



Comhairle Contae Chill Mhantáin
Wicklow County Council

Pleanáil, Forbairt Eacnamaíochta agus Tuaithe
Planning, Economic and Rural Development

Áras An Chontae / County Buildings
Cill Mhantáin / Wicklow
Guthán / Tel. (0404) 20148
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Rphost / Email plandev@wicklowcoco.ie
Suíomh / Website: www.wicklow.ie

31st March 2025

Brian Kelly (Principal)
Avison Young Ireland
86 Merrion Square S
Dublin
D02 YE10

RE: Declaration in accordance with Section 5 of the Planning & Development Acts
2000 (As Amended) – EX28/2025 – Aldi Stores Ltd

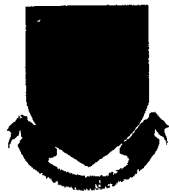
I enclose herewith Declaration in accordance with Article 5 (2) (A) of the Planning & Development Act 2000.

Where a Declaration is used under this Section any person issued with a Declaration under subsection (2) (a) may, on payment to An Bord Pleanála of such fee as may be prescribed, refer a declaration for review by the Board within four weeks of the date of the issuing of the declaration by the Local Authority.

Is mise, le meas,

ADMINISTRATIVE OFFICER
PLANNING ECONOMIC & RURAL DEVELOPMENT





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DECLARATION IN ACCORDANCE WITH ARTICLE 5 (2) (A) OF THE PLANNING & DEVELOPMENT ACT 2000 AS AMENDED

Applicant: Aldi Stores Ltd

Location: Aldi, Boghall Road, Bray, Co. Wicklow

Reference Number: EX28/2025

CHIEF EXECUTIVE ORDER NO. CE/PERD/2025/312

Section 5 Declaration as to whether “the provision of photovoltaic panels at roof level” at Aldi, Boghall Road, Bray, Co. Wicklow constitutes exempted development within the meaning of the Planning and Development Act, 2000(as amended).

Having regard to:


- The details submitted with the Section 5 Declaration,
- Sections 2 , 3, and 4 of the Planning and Development Act 2000 (as amended)
- Article 6, Article 9 and Schedule 2: Part 1: Class 56(e) of the Planning and Development Regulations 2001 (as amended).

Main Reasons with respect to Section 5 Declaration:

- The works would come within the meaning of development having regard to the definition of works under Section 2 , and the provisions of Section 3 of the Planning and Development Act 2000 (as amended).
- The provision of photovoltaic panels at roof level, as described in the documents lodged, would come within the description and the conditions and limitations set out under Class 56(e) :Part 1:Schedule 2 of the Planning and Development Regulations 2001 (as amended).

The Planning Authority considers that “the provision of photovoltaic panels at roof level” at Aldi, Boghall Road, Bray, Co. Wicklow is development and is exempted development within the meaning of the Planning & Development Act 2000 (as amended).

Signed:


ADMINISTRATIVE OFFICER
PLANNING ECONOMIC & RURAL DEVELOPMENT

Dated 31st March 2025



WICKLOW COUNTY COUNCIL
PLANNING & DEVELOPMENT ACTS 2000 (As Amended)

SECTION 5

CHIEF EXECUTIVE ORDER NO. CE/PERD/2025/312

Reference Number: EX28/2025
Name of Applicant: Aldi Stores Ltd
Nature of Application: Section 5 Declaration request as to whether or not: -
"the provision of photovoltaic panels at roof level" is or is not development and is or is not exempted development.
Location of Subject Site: Aldi, Boghall Road, Bray, Co. Wicklow
Report from Suzanne White, SEP

With respect to the query under section 5 of the Planning & Development Act 2000 as to whether "the provision of photovoltaic panels at roof level" at Aldi, Boghall Road, Bray, Co. Wicklow is or is not exempted development within the meaning of the Planning & Development Act 2000 (as amended).

Having regard to:

- a) The details submitted with the Section 5 Declaration,
- b) Sections 2, 3, and 4 of the Planning and Development Act 2000 (as amended)
- c) Article 6, Article 9 and Schedule 2: Part 1: Class 56(e) of the Planning and Development Regulations 2001 (as amended).

Main Reason with respect to Section 5 Declaration:

- A. The works would come within the meaning of development having regard to the definition of works under Section 2, and the provisions of Section 3 of the Planning and Development Act 2000 (as amended).
- B. The provision of photovoltaic panels at roof level, as described in the documents lodged, would come within the description and the conditions and limitations set out under Class 56(e) :Part 1:Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Recommendation:

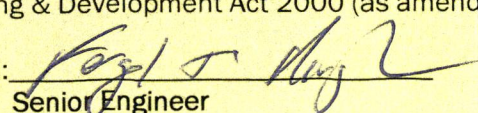
The Planning Authority considers that "the provision of photovoltaic panels at roof level" at Aldi, Boghall Road, Bray, Co. Wicklow is development and is exempted development as recommended in the report by the SEP.

Signed 

Dated 31st day of March 2025

ORDER:

I HEREBY DECLARE THAT "the provision of photovoltaic panels at roof level" at Aldi, Boghall Road, Bray, Co. Wicklow is development and is exempted development within the meaning of the Planning & Development Act 2000 (as amended).

Signed: 

Senior Engineer
Planning, Economic & Rural Development

Dated 31st day of March 2025

Section 5 Application: EX 28/2025

Date : 26th March 2025

Applicant : ALDI Stores Ltd

Site Address: ALDI Bray, Boghall Road, Wicklow A98VP11

Exemption Whether the provision of photovoltaic panels at roof level is or is not exempted development within the meaning of the Planning and Development Act, 2000 (as amended).

Nature of proposed development:

- Site area: 0.52ha
- Adjacent Boghall Road
- Roof area covered by PVs: 536.8sqm
- Roof pitch: 8 degrees to the horizontal
- PVs connected to store's electricity system, not to grid

Planning History :

11/630036 – permission granted for development consisting of the construction of a single storey discount foodstore (to include off licence use) with a gross floor area of 1,455m² (net retail area of 990m²). The development includes the plastering and painting of the existing sub-station

11/630101 - the use of deliveries to the permitted discount foodstore at the junction of Boghall Road and Pinewood Close, Bray, Co. Wicklow (permitted under Reg Ref: 11/36) during the hours of 8am and 6pm on Sundays and Bank Holidays.

Relevant Legislation

Planning and Development Act 2000 (as amended)

Section 2 of the Planning and Development Act 2000:

“works” includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure.

Section 3 :

3.—(1) In this Act, “development” means, except where the context otherwise requires, 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.

(2) For the purposes of *subsection (1)* and without prejudice to the generality of that subsection—

(a) where any structure or other land or any tree or other object on land becomes used for the exhibition of advertisements, or

(b) where land becomes used for any of the following purposes—

(i) the placing or keeping of any vans, tents or other objects, whether or not moveable and whether or not collapsible, for the purpose of caravanning or camping or habitation or the sale of goods,

(ii) the storage of caravans or tents, or

(iii) the deposit of vehicles whether or not usable for the purpose for which they were constructed or last used, old metal, mining or industrial waste, builders' waste, rubbish or debris, the use of the land shall be taken as having materially changed.

Section 4

4.—(1) The following shall be exempted developments for the purposes of this Act—

(a) development consisting of the use of any land for the purpose of agriculture and development consisting of the use for that purpose of any building occupied together with land so used;

(2) provides that the Minister may by regulations provide any class of development to be exempted development. The Regulations which are applicable in this case are the Planning and Development Regulations 2001 (as amended).

(2) (a) The Minister may by regulations provide for any class of development to be exempted development for the purposes of this Act

(4) Notwithstanding paragraphs (a), (i), (ia) and (l) of subsection (1) and any regulations under subsection (2), development shall not be exempted development if an environmental impact assessment or an appropriate assessment of the development is required.

Planning and Development Regulations 2001(as amended).

Article 5

"business premises" means—

(a) any structure or other land (not being an excluded premises) which is normally used for the carrying on of any professional, commercial or industrial undertaking or any structure (not being an excluded premises) which is normally used for the provision therein of services to persons,

(b) a hotel, hostel (other than a hostel where care is provided) or public house, or

(c) any structure or other land used for the purposes of, or in connection with, the functions of a State authority;

Article 6

(1) Subject to article 9, development of a class specified in column 1 of Part 1 of Schedule 2 shall be exempted development for the purposes of the Act, provided that such development complies with the conditions and limitations specified in column 2 of the said Part 1 opposite the mention of that class in the said column 1.

Article 9

(1) Development to which article 6 relates shall not be exempted development for the purposes of the Act— (a) if the carrying out of such development would—

- (i) contravene a condition attached to a permission under the Act or be inconsistent with any use specified in a permission under the Act,
- (viii) consist of or comprise the extension, alteration, repair or renewal of an unauthorised structure or a structure the use of which is an unauthorised use,

Schedule 2 : Part 1

Class 56 (e)

(e) The placing or erection on a roof of a business premises or light industrial building, or within the curtilage of a business premises or light industrial building, or on a roof of any ancillary buildings within the curtilage of a business premises or light industrial building of a solar photo-voltaic and/or solar thermal collector installation.

1. Where such development is located within a solar safeguarding zone, the total aperture area of any solar photo-voltaic and/or solar thermal collector panels, taken together with any other such panels previously placed on a roof, shall not exceed 300 square metres.
2. Where such development is located within a solar safeguarding zone, the planning authority for the area shall be notified in writing no later than 4 weeks after the commencement of such development and such notification shall include details regarding the location and scale of the development.
3. The distance between the plane of the roof and the solar photo-voltaic or solar thermal collector panels shall not exceed:
 - a. for a business premises, 1.2 metres in the case of a flat roof or 15cm in any other case.
 - b. for a light industrial building, 2 metres in the case of a flat roof or 50cm in any other case.
4. The solar photo-voltaic or solar thermal collector panels shall be a minimum of 2 metres in the case of a flat roof or 50cm in any other case from the edge of the roof on which it is mounted.
5. Development shall not be exempted development where the highest part of the solar photo-voltaic or solar thermal collector installation exceeds the highest part of any roof that is not a flat roof (excluding any chimney).

6. Any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels shall not be placed or erected on a wall or any roof that is not a flat roof.
7. The height of any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels on a flatroof shall not exceed 1.6 metres above roof level.
8. Any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels on a flat roof shall be a minimum of 2 metres from the edge of the roof on which it is mounted.
9. Any free-standing solar photo-voltaic or solar thermal collector installation shall not be placed or erected forward of the front wall of the business premises or light industrial building.
10. The total aperture area of any free-standing solar photo-voltaic and solar thermal collector panels taken together with any other such existing free-standing panels shall not exceed 75 square metres.
11. The height of any free-standing solar photo-voltaic or solar thermal collector installation shall not exceed 2.5 metres at its highest point above ground level.
12. The placing or erection of a solar photo-voltaic or solar thermal collector installation on any wall shall not be exempted development.
13. The placing or erection of any free-standing solar photo-voltaic or solar thermal collector installation within an Architectural Conservation Area shall only be exempted development if those works would not materially affect the character of the area.
14. No sign, advertisement or object not required for the functioning or safety of the solar photo-voltaic or solar thermal collector installation shall be attached to or exhibited on such installation.
15. Development under this Class shall only be exempted development where the solar photo-voltaic or solar thermal collector installation is primarily used for the provision of electricity or heating for use within the curtilage of the business premises or light industrial building, and shall not be considered a change of use for the purposes of the Act.
16. Development under this Class which causes hazardous glint and/or glare shall not be exempted development and any solar photo-voltaic or solar thermal collector panels which are causing hazardous glint and/or glare shall either be removed or be covered until such time as a mitigation plan to address the hazardous glint and/or glare is agreed and implemented to the satisfaction of the Planning Authority.

