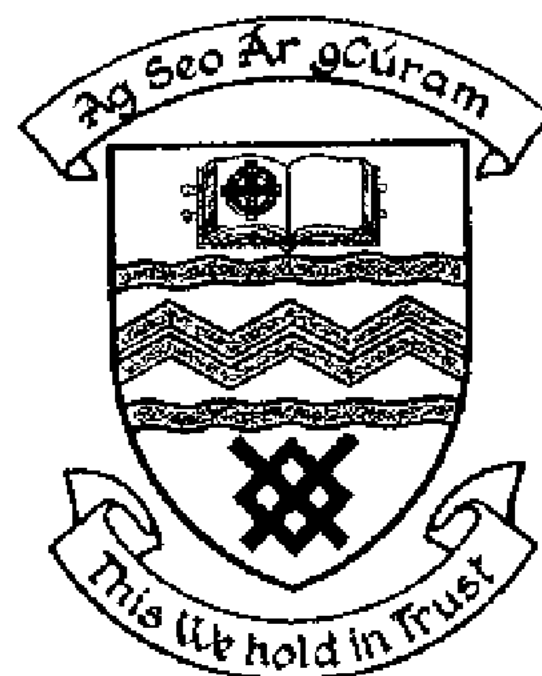


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0322	
1. Location	Site to the rear of T.J.'s Gymnasium, St. Killians Road, Watery Lane, Dublin 22.		
2. Development	Retention of two enterprise units and ancillary works.		
3. Date of Application	18/05/99	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Dermot Walsh Architects, Address: 31 Hermitage Grove, Grange Road,		
5. Applicant	Name: Clapton (Ireland) Limited, Address: 69 Fitzwilliam Square, Dublin 2.		
6. Decision	O.C.M. No. 1482 Date 15/07/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 1851 Date 26/08/1999	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

Dermot Walsh Architects,
31 Hermitage Grove,
Grange Road,
Rathfarnham,
Dublin 16.

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 1851	Date of Final Grant 26/08/1999
Decision Order Number 1482	Date of Decision 15/07/1999
Register Reference S99A/0322	Date 18/05/99

Applicant Clapton (Ireland) Limited,

Development Retention of two enterprise units and ancillary works.

Location Site to the rear of T.J.'s Gymnasium, St. Killians Road,
Watery Lane, Dublin 22.

Floor Area 194.85 Sq Metres

Time extension(s) up to and including

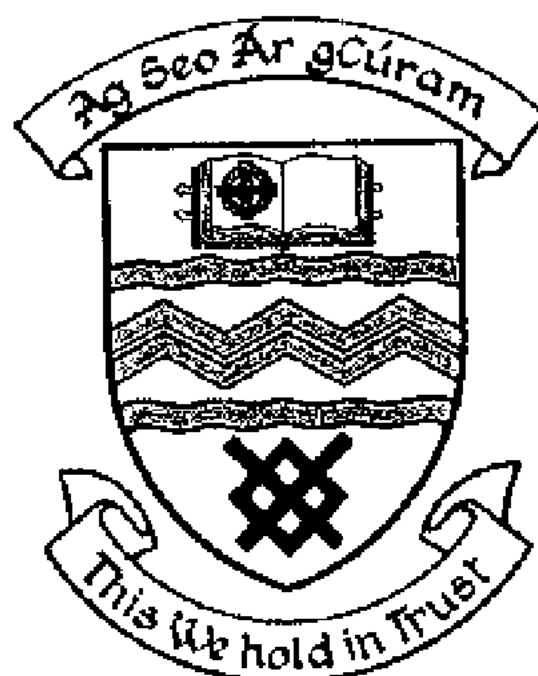
Additional Information Requested/Received /

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

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 retained 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 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.

- 3 The enterprise units shall come within the scope of the definition of "light industrial building" in article 8(1) of the Local Government (Planning and Development) Regulations, 1994.

REASON:

In the interest of clarity and residential amenity.

