

	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S00A/0023	
1. Location	Elmfield Industrial Estate, Ninth Lock Road, Clondalkin, Dublin 22.		
2. Development	Revision to previously approved development (Reg.Ref. S99A/0700), to alter ten no. bedroom units from single to two bedroom units at first, second and penthouse levels and additional 105 sq.m of office based industrial units at ground level.		
3. Date of Application	19/01/00	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Salmon Hynes & Associates Architects, Address: 45 Temple Road, Blackrock,		
5. Applicant	Name: S.H.S. Sales & Marketing Ltd., Address: Elmfield Industrial Estate, Ninth Lock Road, Clondalkin, Dublin 22.		
6. Decision	O.C.M. No. 0534 Date 15/03/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 863 Date 26/04/2000	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

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Date

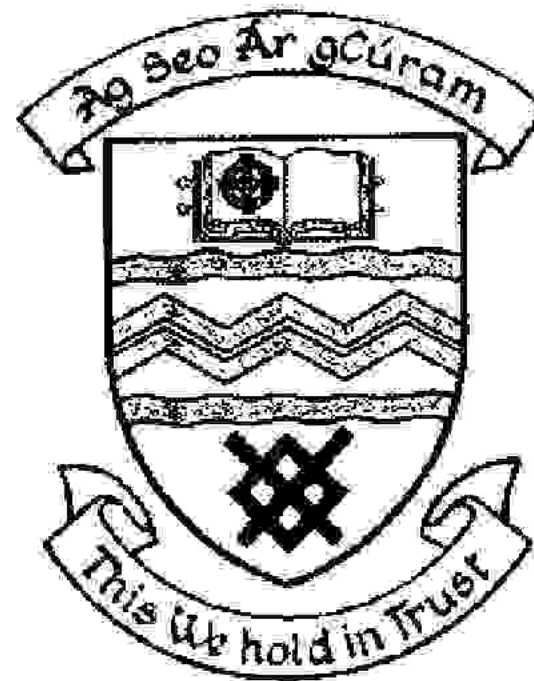
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Receipt No.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

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Salmon Hynes & Associates Architects,
45 Temple Road,
Blackrock,
Co. Dublin.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 863	Date of Final Grant 26/04/2000
Decision Order Number 0534	Date of Decision 15/03/2000
Register Reference S00A/0023	Date 19/01/00

Applicant S.H.S. Sales & Marketing Ltd.,

Development Revision to previously approved development (Reg.Ref. S99A/0700), to alter ten no. bedroom units from single to two bedroom units at first, second and penthouse levels and additional 105 sq.m of office based industrial units at ground level.

Location Elmfield Industrial Estate, Ninth Lock Road, Clondalkin, Dublin 22.

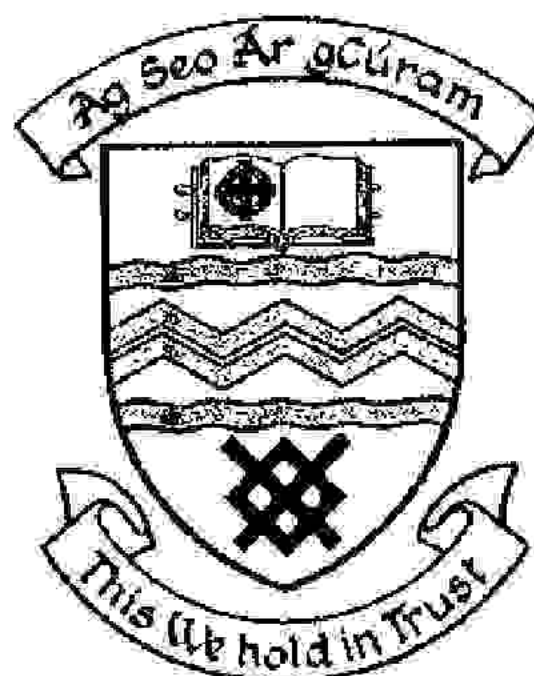
Floor Area 191000.00 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

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. The development shall be carried out in conformity with the terms and conditions of the planning permission granted under Reg. Ref. S99A/0700, save as amended to conform with the provisions indicated in the plans lodged with South Dublin County Council on 19/01/2000 and on 31/01/2000 in connection with this application.
REASON:
In the interest of the proper planning and development of the area.
3. Prior to the commencement of development, the applicant shall submit an amended drainage layout, including pipe sizes, gradients, cover and invert levels, up to and including connection to the public sewer, for the approval of the Planning Authority. The applicant is advised to contact the area engineer, Environmental Services Department, to discuss any issues arising from the required amended drainage layout.
REASON:
In the interest of the proper planning and development of the area.
4. That arrangements be 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. 18, 19, 20 and 21 of Register Reference S99A/0700, arrangements to be made prior to commencement of 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 provision of services and prevent disamenity in the development.
5. That an additional financial contribution in the sum of £847 (eight hundred and forty seven pounds) EUR 1,075 (one thousand and seventy five euros) be paid by the proposer to

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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 an additional financial contribution in the sum of £2,205 (two thousand two hundred and five pounds) EUR 2,800 (two thousand eight hundred 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.

- (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.

Ennion Cowley 02/05/00
 for SENIOR ADMINISTRATIVE OFFICER

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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 0534	Date of Decision 15/03/2000
Register Reference S00A/0023	Date: 19/01/00

Applicant S.H.S. Sales & Marketing Ltd.,

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Floor Area Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

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

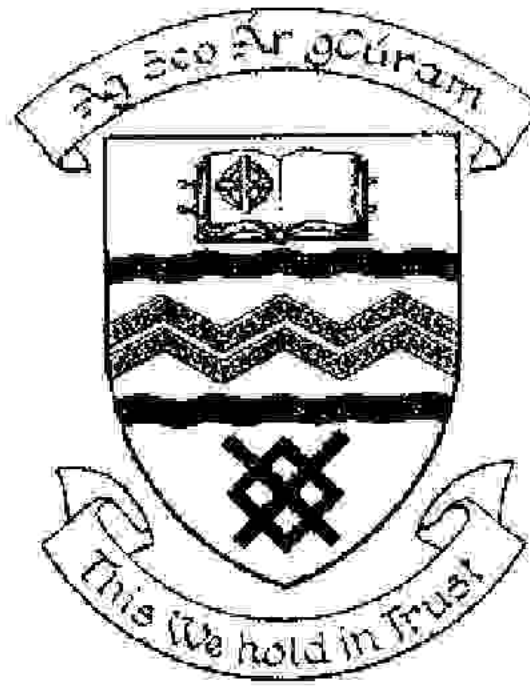
..... 15/03/00
for SENIOR ADMINISTRATIVE OFFICER

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REG REF. S00A/0023

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