

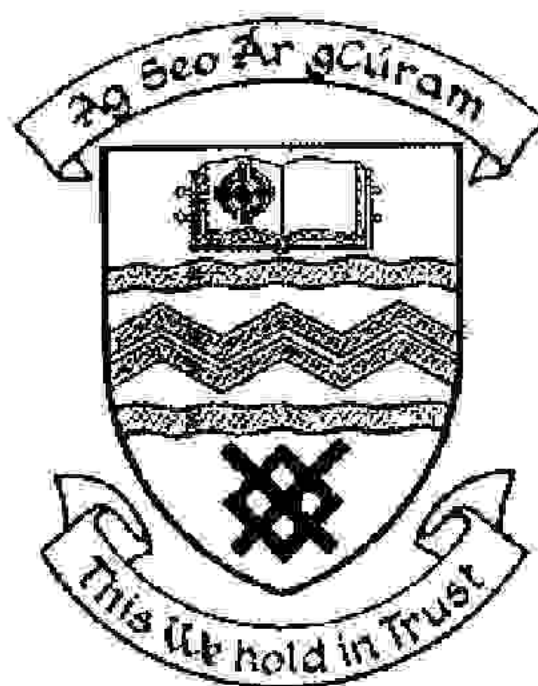
	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No. S01A/0223	
1. Location	Maxol Service Station, Tymon North Road, Tallaght, Dublin 24		
2. Development	(a) Automatic carwash facility and ancillary contingent works. (b) Extension to existing sales building on south and east sides and ancillary contingent works.		
3. Date of Application	17/04/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 14/06/2001 2.	1. 12/11/2001 2.
4. Submitted by	Name: Niall Montgomery & Partners, Address: 27 Merrion Square North, Dublin 2.		
5. Applicant	Name: Maxol Ltd., Address: 3 Custom House Plaza, Irish Financial Service Centre, Dublin 1.		
6. Decision	O.C.M. No. 0061 Date 10/01/2002	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0445 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.
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SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Halla an Chontae, Lár an Bhaile,
Tamhlacht, Baile Átha Cliath 24.

Telefon: 01-414 9230
Facs: 01-414 9104



**PLANNING
DEPARTMENT**
County Hall, Town Centre,
Tallaght, Dublin 24.

Telephone: 01-414 9230
Fax: 01-414 9104

E-Mail: planning.dept@sdblincoco.ie

Niall Montgomery & Partners,
27 Merrion Square North,
Dublin 2.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0445	Date of Final Grant 25/02/2002
Decision Order Number 0061	Date of Decision 10/01/2002
Register Reference S01A/0223	Date 12/11/01

Applicant Maxol Ltd.,

Development (a) Automatic carwash facility and ancillary contingent works.
(b) Extension to existing sales building on south and east sides and ancillary contingent works.

Location Maxol Service Station, Tymon North Road, Tallaght, Dublin 24

Floor Area 151.27 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 14/06/2001 /12/11/2001

A Permission has been granted for the development described above,
subject to the following (11) Conditions.

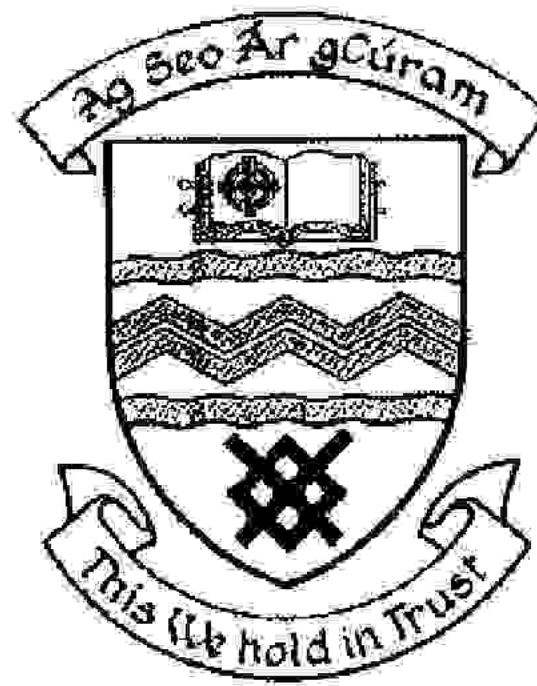
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Halla an Chontae, Lár an Bhaile,
Tamhlacht, Baile Átha Cliath 24.

