

COMHAIRLE CHONTAE ÁTHA CLIATH

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER	REGISTER REFERENCE 85A/364
1. LOCATION	Block 5, Clondalkin Ind. Est., Ballymanaggin, S	
2. PROPOSAL		

DUBLIN COUNTY COUNCIL

Tel. 724755 (ext. 262/254)

PLANNING DEPARTMENT,
BLOCK 2,
IRISH LIFE CENTRE,
15, ABBEY STREET,
DUBLIN 1.

P/3585/85

GRANT OF
PERMISSION

Notification of Grant of Permission/Approval XXXXX

Local Government (Planning and Development) Acts, 1963-1983

To Aidan Powell,

Decision Order
Number and Date P/3012/85, 21/8/85

27/28 Lr. Mount Pleasant Ave.,

Register Reference No. 054/364

Dublin 8.

Planning Control No.

Application Received on 20/3/85

Add. Info. rec. 24/6/85

Floor Area 2,240 sq. metres

Applicant Ruxton Bros. Ltd.

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

Proposed re-designing of block to provide 11 no. factory warehousing units with ancillary office accommodation and associated site development work in lieu of 5 no. units previously approved at Block 3, Clonsilla Industrial Estate, Dollymenaggin.

CONDITIONS	REASONS FOR CONDITIONS
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.	1. To ensure that the development shall be in accordance with the permission and that effective control be maintained.
2. That before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.	2. In order to comply with the Sanitary Services Acts, 1978-1984.
3. That the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.	3. In the interest of safety and the avoidance of fire hazard.
4. That the requirements of the Chief Medical Officer be ascertained and strictly adhered to in the development.	4. In the interest of health.
5. That the water supply and drainage arrangements be in accordance with the requirements of the Sanitary Services Department.	5. In order to comply with the Sanitary Services Acts, 1978-1984.
6. That no industrial effluent be permitted without prior approval from Planning Authority.	6. In the interest of health.

Signed on behalf of the Dublin County Council

For Principal Officer

Date

4 OCT 1985

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

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7. That off-street car parking facilities and parking for trucks be provided in accordance with the Development Plan Standards.

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

8. That the area between the building and roads must not be used for truck parking or other storage or display purposes, but must be reserved for car parking and landscaping as shown on lodged plans.

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

9. That details of landscaping and boundary treatment be submitted to and approved by Planning Authority and work thereon completed prior to occupation of units.

9. In the interest of amenity.

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

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

11. That specific user permission be obtained from the Planning Authority prior to the occupation of any of the units in the Block.

11. To prevent unauthorised development.

12. That the access road serving the site be completed to Roads Department's standards prior to the occupation of the units.

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

13. That a 2 metre high concrete wall suitably capped with piers be erected on the Developer's side of the northern boundary of the site with C.I.E. property.

13. In the interest of visual amenity.

14. That this permission supercedes permission PA/2104/86, Reg. Ref. TA.1474.

14. Portion of car parking and circulation attaching to Plan Reg. Ref. TA.1474 has been incorporated into the current application.

PK

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Aidan Powell,
27/28, Lr. Mount Pleasant Ave.,
Dublin 6.

85A/364

16/5/'85

Re: Proposed redesign of block to provide 11 no. factory warehousing units with ancillary office accommodation and associated site development work in lieu of 5 no. units previously approved at Block 5, Clondalkin Industrial Estate, Ballymanaggin for Rudden Brothers Ltd.

Dear Sir,

With reference to your planning application, received here on 20/3/'85, 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, 1963-1983, the following additional information must be submitted in quadruplicate:-

1. The applicant is requested to indicate if adequate car parking to Development Plan Standards can be provided to serve the development. A block plan indicating both car parking and loading and unloading facilities to serve the units should be submitted.

Please mark your reply "Additional Information" and quote the Rg. Ref. No. given above.

Yours faithfully,


for Principal Officer