



An
Bord
Pleanála

Board Order 29N.YM0004

Planning and Development Acts, 2000 to 2017

Planning Authority: Dublin City Council

(Associated reference numbers: 29N.YA0010 and 29N.YM0002)

REQUEST received by An Bord Pleanála on the 21st day of July, 2017 from Irish Water of Colvill House, 24 – 26 Talbot Street, Dublin under section 146B of the Planning and Development Act, 2000, as amended, in respect of a strategic infrastructure development described as the Ringsend Wastewater Treatment Works Extension at Pigeon House Road, Poolbeg Peninsula, Dublin.

WHEREAS the Board made a decision to approve, subject to conditions, the above-mentioned development by order dated the 16th day of November, 2012 under case reference number 29N.YA0010 and the development was the subject of a previous alteration, by order dated the 24th day of June, 2016, under case reference 29N.YM0002,

AND WHEREAS the proposed alteration is described as follows:

Omission of three construction site compounds previously approved under case reference number 29N.YA0010 and the provision of three new temporary construction site compounds at alternative locations as replacement facilities (referenced as Site C1, Site C2 and Site C3) as set out on drawing number Y15710/PL/001 Revision A lodged with the Board on the 21st day of July, 2017.

AND WHEREAS the Board decided, in accordance with section 146B(2)(a) of the Planning and Development Act 2000, as amended, that the proposed alteration would result in a material alteration to the terms of the development, the subject of the permission,

AND WHEREAS having regard to the nature of the issues involved, the Board decided, in accordance with section 146B(8) of the Planning and Development Act 2000, as amended, to require the applicant to invite submissions or observations in relation to the matter from members of the public,

AND WHEREAS having considered all of the submissions/observations and documents on file and the Inspectors' reports, the Board considered that the making of the proposed alteration would not be likely to have significant effects on the environment or on any European Site,

NOW THEREFORE in accordance with section 146B(3)(b) of the Planning and Development Act, 2000, as amended, the Board hereby alters the above-mentioned decision so that the approved development shall be carried out in accordance with the plans and particulars received by An Bord Pleanála on the 21st day of July, 2017.

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

In coming to its decision, the Board had regard to the following:

- (a) the planning history of the overall development, including the scope and nature of the Ringsend Wastewater Treatment Works extension approved under 29N.YA0010,
- (b) the nature, scale and purpose of the proposed alteration,
- (c) the location of the proposed alterations and the pattern of development in the area, taking into consideration land use zoning considerations,
- (d) the temporary nature of the proposed construction compounds,
- (e) the documentation and submissions on file, including the submissions received in response to the Board's request in accordance with Section 146B(8) of the Planning and Development Act, 2000, as, amended, and
- (f) the reports of the Inspectors.

The Board was satisfied that the information before it was adequate to undertake a screening for appropriate assessment and a screening for environmental impact assessment in respect of the proposed alteration.

Appropriate Assessment Screening:

In conducting a screening exercise for appropriate assessment, the Board considered the nature, scale and location of the proposed alteration, the documentation and submissions on file, including the Appropriate Assessment screening report submitted in support of the proposed alteration and the assessment of the Inspectors in relation to the potential for effects on European Sites. In undertaking the screening exercise, the Board accepted the analysis and conclusions of the Inspectors. The Board concluded that, by itself and in combination with other development in the vicinity, the proposed alteration would not be likely to have significant effects on any European Site in view of their conservation objectives.

Environmental Impact Assessment Screening:

Under case reference number 29N.YA0010 approval was granted for the Ringsend Wastewater Treatment Plant extension, entailing a significant construction project. The proposed alteration seeks to omit three number construction compounds as approved and provide three number construction compounds at alternative locations as replacement facilities. The Board considered the potential environmental impacts that might arise due to the proposed alteration, both by itself and in cumulation with other development in the vicinity.

Having regard to the characteristics of the receiving environment, the planning history of the site, the characteristics of the proposed alteration and the submissions on file, the Board is satisfied that the proposed alteration would not be likely to have significant effects on the environment. The Board concurred with the analysis and conclusions of the Inspectors in this matter. The Board, therefore, concluded that the preparation of an environmental impact statement is not required, either by means of any mandatory requirement or following sub-threshold analysis.

Conclusions on the Proper Planning and Sustainable Development of the Area:

It is considered that the proposed alteration:

- would not have a significant effect on the landscape or upon the archaeological or cultural heritage or the architectural heritage of the area,
- would not adversely affect the character or setting of any protected structures,
- would not give rise to any significant impact on the natural heritage of the area,
- would be acceptable in terms of traffic safety and convenience,
- would not conflict with achievement of long term planning objectives for the area as set out in the Development Plan for the area, and
- would facilitate the delivery of a necessary capacity upgrade to a critical piece of public infrastructure serving Dublin.

The Board concluded that making the proposed alteration would be in accordance with the proper planning and sustainable development of the area.

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

Dated this day of 2018.