Telefon: 01-414 9230
Facs: 01-414 9104



PLANNING
DEPARTMENT
County Hall, Town Centre,
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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 as amended by Additional Information received by the Planning Authority on 12/11/01 and unsolicited additional information received on 07/12/01 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 The car wash hereby permitted shall operate only between the hours of 8am and 10pm.
REASON:
In the interest of residential amenity.
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council. In that respect:
 - i) No discharge of trade effluent to sewer, including that from the carwash, 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.
 - ii) All runoff from car wash and petrol pump areas to be routed to foul sewer via an adequate silt trap and petrol/oil/diesel interceptor. Petrol/oil/diesel interceptor to meet the requirements of BS 8301:1985.
 - iii) No buildings shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.
 - iv) Applicant to ensure full and complete separation of foul and surface water systems.
 - v) All pipes shall be laid with a minimum cover of 1.2m in roads, footpaths and driveways, and 0.9m in open space. Where it is not possible to achieve these minimum covers, pipes shall be bedded and surrounded in C20 concrete 150mm thick.
 - vi) 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.
 - vii) 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.

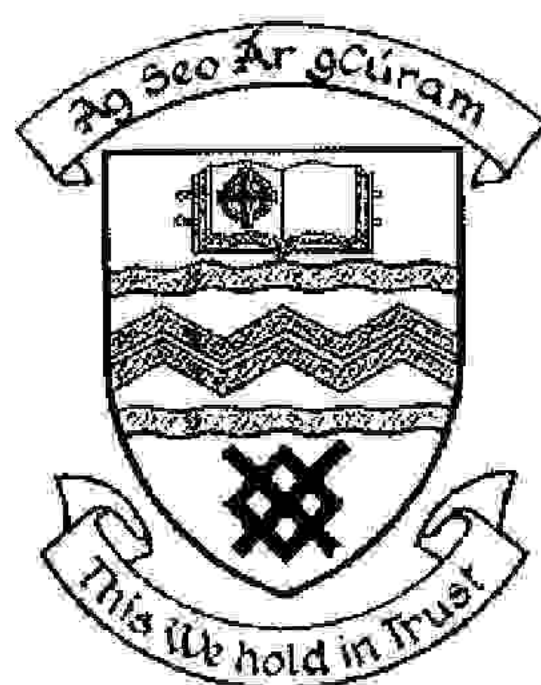
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REG. REF. S01A/0000

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Halla an Chontae, Lár an Bhaile,
Tamhlacht, Baile Átha Cliath 24.

Telefon: 01-414 9230
Facs: 01-414 9104



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Tallaght, Dublin 24.

Telephone: 01-414 9230
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- viii) All surface water run-off from the canopy and other roof area shall be discharged into the surface water system and not the foul as shown. Therefore in this regard prior to the commencement of development the applicant shall submit revised drainage plans showing the exact location of all drains, manholes, gullies, petrol interceptors, AJs etc. located within the site boundary. This layout shall be in accordance with the Building Regulations.
- ix) If not already the case the water supply to the garage and the carwash shall be commercially metered.
- x) Full 24hour water storage shall be provided for the development.
- xi) The connection to and tapping of public watermains shall be carried out by South Dublin County Council personnel at the applicant's prior expense.

REASON:

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

- 4 The total floor area devoted to ancillary retail sales within the petrol station shall not exceed 82.30 sq.m.

REASON:

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

- 5 That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.

REASON:

To protect the amenities of the area.

- 6 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.

- 7 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.

