



Robert Fitzmaurice  
Cronin & Sutton Consulting  
19 22 Dame Street  
Dublin 2 D02 E267

13 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: Design Submission for Lands at Belgard Road, Cookstown, Dublin (the “Development”)  
(the “Design Submission”) / Connection Reference No: CDS20005423**

Dear Robert Fitzmaurice,

Many thanks for your recent Design Submission.

We have reviewed your proposal for the connection(s) at the Development. Based on the information provided, which included the documents outlined in Appendix A to this letter, Irish Water has no objection to your proposals.

This letter does not constitute an offer, in whole or in part, to provide a connection to any Irish Water infrastructure. Before you can connect to our network you must sign a connection agreement with Irish Water. This can be applied for by completing the connection application form at [www.water.ie/connections](http://www.water.ie/connections). Irish Water’s current charges for water and wastewater connections are set out in the Water Charges Plan as approved by the Commission for Regulation of Utilities (CRU)([https://www.cru.ie/document\\_group/irish-waters-water-charges-plan-2018/](https://www.cru.ie/document_group/irish-waters-water-charges-plan-2018/)).

You the Customer (including any designers/contractors or other related parties appointed by you) is entirely responsible for the design and construction of all water and/or wastewater infrastructure within the Development which is necessary to facilitate connection(s) from the boundary of the Development to Irish Water’s network(s) (the “**Self-Lay Works**”), as reflected in your Design Submission. Acceptance of the Design Submission by Irish Water does not, in any way, render Irish Water liable for any elements of the design and/or construction of the Self-Lay Works.

If you have any further questions, please contact your Irish Water representative:

Name: Antonio Garzón

Phone: 0838983711

Email: [antonio.garzon@water.ie](mailto:antonio.garzon@water.ie)

Yours sincerely,

**Yvonne Harris**  
**Head of Customer Operations**

## Appendix A

### Document Title & Revision

- BR-CSC-ZZ-00-DR-C-0005 Proposed Foul and Surface Water Drainage - Ground Level\_P2
- BR-CSC-ZZ-00-DR-C-0006 Proposed Watermain\_P2
- BR-CSC-ZZ-XX-DR-C-0027\_Foul Sewer Longsections

