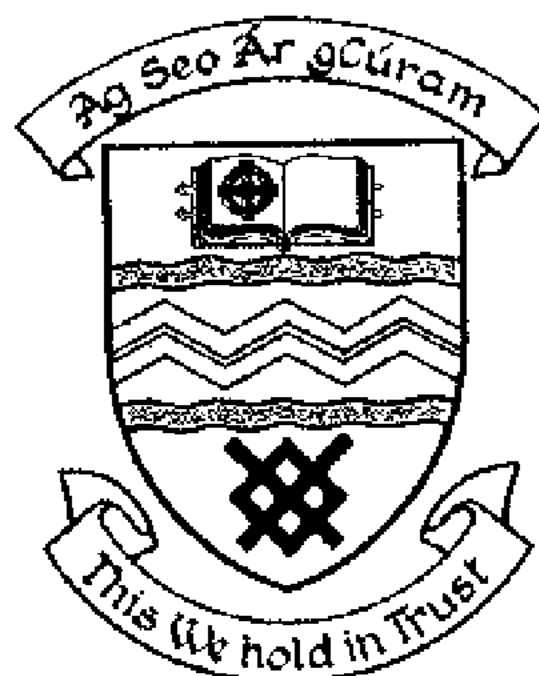


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0725	
1. Location	The Eden, Grange Road, Rathfarnham, Dublin 16.		
2. Development	Retention of covered store/yard to rear of approved units 1 and 2 (Reg. ref. S99A/0531).		
3. Date of Application	13/10/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Frank Elmes & Co., Address: 2 Waldemar Terrace, Main Street,		
5. Applicant	Name: Puissance Ltd., Address: Eden Lodge, Grange Road, Rathfarnham, Dublin 16.		
6. Decision	O.C.M. No. 2658 Date 01/12/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 60 Date 13/01/2000	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



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

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Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

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

Frank Elmes & Co.,
2 Waldemar Terrace,
Main Street,
Dundrum,
Dublin 14.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 60	Date of Final Grant 13/01/2000
Decision Order Number 2658	Date of Decision 01/12/1999
Register Reference S99A/0725	Date 13/10/99

Applicant Puissance Ltd.,

Development Retention of covered store/yard to rear of approved units
1 and 2 (Reg. ref. S99A/0531).

Location The Eden, Grange Road, Rathfarnham, Dublin 16.

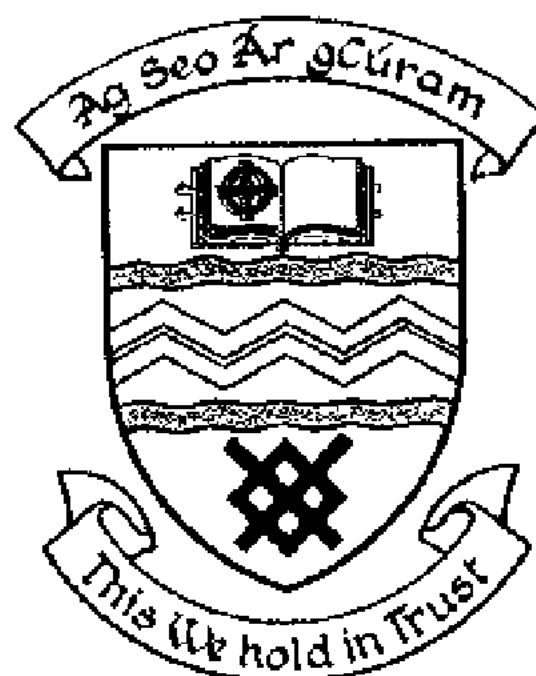
Floor Area 61.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

A Permission has been granted for the development described above,
subject to the following (7) Conditions.

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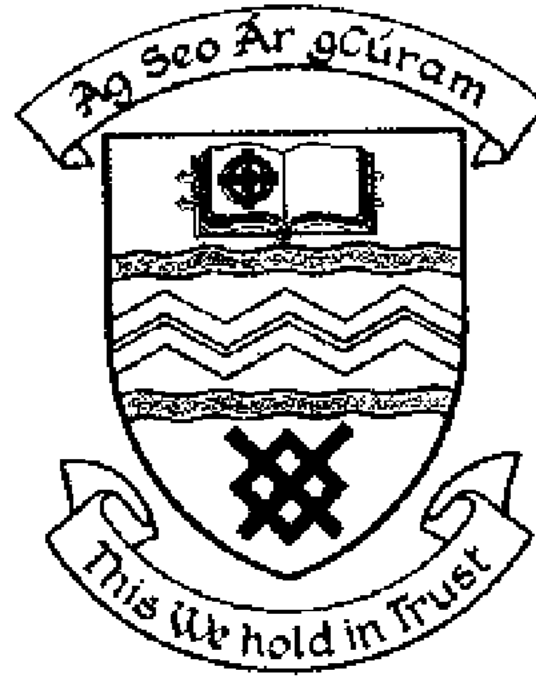
Telephone: 01-414 9230
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Conditions and Reasons

- 1 Development shall be carried out in accordance with the conditions attached to permission granted under Register Reference number S97A/0466 save as required by other conditions attached hereto.
REASON:
In the interest of the proper planning and development of the area.
- 2 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.
- 3 That all external finishes harmonise in colour and texture with the existing premises.
REASON:
In the interest of visual amenity.
- 4 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council.
REASON:
In order to comply with the Sanitary Services Acts, 1878-1964.
- 5 That the arrangements made with regard to the payment of financial contributions in respect of the overall development, as required by Condition No.s 14 and 15 of Register Reference S97A/0466 be strictly adhered to in respect of this development.
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 these services.
- 6 That a financial contribution in the sum of £513.00 (five hundred and thirteen pounds) EUR651 (six hundred and fifty one 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.

