

9118) 0379

CERTIFICATE

24605

New Entrance Parcel

Unit 11th Parkmere Estate - Kanyinda Rd - D12

Boikau P. Boyd

	2	3	4	5	6	7
DESCRIPTION/AREA LENGTH/STRUCT	RATE	AMT. PAID FEE RECE	AMOUNT LOGGED	BALANCE DUE	BALANCE DUE	DATE RECEIPT
2232						
2215						
2500						
			410			
			410			

410
410

[Handwritten signature]

50

16/3/97

New Entrance To Rd

Unit IInd Palmerston Estate

Kongmudu Rd 512

Salvador P Boyd

1	2	3	4	5	6	7	8
DATE	RATE	AMT. OF FEE PAID	AMOUNT LOGGED	BALANCE DUE	BALANCE DUE	CASH RECEIVED	
	2232						
	2218						
	2218						

HO
HO

[Handwritten signature]

\$ 0

21 3/91

PROPOSAL: New entrance road

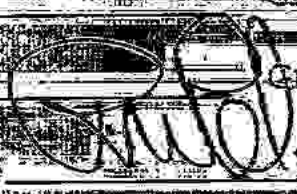
LOCATION: Unit 11^A Parkmore Estate, Longmile Rd D12

APPLICANT: Bolton & Boyd

	1	2	3	4	5	6	7
CLASS	DWELLINGS/AREA LENGTH/STRUCTURE	RATE	AMT. OF FEE REQUIRED	AMT. LODGED	BALANCE DUE	RED. FEE APPL.	AMT. OF RED. FEE
A	Dwelling (Houses/Flats)	€ 555					
B	Domestic Ext. (Improvement/Alts.)	€ 530					
C	Building for office or other COMM. PURPOSES <u>3.12 m</u>	€ 53.50 per M ² or 270	<u>70</u>	<u>70</u> <u>NHC</u>	<u>—</u>		
D	Building or other structure for purposes of agriculture	€ 21.00 per M ² or 300 M ² Min. 270					
E	Petrol Filling Station	€ 2300					
F	Dev. of prop. not coming within any of the foregoing classes.	270 or 52 per .1 hect. whichever is the greater.					

Column 1 Certified: Signed: _____ Grade: _____

Column 1 Endorsed: Signed: _____ Grade: _____ Date: _____

Columns 2,3,4,5,6 & 7 Certified: Signed:  Grade: S. O Date: 21/3/91

Columns 2,3,4,5,6 & 7 Endorsed: Signed: _____ Grade: _____ Date: _____

LOCATION GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1962

ASSESSMENT OF FINANCIAL CONTRIBUTION

REG. REF.:

LOCAT. REG.:

SERVICES INVOLVED: WATER/FOUL SEWER/SURFACE WATER

AREA OF SITE:

FLOOR AREA OF PRESENT PROPOSAL:

MEASURED BY:

CHECKED BY:

METHOD OF ASSESSMENT:

TOTAL ASSESSMENT

MANAGER'S ORDERED NO: BY /
DATED

ENTERED IN CONTRIBUTIONS REGISTER:

*Standard all
no additional
services*

[Signature]

DEVELOPMENT CONTROL ASSISTANT GRADE

P/1492/91

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Register Reference : 91A/0379

Date Received : 13th February 1991

Correspondence : McDonnell & Dixon,
Name and : 20 Ely Place,
Address : Dublin 02.

Fee Paid 21st March 1991

Development : new entrance porch

Location : Unit 11A Parkmore Estate, Longmile Road, Dublin 12.

Applicant : Boileau and Boyd Ltd

App. Type : Permission

Zoning :

<u>CONTRIBUTION:</u>	
Standard:	Nil
Roads:	Small Paved
S. Sers:	No adels Covers
Open Space:	
Other:	
<u>SECURITY:</u>	
Bond / C.I.F.:	
Cash:	

(MD/AC)

Report of Dublin Planning Officer dated 8 April, 1991.

This is an application for PERMISSION for an entrance porch at Unit 11A, Parkmore Estate, Longmile Road, Dublin 12 for Boileau and Boyd Ltd.

The proposed porch breaks the existing building line and is the first porch proposal on this line of factory units, however there is a porch on the factory unit north of the proposal. This proposal also involves some internal reorganisation of the office space and the adjusting of the existing entrance doorway. The proposed porch entrance is similar to the existing entrance and it is proposed to use existing roller shutters.

I recommend that a decision to GRANT PERMISSION be made under the Local Government (Planning and Development) Acts, 1963-1990, subject to the following (3) conditions:-

C O N D I T I O N S / R E A S O N S

01 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.

