

# Water Services Planning Report

**Register Reference No.:** *SD22A/0303*

**Development:** Construction of a Volatile Organic Compound (VOC) Abatement system comprising of a thermal oxidiser (TO), associated plant equipment and scrubbers positioned on a bunded concrete plinth with a maximum single stack height of 12m along with two access platforms at 2.5 high and 5.0m high used for maintenance only; The system is set within a 489sq.m (including a bunded area of 213sq.m) concrete compound enclosed by a 2.4m high paladin weldmesh black fence to match the existing utilities perimeter fence; 135sq.m single storey utilities workshop will sit adjacent to the Volatile Organic Compound (VOC) abatement system compound with associated hardstanding area and soakpit; 55m (L) x 3.2m (W) x 5.6m (H) pipe rack extension with the addition of a second tier extension 118.6m (L) X 3.2M (W) 1.2m (H) to the existing pipe rack is required to service the new VOC abatement system compound; a contractor's compound 3,420sq.m comprising single stacked portacabins, workshops, parking for 30 contractors, materials delivery and set down area; the compound will be enclosed by a 2.4m tall paladin weldmesh black fence; modifications to the existing internal access road will include the addition of a new access road and footpath around the VOC abatement system compound and utilities workshop; a permanent pedestrian crossing including associated signage at the existing access road giving access between the contractor's compound and the voe abatement system compound; modifications to the existing site lighting, signage, surface water, foul and process wastewater drainage, hard and soft landscaping including a 3m high planted berm to the north of the contractor's compound; An EIAR (Environmental Impact Assessment Report) will be submitted with the application; this application relates to development which comprises an activity requiring an Industrial Emissions Licence in accordance with the First Schedule of the EPA Act 1922 as amended.

**Location:** Grange Castle Business Park, Grange Castle, Dublin 22

**Report Date :** 22<sup>nd</sup> Aug 2022

# Water Services Planning Report

## Surface Water Report:

## **Further Information required:**

- 1.1 There are no soil percolation test results, design calculations or dimensions submitted for the proposed soakaway. The applicant is required to submit a report showing site specific soil percolation test results and design calculations for the proposed soakaway in accordance with BRE Digest 365 – Soakaway Design.
- 1.2 If percolation tests results comply with BRE Digest 365 standards then submit a revised drawing showing in plan and cross-sectional views, dimensions, and location of proposed soakaway. Any proposed soakaway shall be located fully within the curtilage of the property and shall be:
- i) At least 5m from any building, public sewer, road boundary or structure.
  - ii) Generally, not within 3m of the boundary of the adjoining property.
  - iii) Not in such a position that the ground below foundations is likely to be adversely affected.
  - iv) 10m from any sewage treatment percolation area and from any watercourse / floodplain.
  - v) Soakaways must include an overflow connection to the surface water drainage network.

### **Flood Risk**

### **No Objection**

- The Developer shall ensure that there is complete separation of the foul and surface water drainage for the proposed development.
- All works for this development shall comply with the requirements of the Greater Dublin Regional Code of Practice for Drainage Works.

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## Water Report:

**Referred to IW**

## Foul Drainage Report:

**Referred to IW**

Signed: \_\_\_\_\_  
Adam Adderley-McCabe GE

Date: \_\_\_\_\_

Endorsed: \_\_\_\_\_  
Brian Harkin SEE

Date: \_\_\_\_\_