



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
Faics / Fax (0404) 69462
Rphost / Email: plandev@wicklowcoco.ie
Suíomh / Website: www.wicklow.ie

Edyta Scibior

SJ Of February 2026

**RE: Declaration in accordance with Section 5 of the Planning & Development Acts
2000 (As Amended) -EX02/2026**

A Chara,

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 Coimisiún Pleanála of such fee as may be prescribed, refer a declaration for review by the Coimisiún within four weeks of the date of the issuing of the declaration by the Local Authority.

Is mise, le meas,

Dick Denney
ADMINISTRATIVE OFFICER
PLANNING DEVELOPMENT & ENVIRONMENT.





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

Applicant: Edyta Scibior

Location: 6 Lisolman, Tullow, Co. Wicklow

Reference Number: EX 02/2026

CHIEF EXECUTIVE ORDER NO. CE/PERD/2026/138

A question has arisen as to whether “*the proposed construction of a single storey detached cabin (approx. 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site*” at 6 Lisolman, Tullow, Co. Wicklow is or is not exempted development.

Having regard to:

- i) The details submitted with this Section 5 application.
- ii) Sections 2, 3 and 4 of the Planning and Development Act 2000(as amended)
- iii) Articles 6 and 9 of the Planning and Development Regulations 2001 (as amended).
- iv) Schedule 2: Part 1: Class 3 and Class 17 of the Planning and Development Regulations 2001 (as amended).

Main Reasons with respect to Section 5 Declaration:

- i) The construction/ placement of a single storey detached cabin for temporary residential use as set out in the documents lodged would be development having regard to Section 3 of the Planning and Development Act 2000 (as amended),
 - ii) The development would not accord with the limitations as set out in Class 3 of Part 1; Schedule 2 of the Planning and Development Regulations 2001 (as amended) as.
 - a) The floor area of the proposed cabin taken together with the floor area of any other such structures previously constructed, erected or placed within the said curtilage, exceeds 25 square metres.
 - b) insufficient information has been submitted to demonstrate that the cabin would meet the height restrictions applicable.
 - c) The stated use of the structure is for human habitation.
- iii) The development does not come within the exempted development provisions under Class 17 of Part 1 Schedule 2 to the Planning and Development Regulations, 2001, as amended, as.
 - a) No planning permission, consent, approval or confirmation granted under the Act or any other enactment or as exempted development has been permitted on the site in question and therefore the proposal does not constitute temporary on-site accommodation pursuant to permission, consent, approval or confirmation granted.
- iv) The development does not come within any of the other exempted development provisions of the Act or Regulations.



The Planning Authority considers that "the proposed construction of a single storey detached cabin (approx. 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site" at 6 Lisolman, Tullow, Co. Wicklow is development and IS NOT exempted development.

Signed: Orla Denney
ADMINISTRATIVE OFFICER
PLANNING DEVELOPMENT & ENVIRONMENT

Date: 05/02/2026

WICKLOW COUNTY COUNCIL

PLANNING & DEVELOPMENT ACTS 2000 (As Amended)
SECTION 5

CHIEF EXECUTIVE ORDER NO. CE/PERD/2026/138

Reference Number: EX 02/2026

Name of Applicant: Edyta Scibior

Nature of Application: Section 5 Referral as to whether "*the proposed construction of a single storey detached cabin (approx. 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site*" is or is not development and is or is not exempted development.

Location of Subject Site: 6 Lisolman, Tullow, Co. Wicklow

Report from: Patrice Ryan, SEP

With respect to the query under Section 5 of the Planning & Development Act 2000 as to whether "*the proposed construction of a single storey detached cabin (approx. 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site*" at 6 Lisolman, Tullow, Co. Wicklow Is or is not exempted development within the meaning of the Planning & Development Act 2000 (as amended)

Having regard to:

- i) The details submitted with this Section 5 application.
- ii) Sections 2, 3 and 4 of the Planning and Development Act 2000(as amended)
- iii) Articles 6 and 9 of the Planning and Development Regulations 2001 (as amended).
- iv) Schedule 2: Part 1: Class 3 and Class 17 of the Planning and Development Regulations 2001 (as amended).