REG. REF. S99A/0725

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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.

7

That a financial contribution in the sum of money equivalent to the value of £1334.00 (one thousand three hundred and thirty four pounds) EUR1693 (one thousand six hundred and ninety three euros) towards the cost of roads improvements and traffic management in the area of the proposed development and which facilitate this development; this contribution to be paid on receipt of final grant of permission.

REASON:

It is considered reasonable that the developer should contribute towards the expenditure that was incurred and/or that is proposed to be incurred by the Council on road improvement works and traffic management schemes facilitating the proposed 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.
- (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.

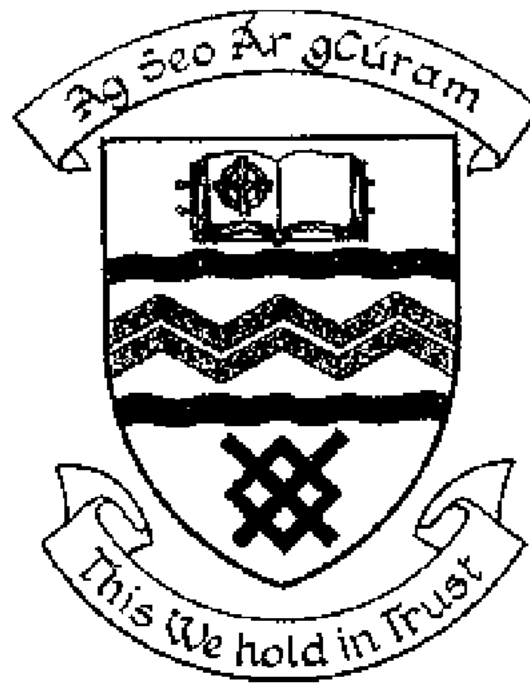
Signed on behalf of South Dublin County Council.


.....17/01/00
for SENIOR ADMINISTRATIVE OFFICER

SOUTH DUBLIN COUNTY COUNCIL
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NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Decision Order Number 2658	Date of Decision 01/12/1999
Register Reference S99A/0725	Date: 13/10/99

Applicant Puissance Ltd.,

Development Retention of covered store/yard to rear of approved units
 1 and 2 (Reg. ref. S99A/0531).

Location The Eden, Grange Road, Rathfarnham, Dublin 16.

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.

Subject to the conditions (7) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

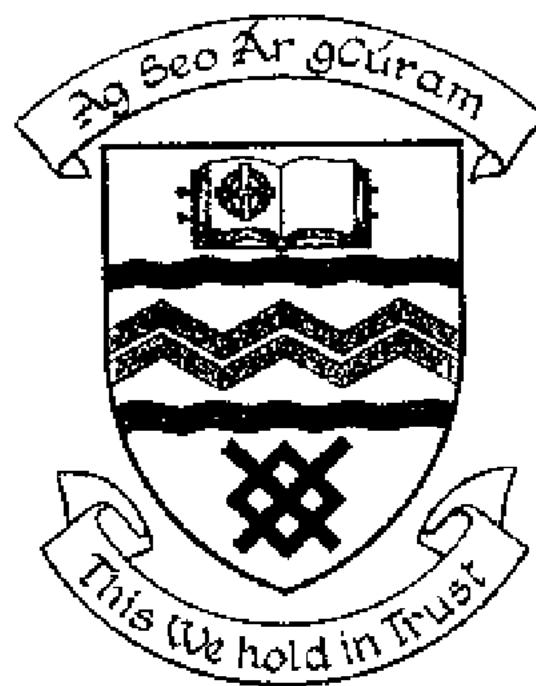
..... 01/12/99
for SENIOR ADMINISTRATIVE OFFICER

Frank Elmes & Co.,
2 Waldemar Terrace,
Main Street,
Dundrum,
Dublin 14.

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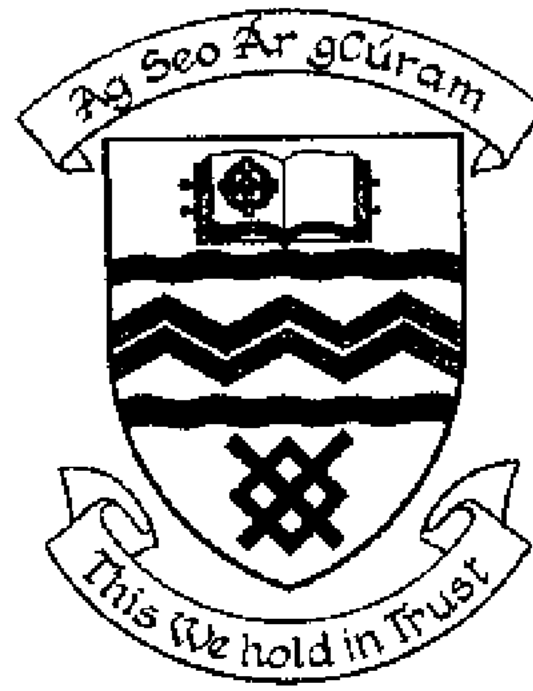
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REG REF. S99A/0725

Conditions and Reasons

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REG. REF. S99A/0725

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