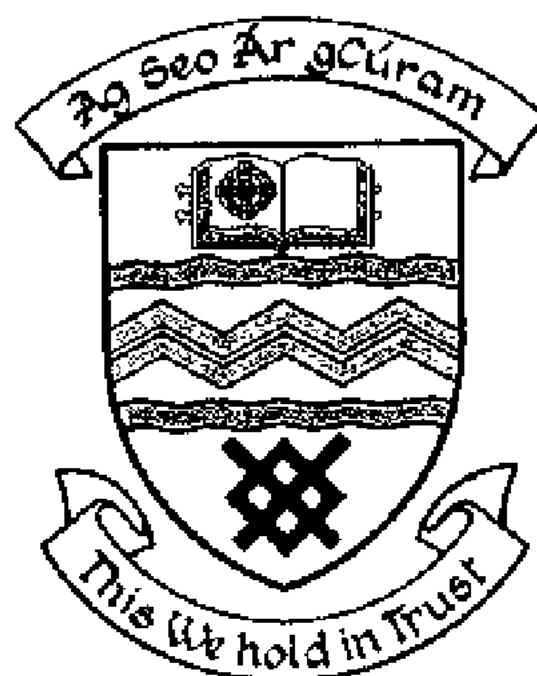


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)		Plan Register No. S99A/0440	
1. Location	Riverview Business Park, New Nangor Road, Gallanstown, Dublin 12.			
2. Development	9 No. 3 Storey Units of Light Industrial space with office content, Car Parking and service yard.			
3. Date of Application	02/07/99	Date Further Particulars (a) Requested (b) Received		
3a. Type of Application	Permission	1.	1.	
		2.	2.	
4. Submitted by	Name: Muir Associates, Address: 17 Fitzwilliam Place, Dublin 2.			
5. Applicant	Name: River View Business Park LTD., Address: C/O SMB Construction LTD., Rear 5 Lord Edward Terrace, 5ABrrokfield Terrace, Blackrock, Co. Dublin.			
6. Decision	O.C.M. No. 1885	Effect		
	Date 31/08/1999	AP GRANT PERMISSION		
7. Grant	O.C.M. No. 2254	Effect		
	Date 14/10/1999	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

Bosca 4122
Lár an Bhaile, Tamhlacht
Baile Átha Cliath 24

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

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

Muir Associates,
17 Fitzwilliam Place,
Dublin 2.

NOTIFICATION OF GRANT OF Permission

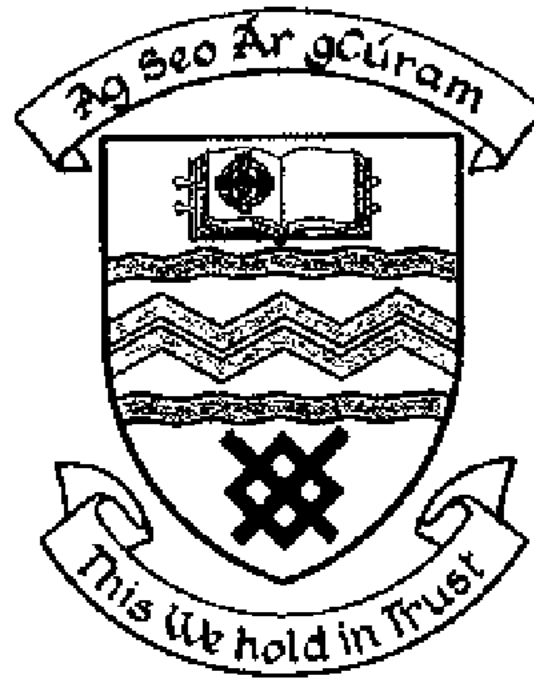
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1993

Final Grant Order Number 2254	Date of Final Grant 14/10/1999
Decision Order Number 1885	Date of Decision 31/08/1999
Register Reference S99A/0440	Date 02/07/99

Applicant River View Business Park LTD.,
Development 9 No. 3 Storey Units of Light Industrial space with office content, Car Parking and service yard.
Location Riverview Business Park, New Nangor Road, Gallanstown, Dublin 12.
Floor Area 3014.00 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.

SOUTH DUBLIN COUNTY COUNCIL
COMHAIRLE CHONTAE ÁTHA CLIATH THEAS



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

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

Bosca 4122
 Lár an Bhaile, Tamhlacht
 Baile Átha Cliath 24

Telefon: 01-414 9230
 Facs: 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.

