



Comhairle Cathrach  
& Contae Limerick City & County  
Council

Limerick City  
& County Council

29 APR 2025

## Limerick City and County Council Planning

### Planning Department

### Section 5 Application

Customer Services Post  
Delivery

26 APR 2025

Limerick City & County Council  
RECEIVED

### DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT

Applicant's Name:

RICHIE + EILIS MURRAY

Applicant's Address:

37, MONALEEN PARK  
CASTLETROY  
CO. LIMERICK V94 RPD2

Telephone No.

[REDACTED]

Name of Agent (if any):

QUILTER INSULATION.

Address:

IRREMORE  
LISTOWEL  
CO. KERRY V92 V2XC

Telephone No.

(068) 40888.

Address for Correspondence:

\* As Above

37 Monaleen Park,  
Castletroy  
CO. LIMERICK, V94 RPD2.

Location of Proposed development (Please include Eircode):

37 MANALEEN PARK,  
CASTLETROY,  
Co. LIMERICK. V94 RPD2.

Description of Proposed development:

EXTERNAL INSULATION - BRICK SECTION  
FRONT OF HOUSE. - SAME RENDER  
FINISH AS ALL OTHER HOUSES IN  
ESTATE.

Section of Exempted Development Regulations and/or section of the Act  
under which exemption is claimed:

Is this a Protected Structure or within the curtilage of a Protected Structure.  
YES/NO

Applicant's interest in site: OWNER.

List of plans, drawings, etc. submitted with this application:

Folio No. LX15405F

- Land Registry
- Ownership
- Burdens + Notice of Burdens
- Map.

Have any previous extensions/structures been erected at this location YES/NO

If Yes please provide floor areas of all existing structures:

02A

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Signature of Applicant (or Agent)

Richie Murray.

**NOTES:** Application must be accompanied by:

- (a) Fee of €80
- (b) Site location map
- (c) Site layout plan
- (d) Dimensioned plans and elevations of the structure and any existing structures.
- (e) Where the declaration is in respect of a farm building, a layout identifying the use of each existing building together with floor area of each building.

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Application to be forwarded to:

**Planning Department,  
Limerick City & County Council,  
Dooradoyle,  
Limerick,  
V94 XF67**

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**OFFICE USE ONLY**

Ref. No. \_\_\_\_\_

Date Received \_\_\_\_\_

Fee Received \_\_\_\_\_

Date Due \_\_\_\_\_

\*\*\*\*\*



562450 mE, 656190 mN  
Date Printed: 09/04/2025

Creation Date: 9 April 2025 15:04:57

Application Number: P2025LR046439H

562770 mE, 656450 mN



Clárúchán, Luacháil,  
Suirbhéireacht  
Registration, Valuation,  
Surveying

Folio: LK15405F

This map should be read in conjunction with the folio.

Tailte Éireann (TÉ) Registration mapping is based on TÉ Surveying mapping. Where TÉ Registration maps are printed at a scale that is larger than the TÉ Surveying scale, accuracy is limited to that of the TÉ Surveying map scale.

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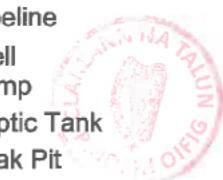
This map incorporates TÉ Surveying map data under licence from TÉ. Copyright © Tailte Éireann and Government of Ireland.

(centre-line of parcel(s) edged)

- Freehold
- Leasehold
- SubLeasehold

Burdens (may not all be represented on map)

- Right of Way / Wayleave
- Turbaries
- Pipeline
- Well
- Pump
- Septic Tank
- Soak Pit



A full list of burdens and their symbology can be found at: [www.landdirect.ie](http://www.landdirect.ie)

**Tailte Éireann Registration operates a non-conclusive boundary system. The TÉ Registration map identifies properties not boundaries meaning neither the description of land in a folio nor its identification by reference to a TÉ Registration map is conclusive as to the boundaries or extent. (see Section 85 of the Registration of Title Act, 1964). As inserted by Section 62 of the Registration of Deed and Title Act 2006.**

1:1000 Scale



Page 6 of 6

LIMERICK CITY & COUNTY COUNCIL  
CASH OFFICE  
CIVIC OFFICES  
DOORADOYLE  
CO LIMERICK

28/04/2026 12:35:18

Receipt No./  
Uimhir Admhála LA25/025176900

RICHIE & EILIS MURRAY  
37 MONALEEN PARK  
CASTLETROY  
LIMERICK

EXEMPTION CERTIFICATES	
GOODS	80.00
VAT Exempt/Non-vatable	

Total/Iomlán : 80.00 EUR

Tendered/Tairgthe	
Postal Order	80.00

Change/Sóiniseáil	0.00
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Issued By/  
Eisithe ag : Patricia O'Neill  
From/O : CASH OFFICE HQ  
Vat reg No./Cláruimhir CBL: 3267368TH

**Report on application under Section 5 of the Planning and Development Act 2000 (as amended)**

**Reference no.** EC-102-25

**Name and Address of Applicant:** Richie & Éilís Murray  
37 Monaleen Park  
Castletroy  
Co. Limerick

**Agent:** Quilter Insulation  
Irremore  
Listowel  
Co. Kerry

**Location:** 37 Monaleen Park  
Castletroy  
Co. Limerick

**Description of Site and Surroundings:**

The site contains a detached dwelling located in a row of dwellings of the same red bricked fronted finish with plastered side and rear elevations at 37 Monaleen Park, Castletroy Co Limerick.

**Zoning:**

The site is zoned 'Existing Residential' in the Limerick Development Plan 2022-2028.

**Objective:** To provide for residential development, protect and improve existing residential amenity.

**Purpose:** This zone is intended primarily for established housing areas. Existing residential amenity will be protected while allowing appropriate infill development. The quality of the zone will be enhanced with associated open space, community uses and where an acceptable standard of amenity can be maintained, a limited range of other uses that support the overall residential function of the area, such as schools, crèches, doctor's surgeries, playing fields etc.

**Proposal:**

This is an application requesting a Section 5 Declaration on whether the following works are or are not development or are or not exempted development:

- o External insulation Brick Section Front of house- same render finish as all other houses in estate

This Section 5 declaration includes the following:

- Application Form
- Site location Map
- Land Registry Folio Details

**Planning History:**

N/A

**Enforcement History**

N/A

**Assessment**

Consideration as to whether a development constitutes exempted development or not is governed by Sections 4 and 5 of the Planning and Development Act 2000 (as amended) and Articles 5, 6, 7, 8, 9, 10 and 11 of the Planning and Development Regulations 2001 (as amended).

**Is the proposal development?**

**Section 2(1)** in this Act, except where otherwise requires –

‘works’ includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal.

‘structure’ as any building, structure, excavation, or other thing constructed or made on, in or under any land, or part of a structure so defined, and –

(a) Where the context so admits, includes the land on, in or under which the structure is situated.

**Section 3(1)** defines ‘development’ as ‘the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land’.

The proposed development on site, comprising the installation of external wall insulation 110mm thick on the front elevation of a two storey terraced dwelling constitutes 'works' and 'development'.

### **Is the proposal exempted development?**

The proposed installation of external insulation on a dwelling will be assessed under Section 4 (1) (h) of the Planning and Development Act 2000 (as amended) which is as follows:

### **Section 4 (1) (h) of the Planning and Development Act 2000 (as amended)**

Exempted development – “*development consisting of the carrying out of works for the maintenance, improvement or other alteration of any structure, being works which affect only the interior of the structure or which do not materially affect the external appearance of the structure so as to render the appearance inconsistent with the character of the structure or of neighbouring structures*”.

Following a site inspection conducted on the 23<sup>rd</sup> of May 2025, it was observed that the subject dwelling is located on a row of detached two storey dwellings in Monaleen Park, Castletroy. All of the houses have red brick front elevations with render finished side and rear elevations. As no plans or drawings have been submitted it is unclear whether the development will result in a material alteration to the appearance of the dwelling or to the streetscape. The applicant should be requested to submit elevation drawings to include details of the existing and proposed elevation finishes, details of the proposed insulations materials and the proposed colour scheme.

### **Article 9 Restrictions**

The proposed development is not restricted by any of the restrictions in Article 9 of the Planning and Development Regulations 2001 (as amended).

### **Appropriate Assessment**

An AA Screening examination was carried out by Limerick City & County Council (see appendix 1). Overall it is considered that the development as proposed should not exercise a significant effect on the conservation status of any SAC or SPA as there are no source-pathway-receptors and the site does not directly encroach on any Natura 2000 European Sites. Therefore, an Appropriate Assessment is not necessary (See appendix 1 for AA Screening Form).

### **Environmental Impact Assessment**

An EIA Screening examination was carried out by Limerick City and County Council (see Appendix 2). Based on a preliminary examination of the proposal there is no real likelihood of significant effects on the environment and EIA is not required.

### **Conclusion/Recommendation**

It is recommended further information is requested in relation to the following:

Insufficient information has been submitted to allow the Planning Authority to determine whether the proposed development detailed on the application submitted is considered to be within the scope of Section 4 (1) (h) of the Planning and Development Act 2000 (as amended).

Submit dimensioned drawings to demonstrate the following:

(a) Elevation drawings of the house containing details of the existing and proposed materials finish, specification details of the proposed insulation material and the proposed colour scheme

Mary O'Malley

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Mary O'Malley

Executive Planner

Date: 23/05/25

Agreed B. Henn

Barry Henn, SEP

Date: 23/05/2025

## Appendix 1: AA PN01 Screening Form

### STEP 1: Description of the project/proposal and local site characteristics:

1. File Reference No:	EC/037/25
2. Brief description of the project or plan:	A section 5 declaration application on whether the External insulation Brick Section Front of house- same render finish as all other houses in estate is or is not development and is or is not exempted development.
3. Brief description of site characteristics:	Suburban residential site
4. Relevant prescribed bodies consulted: e.g. DHLGH (NPWS), EPA, OPW	N/A
5. Response to consultation:	N/A

### STEP 2: Identification of relevant Natura 2000 sites using Source-Pathway-Receptor model and compilation of information on Qualifying Interests and conservation objectives.

European Site (code)	List of Qualifying Interest/Special Conservation Interest <sup>1</sup>	Distance from proposed development <sup>2</sup> (km)	Connections (Source-Pathway-Receptors)	Considered further in screening Y/N
002165 – Lower River Shannon SAC	<a href="https://www.npws.ie/protected-sites/sac/002165">https://www.npws.ie/protected-sites/sac/002165</a>	1.7	None	No
004077 - River Shannon and River Fergus Estuaries SPA	<a href="https://www.npws.ie/protected-sites/sac/004077">https://www.npws.ie/protected-sites/sac/004077</a>	5.5km	None	No

### STEP 3: Assessment of Likely Significant Effects

Identify all potential direct and indirect impacts that may have an effect on the conservation objectives of a European site, taking into account the size and scale of the project under the following headings:

Impacts:	Possible Significance of Impacts: (duration/Magnitude etc)
Construction phase e.g <ul style="list-style-type: none"> <li>Vegetation clearance</li> <li>Demolition</li> </ul>	Minor works to elevations of house.

<ul style="list-style-type: none"> <li>• Surface water runoff from soil excavation/infill/landscaping (including borrow pits)</li> <li>• Dust, noise, vibration</li> <li>• Lighting disturbance</li> <li>• Impact on groundwater/dewatering</li> <li>• Storage of excavated/construction materials</li> <li>• Access to site</li> <li>• Pests</li> </ul>	
<b>Operation phase e.g.</b>	Minor works to elevations of house.
<ul style="list-style-type: none"> <li>• Direct emission to air and water</li> <li>• Surface water runoff containing contaminant or sediment</li> <li>• Lighting disturbance</li> <li>• Noise/vibration</li> <li>• Changes to water/groundwater due to drainage or abstraction</li> <li>• Presence of people, vehicles and activities</li> <li>• Physical presence of structures (e.g collision risk)</li> <li>• Potential for accidents or incidents</li> </ul>	
<b>In-combination/Other</b>	None, given the level of development in the area.
<b>2. Describe any likely changes to the European site:</b>	
Examples of the type of changes to give consideration to include: <ul style="list-style-type: none"> <li>• Reduction or fragmentation of habitat area</li> <li>• Disturbance to QI species</li> <li>• Habitat or species fragmentation</li> <li>• Reduction or fragmentation in species density</li> <li>• Changes in key indicators of conservation status value (water or air quality etc)</li> <li>• Changes to areas of sensitivity or threats to QI</li> <li>• Interference with the key relationships that define the structure or ecological function of the site</li> </ul>	None, given nature of works proposed and distance to Natura 2000 sites.
<b>3. (Are 'mitigation' measures necessary to reach a conclusion that likely significant effects can be ruled out at screening?</b>	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

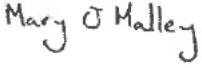
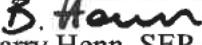
#### **STEP 4: Screening Determination Statement**

##### **The assessment of significance of effects:**

Describe how the proposed development (alone or in-combination is/is not likely to have significant effects on European site (s) in view of its conservation objectives

On the basis of the information submitted, which is considered adequate to undertake a screening determination it is concluded that the proposed development, individually or in-combination with other plans or projects, would not be likely to have a significant effect on the above listed European sites or any other European site, in view of the said sites' conservation objectives.

