

	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/0166	
1. Location	Unit 214, Holly Road, Western Industrial Estate, Naas Road, Dublin 12.		
2. Development	An extension on site to side of existing industrial unit.		
3. Date of Application	15/03/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 11/05/2000 2. 14/12/20	1. 19/10/2000 2. 16/02/20
4. Submitted by	Name: Lynch O'Toole Martin Associates, Address: Dodder Park Road, Rathfarnham,		
5. Applicant	Name: Flexo Computer Stationery Limited, Address: Unit 214, Holly Road, Western Industrial Estate, Naas Road, Dublin 12.		
6. Decision	O.C.M. No. 0739 Date 09/04/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1095 Date 24/05/2001	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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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1999
AND PLANNING AND DEVELOPMENT ACT 2000

Decision Order Number 0739	Date of Decision 09/04/2001
Register Reference S00A/0166	Date: 15/03/00

Applicant Flexo Computer Stationery Limited,

Development An extension on site to side of existing industrial unit.

Location Unit 214, Holly Road, Western Industrial Estate, Naas Road,
Dublin 12.

Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received 11/05/2000 /19/10/2000

Clarification of Additional Information Requested/Received 14/12/2000 / 16/02/
2001

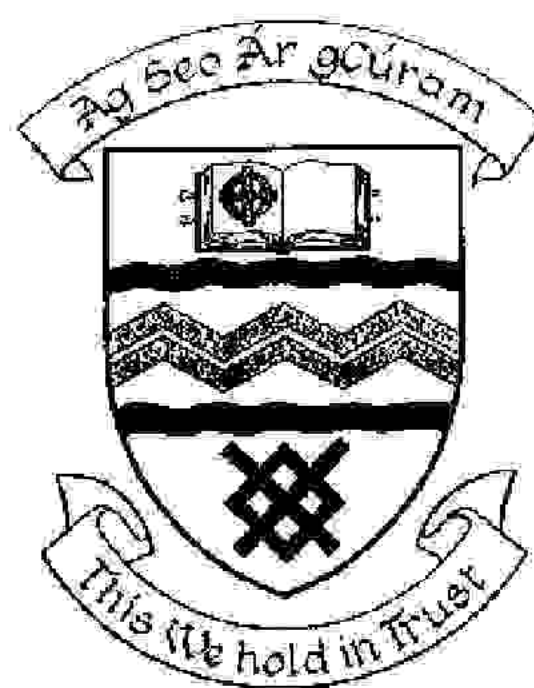
In pursuance of its functions under the above mentioned Acts, the South Dublin County Council, being the Planning Authority for the County Health District of Dublin, did by Order dated as above make a **DECISION TO GRANT PERMISSION** in respect of the above proposal.

Subject to the conditions (9) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

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

Lynch O'Toole Martin Associates,
Dodder Park Road,
Rathfarnham,
Dublin 14.

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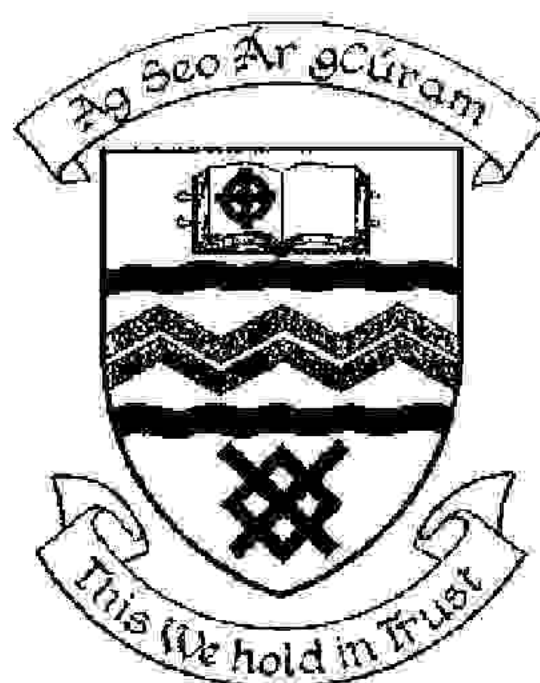
Conditions and Reasons

