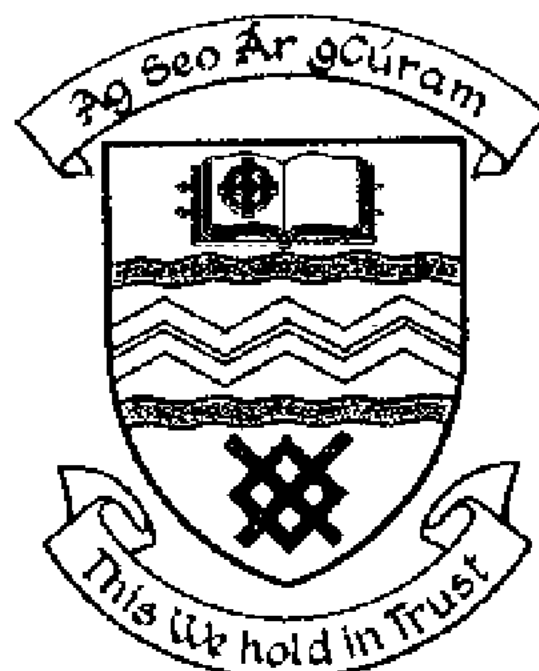


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0907	
1. Location	Located at the east of the north/south distributor road through City West Business Campus, Brownsbarn, Naas Road, Dublin 24 with access from the distributor road through a local access road.		
2. Development	Two storey building. This building which will have a combined floor area of 2246 sq.m. for use as business accommodation for either showrooms, warehousing, offices or production in any proportion of the above, with a new entrance road and car parking on a site of approx. 1.2 acres. This site has the benefit of an overall permission 90A/2340 and is located at the east of the north/south distributor road through City West Business Campus, Brownsbarn, Naas Road, Dublin 24 with access from the distributor road through a local access road.		
3. Date of Application	17/12/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Cantrell & Crowley Architects, Address: 118 Rock Road, Booterstown,		
5. Applicant	Name: Citywest Ltd., Address: Building 3006, Citywest Business Campus, Brownsbarn, Naas Road, Dublin 24.		
6. Decision	O.C.M. No. 0303 Date 15/02/2000	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 664 Date 30/03/2000	Effect AP GRANT PERMISSION	
8. Appeal Lodged			
9. Appeal Decision			
10. Material Contravention			
11. Enforcement	Compensation	Purchase Notice	

12. Revocation or Amendment		
13. E.I.S. Requested	E.I.S. Received	E.I.S. Appeal
14. Registrar	 Date	 Receipt No.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

Telefon: 01-414 9230
Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
P.O. Box 4122
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9230
Fax: 01-414 9104

Cantrell & Crowley Architects,
118 Rock Road,
Booterstown,
Co. Dublin.

NOTIFICATION OF GRANT OF Permission

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Final Grant Order Number 664	Date of Final Grant 30/03/2000
Decision Order Number 0303	Date of Decision 15/02/2000
Register Reference S99A/0907	Date 17/12/99

Applicant Citywest Ltd.,

Development Two storey building. This building which will have a combined floor area of 2246 sq.m. for use as business accommodation for either showrooms, warehousing, offices or production in any proportion of the above, with a new entrance road and car parking on a site of approx. 1.2 acres. This site has the benefit of an overall permission 90A/2340 and is located at the east of the north/south distributor road through City West Business Campus, Brownsbarn, Naas Road, Dublin 24 with access from the distributor road through a local access road.

