

*Clárúil*

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Ireland

10 May 2022

Uisce Éireann  
Bosca OP 448  
Oifig Sheachadta na  
Cathrach Theas  
Cathair Chorcaí

Irish Water  
PO Box 448,  
South City  
Delivery Office,  
Cork City.

[www.water.ie](http://www.water.ie)

**Re: GDS22003177 pre-connection enquiry - Subject to contract | ~~Contract signed~~**

**Connection for Housing Development of 2 unit(s) at The Bungalow, Newlands, Balgaddy, Lucan, Dublin**

*Dear Sir/Madam,*

Irish Water has reviewed your pre-connection enquiry in relation to a Water & Wastewater connection at The Bungalow, Newlands, Balgaddy, Lucan, Dublin (the Premises). Based upon the details you have provided with your pre-connection enquiry and on our desk top analysis of the capacity currently available in the Irish Water network(s) as assessed by Irish Water, we wish to advise you that your proposed connection to the Irish Water network(s) can be facilitated at this moment in time.

SERVICE	<p align="center"><b>OUTCOME OF PRE-CONNECTION ENQUIRY</b></p> <p align="center"><b><u>THIS IS NOT A CONNECTION OFFER. YOU MUST APPLY FOR A CONNECTION(S) TO THE IRISH WATER NETWORK(S) IF YOU WISH TO PROCEED.</u></b></p>
Water Connection	Feasible subject to upgrades
Wastewater Connection	Feasible without infrastructure upgrade by Irish Water
SITE SPECIFIC COMMENTS	
Water Connection	<p>Water Connection is feasible to the 6" Cast Iron main approximately 20m to the North of the subject site. These extension works are not currently on the Irish Water investment plan therefore, the applicant will be required to fund these local network upgrades. The fee will be calculated at a connection application stage.</p> <p>It appears that the proposed development will need to connect to the Irish Water network via private land/s. If applicable, please be advised that at connection application stage you have to provide evidence of consent of the Third-Party Landowner/s. A wayleave in favour of Irish Water will be required to be provided by the Customer in order for the works to be carried out in the Third Party Land/s</p>

Wastewater Connection

The proposed wastewater connection for this development connects to the Irish Water network via infrastructure that has not been taken in charge by Irish Water (Third Party Infrastructure). Please be advised that at connection application stage and prior to the commencement of any Self-Lay Works, you have to:

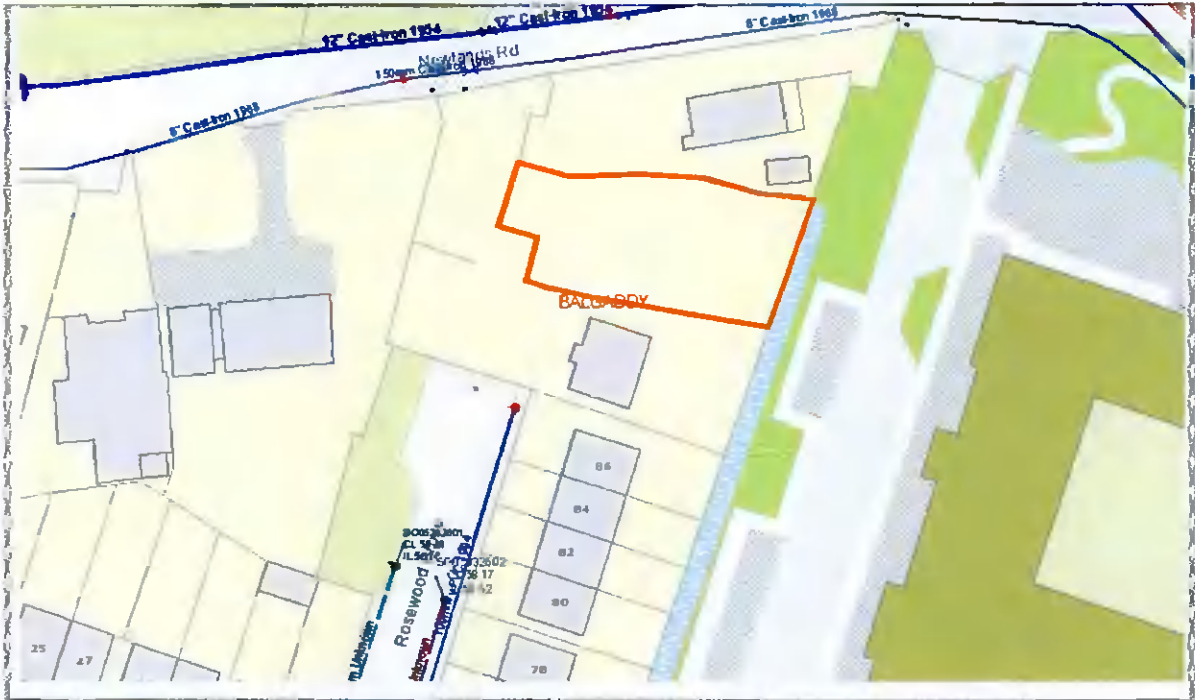
- Identify and procure transfer to Irish Water of the arterial infrastructure within the Third-Party Infrastructure
- Demonstrate that the arterial infrastructure is in compliance with the requirements of the Irish Water Code of Practice and Standard Details and in adequate condition with sufficient capacity to cater for the additional load from the Development.
- Demonstrate that the Third-Party infrastructure is of sufficient sizing (Minimum 150mm diameter) to cater for the additional connections.