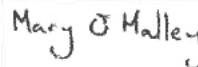
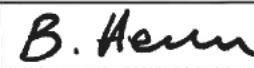
**Conclusion:** An appropriate assessment is not required.

	Tick as appropriate:	Recommendation:
It is clear that there <b>is no likelihood</b> of significant effects on a European Site	<input type="checkbox"/>	The proposal can be screened out: Appropriate Assessment not required.
It is <b>uncertain</b> whether the proposal will have a significant effect on a European Site	<input checked="" type="checkbox"/>	<input type="checkbox"/> Request further information to complete screening <input type="checkbox"/> Request NIS <input type="checkbox"/> Refuse planning permission
<b>Significant effects are likely</b>	<input type="checkbox"/>	<input type="checkbox"/> Request NIS <input type="checkbox"/> Refuse planning permission
<b>Signature and Date of Recommending Officer:</b>	 Mary O Malley, Executive Planner 23/05/2025	
<b>Signature and Date of the Decision Maker:</b>	 Barry Henn, SEP. 23/05/2025	

## Appendix 2- EIA Screening examination

### Establishing if the proposal is a 'sub-threshold development':

Planning Register Reference:	EC/102/25
Development Summary:	A section 5 declaration application on whether the Remove existing rear annex and construction of new rear extension 28.55 sq.m and new front porch 1.95sq.m is or is not development and is or is not exempted development.
Was a Screening Determination carried out under Section 176A-C?	<p>Yes, no further actions required</p> <p>X No, proceed to Part A</p>
<b>A. Schedule 5 Part 1 - Does the development comprise a project listed in Schedule 5, Part 1, of the Planning and Development Regulations 2001 (as amended)?</b> (Tick as appropriate)	
<p>Yes specify class here:</p> <p><input type="checkbox"/> Yes the project is listed in Schedule 5, Part 2 and meets/exceeds the threshold, specify class (including threshold):            [specify class &amp; threshold here]</p> <p>X No</p>	
<b>B. Schedule 5 Part 2 - Does the development comprise a project listed in Schedule 5, Part 2, of the Planning and Development Regulations 2001 (as amended) and does it meet/exceed the thresholds?</b> (Tick as appropriate)	
<p>X - No, the development is not a project listed in Schedule 5, Part 2</p> <p><input type="checkbox"/> Yes the project is of a type listed <b>but is sub-threshold</b>:</p>	
<b>C. If Yes, has Schedule 7A information/screening report been submitted?</b>	
<p><input type="checkbox"/> Yes, Schedule 7A information/screening report has been submitted by the applicant</p> <p>X No, Schedule 7A information/screening report has not been submitted by the applicant</p>	

Signature and Date of Recommending Officer:	 <hr/> Mary O'Malley, Executive Planner 23/05/2025
Signature and Date of the Decision Maker:	 <hr/> Barry Henn, SEP 23/05/2025



Comhairle Cathrach  
& Contae Luimnígh  
**Limerick City**  
& County Council

Pleanáil, agus Cruthú Áite  
Comhairle Cathrach agus Contae Luimnígh  
Bothar Thuar an Daill  
Tuar an Daill, Luimneach  
V94 WV78

Planning and Place-Making  
Limerick City and County Council  
Dooradoyle Road  
Dooradoyle, Limerick  
V94 WV78

## PLANNING & PLACE-MAKING

### REG POST:

**EC/102/25/BH/KC**

**23 May 2025**

**Richie & Éilís Murray**  
**37 Monaleen Park**  
**Castletroy**  
**Co. Limerick**

### RE: Declaration under Section 5

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Dear Sir/Madam,

I refer to the above Section 5 Application you are hereby requested to submit following further information:

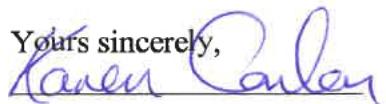
- Elevation drawings of the house containing details of the existing and proposed materials finish, specification details of the proposed insulation material and the proposed colour scheme

Your application will not be further processed until confirmation of the above is received. A complete response should be submitted.

I hereby give you notice that the statutory period of three weeks during which the Planning Authority is required to give a decision will date from the receipt of a satisfactory response to the notice seeking further information.

**Please quote your planning reference number on all correspondence EC/102/25.**

Yours sincerely,



**(for) Senior Planner,  
Development Management**

Tuar an Daill, Luimneach  
Dooradoyle, Limerick

✉ customerservices@limerick.ie  
🌐 www.limerick.ie  
🐦 @LimerickCouncil  
📞 061 - 556 000



**IRISH AGRÉMENT BOARD  
CERTIFICATE NO. 19/0411**

Reatherm Ltd,  
Irremore,  
Listowel,  
Co. Kerry.  
M: 087 6327906  
E: [reatherms@gmail.com](mailto:reatherms@gmail.com)

## MAJSTERPOL External Insulation Systems

**Système d'isolation pour murs extérieurs  
Wärmedämmung für Außen-wand**

**NSAI Agrément (Irish Agrément Board)** is designated by Government to issue European Technical Approvals. NSAI Agrément Certificates establish proof that the certified products are '**proper materials**' suitable for their intended use under Irish site conditions, and in accordance with the **Building Regulations 1997 to 2019**.



### PRODUCT DESCRIPTION:

This Certificate relates to the MAJSTERPOL External Insulation Systems. The systems are comprised of:

- Surface preparation of masonry or concrete substrate;
- Full system beads and render only beads;
- Insulation boards (expanded polystyrene, mineral wool);
- Base coat with reinforcement;
- Decorative finishes (mineral, silicone, silicate, acrylic);
- Mechanical fixings;
- Adhesive fixings;
- Weather tight joints;
- Movement joints;
- Provision for limiting cold bridging at external junctions in compliance with Acceptable Construction Details published by the DPLG.
- Provision for fire stopping at external compartment walls and floors.

MAJSTER-POL is responsible for the manufacture and supply of all components to approved specifications.

MAJSTER-POL has appointed Reatherm Ltd as their distribution partner in Ireland.

The system is designed by Reatherm Ltd on a project specific basis in accordance with an approved design process.

The installation of the system is carried out by installers who have been trained by Reatherm Ltd, and who are approved by Reatherm Ltd and NSAI Agrément to install the system. Applicators must adhere to strict installation guidelines as specified by Reatherm Ltd.

This Certificate certifies compliance with the requirements of the Building Regulations 1997 to 2019.

**USE**

MAJSTERPOL External Insulation Systems are for the external insulation of existing concrete or masonry dwellings.

The MAJSTERPOL External Insulation Systems are suitable for use up to a maximum of six storeys (18m) in height in purpose groups 1(a), 1(c), 1(d), 2(a), 2(b), 3, 4(a) and 4(b), and for use up to a maximum of five storeys (15 metres) in height in purpose group 1(b), as defined in TGD to Part B of the Building Regulations 1997 to 2019.

The systems have not been assessed for use with timber frame or steel frame construction, or for new dwellings.

**MANUFACTURE, DESIGN & MARKETING:**

The system is designed and manufactured by:

MAJSTER-POL,  
Mienia 291,  
05-319 Ceglów,  
Poland.

Project specific design, technical support, sales, and applicator approval are performed by:

Reatherm Ltd,  
Irremore,  
Listowel,  
Co. Kerry.  
M: 087 6327906  
E: [reatherms@gmail.com](mailto:reatherms@gmail.com)

**1.1 ASSESSMENT**

The external insulation systems included in this Certificate, which have been tested in accordance with the requirements of ETAG 004 (ref. ETA 11/0183, 14/0238, and 16/0861), have been assessed against the specific requirements of the Irish Building Regulations, including method of installation, approval and training of installers, and maintenance requirements of the installed system.

In the opinion of NSAI Agrément, MAJSTERPOL External Insulation Systems, when installed by Reatherm Ltd trained and approved contractors registered with NSAI, in accordance with this Certificate and Reatherm Ltd specific design, can meet the requirements of the Building Regulations 1997 to 2019, as indicated in Section 1.2 of this Agrément Certificate.

**1.2 BUILDING REGULATIONS 1997 to 2019****REQUIREMENTS:****Part D – Materials and Workmanship****D3 – Proper Materials**

MAJSTERPOL External Insulation Systems, as certified in this Certificate, are comprised of 'proper materials' fit for their intended use.

**D1 – Materials & Workmanship**

MAJSTERPOL External Insulation Systems, as certified in this Certificate, meet the requirements for workmanship.

**Part A - Structure****A1 – Loading**

MAJSTERPOL External Insulation Systems, once appropriately designed and installed in accordance with this Certificate, have adequate strength and stability to meet the requirements of this Regulation.

**A2 – Ground Movement**

MAJSTERPOL External Insulation Systems can be incorporated into structures that will meet this requirement.

**Part B – Fire Safety****B4 – External Fire Spread****Part B Vol 2 – Fire Safety****B9 – External Fire Spread**

MAJSTERPOL External Insulation Systems can be incorporated into structures that will meet this requirement.

**Part C – Site Preparation and Resistance to Moisture****C4 – Resistance to Weather and Ground Moisture**

External walls have adequate weather resistance in all exposures to prevent the passage of moisture from the external atmosphere into the building.

**Part F – Ventilation****F2 – Condensation in Roofs**

The systems as certified can be incorporated into structures that will meet the requirements of this Regulation.

**Part J – Heat Producing Appliances****J3 – Protection of Building**

When MAJSTERPOL External Insulation Systems are used in accordance with this Certificate, wall lining, insulation and separation distances meet this requirement.

**Part L – Conservation of Fuel and Energy****L1 – Conservation of Fuel and Energy**

The walls of MAJSTERPOL External Insulation Systems can be readily designed to incorporate the required thickness of insulation onto existing buildings to meet the Elemental Heat Loss method calculations for walls as recommended in TGD to Part L of the Building Regulations 1997 to 2019.

**L2 – Conservation of Fuel and Energy**

At interface junctions at windows and at junctions between elements, the MAJSTERPOL system installation details have been assessed, and when installed in accordance with this Certificate and the Certificate holder's approved installation details, excessive heat losses and local condensation problems associated with thermal bridging will be avoided.

## 2.1 PRODUCT DESCRIPTION

Table 1a and 1b list the full components of the MAJSTERPOL External Insulation Systems.

The systems can be applied on a variety of existing vertical external surfaces such as brick or rendered masonry walls. They can also be fixed on surfaces of horizontal or tilted concrete structural elements provided that they are not directly exposed to precipitation. These may include ceilings over passageways, internal walls and roofs (on the ceiling side) of garages or cellars adjacent to heated rooms.

The substrate on which MAJSTERPOL External Insulation Systems will be used must have a reaction to fire class A1 or A2-s1 d0 in accordance with I.S. EN 13501-1.

## 2.2 MANUFACTURE, SUPPLY AND INSTALLATION

MAJSTER-POL is responsible for the manufacture of all components to approved specifications. MAJSTER-POL has appointed Reatherm Ltd as distribution partner in Ireland, with responsibility for:

- Project specific design in accordance with approved design process;
- Preliminary project assessment incorporating wind load calculations, U-value calculations, condensation risk analysis, impact resistance, substrate suitability and pull-out testing of fixings;
- Training, monitoring and review of licensed applicators in accordance with approved training and assessment procedures;
- Product supply and documentation control;
- Technical support and installation supervision;
- Sales and marketing.

The installation of MAJSTERPOL External Insulation Systems is carried out by Reatherm Ltd trained and approved installers in accordance with Reatherm Ltd project specific specifications and method statements. Installers must also be approved and registered by NSAI Agrément under the NSAI Agrément External Thermal Insulating Composite Systems (ETICS) Approval Scheme.

### 2.2.1 Quality Control

The manufacturer operates a quality management system, and a quality plan is in place for system manufacture, system design and system installation.

## 2.3 DELIVERY, STORAGE AND HANDLING

The insulation is delivered to site in packs. Each pack is marked with the manufacturer's details, product identification marks and batch numbers. See Table 1a and 1b for the designation code that must be included on the insulation identification label.

Each container for other components, e.g. renders, adhesives etc., bears the manufacturer's and the product's identification marks and batch number, and the NSAI Agrément logo incorporating the Certificate number.

Insulation should be stored on a firm, clean, dry and level base, which is off the ground. The insulation should be protected from prolonged exposure to sunlight by storing opened packs under cover in dry conditions or by re-covering with opaque polythene sheeting. Care must be taken when handling the insulation boards, to avoid damage and contact with solvents or bitumen products. The boards must not be exposed to ignition sources.

Mesh-cloth, primers, renders, paints, texture synthetic finish coatings and sealants should be stored in accordance with the manufacturer's instructions, in dry conditions, at the required storage temperatures. They should be used within the stated shelf life.

## 2.4 INSTALLATION

### 2.4.1 Approved Installers

Installation shall be carried out by Reatherm Ltd trained applicators who are registered with NSAI Agrément.

### 2.4.2 General

Reatherm Ltd prepare a site package for each project, in accordance with the NSAI Agrément ETICS Approval Scheme. Deviations must be approved by a Reatherm Ltd technical representative. Reatherm Ltd technical representatives will visit each site on a regular basis to ensure that work is carried out in accordance with the project specific site package, including the Certificate holder's installation manual. Reatherm Ltd guarantee and home owner's manual will be issued on successful completion and sign-off of completed projects.

Mineral wool batts and lamella fire stop must be protected from moisture prior to and during installation. It may be necessary to remove and replace any unsuitable/wet material.