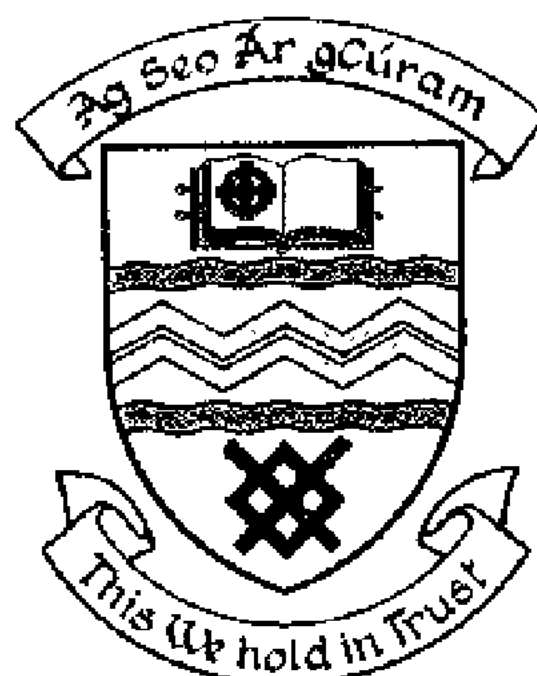
Location Located at the east of the north/south distributor road through City West Business Campus, Brownsbarn, Naas Road, Dublin 24 with access from the distributor road through a local access road.

Floor Area 2246.00 Sq Metres
Time extension(s) up to and including
Additional Information Requested/Received /

A Permission has been granted for the development described above,

REG REF. S99A/0907

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

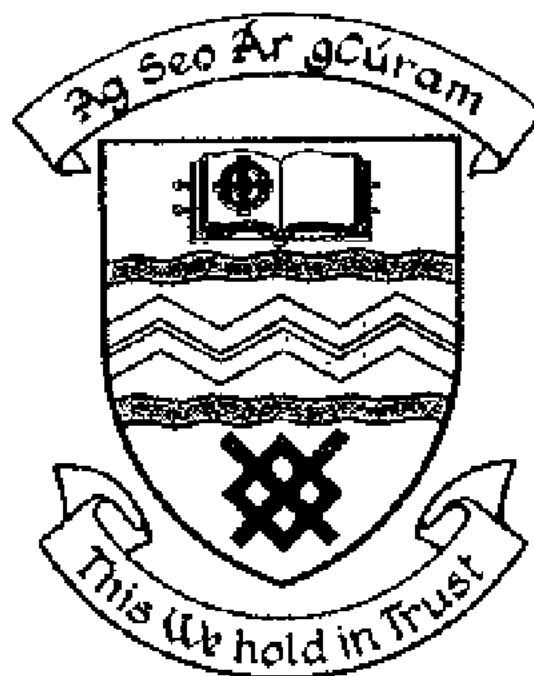
Telefon: 01-414 9230
Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
P.O. Box 4122
Town Centre, Tallaght
Dublin 24

Telephone: 01-414 9230
Fax: 01-414 9104

subject to the following (14) Conditions.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
 Lár an Bhaile, Tamhlacht
 Baile Átha Cliath 24

Telefon: 01-414 9230
 Facs: 01-414 9104

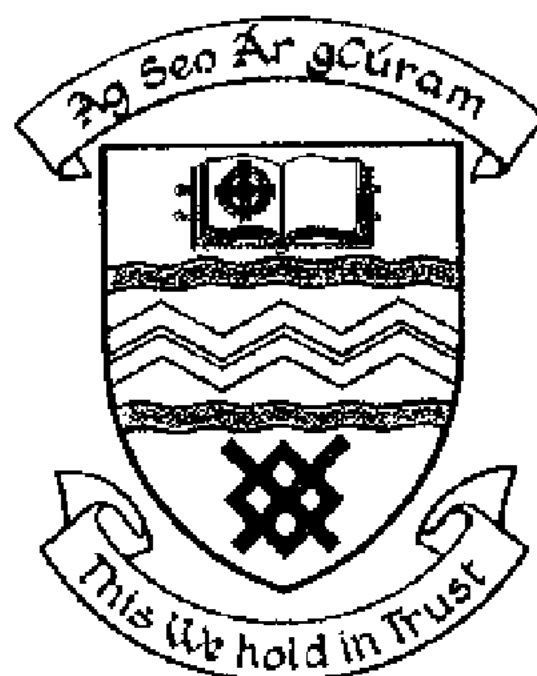
PLANNING DEPARTMENT
Applications/Registry/Appeals
 P.O. Box 4122
 Town Centre, Tallaght
 Dublin 24