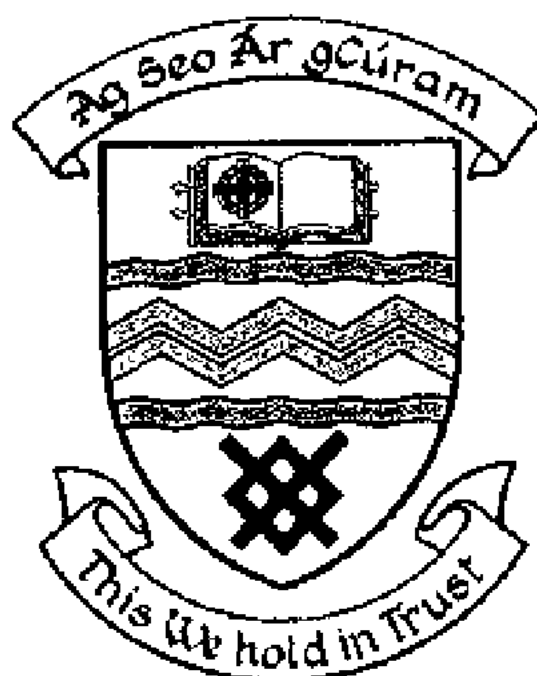
- 3 That the water supply and drainage arrangements, including the disposal of surface water, be in accordance with the requirements of the County Council and shall have regard to the following:-
 - (a) Applicant to ensure full and complete separation of foul and surface water systems;
 - (b) No discharge of trade effluent to sewer shall be permitted without prior permission;
 - (c) All waste water from commercial, business or institutional kitchens shall be routed via an appropriate grease trap or grease removal system before being discharged to the public sewer;
 - (d) The applicant is to ensure that the petrol interceptor through which the surface water sewer discharges has sufficient capacity to cater for the additional discharge;
 - (e) Separate connections required for each unit. All connections, swabbing, chlorination and tappings of mains to be carried out by South Dublin County Council personnel at the applicants prior expense. Applicant to provide 24-hour storage for each unit;
 - (f) Each commercial unit must be individually metered.
 REASON:
 In order to comply with the Sanitary Services Acts, 1878-1964.

- 4 That off-street car parking facilities and parking for trucks be provided in accordance with the Development Plan Standards, in this regard the carparking area indicated on the submitted plans shall be surfaced in a macadam type

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

material and all carparking spaces shall be clearly marked out and available at all times for parking use and shall not be used for storage, display or other such uses.

REASON:

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

- 5 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.

REASON:

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

- 6 That details of all proposed external finishes be submitted for the written agreement of the Planning Authority prior to the commencement of development.

REASON:

In the interests of visual amenity.

- 7 That prior to commencement of development the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.

REASON:

In the interest of safety and the avoidance of fire hazard.

- (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.

P. Bowlow
15/10/99
 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 1885	Date of Decision 31/08/1999
Register Reference S99A/0440	Date: 02/07/99

Applicant River View Business Park LTD.,

Development 9 No. 3 Storey Units of Light Industrial space with office content, Car Parking and service yard.

Location Riverview Business Park, New Nangor Road, Gallanstown, Dublin 12.

Floor Area Sq Metres

Time extension(s) up to and including

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.

... *SAC* 31/08/99
for SENIOR ADMINISTRATIVE OFFICER

Muir Associates,
17 Fitzwilliam Place,
Dublin 2.

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/0440

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 and shall have regard to the following:-

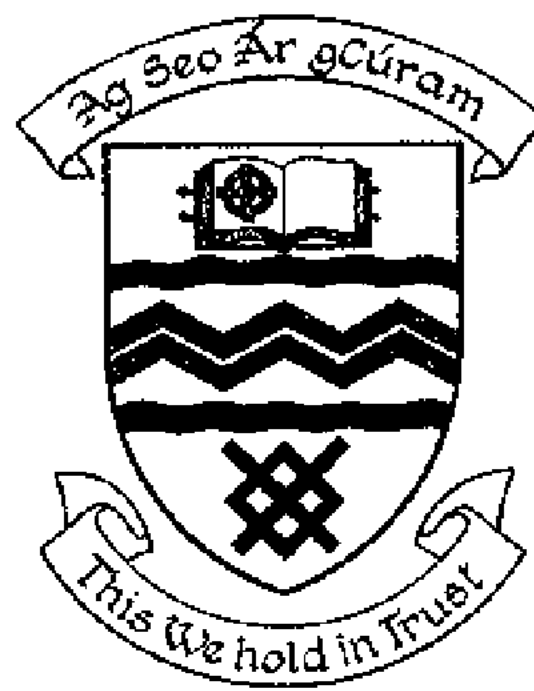
- (a) Applicant to ensure full and complete separation of foul and surface water systems;
- (b) No discharge of trade effluent to sewer shall be permitted without prior permission;
- (c) All waste water from commercial, business or institutional kitchens shall be routed via an appropriate grease trap or grease removal system before being discharged to the public sewer;
- (d) The applicant is to ensure that the petrol interceptor through which the surface water sewer discharges has sufficient capacity to cater for the additional discharge;
- (e) Separate connections required for each unit. All connections, swabbing, chlorination and tappings of mains to be carried out by South Dublin County Council personnel at the applicants prior expense. Applicant to provide 24-hour storage for each unit;
- (f) Each commercial unit must be individually metered.

REASON:

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/0440

In order to comply with the Sanitary Services Acts, 1878-1964.

- 4 That off-street car parking facilities and parking for trucks be provided in accordance with the Development Plan Standards, in this regard the carparking area indicated on the submitted plans shall be surfaced in a macadam type material and all carparking spaces shall be clearly marked out and available at all times for parking use and shall not be used for storage, display or other such uses.

REASON:

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

- 5 That no advertising sign or structure be erected except those which are exempted development, without prior approval of Planning Authority or An Bord Pleanála on appeal.

REASON:

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

- 6 That details of all proposed external finishes be submitted for the written agreement of the Planning Authority prior to the commencement of development.

REASON:

In the interests of visual amenity.

- 7 That prior to commencement of development the requirements of the Chief Fire Officer be ascertained and strictly adhered to in the development.

REASON:

In the interest of safety and the avoidance of fire hazard.