Assessment :

The declaration queries whether the installation of photovoltaic panels on the roof of the existing Aldi Store, Boghall Road, Bray, Co. Wicklow is or is not exempted development.

The first question to be asked is whether the installation of solar panels would come within the definition of development. In this regard the installation / placement of solar panels on the roof of the existing structure would be works as they would be an act of construction, and would therefore be development having regard to the provisions of Section 3 of the Planning and Development Act 2000(as amended).

The relevant exemption for the installation of Solar Panels is set out under Class 56: Part 1: Schedule 2 of the Planning and Development Regulations 2001 (as amended), in particular Part (e) i.e.

(e) The placing or erection on a roof of a business premises or light industrial building, or within the curtilage of a business premises or light industrial building, or on a roof of any ancillary buildings within the curtilage of a business premises or light industrial building of a solar photo-voltaic and/or solar thermal collector installation.

The works would come within the description.

There are a number of limitations for such solar panels under the exemption which are relevant :-

1. Where such development is located within a solar safeguarding zone, the total aperture area of any solar photo-voltaic and/or solar thermal collector panels, taken together with any other such panels previously placed on a roof, shall not exceed 300 square metres.

Not applicable as not in a solar safeguarding zone.

2. Where such development is located within a solar safeguarding zone, the planning authority for the area shall be notified in writing no later than 4 weeks after the commencement of such development and such notification shall include details regarding the location and scale of the development.

Not applicable as not in a solar safeguarding zone.

3. The distance between the plane of the roof and the solar photo-voltaic or solar thermal collector panels shall not exceed:

- a. for a business premises, 1.2 metres in the case of a flat roof or 15cm in any other case.
- b. for a light industrial building, 2 metres in the case of a flat roof or 50cm in any other case.

Compliant – distance indicated to be 0.23m.

4. The solar photo-voltaic or solar thermal collector panels shall be a minimum of 2 metres in the case of a flat roof or 50cm in any other case from the edge of the roof on which it is mounted.

Compliant: the panels would be a minimum of 2.904m from the roof edge.

5. Development shall not be exempted development where the highest part of the solar photo-voltaic or solar thermal collector installation exceeds the highest part of any roof that is not a flat roof (excluding any chimney).

Compliant: The applicant submits that the roof is a 'flat roof'. The pitch of the roof is shown to be 8 degrees to the horizontal. The submitted section drawing shows the highest part of the panels would be 0.23m above roof level, at their highest, though below the height of the parapet. The applicant refers to BS6229:2018 as defining a flat roof as any roof with a pitch of between 1-10degrees to the horizontal. I would consider that this is reasonable and therefore the roof of the existing building can be considered 'flat'.

6. Any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels shall not be placed or erected on a wall or any roof that is not a flat roof.

No ancillary equipment indicated.

7. The height of any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels on a flat roof shall not exceed 1.6 metres above roof level.

No ancillary equipment indicated.

8. Any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels on a flat roof shall be a minimum of 2 metres from the edge of the roof on which it is mounted.

No ancillary equipment indicated.

9. Any free-standing solar photo-voltaic or solar thermal collector installation shall not be placed or erected forward of the front wall of the business premises or light industrial building.

Not applicable.

10. The total aperture area of any free-standing solar photo-voltaic and solar thermal collector panels taken together with any other such existing free-standing panels shall not exceed 75 square metres.

Not applicable.

11. The height of any free-standing solar photo-voltaic or solar thermal collector installation shall not exceed 2.5 metres at its highest point above ground level.

Not applicable.

12. The placing or erection of a solar photo-voltaic or solar thermal collector installation on any wall shall not be exempted development.

Not applicable.

13. The placing or erection of any free-standing solar photo-voltaic or solar thermal collector installation within an Architectural Conservation Area shall only be exempted development if those works would not materially affect the character of the area.

Not applicable.

14. No sign, advertisement or object not required for the functioning or safety of the solar photo-voltaic or solar thermal collector installation shall be attached to or exhibited on such installation.

Not applicable.

15. Development under this Class shall only be exempted development where the solar photo-voltaic or solar thermal collector installation is primarily used for the provision of electricity or heating for use within the curtilage of the business premises or light industrial building, and shall not be considered a change of use for the purposes of the Act.

Compliant. Electricity generated from the panels is proposed to be used to power the Aldi building.

16. Development under this Class which causes hazardous glint and/or glare shall not be exempted development and any solar photo-voltaic or solar thermal collector panels which are causing hazardous glint and/or glare shall either be removed or be covered until such time as a mitigation plan to address the hazardous glint and/or glare is agreed and implemented to the satisfaction of the Planning Authority.

Compliant. The Glint and Glare Screening Assessment submitted by the applicant shows that the subject site is not within a Solar Safeguarding Zone and does not therefore need to be assessed for its impact on an IAA registered aerodrome or main airport. Based on the submitted details, the panels will not be visible above the roof parapet in views from street level.

Having regard to Article 9(1)(a) of the Planning and Development Regulations 2001 (as amended), I note that the carrying out of the development as described would not contravene a condition attached to PRR 11/630036 or PRR 11/630101 or fall within any of the other restrictions within this article.

Recommendation :

With respect to the query under Section 5 of the Planning and Development Act 2000 (as amended), as to whether

Whether the provision of photovoltaic panels at roof level at Aldi, Boghall Road, Bray, Co. Wicklow is or is not exempted development within the meaning of the Planning and Development Act, 2000 (as amended).

The Planning Authority considers that

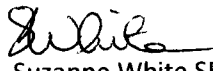
The provision of photovoltaic panels at roof level at Aldi, Boghall Road, Bray, Co. Wicklow is **Development and is Exempted Development.**

Main Considerations with respect to Section 5 Declaration:

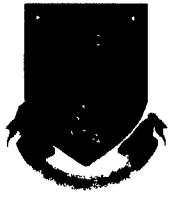
- a) The details submitted with the Section 5 Declaration,
- b) Sections 2 , 3, and 4 of the Planning and Development Act 2000 (as amended)
- c) Article 6, Article 9 and Schedule 2: Part 1: Class 56(e) of the Planning and Development Regulations 2001 (as amended).

Main Reasons with respect to Section 5 Declaration:

- A. The works would come within the meaning of development having regard to the definition of works under Section 2 , and the provisions of Section 3 of the Planning and Development Act 2000 (as amended).
- B. The provision of photovoltaic panels at roof level, as described in the documents lodged, would come within the description and the conditions and limitations set out under Class 56(e) :Part 1:Schedule 2 of the Planning and Development Regulations 2001 (as amended).


Suzanne White SEP
26/03/2025

*Issue declaration as recommended.
Reply to Mr L 52
31/03/25*



**Comhairle Contae Chill Mhantáin
Wicklow County Council**

**Pleanáil, Forbairt Eacnamaíochta agus Tuaithe
Planning, Economic and Rural Development**

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MEMORANDUM

WICKLOW COUNTY COUNCIL

**TO: Suzanne White
Senior Executive Planner**

**FROM: Nicola Fleming
Staff Officer**

**RE:- Application for Certificate of Exemption under Section 5 of the
Planning and Development Acts 2000 (as amended).
EX28/2025**

I enclose herewith application for Section 5 Declaration received completed on 07/03/2025.

The due date on this declaration is 4th April 2025.

**Staff Officer
Planning, Economic & Rural Development**





Comhairle Contae Chill Mhantáin
Wicklow County Council

Pleanáil, Forbairt Eacnamaíochta agus Tuaithe
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Avison Young Ireland
Avison Young Planning & Regeneration Ltd
86 Merrion Square South
Dublin 2
D02 YE10

11th March 2025

RE: Application for Certificate of Exemption under Section 5 of the Planning and Development Acts 2000 (as amended). – EX28/2025 - Aldi Bray

A Chara

I wish to acknowledge receipt on 07/03/2025 details supplied by you in respect of the above Section 5 application. A decision is due in respect of this application by 04/04/2025.

Mise, le meas

Nicola Fleming
Staff Officer
Planning, Economic & Rural Development





3rd March 2025

Wicklow County Council,
Planning Department,
County Buildings, Whitegates
Wicklow Town, County Wicklow

Dear Sir/Madam

RE: SECTION 5 DECLARATION SUBMISSION ON BEHALF OF ALDI STORES LTD FOR ROOF-MOUNTED PV PANEL DEVELOPMENT AT ALDI BRAY

On behalf of our client, ALDI Stores Ltd, please find enclosed a request for a Section 5 Declaration submission in respect of the proposed installation of roof-mounted PV Panels on the ALDI Bray store, at ALDI Bray, Boghall Road, Bray, Co. Wicklow.

The question being asked in respect of this request is as follows:

"Whether the provision of photovoltaic panels at roof level is or is not exempted development within the meaning of the Planning & Development Act, 2000 (as amended)"

Please find the following enclosed of the documents being submitted as part of this declaration:

- Cover Letter (prepared for by Avison Young Ireland)
- Section 5 Application Form
- Planning Report (prepared for by Avison Young Ireland)
- Architectural Drawings Pack (prepared for by The Harris Partnership)
- Glint & Glare Assessment Note (prepared for by Macroworks)

We intend to make payment over the phone for the Section 5 Fee following submission of this pack. Should you have any queries on the forementioned submission pack, please do not hesitate to reach out directly to us to provide further clarification on any aspects of the request.

Yours faithfully

A handwritten signature in black ink, appearing to read "Brian Kelly".

Brian Kelly, Principal

(01) 676 2711

Brian.Kelly@avisonyoung.com

For and on behalf of Avison Young Planning and Regeneration Limited



Wicklow County Council
County Buildings
Wicklow
Co Wicklow
Telephone 0404 20148
Fax 0404 69462

Office Use Only

Date Received 09/03/2025

Fee Received _____

**APPLICATION FORM FOR A
DECLARATION IN ACCORDANCE WITH SECTION 5 OF THE PLANNING &
DEVELOPMENT ACTS 2000 (AS AMENDED) AS TO WHAT IS OR IS NOT
DEVELOPMENT OR IS OR IS NOT EXEMPTED DEVELOPMENT**

1. Applicant Details

- (a) Applicant's Name: ALDI Stores Ltd
Address: Holly Lane, Atherstone, CV9 2SQ, United Kingdom

Note Phone number and email to be filled in on separate page.

2. Agents Details (Where Applicable)

- (b) Name of Agent: Brian Kelly (Principal) Avison Young Ireland

Agent's Address: Avison Young Planning & Regeneration Ltd, 86 Merrion Square S,
Dublin, D02 YE10

Note Phone number and email to be filled in on separate page.

