



Planning and Development Act 2000, as amended

Planning Authority: Fingal County Council

Planning Register Reference Number: FW25A/0225E

Appeal by Titan Containers Ireland Limited against the decision made on the 21st day of October, 2025 by Fingal County Council to grant subject to conditions a permission in accordance with plans and particulars lodged with the said Council.

Proposed Development: Temporary retention permission comprising the use of the site as a storage container facility, including unstacked storage containers used for self-storage purposes (maximum height circa 2.9 metres), vehicular access entrance to the site and associated security gates, 2.4-metre-high fencing located within the site and along site boundaries, and signage. The development for which temporary permission is sought comprises stacked storage containers used for rent/sale off-site (maximum height circa 5.8 metres), set-back circa 15.5 metres from the north-eastern site boundary (Rosemount Park Drive), a segregated internal access route, with associated fencing and access gates, 2.4-metre-high fencing located within the site and along site boundaries, 2.5-metre-high block wall located along western site boundary, and landscape planting. Temporary retention permission and temporary permission is sought for a duration of five years, all on a circa 2.61-hectare site at Area C and D Gateway, Rosemount Park Drive,

Rosemount Business Park, Dublin, as amended by the revised public notices received by the planning authority on the 29th day of September, 2025.

Decision

The Commission, in accordance with section 48 of the Planning and Development Act 2000, as amended, considered, based on the reasons and considerations set out below, that the terms of the Development Contribution Scheme for the area had not been properly applied in respect of condition numbers 10 and 11 and directs the said Council to REMOVE condition numbers 10 and 11 and the reasons therefor.

Reasons and Considerations

The permitted development on this site is for a stated temporary period of five years as per condition number 2 of planning register reference number FW25A/0225E. Under Section 11(1)(u) of the Fingal Development Contribution Scheme 2021-2025, permitted development with a temporary permission of five years and less is exempt from having to pay a development contribution. This contribution scheme was replaced with the Fingal Development Contribution Scheme 2026-2030 and under Section 26 it is stated that 'Developments permitted by way of a single permission of a temporary duration or cumulative temporary permissions of not greater than five years in total shall be exempt.' It is, therefore, considered that condition numbers 10 and 11 should be omitted from inclusion on planning register reference number FW25A/0225E as the temporary permission of five years or less is not liable to a development contribution in accordance with the Fingal Development Contribution Scheme.



Emer Maughan

**Planning Commissioner of An Coimisiún
Pleanála duly authorised to authenticate
the seal of the Commission.**

Dated this *4th* day of *March* 2026.

