

**South Dublin County Council**  
**An Rannóg Talamhúsáide, Pleanála agus Iompair**  
**Land Use, Planning & Transportation Department**  
**Telephone: 01 4149000 Fax: 01 4149104 Email: [planning.dept@sdublincoco.ie](mailto:planning.dept@sdublincoco.ie)**

**Niall Fitzpatrick**  
**Building 2, Swift Square**  
**Northwood Park**  
**Northwood**  
**Dublin 9**

**NOTIFICATION TO GRANT PERMISSION**  
**PLANNING AND DEVELOPMENT ACT 2000 (as amended), & PLANNING**  
**REGULATIONS THEREUNDER**

<b>Final Grant Order Number:</b> 0392	<b>Date of Final Grant:</b> 28-Mar-2022
<b>Register Reference:</b> SDZ22A/0001	<b>Date:</b> 01-Feb-2022

**Applicant:** ESB Telecoms Limited

**Development:** The continued use for a period of 3 years of the existing 30 metre high, free-standing lattice communications structure carrying associated communication equipment to be shared with third party operators, all within a 2.4m high palisade compound following parent permission SD18A/0378. The proposed development is located within the Clonburris Strategic Development Zone.

**Location:** Existing Balgaddy 38kV Substation, Tullyhall Rise, Lucan, Co. Dublin.

**Time extension(s) up to and including:**

**Additional Information Requested/Received:** /

This Proposal is in the Clonburris Strategic Development Zone, and in accordance with Section 170 (4), of the Planning & Development Act 2000 (as amended), a decision is hereby made to **GRANT PERMISSION** for the Development described above, subject to the following Conditions:

### **Conditions and Reasons:**

1. Development in accordance with submitted plans and details  
The development shall be carried out and completed in its entirety fully 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. Duration of Permission  
This permission is for a period of 2 years from the date of this grant of planning permission. The telecommunications structure and related ancillary structures shall then be removed and the site re-instated at the operators' expense unless, prior to the end of the period, planning permission shall have been granted for their retention for a further period by the Planning Authority.  
REASON: To enable the impact of the development to be reassessed, having regard to the development of the Clonburris Strategic Development Zone Planning Scheme.
3. Services
  - (a) All development shall be carried out in compliance with Irish Water Standards codes and practices.
  - (b) All works for this development shall comply with the requirements of the Greater Dublin Regional Code of Practice for Drainage Works.REASON: In the interests of public health, the proper planning and sustainable development of the area and in order to ensure adequate infrastructure provision.

NOTE: The applicant is advised that under the provisions of Section 34 (13) of the Planning and Development Act 2000 (as amended) a person shall not be entitled solely by reason of a permission to carry out any development.

NOTE: It shall be noted that the use of the subject site, for the long term provision of a standalone telecommunications structure, is not in keeping with the provisions of the Clonburris SDZ Planning Scheme, within which the application site is located. While a temporary permission is acceptable in this instance, the applicant is strongly recommended to identify a suitable alternative location for the subject infrastructure, prior to the expiration of this permission.

The Developer is advised that under the provisions of the Construction Products Regulation 2013 (No.305/2011-CPR) All products sourced for use in building process must conform with the statutory requirements of the CPR. For more information on these responsibilities see <http://ec.europa.eu/enterprise/sectors/construction/legislation>.

From March 1, 2014 the Building Control (Amendment) Regulations 2013 (SI 80 of 2013) come into effect. All Commencement Notices for works greater than 40sq.m are obliged to be accompanied by a number of certified undertakings as described by these Regulations.

Please note that upon receipt of this document you are obliged to remove the planning site notice in compliance with Article 20 of the Planning and Development Regulations 2001 to 2006.

Please note that any valid submissions or observations received in accordance with the provisions of the Planning and Development Regulations 2001-2006, have been considered in the determination of this application.

Signed on behalf of the South Dublin County Council.

**Date: 30-Mar-2022**

  
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*for Senior Planner*