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An Bord Pleanála Oral Hearing

Greater Dublin Drainage Project

Considerations of Community Gain Fund



In circumstances where it would be unprecedented to require the establishment of a community gain fund for a public wastewater treatment plant, and where the imposition of same would have consequent implications for the provision of similar public infrastructure projects, Irish Water suggests the following matters would need to be addressed in the event the Board consider it appropriate to impose such a condition on any grant of permission:

1. It would be necessary to identify what special features of this project would warrant the imposition of such a condition.
2. Any community gain fund should only be established for purposes consistent with Irish Water functions and be of benefit to the community in the locality.
3. Any community gain fund should be established by way of a one off financial contribution both to reflect Irish Water's status as a regulated water services utility, and in recognition of the fact that this facility will not generate any financial return for Irish Water.
4. Administration of such a fund is best managed by an independent body such as the relevant planning authority. Details of the management and operation of such a fund could be agreed between Dublin City Council, Fingal County Council and Irish Water, prior to the commencement of development. In the absence or default of agreement in respect any aspect of the management and operation of the Fund between the planning authorities and Irish Water, the matter could be referred to the Board for adjudication.