02 That before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.

COMHAIRLE CHONTAE ÁTHA CLIATH

Record of Executive Business and Manager's Orders

Reg.Ref: 91A/0379


Page No: 0002

Location: Unit 11A Parkmore Estate, Longmile Road, Dublin 12.

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

03 That all external finishes harmonise in colour and texture with the existing premises.

REASON: In the interest of visual amenity.

Endorsed: 
for Principal Officer

 S.E.P.
for Dublin Planning Officer 7.4.91

Order: A decision pursuant to Section 26(1) of the Local Government (Planning and Development) Acts, 1963-1990 to GRANT PERMISSION for the above proposal subject to the (3) conditions set out above is hereby made.

Dated : 11 April 1991. 
ASSISTANT CITY AND COUNTY MANAGER

to whom the appropriate powers have been delegated by order of the Dublin City and County Manager dated 21st February 1991

8th April 1991



Bloc 2, Ionad Bheatha na hEireann,
Block 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1.
Dublin 1.
Telephone. (01)724755
Fax. (01)724896

NOTIFICATION OF DECISION TO GRANT PERMISSION
LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS 1963-1990.

Decision Order Number : P/ 1492 /91 Date of Decision : 11th April 1991

Register Reference : 91A/0379 Date Received : 13th February 1991

Applicant : Boileau and Boyd Ltd

Development : new entrance porch

Location : Unit 11A Parkmore Estate, Longmile Road, Dublin 12.

Time Extension(s) up to and including :

Additional Information Requested/Received : //

In pursuance of its functions under the above mentioned Acts, the 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 on the attached Numbered Pages.

NUMBER OF CONDITIONS:- 3 ATTACHED.

Signed on behalf of the Dublin County Council.....
for Principal Officer

Date:..... 15/4/91

McDonnell & Dixon,
20 Ely Place,
Dublin 02.

NOTES

1. An appeal against the decision may be made to An Bord Pleanala. The applicant may appeal within one month from the date of receipt by him of this notification. ANY OTHER PERSON may appeal within twenty one days beginning on the date of this decision.

2. An appeal shall be in writing and shall state the subject matter and grounds of appeal. It should be addressed to:-

An Bord Pleanala,
Blocks 6 and 7
Irish Life Centre,
Lower Abbey Street,
Dublin 1.

3. An appeal lodged by an applicant or his agent with An Bord Pleanala will be invalid unless accompanied by the prescribed fee.

(a) An appeal against a decision relating to commercial development by the person by whom the application was made must be accompanied by a fee of £100 (one hundred Pounds).

"Commercial Development" means development for the purposes of any professional, commercial or industrial undertaking, development in connection with the provision for reward of services to persons or undertakings, or development consisting of the provision of two or more dwellings, but does not include development for the purposes of agriculture.

(b) An appeal other than an appeal mentioned at (a) above, including third party appeal must be accompanied by a fee of £50 (fifty pounds)

(c) A party to an appeal making a request to An Bord Pleanala for an Oral Hearing of an appeal must, in addition to the prescribed fee, pay to An Bord Pleanala a fee of £50 (fifty pounds).

(d) A person who is not a party to an appeal must pay a fee of £15 (fifteen pounds) to An Bord Pleanala when making submissions or observations to An Bord Pleanala in relation to an appeal.

4. If the Council makes a decision to grant permission/approval and there is no appeal to An Bord Pleanala against this decision, PERMISSION/APPROVAL will be granted by the Council as soon as may be after the expiration of the period for the taking of such an appeal. If every appeal made in accordance with the Acts has been withdrawn, the Council will grant the PERMISSION/APPROVAL after the withdrawal.

5. Approval of the Council under the Building Bye-Laws must be obtained and the terms of the approval must be complied with in the carrying out of the work before any development which may be permitted is commenced.

Reg. Ref. 91A/0379
Decision Order No. P/ 1492 /91
Page No: 0002



Bloc 2, Ionad Bheatha na hEireann,
Block 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1.
Dublin 1.
Telephone. (01)724755
Fax. (01)724896

CONDITIONS / REASONS

01 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.

02 That before development commences, approval under the Building Bye-Laws be obtained and all conditions of that approval be observed in the development.

REASON: In order to comply with the sanitary services Acts, 1878-1964.

03 That all external finishes harmonise in colour and texture with the existing premises.

REASON: In the interest of visual amenity.

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5. Approval of the Council under the Building Bye-Laws must be obtained and the terms of the approval must be complied with in the carrying out of the work before any development which may be permitted is commenced.

