

An Rannóg Talamhúsáide, Pleanála agus Iompair
Land Use, Planning & Transportation Department
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IMG Planning Limited
75, Fitzwilliam Lane
Dublin 2

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

Decision Order Number: 0257	Date of Decision: 25-Feb-2022
Register Reference: SD21A/0364	Registration Date: 23-Dec-2021

Applicant: Pfizer Ireland Pharmaceuticals

Development: Replacement of existing signs in approved locations including the high level signs on the western elevation of the Drug Substance Building and the northern elevation of the Administration QAQC Building with a halo lit company logo and lettering and a face lit company logo and lettering, respectively; the non-illuminated wall mounted company sign adjacent to the entrance on the northern elevation of the Administration QAQC Building with non-illuminated company logo and lettering; the non-illuminated signs on structures on the verge of the Business Park estate road to the west of the site; and the signage on the approved internally illuminated structure on the verge at the junction of the Business Park estate roads to the north west of the site. The development for retention permission consists of the retention of a non-illuminated sign installed on a structure on the verge of the Business Park estate road to the west of the site; non-illuminated signs installed on the boundary fence adjacent to two of the entrances to the site from the Business Park estate road; non-illuminated traffic direction signs installed on traffic sign poles adjacent to the southern entrance into the site and on the verge of the Business Park estate road to the west of the site; and a wall mounted non-illuminated sign with company logo and lettering adjacent to the entrance on the western elevation to the Central Utility building.

Location: Grange Castle Business Park, Grange, Dublin 22

Application Type: Permission and Retention

Dear Sir /Madam,

With reference to your planning application, received on 23-Dec-2021 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 Planning Authority has concerns having regard to the 12 signs in total that have the potential to give rise to visual clutter of the development within the Grange Castle Business Park at this location. It is considered that the numbers of signage proposed for the development would be excessive in size and numbers and therefore contravene 11.2.8 Signage – Advertising, Corporate and Public Information and Variation No. 5 – Outdoor Advertising (South Dublin County Council Development Plan 2016 – 2022).
 - (i) The applicant is requested to reconsider and rationalise the number of lower level signs along the western perimeter site;
 - (ii) The applicant is also requested to clarify the following:
 - the absence of E11 from the Planning Application Sign Schedule however is present in drawing no. 31165/MEA/00/ASK/0030 titled site plan layout sheet 2.
 - also noted from the Planning Application Sign Schedule that E08 exists, however was not in the drawings submitted .The Planning Authority requires full clarity on the exact sign number and location that coincide with proposal for Retention and for Permission so that a fully informed decision can be made on the impact of the existing and proposed development.
2. The applicant is requested to submit a drawing showing the setback distance from proposed signs to adjacent surface water sewers especially west of site.
3. The applicant is requested to submit:
 - (i) a drawing showing the setback distance from proposed signs to adjacent watermains west of site.
 - (ii) a drawing showing the setback distance from proposed signs to adjacent foulwater sewer/s west of site.

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: SD21A/0364

Date: 01-Mar-2022

Yours faithfully,


for **Senior Planner**