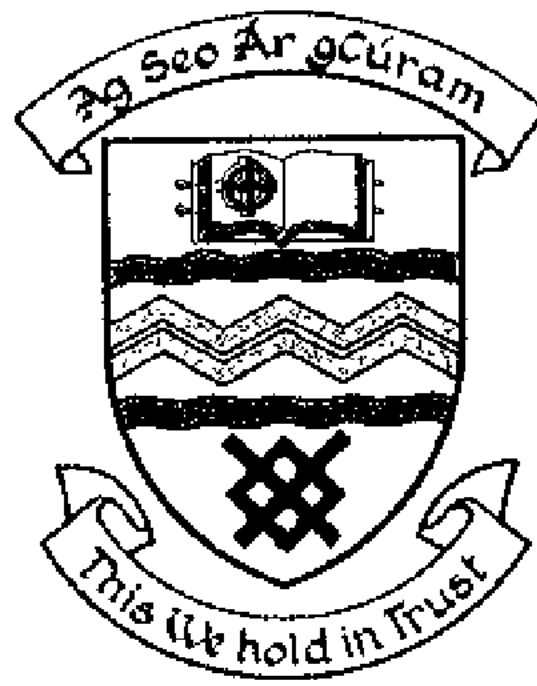


	South Dublin County Council Local Government (Planning & Development) Acts 1963 to 1993 Planning Register (Part 1)	Plan Register No. S99A/0006	
1. Location	4/5 Main Street, Lucan, Co. Dublin.		
2. Development	Retention of refurbishment of existing florist shop, retention of sub division of existing supermarket and change of use of shop two of that sub division from supermarket to restaurant. Retention of new doorway to front of shop one of that sub division and retention of refurbishment of existing offices on first floor.		
3. Date of Application	06/01/1999	Date Further Particulars (a) Requested (b) Received	
3a. Type of Application	Permission	1. 2.	1. 2.
4. Submitted by	Name: Tiger Design Address: Waratah, Jordanstown,		
5. Applicant	Name: Tommy Lynch Address: Londis Supermarket, Main Street, Lucan, Co. Dublin.		
6. Decision	O.C.M. No. 0851 Date 04/03/1999	Effect AP GRANT PERMISSION	
7. Grant	O.C.M. No. 0731 Date 14/04/1999	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.	

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Tiger Design
Waratah,
Jordanstown,
Enfield,
Co. Meath

NOTIFICATION OF GRANT OF Permission

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

Final Grant Order Number 0731	Date of Final Grant 14/04/1999
Decision Order Number 0851	Date of Decision 04/03/1999
Register Reference S99A/0006	Date 6th January 1999

Applicant Tommy Lynch

Development Retention of refurbishment of existing florist shop, retention of sub division of existing supermarket and change of use of shop two of that sub division from supermarket to restaurant. Retention of new doorway to front of shop one of that sub division and retention of refurbishment of existing offices on first floor.

Location 4/5 Main Street, Lucan, Co. Dublin.

Floor Area 375.00 Sq Metres

Time extension(s) up to and including

Additional Information Requested/Received /

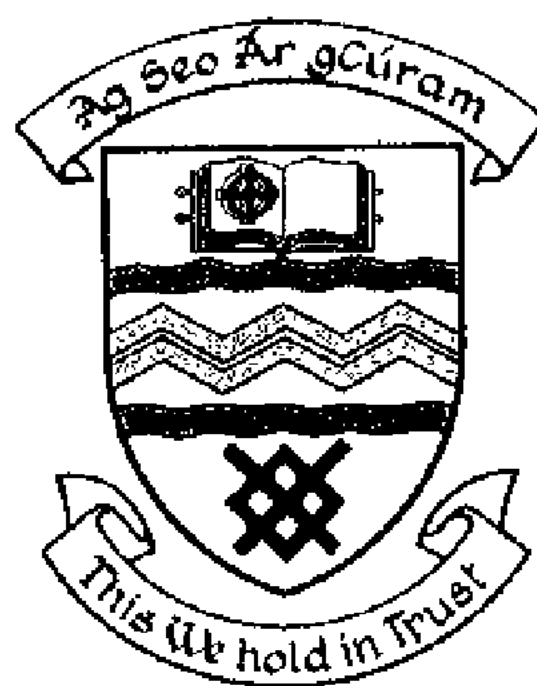
A Permission has been granted for the development described above,
subject to the following (12) Conditions.