External works that leave the external appearance of the building inconsistent with neighbouring buildings may require planning permission. The status of this requirement should be checked with the local planning authority as required.

To maximise thermal performance, reference should be made to the requirements of Section 2 of the Acceptable Construction Details document (ACD).

#### **2.4.3 Site Survey and Preliminary Work**

A comprehensive pre-installation site survey of the property shall be carried out in accordance with the NSAI Agrément ETICS Approval Scheme.

The substrate must be free of water repellents, dust, dirt, efflorescence and other harmful contaminants or materials that may interfere with the adhesive bond. Remove projecting mortar or concrete parts mechanically as required. Where the substrate contains dash, it must be levelled as much as possible with a layer of adhesive base coat prior to the application of the insulation boards/batts.

Where discrepancies exist preventing installation of the system in accordance with this Certificate and the Certificate holder's instructions, these discrepancies must be discussed with the Certificate holder and a solution implemented with the approval of the Certificate holder.

#### **2.4.4 Procedure**

The systems must be installed in accordance with the Certificate holder's instructions. Key points include:

- Weather conditions must be monitored to ensure correct application and curing conditions. Renders (adhesives, base coats, primers, finish coats) must not be applied if the temperature is below 5°C or above 25°C at the time of application. In addition, cementitious-based renders must not be applied if the temperature will be below 0°C at any time during 72 hours after application; cement-free, synthetic-resin and silicone-resin plasters must not be applied if the temperature will be below 5°C at any time during 72 hours after application; silicate plasters must not be applied if the temperature will be below 8°C at any time during 72 hours after application.
- Until fully cured, the coatings must be protected from rapid drying, precipitation, direct sunlight and strong wind.
- To avoid thermal bridging, ensure a tight adhesive free joint connection between adjacent insulation boards. Foam filler approved by the Certificate holder may be used for filling gaps up to 5mm. Larger gaps should be avoided, where larger gaps greater than 5mm cannot be practically avoided these gaps

shall be filled with ETICS insulation material cut to size and sufficiently fixed to substrate.

- Window and door reveals should, where practicable, be insulated to minimise the effects of cold bridging in accordance with the recommendations of the Acceptable Construction Details Document published by the DHPLG, Detail 2.21, to achieve a minimum R-value of 0.6m<sup>2</sup>K/W. Ideally windows should be moved forward to the plane of the external insulation to limit the effects of thermal bridging at the reveal. Where clearance is limited, strips of approved insulation should be installed to suit available margins and details recorded as detailed in Section 4.5 of this Certificate.
- Refer to the Certificate holder's instructions and the project specific site package regarding the installation method and location of the SS fixings through the reinforcing mesh where fire stops have been installed. Additional layers of mesh are also applied at these locations. Stainless steel fire fixings to be provided at a rate of one per square metre above two stories. The fixing design should take account of the extra duty required under fire conditions.
- Purpose-made powder coated aluminium and glass-fibre reinforced concrete window sills are installed in accordance with the Certificate holder's instructions. These sills incorporate an insulation board fixed between them and the existing sill to limit the effects of thermal bridging. They are designed to prevent water ingress and incorporate drips to shed water clear of the system.
- All necessary post-application inspections should be performed and the homeowner's manual completed and handed over to the homeowner accordingly.

Components		Coverage (kg/m <sup>2</sup> )	Thickness (mm)
<b>Insulation</b>	<b>Expanded Polystyrene Insulation Board</b> EPS-EN13163-T1-L2-W2-S2-P5-DS(70,-)1-DS(N)2-TR100-SS20-GM1000, Reaction to fire Class E, Declared thermal conductivity ( $\lambda_{90/90}$ ) 0.031W/mK for graphite enhanced, diffusion factor ( $\mu$ ) 20 to 70, apparent density $\leq$ 25kg/m <sup>3</sup>	-	50 - 300
<b>Adhesives</b>	<b>STYROLEP K</b> Portland cement and special fine additives requiring addition of water 0.25 l/kg; minimum bonded surface 40% <b>STYROLEP Z</b> Portland cement and special fine additives requiring addition of water 0.25 l/kg; minimum bonded surface 30%	3.0 to 4.5 (dry)	-
<b>Plinth Insulation (Below DPC)</b>	<b>Extruded Polystyrene Insulation (XPS)</b> XPS-EN 13164 CFC/HCFC-free, Fire Class 3	-	30 - 200
<b>Anchors</b>	Anchors (supplementary mechanical fixings) issued according to ETAG 014	-	-
<b>Base Coats</b>	<b>STYROLEP Z</b> Portland cement and special fine additives requiring addition of water 0.25 l/kg; minimum bonded surface 30% <b>STYROLEP Z BIAŁY</b> Portland cement and special fine additives requiring addition of water 0.25 l/kg	3.0 to 4.5 (dry)	3.0
<b>Reinforcement</b>	Standard glass fibre mesh: <b>AKE 145 A</b> <b>TG-22</b> <b>Artikel 03-43</b> <b>122</b> <b>117S</b> <b>Fiberglass Fabrics FF 145</b> <b>Fiberglass Fabrics FF 160</b>	-	-
<b>Key Coats</b>	<b>MAJSTERGRUNT PODTYNKOWY AKRYLOWNY</b> To be used with mineral/acrylic binder finishing coats; pigmented ready to use liquid <b>MAJSTERGRUNT PODTYNKOWY SILIKATOWY</b> To be used with silicate binder finishing coats; pigmented ready to use liquid <b>MAJSTERGRUNT PODTYNKOWY SILIKONOWY</b> To be used with silicone binder finishing coats; pigmented ready to use liquid <b>MASTER BRICK GROUND</b> To be used with MASTER BRICK; pigmented ready to use liquid	0.25 0.25 0.25 0.25 - 0.30	0.05 - 0.10
<b>Finishing Coats</b>	Cement based powder requiring addition of water: <b>MAJSTERTYNK MINERALNY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm – requiring addition of 22% of water <b>MAJSTERTYNK MINERALNY BARANEK</b> Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm – requiring addition of 22% of water  <b>Note:</b> Mineral renderings shall always be used with finishing paint MAJSTERFARBA AKRYLOWA, MAJSTERFARBA SILIKATOWA, MAJSTERFARBA SILIKONOWA  Ready to use paste based on silicone binder: <b>MAJSTERTYNK SILIKONOWY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm <b>MAJSTERTYNK SILIKONOWY BARANEK</b> Floated structure – particle size 1.5; 1.5; 2.0; 2.5mm  Ready to use paste based on silicate binder: <b>MAJSTERTYNK SILIKATOWY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm <b>MAJSTERTYNK SILIKATOWY BARANEK</b> Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm	2.3 - 4.2 1.6 - 3.9  2.3 - 4.2 1.6 - 3.9  2.3 - 4.2 1.6 - 3.9	Regulated by particle size

**Table 1a: MAJSTERPOL Component Specification - EPS**

Components		Coverage (kg/m <sup>2</sup> )	Thickness (mm)
<b>Finishing Coats</b>	<p>Ready to use paste based on acrylic binder:</p> <p><b>MAJSTERTYNK AKRYLOWY KORNIK</b>  Ribbed structure – particle size 1.5; 2.0, 2.5; 3.0mm</p> <p><b>MAJSTERTYNK AKRYLOWY BARANEK</b>  Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm</p> <p><b>MAJSTERTTNK MOZAIKOWY</b>  Particle size fine, medium and coarse</p> <p><b>MASTER BRICK</b>  Floated structure – particle size 0.5mm</p> <p><b>Note:</b> MASTER BRICK shall always be used with finishing paint  MASTER TONE</p> <p>Ready to use paste based on silicone binder:</p> <p><b>MASTER POLI</b>  Floated structure – particle size 0.5mm</p>	2.3 – 4.2 1.6 – 3.9 3.0 – 5.0 1.6 – 1.8 1.2 – 1.5	
<b>Topcoat Finish</b>	<p><b>MAJSTERFARBA AKRYLOWA</b>  To be used with mineral finishing coats  Ready to use – pigmented styrene-acrylic dispersion</p> <p><b>MAJSTERFARBA SILIKATOWA</b>  To be used with mineral finishing coats  Ready to use – pigmented styrene-acrylic dispersion, potassium water glass</p> <p><b>MAJSTERFARBA SILIKONOWA</b>  To be used with mineral finishing coats  Ready to use – acrylic copolymer dispersion, silicone dispersion</p> <p><b>MASTER TONE</b>  To be used with MASTER BRICK  Ready to use – aqueous acrylic lacquer; the composition is water, acrylic binder, defoamer, preservative, thickener polyurethane</p>	0.2 – 0.3 (in two coats) 0.2 – 0.3 (in two coats) 0.2 – 0.3 (in two coats) 0.10 – 0.12 (in two coats)	0.05 – 0.10 0.05 – 0.10 0.05 – 0.10 0.10 – 0.15
<b>Ancillary Materials</b>	Ancillary materials in accordance with Clause 3.2.2.5 of ETAG 004. Remain under the manufacturer's responsibility.		

**Table 1a continued: MAJSTERPOL Component Specification - EPS**

Components		Coverage (kg/m <sup>2</sup> )	Thickness (mm)
<b>Insulation</b>	<b>Mineral Wool</b> MW-EN13162-T5-DS(70,90)-WS-WL(P)-MU1-TR80 (Lamella) or TR15 (MW board), Reaction to fire Class A1, apparent density ≤ 165kg/m <sup>3</sup> , Declared thermal conductivity ( $\lambda_{90/90}$ ) 0.036W/mK, diffusion factor ( $\mu$ ) 1	-	50 – not limited
<b>Adhesives</b>	<b>WEŁNOLEP K</b> Cement based powder requiring addition of water 0.25 l/kg; bonded surface 100% or 40%	4.0 to 5.0 (dry)	-
<b>Plinth Insulation (Below DPC)</b>	<b>Extruded Polystyrene Insulation (XPS)</b> XPS-EN 13164 CFC/HCFC-free, Fire Class 3	-	30 - 200
<b>Anchors</b>	Anchors (supplementary mechanical fixings) issued according to ETAG 014	-	-
<b>Base Coats</b>	<b>WEŁNOLEP Z</b> Cement based powder requiring addition of water 0.25 l/kg	3.0 to 4.0 (dry)	3.0
<b>Reinforcement</b>	Standard glass fibre mesh: <b>AKE 145 A</b> <b>TG-22</b>	-	-
<b>Key Coats</b>	<b>MAJSTERGRUNT PODTYNKOWY AKRYLOWY</b> To be used with mineral/acrylic binder finishing coats; pigmented ready to use liquid	0.20	
	<b>MAJSTERGRUNT PODTYNKOWY SILIKATOWY</b> To be used with silicate binder finishing coats; pigmented ready to use liquid	0.20	-
	<b>MAJSTERGRUNT PODTYNKOWY SILIKONOWY</b> To be used with silicone binder finishing coats; pigmented ready to use liquid	0.20	
<b>Finishing Coats</b>	Ready to use paste – based on silicate binder: <b>MAJSTERTYNK SILIKATOWY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm	2.3 – 4.2	
	<b>MAJSTERTYNK SILIKATOWY BARANEK</b> Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm	1.6 – 3.9	
	<b>MAJSTERTYNK Si-Si KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm	2.3 – 4.2	
	<b>MAJSTERTYNK Si-Si BARANEK</b> Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm	1.6 – 3.9	
	Ready to use paste – based on silicone binder: <b>MAJSTERTYNK SILIKONOWY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm	2.3 – 4.2	
	<b>MAJSTERTYNK SILIKONOWY BARANEK</b> Floated structure – particle size 1.5; 1.5; 2.0; 2.5mm	1.6 – 3.9	
	Cement based powder requiring addition of water: <b>MAJSTERTYNK MINERALNY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm Requiring addition of 24% of water	2.3 – 4.2	Regulated by particle size
	<b>MAJSTERTYNK MINERALNY BARANEK</b> Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm Requiring addition of 24% of water	1.6 – 3.9	
	<b>Note:</b> Mineral renderings shall always be used with finishing paint MAJSTERFARBA AKRYLOWA, MAJSTERFARBA SILIKATOWA, MAJSTERFARBA SILIKONOWA, MAJSTERFARBA Si-Si		
	Ready to use paste – based on acrylic binder: <b>MAJSTERTYNK AKRYLOWY KORNIK</b> Ribbed structure – particle size 1.5; 2.0; 2.5; 3.0mm	2.3 – 4.2	
	<b>MAJSTERTYNK AKRYLOWY BARANEK</b> Floated structure – particle size 1.0; 1.5; 2.0; 2.5mm	1.6 – 3.9	
	<b>MAJSTERTYNK MOZAIKOWY</b> Particle size fine, medium and coarse	3.0 – 5.0	