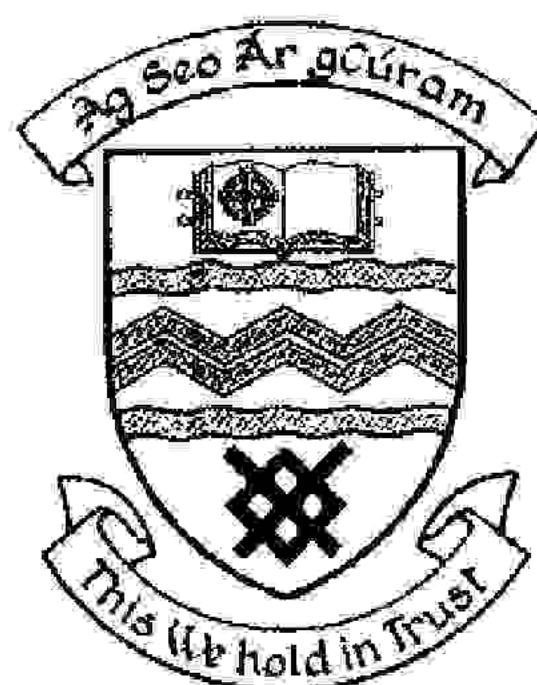
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REG REF. S019/022

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Telefon: 01-414 9230
Facs: 01-414 9104



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- 8 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.
 - 9 That a financial contribution in the sum of EUR 1,012 (one thousand and twelve euro) 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.
 - 10 That a financial contribution in the sum of EUR 2,632 (two thousand six hundred and thirty 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.
 - 11 That a financial contribution in the sum of EUR 2,632 (two thousand six hundred and thirty two euros) be paid by the proposer to South Dublin County Council towards the cost of the Dodder Valley Catchment Drainage Improvement Works which serves this development.
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 the works.
- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.

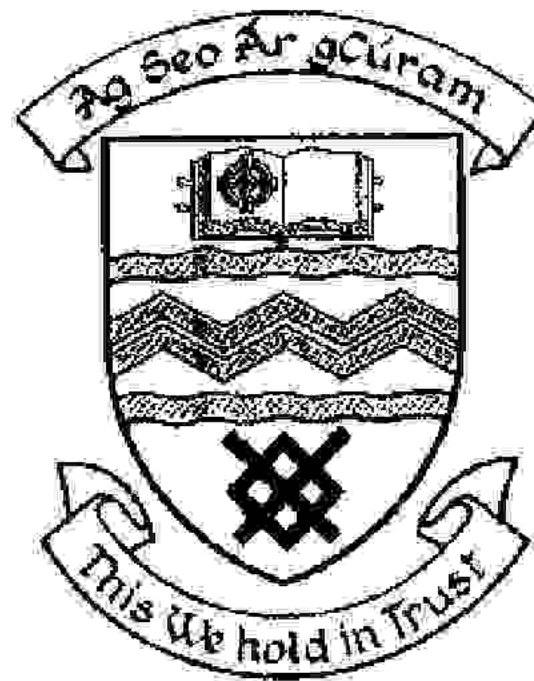
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REG. REF. S012/0127

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Halla an Chontae, Lár an Bhaile,
Tamhlacht, Baile Átha Cliath 24.

Telefon: 01-414 9230
Facs: 01-414 9104



PLANNING
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Tallaght, Dublin 24.

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- (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.


.....26/02/02
for SENIOR ADMINISTRATIVE OFFICER

C

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Halla an Chontae,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104



**PLANNING
DEPARTMENT**
County Hall,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

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

Decision Order Number 0061	Date of Decision 10/01/2002
Register Reference S01A/0223	Date: 17/04/01

Applicant Maxol Ltd.,

Development (a) Automatic carwash facility and ancillary contingent works.
(b) Extension to existing sales building on south and east sides and ancillary contingent works.

Location Maxol Service Station, Tymon North Road, Tallaght, Dublin 24

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 14/06/2001 /12/11/2001

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

..... 10/01/02
for SENIOR ADMINISTRATIVE OFFICER

Niall Montgomery & Partners,
27 Merrion Square North,
Dublin 2.

