

Cherrywood Housing Utilities Report-Planning

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1. Introduction

The subject site for this Utilities report is the proposed residential development at Lehaunstown Land, Cherrywood.

The subject site for this Lighting Impact Assessment report is the proposed residential development at Lehaunstown Land, Cherrywood.

The site is located off Lehaunstown Lane, Laughanstown, Co Dublin. It consists of a rectangular plot of land in agricultural use with an area of approximately 3.58 hectares.

The development, accessed via a new road connecting the development site to The Parade, consists of 109 residential units made up of terraced houses, duplexes and apartment buildings ranging in height from 2 to 4 storeys organised around a hierarchy of pedestrian-oriented spaces together with associated surface and underground parking, ESB substations, cycle parking, communal and public open space and associated landscaping.

This document provides a description of the Site Services located on or adjacent to the site.

This Desk Top Study covers the following Utility Providers:

- Gas Networks Ireland
- ESB
- EIR
- Virgin Media

It is to be noted that water and drainage are covered separately by CS Engineers.

2. Survey of existing utility services

2.1. General

The new development is proposed at Cherrywood adjacent to the N11 (Figure 1).

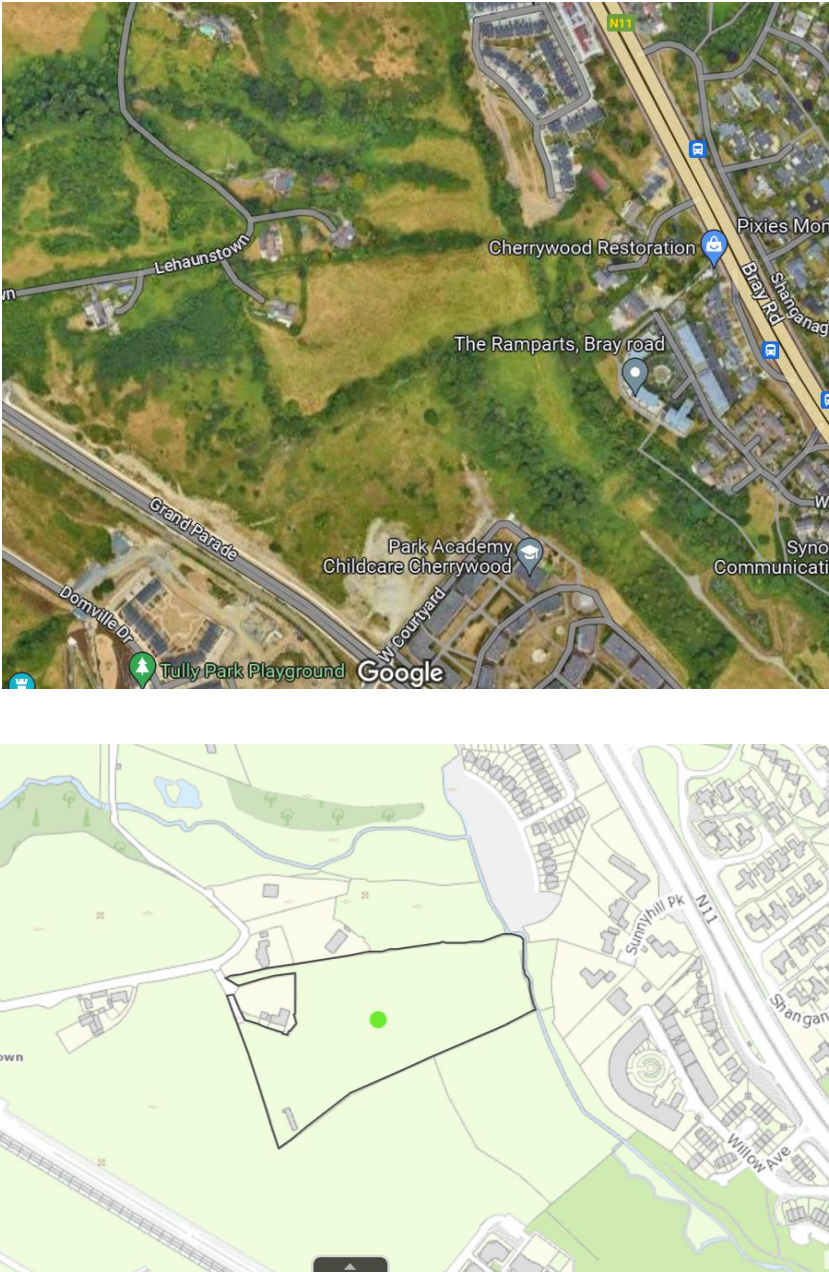


Figure 1 – Site Location

2.2. Gas Supply

Gas is available and located nearby both in Druid Valley and Willow Avenue adjacent to the Bray Road.