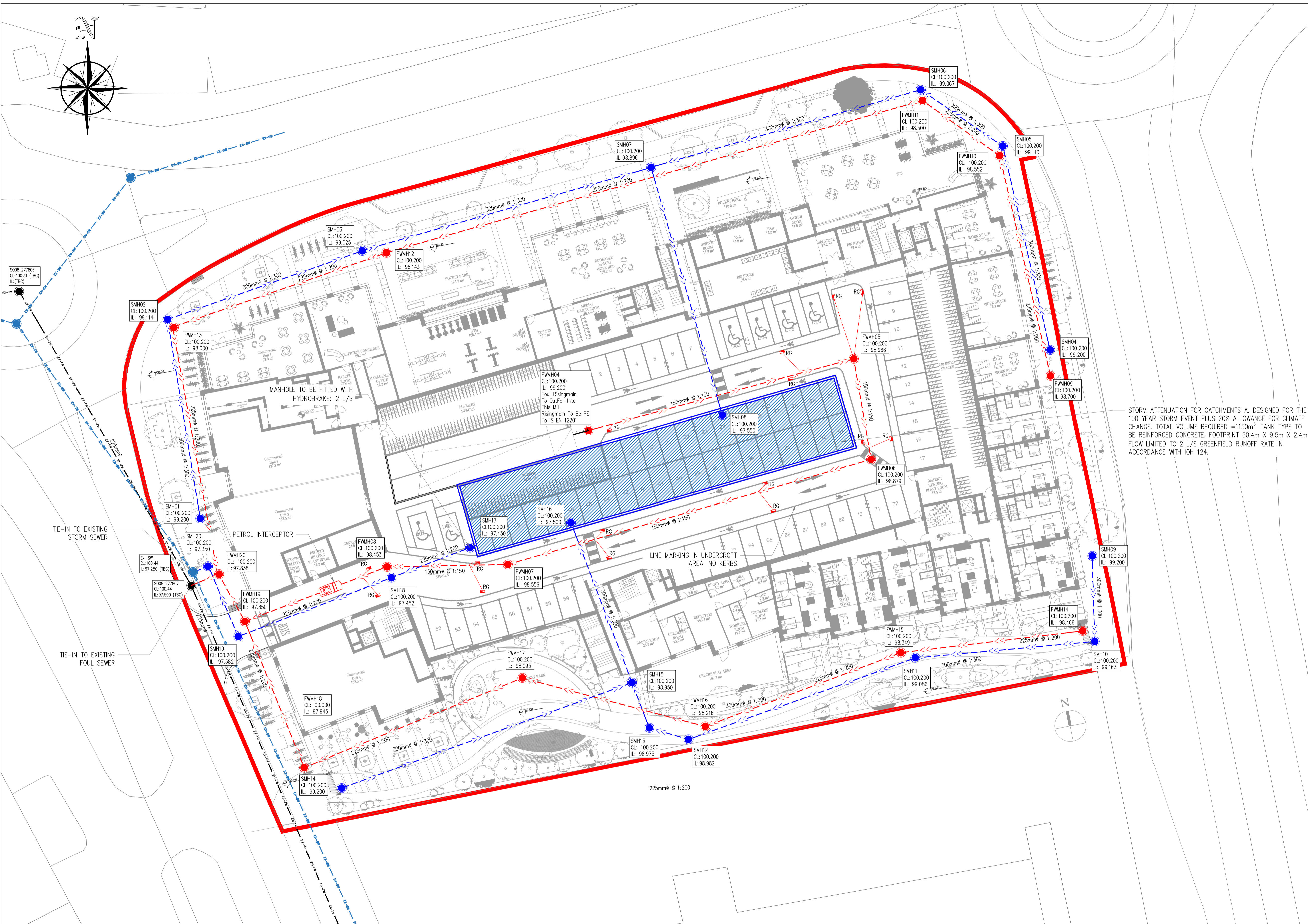
While Irish Water notes that the water and wastewater services infrastructure will remain private and not be vested, we have the following comments: It is recommended that loops shall have a minimum of four connected houses and one hydrant.

Commercial connection details will be assessed at Connection Application stage.

For further information, visit [www.water.ie/connections](http://www.water.ie/connections)

*Notwithstanding any matters listed above, the Customer (including any appointed designers/contractors, etc.) is entirely responsible for the design and construction of the Self-Lay Works. Acceptance of the Design Submission by Irish Water will not, in any way, render Irish Water liable for any elements of the design and/or construction of the Self-Lay Works.*





**LEGEND:**

- EXISTING FOUL SEWER:
- EXISTING SURFACE WATER SEWER:
- PROPOSED FOUL SEWER:
- PROPOSED SURFACE WATER SEWER:
- PROPOSED RISING MAIN:
- PIPE NUMBER, DIAMETER AND GRADIENT: 225mm @ 1:150
- FOUL AND STORM MANHOLE NUMBER, COVER AND INVERT LEVELS: SMH04 CL: 00.000 IL: 00.000
- PROPOSED STORAGE ATTENUATION TANK:
- PROPOSED GULLY:
- PROPOSED PERMEABLE PAVING:
- PROPOSED FOUL WATER INSPECTION CHAMBER:
- PROPOSED SURFACE WATER INSPECTION CHAMBER:
- PROPOSED ACO DRAIN:
- 150mm Dia PERIMETER LAND DRAIN WITH COLLECTION AJ:
- DRAINAGE INFRASTRUCTURE TO BE INSTALLED AT A LATER STAGE. SHOWN INDICATIVELY:
- PROPOSED TREE PIT ATTENUATION SYSTEM:

STORM ATTENUATION FOR CATCHMENTS A, DESIGNED FOR THE 100 YEAR STORM EVENT PLUS 20% ALLOWANCE FOR CLIMATE CHANGE. TOTAL VOLUME REQUIRED = 1150m<sup>3</sup>. TANK TYPE TO BE REINFORCED CONCRETE. FOOTPRINT 50.4m X 9.5m X 2.4m FLOW LIMITED TO 2 L/S GREENFIELD RUNOFF RATE IN ACCORDANCE WITH IOH 124.