3. Declaration Details

- i. Location of Development subject of Declaration:
ALDI Bray, Boghall Road, Bray, Wicklow, A98 VP11

ii. Are you the owner and/or occupier of these lands at the location under i. above ?
Yes/ No. YES

iii. If 'No' to ii above, please supply the Name and Address of the Owner, and or occupier _____

iv. Section 5 of the Planning and Development Act provides that : If any question arises as to what, in any particular case, is or is not development and is or is not exempted development, within the meaning of this act, any person may, on payment of the prescribed fee, request in writing from the relevant planning authority a declaration on that question. You should therefore set out the query for which you seek the Section 5 Declaration:

Whether the provision of photovoltaic panels at roof level is or is not exempted development within the meaning of the Planning & Development Act, 2000 (as amended)

v. Indication of the Sections of the Planning and Development Act or Planning Regulations you consider relevant to the Declaration

The Planning and Development Act 2000 (Exempted Development) (No. 3) Regulations 2022 (S.I. 493 of 2022) and the supporting Planning and Development (Solar Safeguarding Zone) Regulations 2022 (S.I. 492 of 2022)

Additional details may be submitted by way of separate submission.

vi. Does the Declaration relate to a Protected Structure or is it within the curtilage of a Protected Structure (or proposed protected structure) ? – No

vii. List of Plans, Drawings submitted with this Declaration Application:

- Site Location Map
- Existing Site Plan
- Proposed Site Plan
- Existing Roof Plan
- Existing Elevations
- Proposed Roof Plan

- Proposed Elevations
- Existing & Proposed Sections
- PV Fixings Details
- Planning Report
- Glint & Glare Report

viii. Fee of € 80 Attached ? To be Paid over the phone

Signed :  _____ Dated : 03/03/2025

Additional Notes :

As a guide the minimum information requirements for the most common types of referrals under Section 5 are listed below :

A. Extension to dwelling - Class 1 Part 1 of Schedule 2

- Site Location Map
- Floor area of structure in question - whether proposed or existing.
- Floor area of all relevant structures e.g. previous extensions.
- Floor plans and elevations of relevant structures.
- Site Layout Plan showing distance to boundaries, rear garden area, adjoining dwellings/structures etc.

B. Land Reclamation -

The provisions of Article 8 of the Planning and Development Regulations 2001 (as amended) now applies to land reclamation, other than works to wetlands which are still governed by Schedule 2, Part 3, Class 11. Note in addition to confirmation of exemption status under the Planning and Development Act 2000(as amended) there is a certification process with respect to land reclamation works as set out under the European Communities (Environmental Impact Assessment) (Agriculture) Regulations 2011 S.I. 456 of 2011. You should therefore seek advice from the Department of Agriculture, Fisheries and Food.

Any Section 5 Declaration should include a location map delineating the location of and exact area of lands to be reclaimed, and an indication of the character of the land.

C. Farm Structures - Class 6 -Class 10 Part 3 of Schedule 2.

**AVISON
YOUNG**

Request for a Section 5 Declaration

ALDI Stores (Ireland) Ltd

ALDI Bray, Boghall Road,
Bray, Co. Wicklow, A98 VP11

March 2025

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Report title: Request for a Section 5 Declaration

Prepared by: Robert Molloy

Contributors: Brian Kelly

Status: D01

Draft date: 3 March 2025

For and on behalf of Avison Young Planning and Regeneration Limited

1. Introduction

1.1 Avison Young is instructed by ALDI Stores (Ireland) Limited to request a Declaration of Exempted Development, under Section 5(1) of the Planning and Development Act 2000 (as amended), from Wicklow County Council in relation to a property at Boghall Road, Bray, Co. Wicklow.

1.2 The question being asked is:

Whether the provision of photovoltaic panels at roof level is or is not exempted development within the meaning of the Planning & Development Act, 2000 (as amended)

1.3 In this regard, our client proposes to install photovoltaic (PV) panels at roof level of its retail store, as part of a wider roll-out of renewable energy infrastructure nationwide. This investment will deliver upon Aldi's corporate sustainability strategy and improve the energy efficiency of its operations.

1.4 It is considered that the area of roof space required for the installation of PV Panels (536.8sqm) qualifies as exempted development, under the Planning & Development Act, 2000 (as amended), as the site is not within a Solar Safeguarding Zone (SSZ) and therefore no coverage restriction applies.

1.5 BS6229:2018 describes design and construction best practice for flat roofs. It defines a flat roof as a roof at a pitch of not greater than 10 degrees to the horizontal. The accompanying drawing entitled *PV Panels & Fixing Details* shows the pitch of the roof that will accommodate the proposed PV panels as being less than 8 degrees to the horizontal, therefore it is considered flat for the purposes of assessment against the exemption criteria stated under Class 56(e), Part 1 of the Exempted Development Regulations S.I 493, 2022, as referenced under Article 6(1) of the Primary Planning and Development Regulations, 2001 (as amended).

1.6 This request for a declaration of exempted development will describe the nature of the proposed development and consider the proposals against the relevant legislative context, to establish the grounds for this declaration. This request should be read in conjunction with the Section 5 Application Form, the *Glint & Glare Screening Report* prepared for by Macro Works, and the related drawings prepared by The Harris Partnership.

2. Site Context

Site Location

- 2.1 The subject site (site area given as 0.52 hectares) is located to the south of Bray Town Centre, in the close proximity to existing residential neighbourhoods.
- 2.2 It is accessed off the Boghall Road, which serves as a distributor road to the local area connecting into the regional roads of the R767 to the west and R761 to the east

Analysis of Surroundings

- 2.3 The site is bound to the immediate west by a terrace of houses known as St Marys Terrace, to the east by the Pinewood Close Road which acts as a local road to the neighbouring commercial units and properties, including Power City Electronics Store which is directly to the south of the site boundary.
- 2.4 The site is around a 2.4km distance from the main street in Bray, which can be driven to in around 5-7 minutes, and by walking in around 30 minutes. There is local bus services across from Wood view Drive to the west of the site.

Relevant Planning History

- 2.5 The subject site has the following planning history associated with it:

Application Ref	Proposal	Decision Outcome
11/630036	development consisting of the construction of a single storey discount food store (to include off licence use) with a gross floor area of 1,455m ² (net retail area of 990m ²). The development includes the plastering and painting of the existing sub-station to the north-east corner of the site, the erection of one free standing double sided internally illuminated pole sign, one single sided internally illuminated gable sign, one internally illuminated window sign, 84 no. car parking spaces, associated landscaping and all site development works all on a 0.523 hectare (1.292 acre) site. Vehicular and pedestrian access to the site will be provide from Pinewood Close	Grant Permission August 2011 1 st Party Appealed September 2011 Withdrawn Appeal

3. Proposed Development

- 3.1 As outlined above, ALDI (Ireland) Stores Ltd is seeking to install PV Panels at roof level of this retail store, to provide a new sustainable energy supply.
- 3.2 The extent of the proposed works will be limited to the roof level of the store and connected to the stores electricity system and not the main electricity grid.
- 3.3 The proposal is in line with Aldi's wider Corporate Responsibility Strategy (2030), and the underpinning strategies for improving sustainability across all aspects of its business operations. The strategy themes are focussed on:
- Human Rights;
 - Resource efficiency;
 - Zero Carbon;
 - Employer of Choice;
 - Customers; and
 - Community.
- 3.4 Aldi has adopted an Energy Policy Statement, with the objective of making sustainability affordable for its customers and to achieve net zero carbon across all their operations by 2035. The significant energy users (SEU's) for ALDI include Refrigeration, Lighting, Heating, Fleet Diesel & Electrical Appliances. Energy commitments made within the Energy Policy Statement include:
- Continuous improvement of their Energy Management System and energy performance.
 - Meet legal and other requirements relating to energy efficiency, energy use and energy consumption.
 - Support the purchase of energy efficient products and services.
 - Consider energy performance in building design activities and operations.
 - Ensure all the information and resources required to meet energy objectives and targets are made available.
 - Regularly track progress against energy targets, including electricity, gas, and fuel use, and review these targets annually.
 - Promote and encourage policy awareness amongst employees.
- 3.5 In order to achieve these commitments, a number of key energy saving measures have been introduced, including: to transition to low carbon fuels for HGV's; convert store lighting to LEDs; and install electric vehicle charging points at new and refurbished stores; along with the transition to

100% renewable electricity through the installation of solar panels on over 400 stores across the UK & Ireland.

- 3.6 The installation of these PV Panels will enable the store operations to be energy self-sufficient, for day-to-day operations, and minimise the need to draw off the electricity grid. Utilising low cost sustainable electricity will contribute positive net-benefits to Aldi's consumers and the local community.

4. Legislative Context

- 4.1 Relevant sections in legislation, that provide the context for considering this declaration of exempted development, are referenced in this section.

Planning and Development Act, 2000 (as amended)

- 4.2 'Development' is defined in Section 3 (1) of the Planning and Development Act 2000, as amended (hereafter referred to as the 'Act'), as follows:

"...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."

- 4.3 Section 2(1) of the Act describes "works" as:

"...any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or form the surfaces of the interior or exterior of a structure".

- 4.4 Section 4 of the Act refers to 'Exempted Development', and subsection (1) sets out the categories of development that shall be exempted development for the purposes of the Act. Section 4(1)(h) of the Act identifies that:

*"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..."*

- 4.5 Section 4(1) of the Act sets out various forms of development that are exempted development. Section 4(2) of the Act provides that the Minister may, by regulations, provide for any class of development to be exempted development

Planning and Development Regulations, 2001 (as amended)

- 4.6 Article 5(1) of the Planning and Development Regulations 2001, as amended (hereafter referred to as the 'Regulations'), relating to 'exempted development', provides the following definitions that are relevant in considering this to be exempted development:

- *“ancillary equipment” for the purpose of rooftop solar photo-voltaic or solar thermal collector panels in classes 56(d), 56(e), 60 or 61 of Part 1 of Schedule 2 and class 18(c) of Part 3 of Schedule 2 does not include any equipment which must be placed or erected on a wall, or a rooftop allow a solar photo-voltaic or solar thermal collector installation to function;*
- *“business premises” means—*
 - (a) any structure or other land (not being an excluded premises) which is normally used for the carrying on of any professional, commercial, or industrial undertaking or any structure (not being an excluded premises) which is normally used for the provision therein of services to persons,*
 - (b) a hotel, hostel (other than a hostel where care is provided) or public house, or*
 - (c) any structure or other land used for the purposes of, or in connection with, the functions of a State authority;*
- *“solar safeguarding zone” has the same meaning as in the Planning and Development (Solar Safeguarding Zone) Regulations 2022;*

4.7 Article 6(1) of the Regulations provides that development of a class, as specified in Column 1 of Part 1 in Schedule 2, shall be exempted development for the purposes of the Act, provided that such development complies with the conditions specified in Column 2, and subject to Article 9 of the Regulations which outlines certain restrictions on exempted development.

4.8 Class 56(e), Part 1 of the Exempted Development Regulations is relevant to consideration of the current proposal, as it refers to the following works:

The placing or erection on a roof of a business premises or light industrial building, or within the curtilage of a business premises or light industrial building, or on a roof of any ancillary buildings within the curtilage of a business premises or light industrial building of a solar photo-voltaic and/or solar thermal collector installation.

4.9 A comparison of the proposed development with the Conditions and Limitations of Class 56(e) is provided in Section 5 below.

5. Grounds of the Exempted Development Declaration Request

5.1 Consideration of whether the installation of Solar PV Panels at Roof Level of a Retail Store, is or is not 'development', and whether it subsequently constitutes 'exempted development', as defined under the Planning and Development Act, 2000 (as amended), is addressed in a series of questions as follows.

Is it Development?

- 5.2 The matter of whether the installation of Solar PV Panels at Roof Level constitutes development, is assessed against the definition of development under Section 3(1) of the Act.
- 5.3 The term "*development*" constitutes the carrying out of works or the making of any material change in the use of any structure.
- 5.4 The term "*works*" refers to any act or operation of construction, excavation, demolition, extension, alteration, repair, or renewal.
- 5.5 The proposed installation of Solar PV Panels at Roof Level will involve the alteration of the roof to provide for the ancillary equipment needed to support the PV Panels and connect internally to the Retail Stores Electrical Grid System. The physical installation of the Panels is considered to be "*works*" and it is therefore accepted that the process involved constitutes "*development*". It is then to be considered if the proposals constitute 'exempted development'.