Telephone: 01-414 9230
 Fax: 01-414 9104

Conditions and Reasons

- 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.
 REASON:
 To ensure that the development shall be in accordance with the permission and that effective control be maintained.
- 2 That prior to commencement of development the requirements of the Principal Environmental Health Officer be ascertained and strictly adhered to in the development.
 REASON:
 In the interest of health.
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council. Details to be agreed in writing with the Planning Authority.
 REASON:
 In order to comply with the Sanitary Services Acts, 1878-1964.
- 4 That no industrial effluent be permitted without prior approval from Planning Authority.
 REASON:
 In the interest of health.
- 5 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.
 REASON:
 In the interests of the proper planning and development of the area
- 6 Prior to the commencement of development on the site, the developer shall submit a detailed landscaping plan with full works specifications. This plan shall include details of grading, topsoiling, seeding, paths and drainage.
 REASON:
 In the interest of visual amenity.
- 7 Prior to the commencement of development on the site full details of site boundary treatment shall be lodged and agreed with the Planning Authority.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
 Lár an Bhaile, Tamhlacht
 Baile Átha Cliath 24

Telefon: 01-414 9230
 Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
 P.O. Box 4122
 Town Centre, Tallaght
 Dublin 24

Telephone: 01-414 9230
 Fax: 01-414 9104

REASON:

In the interests of visual amenity.

- 8 Prior to the occupation of the proposed development Planning Permission shall be obtained for proposed use of each individual building.

REASON:

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

- 9 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.

REASON:

In the interest of amenity.

- 10 The car parking area indicated on the submitted plans shall be clearly marked out and available at all times for car parking use.

REASON:

In the interest of traffic safety.

- 11 That a financial contribution in the sum of £6,600 (six thousand six hundred pounds) EUR 8,380 (eight thousand three hundred and eighty euros) be paid by the proposer to South 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.

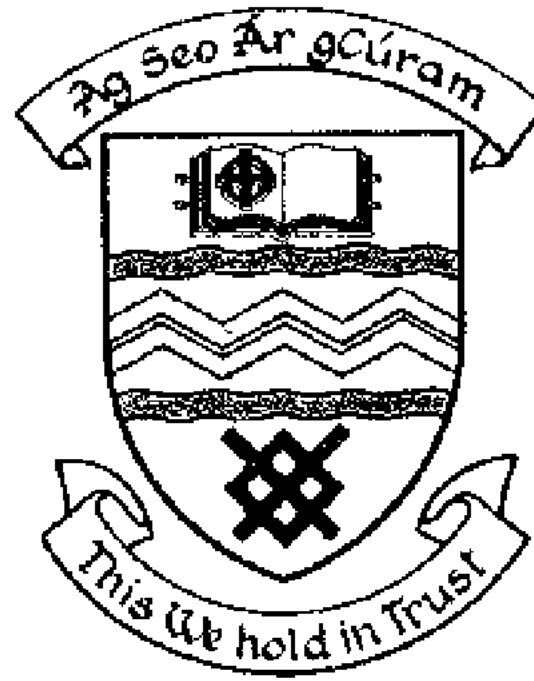
REASON:

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.

- 12 The developer shall pay a sum of £6,600 (six thousand six hundred pounds) EUR 8,380 (eight thousand three hundred and eighty euros) to South Dublin County Council as a contribution towards expenditure that is proposed to be incurred over the next seven years in respect of works (comprising the construction of the north/south distributor road from the southern boundary of the site to the southern boundary of the lands owned by the Council to the South) facilitating the proposed development, in accordance with the requirements of Section 26(2)(h) of the Local Government (Planning and Development) Act, 1963. The contribution is payable before the commencement of development.