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COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Halla an Chontae,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
County Hall,
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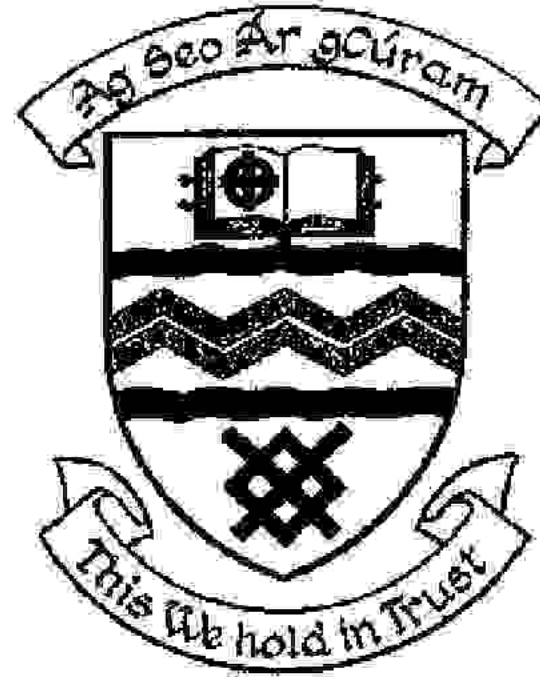
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application as amended by Additional Information received by the Planning Authority on 12/11/01 and unsolicited additional information received on 07/12/01 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 The car wash hereby permitted shall operate only between the hours of 8am and 10pm.
REASON:
In the interest of residential amenity.
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council. In that respect:
 - i) No discharge of trade effluent to sewer, including that from the carwash, 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.
 - ii) All runoff from car wash and petrol pump areas to be routed to foul sewer via an adequate silt trap and petrol/oil/diesel interceptor. Petrol/oil/diesel interceptor to meet the requirements of BS 8301:1985.
 - iii) No buildings shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.
 - iv) Applicant to ensure full and complete separation of foul and surface water systems.
 - v) All pipes shall be laid with a minimum cover of 1.2m in roads, footpaths and driveways, and 0.9m in open space. Where it is not possible to achieve these minimum covers, pipes shall be bedded and surrounded in C20 concrete 150mm thick.
 - vi) All liquid storage areas shall be contained within a

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

Halla an Chontae,
Lár an Bhaile, Tamhlacht,
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Telefon: 01-414 9000
Facs: 01-414 9104



**PLANNING
DEPARTMENT**
County Hall,
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- watertight bund structure, capable of containing at least 110% of the volume of the largest drum / tank within the bund.
- vii) 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.
- viii) All surface water run-off from the canopy and other roof area shall be discharged into the surface water system and not the foul as shown. Therefore in this regard prior to the commencement of development the applicant shall submit revised drainage plans showing the exact location of all drains, manholes, gullies, petrol interceptors, AJs etc. located within the site boundary. This layout shall be in accordance with the Building Regulations.
- ix) If not already the case the water supply to the garage and the carwash shall be commercially metered.
- x) Full 24hour water storage shall be provided for the development.
- xi) The connection to and tapping of public watermains shall be carried out by South Dublin County Council personnel at the applicant's prior expense.

REASON:

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

- 4 The total floor area devoted to ancillary retail sales within the petrol station shall not exceed 82.30 sq.m.

REASON:

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

- 5 That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining roads during the course of the works.

REASON:

To protect the amenities of the area.

- 6 That prior to commencement of development the requirements of the Chief Fire Officer be ascertained and strictly

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COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



Halla an Chontae,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

PLANNING
DEPARTMENT
County Hall,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
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REG REF. S01A/0223

adhered to in the development.

REASON:

In the interest of safety and the avoidance of fire hazard.

- 7 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.

- 8 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.