Building Control Department,
Liffey House,
Tara Street,
Dublin 1.
Telephone: 773066



Bloc 2, Ionad Bheatha na hEireann,
Block 2, Irish Life Centre,
Sraid na Mainistreach Iacht,
Lower Abbey Street,
Baile Atha Cliath 1.
Dublin 1.
Telephone. (01)724755
Fax. (01)724896

Register Reference : 91A/0379

Date : 19th March 1991.

LOCAL GOVERNMENT (PLANNING AND DEVELOPMENT) ACTS, 1963 TO 1990

Dear Sir/Madam,

DEVELOPMENT : new entrance porch.

LOCATION : Unit 11A Parkmore Estate, Longmile Road, Dublin 12.

APPLICANT : Boileau and Boyd Ltd

APP. TYPE : PERMISSION/BUILDING BYE-LAW APPROVAL

With reference to above, I acknowledge receipt of your application received on 13th February 1991.

Yours faithfully,

.....
PRINCIPAL OFFICER

McDonnell & Dixon,
20 Ely Place,
Dublin 02.

DUBLIN CORPORATION



Application received in Registry
on 19/3/1991
PLANNING APPLICATION FORM

PLEASE READ INSTRUCTIONS AT BACK BEFORE COMPLETING FORM - ALL QUESTIONS MUST BE ANSWERED

1. Application for Permission Outline Permission Approval Place in appropriate box
Approval should be sought only where an outline permission was previously granted.
Outline Permission may not be sought for the retention of structures or continuance of uses.

2. Postal address of Site or Building UNIT 11A PARKMORE ESTATE,
(if none, give description LONGMILE ROAD DUBLIN 12
sufficient to identify)

3. Name of applicant (Principal not Agent) BOILEAU & BOYD
Address UNIT 11A PARKMORE ESTATE, DUBLIN 12. Tel. No. 507077

4. Name and address of MCDONNELL & DIXON
person or firm responsible
for preparation of drawings 20 ELY PLACE DUBLIN 2. Tel. No. 762379

5. Name and address to which MCDONNELL & DIXON
notifications should be sent 20 ELY PLACE DUBLIN 2.

6. Brief description of CONSTRUCTION OF NEW ENTRANCE PORCH
proposed development

7. In the case of any building or buildings to be retained on site, please state:
(a) Present use of each floor COMMERCIAL
or use when last used
(b) Proposed use of each floor COMMERCIAL

8. Does the proposal involve demolition/partial demolition of a habitable house or part thereof? NO

CORPORATION OF DUBLIN
APPLICATION RECEIVED
PLANNING DEPT.
13 FEB 1991
Plan No. 262/91
Application Type P / BBL

DUBLIN 12 Planning permission sought for new entrance porch at Unit 11A Parkmore Estate, Longmile Road for Boileau and Boyd Ltd.

(a) Floor area of existing development 1200 APPROX. Sq. m.
(b) Floor area of existing development 2.76 SQ M Sq. m.
(c) Floor area of buildings proposed to be retained within site 1120 APPROX. Sq. m.

10. State applicant's legal interest or estate in site (i.e. freehold, leasehold etc.) LEASEHOLD

11. Are you now applying also for an approval under the Building Bye Laws? Yes No Place in appropriate box

Please state the extent to which the Draft Building Regulations have been taken into account in your proposal:
HAVE BEEN CONSIDERED WHERE RELEVANT

13. List of documents enclosed with application. DRAWING NO. 89661/WIA - 4 copies, SPECIFICATION - 4 copies, PRESS NOTICE (IRISH PRESS 8/2/91), COVERING LETTER, DRAWING NO. 89661/SUT

14. Gross floor space of proposed development (See Back) 2.76 Sq. m.
No. of dwellings proposed (if any) N/A Class(es) of Development 4
Fee Payable €110.00 Basis of Calculation CLASS 4 MINIMUM FEE PLANNING €40, BYE LAWS €70
If a reduced fee is tendered details of previous relevant payment should be given N/A

Signature of Applicant (or his Agent) Stian C. J. J. J. Date 11th FEBRUARY 1991

Plan No. 262/91 FOR OFFICE USE ONLY P/BBL

History me P+B IP 8/2 91A/0379

Amount Received €40.00 check new entrance

Receipt No. 345356/57A PORCH

Checked [Signature]

13. FEB 91

+ 70.00 K.B.S. 345356/57A

LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) REGULATIONS 1977 TO 1984.

Outline of requirements for applications for permission or Approval under the Local Government (Planning & Development) Acts 1963 to 1983. The Planning Acts and Regulations made thereunder may be purchased from the Government Publications Sales Office, Sun Alliance House, Molesworth Street, Dublin 2.