**Table 1b: MAJSTERPOL Component Specification - MW**

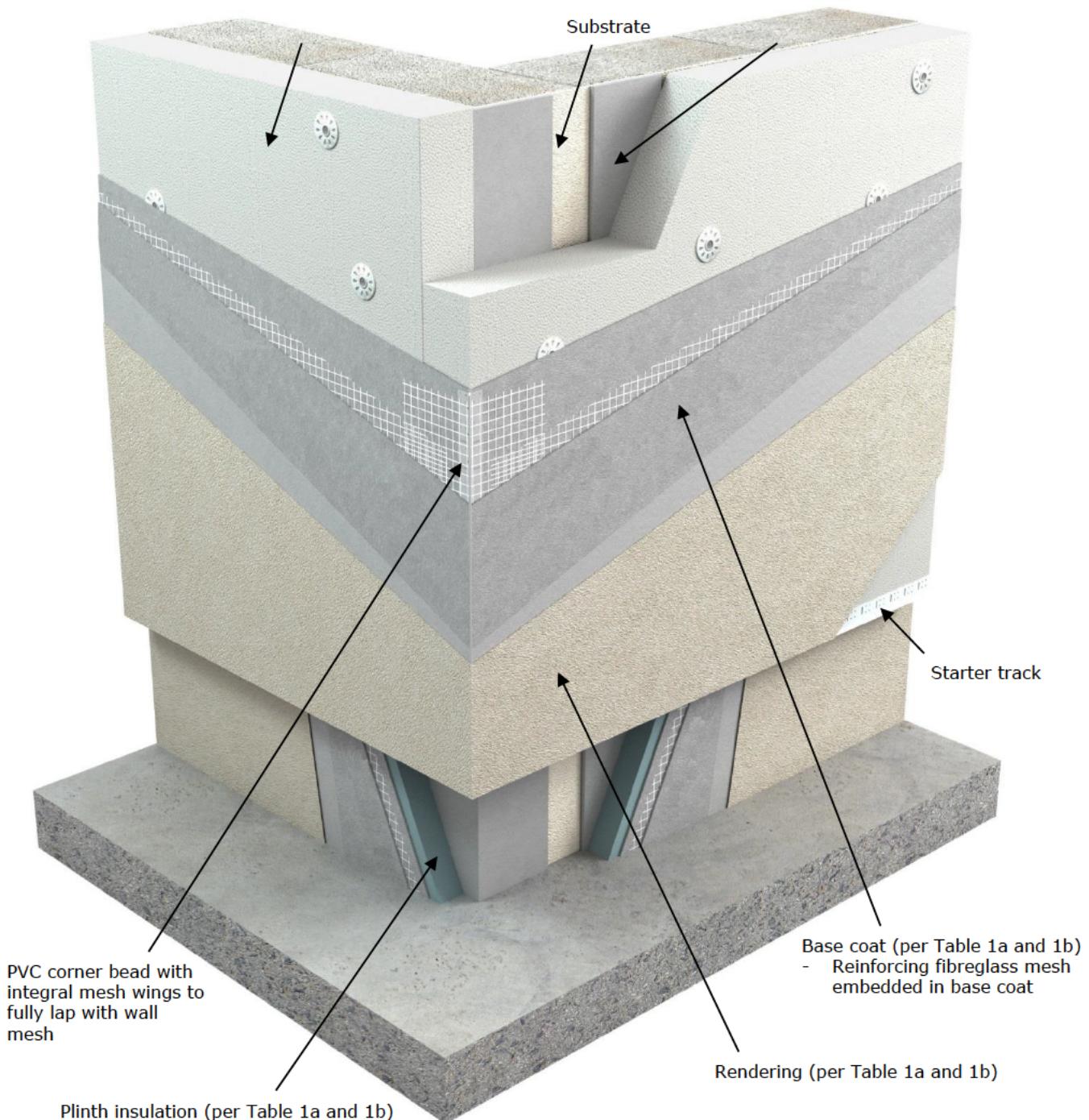
<b>Components</b>		<b>Coverage (kg/m<sup>2</sup>)</b>	<b>Thickness (mm)</b>
<b>Protective Paints</b>	<p><b>Note:</b> Mineral MAJSTERTYNK MINERLANY KORNIK and MAJSTERTYNK MINERALNY BARANEK shall always be used with paint.</p> <p><b>MAJSTERFARBA AKRYLOWA</b> To be used with mineral finishing coats Ready to use – pigmented styrene-acrylic dispersion</p> <p><b>MAJSTERFARBA SILIKATOWA</b> To be used with mineral finishing coats Ready to use – pigmented styrene-acrylic dispersion, potassium water glass</p> <p><b>MAJSTERFARBA SILIKONOWA</b> To be used with mineral finishing coats Ready to use – acrylic copolymer dispersion, silicone dispersion</p> <p><b>MAJSTERFARBA Si-Si</b> To be used with mineral finishing coats Ready to use – pigmented styrene-acrylic dispersion, silicone dispersion, potassium silicate solution</p>	0.2 – 0.3 (in two coats)	0.05 – 0.10
<b>Ancillary Materials</b>	Ancillary materials in accordance with Clause 3.2.2.5 of ETAG 004. Remain under the manufacturer's responsibility.		

**Table 1b continued: MAJSTERPOL Component Specification - MW**

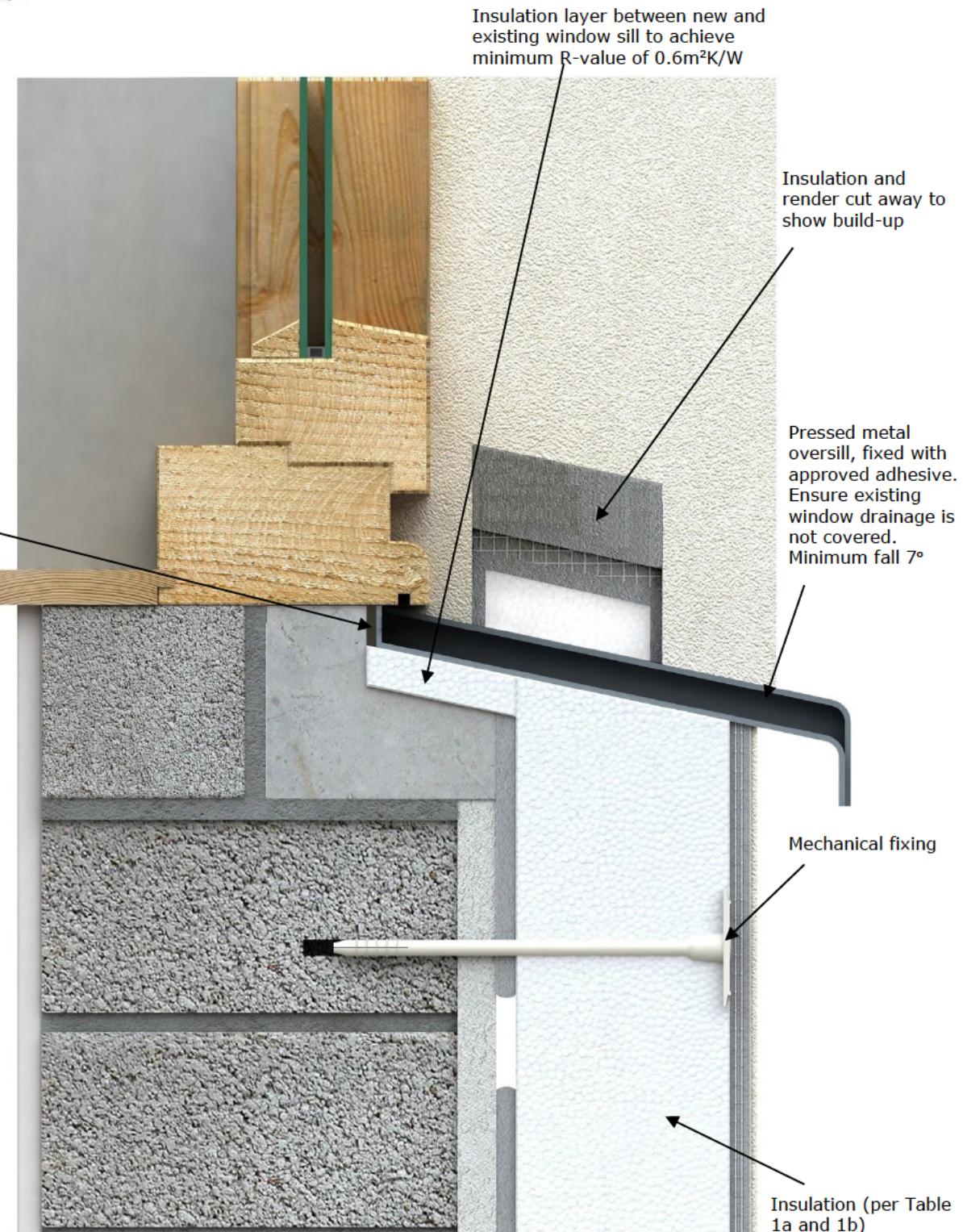
**Note:** EPS insulation is shown in the following details for illustrative purposes only. Full installation details for both MAJSTERPOL EPS and MAJSTERPOL MW Systems can be obtained from the certificate holder.

Insulation (per Table 1a and 1b)

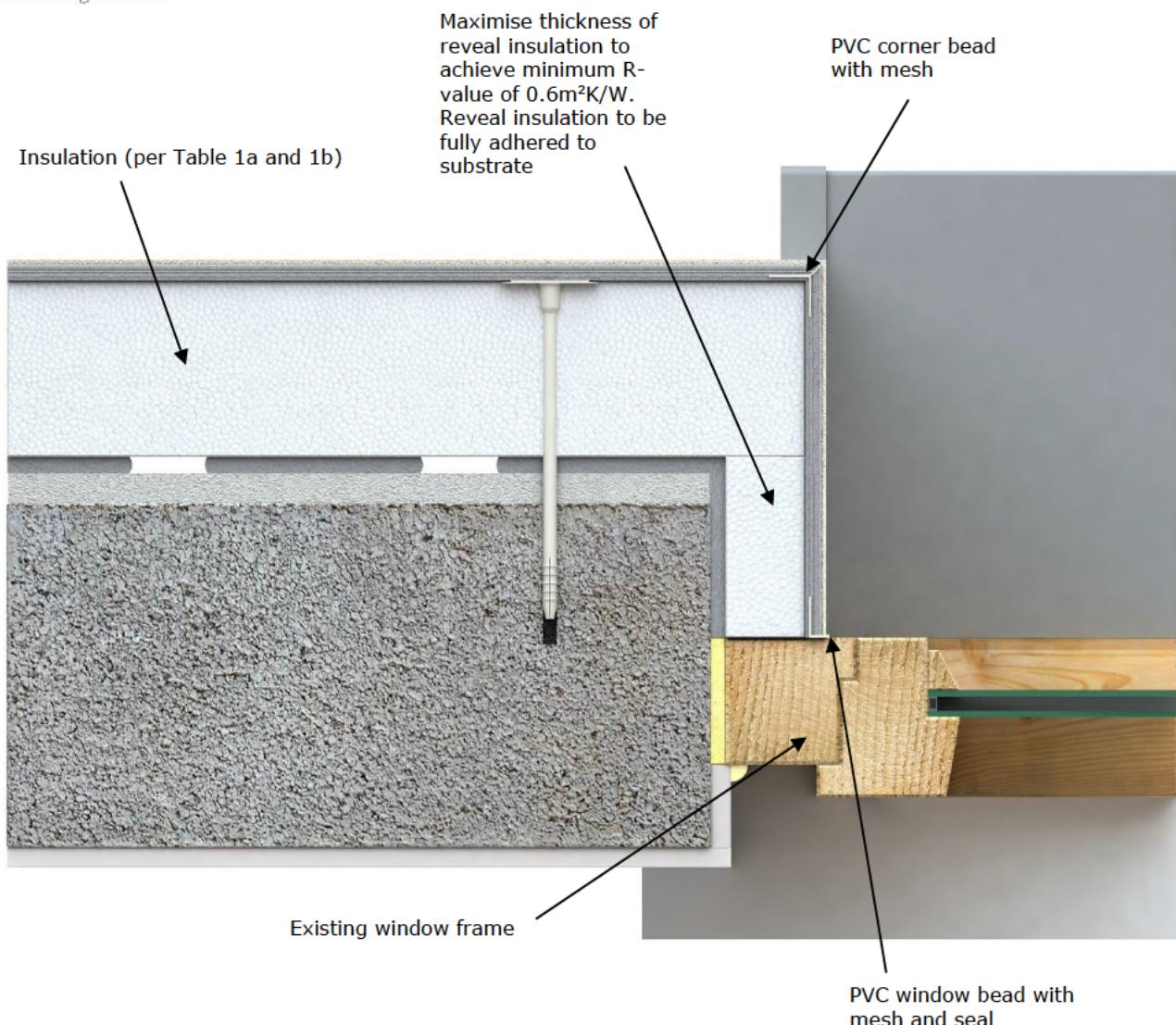
Adhesive layer (per Table 1a and 1b)