REASON:

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
 Lár an Bhaile, Tamhlacht
 Baile Átha Cliath 24

Telefon: 01-414 9230
 Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
 P.O. Box 4122
 Town Centre, Tallaght
 Dublin 24

Telephone: 01-414 9230
 Fax: 01-414 9104

It is considered reasonable that the developer should contribute towards the expenditure proposed to be incurred by the Council in respect of works facilitating the proposed development.

- 13 The developer shall pay before the commencement of development a sum of £1,100 (one thousand one hundred pounds) EUR 1,397 (one thousand three hundred and ninety seven euros) to South Dublin County Council as a contribution towards expenditure that is proposed to be incurred over the next seven years in respect of works (comprising the construction of the east-west distributor road to the Cheeverstown Road junction, including approximately 200 metres of the Cheeverstown Road extension) facilitating the proposed development in accordance with the requirements of Section 26(2) (h) of the Local Government (Planning and Development) Act, 1963.

REASON:

It is considered reasonable that developer should contribute towards the expenditure proposed to be incurred by the Council in respect of works facilitating the proposed development.

- 14 Before the development is commenced, the developer shall lodge with the South Dublin County Council a cash deposit, a bond of £5,500 (five thousand five hundred pounds) EUR 6,983 (six thousand nine hundred and eighty three euros) an Insurance Company, or other security to secure the provision and satisfactory completion and maintenance until taken-in-charge by the said Council of roads, footpaths, sewers, watermains, drains, public lighting and other services required in connection with the development, coupled with the agreement empowering the said Council to apply such security or part thereof for the satisfactory completion or maintenance as aforesaid of any part of the development.

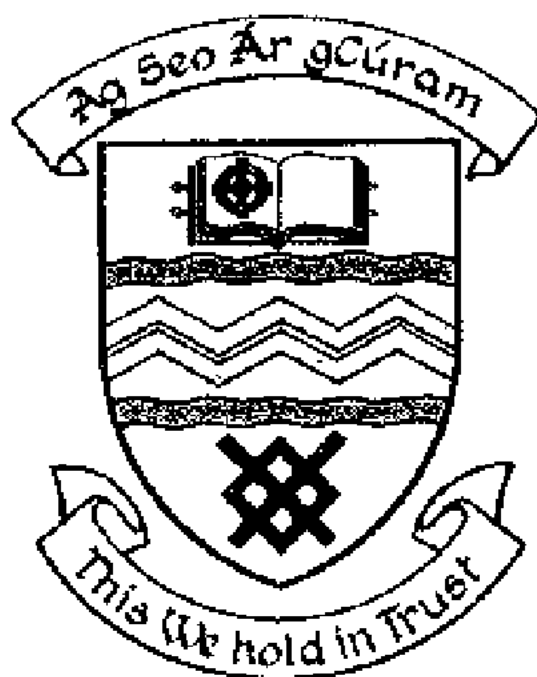
REASON:

To ensure the satisfactory completion of the development.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1997.
- (2) Building Control Regulations require a Commencement Notice. A copy of the Commencement Notice is attached.
- (3) A Fire Safety Certificate must be obtained from the Building Control Authority, where applicable.

REG REF. S99A/0907

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

Telefon: 01-414 9230
Facs: 01-414 9104

PLANNING DEPARTMENT
Applications/Registry/Appeals
P.O. Box 4122
Town Centre, Tallaght
Dublin 24