1. Name and Address of applicant.
2. Particulars of the interest held in the land or structure, i.e. whether freehold, leasehold, etc.
3. The page of a newspaper, circulating in the area in which the land or structure is situate, containing the required statutory notice. Alternatively, a copy of the notice as erected or fixed on the land or structure as required by article 16 of the permission regulations. The newspaper advertisement should state after the heading "DUBLIN" (with postal district no.):
 - (a) The address of the structure or the location of the land.
 - (b) The nature and extent of the development proposed. If retention of development is involved, the notice should be worded accordingly. Any demolition of habitable accommodation should be indicated.
 - (c) The name of the applicant.

Applications must be received within 2 weeks from date of publication of the notice. (Advertisements acceptable in the following newspapers only:- Irish Independent, Irish Press, Irish Times, Evening Herald, Evening Press, Sunday Independent, Sunday Press, Sunday World, Sunday Tribune).
4. Four (4) sets of the drawings to a stated scale must be submitted. Each set to include a layout or block plan, location map, and drawings of relevant floor plans, elevations, sections and such other particulars as are necessary to identify the land and to describe the works or structure to which the application relates (new work to be coloured or otherwise distinguished from any retained structures). Buildings, roads, boundaries and other features bounding the structure or other land to which the application relates shall be shown on site plans or layout plans. The location map should be of a scale not less than 1:2500 and should indicate the north point. The site of the proposed development must be outlined in red. Plans and drawings should indicate the name and address of the person by whom they were prepared. Any adjoining lands in which the applicant has an interest must be outlined in blue.
5. In the case of a proposed change of use of any structure or land, requirements in addition to 1, 2 & 3 are:
 - (a) a statement of the existing use and the proposed use, or, where appropriate, the former use and the use proposed.
 - (b) (i) Four (4) sets of the drawings to a stated scale must be submitted. Each set to consist of a plan or location map (marked or coloured in red so as to identify the structure or land to which the application relates) to a scale of not less than 1:2500 and to indicate the North point. Any adjoining lands in which the applicant has an interest must be outlined in blue.
 - (ii) A layout and a survey plan of each floor of any structure to which the application relates.
 - (c) Plans and drawings should indicate the name and address of the person by whom they were prepared.
6. Applications should be addressed to: Dublin Corporation, Planning Department, Irish Life Centre, Lr. Abbey St., Dublin 1. Tel. No. 724755.

SUMMARY OF CLASSES OF DEVELOPMENT/ FEES *

CLASS NO.	DESCRIPTION	FEE
1.	Provision of dwelling - House/Flat	£32.00 each
2.	Domestic extensions/other improvements	£16.00 each
3.	Provision of agricultural buildings (See Regs.)	£40.00 minimum
4.	Other buildings (i.e. office, commercial, etc)	£1.75 per sq. metre (Minimum £40.00)
5.	Use of land (Mining, deposit of waste)	£25.00 per 0.1 hectare (Min. £250.00)
6.	Use of land (Camping, parking, storage)	£25.00 per 0.1 hectare (Min. £40.00)
7.	Provision of plant/machinery/tank or other structure for storage purposes.	£25.00 per 0.1 hectare (Min. £100.00)
8.	Petrol filling station	£100.00
9.	Advertising structures	£10.00 per sq. metre (Min. £40.00)
10.	Electricity transmission lines	£25.00 per 1,000 m. (Min. £40.00)
11.	Any other development	£5.00 per 0.1 hectare (Min. £40.00)

* For full details of fees and exemptions see Local Government (Planning and Development) (Fees) Regulations 1984.

Cheques etc. should be made payable to: Dublin Corporation.
Gross Floor space is to be taken as the total floor space on each floor measured from the inside of the external walls.

COMHAIRLE CHONTAE ÁTHA CLIATH

DUBLIN COUNTY COUNCIL
46/49 UPPER O'CONNELL STREET,
DUBLIN 1.

PAID BY
CASH
CHEQUE
M.O.
B.L.
I.T.

EYE LAW APPLICATION

REC. No. N 34611

Balance

£ 70.00

21st

day of

March

19 91

Received this

from *Borlaim & Bond Ltd.*
Unit 11A Parkmore Estate,
Longmire Rd.

the sum of

seventy

Pounds

Pence, being

Balance

of fee on 90A/379

Noleen De

Cashier

S. CAREY
Principal Officer

Class C

COMHAIRLE CHONTAE ÁTHA CLIATH

PAID BY DUBLIN COUNTY COUNCIL
46/49 UPPER O'CONNELL STREET
DUBLIN 1.