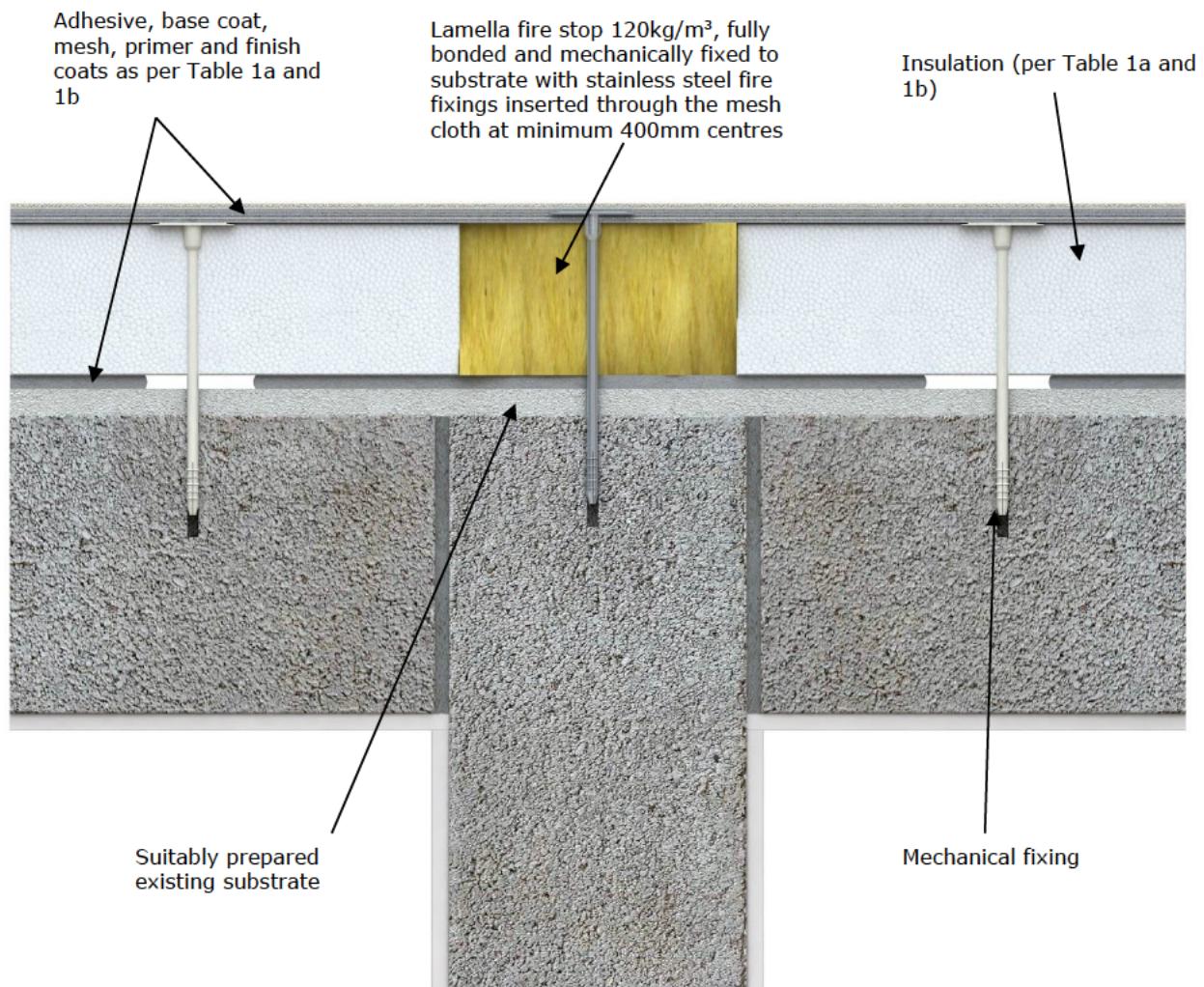
**Figure 1: Build-up of System Components**



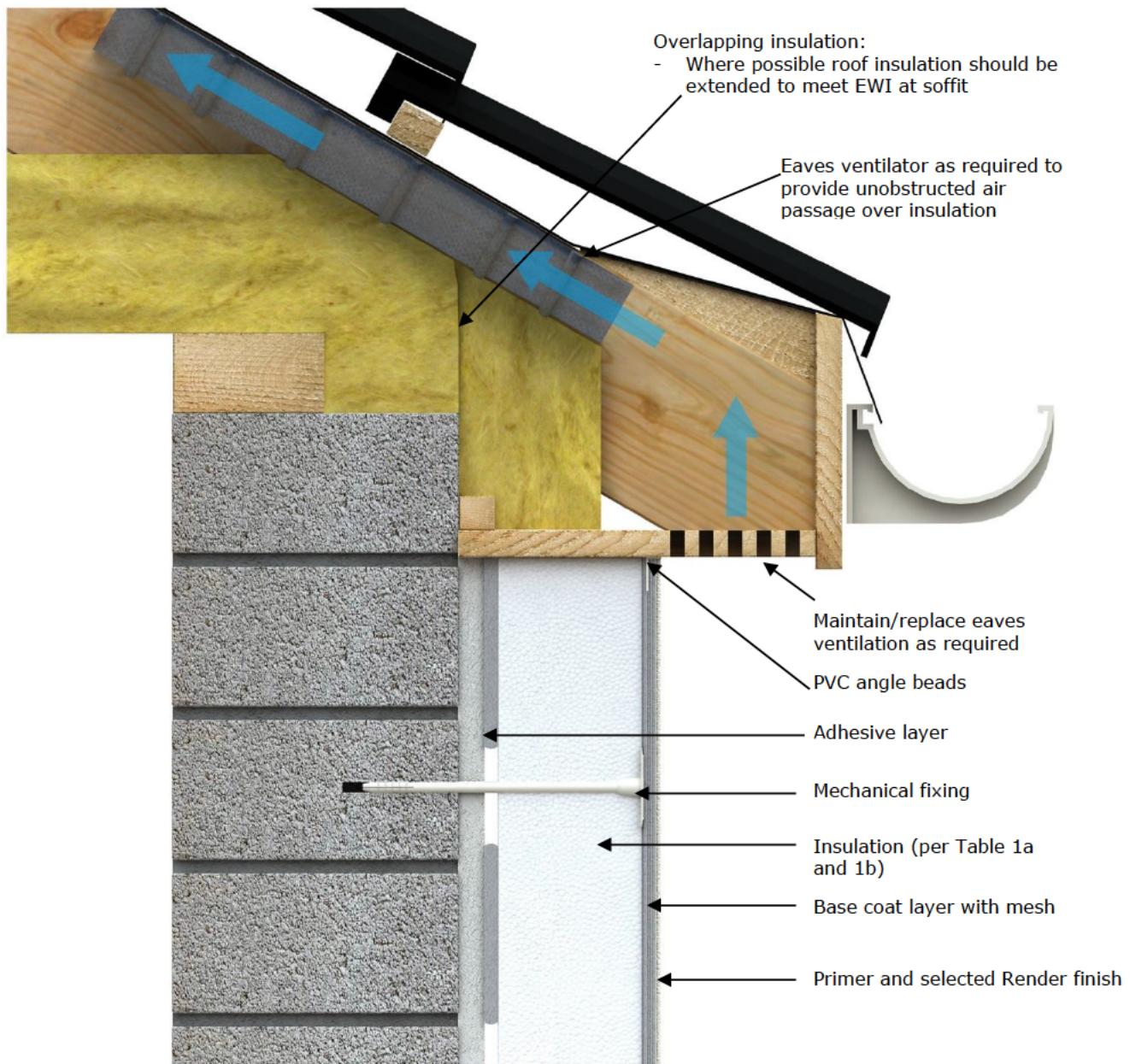
**Figure 2: Window Sill Detail**



**Figure 3: Window Reveal Detail**



**Figure 4: Fire Break Detail**



**Figure 5: Eaves Detail**

### 3. GENERAL

MAJSTERPOL External Insulation Systems are designed by Reatherm Ltd on a project specific basis. Where the external insulation system is being applied to improve the thermal performance of an existing building, Reatherm Ltd will assess the building and advise on how to maximise the benefits of the external insulation system for that building. The design will include for:

- a) The completion and recording of a site survey. For existing buildings, U-value calculations, pull-out resistance etc. should be based on the existing structure.
- b) Evaluation and preparation of substrate.
- c) Minimising risk of condensation in accordance with the recommendations of BS 5250<sup>[2]</sup>. This includes the use of approved detailing as shown in Figures 1 to 5 incorporating the requirements of SR 54<sup>[3]</sup> and, where possible, the Acceptable Construction Details published by DHPLG.
- d) Thermal insulation provision to Part L of the Building Regulations 1997 to 2019.
- e) Resistance to impact and abrasion.
- f) Resistance to thermal stresses.
- g) Resistance to wind loading.
- h) Design of fixings to withstand design wind loadings, using a safety factor of 3 (three) for mechanical fixings and a safety factor of 9 (nine) for adhesive. In addition, fixings around window and door openings shall be at a maximum of 300mm centres in each board or section of board so as to provide positive and robust restraint over the life of the system.
- i) The design for wind loading on buildings greater than 2 stories should be checked by a chartered engineer in accordance with Eurocode 1 I.S. EN 1991-1-4<sup>[4]</sup>.
- j) Design for fire resistance, fire spread and fire stopping, as defined in Section 4.2 and 4.3 of this Certificate.
- k) Design of a water management system to prevent ingress of water at movement joints, windows, doors, openings for services etc. Particular attention is required to ensure that window and sill design are coordinated to achieve a fully integrated design.
- l) Movement joints.
- m) A site specific maintenance programme for inclusion in the home owner's documentation.
- n) Durability requirements.

Detailing and construction must be to a high standard to prevent the ingress of water and to achieve the design thermal performance. Window details should be designed such that, where

possible, they can be removed and replaced from within the building, with best practice being to move the windows forward. Consideration should be given to maximising improvement of thermal insulation at window reveals, door openings etc. Adequate provision should be made at design and installation stage for the release of trapped moisture e.g. above window heads.

When designed and installed in accordance with this Certificate, the system will satisfy the wall elemental U-value and linear thermal transmittance requirements of Part L of the Building Regulations 1997 to 2019. The design shall include for the elimination/minimising of cold bridging at window and door reveals, eaves and at ground floor level in compliance with Acceptable Construction Details published by DHPLG.

The system is intended to improve the weather resistance of the external walls. Seals to windows and doors shall be provided in accordance with the project specific site plan and the Acceptable Construction Details. Care should be taken to ensure that any ventilation or drainage openings are not obstructed.

In areas where electric cables can come into contact with EPS, in accordance with good practice all PVC sheathed cables should be run through ducting or be re-routed. Domestic gas installations must not be adversely affected by the fitting of external insulation. If the external insulation has an impact on the gas service line/meter location, then Bord Gáis Networks must be contacted so that a suitable solution can be achieved. If altering a gas installation, a Registered Gas Installer (RGI) must be employed.

The durability of the render systems is influenced by the colour of the render used. Further information is available by contacting the Certificate holder.

In locations where frost heave is likely to occur, plinth XPS must be kept 10mm above ground level.

#### 3.2 MAJOR RENOVATION

As external insulation over 25% of the building envelope is classified as Major Renovation in TGD to Part L of the Building Regulations 1997 to 2019, attention should be paid to Section 2.3 of TGD to Part L 2019 where external insulation is undertaken as part of a deep retrofit installation.

## 4.1 STRENGTH AND STABILITY

### 4.1.1 Wind Loading

MAJSTERPOL External Insulation Systems can be designed to withstand the wind pressures (including suction) and thermal stresses in accordance with the Building Regulations 1997 to 2019. The design for wind loading on buildings greater than two stories should be checked by a chartered engineer in accordance with Eurocode 1 I.S. EN 1991-1-4<sup>[4]</sup>. A general factor of safety of 1.5 is applied to design wind loads.

### 4.1.2 Impact Resistance

a) The MAJSTERPOL External Insulation Systems have been classified as defined in Table 3 to be suitable for use as defined in ETAG 004 Cl. 6.1.3.3 Table 8 as follows:

Category I: A zone readily accessible at ground level to the public and vulnerable to hard impacts but not subject to abnormally rough use.

Category II: A zone liable to impacts from thrown or kicked objects, but in public locations where the height of the system will limit the size of the impact; or at lower levels where access to the building is primarily to those with some incentive to exercise care.

Category III: A zone not likely to be damaged by normal impacts caused by people or by thrown or kicked objects.

**Note:** The above classifications do not include acts of vandalism.

In an Irish context, Category II excludes any wall at ground level adjacent to a public footpath but includes one with its own private, walled-in garden. Category III excludes all walls at ground level.

b) The design should include for preventing damage from impact by motor vehicles or other machinery. Preventive measures such as provision of protective barriers or kerbs should be considered.

## 4.2 BEHAVIOUR IN RELATION TO FIRE

The reaction to fire classification according to IS EN 13501-1<sup>[5]</sup> for the MAJSTERPOL External Insulation Systems are defined in Table 4.

Systems that achieve a Class A2 or Class B Reaction to Fire Classification are suitable for use up to a maximum of six storeys (18 metres) in height on purpose groups 1(a), 1(c), 1(d), 2(a), 2(b), 3, 4(a) and 4(b), and for use up to a maximum of five storeys (15 metres) in height on purpose group 1(b), as defined in TGD to Part B of the Building Regulations 1997 to 2019.

With regard to fire stopping and limitations on use of combustible materials, walls must comply with Sections 3.2, 3.3, 3.4 and 4 of TGD to Part B of the Building Regulations 1997 to 2019, and Sections 3.5, 3.6, 3.7 and 4 of TGD to Part B Volume 2 of the Building Regulations 1997 to 2019. Stainless steel fire fixings must be provided at the rate of one per square metre when specified. The fixing design should take account of the extra duty required under fire conditions.

