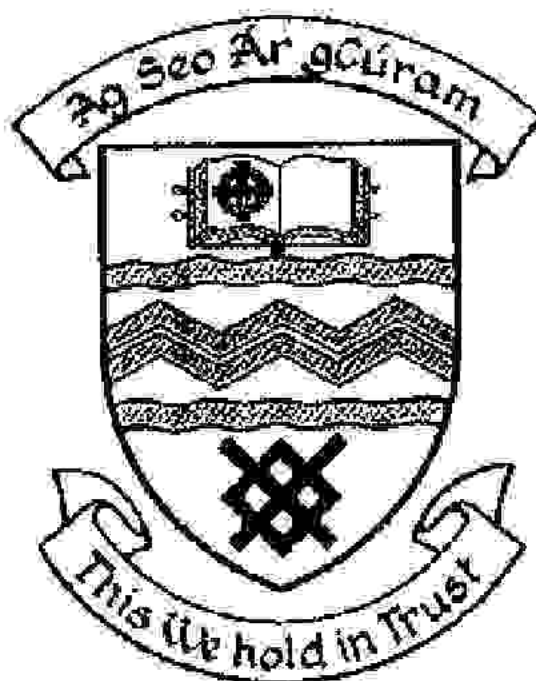
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REG REF. S014004 **COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

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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 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.
- 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 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 That all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
- 6 That off-street car parking facilities and parking for trucks be provided as shown in the submitted plans (drawing number 013044-100).
REASON:
In the interest of the proper planning and development of the area.
- 7 The car parking spaces to be provided are to be clearly marked out and lined with a thermoplastic material.
REASON:
In the interest of the proper planning and development of the area.

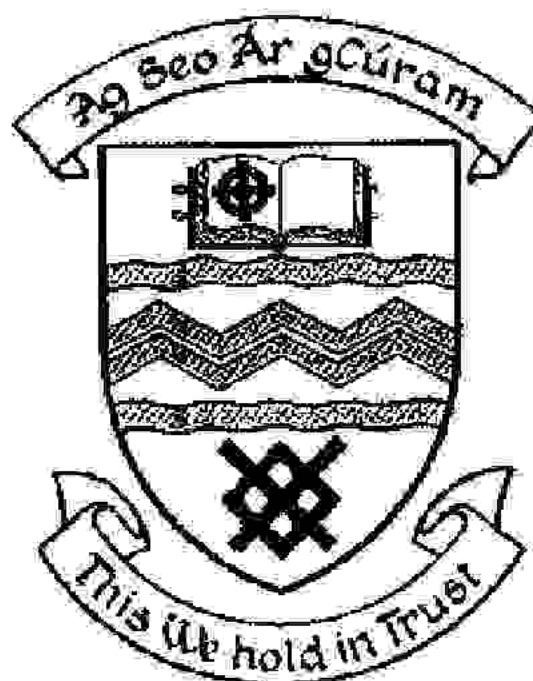
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8 That the water supply and all drainage arrangements, including the disposal surface water, be in accordance with the requirements of South Dublin County Council and shall meet the following requirements:

- (a) Applicant to ensure full and complete separation of foul and surface water systems.
- (b) Full 24-hour water storage shall be provided.
- (c) If not already the case, the applicant shall ensure that the water supply to the unit be commercially metered.
- (d) The connection to and tapping of public watermains shall be carried out by South Dublin County Council personnel at the applicant's prior expense.
- (e) No discharge of trade effluent to the sewer shall be permitted without the applicant first obtaining from the Environmental Services Department, a licence under Section 16 of the Water Pollution Acts 1977-1990. If the applicant has an existing licence, all discharges shall be in compliance with it.
- (f) Prior to the commencement of development the applicant shall submit surface water drainage plans showing the exact location of all drains, manholes, gullies, interceptors, AJs etc., located within the site boundary. The layout shall be in accordance with the Building Regulations.
- (g) All liquid storage areas shall be contained within a watertight bund structure, capable of containing at least 110% of the volume of the largest drum/tank within the bund.
- (h) All surface water runoff from vehicle parking/marshalling areas shall be routed via a petrol/oil/diesel interceptor before discharging to the surface water sewer.