Issue of this receipt is not an
acknowledgement that the fee
tendered is the prescribed application
fee.

- CASH
- CHEQUE
- M.O.
- B.L.
- I.T.

N^o 34307
Balance

€40.00

Received this 21st day of March 1991

from Boileau & Bond Ltd,
Unit 11A Parkmore Estate,
Longmile Rd.

the sum of forty Pounds

Pence, being balance

of fee on 91A/379

Shelley De Cashier

S. CAREY Class 4
Principal Officer

COMHAIRLE CHONTAE ÁTHA CLIATH

RECEIPT CODE

PAID
CASH
CHEQUE
M.O.
B.L.
I.T.

DUBLIN COUNTY COUNCIL
46/49 UPPER O'CONNELL STREET,
DUBLIN 1.

[Empty box for Receipt Code]

BYE LAW APPLICATION.
REC. No. N 34611
Balance

£ 70.00
21st

Received this *21st* day of *March* 19 *91*

from *Msleean & Bend Ltd.,
Unit 11A Parkmore Estate,
Longmile Rd.*

the sum of *70.00* Pounds

Pence, being *Balance*

of for on 90A/379

Msleean De Cashier

S. CAREY
Principal Officer

McDONNELL & DIXON

ARCHITECTS ENGINEERS SURVEYORS
TOWN PLANNING CONSULTANTS

20 ELY PLACE DUBLIN 2

TELEPHONES DUBLIN (01) 762379 762064
FAX 766118

R. W. J. TARLETON
FRIAI

IAN N. ROBERTS
MA. BA(Arch) BAI
FRICS RIBA CEngFIEI MRIAI
CONSULTANT

NIGEL L. JONES
BA BAI MICE CEngMIEI
MConsEI AssMIPI

Our ref: LAG/DM/89661

Reg Ref: 91A/0379

21st March 1991

FAO: Vincent Healy Esq.
Dublin County Council
Block 2
Irish Life Centre
Lower Abbey Street
Dublin 1.

RE: New Entrance Porch at Unit 11A, Parkmore Estate, Longmile Road
for Boileau & Boyd.

Dear Sirs,

We refer to our telephone conversation this afternoon and wish to acknowledge receipt of your letter dated 19th March '91.

As agreed, we now enclose our clients cheque in the amount of £110.00 in respect of application fee for Permission/Building Bye Law Approval.

Yours faithfully

MCDONNELL & DIXON


LIAM A. GARRAHAN.





Comhairle Cathrach Átha Cliath

(CORPORATION OF DUBLIN) 345356

ROINN AN OIFIGIG AIRGEADAIS AGUS CHISTEÓRA
(FINANCE OFFICER & TREASURER'S DEPARTMENT)

Airgead
Seic ✓
Ordú Iníoctha
Ordú Phuisc

40.00

13 / 2 19 8.1

Fuarthas ó

Received from

Railway & Road

an tsuim
the sum of

Forty

punt
Pounds
pingin
Pence

and
in-loc
for

Mr. J. J. O'Connell - West NA Parkmore Estate

Miss U. Langridge Road, No 12

Airgeadóir
Cashier

P. Byrne

Oifigeac Airgeadais agus Cisteoir
Finance Officer and Treasurer

McDONNELL & DIXON

ARCHITECTS ENGINEERS SURVEYORS
TOWN PLANNING CONSULTANTS

20 ELY PLACE DUBLIN 2

TELEPHONES DUBLIN (01) 762379 762064
FAX 766118

R W J TARLETON
FRIBA

IAN N ROBERTS
MA BA(Arch) BAI
FRICS RIBA CEngFIEI MRIBA
CONSULTANT

NIGEL L JONES
BA BAI MICE CEngMIEI
MConsEI AssMIP

Our Ref: LAG/JF/89661

11th February 1991

Dublin Corporation,
Planning Department,
Irish Life Centre,
Lower Abbey Street,
Dublin 1.



RE: PROPOSED NEW ENTRANCE PORCH AT UNIT 11A PARKMORE ESTATE,
LONGMILE ROAD, DUBLIN 12 FOR BOILEAU & BOYD LTD.

Dear Sirs,

On behalf of our clients we wish to make application for Planning Permission and Building Bye Law Approval for the above.