- 1 The development to be carried out in its entirety in accordance with the plans, particulars and specifications lodged with the application and Unsolicited Additional Information lodged on the 4/4/2000 and as amended by Additional Information lodged on the 19/10/2000 and Clarification of Additional Information lodged on the 16/02/2001, 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 all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
- 3 All existing and additional car park spaces to be provided as shown in the submitted documents and plans to be clearly marked out.
REASON:
In the interest of safety and amenity.
- 4 The following requirements of the Environmental Services Department are to be met in full:
 - (a) No building shall be located within 5m of a public sewer or any sewer with the potential to be taken in charge.
 - (b) No building shall be located within 8m of the 600mm watermain in Oak Road.
 - (c) The applicant is to ensure full and complete separation of foul and surface water systems.
 - (d) 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.
 - (e) No discharge of trade effluent to 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

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already has such a licence, all discharge shall be in compliance with it.

(f) The water supply to the unit shall be commercially metered if this is not the case already.

(g) Full 24-hour water storage to be provided for the unit.

REASON:

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

- 5 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.

- 6 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.

- 7 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.

- 8 That a financial contribution in the sum of £3,241 (three thousand two hundred and forty one pounds) Eur 4,116 (four thousand one hundred and sixteen 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.

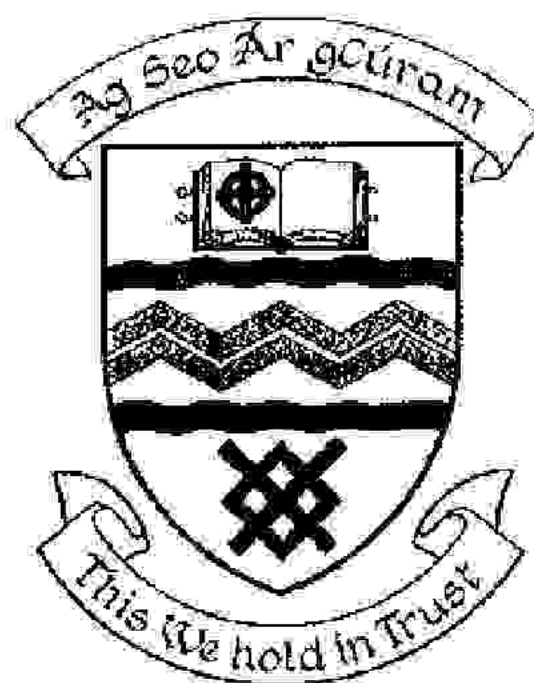
REASON:

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

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

- 9 That a financial contribution in the sum of £8,432 (eight thousand four hundred and thirty two pounds) Eur 10,706 (ten thousand seven hundred and six 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.

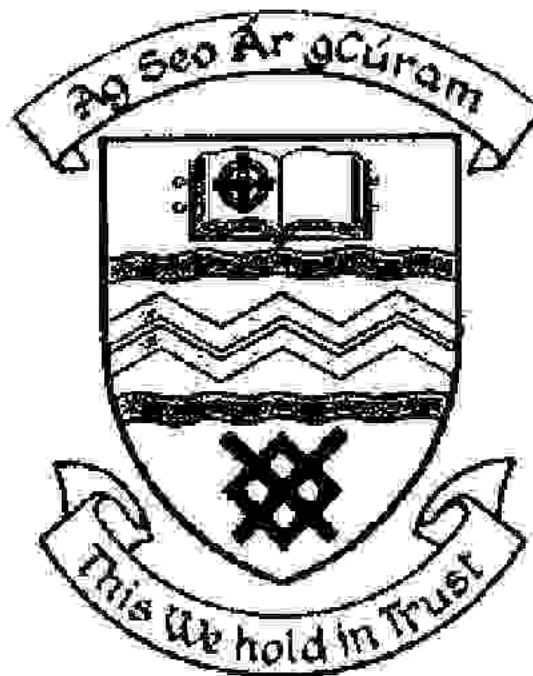
REASON:

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.

