

COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference P.C. 13460/11249	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE R. A. 946
1. LOCATION	Units 70, 80, 90, 100 Western Industrial Estate, Naas Road, Fox and Geese		
2. PROPOSAL	Advance Construction of 4 Units		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 7th June, 1978	Date Further Particulars (a) Requested 1. 2. (b) Received 1. 2.
4. SUBMITTED BY	Name Western Contractors Limited, Address Greenhills Road, Walkinstown, Dublin 12		
5. APPLICANT	Name Western Contractors Limited, Address Greenhills Road, Walkinstown, Dublin 12.		
6. DECISION	O.C.M. No. P/2975/78 Date 2/8/78	Notified 3rd August, 1978 Effect To Grant Permission	
7. GRANT	O.C.M. No. P/3490/78 Date 25/9/78	Notified 25th September, 1978 Effect Permission Granted	
8. APPEAL	Notified Type	Decision Effect	
9. APPLICATION SECTION 26 (3)	Date of application	Decision Effect	
10. COMPENSATION	Ref. in Compensation Register		
11. ENFORCEMENT	Ref. in Enforcement Register		
12. PURCHASE NOTICE			
13. REVOCATION or AMENDMENT			
14.			
15.			
16.			
Prepared by		Copy issued by Registrar	
Checked by		Date	
Grid Ref.	O.S. Sheet	Co. Accts. Receipt No.	

DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 143/145)

PLANNING DEPARTMENT,
46 - 49 DAME STREET,
DUBLIN 2.

Notification of Grant of Permission/Approval

Local Government (Planning and Development) Acts, 1963 & 1976

To: **Western Contractors Ltd.,**
Greenhills Road,
Wickinowen,
Dublin 12.

Decision Order
Number and Date **P/2275/76: 2/8/78**

Register Reference No. **R.A. 846**
13460/11249

Planning Control No. **7/6/78**

Application Received on **7/6/78**

Applicant **Western Contractors Ltd.**

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

Proposed advance blocks 70, 80, 90, and 100 at Western Industrial Estate,
Warr Road, Dublin 12.

CONDITIONS

1. That the development be carried out and completed strictly in accordance with the plans and specification lodged with the application save as is in the conditions hereunder otherwise required.
2. That before development commences approval under the Building Bye-laws be obtained and all conditions of that approval be observed in the development.
3. That the requirements of the Chief Medical Officer be adhered to and in the development.
4. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development. The premises are not to be occupied until the Chief Fire Officer's requirements are met.
5. That the water supply and drainage arrangements be in accordance with the requirements of the Sanitary Authority.
6. That no industrial effluent be permitted without prior grant of approval from Planning Authority.
7. That off-street car parking facilities and parking for trucks be provided in accordance with requirements of Development Plan Standards. A minimum circulation aisle of 20-ft must be provided.

REASONS FOR CONDITIONS

1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. In order to comply with the Sanitary Services Acts, 1878-1964.
3. In order to comply with the requirements of the Sanitary Authority.
4. In the interests of public safety and the avoidance of fire hazard.
5. In order to comply with the Sanitary Services Acts, 1878-1964.
6. In the interests of health.
7. In the interest of the proper planning and development of the area.

Continued/...

on behalf of the Dublin County Council:

for Principal Officer

Date:

25 SEP 1978

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

FUTURE PRINT

The area between the building and the road is not to be used for truck parking or other large purposes but must be used solely for landscaping and car parking.

9. Details of landscaping and boundary treatment to be submitted for approval to Planning Authority and work thereon completed prior to occupation of units.

10. That no advertising structure or sign be erected except those which are exempted development, without prior approval of the Planning Authority.

11. That individual user permission be sought and granted in respect of each unit when client is known.

12. That the proposed structures must not be occupied until the following requirements of the Roads Engineer have been adhered to:-

(a) The section of Knockmitten Lane between the site and Killeen Road to be improved to the standard required by the Roads Engineer and as imposed as a condition of the Minister's Order (PL 6/5/31554) dated 15/1/78.

(b) The North/South Local Distributor adjacent to Blocks 1 and 2 to be completed from Knockmitten Lane to the District Distributor Road to the satisfaction of the Roads Engineer.

(c) The District Distributor Road to be constructed from its junction with the Local Distributor to the western limit of Phase 3 of the development as required by the Minister's Order (PL 6/5/31554), dated 15/1/78, and as defined in previous grants of permission.

13. That a financial contribution in the sum of £3,405 (Three thousand, four hundred and five pounds) be paid by the proposer to the 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.

14. That the arrangements made for the lodgement of the Insurance Company Bond required by Condition No. 15 of Order No. P/4357/77, dated 5/12/77, be strictly adhered to in respect of this development.

15. That Unit 70, Unit 80 and Unit 90 be used solely for warehousing and ancillary office accommodation.

6. In the interests of the proper planning and development of the area.

7. In the interests of amenity.

10. In the interests of the proper planning and development of the area.

11. In the interests of the proper planning and development of the area.

12. In the interests of the proper planning and development of the area.

13. 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 cost of providing the services.

14. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.

15. The proposed carparking along the 20-ft. circulation strip is unacceptable.

Cont'd/Over...

For Principal Officer.

DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 143/145)

PLANNING DEPARTMENT,
46-49 DAME STREET,
DUBLIN 2.

R/3490/78

Notification of Grant of Permission/Approval Local Government (Planning and Development) Acts, 1963 & 1976

To: **Western Contractors Limited,
Greenhills Road,
Walkinstown,
DUBLIN 12.**

Decision Order **7/1975/74; 2/0/78**
Number and Date

Register Reference No. **Ref. 948**

Planning Control No. **13450/11249**

Application Received on **7/6/78**

Applicant **Western Contractors Limited,**

A PERMISSION/APPROVAL has been granted for the development described below subject to the undermentioned conditions.

**Proposed advance Blocks 70, 80, 90, and 100 at Western Industrial Estate, Kess Road,
Dublin 12.**

CONDITIONS

- I. That the 20-ft. circulation aisle along the northern boundary of Unit 100 be reserved solely for circulation purposes and the seven proposed car parking spaces in that area to be omitted. The manufacturing content of the unit to be reduced accordingly.
- II. The applicant is advised that part of unit 100 is located only 20-ft. from the adjoining District Distributor Road and he should take the necessary steps to maintain noise levels in this area.

REASONS FOR CONDITIONS

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

on behalf of the Dublin County Council:

For
for Principal Officer

Date: **25 SEP 1978**

Approval of the Council under Building Bye-Laws must be obtained before the development is commenced and the terms of approval must be complied with in the carrying out of the work.

FUTURE PRINT