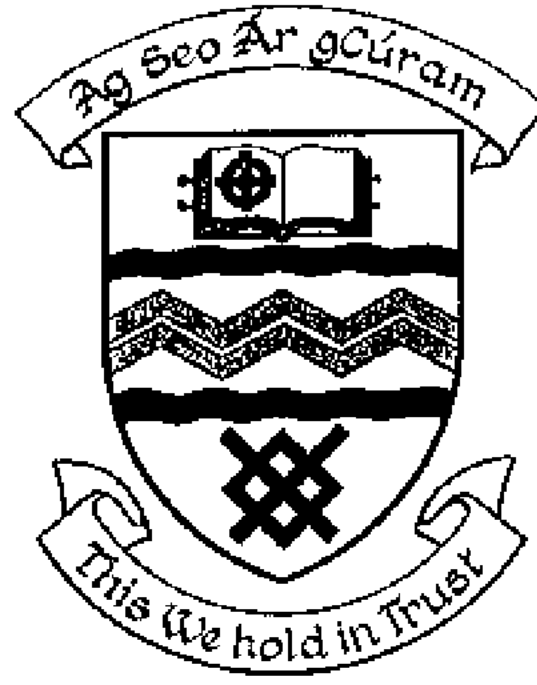
Telephone: 01-414 9230
Fax: 01-414 9104

- (4) Free Standing Walls must be designed and constructed in accordance with IS 325: Code of Practice for use of Masonry Part 1 : Structural use of unreinforced Masonry. The Owner must also ensure that the construction of all walls is supervised by a competent person.

Signed on behalf of South Dublin County Council.

Esther Bowler
.....31/03/00
for SENIOR ADMINISTRATIVE OFFICER

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

**NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993**

Decision Order Number 0303	Date of Decision 15/02/2000
Register Reference S99A/0907	Date: 17/12/99

Applicant Citywest Ltd.,

Development Two storey building. This building which will have a combined floor area of 2246 sq.m. for use as business accommodation for either showrooms, warehousing, offices or production in any proportion of the above, with a new entrance road and car parking on a site of approx. 1.2 acres. This site has the benefit of an overall permission 90A/2340 and is located at the east of the north/south distributor road through City West Business Campus, Brownsbarn, Naas Road, Dublin 24 with access from the distributor road through a local access road.

Location Located at the east of the north/south distributor road through City West Business Campus, Brownsbarn, Naas Road, Dublin 24 with access from the distributor road through a local access road.

Floor Area Sq Metres

Time extension(s) up to and including

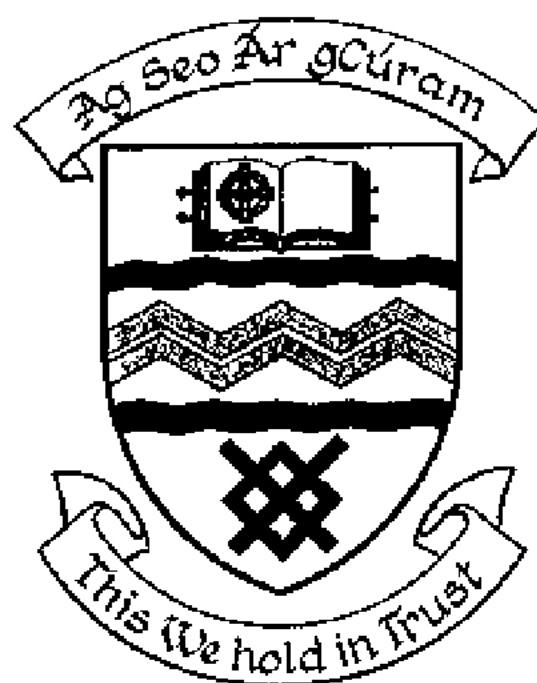
Additional Information Requested/Received /

Clarification of Additional Information Requested/Received /

In pursuance of its functions under the above mentioned Acts, the South 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 in respect of the above proposal.