	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/0156	
1. Location	Unit 214, Holly Road, Western Industrial Estate, Naas Road, Dublin 12.		
2. Development	An extension on site to side of existing industrial unit.		
3. Date of Application	15/03/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 11/05/2000 2. 14/12/20	1. 19/10/2000 2. 16/02/20
4. Submitted by	Name: Lynch O'Toole Martin Associates, Address: Dodder Park Road, Rathfarnham,		
5. Applicant	Name: Flexo Computer Stationery Limited, Address: Unit 214, Holly Road, Western Industrial Estate, Naas Road, Dublin 12.		
6. Decision	O.C.M. No. 0739 Date 09/04/2001	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1095 Date 24/05/2001	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement		Compensation	Purchase Notice
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(F)

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Lynch O'Toole Martin Associates,
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Rathfarnham,
Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1095	Date of Final Grant 24/05/2001
Decision Order Number 0739	Date of Decision 09/04/2001
Register Reference S00A/0166	Date 16/02/01

Applicant Flexo Computer Stationery Limited,

Development An extension on site to side of existing industrial unit.

Location Unit 214, Holly Road, Western Industrial Estate, Naas Road,
Dublin 12.

Floor Area 401.58 Sq Metres

Time extension(s) up to and including

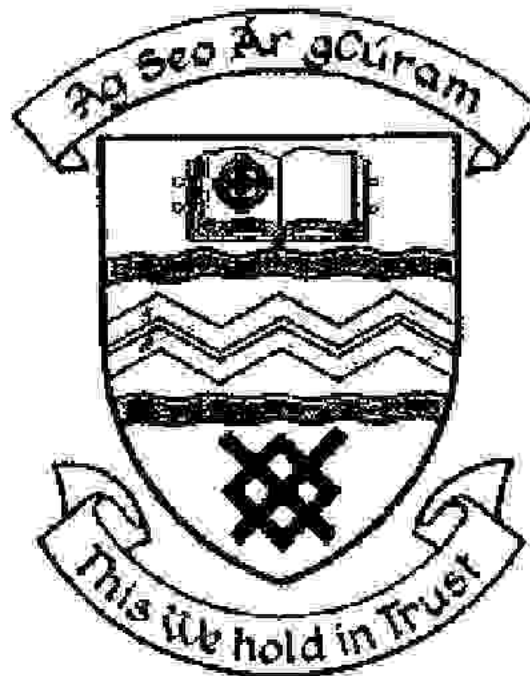
Additional Information Requested/Received 11/05/2000 /19/10/2000

A Permission has been granted for the development described above,
subject to the following (9) 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 and Unsolicited Additional Information lodged on the 4/4/2000 and as amended by Additional Information lodged on the 19/10/2000 and Clarification of Additional Information lodged on the 16/02/2001, 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 all external finishes harmonise in colour and texture with the existing premises.

REASON:

In the interest of visual amenity.

- 3 All existing and additional car park spaces to be provided as shown in the submitted documents and plans to be clearly marked out.

REASON:

In the interest of safety and amenity.

- 4 The following requirements of the Environmental Services Department are to be met in full:

- (a) No building shall be located within 5m of a public sewer or any sewer with the potential to be taken in charge.
- (b) No building shall be located within 8m of the 600mm watermain in Oak Road.
- (c) The applicant is to ensure full and complete separation of foul and surface water systems.
- (d) 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.
- (e) No discharge of trade effluent to 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 already has such a licence, all discharge shall be in compliance with it.
- (f) The water supply to the unit shall be commercially metered if this is not the case already.
- (g) Full 24-hour water storage to be provided for the unit.

REASON:

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

- 5 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.

- 6 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.

- 7 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.

- 8 That a financial contribution in the sum of £3,241 (three thousand two hundred and forty one pounds) Eur 4,116 (four thousand one hundred and sixteen 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.

- 9 That a financial contribution in the sum of £8,432 (eight thousand four hundred and thirty two pounds) Eur 10,706 (ten thousand seven hundred and six 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.