2.3. Water Supply

Refer to Civil Engineers information for the site.

2.4. Electricity Supply

ESB Infrastructure serves adjacent housing developments.

There are two substations nearby, the first location is on Willow Avenue and another on Domville at Grand Parade Avenue.

It is envisaged at least one new Substation will be required for the Lehaunstown Land, Cherrywood.

2.5. Media Services – EIR

Information on EIR Infrastructure has been confirmed in the area.

EIR currently serves the adjacent Ramparts Apartments, Willow Avenue and Tullyvale road.

2.6. Media Services – Virgin Media

The availability of Virgin Media Connection Point has been confirmed in the area.

Virgin Media currently serves the adjacent Ramparts Apartments, Willow Avenue and Grand Parade Avenue.

Appendix 1 – Gas Networks Ireland



Important Safety Notice:
 Damage to gas pipelines can result in serious injury or death. Gas network information is provided as a general guide. The exact location and depth of medium or low pressure distribution gas pipes must be verified on site by carrying out necessary investigations, including, for example, hand digging trial holes along the route of the pipe. Service pipes are not generally shown but their presence should always be anticipated.

High pressure transmission pipelines are shown in red. If a transmission pipeline is identified within 10m of any intended excavations then work must not proceed before GNI has been consulted. The true location and depth of a transmission pipeline must be verified on site by a representative of GNI. Contact can be made through 1800 427 747.

All work in the vicinity of the gas network must be completed in accordance with the current edition of the Health & Safety Authority publication, Code of Practice For Avoiding Danger From Underground Services which is available from the Health and Safety Authority (01 614 7000) or can be downloaded at www.hsa.ie.

Legal Notice:
 Gas Networks Ireland (GNI) and its affiliates, accept no responsibility for the accuracy of any information contained in this document including data concerning location and technical designation of the gas distribution and transmission network (the Information). The Information should not be relied on for accurate distance or depth of cover measurements.

Any representations and warranties, express or implied, are excluded to the fullest extent permitted by law. No liability shall be accepted for any loss or damage including, without limitation, direct, indirect or consequential loss, arising out of or in connection with the use or re-use of the Information.

	Aurora Telecom Fibre Optic Cable
	Aurora Telecom Duct
	Aurora Telecom Sub-duct
	Aurora Telecom Inserted Gas Pipe

Contact Aurora Telecom on 1800-427-399 or (01)203-0120.

	Transmission Pipe (High Pressure)
	Transmission Pipe (Construction Issue)
	Distribution Pipe (Medium Pressure)
	Distribution Pipe (Low Pressure)
	Service Pipe (Medium Pressure)
	Service Pipe (Low Pressure)
	Strategic Pipe (Medium Pressure)
	Strategic Pipe (Low Pressure)
	Inserted Pipe (Medium Pressure)
	Inserted Pipe (Low Pressure)
	Distribution Pipe (Abandoned)

	C=? Cover (depth in meters)		Pressure Monitor
	CP Test Point		Protection (Sleeve)
	End Cap		Protection (Slabbing)
	Hot Tap		Reducer
	Installation		Service Terminator
	Valve		Tee
	Mains Verification **		Transition

** Please contact GNI on 1800-427747 for specific information.

Design Department - DUBLIN			
GAS NETWORK INFORMATION			
Issue:	Homan O'Brien		
Location:	Lehaunstown Cherrywood		
Plot Date:	04/10/2023	Contact:	F Canning
Plotted by:	KOC	Scale:	1:1000

Appendix 2 – ESB



TITLE:
20231201-073_A0

COLOUR CODE:	
—	BLACK - 38KV & HIGHER VOLTAGE OVERHEAD LINES
—	GREEN - MV(10KV/20KV) OVERHEAD LINES
—	BLUE - LV (400V/230V) OVERHEAD LINES
—	CYAN - 38KV & HIGHER VOLTAGE UNDERGROUND CABLE ROUTES
—	RED - MV/LV (10KV/20KV/400V/230V) UNDERGROUND CABLE ROUTES