Cantrell & Crowley Architects,
118 Rock Road,
Booterstown,
Co. Dublin.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

REG REF. S99A/0907

Subject to the conditions (14) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

..... 15/02/00
for SENIOR ADMINISTRATIVE OFFICER

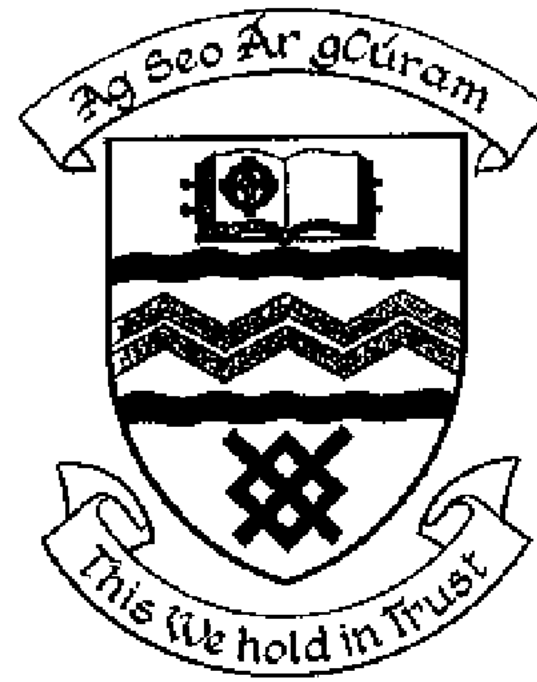
Conditions and Reasons

- 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.
REASON:
To ensure that the development shall be in accordance with the permission and that effective control be maintained.
- 2 That prior to commencement of development the requirements of the Principal Environmental Health Officer be ascertained and strictly adhered to in the development.
REASON:
In the interest of health.
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council. Details to be agreed in writing with the Planning Authority.
REASON:
In order to comply with the Sanitary Services Acts, 1878-1964.

**SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS**

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104



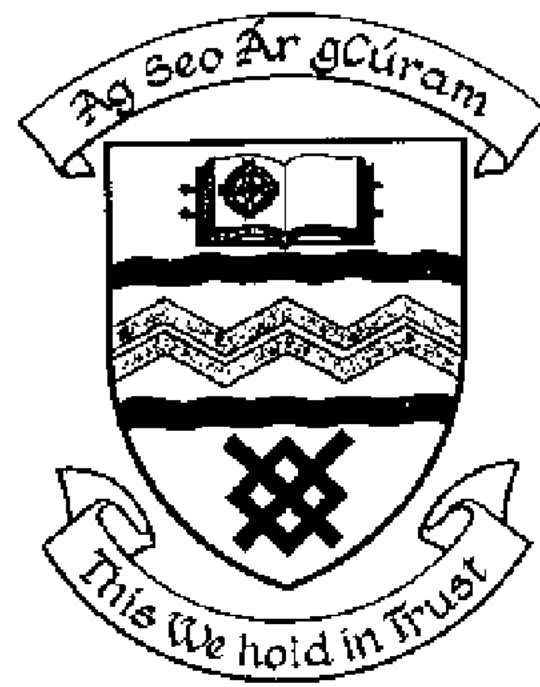
**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

REG. REF. S99A/0907

- 4 That no industrial effluent be permitted without prior approval from Planning Authority.
REASON:
In the interest of health.
- 5 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.
REASON:
In the interests of the proper planning and development of the area
- 6 Prior to the commencement of development on the site, the developer shall submit a detailed landscaping plan with full works specifications. This plan shall include details of grading, topsoiling, seeding, paths and drainage.
REASON:
In the interest of visual amenity.
- 7 Prior to the commencement of development on the site full details of site boundary treatment shall be lodged and agreed with the Planning Authority.
REASON:
In the interests of visual amenity.
- 8 Prior to the occupation of the proposed development Planning Permission shall be obtained for proposed use of each individual building.
REASON:
In the interest of the proper planning and development of the area.
- 9 That all public services to the proposed development, including electrical, telephone cables and equipment be located underground throughout the entire site.
REASON:
In the interest of amenity.
- 10 The car parking area indicated on the submitted plans shall be clearly marked out and available at all times for car parking use.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104

**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

REG REF. S99A/0907

REASON:

In the interest of traffic safety.

