

# COMHAIRLE CHONTAE ÁTHA CLIATH

File Reference	LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACT 1963 & 1976 <b>PLANNING REGISTER</b>	REGISTER REFERENCE SA.1578
1. LOCATION	Greenhills Road, Tallaght, Co. Dublin. <span style="font-size: 2em; float: right;">S</span>	
2. PROPOSAL	7 warehouse/light Assembly workshops,	
3. TYPE & DATE OF APPLICATION	TYPE	Date Received
	P	14th Sept. 1979
		Date Further Particulars
		(a) Requested
		(b) Received
		1. 9th Nov. 1979
		1. ....
		2. ....
		2. ....
4. SUBMITTED BY	Name	J. . Briddock Assoc.,
	Address	117 Meadow Grove, Dundrum Hts., Dublin 16.
5. APPLICANT	Name	AS ABOVE,
	Address	
6. DECISION	O.C.M. No.	PA/1613/80
	Date	5th August 1980
		Notified 5th August 1980
		Effect To grant permission,
7. GRANT	O.C.M. No.	
	Date	
		Notified
		Effect
8. APPEAL	Notified	12th Sept., 1980
	Type	3rd Party,
		Decision Permission granted by
		Effect An Bord Pleanala,
		18th March, 1981
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.....

SA 1578

9th November, 1981.

J.S. Briddock Assoc.,  
30 Ballawley Court,  
Sandyford,  
DUBLIN 16

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RE: Proposed warehouse complex at Industrial Estate, Greenhills  
Road, Tallaght for J.D. Briddock.

Dear Sirs,

I refer to your letter and plans (Drawing No. 79/01/2c) received on 25th June, 1981, for compliance with the grant of permission made by An Bord Pleanála by Order dated 18.3.81 - PL 6/5/68926.

In this regard I wish to inform you that the plans submitted are acceptable for compliance.

Yours faithfully,

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for Principal Officer.

AN BORD PLEANÁLA

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 AND 1976

County Dublin

Planning Register Reference Number: S.A. 1578

APPEAL by Leahind Finance Limited of 18, Upper Fitzwilliam Street, Dublin, against the decision made on the 5th day of August, 1980, by the Council of the County of Dublin, deciding to grant subject to conditions a permission to Joseph S. Briddock Associates, on behalf of Eurohaul Limited for development comprising the erection of a warehouse complex on a site at Greenhills Road, Tallaght, 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

Provided the conditions set out in the Second Schedule are complied with, it is considered that the proposed development would be in accordance with the proper planning and development of the area.


SECOND SCHEDULE

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>1. The means of access to the site shall be designed and constructed in accordance with the requirements of the planning authority.</p> <p>2. The site shall be planted and landscaped and boundaries treated in accordance with a scheme to be submitted to and agreed with the planning authority or, in default of agreement, as may be determined by An Bord Pleanála, the said scheme to include (if so required by the planning authority) realignment and clear demarcation of the boundaries between the site and the adjoining land under the control of Eurohaul Limited.</p>	<p>1. In the interests of road safety and a proper standard of development.</p> <p>2. In the interests of amenity and orderly development, and to ensure that the development does not result in a reduction in essential parking facilities for the Eurohaul development.</p>

Contd./...

SECOND SCHEDULE (CONTD.)

Column 1 - Conditions	Column 2 - Reasons for Conditions
<p>3. The structure shall be used solely for warehousing and ancillary office development, and no change of use shall take place unless permission for such change of use has been granted by the planning authority or by An Bord Pleanála on appeal.</p> <p>4. Units 1 and 7 shall be omitted from the proposed development.</p> <p>5. Water supply and drainage arrangements shall be in accordance with the detailed requirements of the planning authority.</p>	<p>3. and 4. To ensure that car-parking, loading and unloading facilities and the provision of circulation aisles are adequate to meet the needs of the proposed development, and that any other use of the structure, or any unit in it, is made subject to control so as to ensure that additional demands for such facilities which could not be catered for on the site do not arise.</p> <p>5. In the interests of public health.</p>

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

Dated this 18<sup>th</sup> day of March 1981.

# DUBLIN COUNTY COUNCIL

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

Tel. 724755 (Ext. 262/264)

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

To Joseph S. Briddock Associates,  
117 Meadow Grove,  
Dundrum Hts.,  
Dublin 16.  
Applicant Joseph S. Briddock Associates.