DATE: 01-Dec-2023

** SCALE: 1:1200

** SCALE WHEN PRINTED ON AN A0 PAGE
XY COORDINATES DISPLAYED IN IRISH GRID COORDINATE SYSTEM

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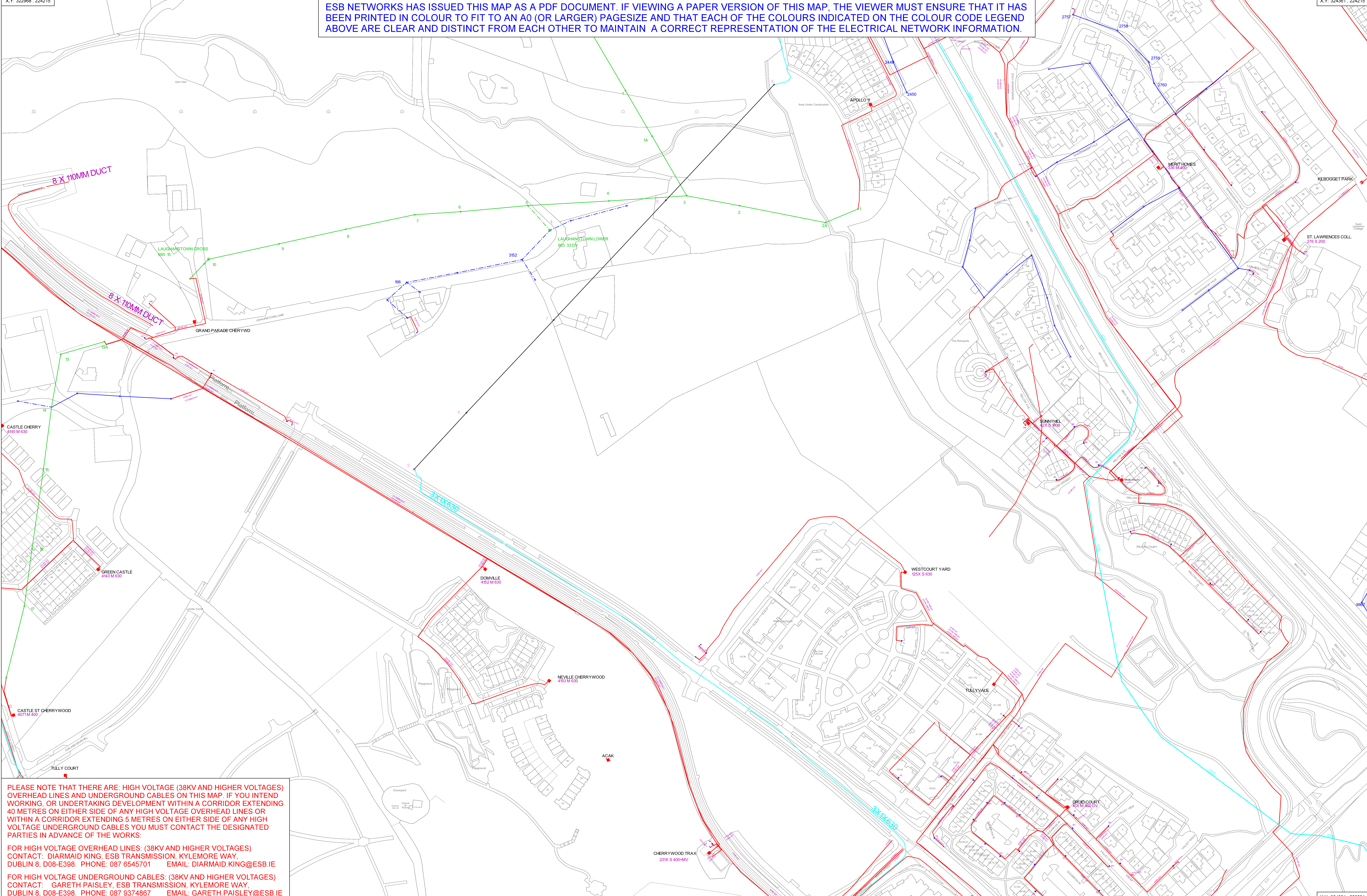
WARNING