Vertical and horizontal lamella fire barriers shall be provided at each compartment floor and wall, with stainless steel fixings provided at 400mm vertical centres and 400mm horizontal centres respectively, including the second floor level of a three-storey single occupancy house (see Diagram 12 of TGD to Part B Volume 2 of the Building Regulations 1997 to 2019). Firebreaks should be fully adhesively bonded to the substrate (i.e. ribbons or dabs of adhesive are not acceptable) and mechanically fixed with stainless steel fire fixings at 400mm centres. The fire barrier shall be of non-combustible material (i.e. lamella, slab of minimum density 120kg/m<sup>3</sup>), be at least 200mm high, continuous and unbroken for the full perimeter of the building and for the full thickness of the insulation. Glass wool is not suitable for use as a firestop (see Clause 3.6.3 of TGD to Part B Volume 2 of the Building Regulations 1997 to 2019 for types of suitable firestop).

## 4.3 PROXIMITY OF HEAT PRODUCING APPLIANCES

Combustible material must be separated from a brick or blockwork chimney by at least 200mm from a flue and 40mm from the outer surface of the brick or blockwork chimney, in accordance with Clause 2.5.6 of TGD to Part J of the Building Regulations 1997 to 2019. Metal fixings in contact with combustible materials should be at least 50mm from a flue.

## 4.4 THERMAL INSULATION

Assessments were carried out to verify that the requirements of Part L of the Building Regulations 1997 to 2019 can be achieved using the MAJSTERPOL External Insulation Systems. The manufacturer's declared thermal conductivity values ( $\lambda_{90/90}$ ) taken from their CE Marking Declarations of Performance are 0.031W/mK for the graphite enhanced grey EPS board, and 0.036W/mK for the mineral wool insulation. These have not been assessed by NSAI Agrément. Table 2 shows typical insulation thicknesses to achieve minimum U-values of 0.27W/m<sup>2</sup>K (retrofit only) and 0.21W/m<sup>2</sup>K for different construction types. The thermal resistance value for the render ( $R_{render}$ ) can be taken as 0.02m<sup>2</sup>K/W.

Calculation of U-values will be required on individual projects to confirm a U-value of 0.27W/m<sup>2</sup>K or better has been achieved, based on the wall construction and the insulation used. The thermal conductivity ( $\lambda$ ) value of the insulation to be used in all U-value calculations must be the  $\lambda_{90/90}$  value.

When the system is to be applied to a masonry cavity wall, including hollow block walls, consideration should be given to the treatment of the ventilated cavity. In order to ensure the thermal effectiveness of the external insulation system, it is critical to eliminate airflow within the cavity void. It is essential to seal the cavity to achieve an unventilated air layer. This eliminates heat losses due to airflow within the cavity circumventing the ETIC system. Best practice is to fill the cavity void with an NSAI Agrément approved Cavity Wall Insulation (CWI) system. Ventilation to the building must be maintained in accordance with the requirements of TGD to Part F of the Building Regulations 1997 to 2019.

#### 4.5 LIMITING THERMAL BRIDGING

The linear thermal transmittance ' $\psi$ ' (Psi) describes the heat loss associated with junctions and around openings. Window and door reveal design used on the MAJSTERPOL External Insulation Systems have been assessed and when detailed in accordance with this Certificate can meet the requirements of Table D2 of TGD to Part L of the Building Regulations 1997 to 2019.

When **all** bridged junctions within a building comply with the requirements of Table D2 of TGD to Part L, the improved ' $\psi$ ' factor of 0.08 can be entered into the DEAP building energy rating (BER) calculation. If **all** junctions can be shown to be equivalent or better than Acceptable Construction Details published by the DHPLG, then the values published in Table D2 apply.

Where either of the above options are shown to be valid, or when the required values cannot be achieved, all relevant details should be recorded on the 'Certificate of Compliance' for that project for use in future BER calculations.

' $\psi$ ' values for other junctions outside the scope of this Certificate should be assessed by an NSAI approved thermal modeller.

As per Acceptable Construction Details, a minimum thermal resistance of 0.6m<sup>2</sup>K/W should be provided at window reveals, heads and sills.

#### 4.6 CONDENSATION RISK

Areas where there is a significant risk of condensation due to high levels of humidity should be identified during the initial site survey.

##### 4.6.1 Internal Surface Condensation

When improving the thermal performance of the external envelope of a building through external wall insulation, designers need to consider the impact of these improvements on other untouched elements of the building. As discussed in Section 4.5 of this Certificate, thermally bridged sections of the envelope such as window jambs, sills and eaves will experience a lower level of increased thermal performance. The degree of improvement to these junctions can be limited due to physical restrictions on site i.e. footpaths, soffit boards or hinges for windows.

When bridged junctions meet the requirements of Appendix D Table D2 of TGD to Part L of the Building Regulations 1997 to 2019, the coldest internal surface temperature will satisfy the requirements of Section D2, namely that the temperature factor shall be equal to or greater than 0.75. As a result, best practice will have to be adopted in order to limit the risk of internal surface condensation which can result in dampness and mould growth.

When site limiting factors give rise to substandard levels of insulation at bridged junctions, guidance should be sought from the Certificate holder as to acceptable minimum requirements.

##### 4.6.2 Interstitial Condensation

An interstitial condensation risk analysis will be carried out by Reatherm Ltd in accordance with BS 5250<sup>[2]</sup> and the design modified as appropriate to reduce the risk of interstitial condensation to acceptable levels. Table 5 lists the  $s_d$  values for a range of build-ups.

##### 4.6.3 Ventilation

When installing the external insulation system, the works to be undertaken must not compromise the existing ventilation provisions in the home, including the ventilation of suspended timber floors, where existing vents must be sleeved across the rising wall and sealed.

When these existing ventilation provisions do not meet the requirements of Part F of the Building Regulations 1997 to 2019, the homeowner should be informed and remedial action must be taken before the external insulation system is installed.

#### 4.7 MAINTENANCE

Adequate provision should be made in the initial design phase for access and maintenance over the life of the system.

Regular inspections should be made over the life of the system. The system shall be inspected and maintained in accordance with the Certificate holder's instructions, as detailed in the Repair and Maintenance Method Statement, which is incorporated into the Building Owner's Manual.

- Visually inspect the render and architectural details for signs of damage or water ingress (at least annually).
- Necessary repairs must be carried out immediately and must be in accordance with the Certificate holder's instructions to prevent deterioration or damage, and to protect the integrity of the system.
- Sealants shall be subject to regular inspection (at least annually).
- Sealants should be replaced as required and fully replaced every 18 to 20 years to maintain performance.
- Synthetic finishes may be subject to aesthetic deterioration due to exposure to UV light. They should be re-painted every 18 to 20 years to maintain appearance.
- Care should be taken to ensure that the synthetic finish used is compatible with the original system and that the water vapour transmission or fire characteristics are not adversely affected.

#### 4.8 WEATHERTIGHTNESS

When designed and detailed in accordance with this Certificate, the system will prevent moisture from the ground coming in contact with the insulation. The external render has adequate resistance to water penetration when applied in accordance with the Certificate holder's instructions.

Joint designs, sealant specifications and recommendations for detailing at windows and doors were assessed and are considered adequate to ensure that water penetration will not occur, assuming that regular maintenance is carried out in accordance with the Certificate holder's instructions.

#### 4.9 DURABILITY

##### 4.9.1 Design Life

An assessment of the life of the system was carried out. This included an assessment of:

- Design and installation controls;
- Proposed building heights;
- Render thickness and specification;
- Material specifications, including insulant, mesh, beading and fixings specifications;
- Joint design;
- Construction details;
- Maintenance requirements.

The assessment indicates that the system should remain effective for at least 30 years subject to normal use, regular inspection and maintenance; providing that it is designed, installed and maintained in accordance with this Certificate. Any damage to the surface finish shall be repaired immediately and regular maintenance shall be undertaken as outlined in Section 4.7 of this Certificate.

It is important to note that the durability of the render system is entirely dependent on the correct installation of the product in accordance with this Certificate, the manufacturer's instructions, IS EN 13914-1<sup>[1]</sup> and ongoing care and maintenance as described in Clause 4.7 of this Certificate. Critical details include rendering at window sills, raised features, junctions with eaves and verges, and the use of suitably designed overhangs and flashings. Reference should be made to IS EN 13914-1<sup>[1]</sup> for general advice on design, in particular on the use of angle, stop and movement joint beads.

##### 4.9.2 Aesthetic Performance

As with traditional renders, the aesthetic performance of the systems, e.g. due to discolouration, soiling, staining, algal growth or lime bloom, is depended on a range of factors such as:

- Type, colour and texture of surface finish;
- Water retaining properties of the finish;
- Architectural form and detailing;
- Building orientation/elevation;
- Local climate/atmospheric pollution.

Where cleaning of walls is required, for example in the case of algal growth, the procedure in the MAJSTERPOL maintenance document must be followed which contains detailed information on the removal of algae. It is the homeowner's responsibility to inspect the walls every year and clean when required; however the homeowner may contract the approved installer to provide this service.

Adequate consideration should be given at the design stage to all of the above to ensure that the level of maintenance necessary to preserve the aesthetics of the building is acceptable.

#### 4.10 PRACTICABILITY

The practicability of construction and the adequacy of site supervision arrangements were assessed and considered adequate. The project specific designs and method statements for application, inspection and repair were reviewed and found to be satisfactory.

#### 4.11 TESTS AND ASSESSMENTS WERE CARRIED OUT TO DETERMINE THE FOLLOWING

- Structural strength and stability
- Behaviour in fire
- Impact resistance
- Pull-out resistance of fixings
- Thermal resistance
- Hygrothermal behaviour
- Condensation risk
- Site erection controls
- Durability of components
- Dimensional stability of insulants

#### 4.12 OTHER INVESTIGATIONS

- (i) Existing data on product properties in relation to fire, toxicity, environmental impact and the effect on mechanical strength/stability and durability were assessed.
- (ii) The manufacturing process was examined including the methods adopted for quality control, and details were obtained of the quality and composition of the materials used.
- (iii) Special building details (e.g. ground level, window and door openings, window sill and movement joints) were assessed and approved for use in conjunctions with this Certificate.
- (iv) Site visits were conducted to assess the practicability of installation and the history of performance in use of the product.

Insulation	Declared Thermal Conductivity ( $\lambda_{90/90}$ ) of Insulation (W/mK)	Thickness of Insulation (mm)	U-Value (W/m <sup>2</sup> K)
No external insulation	-	-	1.30
Graphite-enhanced EPS	0.031	100	0.27
		130	0.21
Mineral Wool	0.036	120	0.26
		150	0.21

These values are based on a typical house of hollow block construction (Building Regulations Part L 2017) with the following construction (internal to external):

- 12.5mm plasterboard
- 215mm hollow block
- 15mm sand & cement render
- Insulation board – as specified
- Render finish with mesh basecoat – 8mm

Insulation	Declared Thermal Conductivity ( $\lambda_{90/90}$ ) of Insulation (W/mK)	Thickness of Insulation (mm)	U-Value (W/m <sup>2</sup> K)
No external insulation	-	-	0.27
Graphite-enhanced EPS	0.031	30	0.21
Mineral Wool	0.036	40	0.21

These values are based on a typical house of cavity wall construction (Building Regulations Part L 2017) with the following construction (internal to external):

- 12.5mm plasterboard
- 100mm concrete block
- 130mm pumped cavity insulation
- 100mm concrete block
- 15mm sand & cement render
- Insulation board – as specified
- Render finish with mesh basecoat – 8mm

**Table 2: Typical U-values (W/m<sup>2</sup>K)**

<b>Render system:</b> Base coat STYROLEP Z + Reinforcement and finishing coat indicated hereafter:	<b>Single layer of standard mesh</b>
MAJSTERTYNK AKRYLOWY	Category III
MAJSTERTYNK SILIKATOWY	Category III
MAJSTERTYNK SILIKONOWY	Category III
MAJSTERTYNK MINERALNY	Category III
MAJSTERTYNK MOZAIKOWY	Category III
MASTER POLI	Category II
MASTER BRICK	Category II
MASTER BRICK + MASTER TONE	Category II
<b>Render system:</b> Base coat STYROLEP Z + Reinforcement and finishing coat indicated hereafter:	<b>Double layer of TG-22</b>
MAJSTERTYNK AKRYLOWY	Category I
MAJSTERTYNK SILIKONOWY	Category I
<b>Render system:</b> Base coat STYROLEP Z BIAŁY + Reinforcement and finishing coat indicated hereafter:	<b>Single layer of standard mesh</b>
MASTER POLI	Category II
MASTER BRICK	Category II
MASTER BRICK + MASTER TONE	Category II
<b>Render system:</b> Base coat WEŁNOLEP Z + Reinforcement and finishing coat indicated hereafter:	<b>Single layer of standard mesh*</b>
MAJSTERTYNK SILIKATOWY KORNIK	Category III
MAJSTERTYNK MINERALNY KORNIK	Category III
MAJSTERTYNK Si-Si KORNIK	Category III
MAJSTERTYNK SILIKONOWY KORNIK	Category III
MAJSTERTYNK MOZAIKOWY	Category III

\* Renderings with particle size  $\geq$  1.5mm; no performance assessed for renderings with particle size = 1.0mm