PROPOSED FOUL & SURFACE WATER DRAINAGE  
SCALE= 1:250

**PLANNING DRAWING**  
THIS DRAWING HAS BEEN ISSUED FOR PLANNING PURPOSES ONLY AND MUST NOT BE USED FOR ANY OTHER CIRCUMSTANCES

**NOTES**

- For setting out refer to Architect's drawings.
- This drawing to be read in conjunction with all other Architectural and Engineering drawings and all other relevant drawings and Specifications.
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Rev. No.	Date	REVISION NOTE	Drn. By	Chkd. By
P1	15.04.2022	ISSUED FOR REVIEW	DB	DB
P2	13.05.2022	Layout Up Dated Following IW Comments	RFM	RFM

Client	Landmarque Belgard Development Co. Ltd
Project	The Arboury Belgard Road, Dublin 24
Title	PROPOSED FOUL AND SURFACE WATER DRAINAGE - GROUND LEVEL
Dwg. No.	BR-CSC-ZZ-00-DR-C-0005
Date	Feb. 2021
Drn. By	DF
Chkd. By	DB
Apprd. by	DR
Scale	1/250@A1
Revision	<b>P2</b>

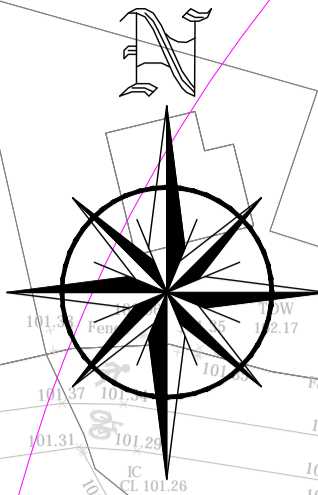
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IS. EN ISO 14001:2004  
IS. EN ISO 50001:2011  
OHSAS 18001:2007