REASON:

In order to comply with the Sanitary Services Acts 1787-1964.

9 The boundary fence as shown in the submitted documents, shall be altered to include a block wall of 0.75 metres high in a material similar to the base wall used in the existing unit. On top of this capped wall shall be a fence as shown in the submitted documents with an overall height including the wall of 2.5 metres high.

REASON:

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

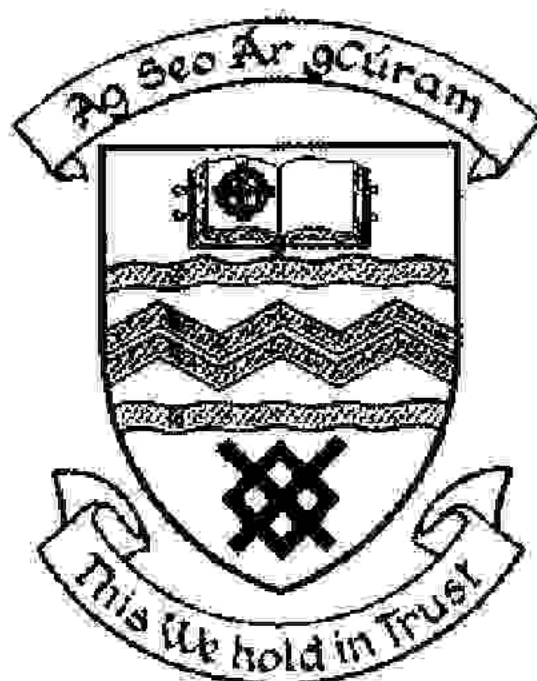
10 That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other

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debris on adjoining roads during the course of the works.

REASON:

To protect the amenities of the area.

11. 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.

12. That a financial contribution in the sum of £3,286 (three thousand two hundred and eighty six pounds) EUR 4,172 (four thousand one hundred and seventy two euros) 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.

13. That a financial contribution in the sum of £8,547 (eight thousand five hundred and forty seven pounds) EUR 10,852 (ten thousand eight hundred and fifty two euros) 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 facilitates 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.

14. That a financial contribution in the sum of £989 (nine hundred and eighty nine pounds) EUR 1,256 (one thousand two hundred and fifty six euros) be paid by the proposer to South Dublin County Council towards the cost of the Lucan/ Palmerstown Water Supply Improvement Scheme which serves this development; this contribution to be paid before the commencement of development on site.

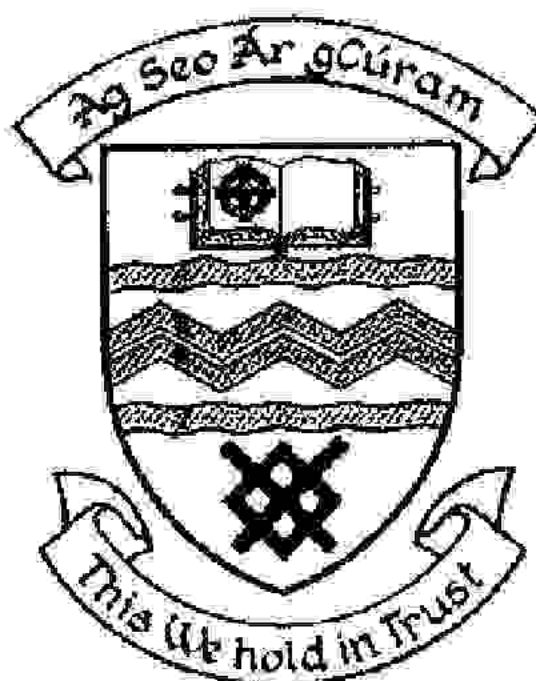
REASON:

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REG. REF. S011001 COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

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

- (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.
- (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.

.....
for SENIOR ADMINISTRATIVE OFFICER

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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 3102	Date of Decision 08/10/2001
Register Reference S01A/0531	Date: 10/08/01

Applicant Linders of Smithfield Ltd.

Development Construction of an internal mezzanine storage area (407 metres squared) and ground floor office storage and central heating and equipment trade show rooms (407 metres squared) with new external windows and doors and associated works.

Location Unit L40, Cherry Orchard Industrial Estate, Dublin 10.