It is Exempted Development?

5.6 Under Section 4(1)(h) "exempted development' includes:

'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.'

5.7 Accordingly, under the Planning and Development Regulations 2001 (as amended) Article 6 (1), it states that:

'Subject to Article 9, development of a class specified in column 1 of Part 1 of Schedule 2 shall be exempted development for the purposes of the Act, provided that such development complies with

the conditions and limitations specified in Column 2 of the said Part 1 opposite the mention of that class in the said Column 1.'

- 5.8 Section 9(1)(a) sets out restrictions on exempted development, where the development would:
- (i) *contravene a condition attached to a permission under the Act or be inconsistent with any use specified in a permission under the Act, or*
 - (viii) *consist of or comprise the extension, alteration, repair or renewal of an unauthorised structure or a structure the use of which is an unauthorised use.*
- 5.9 It is considered that in the case of the proposed development at the ALDI Bray Retail Store, that the conditions set out in the grant of permission under Reg. Ref 11/630036, do not restrict the development of PV Panels at Roof Level. Therefore, Section 9(1)(a) does not apply to the proposed development.
- 5.10 The Planning and Development Act (Exempted Development) (No. 3) Regulations 2022 (S.I No. 493 of 2022) amends the solar energy infrastructure planning exemptions in the Planning and Development Regulations 2001 (the Principal Regulations).
- 5.11 Class 56(e) of the Exempted Development Regulations S.I 493, 2022, as referenced under Article 6(1) of the Primary Planning and Development Regulations, 2001 (as amended) outlines the relevant conditions and limitations that apply to photovoltaic panels. The table below provides the thresholds and considers each against the current proposal.

Condition & Limitation Thresholds	Applicant Response to Thresholds
1. Where such development is located within a solar safeguarding zone, the total aperture area of any solar photo-voltaic and/or solar thermal collector panels, taken together with any other such panels previously placed on a roof, shall not exceed 300 square metres.	Not applicable, site is outside a solar safeguarding zone.
2. Where such development is located within a solar safeguarding zone, the planning authority for the area shall be notified in writing no later than 4 weeks after the commencement of such development and such notification shall include details regarding the location and scale of the development.	Not applicable, as above.

<p>3. The distance between the plane of the roof and the solar photo-voltaic or solar thermal collector panels shall not exceed: a. for a business premises, 1.2 metres in the case of a flat roof or 15cm in any other case. b. for a light industrial building, 2 metres in the case of a flat roof or 50cm in any other case.</p>	<p>The design does not exceed these size thresholds.</p>
<p>4. The solar photo-voltaic or solar thermal collector panels shall be a minimum of 2 metres in the case of a flat roof or 50cm in any other case from the edge of the roof on which it is mounted.</p>	<p>The design does not exceed these size thresholds.</p>
<p>5. Development shall not be exempted development where the highest part of the solar photo-voltaic or solar thermal collector installation exceeds the highest part of any roof that is not a flat roof (excluding any chimney).</p>	<p>The design does not exceed this design threshold.</p>
<p>6. Any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels shall not be placed or erected on a wall or any roof that is not a flat roof.</p>	<p>The design complies with this requirement.</p>
<p>7. The height of any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels on a flat roof shall not exceed 1.6 metres above roof level.</p>	<p>The design complies with this requirement.</p>
<p>8. Any ancillary equipment associated with solar photo-voltaic or solar thermal collector panels on a flat roof shall be a minimum of 2 metres from the edge of the roof on which it is mounted</p>	<p>The design complies with this requirement.</p>
<p>9. Any free-standing solar photo-voltaic or solar thermal collector installation shall not be placed or erected forward of the front wall of the business premises or light industrial building.</p>	<p>The design complies with this requirement.</p>
<p>10. The total aperture area of any free-standing solar photo-voltaic and solar thermal collector panels taken together with any other such existing free-standing panels shall not exceed 75 square metres.</p>	<p>Not applicable, as this is a proposal for rooftop photovoltaic panels.</p>

11. The height of any free-standing solar photo-voltaic or solar thermal collector installation shall not exceed 2.5 metres at its highest point above ground level.	Not applicable, as this is a proposal for rooftop photovoltaic panels.
12. The placing or erection of a solar photo-voltaic or solar thermal collector installation on any wall shall not be exempted development.	The design complies with this requirement.
13. The placing or erection of any free-standing solar photo-voltaic or solar thermal collector installation within an Architectural Conservation Area shall only be exempted development if those works would not materially affect the character of the area.	The design complies with this requirement.
14. No sign, advertisement or object not required for the functioning or safety of the solar photo-voltaic or solar thermal collector installation shall be attached to or exhibited on such installation.	The design complies with this requirement.
15. Development under this Class shall only be exempted development where the solar photo-voltaic or solar thermal collector installation is primarily used for the provision of electricity or heating for use within the curtilage of the business premises or light industrial building, and shall not be considered a change of use for the purposes of the Act.	Power generated by the photovoltaic panels will only provide electricity for use within the retail store.
16. Development under this Class which causes hazardous glint and/or glare shall not be exempted development and any solar photo-voltaic or solar thermal collector panels which are causing hazardous glint and/or glare shall either be removed or be covered until such time as a mitigation plan to address the hazardous glint and/or glare is agreed and implemented to the satisfaction of the Planning Authority.	A <i>Glint and Glare Screening Report</i> is submitted with this application and demonstrates there will be no hazardous glint and glare from the photovoltaic panels.

5.12 It is considered that the proposed development, when assessed against the threshold requirements of 56(e), as set out above, is compliant with the conditions and limitations relating to the erection of photovoltaic panels at roof level. In this regard it is considered that the installation of PV Panels at the roof level of the ALDI Bray would constitute development but is considered exempted development based on compliance with each of the threshold requirements.

6. Conclusion

- 6.1 The question before Wicklow County Council is whether the proposed installation of PV Panels at Roof Level is, or is not, exempted development. Having examined the relevant provisions of the Planning and Development Act 2000, as amended, and the Planning and Development Regulations 2001, as amended, this report demonstrates that the proposed development is exempted development, when compared with the constraints and limitations in the relevant legislative regulations and guidelines.
- 6.2 The development proposed is accepted to fall under the definition of 'works' but is considered to be exempt under the provisions set out under Section 4(1)(h) of the Planning and Development Act, 2000 (as amended).
- 6.3 The conditions & limitations set out within the exemption thresholds under Schedule 2 Part 1 Class 2 of the Planning and Development Regulations, 2001 (as amended) (referred to under the Exempted Development Regulations S.I 493, 2022), clearly define the restrictions that are imposed on the erection of PV Panels at roof level.
- 6.4 An assessment to compare the proposals with each of the requirements of Class 56(e) demonstrates the proposals are below threshold.
- 6.5 In this regard, the proposed installation of PV Panels at roof level of the ALDI Bray retail store is considered **to be development** but is **exempted development** for the purposes of the Act.
- 6.6 It is respectfully requested that the Planning Authority has regard to this submission, and the analysis therein, in making a determination on the request for a Declaration of Exempted Development.

Contact details

Enquiries

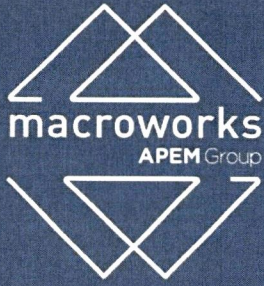
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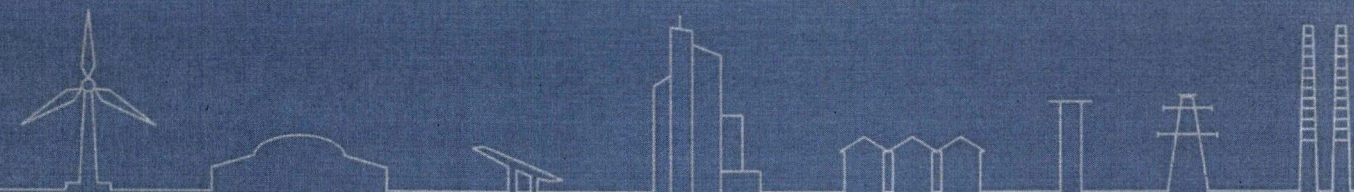
AVIATION GLINT AND GLARE SCREENING ASSESSMENT

Proposed Solar PV Energy Development

Aldi, Boghall Road, Bray, Co. Wicklow.

Prepared by Macro Works Ltd

February 2025



LVIA | TVIA | Landscape Design | Visibility Analysis | Glint and Glare | Verified Photomontages | CGI | Shadow Flicker Analysis



1.	AVIATION GLINT AND GLARE ASSESSMENT	C
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1.3	Overall Conclusion	7



Registered
Landscape
Architect



1. AVIATION GLINT AND GLARE ASSESSMENT

1.1 INTRODUCTION

This Glint and Glare Screening Assessment was carried out by Macro Works Ltd to determine the potential for solar reflectance effects upon aviation receptors in respect of proposed roof-mounted solar PV installations on the roof of a building at Aldi, Boghall Road, Bray, Co. Wicklow. Figure 1.1 & 1.2 refer.



Figure 1.1 Aerial view indicating the approximate location of the proposed PV panels.

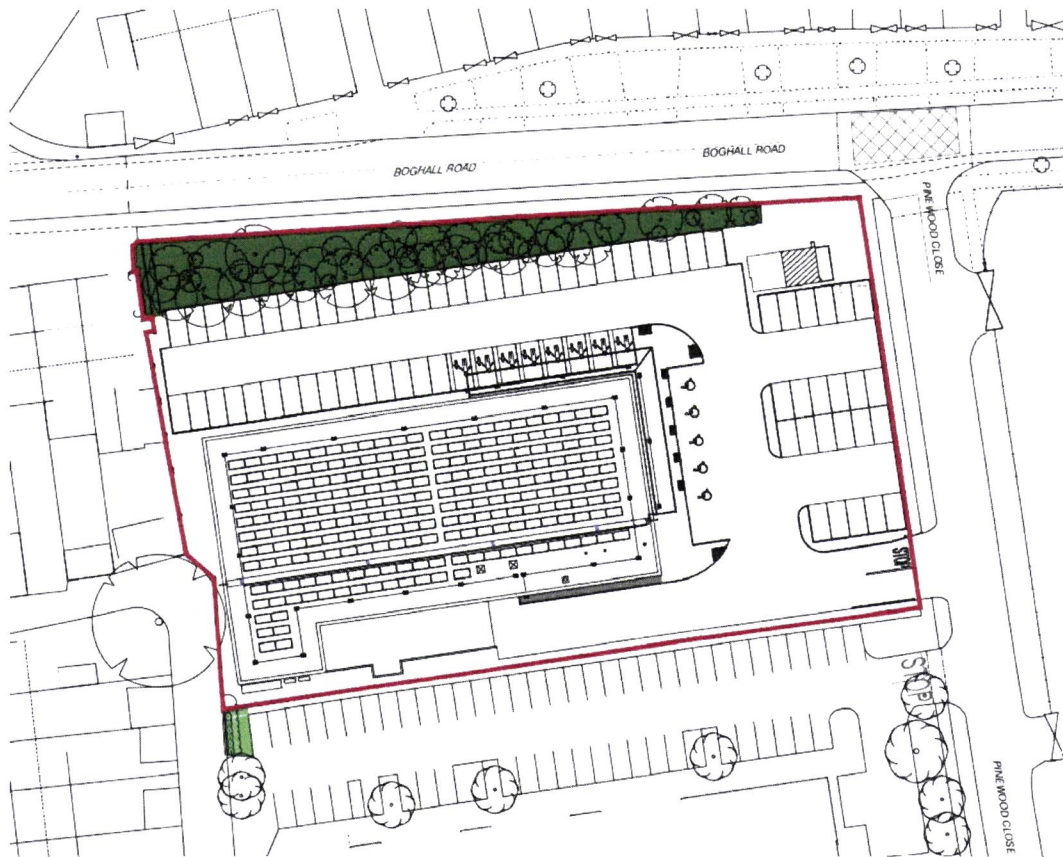


Figure 1.2 Extract from drawing no. 20984-THPK-93-XX-DR-A-0102 "Proposed Site Plan" showing the proposed site and panel layout.