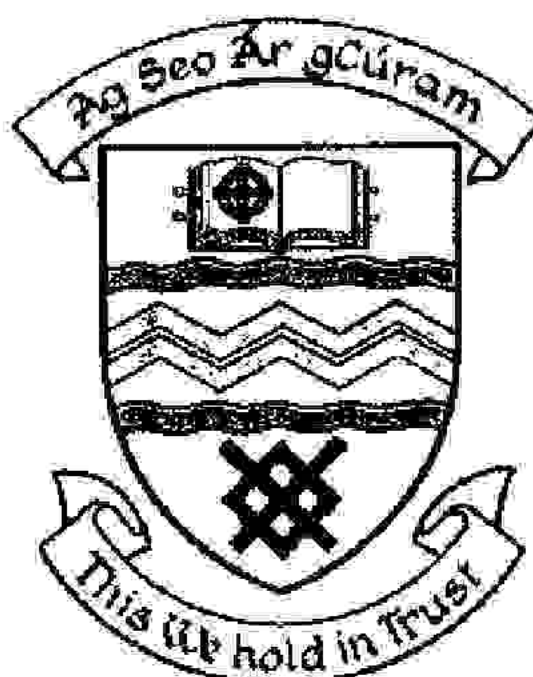
REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or

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that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed development.

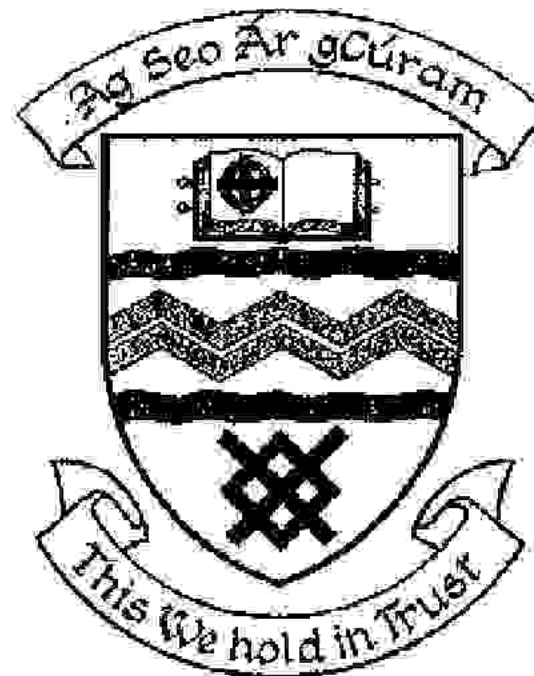
- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, 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.


.....24/05/01
for SENIOR ADMINISTRATIVE OFFICER

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0166	
1. Location	Unit 214, Holly Road, Western Industrial Estate, Naas Road, Dublin 12.		
2. Development	An extension on site to side of existing industrial unit.		
3. Date of Application	15/03/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 11/05/2000 2. 14/12/20	1. 19/10/2000 2.
4. Submitted by	Name: Lynch O'Toole Martin Associates, Address: Dodder Park Road, Rathfarnham,		
5. Applicant	Name: Flexo Computer Stationery Limited, Address: Unit 214, Holly Road, Western Industrial Estate, Naas Road, Dublin 12.		
6. Decision	O.C.M. No. 2732 Date 14/12/2000	Effect FC SEEK CLARIFICATION OF ADDITIONAL INFO.	
7. Grant	O.C.M. No. Date	Effect FC SEEK CLARIFICATION OF ADDITIONAL INFO.	
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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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2732	Date of Decision 14/12/2000
Register Reference S00A/0166	Date 15/03/00

Applicant Flexo Computer Stationery Limited,
App. Type Permission
Development An extension on site to side of existing industrial unit.

Location Unit 214, Holly Road, Western Industrial Estate, Naas Road,
Dublin 12.

Dear Sir / Madam,

With reference to your planning application, additional information received on 19/10/00 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning and Development) Acts 1963 - 1993, the following Clarification of Additional Information must be submitted in quadruplicate:

- 1 In relation to an adjacent 150mm watermain Point 6 of the request for Additional Information required to submit "written evidence of permission to divert a private watermain from the owner/s", the applicant should now submit same.
- 2 In relation to an adjacent 600mm watermain Point 7 of the request for Additional Information required "the applicant to show clearly on a drawing location of proposed development relative to the 600mm watermain clearly showing a set back of the development of 8m", the applicant should now submit same.