In support of this application we now enclose herewith the following documents:

1. Four copies of our drawing no. 89661-WIA dated 6th February 1991.
2. Drawing no. 89661-SUI incorporating part survey of existing entrance - 4 copies.
3. Standard Specification - 4 copies.
4. Press Notice - Irish Press Friday 8th February 1991
5. Completed Application form.
6. Cheque amounting to £110 in respect of application fee made up as follows:

Planning Application	Class 4A	=	£ 40.00
Bye Law Application		=	£ 70.00
	Total Fee	=	£110.00

We trust this proposal is to your satisfaction and look forward to receiving your Permission Approval.

Yours faithfully

MCDONNELL & DIXON


LIAM A GARRAHAN

SPECIFICATION FOR NEW ENTRANCE PORCH

AT UNIT 11A PARKMORE ESTATE,

LONGMILE ROAD,

DUBLIN 12.

FOR

BOILEAU & BOYD LTD.

CORPORATION OF DUBLIN	
APPLICATION RECEIVED	
PLANNING DEPT.	
13 FEB 1991	
Plan No.	262/91
Application Type	Q / P / A / BBL

McDonnell & Dixon
20 Ely Place,
Dublin 2.

Job Ref: 89661
Date: February 1991

GENERAL ITEMS

Excavator:

The trenches for the foundations etc. of the building shall be excavated to the several depths shown on the drawings or to such further depths as may be directed in order to obtain a solid stratum for the foundations, stepped if necessary to accommodate the gradient of the site and finished in perfectly level lengths and sufficiently wide to admit the foundations being properly formed.

The earth shall be filled in and rammed round the foundations when the walls are built up to the ground level and around all stoneware drain pipes after these have been inspected and approved.

Planking & Strutting:

Provide all necessary planking and strutting and keep trenches free from surplus water.

Reducing Level:

The Contractor shall include for reducing the level of the ground to whatever depth may be necessary in order to accommodate the minimum depth of hard filling. Earth removed to be dumped where indicated on the site. In this connection Contractors are particularly advised to inspect the site in detail before submitting a tender for the work.

Grub Up:

Grub up any foundations, drains, roots, trees, obstructions etc. met with in the course of the work. Instructions shall be taken for the removal and replanting of any shrubs, trees, etc. on site.

Inspection:

The Contractor shall notify the Architects as soon as the trenches and other excavations are ready for inspection. On no account shall any concrete be placed until sanctioned by the Architects.

Hard Filling:

Provide approved clean hard filling as required, free from dust or large lumps, well wetted, consolidated by ramming to make up solid under floors and yard to required levels to receive concrete finish.

CONCRETOR

Frost:

No mortar or concrete shall be used when air temperature is below 4°C (39°F). The work shall be protected from winds and at night with adequate canvas, straw, etc. when frost is anticipated.

Cement:

The cement shall be best normal setting Portland cement complying with the latest Irish standard specification in every way and used in sound condition.

Coarse Aggregate:

The aggregate for Mixture "A" concrete as hereinafter specified shall be clean hard broken stone, free from loam, organic matter and other impurities and it shall be suitably graded to a maximum of 19mm.

Fine Aggregate:

The aggregate for Mixture "B" concrete as hereinafter specified shall be clean hard non-porous gravel, crushed stone or other suitable material, free from flat or elongated particles as well as clay, silt, loam, organic matter or other substances and shall be washed if so directed by the Architects. All the materials shall be suitably graded to a maximum of 10mm.

Water:

Water shall be free from deleterious materials, reasonably clean and from a source approved by the Architects.

Sand:

Sand shall be clean, sharp, pit or fresh water sand, coarse grained and of approved quality. It is to be entirely free from loam, clay, dust or organic matter and washed if so directed by the Architect.

Lime:

The lime shall be best hydrated lime from an approved maker.

Storage:

The cement, lime, sand and all aggregates shall be stored at the works in such a manner as to prevent deterioration or contamination. Any materials which have deteriorated or been damaged shall be immediately removed from the works.

Composition of Concrete:

The composition of concrete shall be as follows:-

Mixture "A"

1 part cement
2 parts sand
5 parts coarse aggregate

Mixture "B"

1 part cement
2 parts sand
4 parts fine aggregate

Fine Concrete 1 part cement
 2 parts sand
 2 parts fine aggregate.

Mixing:

All concrete shall be thoroughly mixed on a clean boarded platform or hard floor three times dry and three times wet as required for immediate use. Where machine mixed, each batch shall be mixed for at least three minutes after all materials have been placed in the machine.

Placing:

Immediately after mixing concrete shall be placed in position and thoroughly tamped, the throw or drop being short. No more than 30 minutes shall elapse between mixing and the final placing of the concrete. Care must be taken that any reinforcement is not displaced from its correct position during concreting.