- 9 That a financial contribution in the sum of EUR 1,012 (one thousand and twelve euro) 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.

- 10 That a financial contribution in the sum of EUR 2,632 (two thousand six hundred and thirty 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.

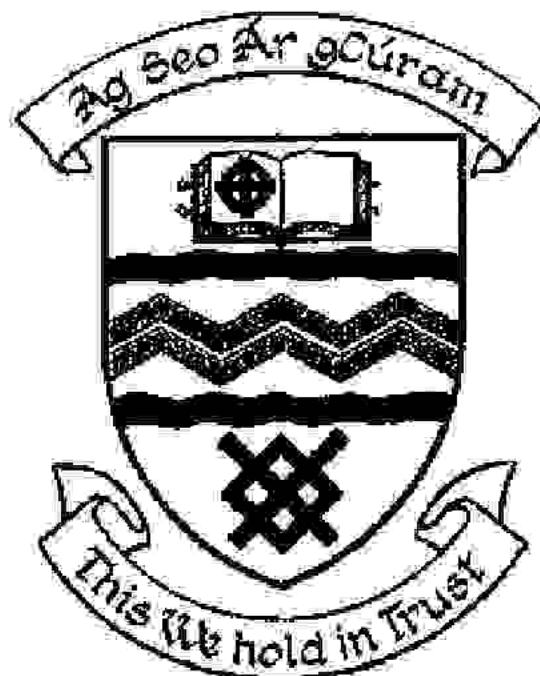
REASON:

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

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Town Centre, Tallaght,
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REG. REF. S01A/0223

improvement works and traffic management schemes
facilitating the proposed development.

- 11 That a financial contribution in the sum of EUR 2,632 (two thousand six hundred and thirty two euros) be paid by the proposer to South Dublin County Council towards the cost of the Dodder Valley Catchment Drainage Improvement Works which serves this development.

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 the works.

	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/0223	
1. Location	Maxol Service Station, Tymon North Road, Tallaght, Dublin 24		
2. Development	(a) Automatic carwash facility and ancillary contingent works. (b) Extension to existing sales building on south and east sides and ancillary contingent works.		
3. Date of Application	17/04/01	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 14/06/2001 2.	1. 2.
4. Submitted by	Name: Niall Montgomery & Partners, Address: 27 Merrion Square North, Dublin 2.		
5. Applicant	Name: Maxol Ltd., Address: 3 Custom House Plaza, Irish Financial Service Centre, Dublin 1.		
6. Decision	O.C.M. No. 2157 Date 14/06/2001	Effect FI REQUEST ADDITIONAL INFORMATION	
7. Grant	O.C.M. No. Date	Effect FI REQUEST ADDITIONAL INFORMATION	
8. Appeal Lodged			
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Registrar

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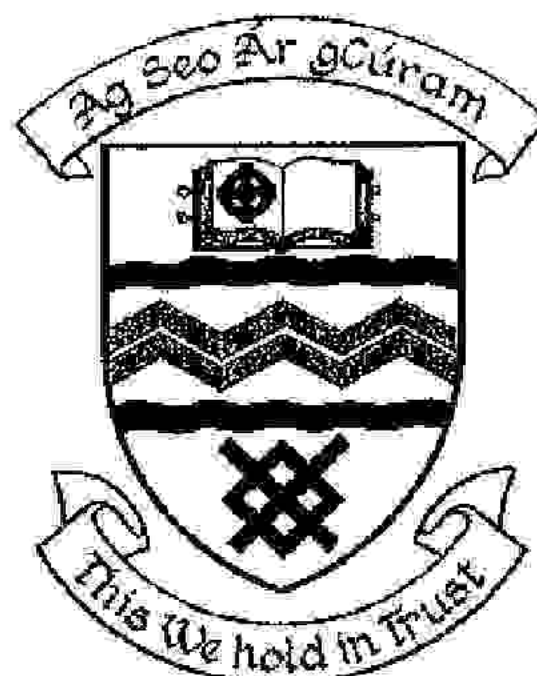
Date

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Telefon: 01-414 9000
Facs: 01-414 9104

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DEPARTMENT**
County Hall,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

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

Decision Order Number 2157	Date of Decision 14/06/2001
Register Reference S01A/0223	Date: 17/04/01

Applicant Maxol Ltd.,
Development (a) Automatic carwash facility and ancillary contingent works.
(b) Extension to existing sales building on south and east sides and ancillary contingent works.

