

COMHAIRLE CHONTAE ÁTHA CLIATH

S

P. C. Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 PLANNING REGISTER		REGISTER REFERENCE TA 2222
1. LOCATION	Naas Road, Co. Dublin. Townland of Bushelloaf,		
2. PROPOSAL	Erection of office building and some alterations to existing warehouse and new access,		
3. TYPE & DATE OF APPLICATION	TYPE P	Date Received 3rd Dec., 1980	Date Further Particulars (a) Requested 1. Time extended up to and incl 28/2/81 2. (b) Received 1. 2.
4. SUBMITTED BY	Name Campbell Conroy Hickey, Address 3, Upper Camden St., Dublin 2.		
5. APPLICANT	Name Smith Group Ltd., Address 28, Fitzwilliam Place, Dublin 2.		
6. DECISION	O.C.M. No. PA/393/81 Date 26th Feb., 1981	Notified 27th Feb., 1981 Effect To grant permission,	
7. GRANT	O.C.M. No. Date	Notified Effect	
8. APPEAL	Notified 25TH March, 1981 Type 3rd Party,	Decision Permission granted by An Bord Pleanala, Effect 20th April, 1982	
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.			

Prepared by

Checked by

Copy issued by Registrar.

Date

Co. Accts. Receipt No

AN BORD PLEANÁLALOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 AND 1976County DublinPlanning Register Reference Number: T.A. 2222

APPEAL by Heiton McFerron Limited, of Tara House, Tara Street, Dublin, against the decision made on the 26th day of February, 1981, by the Council of the County of Dublin, deciding to grant subject to conditions a permission to Smith Group Limited, of 28, Fitzwilliam Place, Dublin, for development comprising internal alterations to existing warehouse, erection of a single storey office building with associated site works and construction of a new entrance onto private access road at Bushelloaf, Naas Road, County Dublin, in accordance with plans and particulars lodged with the said Council:

DECISION: Pursuant to the Local Government (Planning and Development) Acts, 1963 and 1976, it is hereby decided, for the reason set out in the First Schedule hereto, to grant permission for the said development in accordance with the said plans and particulars, subject to the conditions specified in column 1 of the Second Schedule hereto, the reasons for the imposition of the said conditions being as set out in column 2 of the said Second Schedule and the said permission is hereby granted subject to the said conditions.

FIRST SCHEDULE

Having regard to existing and permitted development on the site and provided the conditions set out in the Second Schedule hereto are complied with, it is not considered that the proposed development would give rise to traffic hazard or be otherwise contrary to the proper planning and development of the area.

SECOND SCHEDULE

<u>Column 1 - Conditions</u>	<u>Column 2 - Reasons for Conditions</u>
1. Water supply and drainage arrangements to serve the proposed development (including arrangements for the disposal of surface water) shall be in accordance with the requirements of the planning authority.	1. In the interests of orderly development and public health.
2. Fascia or lettering signs or indicator boards whether illuminated or not shall not be erected without the prior approval of the planning authority.	2. In the interests of visual amenity and traffic safety.

Contd./.....

SECOND SCHEDULE (CONTD.)

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>3. The developers shall pay a sum of money to the Dublin County Council as a contribution towards the provision of a public water supply and piped sewerage facilities in the area. The amount to be paid and the time and method of payment shall be agreed between the developers and the said Council before the development is commenced, or, failing agreement, shall be as determined by An Bord Pleanála.</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>

J. Gaughan

Member of An Bord Pleanála duly
authorised to authenticate the
seal of the Board.

Dated this 20 day of *April* 1982.