Please be advised that every unit, whether domestic or business, should have separate water and wastewater service connections. A connection should not be taken from existing service connection.

The customer is responsible for obtaining all necessary consents/permissions required to facilitate any connection works on private lands (if applicable).

The design and construction of the Water & Wastewater pipes and related infrastructure to be installed in this development shall comply with the Irish Water Connections and Developer Services Standard Details and Codes of Practice that are available on the Irish Water website. Irish Water reserves the right to supplement these requirements with Codes of Practice and these will be issued with the connection agreement.

The map included below outlines the current Irish Water infrastructure adjacent to your site:



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Whilst every care has been taken in its compilation Irish Water gives this information as to the position of its underground network as a general guide only on the strict understanding that it is based on the best available information provided by each Local Authority in Ireland to Irish Water. Irish Water can assume no responsibility for and give no guarantees, undertakings or warranties concerning the accuracy, completeness or up to date nature of the information provided and does not accept any liability whatsoever arising from any errors or omissions. This information should not be relied upon in the event of excavations or any other works being carried out in the vicinity of the Irish Water underground network. The onus is on the parties carrying out excavations or any other works to ensure the exact location of the Irish Water underground network is identified prior to excavations or any other works being carried out. Service connection pipes are not generally shown but their presence should be anticipated.

#### General Notes:

- 1) The initial assessment referred to above is carried out taking into account water demand and wastewater discharge volumes and infrastructure details on the date of the assessment. The availability of capacity may change at any date after this assessment.
- 2) This feedback does not constitute a contract in whole or in part to provide a connection to any Irish Water infrastructure. All feasibility assessments are subject to the constraints of the Irish Water Capital Investment Plan.
- 3) The feedback provided is subject to a Connection Agreement/contract being signed at a later date.
- 4) A Connection Agreement will be required to commencing the connection works associated with the enquiry this can be applied for at <https://www.water.ie/connections/get-connected/>
- 5) A Connection Agreement cannot be issued until all statutory approvals are successfully in place.
- 6) Irish Water Connection Policy/Charges can be found at <https://www.water.ie/connections/information/connection-charges/>
- 7) Please note the Confirmation of Feasibility does not extend to your fire flow requirements.

- 5) Irish Water is not responsible for the management or disposal of storm water or ground waters. You are advised to contact the relevant Local Authority to discuss the management or disposal of proposed storm water or ground water discharges
- 9) To access Irish Water Maps email [datarequests@water.ie](mailto:datarequests@water.ie)
- 10) All works to the Irish Water infrastructure, including works in the Public Space, shall have to be carried out by Irish Water.

If you have any further questions, please contact Kevin McManmon from the design team at [kmcmanmon@water.ie](mailto:kmcmanmon@water.ie) For further information, visit [www.water.ie/connections](http://www.water.ie/connections).

Yours sincerely,



~~Yvonne Morris~~

**Head of Customer Operations**