

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0492	
1. Location	30a Greenhills Industrial Estate, Tallaght, Dublin 24.		
2. Development	Warehouse unit enclosing existing industrial premises. New unit to be higher and to extend to the western boundary of existing premises		
3. Date of Application	13/07/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: G. F. Murphy & Associates, Address: Consulting Engineers, 19 Hermitage Grove,		
5. Applicant	Name: Eamonn Finn, Address: Allen Removals & Storage, 30a Greenhills Industrial Estate, Tallaght, Dublin 24.		
6. Decision	O.C.M. No. 2075 Date 11/09/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 2436 Date 26/10/2000	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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Baile Átha Cliath 24

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G. F. Murphy & Associates,
Consulting Engineers,
19 Hermitage Grove,
Rathfarnham,
Dublin 16.

NOTIFICATION OF GRANT OF Permission

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Final Grant Order Number 2436	Date of Final Grant 26/10/2000
Decision Order Number 2075	Date of Decision 11/09/2000
Register Reference S00A/0492	Date 13/07/00

Applicant Eamonn Finn,

Development Warehouse unit enclosing existing industrial premises. New unit to be higher and to extend to the western boundary of existing premises

Location 30a Greenhills Industrial Estate, Tallaght, Dublin 24.

Floor Area 0.00 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 (8) 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 The proposed development shall be used solely as a warehouse for the storage of furniture. Any proposal for the change of use of the property whatsoever shall require the benefit of planning permission from the Planning Authority.
REASON:
In order to clarify the permission and in the interests of the proper planning and development of the area.
- 3 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.
 - (a) The developer shall ensure full and complete separation of foul and surface water systems.
 - (b) All pipes shall be laid with a minimum cover of 1.2 metres in roads, footpaths and driveways and 0.9 metres in open space. Where it is not possible to achieve these covers pipes shall be bedded and surrounded in C20 concrete 150mm thick.REASON:
In order to comply with the Sanitary Services Acts, 1878 - 1964.
- 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 (a) During the construction phase of the development, Best Practicable Means shall be employed to minimise air blown dust being emitted from the site. This shall include covering skips and slack-heaps, netting of scaffolding, daily washing down of pavements or other public areas, and any other precautions necessary to prevent dust nuisances. There must be compliance with British Standard B.S.

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- (b) 5228 Noise Control on Construction and Open sites. Smoke, grit, dust, ash, acid spray or liquid droplets shall not be emitted from the premises in such a manner or quantity as to give rise to a nuisance to persons in the neighbourhood.
- (c) Noise due to the normal operation of the proposed, expressed as Laeq over one hour at the site boundary, shall not exceed the background level by 5dBA or more at night or by 10dBA or more during normal working hours. Clearly audible and impulsive tones shall be avoided at night irrespective of the noise level.
- (d) Suitable and adequate staff sanitary accommodation shall be provided. Where there are more than five employees, separate sanitary accommodation shall be provided for male and female.
- (e) Where sanitary facilities are located internally, water closet accommodation; intervening lobbies and bathrooms shall be permanently and independently ventilated to the open air by means of a mechanically aided system.
- (f) Permanent ventilation to the outer air shall be provided in the warehouse unit and offices.
- (g) Facilities for the installation of lighting and heating to all areas of work shall be provided.
- (h) Connections to the public sewer shall be constructed in such a way as not to give rise to a public health nuisance.

REASON:

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

- 6 Materials and external colours and finishes shall match those of the existing structure in the site.

REASON:

In the interest of visual amenity.

- 7 That a financial contribution in the sum of £750 (seven hundred and fifty pounds) EUR 952 (nine hundred and fifty two euros) per each additional 1000 square feet of floor area 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.

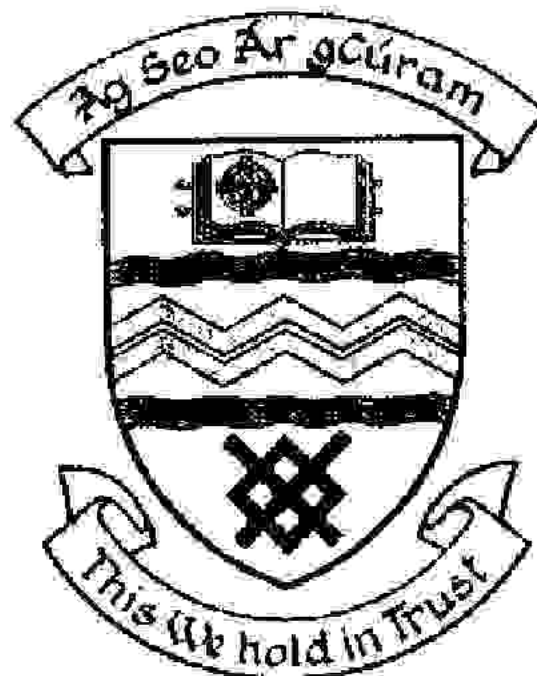
REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered

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reasonable that the developer should contribute towards the cost of providing the services.

- 8 That a financial contribution in the sum of £2,100 (two thousand one hundred pounds) EUR 2,666 (two thousand six hundred and sixty six euros) per each additional 100 square metres of floor area 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.

- (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.


02/11/00
 for SENIOR ADMINISTRATIVE OFFICER

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0492	
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2075	Date of Decision 11/09/2000
Register Reference S00A/0492	Date: 13/07/00

Applicant Eamonn Finn,

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Floor Area Sq Metres

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

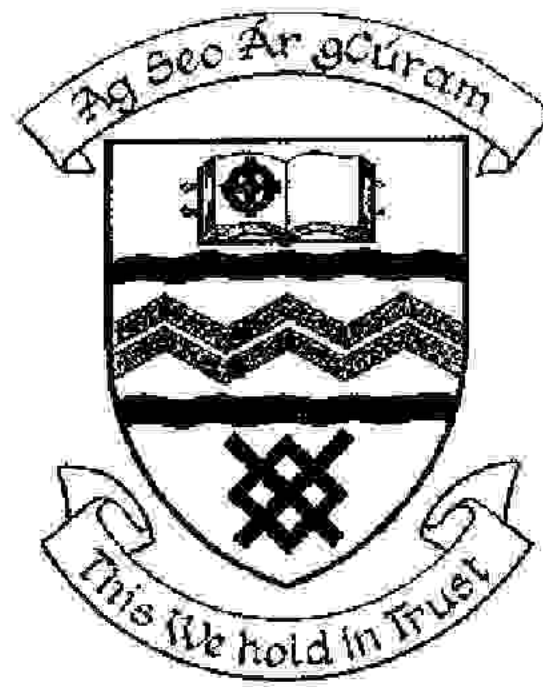
.....*MY*..... 11/09/00
for SENIOR ADMINISTRATIVE OFFICER

G. F. Murphy & Associates,
Consulting Engineers,
19 Hermitage Grove,
Rathfarnham,
Dublin 16.

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REG REF. S00A/0492

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