1.1.1 **Statement of Authority**

Macro Works' relevant experience includes twenty years of analysing the visual effects of a wide range of infrastructural and commercial development types. This experience includes numerous domestic and international wind and solar energy developments.

1.1.2 **Guidance and Best Practice**

Guidance has been prepared by the Federal Aviation Authority; to address the potential hazards that solar developments may pose to aviation activities, and this has been adopted for use by the Irish Aviation Authority. SGHAT was developed in conjunction with the FAA in harmony with this guidance and is commonly regarded as the accepted industry standard by aviation authorities internationally when considering the glint and glare effects upon aviation related receptors.

1 Harris, Miller, Miller & Hanson Inc.. (November 2010). Technical Guidance for Evaluating Selected Solar Technologies on Airports; 3.1.2 Reflectivity. Technical Guidance for Evaluating Selected Solar Technologies on Airports. Available at: https://www.faa.gov/airports/environmental/policy_guidance/media/airport-solar-guide.pdf

By virtue of their efficiency, the intensity of reflected light from modern PV solar panels is deliberately low and currently equates with that of the reflection from still water. Recent studies generally agree, however, that there still exists the potential for hazard or nuisance upon surrounding receptors. Macro Works' glint and glare analysis methods and determination of effects are based on a combination of available studies and established best practice. This methodology has been successfully implemented on numerous previous solar farm projects that met with the approval of both Planning Authorities and An Bord Pleanála.

Federal Aviation Authority

Within the FAA's interim policy, a 'Review of Solar Energy System Projects on Federally Obligated Airports'² it states:

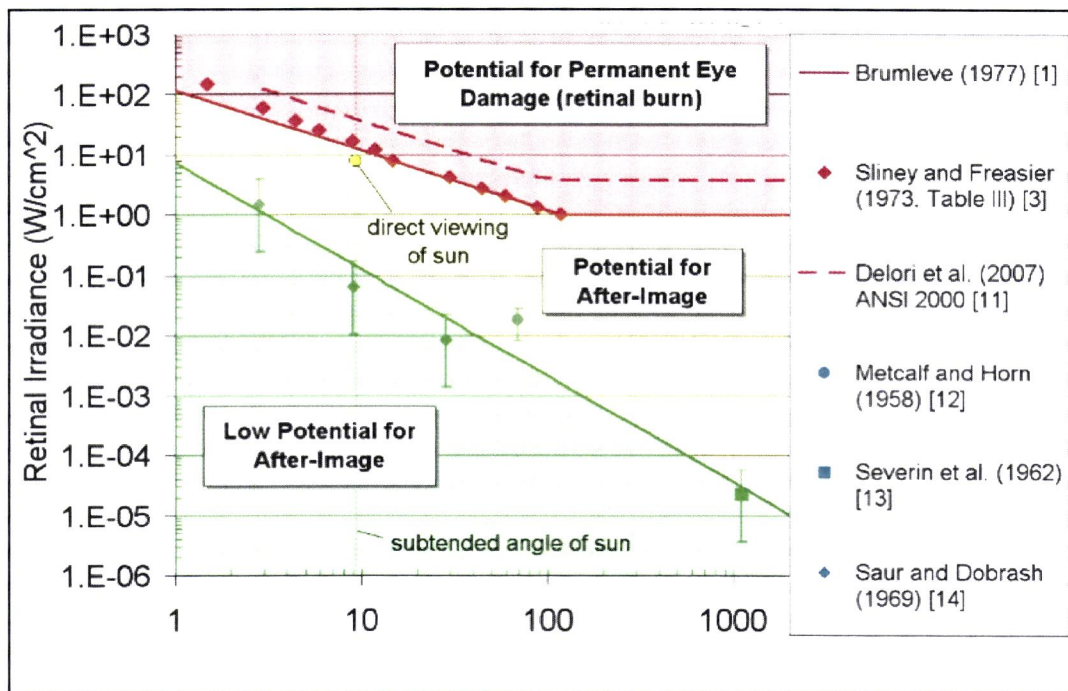
Furthermore, in November 2021 the FAA deprioritised runway approaches as critical aviation receptors, citing the following;

In summary, glare at an ATCT is not acceptable and while still relevant glare with a "low potential for after-image" is generally acceptable along final approach paths to runways in most instances.

Solar Glare Hazard Analysis Tool

The SGHAT was designed to determine whether a proposed solar energy project would result in the potential for ocular impact as depicted on the Solar Glare Hazard Analysis Plot (Figure 1.3 refers). SGHAT analyses ocular impact over the entire calendar year in one minute intervals from when the sun rises above the horizon until the sun sets below the horizon. One of the principal outputs from the SGHAT report is a glare plot per receptor that indicates the time of day and days per year that glare has the potential to occur. SGHAT plot classifies the intensity of ocular impact as either Green Glare, Yellow Glare or Red Glare. These colour classifications are equivalent to the FAA's definitions regarding the level of ocular impact e.g. 'Green Glare' in the SGHAT is synonymous to the FAA's "low potential for after-image", and so forth. The various correlations are illustrated on the Solar Glare Hazard Analysis Plot.

² Federal Aviation Administration (FAA). (2013). Department of Transportation - Federal Aviation Administration. Interim Policy, FAA Review of Solar Energy System Projects on Federally Obligated Airports. Vol 78 (No 205), 63276-63279.



Solar Glare Ocular Hazard Plot: The potential ocular hazard from solar glare is a function of retinal irradiance and the subtended angle (size/distance) of the glare source. It should be noted that the ratio of spectrally weighted solar illuminance to solar irradiance at the earth's surface yields a conversion factor of ~100 lumens/W. Plot adapted from Ho et al., 2011.

Chart References: Ho, C.K., C.M. Ghanbari, and R.B. Diver, 2011, Methodology to Assess Potential Glint and Glare Hazards from Concentrating Solar Power Plants: Analytical Models and Experimental Validation, J. Solar Energy Engineering, August 2011, Vol. 133, 031021-1 – 031021-9.

Figure 1.3- Figure 1 from the FAA Interim Policy, FAA Review of Solar Energy System Projects on Federally Obligated Airports

1.2 METHODOLOGY

The process for dealing with aviation receptors is as follows:

1. The Federal Aviation Administration (FAA) approved Solar Glare Hazard Analysis Tool (SGHAT) is used to determine if any of these aviation receptors has the potential to theoretically experience glint or glare. This tool also calculates the intensity of such reflectance and whether it is acceptable by FAA standards.
2. SGHAT does not account for terrain screening or screening provided by surface elements such as existing vegetation or buildings, therefore the results of the SGHAT may need to be considered, in conjunction with an assessment of existing intervening screening that may be present, to establish if reflectance can actually be experienced at the receptors.
3. Finally, if necessary, additional assessment is undertaken using Macro Works' bespoke model which would into account any screening provided by any proposed mitigation measures.

1.2.1 Identification of Relevant Receptors

In accordance with current IAA and DAA protocol 10 km and 15 km radius study areas were established for the identification of IAA registered aerodromes and main airports respectively, that might require testing for glint and glare impacts. However, there are no IAA registered aerodromes within the 10 km aviation study area and neither of DAA's Dublin or Cork airports occur within 15 km of the proposed solar development. For these reasons, no further aviation analysis was undertaken.

Furthermore, the Planning and Development (Solar Safeguarding Zone) Regulations 2022 set out 43 Solar Safeguarding Zones (SSZs). A SSZ is an area around an airport, aerodrome or helipad in which there is a potential for glint or glare from solar panels to impact aviation safety. The proposed development is not located within any of the defined SSZs, and therefore, an aviation-based glint and glare analysis was scoped out for further assessment.

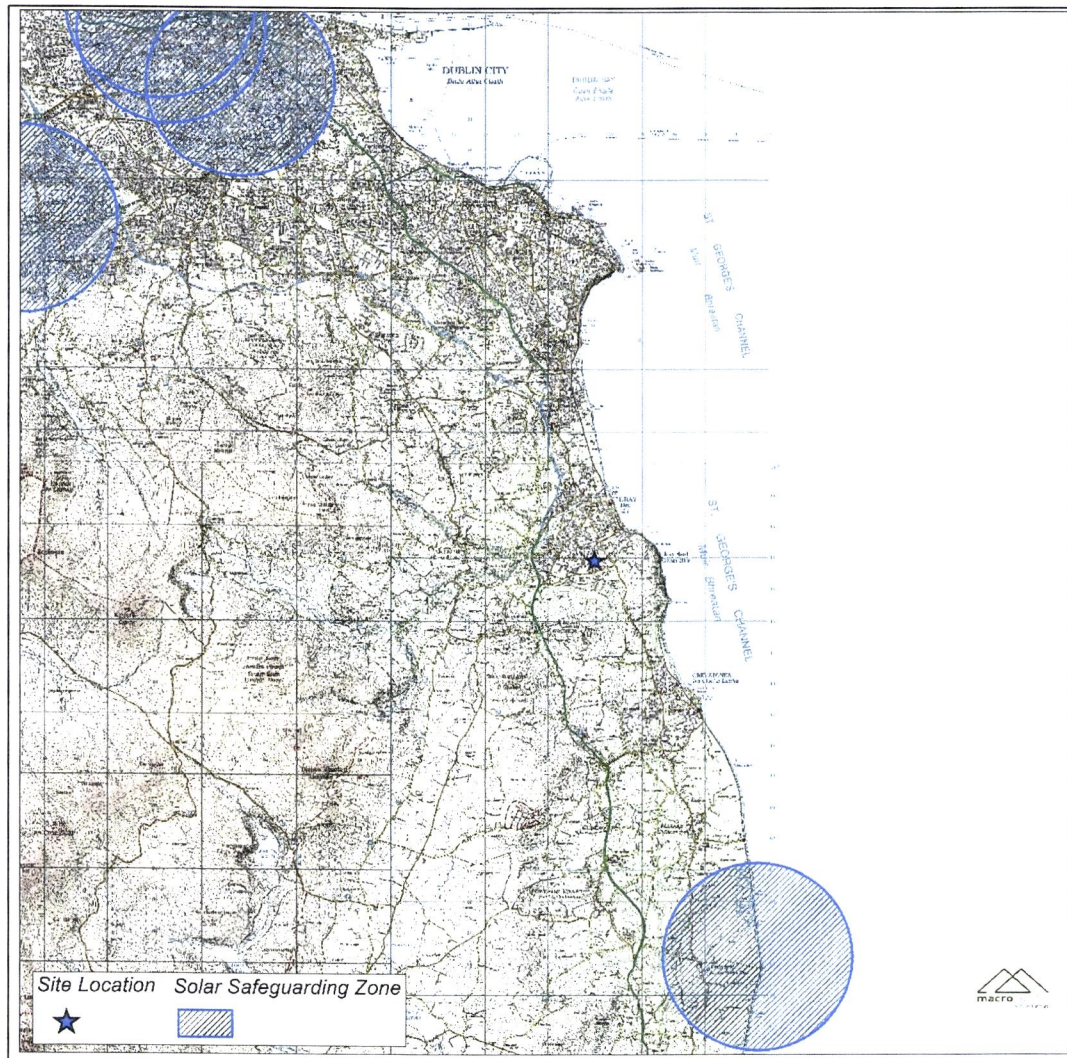


Figure 1.4 Map showing the approximate location of the proposed development relative to the nearest Solar Safeguarding Zone(s).