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

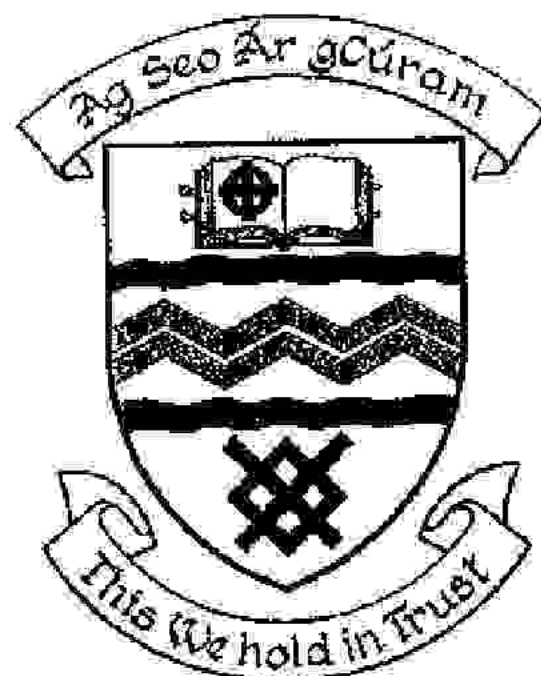
..... 08/10/01
for SENIOR ADMINISTRATIVE OFFICER

DBFL Consulting Engineers
22-23 Holles Street,
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REASON:
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- 6 That off-street car parking facilities and parking for trucks be provided as shown in the submitted plans (drawing number 013044-100).
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- 7 The car parking spaces to be provided are to be clearly marked out and lined with a thermoplastic material.

REASON:

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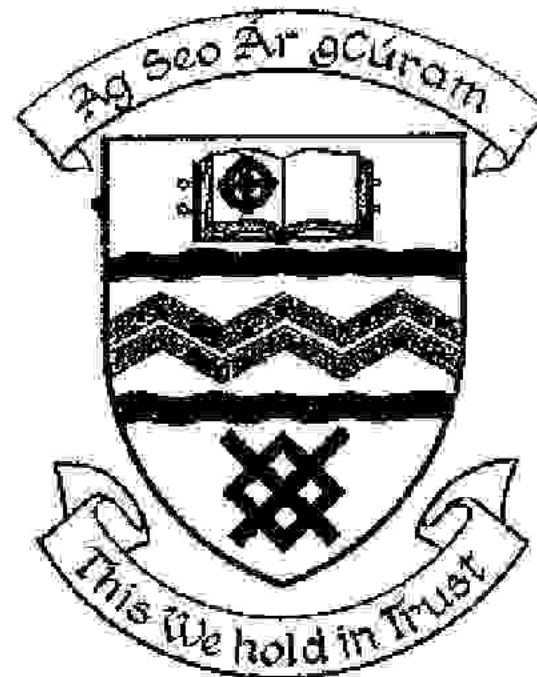
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REASON:

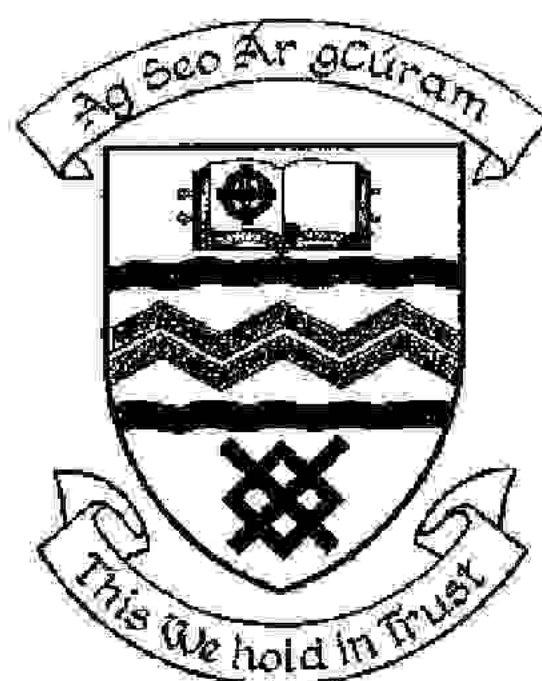
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REASON:

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