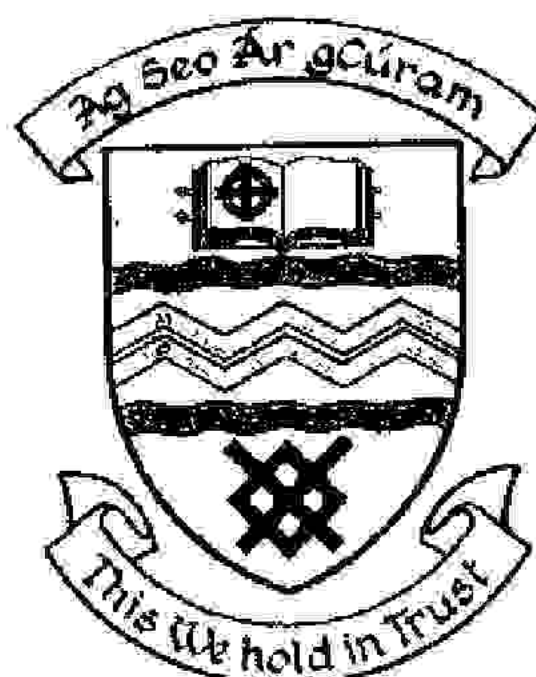


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1999 and Planning & Development Act 2000 Planning Register (Part 1)	Plan Register No. S00A/0917	
1. Location	Robin Hood Road, Fox & Geese, Clondalkin, Dublin 22.		
2. Development	New boiler and compressor house and extension of an existing electrical switchroom.		
3. Date of Application	22/12/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Mr Conor Tierney Address: MW Consultants, Forge House, Forge Hill,		
5. Applicant	Name: Irish Distillers Limited Address: Bow Street Distillery, Smithfield, Dublin 7		
6. Decision	O.C.M. No. 0398 Date 20/02/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0731 Date 06/04/2001	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

Halla an Chontae
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Baile Átha Cliath 24

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Dublin 24

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Mr Conor Tierney
MW Consultants,
Forge House, Forge Hill,
Kinsale Road,
Cork.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0731	Date of Final Grant 06/04/2001
Decision Order Number 0398	Date of Decision 20/02/2001
Register Reference S00A/0917	Date 22/12/00

Applicant Irish Distillers Limited

Development New boiler and compressor house and extension of an existing electrical switchroom.

Location Robin Hood Road, Fox & Geese, Clondalkin, Dublin 22.

Floor Area 166.00 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 (6) 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 the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the South Dublin County Council with regard to the following:

Surface Water:

- Measures shall be taken to protect the existing drain located under the proposed structure.
- Drains which run under the proposed buildings shall comply with the Building Regulations 1997 Technical Guidance Document H (Drainage and Waste Water Disposal).
- No building shall be erected within 5 metres of a public sewer or any sewer with the potential to be taken in charge.
- The applicant shall ensure full and complete separation of foul and surface water systems.

Water Supply:

- There is a watermain complete with tee piece connection running through the proposed development. The applicant shall replace the length of watermain running under the proposed compressor house in HDPE material and a new Tee piece connection shall be located outside the building area.
- The applicant shall lay HDPE length of watermain in suitable sleeve to allow for replacement of or repair at future date as need arises.
- The applicant shall contact the Area Water Engineer at Deansrath prior to commencement of works for further details.
- The connection, and tapping of the Council's watermain shall be carried out by South Dublin County Council personnel at the applicant's prior expense. The applicant is required to provide 24hr storage.

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REASON:

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

- 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 a financial contribution in the sum of £1010 (one thousand and ten pounds) EUR1282 (one thousand two hundred and eighty 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.

- 6 That a financial contribution in the sum of £2625 (two thousand six hundred and twenty five pounds) EUR3333 (three thousand three hundred and thirty three 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.

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- (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.

gk
.....09/04/01
for SENIOR ADMINISTRATIVE OFFICER