Decision Order Number and Date PA/1613/80: 5/8/80  
Register Reference No. SA 1578  
Planning Control No. 14176  
Application Received on 14/9/80  
Add. inf. rec. 6/6/80

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 warehouse complex at Industrial Estate, Greenhills Road, Tallaght.

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 the requirements of the Chief Fire Officer be ascertained and strictly adhered to in this development.
  3. That the necessary land required in connection with the Greenhills Road Improvement Scheme be reserved free of building development. The applicants must ensure that the road improvement line is set out and agreed with the Roads Engineer before any building or constructional work is put in hands.
  4. That the main access be constructed in accordance with the Roads Engineers requirements including all necessary kerb radii, sight lines, carriageway widths and levels.
  5. That the proposed structure be used for warehouse/ancillary office purposes as set out in the application dated 6/6/80 and any proposed change of use shall be subject to the approval of the Planning Authority or An Bord Pleanala on appeal.
  6. That details of the proposed boundary treatment and landscaping programme be submitted to and approved by the County 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 the interest of safety and the avoidance of fire hazard.
  3. To ensure that the necessary road works will not be inhibited.
  4. In the interest of the proper planning and development of the area.
  5. In the interest of the proper planning and development of the area.
  6. In the interest of visual amenity.
- condt./...

Signed on behalf of the Dublin County Council:.....

*E. O'Leary*  
for Principal Officer

Date: .....5/8/80.....

**IMPORTANT:** Turn overleaf for further information.

CONDITIONS	REASONS FOR CONDITIONS
<p>7. That all necessary measures be taken by the contractor to prevent the spillage or deposit of clay, rubble or other debris on adjoining road during the course of the development.</p> <p>8. That the development shall not be commenced until the method of electrical installation, including the necessary substations and overground facilities have been agreed with the Electricity Supply Board, and evidence of this agreement submitted to the Planning Authority. It should be noted that planning permission will be required for substations if not included in the original application submission.</p> <p>9. That the water supply and drainage arrangements including the disposal of surface water, be in accordance with the requirements of the County Council. The applicants must ensure that 24 hour storage is provided.</p> <p>10. That units 1 and 7 be omitted from this development.</p> <p>11. That before development commences approval under the Building Bye-laws be obtained and all conditions of that approval be observed in the development.</p>	<p>7. To protect the amenities of the area.</p> <p>8. In the interest of the proper planning and development of the area.</p> <p>9. In order to comply with the Sanitary Services Acts, 1878-1964.</p> <p>10. In order to comply with the car parking/loading bay/circulation aisle requirements of the Development Plan and to facilitate the possible realignment of the boundary between this site and the adjoining Eurohaul site. Such realignment may become necessary in order to ensure that the adjoining (Eurohaul) site complies with the car parking/loading bay/circulation aisle requirements of the Development Plan.</p> <p>11. In order to comply with the Sanitary Services Acts, 1878-1964.</p> <p style="text-align: center;"><i>E. O'R</i></p> <p>for Principal Officer.</p>

**NOTE:**  
 If there is no appeal to An Bord Pleanála 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 Pleanála. 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 Pleanála, Holbrook House, Holles Street, Dublin 2.

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.

S.A. 1578

9th November, 1979.

J.S. Briddock Associates,  
117 Meadow Grove,  
Dundrum Heights,  
Dublin 16.

Re: Proposed warehouse/light assembly workshops complex  
(seven in number) at Greenhills Road, Tallaght, for  
J.S. Briddock Associates.

A Chara,

With reference to your planning application received here on 14th September, 1979, 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 and 1976, the following additional information must be submitted in quadruplicate:-

1. Further information is required which should provide for:
  - (a) Specific details of the proposed uses, including type of business envisaged. The specific breakdown of factory, office and warehouse floor area.
  - (b) Adequate off-street car parking related to (a) above in accordance with County Development Plan standards (i.e., five per 1,000 sq. ft. for manufacturing; four per 1,000 sq. ft. offices and one per 1,000 sq. ft. warehousing).
  - (c) Anticipated number of workers, both male and female.
  - (d) Details of boundary treatment and landscaping proposals.
  - (e) Details of safe access and exit arrangements, together with satisfactory internal circulation and loading/unloading arrangements. These matters should be fully discussed and agreed with the Roads Department.
  - (f) Details of proposed water demand.
  - (g) The specific relationship of the site now proposed to the Eurohaul Site, i.e., specific related acreage.

Please mark your reply "Additional Information" and quote the Register Reference Number given above.

Mise la main,

AB  
for Principal Officer.