**Table 3: Impact Resistance**

Configuration	Organic content/ Heat of combustion	Flame retardant content	Euroclass according to EN 13501-1
Adhesive	- / Max 0.37 MJ/kg	No flame retardant	B – s1, d0
Boards of expanded polystyrene EPS Maximum density of 20kg/m <sup>3</sup>	- / -	In quantity ensuring Euroclass E according to EN 13501-1	
Base coat render	- / Max 0.48 MJ/kg	No flame retardant	
Glass fibre mesh	- / Max 8.40 MJ/kg	No flame retardant	
Finishing coats with acrylic binder Finishing coats with silicone binder Finishing coats with silicate binder Finishing coats with mineral binder	- / Max 2.80 MJ/kg	No flame retardant	
Protective paints (used with mineral finishing coats): MAJSTERFARBA AKRYLOWA MAJSTERFARBA SILIKATOWA MAJSTERFARBA SILIKONOWA	- / Max 7.39 MJ/kg	No flame retardant	
Adhesive	- / Max 0.37 MJ/kg	No flame retardant	
Boards of expanded polystyrene EPS Maximum density of 20kg/m <sup>3</sup>	- / -	In quantity ensuring Euroclass E according to EN 13501-1	
Base coat render	- / Max 0.48 MJ/kg	No flame retardant	
Glass fibre mesh	- / Max 8.40 MJ/kg	No flame retardant	
Finishing coats with acrylic binder Finishing coats with silicone binder	- / Max 2.80 MJ/kg	No flame retardant	B – s1, d0
Protective paint	- / Max 7.39 MJ/kg	No flame retardant	
Adhesive	Max 1.3% / -	No flame retardant	
Boards of mineral wool MW Maximum density of 150kg/m <sup>3</sup>	- / -	In quantity ensuring Euroclass A1 according to EN 13501-1	
Base coat render	Max 1.5% / -	No flame retardant	A2 – s1, d0
Glass fibre mesh	Max 20.0% / Max 6.96 MJ/kg	No flame retardant	
Finishing coats with acrylic binder Finishing coats with silicone binder Finishing coats with silicate binder Finishing coats with mineral binder	- / Max 2.80 MJ/kg	No flame retardant	
Protective paints (used with mineral finishing coats): MASJTERFARBA AKRYLOWA MAJSTERFARBA SILIKATOWA MAJSTERFARBA SILIKONOWA MAJSTERFARBA Si-Si	- / Max 7.39 MJ/kg	No flame retardant	

**Table 4 – Reaction to Fire**

MAJSTERPOL EPS		
Base Coat	Finishing Coat	Equivalent Air Layer Thickness $s_d$
STYROLEP Z	MAJSTERTYNK AKRYLOWY	0.43
	MAJSTERTYNK SILIKATOWY	0.11
	MAJSTERTYNK SILIKONOWY	0.37
	MAJSTERTYNK MINERALNY	0.09
	MAJSTERTYNK MOZAIKOWY	0.22
	MAJSTERFARBA AKRYLOWA	0.15
	MAJSTERFARBA SILIKATOWA	0.09
	MAJSTERFARBA SILIKONOWA	0.09
	MASTER POLI	0.13
	MASTER BRICK	0.15
	MASTER BRICK + MASTER TONE	0.21
	MASTER POLI	0.13
STYROLEP Z BIAŁY	MASTER BRICK	0.15
	MASTER BRICK + MASTER TONE	0.21
	MASTER POLI	0.13
MAJSTERPOL MW		
Base Coat	Finishing Coat	Equivalent Air Layer Thickness $s_d$
WEŁNOLEP Z	MAJSTERTYNK SILIKATOWY BARANEK	$\leq 0.11$
	MAJSTERTYNK SILIKONOWY BARANEK	$\leq 0.37$
	MAJSTERTYNK MINERALNY BARANEK	$\leq 0.09$
	MAJSTERTYNK Si-Si BARANEK	$\leq 0.12$
	MAJSTERTYNK MOZAIKOWY	$\leq 0.22$
	MAJSTERFARBA AKRYLOWA	0.15
	MAJSTERFARBA SILIKATOWA	0.09
	MAJSTERFARBA SILIKONOWA	0.09
	MAJSTERFARBA Si-Si	0.11

**Table 5: Water Vapour Permeability**

**5.1** National Standards Authority of Ireland ("NSAI") following consultation with NSAI Agrément has assessed the performance and method of installation of the product/process and the quality of the materials used in its manufacture and certifies the product/process to be fit for the use for which it is certified provided that it is manufactured, installed, used and maintained in accordance with the descriptions and specifications set out in this Certificate and in accordance with the manufacturer's instructions and usual trade practice. This Certificate shall remain valid for five years from date of latest revision so long as:

- (a) the specification of the product is unchanged.
- (b) the Building Regulations 1997 to 2019 and any other regulation or standard applicable to the product/process, its use or installation remains unchanged.
- (c) the product continues to be assessed for the quality of its manufacture and marking by NSAI.
- (d) no new information becomes available which in the opinion of the NSAI, would preclude the granting of the Certificate.
- (e) the product or process continues to be manufactured, installed, used and maintained in accordance with the description, specifications and safety recommendations set out in this certificate.
- (f) the registration and/or surveillance fees due to IAB are paid.

**5.2** The NSAI Agrément mark and certification number may only be used on or in relation to product/processes in respect of which a valid Certificate exists. If the Certificate becomes invalid the Certificate holder must not use the NSAI Agrément mark and certification number and must remove them from the products already marked.

**5.3** In granting Certification, the NSAI makes no representation as to;

- (a) the absence or presence of patent rights subsisting in the product/process; or
- (b) the legal right of the Certificate holder to market, install or maintain the product/process; or
- (c) whether individual products have been manufactured or installed by the Certificate

holder in accordance with the descriptions and specifications set out in this Certificate.

**5.4** This Certificate does not comprise installation instructions and does not replace the manufacturer's directions or any professional or trade advice relating to use and installation which may be appropriate.

**5.5** Any recommendations contained in this Certificate relating to the safe use of the certified product/process are preconditions to the validity of the Certificate. However the NSAI does not certify that the manufacture or installation of the certified product or process in accordance with the descriptions and specifications set out in this Certificate will satisfy the requirements of the Safety, Health and Welfare at Work Act 2005, or of any other current or future common law duty of care owed by the manufacturer or by the Certificate holder.

**5.6** The NSAI is not responsible to any person or body for loss or damage including personal injury arising as a direct or indirect result of the use of this product or process.

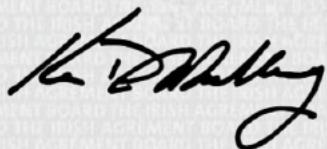
**5.7** Where reference is made in this Certificate to any Act of the Oireachtas, Regulation made thereunder, Statutory Instrument, Code of Practice, National Standards, manufacturer's instructions, or similar publication, it shall be construed as reference to such publication in the form in which it is in force at the date of this Certification.

## NSAI Agrement

This Certificate No. **19/0411** is accordingly granted by the NSAI to **Reatherm Ltd** on behalf of NSAI Agrement.

Date of Issue: **April 3<sup>rd</sup> 2020**

**Signed**



**Kevin D. Mullaney**  
Director of Certification, NSAI

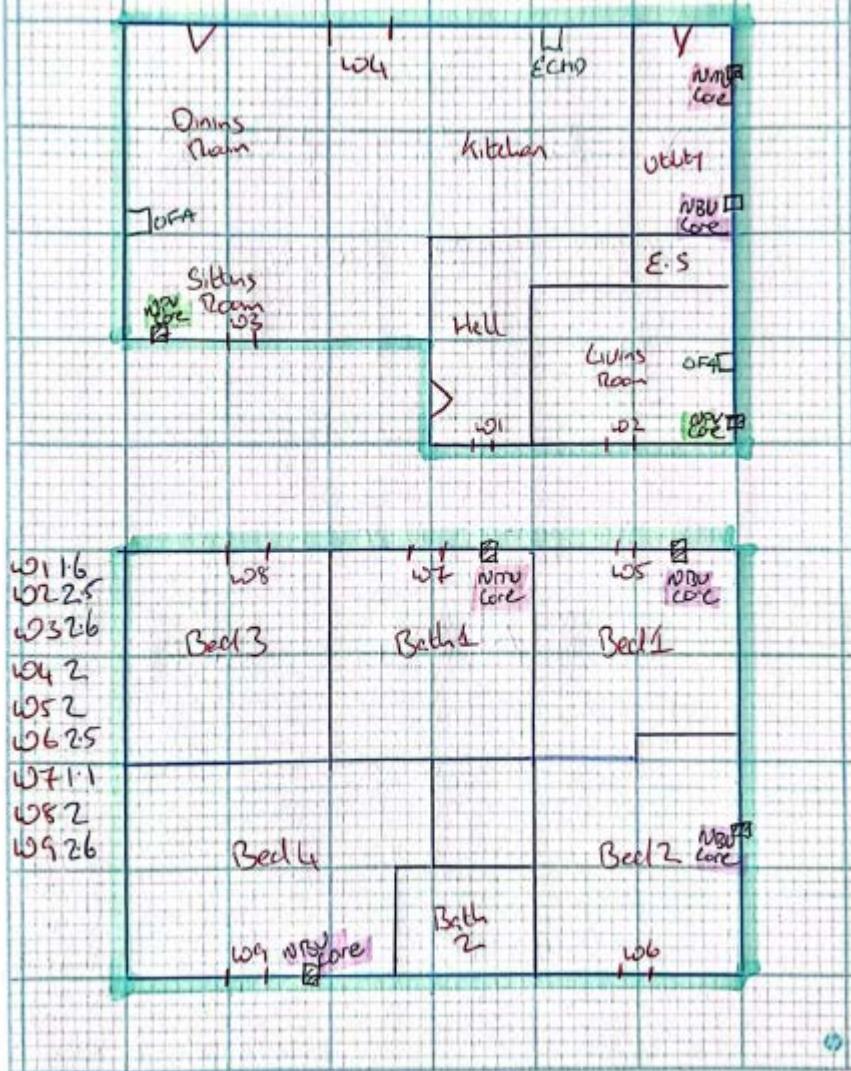
Readers may check that the status of this Certificate has not changed by contacting NSAI Agrement, NSAI, 1 Swift Square, Northwood, Santry, Dublin 9, Ireland. Telephone: (01) 807 3800. Fax: (01) 807 3842. [www.nsai.ie](http://www.nsai.ie)

**Revisions:**

- **10 February 2025:** Revised Sections 4.7 and 4.9.1.

## **Bibliography**

- [1] IS EN 13914-1:2016 *Design, preparation and application of external rendering and internal plastering - External rendering.*
- [2] BS 5250:2016 *Code of practice for control of condensation in buildings.*
- [3] SR 54:2014 *Code of practice for the energy efficient retrofit of dwellings.*
- [4] I.S. EN 1991-1-4:2005 *Actions on structures – General actions – Wind actions.*
- [5] IS EN 13501-1:2007 *Fire classification of construction products and building elements – Classification using data from reaction to fire tests.*



**Report on application under Section 5 of the Planning and Development Act 2000 (as amended)**

**Reference no.:** EC-102-25

**Name and Address of Applicant:** Richie & Éilís Murray  
37 Monaleen Park  
Castletroy  
Co. Limerick

**Agent:** Quilter Insulation  
Irremore  
Listowel  
Co. Kerry

**Location:** 37 Monaleen Park  
Castletroy  
Co. Limerick

**Description of site and Surroundings:**

The subject property comprises a detached two story residence located in a row of comparable residential dwellings of similar red brick finish with plastered side and rear elevations at 37 Monaleen Park, Castletroy Co Limerick. The surrounding area is of residential development.

**Zoning:**

The site is zoned 'Existing Residential' in the Limerick Development Plan 2022-2028.

**Objective:** To provide for residential development, protect and improve existing residential amenity.

**Purpose:** This zone is intended primarily for established housing areas. Existing residential amenity will be protected while allowing appropriate infill development. The quality of the zone will be enhanced with associated open space, community uses and where an acceptable standard of amenity can be maintained, a limited range of other uses that support the overall residential function of the area, such as schools, crèches, doctor's surgeries, playing fields etc.

**Proposal:**

This is an application requesting a Section 5 Declaration on whether the following works are or are not development or are or not exempted development:

- Proposed external insulation to include rendering the brick façade on the properties street fronting elevation; proposed render finish to match the other properties in the estate once completed.

**This Section 5 declaration includes the following:**

- Application Form
- Site location Map
- Land Registry Folio Details

**Planning History:**

- No recent Planning History on site

**Enforcement History:**

- No Planning Enforcement on site

**Assessment**

Consideration as to whether a development constitutes exempted development or not is governed by Sections 4 and 5 of the Planning and Development Act 2000 (as amended) and Articles 5, 6, 7, 8, 9, 10 and 11 of the Planning and Development Regulations 2001 (as amended).

**Is the proposal development?**

Section 2(1) in this Act, except where otherwise requires –

‘works’ includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal.

‘structure’ as any building, structure, excavation, or other thing constructed or made on, in or under any land, or part of a structure so defined, and –

(a) Where the context so admits, includes the land on, in or under which the structure is situated.

**Section 3(1)** defines ‘**development**’ as ‘the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land’.

The proposed development on site, comprising the installation of external wall insulation 110mm thick on the front elevation of a two storey terraced dwelling constitutes ‘works’ and ‘development’.

Is the proposal exempted development?

Further information was requested from the applicant on the 23<sup>rd</sup> May 2025 that included the following:

Submit dimensioned drawings to demonstrate the following:

- a. Elevation drawings of the house containing details of the existing and proposed materials finish, specification details of the proposed insulation material and the proposed colour scheme

A response was received on the 29<sup>th</sup> May querying the requirement for elevations, the specifications of the insulation and photographs of the property in its current form.