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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 The existing roller shutters to shops 2 & 3 to which the application refers as delineated on the ground floor plan received by the Planning Authority on the 6th January 1999, shall be removed. Roller shutters, if necessary, shall be located behind display windows and be of the perforated (eg visi-screen) type and shall be coloured to match the colour of the shop fronts.

REASON:

In the interests of the visual amenity of the streetscape.

- 3 Signage to the restaurant unit, if required, shall be restricted to the fascia level. Lettering shall take the form of either hand painted traditional type lettering or individually mounted lettering.

REASON:

In the interests of visual amenity of the streetscape.

- 4 The existing downlighters on the building shall be removed. More appropriately sized downlighters or up-lighters, if required, shall be subject to the written agreement of the Planning Authority prior to their erection.

REASON:

In the interests of visual amenity of the streetscape.

- 5 Notwithstanding the 2nd Schedule of the Local Government (Planning and Development) Regulations, 1994, as amended, (Exempted Development) no signs or devices shall be painted or erected on the premises or the site without prior grant of planning permission from South Dublin County Council or An Bord Pleanála on appeal.

REASON:

In the interests of the visual amenity of the streetscape and the proper planning and development of the area.

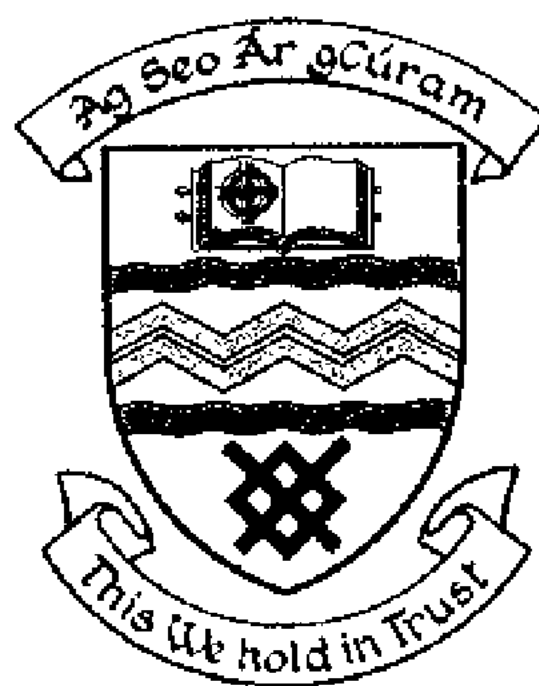
- 6 That all watermain tapplings, branch connections, swabbing and chlorination be carried out by the County Council's, Environmental Services Department and that the cost thereof be paid to South Dublin County Council before any

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development commences.

REASON:

To comply with public health requirements and to ensure adequate standards of workmanship. As the provision of these services by the County Council will facilitate the proposed development it is considered reasonable that the Council should recoup the cost.

- 7 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.

- 8 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.

- 9 All mechanical plant and ventilation inlets and outlets shall be sound insulated and/or fitted with sound attenuators as necessary to ensure that the noise level as expressed as Laeq over 1 hour at 1 metre from the facade of any noise sensitive premises does not exceed 55dB(A) for daytime and 35dB(A) for night-time.

REASON:

In the interests of preserving the amenities of the adjoining properties.

- 10 That a financial contribution in the sum of £2,786 (two thousand seven hundred and eighty six 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:

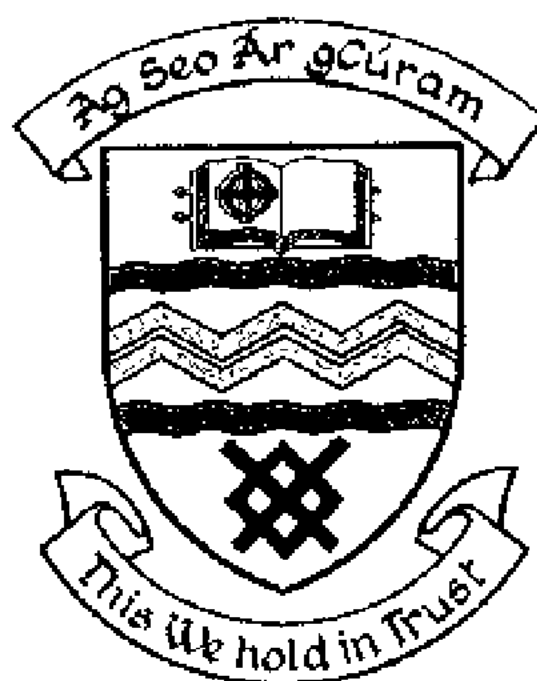
The provision of such services in the area by the Council will facilitate the proposed development. It is considered reasonable that the developer should contribute towards the cost of providing the services.

- 11 That a financial contribution in the sum of money equivalent to the value of £2,971 (two thousand nine hundred and

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REG REF. S99A/0006

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seventy one pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value pertaining at the time of payment shall be paid by the proposer to South Dublin County Council 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.

- 12 That a financial contribution in the sum of £618 (six hundred and eighteen pounds) be paid by the proposer to South Dublin County Council towards the cost of remedial works to the Griffeen River/Lucan-Palmerstown Water Supply Improvement Scheme/Lucan Village Combined Sewer Separation Scheme, all of 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.

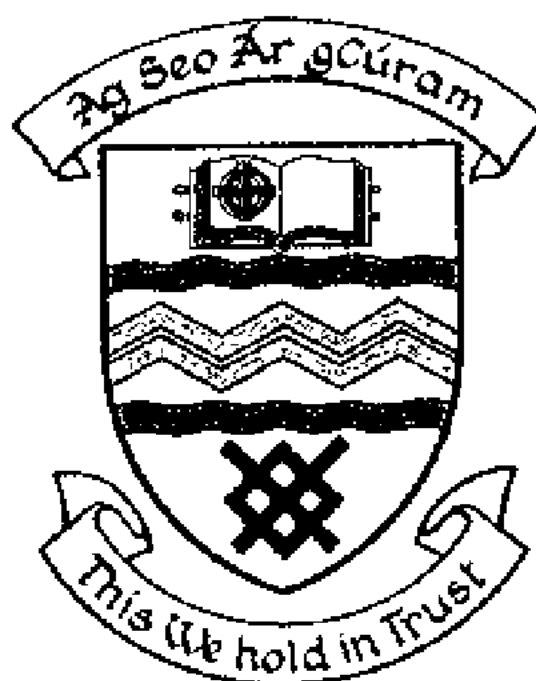
Signed on behalf of South Dublin County Council.

REG. REF. S99A/0006

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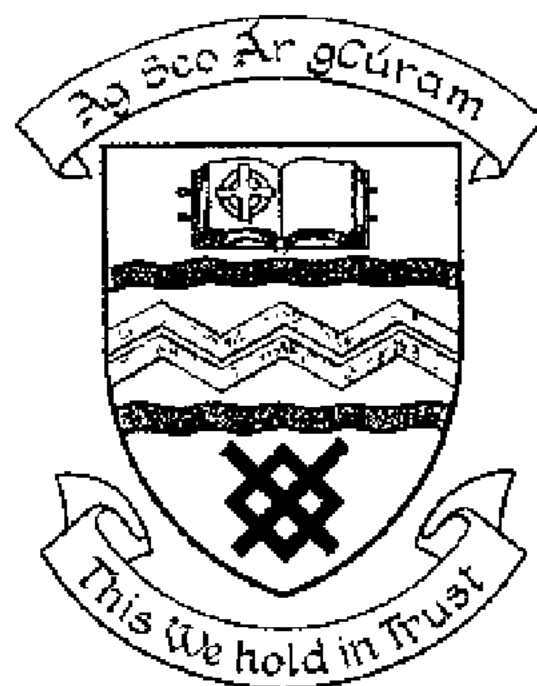
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Eileen Bawden 19th
.....April 1999
for SENIOR ADMINISTRATIVE OFFICER

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 0851	Date of Decision 04/03/1999
Register Reference S99A/0006	Date: 06/01/1999

Applicant Tommy Lynch

Development Retention of refurbishment of existing florist shop,
retention of sub division of existing supermarket and change
of use of shop two of that sub division from supermarket
to restaurant. Retention of new doorway to front of shop
one of that sub division and retention of refurbishment
of existing offices on first floor.