Main Reasons with respect to Section 5 Declaration:

- i) The construction/ placement of a single storey detached cabin for temporary residential use as set out in the documents lodged would be development having regard to Section 3 of the Planning and Development Act 2000 (as amended),
- ii) The development would not accord with the limitations as set out in Class 3 of Part 1; Schedule 2 of the Planning and Development Regulations 2001 (as amended) as.
 - a) The floor area of the proposed cabin taken together with the floor area of any other such structures previously constructed, erected or placed within the said curtilage, exceeds 25 square metres.
 - b) insufficient information has been submitted to demonstrate that the cabin would meet the height restrictions applicable.
 - c) The stated use of the structure is for human habitation.
- iii) The development does not come within the exempted development provisions under Class 17 of Part 1 Schedule 2 to the Planning and Development Regulations, 2001, as amended, as.
 - a) No planning permission, consent, approval or confirmation granted under the Act or any other enactment or as exempted development has been permitted on the site in question and therefore the proposal does not constitute temporary on site accommodation pursuant to permission, consent, approval or confirmation granted.

iv) The development does not come within any of the other exempted development provisions of the Act or Regulations.

Recommendation

The Planning Authority considers that "*the proposed construction of a single storey detached cabin (approx. 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site*" at 6 Lisolman, Tullow, Co. Wicklow is development and is NOT exempted development as recommended in the planning reports.

Signed: Wicklow County Council

Date: 05/02/2026

ORDER:

I HEREBY DECLARE:

That "*the proposed construction of a single storey detached cabin (approx. 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site*" at 6 Lisolman, Tullow, Co. Wicklow is development and is NOT exempted development within the meaning of the Planning & Development Acts 2000 (as amended).

Signed: Elizabeth H...

Date: 5/2/2026

T/Senior Planner

Planning, Economic & Rural Development

Section 5 Application EX 02/2026

Date: 04/02/2026

Applicant: Edyta Scibior

Address Applicant : 128 Crossneen Manor, Leighlin Road, Carlow, R93 A9C5

Address to which Section Refers: 6 Liscolman, Tullow, Co. Wicklow. R93 X085

Exemption Whether or not:

The proposed construction of a single storey detached cabin (aprox 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site,

constitutes exempted development within the meaning of the Planning and Development Acts, 2000(as amended).

Site Description: The site is located in the townland of Liscolman on the southern side of the Ballyconnell Road and comprises of a single storey detached rural dwelling which has fallen into disrepair. There are 2 other detached outbuilding structures indicated on the site mapping.

Details of proposal:

- Cabin structure of 36sq.m for temporary habitable use while a permanent dwelling is under construction on site.
- There is no planning history relating to the application site for the construction of a new dwelling. There is an existing dwelling on site which has fallen into a state of disrepair. No planning permission of Section 5 Declaration has been issued relating to the renovation of the existing dwelling on site.
- No elevation drawings or images of the proposed structure have been submitted, and the number and position of any openings are not indicated on the site layout plan submitted which show the location and footprint of the proposed structure.
- Existing rear garden area not stated but from measuring on GIS, excluding the existing outbuildings indicated on mapping, the remaining rear garden area behind the main rear building line of the dwelling on site measures c. 1.116 sq.m.
- It is noted that there are 2no. existing outbuildings indicated on the submitted site layout plan in addition to the main dwelling. It is indicated that one of these, which appears to be a timber shed, will be removed. It is not indicated what the remaining structure on the southwestern corner of the site is.

Planning History: None relating to the subject site.

Enforcement: None relating to the subject site.

Section 5'S: None relating to the subject site.

The following Section 5 Referrals area considered Relevant.

Ex 39/2022

A question has arisen as to whether or not

1. Existing substantially incomplete works toward building a rural house started under a now lapsed planning permission.
2. Whether upon lapsing of permission for rural house the future use of lands for residential.

3. New development works carried on an incomplete rural house after the lapsing of 5 years planning permission.
4. Erection of and inhabitation of 2 tents on with no planning permission.
5. Storage of waste and construction materials on lands.

At Ballinatone Lower, Co Wicklow is or is not exempted development.

