



Dublin Airport's €320m North Runway layout at top of image.

## €500M WASTEWATER TREATMENT PLANT IS LARGEST APPLICATION SUBMITTED IN 2018

**TOM MOLONEY**, Managing Director of Construction Information Services (CIS), writes that there was an increase of 9% in planning applications submitted for major projects during 2018.

In the Republic of Ireland, overall activity for projects commencing on-site was on par with 2017. However, we recorded a reduction in activity for the commercial and retail sectors, particularly in Dublin city where existing developments are likely to satisfy short- to medium-term demand. Two other areas continuing to reflect a year-on-year decrease in on-site activity are medical & care residential and educational.

### PROJECT VOLUME

The volume of projects being granted planning permission to proceed is positive year-on-year. It is no surprise to see residential at all stages recording double-digit growth. The exceptions to these positive

increases are commercial, community and sport, and education, recording decreases.

In terms of future pipeline activity, the number of planning applications submitted during 2018 increased by over 9% for major projects. All sectors, with the exception of medical and hospitality, recorded strong volume increases.

### RESIDENTIAL

According to CIS research, the residential sector continues to face wide-ranging challenges, such as infrastructure, capacity, resources, etc, in the delivery of both social and private housing to meet the demands. The level of activity continues to increase across all stages of construction, with on-site

activity now 47% ahead of 2017.

The delivery of housing in 2018 was in excess of 18,000 units, which is circa 4,000 more than in 2017. It is anticipated that over 24,000 units will be completed by the end of 2019. In addition, the self-build sector has in excess of 20,000 developments at either plans applied, granted or under construction.

### FAST-TRACK PLANNING

The Government's Fast-Track Planning initiative for residential and student accommodation applications has in excess of €2bn worth of projects in the planning system. [\[i\]](#)



€160m Horgan's Quay development, Cork.

### CIS TOP 10 PROJECTS BY VALUE (SHELL & CORE) 2018

PROJECT	LOCATION	CIS SECTION	VALUE	STAGE
1 Wastewater Treatment Plant	Clonsbaugh, Co Dublin.	Civils & Utilities	€500m	Plans submitted
2 Runway Development	Dublin Airport.	Civil	€320m	On-site
3 M28 Cork to Ringaskiddy Project	Ringaskiddy, Co Cork.	Civil	€220m	Plans granted
4 Water Treatment Plant	Roundwood, Co Wicklow.	Civils & Utilities	€200m	On-site
5 Residential/Commercial/Hotel Development	Horgan's Quay, Co Cork.	Residential/Hotel/Commercial	€160m	On-site
6 Residential/Commercial Development	Co Galway.	Residential/Commercial	€130m	Plans submitted
7 Data Centre Development	Clondalkin, Dublin 22.	Technology	€123m	Plans granted
8 Residential Development	Drogheda, Co Louth.	Residential	€105m	Plans granted
9 Shopping Centre/Hotel Development	Wilton, Co Cork.	Retail/Hotel	€100m	Plans granted
10 Residential/Commercial Development	Hansfield, Dublin 15.	Residential/Commercial	€79m	Plans submitted

### CIS TOP 10 MOST VIEWED CONSTRUCTION PROJECTS 2018

PROJECT	LOCATION	CIS SECTION	VALUE
1 Office and Retail Development	Dawson Street, Dublin 2.	Commercial & Retail	€35m
2 Boland's Quay Development	Boland's Mill Site, Dublin Docklands.	Commercial & Retail Residential, Hotel	€120m
3 Hotel/Residential Development	Dublin 2.	Hotel & Catering Residential	€43m
4 The Exo Building	East Wall Road, Dublin 1.	Commercial & Retail	€46m
5 Nursing Home Development	Foxrock, Dublin 18.	Care Residential	€12.3m
6 Regional Distribution Centre	Newbridge, Co Kildare.	Industrial	€80m
7 Event and Convention Centre	Probys Quay, Cork.	Leisure, Hotel & Catering	€3m
8 Office Development	Stephens Green, Dublin 2.	Commercial & Retail	€20m
9 Office Development	North Wall Quay, Cork.	Commercial & Retail	€111m
10 Packaging Facility	Chapel Road, Dundalk.	Industrial	€30m