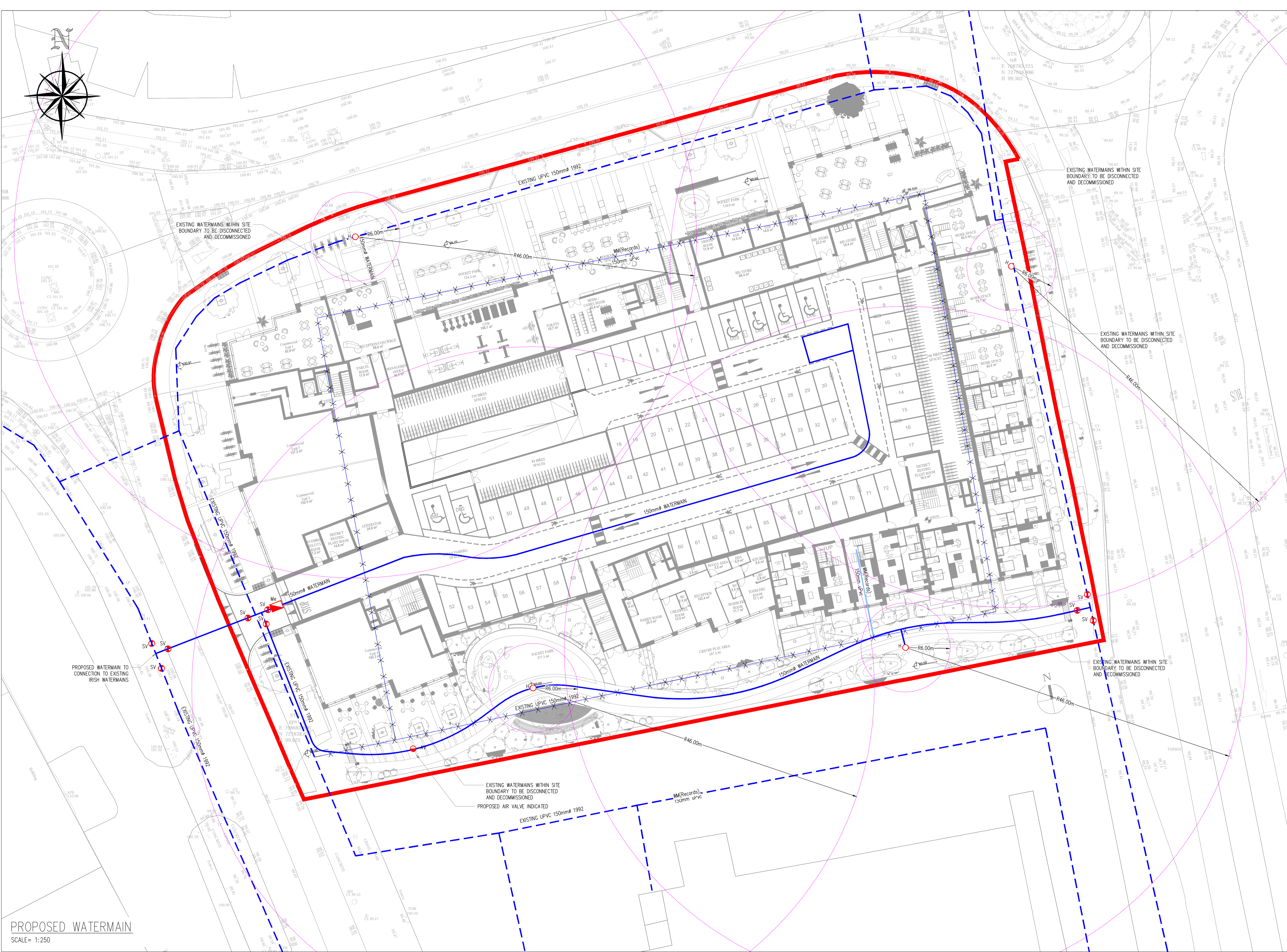




**LEGEND:**

EXISTING PUBLIC WATERMANS	---
EXISTING PIPE TO BE DECOMMISSIONED	- X - X - X - X -
EXISTING PRIVATE WATERMANS	---
PROPOSED WATERMANS	---
SLUICE VALVE TO IRISH WATER STANDARD DETAIL STD-W-15	SV
AIR VALVE TO IRISH WATER STANDARD DETAIL STD-W-22	AV
HYDRANT TO IRISH WATER STANDARD DETAIL STD-W-19	H
SCOUR VALVE TO IRISH WATER STANDARD DETAIL STD-W-30	Sc.V
BULK METER TO IRISH WATER STANDARD DETAIL STD-W-26	Me
THRUST BLOCK	TB

- WATERMAIN NOTES:**
1. ALL PIPE WORK, VALVES, CHAMBERS, NETWORK ARRANGEMENTS AND ALL ASSOCIATED WATERMAIN WORKS TO BE IN ACCORDANCE WITH IRISH WATER CODES OF PRACTICE AND STANDARD DETAILS.
  2. ALL NEW WATERMAIN MATERIAL SHALL BE IN ACCORDANCE WITH SECTION 3.9 OF THE IRISH WATER CODE OF PRACTICE.
  3. ALL MANHOLES IN GRASSED AREAS TO HAVE 200mm WIDE X 100mm DEEP CONCRETE PLINTH/KERB TO THEIR PERIMETER TO ENSURE THEY ARE NOT OVERGROWN. CONCRETE TO BE GRADE C20/25.
  4. PROPOSED WATERMANS TO BE LOCATED A MINIMUM OF 300mm FROM THE WASTEWATER INFRASTRUCTURE IN ACCORDANCE WITH SECTION 3.5.18 OF THE 3.15.18 OF THE IRISH WATER WASTEWATER CODE OF PRACTICE.
  5. THE LOCATION OF THE BULK METER, VALVES AND HYDRANTS SHALL BE DESIGNED IN ACCORDANCE WITH SECTION 3.15.4 OF THE IRISH WATER CODE OF PRACTICE.
  6. NOTE THE FIRE SAFETY CERTIFICATE HAS NOT BEEN COMPLETED YET, BUT AS PART OF THIS DEVELOPMENT, IT IS CONFIRMED THAT HYDRANTS SHALL NOT BE LOCATED ANY MORE THAN 46M FROM ANY PART OF THE DEVELOPMENT.
  7. ALL WATERMAIN WORKS TO BE TAKEN IN CHARGE TO BE AIR PRESSURE TESTED IN ACCORDANCE WITH IRISH WATER CODE OF PRACTICE SECTION 4.10.