1.3 OVERALL CONCLUSION

The need for a SGHAT assessment was screened out as the proposed development at Aldi, Bray, Co. Wicklow, is not contained within a designated Solar Safeguarding Zone. On review of the PV panel and roof layout, no further investigation was deemed necessary.



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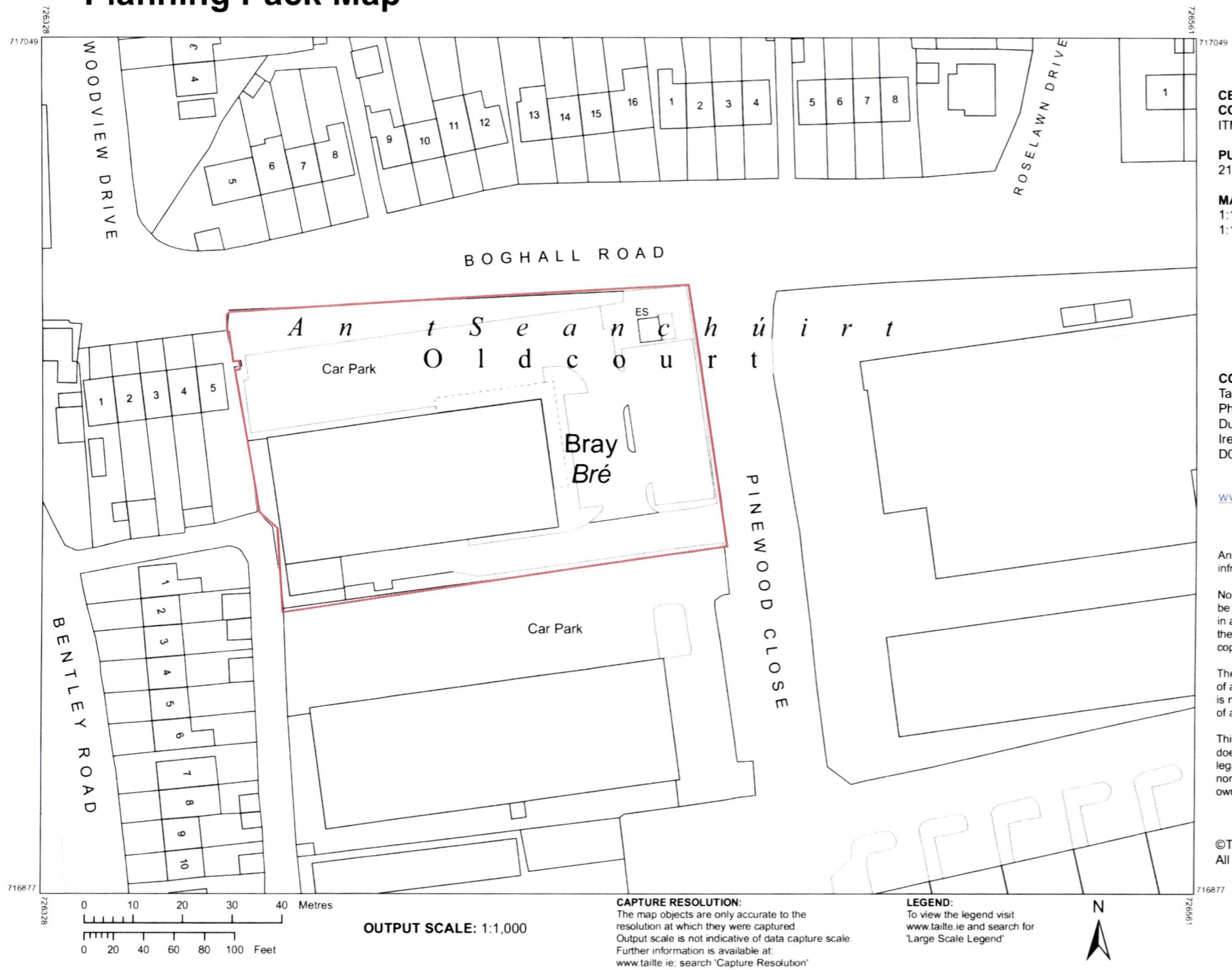
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For M&E information, refer to the M&E Engineers and sub contractor's design drawings & specifications.

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Planning Pack Map



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ITM 726445,716963

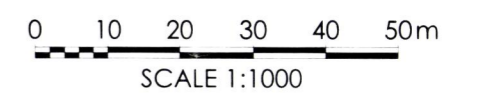
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MAP SHEETS: 3568-24
3617-04

Rev	Date	Description	Drawn	Chk'd
P01	21.02.25	OS data added and drawing title rev'd	NS	JPG



Site Boundary (Red Line) - 5.236 sqm / 1.294 acres / 0.5 hectares

COMPILED AND PUBLISHED BY:
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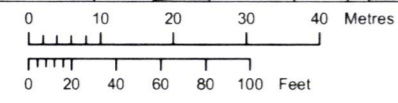
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Architecture Masterplanning Interior Design

THE HARRIS PARTNERSHIP

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Wakefield Manchester Milton Keynes Reading London Harrogate Edinburgh

Client
Aldi Stores Ltd



Project Title
Aldi PV Rollout Store 93 Boghall Road Wicklow A98 VP11

Drawing Title
Site Location Map

Drawn	Checked	Scale @A3	BIM Status	Date
JC	JPG	1:1000	NA	01/25
Drawing Status		Rev.	THP Project No	
Planning		P01	20984	

Project No.	Originator	Volume	Level	Type	Role	Number
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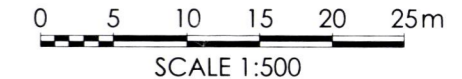
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Site Boundary Area - 5,236 sqm / 1.294 acres / 0.5 hectares

Rev	Date	Description	Drawn	Chk'd



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Wakefield Manchester Milton Keynes Reading London Harrogate Edinburgh

Client
Aldi Stores Ltd



Project Title
Aldi PV Rollout
Store 93
Boghall Road
Wicklow
A98 VP11

Drawing Title
Existing Site Plan

Drawn	Checked	Scale @A3	BIM Status	Date
JC	JPG	1:500	NA	01/25

Drawing Status	Rev.	THP Project No
Planning	-	20984

Project No.	Originator	Volume	Level	Type	Role	Number
20984	THPK	93	XX	DR	A	0101



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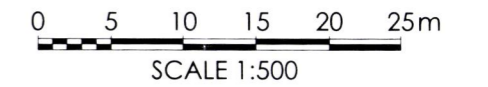
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For M&E information, refer to the M&E Engineers and sub contractor's design drawings & specifications.

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Site Boundary Area - 5,236 sqm / 1.294 acres / 0.5 hectares

Rev	Date	Description	Drawn	Chkd



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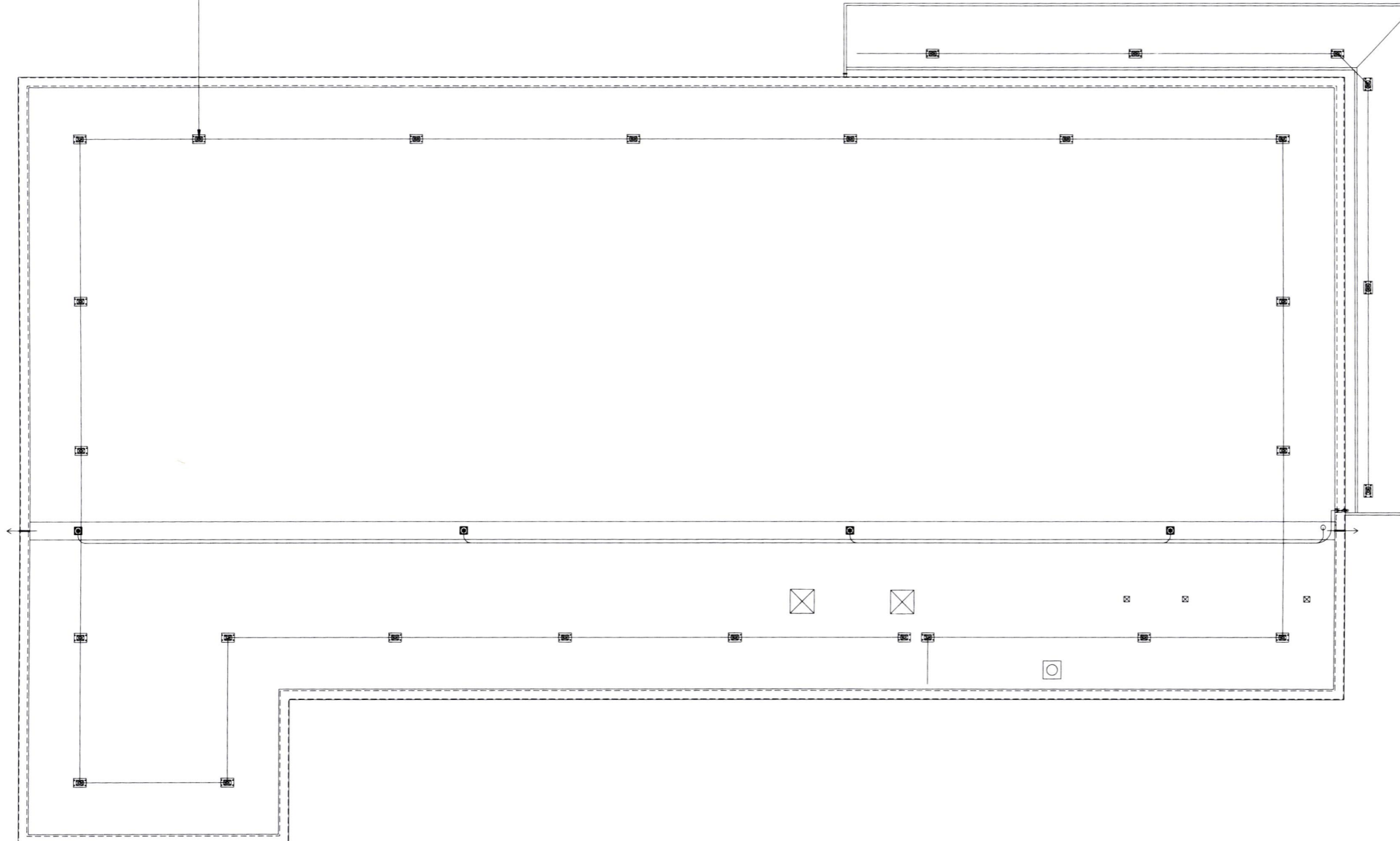
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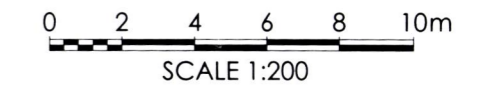
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Existing Fall Arrest System



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Drawing Title

Existing Roof Plan

Drawn	Checked	Scale @A3	BIM Status	Date
JC	JPG	1:200	NA	01/25

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Project No.	Originator	Volume	Level	Type	Role	Number
20984	THPK	93	XX	DR	A	0103