Location 4/5 Main Street, Lucan, Co. Dublin.

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 (12) on the attached Numbered Pages.
Signed on behalf of the South Dublin County Council.

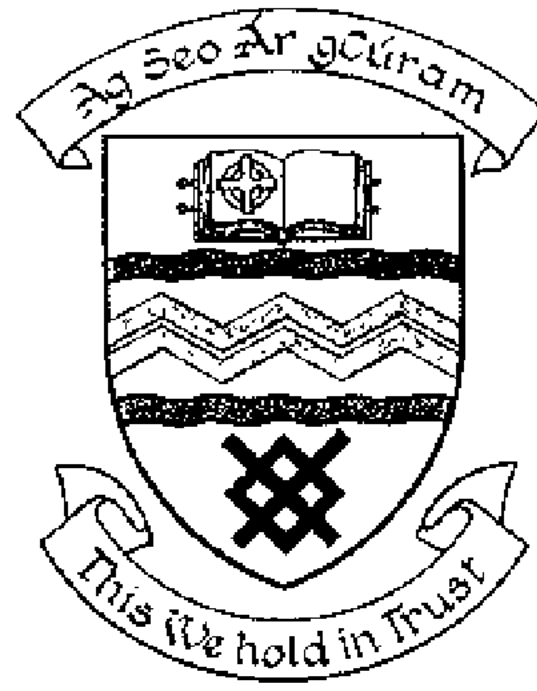
SH 04/03/1999
for SENIOR ADMINISTRATIVE OFFICER

Tiger Design
Waratah,
Jordanstown,
Enfield,
Co. Meath

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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 The existing roller shutters to shops 2 & 3 to which the application refers as delineated on the ground floor plan received by the Planning Authority on the 6th January 1999, shall be removed. Roller shutters, if necessary, shall be located behind display windows and be of the perforated (eg visi-screen) type and shall be coloured to match the colour of the shop fronts.

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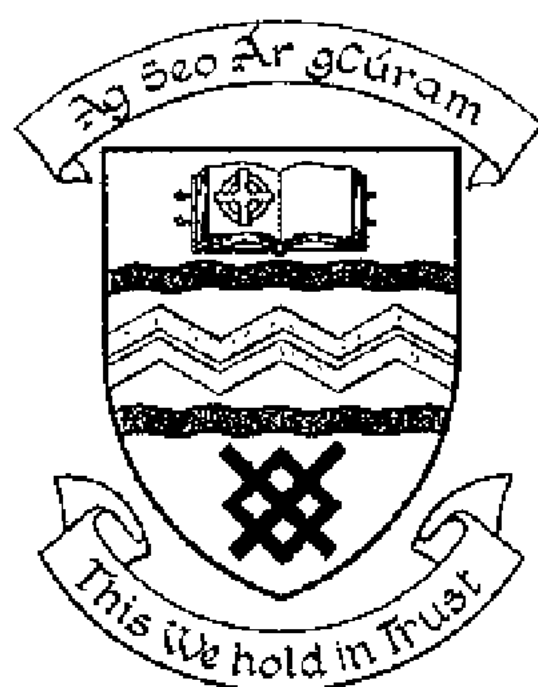
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REG. REF. S99A/0006

In the interests of the visual amenity of the streetscape
and the proper planning and development of the area.

- 6 That all watermain tapplings, branch connections, swabbing
and chlorination be carried out by the County Council's,
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REASON:

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- 10 That a financial contribution in the sum of £2,786 (two
thousand seven hundred and eighty six pounds) be paid by the

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REG REF. S99A/0006

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

- 11 That a financial contribution in the sum of money equivalent to the value of £2,971 (two thousand nine hundred and seventy one pounds) as on 1st January, 1991, updated in accordance with the Wholesale Price Index - Building and Construction (Capital Goods) as published by the Central Statistics Office to the value pertaining at the time of payment shall be paid by the proposer to South Dublin County Council 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.

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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 the works.