PROPOSED WATERMAIN  
SCALE= 1:250

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Rev. No.	Date	REVISION NOTE	Dm. By	Chkd. By
P1	12.04.2022	ISSUED FOR INFORMATION	SC	RF
P2	13.05.2022	Details Added in Following Irish Water Review	RFM	RFM

Client	Landmarque Belgard Development Co. Ltd
Project	The Arboury Belgard Road, Dublin 24
Title	PROPOSED WATERMAIN
Dwg. No.	BR-CSC-ZZ-00-DR-C-0006
Date	Feb. 2021
Dm by	PS
Chkd by	DB
Apprd by	DR
Scale	1/250@A1
Revision	<b>P2</b>

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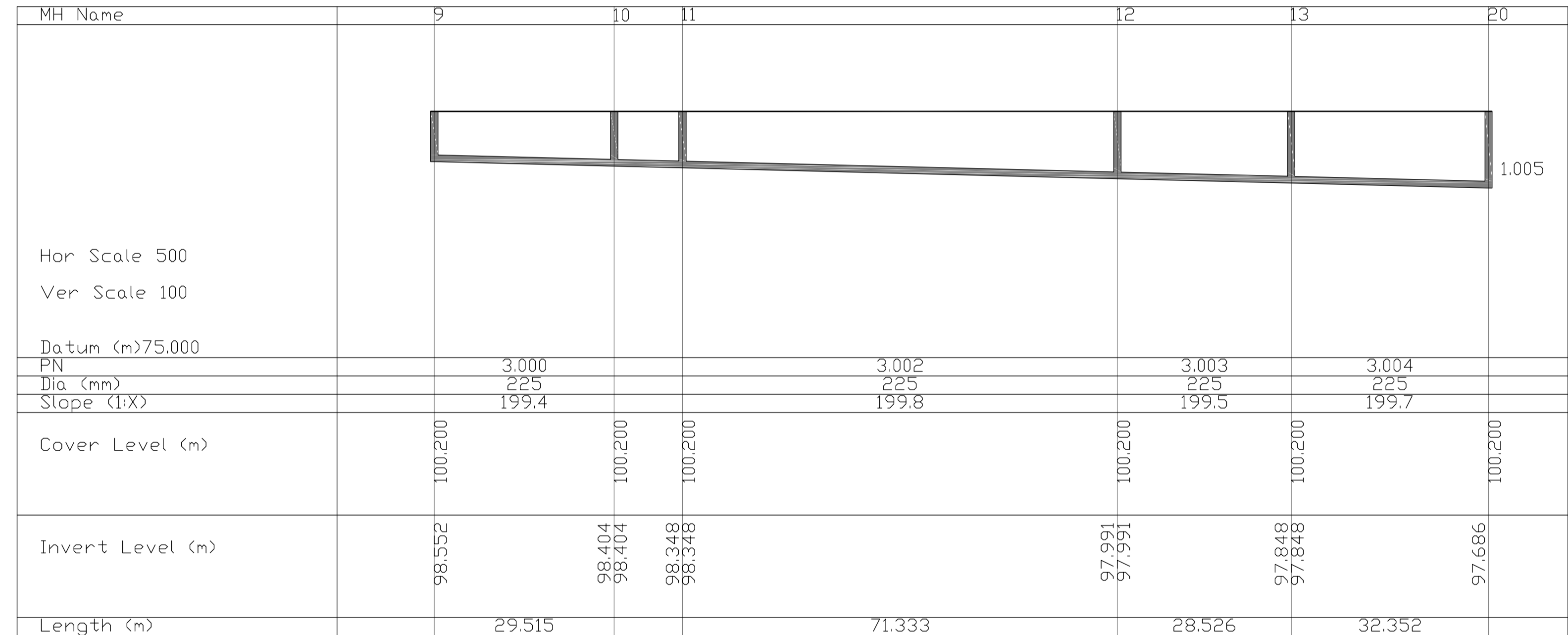
