

	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/0332	
1. Location	Lands at Lucan/Clondalkin Town Centre, Liffey Valley, Qyarryvale, Dublin 22, bounded by N4 to the north and by Bothar na Life and Ascal na Life to the south and east		
2. Development	Alterations and additions to existing planning permission Reg. Ref. S99A/0948 and shall include the provision of 604m2 of additional office space at ground, first, second and third floor levels and an additional fourth floor level of 1123m2. Also the provision at semi-basement level for no. 32 car parking spaces and an additional 44m2 of sub- stations, plant rooms and auxiliary areas, associated external landscaping, car parking, access roads and auxiliary works.		
3. Date of Application	31/05/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Project Architects Address: The Priory, John Street West,		
5. Applicant	Name: Barkhill Ltd Address: c/o O'Callaghan Properties, 21-23 Lavitts Quay, Cork.		
6. Decision	O.C.M. No. 2722 Date 22/08/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 3059 Date 03/10/2001	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
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Baile Átha Cliath 24

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Project Architects
The Priory,
John Street West,
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 3059	Date of Final Grant 03/10/2001
Decision Order Number 2722	Date of Decision 22/08/2001
Register Reference S01A/0332	Date 31/05/01

Applicant Barkhill Ltd

Development Alterations and additions to existing planning permission Reg. Ref. S99A/0948 and shall include the provision of 604m² of additional office space at ground, first, second and third floor levels and an additional fourth floor level of 1123m². Also the provision at semi-basement level for no. 32 car parking spaces and an additional 44m² of sub-stations, plant rooms and auxiliary areas, associated external landscaping, car parking, access roads and auxiliary works.

Location Lands at Lucan/Clondalkin Town Centre, Liffey Valley, Qyarryvale, Dublin 22, bounded by N4 to the north and by Bothar na Life and Ascal na Life to the south and east

Floor Area 6126.73 Sq Metres
Time extension(s) up to and including 24/08/2001
Additional Information Requested/Received /

A Permission has been granted for the development described above,

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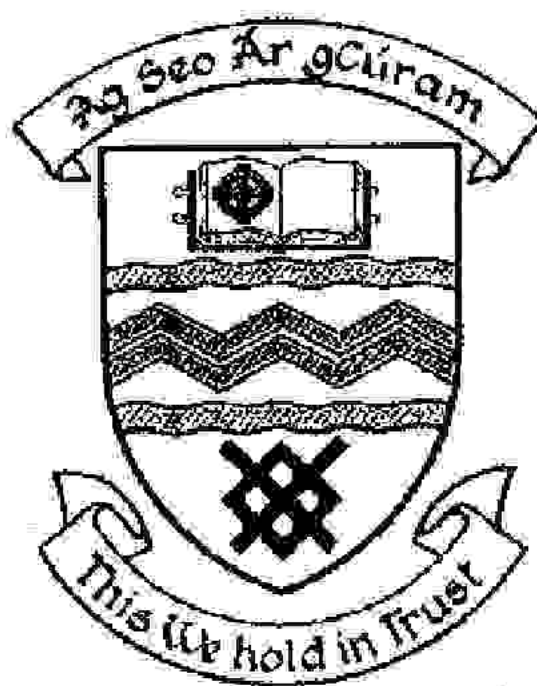
REG REF. S01A/0382

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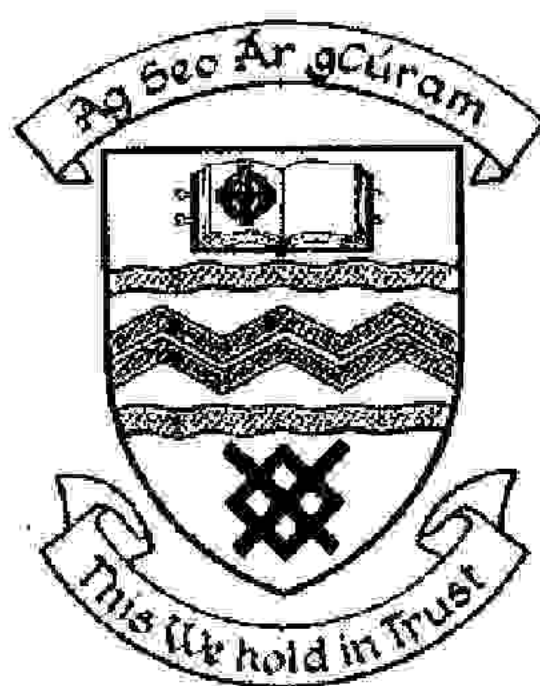
subject to the following (6) Conditions.

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REG. REF. S01A/0982 **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 development commencing the developer shall submit for the written agreement of the Planning Authority, revised drawings to provide for suitable additional setback of a portion of the north elevation of the proposed fourth floor in order to achieve further visual relief and interest in relation to views from the adjacent public road.
Reason In the interest of visual amenity.
- 3 That the proposed development shall otherwise conform with the terms and conditions of planning permission granted under Register Reference S99A/0948.
REASON: In the interest 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. 6, 7, 8, 9, 10 and 11 of Register Reference 93A/1161 (An Bord Pleanála Order No. PL 06S.093483) 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
- 5 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.
In this regard prior to the commencement of development the applicant shall submit a revised watermain layout, for the approval of the Water Services Engineer, Deansrath Depot (Phone: 4570784). This layout shall clearly show watermain sizes, valve, meter and hydrant locations as well as the proposed points of connection to existing watermains. The layout to be in accordance with Part B of 1997 Building Regulations and with "Recommendations for Site Development Works for Housing Areas" published by the Department of the

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REG REF. S012/03/000000

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Environment and Local Government. The watermain shall be a minimum of 100mm in diameter. No part of any building shall be more than 46 m from the nearest hydrant. The new watermain shall be looped or interconnected, to facilitate self-cleansing.

REASON:

In order to comply with the Sanitary Services Acts, 1878 - 1964,

- 6 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. 6, 7, 8, 9, 10 and 11 of Register Reference 93A/1161 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.
- (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.

.....04/10/01
for SENIOR ADMINISTRATIVE OFFICER