- 11 That a financial contribution in the sum of £6,600 (six thousand six hundred pounds) EUR 8,380 (eight thousand three hundred and eighty euros) be paid by the proposer to South 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.

REASON:

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.

- 12 The developer shall pay a sum of £6,600 (six thousand six hundred pounds) EUR 8,380 (eight thousand three hundred and eighty euros) to South Dublin County Council as a contribution towards expenditure that is proposed to be incurred over the next seven years in respect of works (comprising the construction of the north/south distributor road from the southern boundary of the site to the southern boundary of the lands owned by the Council to the South) facilitating the proposed development, in accordance with the requirements of Section 26(2)(h) of the Local Government (Planning and Development) Act, 1963. The contribution is payable before the commencement of development.

REASON:

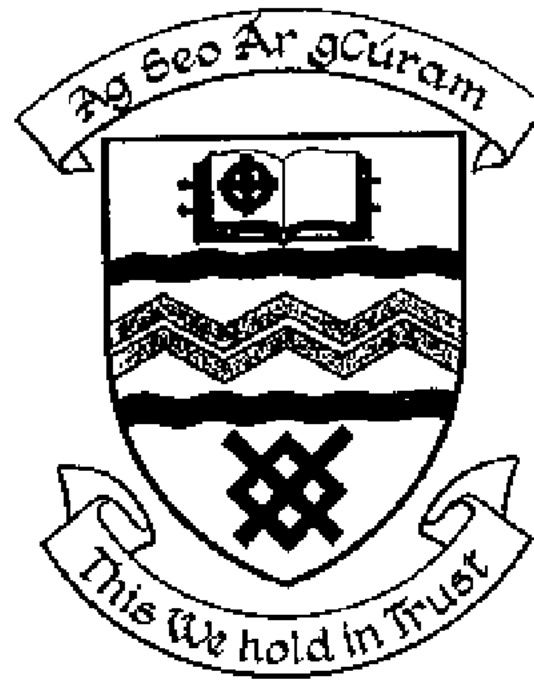
It is considered reasonable that the developer should contribute towards the expenditure proposed to be incurred by the Council in respect of works facilitating the proposed development.

- 13 The developer shall pay before the commencement of development a sum of £1,100 (one thousand one hundred pounds) EUR 1,397 (one thousand three hundred and ninety seven euros) to South Dublin County Council as a contribution towards expenditure that is proposed to be incurred over the next seven years in respect of works (comprising the construction of the east-west distributor road to the Cheeverstown Road junction, including approximately 200 metres of the Cheeverstown Road extension)

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS

Bosca 4122,
Lár an Bhaile, Tamhlacht,
Baile Átha Cliath 24.

Telefon: 01-414 9000
Facs: 01-414 9104



**PLANNING
DEPARTMENT**
P.O. Box 4122,
Town Centre, Tallaght,
Dublin 24.

Telephone: 01-414 9000
Fax: 01-414 9104

REG. REF. S99A/0907

facilitating the proposed development in accordance with the requirements of Section 26(2)(h) of the Local Government (Planning and Development) Act, 1963.

REASON:

It is considered reasonable that developer should contribute towards the expenditure proposed to be incurred by the Council in respect of works facilitating the proposed development.

- 14 Before the development is commenced, the developer shall lodge with the South Dublin County Council a cash deposit, a bond of £5,500 (five thousand five hundred pounds) EUR 6,983 (six thousand nine hundred and eighty three euros) an Insurance Company, or other security to secure the provision and satisfactory completion and maintenance until taken-in-charge by the said Council of roads, footpaths, sewers, watermains, drains, public lighting and other services required in connection with the development, coupled with the agreement empowering the said Council to apply such security or part thereof for the satisfactory completion or maintenance as aforesaid of any part of the development.

REASON:

To ensure the satisfactory completion of the development.