Location Maxol Service Station, Tymon North Road, Tallaght, Dublin 24

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 17/04/01 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1999 and the Planning and Development Act 2000, the following **ADDITIONAL INFORMATION** must be submitted in quadruplicate:

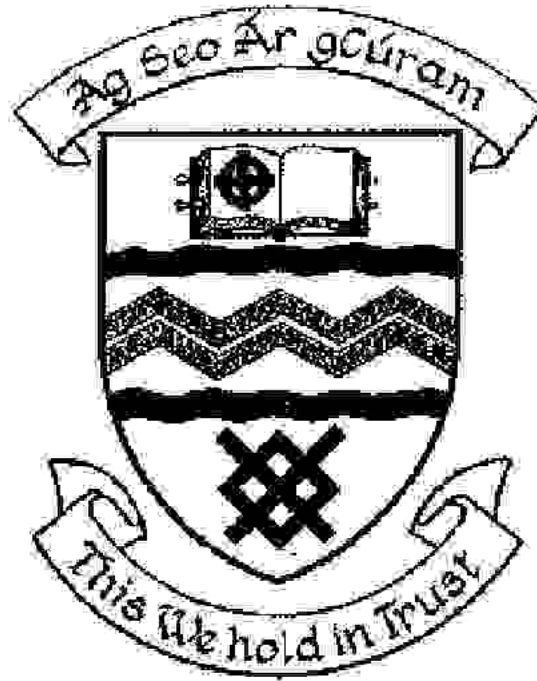
- 1 The applicant is requested to:
 - (i) Provide full details of how it is proposed to restrict the noise level associated with the proposed development at the facade of noise sensitive premises to a level not exceeding background noise level by more than 10dBA for daytime.
 - (ii) Provide full details of the proposed operating hours of the (a) Petrol Station and (b) the carwash facility.
 - (iii) Clarify if the carwash will be operating a tannoy system.
- 2 The proposed extension to the existing sales building would increase the gross floor area by approximately 50-sq.m to

Niall Montgomery & Partners,
27 Merrion Square North,
Dublin 2.

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Halla an Chontae,
Lár an Bhaile, Tamhlacht,
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Telefon: 01-414 9000
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DEPARTMENT**
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Fax: 01-414 9104

REG REF. S01A/0223

134-sq.m. The applicant is requested to clarify what exactly it is proposed to use the proposed extension for; whether the extension or part thereof, would be used to increase the retail floorspace; and whether or not the existing store and office are to be retained.

Signed on behalf of South Dublin County Council

.....*M.T.*.....
for Senior Administrative Officer

14/06/01

	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/0223	
1. Location	Maxol Service Station, Tymon North Road, Tallaght, Dublin 24		
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**PLANNING
DEPARTMENT**
County Hall,
Town Centre, Tallaght,
Dublin 24.

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Register Reference S01A/0223	Date: 17/04/01

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(b) Extension to existing sales building on south and east sides and ancillary contingent works.

Location Maxol Service Station, Tymon North Road, Tallaght, Dublin 24

App. Type Permission

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 - (ii) Provide full details of the proposed operating hours of the (a) Petrol Station and (b) the carwash facility.
 - (iii) Clarify if the carwash will be operating a tannoy system.
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134-sq.m. The applicant is requested to clarify what exactly it is proposed to use the proposed extension for; whether the extension or part thereof, would be used to increase the retail floorspace; and whether or not the existing store and office are to be retained.

Signed on behalf of South Dublin County Council

.....*M.T.*.....
for Senior Administrative Officer

14/06/01