

# An Bord Pleanála



PLANNING AND DEVELOPMENT ACTS 2000 TO 2016

**Cork County**

**Planning Register Reference Number: 16/05851**

An Bord Pleanála Reference Number: PL 04.247978

**APPEAL** by Inland Fisheries Ireland of IFI Macroom, Sunnyside House, Macroom, County Cork against the decision made on the 20<sup>th</sup> day of January, 2017 by Cork County Council to grant subject to conditions a permission to Irish Water care of Nicholas O'Dwyer Consulting Limited of Unit E4, Nutgrove Office Park, Nutgrove Avenue, Dublin in accordance with plans and particulars lodged with the said Council.

**PROPOSED DEVELOPMENT:** Development consisting of the upgrading of the existing wastewater infrastructure to provide a pumping station with septicity dosing kiosk within the boundaries of the existing treatment plant. Treatment will no longer occur on site. Existing redundant treatment equipment will be decommissioned and left in suitable and safe condition at Bandon IDA Laragh Industrial Estate, Laragh, Bandon, County Cork.

## **DECISION**

**GRANT permission for the above proposed development in accordance with the said plans and particulars based on the reasons and considerations under and subject to the conditions set out below.**

## **MATTERS CONSIDERED**

In making its decision, the Board had regard to those matters to which, by virtue of the Planning and Development Acts and Regulations made thereunder, it was required to have regard. Such matters included any submissions and observations received by it in accordance with statutory provisions.

## REASONS AND CONSIDERATIONS

Having regard to the Development Plan objectives for the area and to the pattern of land use in the vicinity, it is considered that, subject to the conditions set out below, the proposed development would not seriously injure the amenities of the area or of property in the vicinity, would not be prejudicial to public health and would not create an unacceptable risk of environmental pollution. The proposed development would, therefore, be in accordance with the proper planning and sustainable development of the area.

## CONDITIONS

1. The proposed development shall be carried out and completed in accordance with the plans and particulars lodged with the application, as amended by further plans and particulars submitted on the 29th day of September, 2016 and by further plans and particulars submitted on the 20th day of December, 2016, except as may otherwise be required in order to comply with the following conditions.

**Reason:** In the interest of clarity.

2. Noise levels emanating from the proposed development when measured at the site boundaries shall not exceed 55 dB(A) (15 minute Leq) between 08.00 hours and 20.00 hours, Monday to Saturday inclusive, and shall not exceed 45 dB(A) (15 minute Leq) at any other time. Measurements shall be made in accordance with I.S.O. Recommendations R.1996/1 "Acoustics - Description and Measurement of Environmental Noise, Part 1: Basic quantities and procedures". If the noise contains a discrete, continuous note (whine, hiss, screech, hum, etc.), or if there are distinct impulses in the noise (bangs, clicks, clatters or thumps), or if the noise is irregular enough in character to attract attention, a penalty of +5 dBA shall be applied to the measured noise level and this increased level shall be used in assessing compliance with the specified levels. (Reference BS 4142 Section 7.2).

**Reason:** To safeguard the amenities of the area.

3. (a) Chemical storage areas shall be bunded, either locally or remotely, to a volume of 110% of the largest tank within each individual bunded area.
- (b) There shall be no interfering with, bridging, piping, draining, or culverting of any watercourse, its banks or bankside vegetation to facilitate this development without the prior approval of the planning authority.

**Reason:** To safeguard the amenities of the area and prevent accidental spillages.

4. (a) Foul drainage arrangements including odour control shall be in accordance with the plans and particulars submitted, and as modified by the response to clarification of further information dated the 20<sup>th</sup> day of December, 2016.
- (b) 24-hour emergency storage shall be provided via the adjacent decommissioned wastewater treatment plant.
- (c) Any existing tanks proposed to be used for emergency storage shall be either covered, or provided with arrangements to facilitate periodic emptying to retain 24-hour storage.

**Reason:** In the interests of orderly development, and to provide for satisfactory drainage.

5. Works shall take place in accordance with the Construction and Environmental Management Plan (CEMP) which shall be prepared prior to the commencement of any construction works onsite. The Construction and Environmental Management Plan shall have regard to standard best practise methods during construction (CIRIA Guidance Number C532 - Control of Water Pollution From Construction Sites). A suitably qualified and experienced person shall be responsible for implementation of the Construction and Environmental Management Plan including environmental protection measures, and for the supervision of the works. A copy of the Construction and Environmental Management Plan shall be kept on site and shall be available for inspection during the construction phase.

**Reason:** In the interests of environmental protection.

6. (a) No construction materials or waste shall be stored within the Bandon Valley west of Bandon proposed Natural Heritage Area (pNHA 1034) which is located to the south east of the site boundary.
- (b) No machinery shall have access to the Bandon Valley west of Bandon proposed Natural Heritage Area during the construction phases.

**Reason:** In the interests of protecting the Natural Heritage Area.

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**Member of An Bord Pleanála  
duly authorised to authenticate  
the seal of the Board.**

**Dated this            day of            2017.**