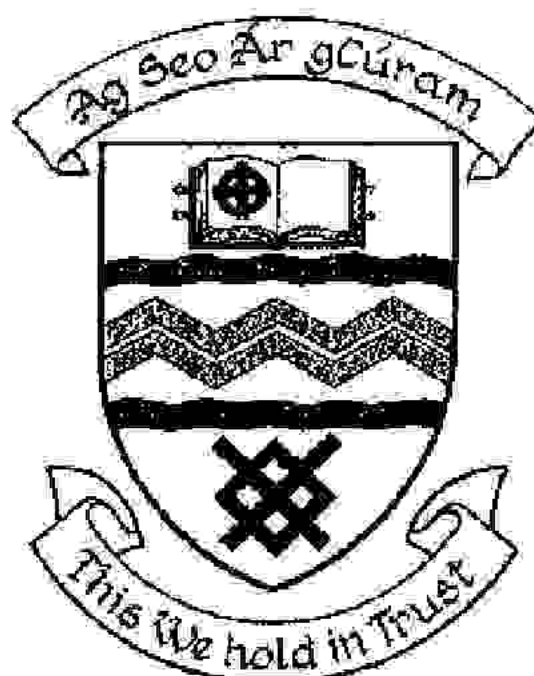
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Dodder Park Road,
Rathfarnham,
Dublin 14.

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- 3 The applicant shall submit to South Dublin County Council written evidence of permission to divert the private 225mm foul sewer from the owner/s.
- 4 The applicant shall submit written evidence of permission to divert the private 375mm surface water sewer from the owner/s.

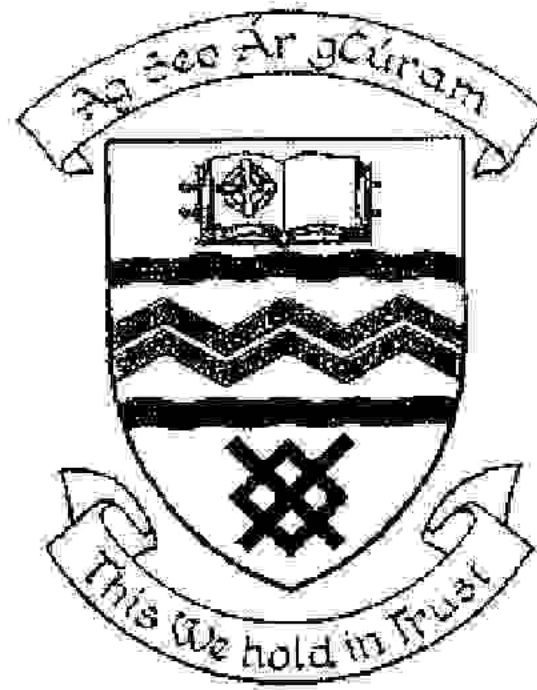
Please mark your reply "CLARIFICATION OF ADDITIONAL INFORMATION" and quote the Planning Reg Ref. No. given above.

Yours faithfully

.....M7.....
for SENIOR ADMINISTRATIVE OFFICER

14/12/00

SOUTH DUBLIN COUNTY COUNCIL
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LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 1018	Date of Decision 11/05/2000
Register Reference S00A/0166	Date: 15/03/00

Applicant Flexo Computer Stationery Limited.
Development An extension on site to side of existing industrial unit.

Location Unit 214, Holly Road, Western Industrial Estate, Naas Road,
 Dublin 12.

App. Type Permission

Dear Sir/Madam,

With reference to your planning application, received on 15/03/00 in connection with the above, I wish to inform you that before the application can be considered under the Local Government (Planning & Development) Acts 1963-1993, the following ADDITIONAL INFORMATION must be submitted in quadruplicate:

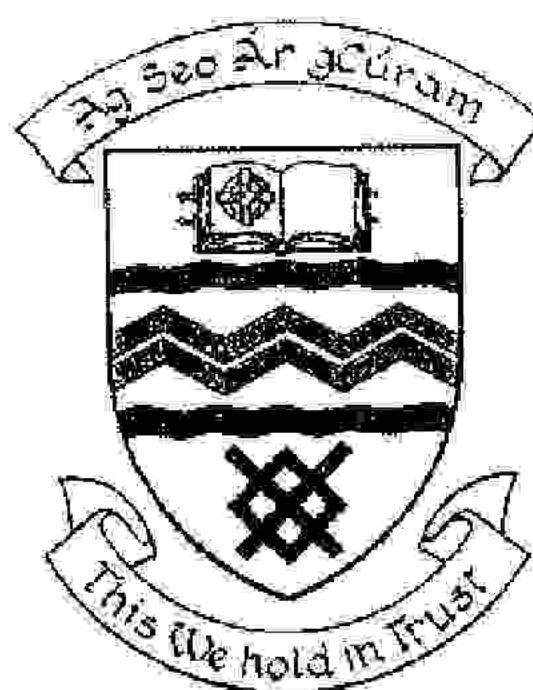
- 1 The applicant shows proposed development within 5m of a 225mm diameter foul sewer. Drawing 13942/SL-2 and Drawing 13942/SK-02 indicates a setback of less than 4m. This is not acceptable. The applicant shall show revised proposal to show a clear setback of 5m minimum, either by amending the development or proposing an acceptable diversion. The applicant shall also submit full details of existing and proposed foul drainage from Unit 214, up to and including connection to sewer.
- 2 The applicant is advised that no building is to be within 5m of public sewer or sewer with potential to be taken in charge.
- 3 The applicant to ensure full and complete separation of foul and surface water systems.
- 4 The applicant to ensure that 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

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Rathfarnham,
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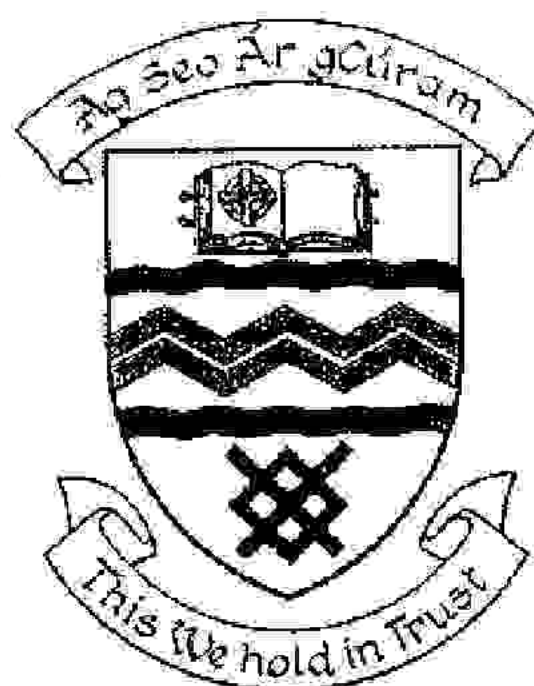
these minimum covers, pipes shall be bedded and surrounded in C20 concrete 150mm thick.

- 5 The applicant shows the proposed development within 5m of a 375mm diameter surface water sewer. Drawing 13942/SL-2 and drawing 13942/SK-02 indicates a setback of less than 3m. This is not acceptable. The applicant shall show revised proposal to show a clear setback of 5m minimum, either by amending the development or proposing an acceptable diversion. The applicant shall also submit full details of existing and proposed surface water drainage from unit 214, up to and including connection to sewer.
- 6 The applicant proposes diversion of a 150mm diameter watermain. This watermain is not taken in charge. Applicant is required to submit details of the proposed diversion and written evidence of permission to divert a private watermain from the owner/s. Applicant also to submit full details of existing and proposed amendments if any, to water supply to Unit 214.
- 7 The applicant is advised that there is a 600mm watermain north of the proposed development in Oak Road which appears to be within 8m of the proposed development. Applicant to show accurately on a drawing location of proposed development relative to the 600mm watermain clearly showing a set back of the development of 8m.
- 8 The applicant is advised that no building to lie within 5m of watermain less than 225mm diameter and within 8m of watermain greater than 225mm diameter.
- 9 The applicant to ensure that the layout shall be in accordance with Part B of 1997 Building Regulations.
- 10 The applicant shall provide a site layout plan, showing the existing and proposed car parking arrangements. The applicant is advised that the extra parking requirement for this extension for Flexo Computer Ltd. is 11 no. spaces but no extra spaces have been provided. The applicant shall show how he intends to comply with the above.
- 11 The applicant shall submit details of landscaping and boundary treatment to the site.

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Signed on behalf of South Dublin County Council

LA
.....
For Senior Administrative Officer

11/05/00