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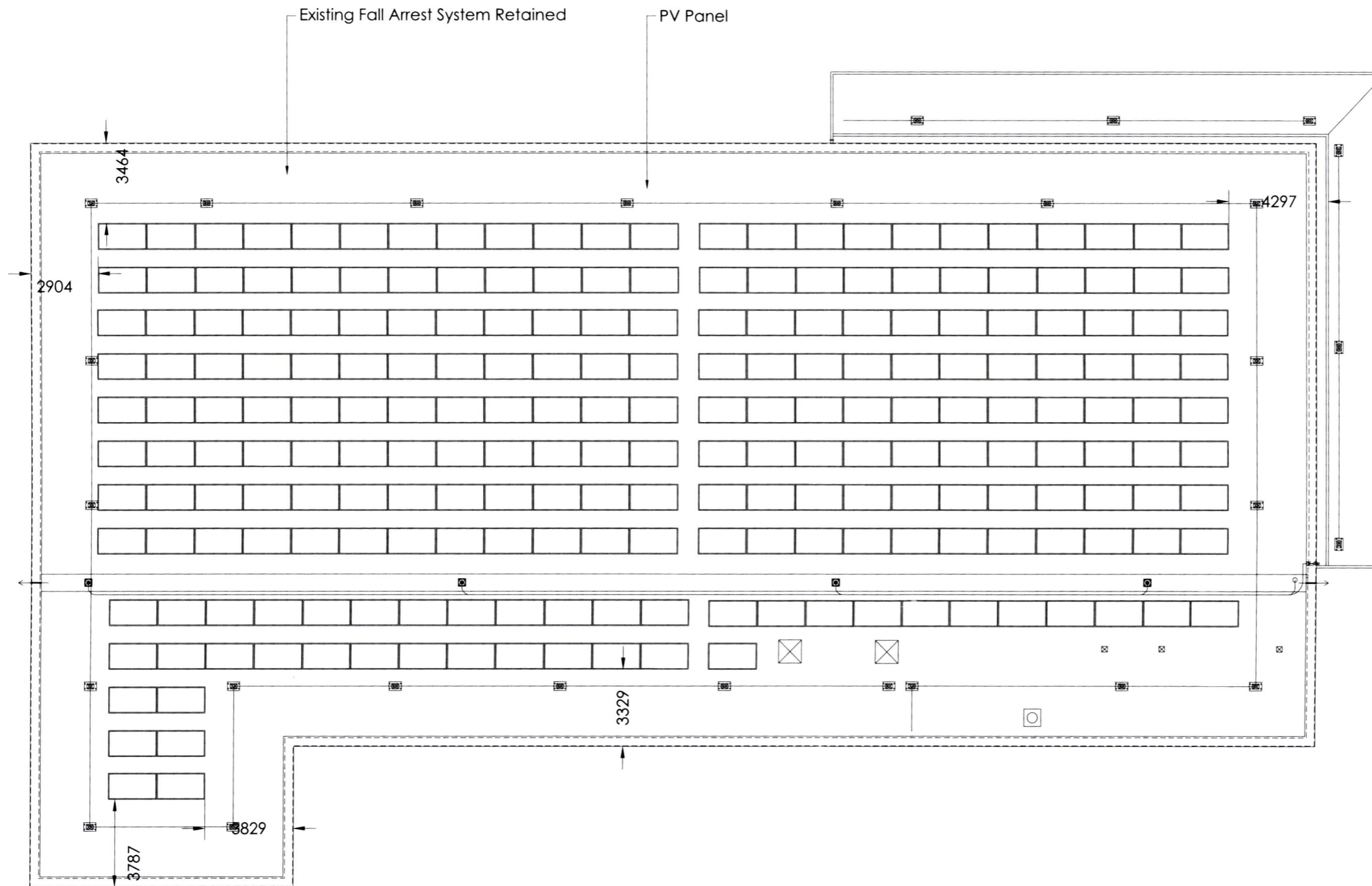
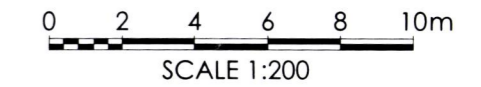
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Number of Solar Panels: 226no. using 520-540kw Solar Panels generating 120KW

Total Area of PV Panel Array - 536.8sqm

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Proposed Roof Plan

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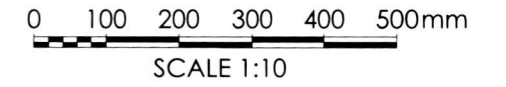
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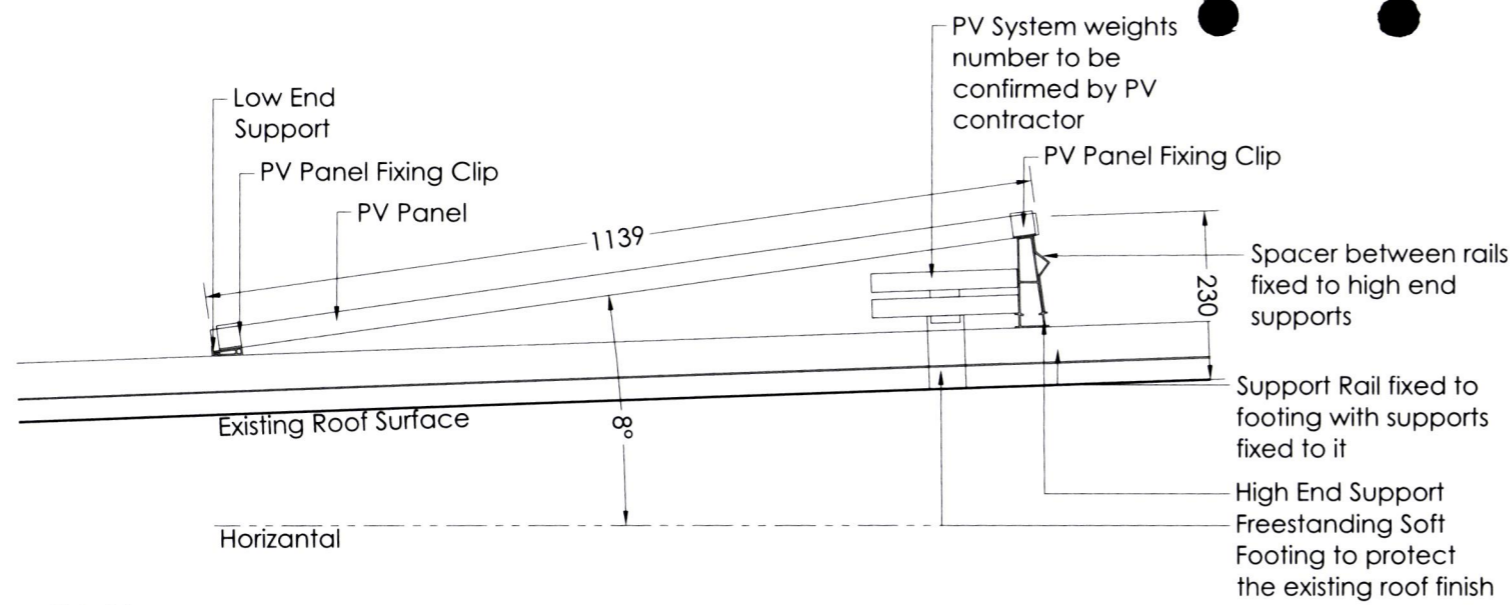
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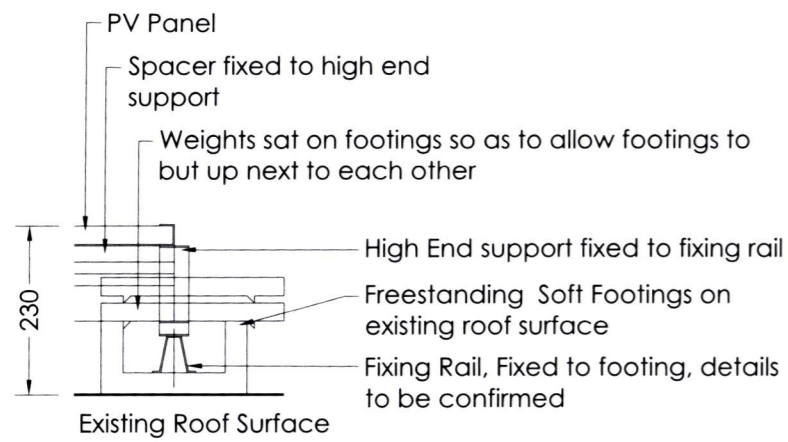
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Side View
Scale 1:10



Cross View
Scale 1:10

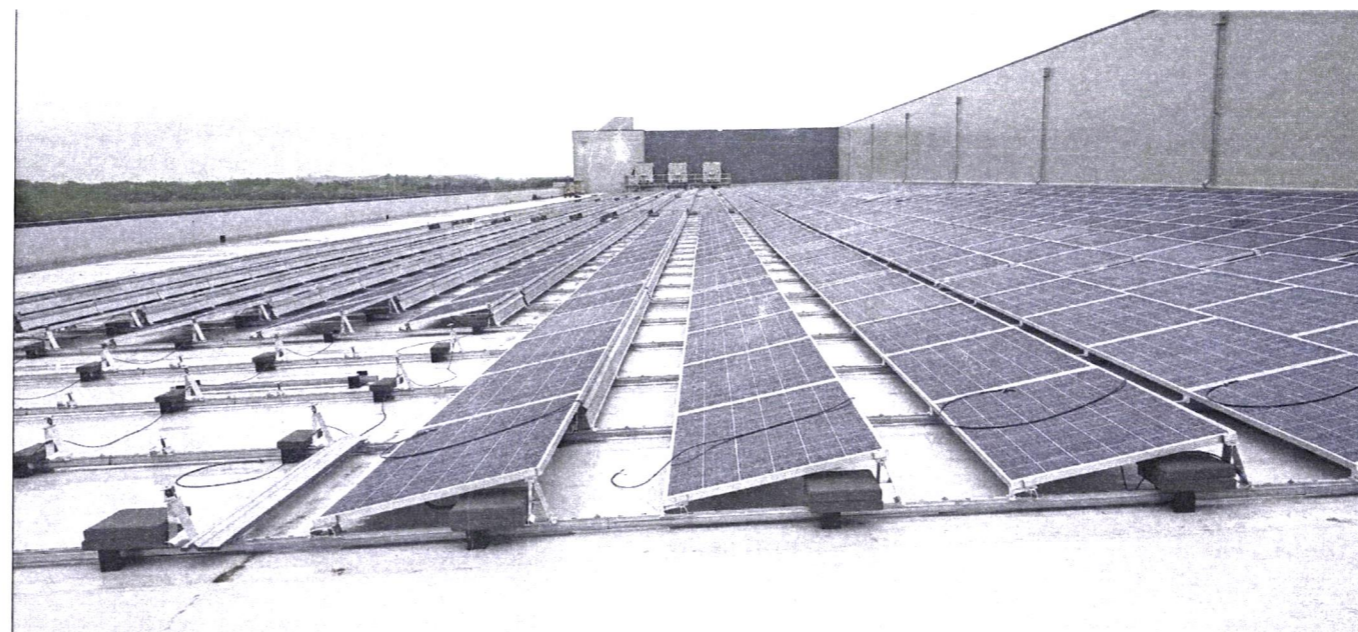


Image of typical PV array (south facing)



