

## COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference <b>P.C.10065</b>	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 <b>PLANNING REGISTER</b>		REGISTER REFERENCE <b>RA1616</b> <b>S</b>
1. LOCATION	Sitecast Industrial Estate, Ballyfermot Road, Cherry Orchard, Co. Dublin		
2. PROPOSAL	Advance terraced warehouse Units		
3. TYPE & DATE OF APPLICATION	TYPE  <b>P.</b>	Date Received  <b>28.9.78</b>	Date Further Particulars (a) Requested 1. <b>28/11/78</b> 2. _____ (b) Received 1. _____ 2. _____
4. SUBMITTED BY	Name <b>Sitecast (Ireland Limited)</b> Address <b>6 Mount Street Crescent, Dublin 2</b>		
5. APPLICANT	Name <b>do.</b> Address _____		
6. DECISION	O.C.M. No. <b>PA/3035/79</b> Date <b>28th August, 1979</b>	Notified <b>28th August, 1979</b> Effect <b>To grant permission</b>	
7. GRANT	O.C.M. No. <b>PBD/264/79</b> Date <b>15th October 1979</b>	Notified <b>15th October 1979</b> Effect <b>Permission granted</b>	
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: **Rehan Construction Management Ltd.,**  
**5 Mount Street Crescent,**  
**Dublin 2.**

Decision Order  
Number and Date **PA/3035/79, 29/8/79**

Register Reference No. **R.A. 1616**

Planning Control No. **P.C. 10055**

Application Received on **29/6/79**

Applicant **Sitacast (Ireland) Ltd.**

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

**Proposed advance construction of 3 Industrial Units at Sitacast Industrial Estate,**  
**Ballyfermot, Dublin 10.**

CONDITIONS	REASONS FOR CONDITIONS
<p>1. Subject to the conditions of this permission, that the development be carried out and completed strictly in accordance with the plans and specifications lodged with the application.</p> <p>2. That before development commences, Building Bye-laws approval shall be obtained and any conditions of such approval shall be observed in the development.</p> <p>3. That a financial contribution in the sum of £73,600, 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 of the site.</p> <p>4. That no development under any permission granted pursuant to this decision be commenced until security for the provision and satisfactory completion of services, including maintenance until taken-in-charge by the Local Authority of roads, open space, car parks, sewers, watermains or drains has been given by:</p> <p>(a) Lodgement with the Council of an approved Insurance Company Bond in the sum of £60,000 which shall be renewed by the Developer from time to time as required during the course of the development and kept in force by him until such time as the roads, open spaces, car parks, sewers, watermains and drains are taken-in-charge by the Council or/</p>	<p>1. To ensure that the development shall be in accordance with the permission and effective control maintained.</p> <p>2. In order to comply with Sanitary Services Acts, 1878 - 1964.</p> <p>3. The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developers should contribute towards the cost of providing the services.</p> <p>4. To ensure that a ready sanction may be available to the Council to induce the provision of services and prevent disamenity in the development.</p>

Signed on behalf of the Dublin County Council:

*P.R.*  
for Principal Officer

Date: **15 OCT 1979**

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

(b) Lodgement with the Council of an agreed sum to be applied by the Council at its absolute discretion if such services are not duly provided to its satisfaction, on the provision and completion of such services to standard specification or/

(c) Lodgement with the Planning Authority of a letter of guarantee issued by anybody approved by the Planning Authority for the purpose in respect of the proposed development in accordance with the guarantee scheme agreed with the Planning Authority and such lodgment in any case has been acknowledged in writing by the Council.

NOTE:- When development has been completed, the Council may pursue the Bond to secure completion of the works required to bring the estate up to the standard for taking-in-charge.

5. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development. 5. In the interest of safety and the avoidance of fire hazard.

6. That the water supply and drainage arrangements be in accordance with the requirements of the Sanitary Authority.

6. In order to comply with the Sanitary Services Acts, 1878 - 1954.

7. That the requirements of the Chief Medical officer be ascertained and strictly adhered to in the development.

7. In the interests of health.

8. That no industrial effluent be allowed without prior approval of the Planning Authority.

8. In the interests of health.

9. That off-street carparking and spaces be provided for trucks in accordance with the requirements of the Development Plan.

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

10. That specific user permission be sought in respect of each unit when client is known.

10. To prevent unauthorized development.

11. That details of landscaping and boundary treatment be submitted to Planning Authority for approval and work thereon completed prior to occupation of unit.

11. In the interest of amenity.

12. That no advertising sign or structure, except those which are exempted development be erected with-in the site without prior approval of the Planning Authority.

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

Cont.....

  
FOR PRINCIPAL OFFICER



# DUBLIN COUNTY COUNCIL

Tel. 742951 (Ext. 143/145)

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

264/79

## Notification of Grant of Permission/Approval

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

To: **Robert Construction Management Ltd.,**  
**5 Mount Street, Dublin 2.**

Decision Order  
Number and Date

21/10/79, 19/10/79

D.A. 1210

Register Reference No.

10000

Planning Control No.

20/6/79

Application Received on

Applicant: **Elleceest (Ireland) Ltd.**

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

**Proposed: advance construction of 3 industrial units at Elleceest Industrial Estate, Ballyferret, Dublin 10.**

### CONDITIONS

13. That the area between the road and building shall not be used for storage purposes or heavy parking, but shall be reserved for carparking and landscaping.
14. That all relevant conditions of Order No. 5/1107/79, dated 22/3/79, relating to the general development of the estate be strictly adhered to in this development.
15. That a further contribution in the sum of £10,000 be paid by the proposer to Dublin County Council towards the cost of providing pump drainage facilities in the area.
16. That the matter and location of access points be the subject of agreement with the Planning Authority when accounts of the building have been determined.

### REASONS FOR CONDITIONS

13. In the interest of the proper planning and development of the area.
14. In the interest of the proper planning and development of the area.
15. This is not covered by the financial contribution in condition No. 3.
16. In the interest of the proper planning and development of the area.

Signed on behalf of the Dublin County Council:

for Principal Officer

15 OCT 1979

Date:

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

R.A. 1616  
P.C. 10065

4848  
28/11  
28th November, 1978.

Sitecast (Ireland) Limited,  
6, Mount Street Crescent,  
Dublin 2

Re/ Proposed Advance terraced warehouse units at Sitecast  
Industrial Estate, Ballyfermot Road, Cherry Orchard,  
County Dublin, for Sitecast (Ireland) Ltd.

Dear Sirs,

With reference to your application for planning permission received on the 29th September, 1978, I wish to inform you that before the application can be considered under the Local Government (Planning and Development) Acts, 1963 and 1976, the following information must be submitted in quadruplicate:-

1. The drainage agreement with Dublin Corporation for the acceptance of effluent from these lands restricted the development to a total floor area of 504,000 sq. ft. This proposed development appears to carry the floor area of approved development beyond this figure of 504,000 sq. ft. The applicant<sup>or</sup> is requested to clarify whether or not ~~he~~ <sup>is</sup> ~~is~~ <sup>are</sup> in a position to make satisfactory alternative arrangements for the provision of a foul sewer to serve these lands.

Please mark your reply "Additional Information" and quote the Register reference number given above.

Yours faithfully,

  
for Principal Officer.