

**Colum Fagan
Environmental Services
South Dublin County Council**

Register Reference: SD22A/0322 **Date:** 08-Sep-2022
Development: Demolition of all existing derelict structures on the site and the construction of 18 residential units provided in 2 separate blocks; Block 1 will be 3 storeys high and will contain 12 units; Block 2 will be two storeys high and will contain 6 units; The 18 units consist of 6 one bed apartments, 6 two bed apartments, 3 three bed duplexes and 3 three bed apartments; Ancillary development including reusing existing vehicular access/egress off Hazelhatch Road, providing a new vehicular egress (only) onto Main Street, car and cycle parking, open space, landscaping, boundary treatment (including existing stone wall at east side of the site to be partially removed, along with gates, with main portion of wall repaired and lowered), footpaths, circulation areas and all associated site works.
Location: Lands at former McEvoy's Pub, Main Street, Newcastle, Co. Dublin
Applicant: Rathgearan Ltd
App. Type: Permission
Date Received: 08-Aug-2022
Planning Officer: SARAH WATSON

Scanned into iDocs is a copy of the planning application for the above development and is available to view at www.sdublincoco.ie/planning/applications

Your report must be submitted before **12-Sep-2022**.

Please forward all reports by e-mail to pregistry@sdublincoco.ie.

Yours faithfully

Michelle Dodrill
For Senior Planner

Report Date: 27/09/22

The scale and complexity of the works proposed in this development is greater than the thresholds stipulated in the *Best Practice Guidelines for the Preparation of Resource and Waste Management Plans for C&D Projects (2021)*. As a result, the development is classed as a Tier 2 Project as referred to in the Guidelines. Therefore, prior to the commencement of development, the developer or any agent acting on its behalf shall prepare a bespoke Construction and Demolition Resource Waste Management Plan (RWMP) including demonstration of proposals to adhere to best practice and protocols.

The RWMP shall:

- include specific proposals as to how the RWMP will be measured and monitored for effectiveness.
- follow the requirements set out in Sections 4 & 5 and meeting the minimum content requirements set out in Appendix C of *Best Practice Guidelines for the Preparation of Resource and Waste Management Plans for C&D Projects (2021)*
- be submitted to the planning authority for written agreement prior to the commencement of development.

All records (including for waste and all resources) pursuant to the agreed RWMP shall be made available for inspection at the site office at all times.

Signed: Colum Fagan, Senior Executive Engineer

Date: 27/09/22