Concrete Blocks:

All concrete blocks and bricks are to be factory made and obtained from either Messrs. Concrete Products of Ireland Ltd., or Messrs. Clondalkin Concrete Ltd. All damaged or defective blocks are to be rejected as such but may be used as filling if suitably broken up and in circumstances approved by the Architect.

All bricks and blocks are to be absolutely square, plumb, and are to have sharp arrises, true to size and without twist. They are to be set and jointed in lime mortar as hereinafter described, gauged with 10% of its bulk of cement thoroughly mixed in small batches for immediate use.

Mortar:

Cement mortar shall be composed of 3 parts and to 1 part cement mixed in small quantities for immediate use.

Gauged mortar shall be composed of 3 parts sand to 1 part approved hydrated lime gauged with 10% of its bulk of cement immediately before use.

Jointing of Concrete:

When concrete work is resumed or before floating is laid surfaces shall be thoroughly brushed clean, wetted and grouted with cement and sand slurry 1-1 mixtures.

Striking Forms:

Under no circumstances shall any temporary centerings, casings or shutterings be removed before ample time has been left for concrete to set. Three or four days shall be allowed for vertical walling and two or three weeks for propping beams.

Bolt Holes:

All bolt holes shall be carefully plugged up solid in cement and sand as soon as shuttering or casings are removed. Tying wires shall be cut out.

Re-Use of Set Mortar, Concrete Etc:

No concrete which has commenced to set shall be used or mixed with any concrete, but if approved by the Architects may be re-used for hard filling.

Curing:

The surface of cement floors and pavings shall be kept moist for a period of one week after placing.

Formwork:

Formwork shall be 25mm wrot timber casings and strong supports, accurately plumbed, carefully aligned and levelled and wired as requisite. Formwork shall be free from sagging, bulges or twists, slightly damped before placing and so constructed as to be readily stripped without shaking concrete.

DRAINLAYER

General:

Drains generally shall be laid in accurately aligned lengths to even falls from point to point in gradients as shown on drawings. The trenches for the drains shall be excavated to the necessary depths and width and shall not be less than 610mm deep at any point. For lines of drains see drawings.

Drain Pipes:

Soil pipes throughout shall be 100mm diameter approved quality U p.v.c. The pipes shall be laid on foundations 254mm wide by 114mm thick chaired in cement mortar to half height at centre of each pipe beginning at lowest point and inserting all necessary junctions for branch drains. All drains under buildings shall be encased in concrete.

Gullies and Armstrong Junctions:

Provide and set on concrete foundations all necessary U p.v.c. back inlet gullies. Armstrong junctions with medium weight hot dip galvanised iron covers set in grease, grease trap with removable galvanized iron grating and 75mm dished concrete surrounds all jointed as before.

Testing:

Provide for testing whole drainage system with smoke or water to satisfaction of Local Authority and Architects whose permission must be obtained before any filling in is commenced.

BRICKLAYER

Generally:

All walling shall be properly bonded and accurately plumbed through with each course carefully levelled and uniformly brought up so that no portion at any period rises more than 914mm above any other portion.

Fixing Blocks:

Build in all necessary breeze fixing blocks in positions required.

Beam Filling:

Execute all beam filling on walls carrying timbers.

Vents:

Provide and build in cast concrete or other approved 229mm x 75mm vents under timber floors and 229mm x 229mm room vents where indicated on drawings.

Chase in Walls:

Cut or leave chases in face of walls etc. for any requisite bonding and cut for plumbing or electrical work and make good.

Cut and Pin or Build in:

Cut and pin or build in ends of all cramps, bolts, thresholds, cills etc.

Damp Course:

Lay full width over walls and partitions not less than 229mm above ground level and below level of floors approved heavy reinforced bituminous felt damp proof course lapped at least 152mm at all joints and passings.

All ground floor wall plates to be bedded on similar d.p.c. laid on top of sleeper walls. Vertical d.p.c. to be built in as work proceeds at jambs of all openings in cavity walls. All concrete cills to be bedded on d.p.c. which should be fully turned up at back and ends of cill. Provide a damp course in the form of a copper tray turned up at edges and inside flue liner to chimney stacks.

CARPENTER AND JOINER

Timber:

Whole of the timber used throughout shall be best of its respective kinds, free from sap, large, loose or dead knots, shakes or waney edges with close annual rings and good colour and sawn die square. Timber for roofs shall be sound imported deal throughout thoroughly dry and well seasoned, accurately cut, fitted and strongly spiked, screwed or bolted with at least two 100mm nails at each joint and where required.

A maximum allowance of 2mm on normal sizes will be permitted for each wrot face unless specified in full.