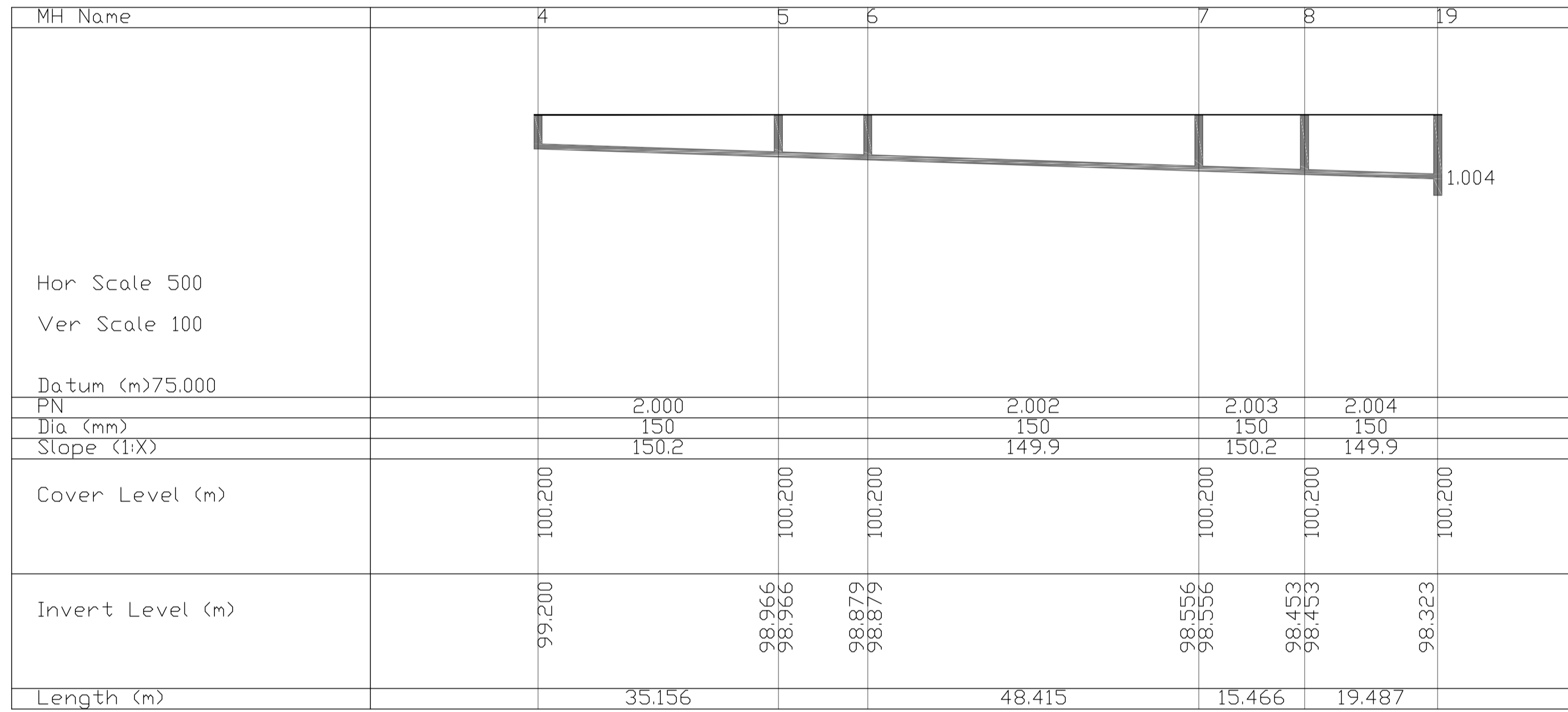
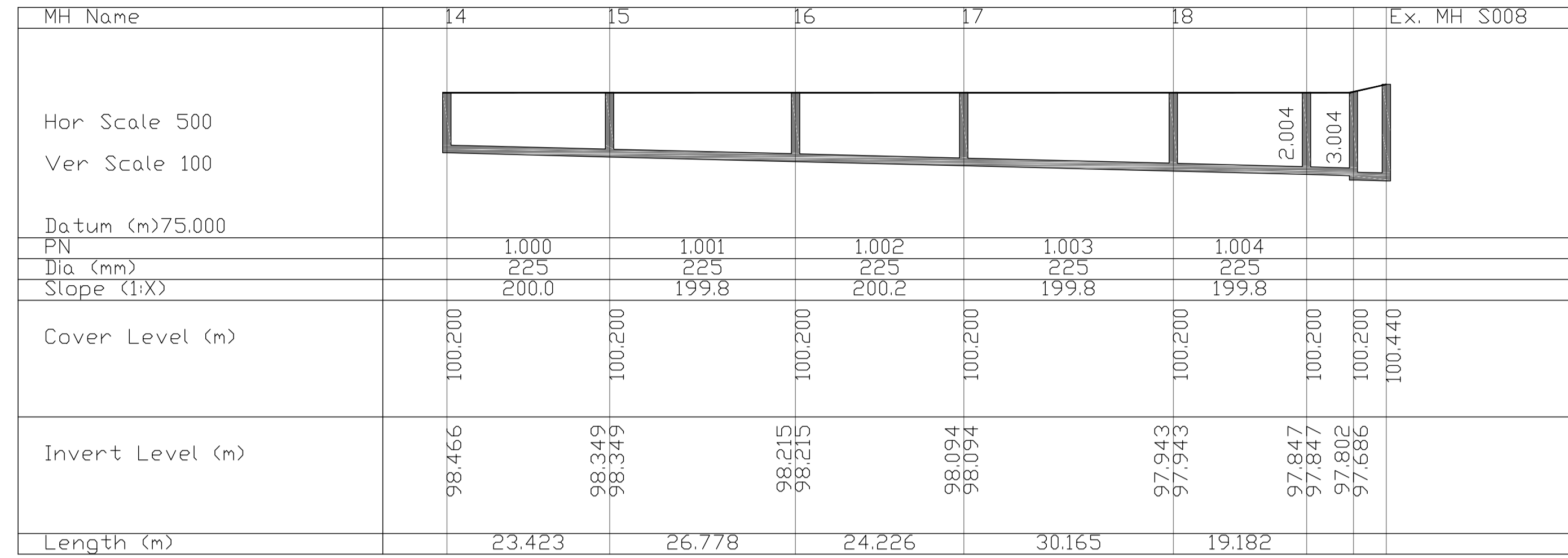
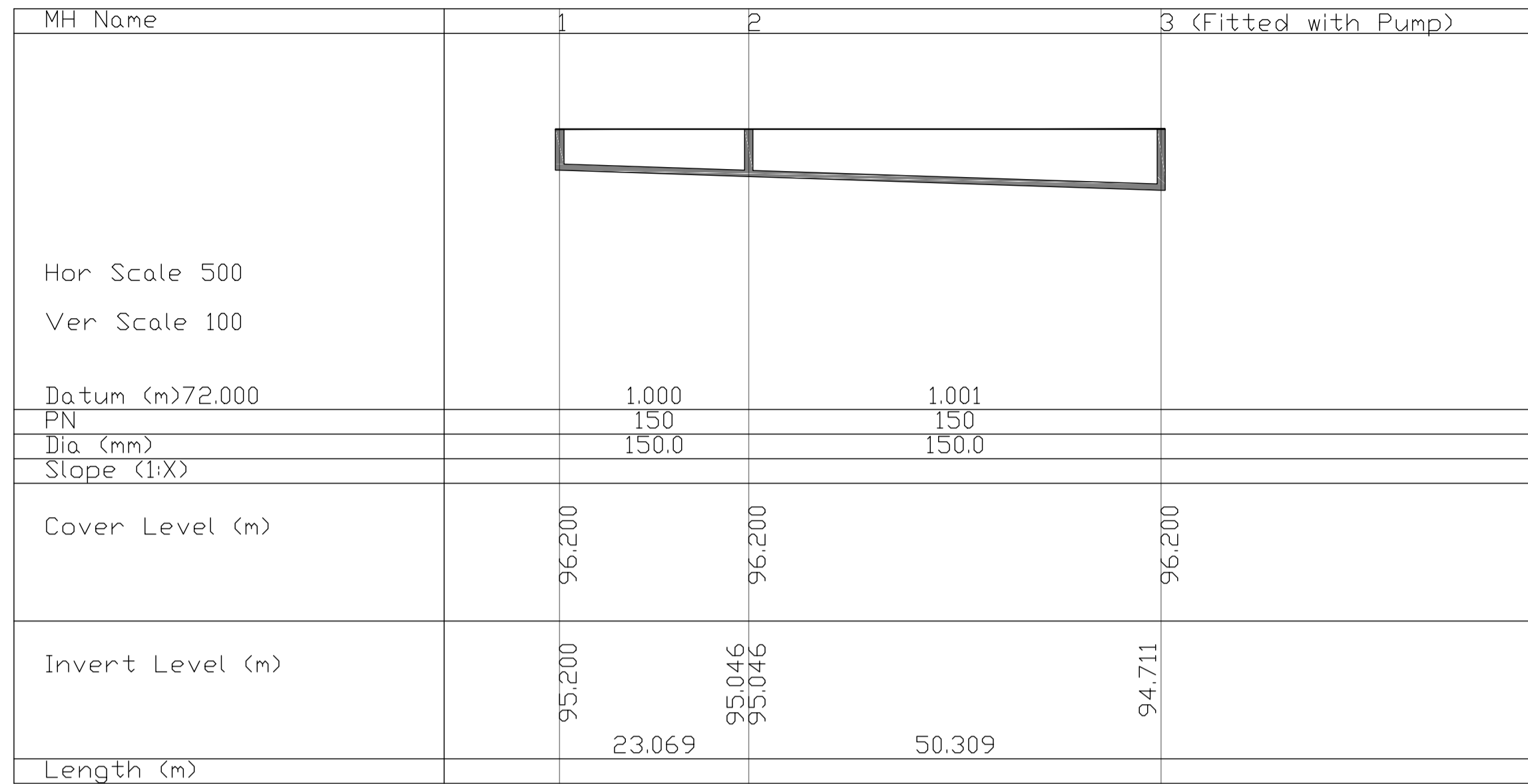
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Rev. No.	Date	REVISION NOTE	Dim. By	Chkd. By
P1	13.05.2022	DRAWING ISSUED TO IRISH WATER	RFM	RFM

Client	Landmarque Belgard Development Co. Ltd		
Project	The Arboury Belgard Road, Dublin 24		
Title	PROPOSED FOUL SEWER LONGSECTIONS		
Dwg. No.	BR-CSC-ZZ-00-DR-C-0027		
Date	Dim by	Chkd by	Scale
May, 2022	RFM	RFM	Horz 1:500@A1 Vert 1:100@A1
			Revision
			<b>P1</b>

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