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**PLANNING & DEVELOPMENT ACT, 2000 (as amended) AND PLANNING
REGULATIONS THEREUNDER**

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|---------------------------------------|---------------------------------------|
| Decision Order Number: 0490 | Date of Decision: 14-Apr-2022 |
| Register Reference: SD22A/0060 | Registration Date: 18-Feb-2022 |

Applicant: Circet Networks (Ireland) Ltd.

Development: Change of use of 464sq.m of warehouse mezzanine storage, approved under planning reference SD18A/0031, to office use, as well as associated and ancillary internal works, elevational changes and external ground works to facilitate this new use.

Location: Cloverhill Industrial Estate, Cloverhill Road, Dublin 22

Application Type: Permission

Dear Sir /Madam,

With reference to your planning application, received on 18-Feb-2022 in connection with the above, I wish to inform you that before the application can be considered under Section 33 of the Planning & Development Act 2000, six copies of the following ADDITIONAL INFORMATION must be submitted.

1. The proposed development, along with the offices permitted under SD20A/0034 would result in approximately 1,642sq.m of office space. The site is zoned 'EE' - To provide for enterprise and employment-related uses. Office development greater than 1,000sq.m is only acceptable in accordance with Chapter 4 Economic Development & Tourism Policy for Offices over 1,000sq.m. Policy ET1 Objective 6 is 'To direct people intensive enterprise and employment uses such as major office developments (>1,000sq.m gross floor area) into lands zoned Town Centre and Regeneration Zones in Tallaght, lands zoned Town Centre in Clondalkin and also to lands zoned District Centre and Enterprise and Employment, and Regeneration Zones subject to their location within 400 metres of a high capacity public transport node (Luas/Rail), quality bus service and/or within 800 metres walking distance of a Train or Luas station, the latter requiring demonstration of required walking distance or provision of a permeability project, in accordance with the Permeability Best Practice Guide (2013),

to achieve same'.

The applicant is requested to provide a map and statement indicating compliance with the above objective.

2. The applicant is requested to submit a revised layout not less than 1:100 scale showing the car parking, bicycle parking within the development. Please refer to Table 11.22: Minimum Bicycle Parking Rates- SDCC County Development Plan 2016-2022.

NOTE: The applicant should note that any submission made in response to the above will be examined and MAY be deemed to be SIGNIFICANT ADDITIONAL INFORMATION by the Planning Authority. In this event the applicant(s) will be subsequently notified and requested to publish a notice in an approved newspaper and erect or fix a site notice on the land or structure to which the further information relates and to submit copies of the both the newspaper and site notices to the Planning Authority in accordance with Article 35 (1) (a) and (b) of the Planning and Development Regulations 2001 (as amended).

Note: The applicant must submit the Further Information within **6 months** of the **date of decision**. If the information is not received within this period the planning authority shall declare the application to be withdrawn.

Please ensure that your reply to this Request for Additional Information is accompanied by a covering letter marked "ADDITIONAL INFORMATION" and that the Planning Register Reference Number given above is quoted on the covering letter.

Signed on behalf of South Dublin County Council

Register Reference: SD22A/0060

Date: 21-Apr-2022

Yours faithfully,


for **Senior Planner**