THIS MAP INDICATES THE APPROXIMATE LOCATION OF ESB TRANSMISSION (400KV, 220KV, 110KV, 38KV) AND DISTRIBUTION (20KV, 10KV, 230V/400V) UNDERGROUND CABLES AND OVERHEAD LINES IN THE GENERAL AREA OF THE PROPOSED WORKS. ESB NETWORKS TAKES NO RESPONSIBILITY FOR THE ACCURACY OR COMPLETENESS OF THE MAP. IT IS THE USER'S RESPONSIBILITY TO INDEPENDENTLY VERIFY THE INFORMATION AND THE LOCATION OF UNDERGROUND CABLES AND OVERHEAD LINES. LOW VOLTAGE (230V/400V) SERVICE CABLES (E.G. HOUSE SERVICES, FACTORY/SHOP SERVICES, PUBLIC LIGHTING LAMP SERVICES, ETC) ARE NOT INCLUDED BUT THEIR PRESENCE SHOULD BE ANTICIPATED. THE DEPTHS OF UNDERGROUND CABLES MUST NEVER BE ASSUMED. ADDITIONAL MORE DETAILED INFORMATION IS AVAILABLE FOR HIGH VOLTAGE TRANSMISSION UNDERGROUND CABLES (38KV, 110KV, 220KV, 400KV) FROM THE LOCAL ESB NETWORKS TRANSMISSION REPRESENTATIVE - SEE ATTACHED LIST FOR CONTACT DETAILS OR CALL 1800 372 757. NO WORK SHOULD BE CARRIED OUT IN THE VICINITY OF 38KV OR HIGHER VOLTAGE UNDERGROUND CABLES WITHOUT PRIOR CONSULTATION WITH ESB NETWORKS. BEFORE ANY MECHANICAL EXCAVATION IS UNDERTAKEN, THE ACTUAL LOCATION OF ALL UNDERGROUND ELECTRICITY CABLES MUST BE ESTABLISHED AND VERIFIED ON THE SITE USING (A) UP-TO-DATE MAP RECORDS; (B) CABLE LOCATOR EQUIPMENT OPERATED IN BOTH POWER AND RADIO MODES; (C) CAREFUL HAND DIGGING OF TRIAL HOLES USING 'SAFE DIGGING PRACTICE'. REFER ALSO TO HSA CODE OF PRACTICE FOR AVOIDING DANGER FROM UNDERGROUND SERVICES'. ESB TAKES NO RESPONSIBILITY FOR AND SHALL BEAR NO LIABILITY, HOWSOEVER ARISING, IN RELATION TO ANY DAMAGE, INJURY/DEATH OR LOSS OF SUPPLY AS A RESULT OF DAMAGE OR INTERFERENCE WITH ITS NETWORKS.

X,Y: 322968, 224215

X,Y: 324361, 224215

ESB NETWORKS HAS ISSUED THIS MAP AS A PDF DOCUMENT. IF VIEWING A PAPER VERSION OF THIS MAP, THE VIEWER MUST ENSURE THAT IT HAS BEEN PRINTED IN COLOUR TO FIT TO AN A0 (OR LARGER) PAGESIZE AND THAT EACH OF THE COLOURS INDICATED ON THE COLOUR CODE LEGEND ABOVE ARE CLEAR AND DISTINCT FROM EACH OTHER TO MAINTAIN A CORRECT REPRESENTATION OF THE ELECTRICAL NETWORK INFORMATION.



PLEASE NOTE THAT THERE ARE: HIGH VOLTAGE (38KV AND HIGHER VOLTAGES) OVERHEAD LINES AND UNDERGROUND CABLES ON THIS MAP. IF YOU INTEND WORKING, OR UNDERTAKING DEVELOPMENT WITHIN A CORRIDOR EXTENDING 40 METRES ON EITHER SIDE OF ANY HIGH VOLTAGE OVERHEAD LINES OR WITHIN A CORRIDOR EXTENDING 5 METRES ON EITHER SIDE OF ANY HIGH VOLTAGE UNDERGROUND CABLES YOU MUST CONTACT THE DESIGNATED PARTIES IN ADVANCE OF THE WORKS:

FOR HIGH VOLTAGE OVERHEAD LINES: (38KV AND HIGHER VOLTAGES)
CONTACT: DIARMAID KING, ESB TRANSMISSION, KYLEMORE WAY,
DUBLIN 8, D08-E398. PHONE: 087 6545701 EMAIL: DIARMAID.KING@ESB.IE

FOR HIGH VOLTAGE UNDERGROUND CABLES: (38KV AND HIGHER VOLTAGES)
CONTACT: GARETH PAISLEY, ESB TRANSMISSION, KYLEMORE WAY,
DUBLIN 8, D08-E398. PHONE: 087 9374867 EMAIL: GARETH.PAISLEY@ESB.IE

X,Y: 324361, 223291

Appendix 3 – EIR



Appendix 4 – Virgin Media