DUBLIN COUNTY COUNCIL

Tel. 724755 (Ext. 262/264)

PLANNING DEPARTMENT
DUBLIN COUNTY COUNCIL
IRISH LIFE CENTRE
LOWER ABBEY STREET
DUBLIN 1

Notification of Decision to Grant Permission ~~XXXXXX~~
Local Government (Planning and Development) Acts, 1963 & 1976

To: **Campbell Conroy Hickey,**
Architects,
5 Upr. Camden St.,
Dublin 2.
Applicant **Smith Group Limited.**

Decision Order **PA/393/81;** **26/2/81.**
Number and Date

Register Reference No. **TA 2222**
Planning Control No. **9325**

Application Received on **4/12/80**
~~Time Extended up to:~~ **28/2/81**

In pursuance of its functions under the above-mentioned Acts, the 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/Approval for:-

Proposed new entrance off private access road, internal alterations, erection of a single storey office building with associated site works to existing warehouse at Bushelloaf, Nass, Road.

SUBJECT TO THE FOLLOWING CONDITIONS:

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 requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.
4. That the water supply and drainage arrangements including the disposal of surface water, be in accordance with the requirements of the County Council. The applicant must make the necessary arrangements, at their own expense for the provision of adequate and satisfactory water supply, and outfall drainage arrangements, to serve the development. The applicants must consult with the Sanitary Services Engineer with regard to these matters before any constructional work is put in hands.
5. The applicants must ensure that a 24-hour water storage is provided and that an adequate and satisfactory water supply is provided for both domestic and fire fighting requirements before use commences. Industrial effluents are not permitted onto the Council's main drainage system, save with the previous consent of the Council.

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 the interest of safety and the avoidance of fire hazard.
4. In order to comply with the requirements of the Sanitary Authority.
5. In order to comply with the requirements of the Sanitary Authority.


Condt./....

Signed on behalf of the Dublin County Council:

for Principal Officer

Date: **27th February, 1981.**

IMPORTANT: Turn overleaf for further information.

CONDITIONS	REASONS FOR CONDITIONS
<p>6. That the proposed structures shall be used for warehouse and office purposes, as set out in the application dated 28/11/80, and any proposed change of use shall be subject to the approval of the Planning Authority, or An Bord Pleanala, on appeal. Retail sales are not permitted.</p> <p>7. Details of any fascia or lettering signs or indicator boards, whether illuminated or not, are to be submitted to and approved by the County Council.</p> <p>8. That a financial contribution in the sum of £2,131. 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.</p>	<p>6. In order to prevent unauthorised development.</p> <p>7. In the interest of the proper planning and development of the area.</p> <p>8. 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.</p>
<p style="text-align: center;"> _____ for Principal Officer.</p>	

NOTE:

If there is no appeal to An Bord Pleanala against this decision PERMISSION/APPROVAL will be granted by the Council as soon as may be after the expiration of the period for the taking of such appeal. If every appeal made in accordance with the Acts has been withdrawn, the Council will grant the PERMISSION/APPROVAL after the withdrawal.

An appeal against the decision may be made to Bord Pleanala. The applicant may appeal within one month from the date of receipt by him of this notification. ANY OTHER PERSON may appeal within twenty-one days beginning on the date of the decision.

An appeal shall be in writing and shall state the subject matter and grounds of the appeal. It should be addressed to:—

An Bord Pleanala, Floor 3, Block 6 & 7, Irish Life Centre, Dublin 1.

An appeal by the applicant for PERMISSION/APPROVAL should be accompanied by this form and a deposit of £10.

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

197
TA 2222

P.C. 9325

3rd February, 1981.

Campbell, Conroy, Mickey.
Architects,
3 Upper Camden St.,
Dublin 2.

RE: Proposed new entrance off private access road, internal alterations, erection of a single storey office building with associated site works to existing warehouse at Bushelloaf, Naas Road, for Smith Group Ltd.

A Chara,

With reference to your planning application received here on 4th December, 1980 (letter for extension period dated 30th January, 1981), in connection with the above, I wish to inform you that:-

In accordance with Section 26(4A) of the Local Government (Planning and Development) Act, 1963, as amended by Section 39(F) of the Local Government (Planning and Development) Act, 1976, the period for considering this application within the meaning of subsection (4A) of Section 26 has been extended up to and including the 28th February, 1981.

Miss Le mas,

AS
for Principal Officer.