Red Deal for Joinery:

Red deal for joinery to be best quality imported deal.

Hardwood:

Hardwood where specified to be best quality stuff.

Joinery:

All joinery work shall be wrot and finished according to the detail drawings with a clean even smooth face. Work shall be prepared and framed up as soon as possible after the receipt of the detail drawings. The work shall be glued or wedged up until required for use. Any joinery work which may split, fracture, shrink, part joints or show faults or defects or unsoundness, want of seasoning or bad workmanship shall be removed and replaced with new materials.

Hardboard:

Hardboard is to be obtained from an approved firm and cut from standard sheets.

Fixing Joinery:

All joinery work shall be secured to breeze concrete fixing bricks built in as the walling proceeds not more than 914mm apart horizontally or vertically. All frames shall be wedged down from the underside of concrete lintols by folding wedges, the lower of each pair being well nailed to the frame.

Jointing:

All external exposed joinery work, doors, windows, frames etc., shall have all joints, tenons, mortices, tongues, grooves, etc., painted over with a thick mixture of white lead and oil immediately before framing up so as to be made perfectly weathertight.

Framing:

The word "Framed" shall include all the best methods of jointing woodwork together with mortice and tenon, dovetailing, wedging etc. All mouldings shall

be mitred or scribed as requisite at joints.

Seasoning:

Any joinery work shall be put in hands immediately after signing Contract and left for seasoning before wedging up. Should any joiner's work shrink, warp, wind or fly more than 13mm in nine months of certified completion of building it shall be removed and renewed at Contractor's expense, together with all work affected thereby.

Preservative:

All timber used on the Contract is to be pressure impregnated with a preservative by an approved method before being brought to the site. As far as practicable timbers should be required length before treatment but any unavoidable cuts on site shall be brush treated in a manner approved by the Architects.

PLUMBER

Generally:

The internal plumbing shall include all work, attendance cutting of holes etc., and for supplying all labour and materials for the fixing of the fittings hereafter specified.

The work shall be carried out in a first class manner and shall comply with the regulations of the Local Authorities.

Piping:

All piping for hot and cold water supplies shall be solid drawn copper tube 19 S.W.G. up to 25mm diameter and 18 S.W.G. up to 32mm diameter and with all bends, elbows, connections, ferrules and reducers etc. fixed in straight lines as far as possible and secured with approved brass pipe brackets plugged to walls, at 914mm centres in approved positions. All piping is to be concealed as far as practically possible and all pipe runs are to be agreed with the Architects before any work is put in hands.

Flashings:

Perform all necessary aprons, flashings, soakers etc. in copper properly dressed and securely wedged and pointed. Alternatively lead of suitable weight may be used with the Architects approval.

Lagging of Pipes in Roof Space:

All exposed hot and cold supplies in roof space and elsewhere shall be lagged to Architects' satisfaction.

PLASTERER

Lime:

Lime sand shall be best hydrated lime from approved maker.

Cement:

Cement shall be previously specified in concrete section.

Defects:

All work which blows or cracks shall be cut out and replastered without delay at Contractor's own expense. Fine cracks shall be strapped with scrim and stopped in fine plaster. All holes by Electricians and Plumbers shall be similarly treated and the whole of the work left in perfect order.

PAINTER AND DECORATOR

Generally:

All materials used shall be the best of their respective kinds and manufactured by an approved firm.

The oil paint shall consist of best quality linseed oils, turps, driers, white lead and oil colours carefully strained and delivered in sealed drums.

No painting shall be done in wet or foggy weather or on damp surfaces. All coats shall be thoroughly dry before the next is applied and well rubbed down with sand paper. Each successive coat shall be a different tint from that preceeding. Finished colours shall be selected by the ARchitects and all paint shall be that recommended for finished colour. Exterior quality shall be used for outside work.

Preparation:

A thin coating of knotting consisting of shellac dissolved in methylated spirits shall be applied to all knots or resinous parts of timber.

Priming:

Stop priming shall consist of white lead mixed with 5% red lead and ground in raw linseed oil.

Defects:

Touch up all defective paintwork on completion after all other workmen have left and leave perfect.

Any work which remains tacky or blistered shall be entirely removed and re-executed at Contractor's expense.

GLAZIER

Glass Generally:

All glass shall be of the best quality, free from bubbles and flaws, cut true to size without splintered edges and free from all defects. Windows generally shall be glazed with 6mm or 4mm clear sheet glass bedded in boiled linseed oil and whiting putty neatly struck off to level.

Bed edge of glass in glazed doors in strip of washleather or patent materials.