- 4 That in respect of the additional 6 carparking spaces that the proposed development gives rise to a demand for, in accordance with development plan standards, and which are not being provided, the developer is to make a contribution of £6,000 (six thousand pounds) towards the cost of provision of car parking in the area of the development to facilitate this development, this contribution to be paid on receipt of final grant of permission.

REASON:

The provision of such car parking in the area will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing same.

- 5 That a financial contribution in the sum of £1,599 (one thousand five hundred and ninety nine pounds) 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 on receipt of final grant of permission.

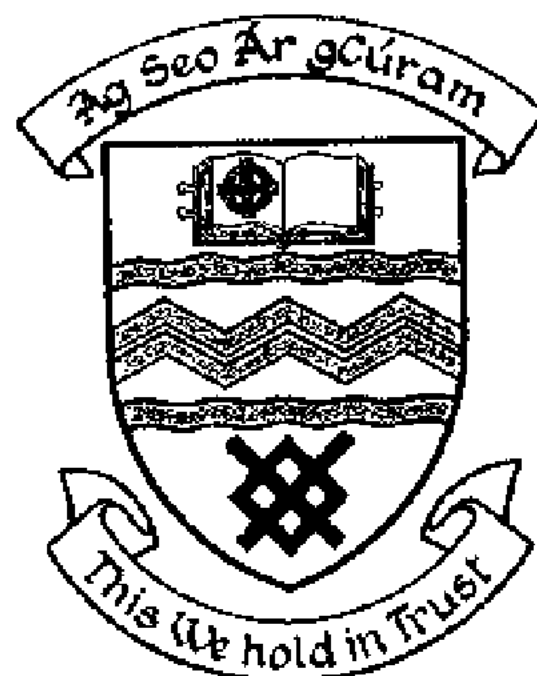
REASON:

The provision of such services in the area by the Council will facilitate the proposed development. It is considered

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

reasonable that the developer should contribute towards the cost of providing the services.

- 6 That a financial contribution in the sum of money equivalent to the value of £4,158 (four thousand one hundred and fifty eight pounds) 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.

- 7 That a financial contribution in the sum of £396 (three hundred and ninety six pounds) be paid by the proposer to South Dublin County Council towards the cost of Watery Lane Foul Sewer which will facilitate this development. This contribution to be paid on receipt of final grant of permission.

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 the works.

- (1) All buildings must be designed and constructed in accordance with the Building Regulations 1991 amended 1994.
- (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.

E. Bowler
27/08/99
 for SENIOR ADMINISTRATIVE OFFICER

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

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

Decision Order Number 1482	Date of Decision 15/07/1999
Register Reference S99A/0322	Date: 18/05/99

..... 15/07/99
for SENIOR ADMINISTRATIVE OFFICER

Dermot Walsh Architects,
31 Hermitage Grove,
Grange Road,
Rathfarnham,
Dublin 16.

**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/0322

Conditions and Reasons

- 1 The development to be retained 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 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.
- 3 The enterprise units shall come within the scope of the definition of "light industrial building" in article 8(1) of the Local Government (Planning and Development) Regulations, 1994.
REASON:
In the interest of clarity and residential amenity.
- 4 That in respect of the additional 6 carparking spaces that the proposed development gives rise to a demand for, in accordance with development plan standards, and which are not being provided, the developer is to make a contribution of £6,000 (six thousand pounds) towards the cost of provision of car parking in the area of the development to facilitate this development, this contribution to be paid on receipt of final grant of permission.
REASON:
The provision of such car parking in the area will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing same.
- 5 That a financial contribution in the sum of £1,599 (one thousand five hundred and ninety nine pounds) be paid by the proposer to South Dublin County Council towards the cost of

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/0322

provision of public services 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:

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.

- 6 That a financial contribution in the sum of money equivalent to the value of £4,158 (four thousand one hundred and fifty eight pounds) 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.

- 7 That a financial contribution in the sum of £396 (three hundred and ninety six pounds) be paid by the proposer to South Dublin County Council towards the cost of Watery Lane Foul Sewer which will facilitate this development. This contribution to be paid on receipt of final grant of permission.

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 the works.