Following a site inspection conducted on the 23<sup>rd</sup> of May 2025, it was observed that the subject property is located on a row of detached two storey dwellings in Monaleen Park, Castletroy. All of the properties have red brick front elevations with render finished side and rear elevations.

The applicant was requested to submit elevation drawings to include details of the existing and proposed elevation finishes, details of the proposed insulation materials and the proposed colour scheme. Images indicating existing property finishes and elevations have been received together with a Certificate of Majsterpol External Insulation Systems compliance with Building regulations 1997 – 2019.

However, as no plans or drawings have been submitted, it is unclear whether the development will result in a material alteration to the appearance of the dwelling or to the streetscape. The proposal is therefore considered not to comply with the requirements of Section 4(1)(h) of the Planning and Development Act 2000 (as amended).

## **Article 9 Restrictions**

The proposed development is not restricted by any of the restrictions in Article 9 of the Planning and Development Regulations 2001 (as amended).

## **Appropriate Assessment**

An AA Screening examination was carried out by Limerick City & County Council (see appendix 1). Overall it is considered that the development as proposed should not exercise a significant effect on the conservation status of any SAC or SPA as there are no source-pathway-receptors and the site does not directly encroach on any Natura 2000 European Sites. Therefore, an Appropriate Assessment is not necessary (See appendix 1 for AA Screening Form).

## **Environmental Impact Assessment**

An EIA Screening examination was carried out by Limerick City and County Council (see Appendix 2). Based on a preliminary examination of the proposal there is no real likelihood of significant effects on the environment and EIA is not required.

## **Conclusion/Recommendation**

Insufficient information has been submitted to determine whether the proposed development detailed on the application submitted is within the scope of Section 4(1)(h) of the Planning and Development Act 2000 (as amended).

Regard has been had to –

- (a) Section 2, 3 and 4 of the Planning and Development Act 2000 (as amended)
- (b) The plans and particulars submitted with the application and the further information request.
- (c) Section 4(1) (h) of the Planning and Development Act 2000 (as amended).

It is therefore considered that the said works proposed **are** development and **are not** exempted development under Section 4(1)(h) of the Planning and Development Act 2000 (as amended).



Jeremy O'Mahony

Planner

Date 13/06/2025

Agreed 

Barry Henn

SEP

Date: 13/06/2025

### Appendix 1: AA PN01 Screening Form

#### **STEP 1: Description of the project/proposal and local site characteristics:**

1. <b>File Reference No:</b>	EC/037/25
2. <b>Brief description of the project or plan:</b>	A section 5 declaration application on whether the External insulation Brick Section Front of house- same render finish as all other houses in estate is or is not development and is or is not exempted development.
3. <b>Brief description of site characteristics:</b>	Suburban residential site
4. <b>Relevant prescribed bodies consulted:</b>  <b>e.g. DHLGH (NPWS), EPA, OPW</b>	N/A
5. <b>Response to consultation:</b>	N/A

#### **STEP 2: Identification of relevant Natura 2000 sites using Source-Pathway-Receptor model and compilation of information on Qualifying Interests and conservation objectives.**

European Site (code)	List of Qualifying Interest/Special Conservation Interest <sup>1</sup>	Distance from proposed development <sup>2</sup> (km)	Connections (Source-Pathway-Receptors)	Considered further in screening Y/N
002165 – Lower River Shannon SAC	<a href="https://www.npws.ie/protected-sites/sac/002165">https://www.npws.ie/protected-sites/sac/002165</a>	1.7	None	No
004077 - River Shannon and River Fergus Estuaries SPA	<a href="https://www.npws.ie/protected-sites/sac/004077">https://www.npws.ie/protected-sites/sac/004077</a>	5.5km	None	No

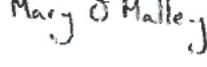
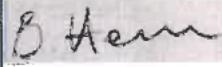
#### **STEP 3: Assessment of Likely Significant Effects**

**. Identify all potential direct and indirect impacts that may have an effect on the conservation objectives of a European site, taking into account the size and scale of the project under the following headings:**

Impacts:	Possible Significance of Impacts: (duration/Magnitude etc)
<b>Construction phase e.g</b> <ul style="list-style-type: none"><li>• Vegetation clearance</li><li>• Demolition</li><li>• Surface water runoff from soil excavation/infill/landscaping (including borrow pits)</li><li>• Dust, noise, vibration</li><li>• Lighting disturbance</li><li>• Impact on groundwater/dewatering</li></ul>	Minor works to elevations of house.

<ul style="list-style-type: none"> <li>• Storage of excavated/construction materials</li> <li>• Access to site</li> <li>• Pests</li> </ul>	
<b>Operation phase e.g.</b>	Minor works to elevations of house.
<ul style="list-style-type: none"> <li>• Direct emission to air and water</li> <li>• Surface water runoff containing contaminant or sediment</li> <li>• Lighting disturbance</li> <li>• Noise/vibration</li> <li>• Changes to water/groundwater due to drainage or abstraction</li> <li>• Presence of people, vehicles and activities</li> <li>• Physical presence of structures (e.g collision risk)</li> <li>• Potential for accidents or incidents</li> </ul>	
<b>In-combination/Other</b>	None, given the level of development in the area.
<b>Describe any likely changes to the European site:</b>	
Examples of the type of changes to give consideration to include:	None, given nature of works proposed and distance to Natura 2000 sites.
<ul style="list-style-type: none"> <li>• Reduction or fragmentation of habitat area</li> <li>• Disturbance to QI species</li> <li>• Habitat or species fragmentation</li> <li>• Reduction or fragmentation in species density</li> <li>• Changes in key indicators of conservation status value (water or air quality etc)</li> <li>• Changes to areas of sensitivity or threats to QI</li> <li>• Interference with the key relationships that define the structure or ecological function of the site</li> </ul>	
<b>Are 'mitigation' measures necessary to reach a conclusion that likely significant effects can be ruled out at screening?</b>	
<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No	

<b>STEP 4: Screening Determination Statement</b>		
<b>The assessment of significance of effects:</b>		
Describe how the proposed development (alone or in-combination is/is not likely to have significant effects on European site (s) in view of its conservation objectives		
On the basis of the information submitted, which is considered adequate to undertake a screening determination it is concluded that the proposed development, individually or in-combination with other plans or projects, would not be likely to have a significant effect on the above listed European sites or any other European site, in view of the said sites' conservation objectives.		
<b>Conclusion:</b> An appropriate assessment is not required.		
	Tick as appropriate:	Recommendation:

It is clear that there <b>is no likelihood</b> of significant effects on a European Site	<input type="checkbox"/>	The proposal can be screened out: Appropriate Assessment not required.
It is <b>uncertain</b> whether the proposal will have a significant effect on a European Site	<input checked="" type="checkbox"/>	<input type="checkbox"/> Request further information to complete screening <input type="checkbox"/> Request NIS <input type="checkbox"/> Refuse planning permission
Significant effects are likely	<input type="checkbox"/>	<input type="checkbox"/> Request NIS <input type="checkbox"/> Refuse planning permission
<b>Signature and Date of Recommending Officer:</b>	 Mary O Malley, Executive Planner 23/05/2025	
<b>Signature and Date of the Decision Maker:</b>	 Barry Henn, SEP. 23/05/2025	

## Appendix 2- EIA Screening examination

### Establishing if the proposal is a 'sub-threshold development':

Planning Register Reference:	EC/102/25
Development Summary:	A section 5 declaration application on whether the Remove existing rear annex and construction of new rear extension 28.55 sq.m and new front porch 1.95sq.m is or is not development and is or is not exempted development.
Was a Screening Determination carried out under Section 176A-C?	Yes, no further actions required  <input checked="" type="checkbox"/> No, proceed to Part A
<b>A. Schedule 5 Part 1</b> - Does the development comprise a project listed in Schedule 5, Part 1, of the Planning and Development Regulations 2001 (as amended)? (Tick as appropriate)	
Yes specify class here:	<b>EIA is mandatory</b>  No Screening required
X No	Proceed to <b>Part B</b>
<b>B. Schedule 5 Part 2</b> - Does the development comprise a project listed in Schedule 5, Part 2, of the Planning and Development Regulations 2001 (as amended) and does it meet/exceed the thresholds? (Tick as appropriate)	
X - No, the development is not a project listed in Schedule 5, Part 2	<b>No Screening required</b>
<input type="checkbox"/> Yes the project is listed in Schedule 5, Part 2 and meets/exceeds the threshold, specify class (including threshold):  [specify class & threshold here]	<b>EIA is mandatory</b>  No Screening required
Yes the project is of a type listed <b>but is sub-threshold</b> :	Proceed to <b>Part C</b>
<b>C. If Yes</b> , has Schedule 7A information/screening report been submitted?	
<input type="checkbox"/> Yes, Schedule 7A information/screening report has been submitted by the applicant	<b>Screening Determination required</b>
X No, Schedule 7A information/screening report has not been submitted by the applicant	<b>Preliminary Examination required</b>

Signature and Date of Recommending Officer:	Mary O'Malley  Mary O'Malley, Executive Planner  23/05/2025
Signature and Date of the Decision Maker:	Barry Henn  Barry Henn, SEP 23/05/2025











Comhairle Cathrach  
& Contae Luimníogh  
**Limerick City**  
& County Council

Pleanáil, agus Cruthú Áite  
Comhairle Cathrach agus Contae Luimníogh  
Bothar Thuar an Daill  
Tuar an Daill, Luimneach  
V94 WV78

Planning and Place-Making  
Limerick City and County Council  
Dooradoyle Road  
Dooradoyle, Limerick  
V94 WV78

## PLANNING & PLACE-MAKING

### REG POST:

**Richie & Éilís Murray**  
**37 Monaleen Park**  
**Castletroy**  
**Co. Limerick**

**EC/102/25**

16 June 2025

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**Re: Declaration under Section 5**

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Dear Sir/Madam,

I refer to the above application for Section 5 Declaration on Development and Exempted Development.

Please find herewith a copy of Council's decision on same.

Yours faithfully,

  
**(for) Senior Planner,**  
**Development Management**

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**LIMERICK CITY & COUNTY COUNCIL**

**APPROVED OFFICER'S ORDER**

**SECTION 5 – DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT**

**No. AOO/DC/2025/620**

**File Ref No. EC/102/25**

**SUBJECT:** Declaration under Section 5.  
Planning and Development Act 2000 as amended  
Planning and Development Regulations 2001 as amended

**RE:** **An external insulation at 37 Monaleen Park, Castletroy, Co. Limerick.**

**ORDER:** Whereas by Director General's Order No. DG/2024/123 dated 27<sup>th</sup> November 2024, Dr. Pat Daly, Director General, Limerick City & County Council did, pursuant to the powers conferred on him by Section 154 of the Local Government Act, 2001, (as amended by the Local Government Reform Act, 2014 and the Local Government (Mayor of Limerick) and Miscellaneous Provisions Act, 2024), delegate unto Barry Henn, Senior Executive Planner the functions as defined in the Local Government Acts, 1925 to 2024.

Now therefore pursuant to the delegation of the functions aforesaid, I, Barry Henn, Senior Executive Planner, having considered the report and recommendation of Jeremy O'Mahony, Planner dated 13/06/2024, hereby order that a Declaration under Section 5 of the Planning and Development Act 2000 (as amended) be issued to Richie & Éilis Murray c/o Quilter Insulation, Irremore, Listowel, Co. Kerry to state that the works as described above is

**Development and is NOT Exempt Development.** *bc*

Signed

*B. Henn*

SENIOR EXECUTIVE PLANNER, PLANNING & PLACE-MAKING

Date

*16/06/2025*

Certified to be a true copy of Approved Officer's Order, Planning & Development Order No. AOO/DC/2025/620 dated *16/06/2025*, pursuant to Section 151(7) of the Local Government Act 2001

Signed:

*B. Henn*

SENIOR EXECUTIVE PLANNER, PLANNING & PLACE-MAKING



## **SECTION 5 – DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT**

**DECLARATION NO.**

**EC/102/25**

**Name and Address of Applicant:** Richie & Éilís Murray, 37 Monaleen Park, Castletroy, Co. Limerick

**Agent:** Quilter Insulation, Irremore, Listowel, Co. Kerry

**Whether** the external insulation at 37 Monaleen Park, Castletroy, Co. Limerick is or is not Development or is or is not Exempted Development. The works as described on the plans submitted with the application on the 29<sup>th</sup> of April 2025 and the Further Information on the 29<sup>th</sup> of May 2025.

**AND WHEREAS** the Planning Authority has concluded that the external insulation at 37 Monaleen Park, Castletroy, Co. Limerick **DOES NOT** come within the scope of exempted development under Section 4(1)(h) of the Planning and Development Act 2000 (as amended). See Report attached.

**NOW THEREFORE** the Planning Authority in exercise of the powers conferred on it by Section 5(2) (a) of the Planning and Development Act 2000 (as amended) hereby decides that the said development as described above is **Development and is NOT Exempt Development**.

Signed on behalf of the said Council

Date: 16/06/2025

**NOTE:** A Declaration on Development or Exemption issued by Limerick City & County Council may be referred to An Bord Pleanála on payment of €220 for review within 4 weeks after the issuing of the declaration.