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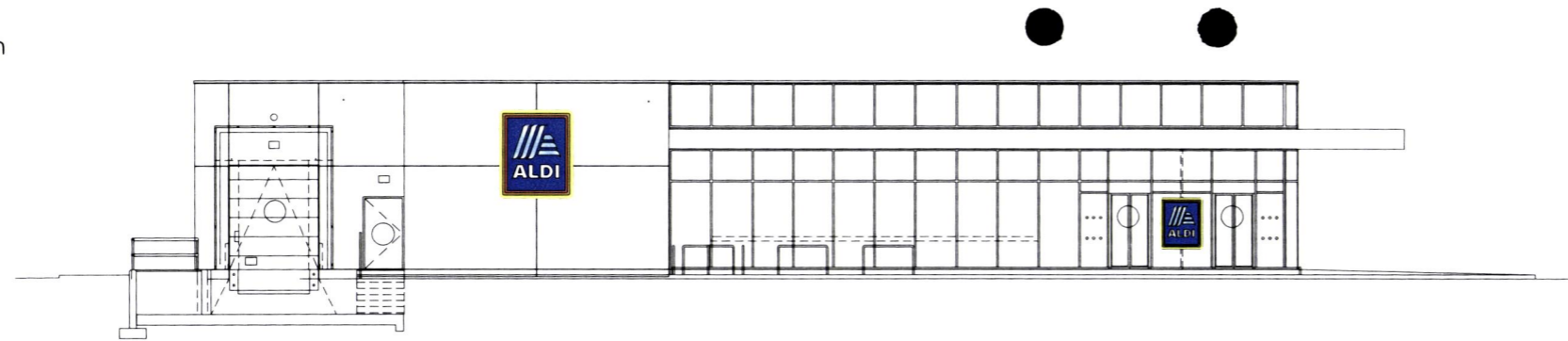
PV Panels & Fixing Details

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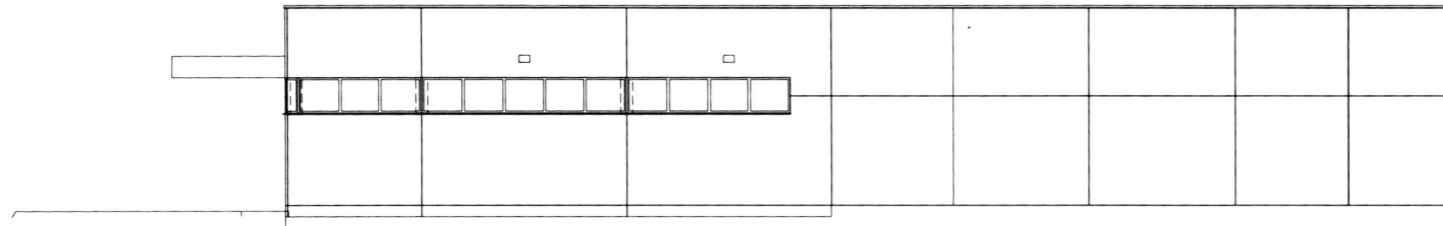
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Project No.	Originator	Volume	Level	Type	Role	Number
20984	THPK	93	XX	DR	A	0105

Existing Elevation

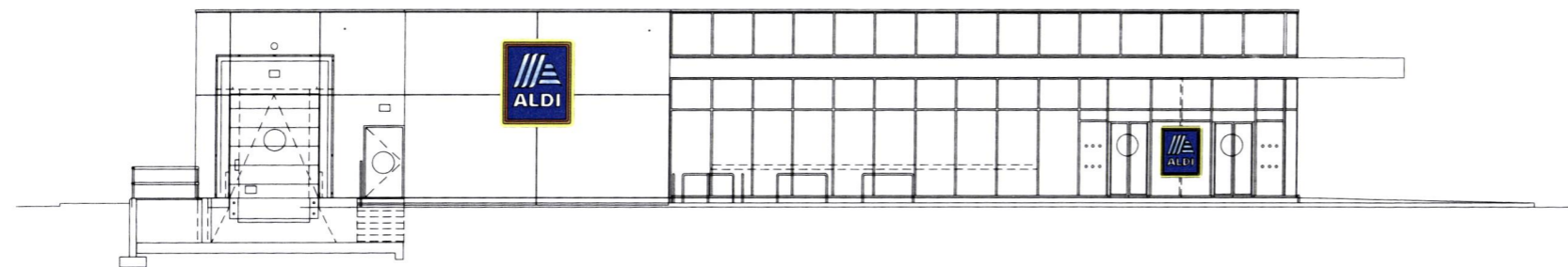


North-West Elevation

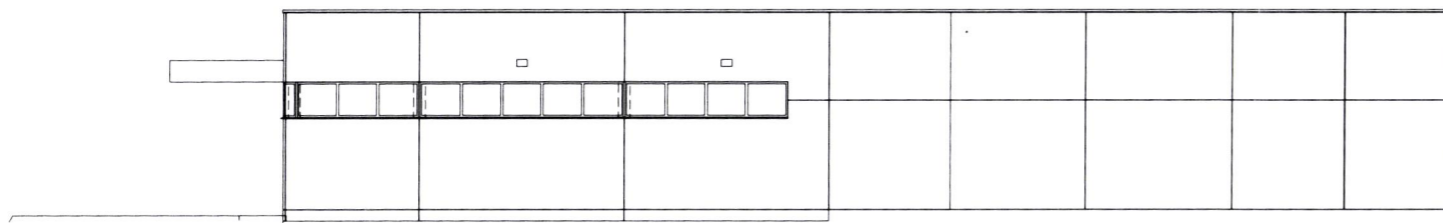


South-East Elevation

Proposed Elevation



North-West Elevation



South-East Elevation

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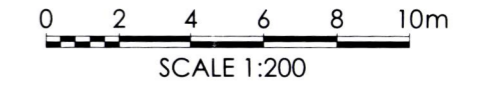
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Drawing Title
Existing & Proposed Elevations

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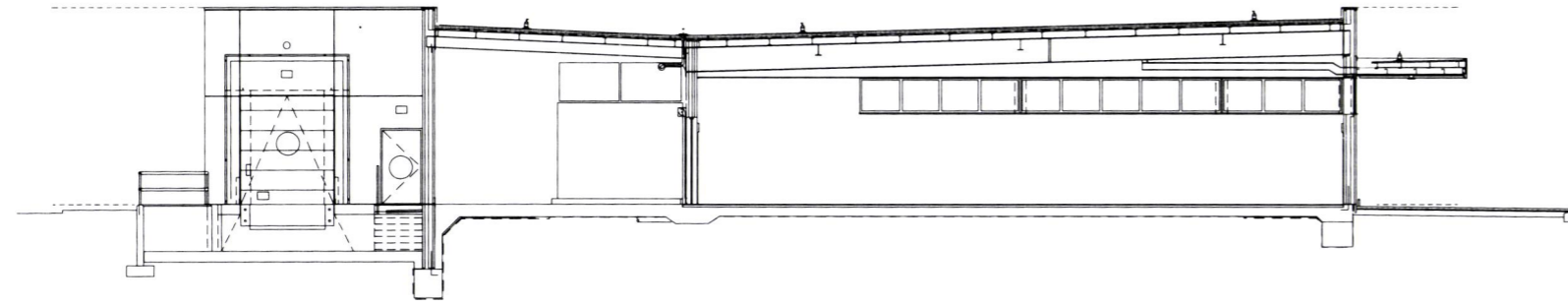
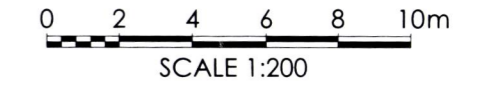
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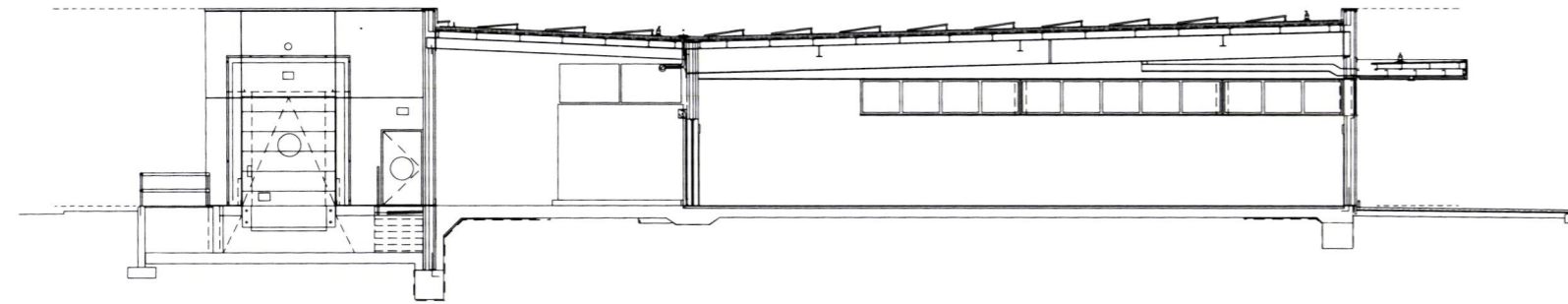
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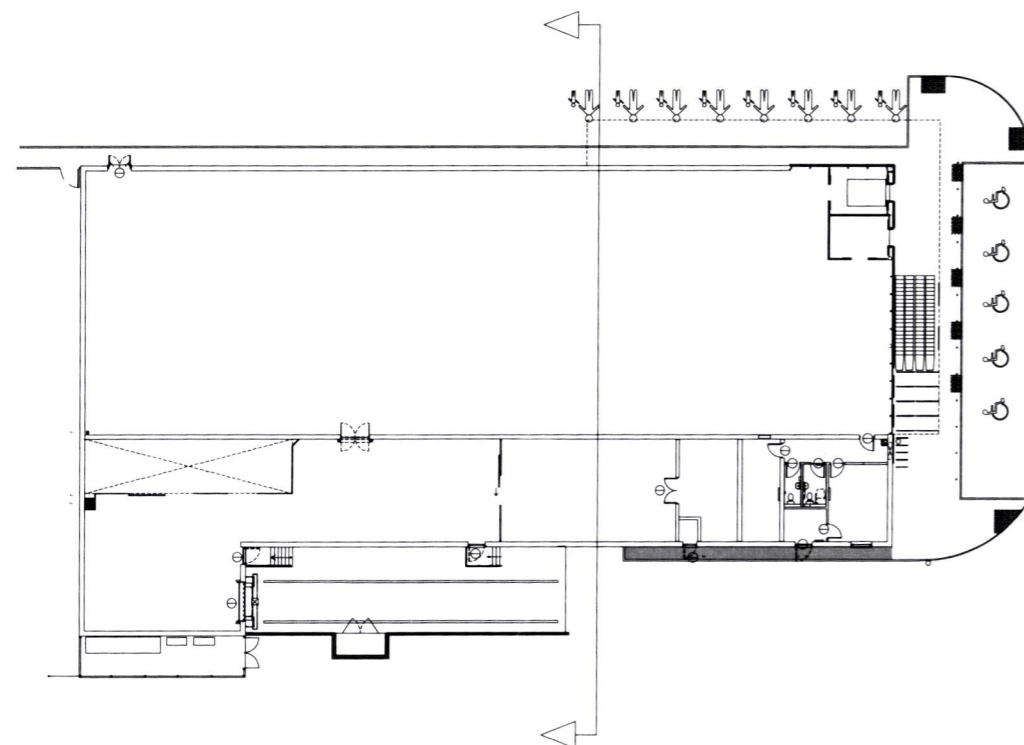
Rev	Date	Description	Drawn	Chkd



Existing Section



Proposed Section



Plan

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Drawing Title

Existing and Proposed Section

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Project No.	Originator	Volume	Level	Type	Role	Number
20984	THPK	93	XX	DR	A	0107