

COMHAIRLE CHONTAE ÁTHA CLIATH

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File Reference P.C. 3496/3296	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE M. 3303
1. LOCATION	Western Industrial Estate, Fox and Geese, Naas Road		
2. PROPOSAL	Use of Unit 10 and 11 (part of Block 1) as Industrial/Warehousing Units		
3. TYPE & DATE OF APPLICATION	TYPE P.	Date Received 22nd Dec. 1977	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 Ltd. (for Pipeflow Westwood Ltd. and Guardian International Ltd.) Address Greenhills Road, Walkinstown, Dublin 12		
6. DECISION	O.C.M. No. P/304/78 Date 2/2/78	Notified 2nd February, 1978 Effect To Grant Permission	
7. GRANT	O.C.M. No. P/527/78 Date 22/3/78	Notified 22nd March, 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

P/527/78

Tel. 742951 (Ext. 131)

PLANNING DEPARTMENT,
46-49 DAME STREET,
DUBLIN 2

Notification of Grant of Permission/Approval Local Government (Planning and Development) Act, 1963

To:

Decision Order Number and Date **P/304/75: 2/2/78**

N. 3303

Eastern Contractors Limited,

Register Reference No.

Greenhills Road,

3496/3296

Balinstown, Dublin 12.

Planning Control No.

22/12/77

Application Received on

Applicant: **Eastern Contractors Limited (for Pipeflow Westwood Ltd. & Guardian Int. Ltd.)**

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

Use of units 10 and 11 (Part of block 1) as industrial warehousing units at Eastern Industrial Est., Fox and Geese, Haas Road.

Conditions

Reasons for Conditions

1. Subject to the conditions of this permission, that the development be carried out and completed strictly in accordance with the plans and specification lodged with the application.
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 water and drainage arrangements to be in accordance with the requirements of the Sanitary Services Engineer.
4. That the requirements of the Chief Medical Officer be ascertained and strictly adhered to in the development.
5. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.
6. That street carparking in accordance with the Development Plan standards to be provided in the development. In this regard unit No. 10 is to have a maximum manufacturing usage of 60% of the floor area and unit No. 11 is to be used solely for warehousing and auxiliary office purposes.
7. Details of boundary treatment and landscaping to be submitted for approval of Planning Authority and work thereon completed prior to occupation of units.
8. That no industrial effluent be permitted without prior grant of approval from Planning Authority.
9. The area between the building and the roads must not be used for the parking of trucks or other storage purposes but must be used solely for car parking and landscaping.
10. That no advertising structure or sign, except those which are exempted development, be erected on the site without prior approval of planning authority.

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, 1878-1954.
3. In order to comply with the Sanitary Services Acts, 1878-1954.
4. In the interest of public health.
5. In the interest of public safety and the avoidance of fire hazard.
6. In the interest of the proper planning and development of the area.
7. In the interest of the proper planning and development of the area.
8. In the interest of the proper planning and development of the area.
9. In the interest of the proper planning and development of the area.
10. To prevent unauthorised development.

on behalf of the Dublin County Council:

Senior Administrative Officer

Form 4

Date: **22 MAR 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.

1. That arrangements for payment of the purchase price of the land for the overall development of this estate be entered to in this development.
2. That permission be sought and granted for individual units prior to occupation of the building.
3. That a financial contribution in the sum of \$100,000 be paid by the proposer to the Public Works Council towards the cost of provision of public services in the area of the proposed development and which facilitate this development; such contribution to be paid before the commencement of development on the site.

11. In the interest of the proper planning and development of the area.
12. In the interest 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 the cost of providing the services.

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for Senior Administrative Officer.