The Planning Authority concluded that:

- Existing substantially incomplete works toward building a rural house started under a now lapsed planning permission is development and is permitted development within the meaning of the Planning & Development Acts 2000 (as amended).
- Whether upon lapsing of permission for rural house the future use of lands for residential is not development within the meaning of the Planning & Development Acts 2000 (as amended).
- New development works carried on an incomplete rural house after the lapsing of 5 years planning permission is development and is not exempted development within the meaning of the Planning & Development Acts 2000 (as amended).
- Erection of and inhabitation of 2 tents on with no planning permission is development and is not exempted development within the meaning of the Planning & Development Acts 2000 (as amended).
- Storage of waste and construction materials on lands is development and is not exempted development within the meaning of the Planning & Development Acts 2000 (as amended).

EX7/2023 - ABP-316125-23

A question has arisen as to whether or not

- the erection of temporary living accommodation on construction site at Ballinatone Lower, Greenan, County Wicklow is or is not exempted development.

The Planning Authority concluded that:

The erection of temporary living accommodation on the subject site would not come within the exemption provision as set out under Part 1 or Schedule 2, Class 17 of the Planning and Development Regulations because:

1. The decision of the Planning Authority under PPR 22/800 for the retention permission of foundations and rising walls constructed on site and permission for completion of dwelling with some alterations to same with site associated works is still within the appeal period, and hence there is no current permission on the site. Therefore, the proposed structure would not come within the scope of the description of Class 17.
2. The limitations and conditions attached for Class 17 require the removal of the temporary accommodation and the reinstatement of the lands on the completion of the permitted development. The proposal to retain the structure on site after the expiration of the relevant period would be contrary to the said limitations and conditions.

First Party Referral An Bord Pleanála Concluded that:

The erection of temporary living accommodation on construction site at Ballinatone Lower, Greenan, County Wicklow is development and is not exempted development as set out under Part 1 or Schedule 2, Class 17 of the Planning and Development Regulations because:

- (a) the erection of temporary living accommodation on construction site constitutes an object for the purpose of human habitation. The use of the land would, therefore, materially change, and constitute development, in accordance with section 3(2)(b)(i) of the Planning and Development Act 2000, as amended.
- (b) taking into account that the erection of the structure predated the granting of planning permission for a house on the site, the erection of temporary living accommodation on construction site does not constitute temporary on-site accommodation pursuant to permission, consent, approval or confirmation granted and, therefore, does not come within the exempted development provisions under Class 17 of Part 1 of Schedule 2 to the Planning and Development Regulations, 2001, as amended;
- (c) the erection of temporary living accommodation on construction site does not come within any of the other exempted development provisions of the Act or Regulations.

Relevant legislation:

Planning and Development Act 2000 (as amended)

“habitable house” means a house which—

- (a) is used as a dwelling,
- (b) is not in use but when last used was used, disregarding any unauthorised use, as a dwelling and is not derelict, or
- (c) was provided for use as a dwelling but has not been occupied;

“structure” means any building, structure, excavation, or other thing constructed or made on, in or under any land, or any part of a structure so defined, and—

- (a) where the context so admits, includes the land on, in or under which the structure is situate, and
- (b) in relation to a protected structure or proposed protected structure, includes—
 - (i) the interior of the structure,
 - (ii) the land lying within the curtilage of the structure,
 - (iii) any other structures lying within that curtilage and their interiors, and
 - (iv) all fixtures and features which form part of the interior or exterior of any structure or structures referred to in *subparagraph (i) or (iii)*;

“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.

Planning and Development Regulations 2001(as amended).

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) of the Planning and Development Regulations sets out various restrictions on works that would otherwise be exempted development under Article 6. Note see Regulations for full Article.

Class 17 Part 1 Schedule 2 refers to the following and is considered relevant to this Section 5 Declaration:

Temporary Structures and Use	Conditions and Limitations
<p>Class 17</p> <p>The erection, construction or placing on land on, in, over or under which, or on land adjoining which, development (other than mining) is being, or is about to be carried out, pursuant to any permission, consent, approval or confirmation granted under the Act or any other enactment or as exempted development, of temporary on-site accommodation for persons employed, or otherwise engaged, in connection with the carrying out of the development, during the period in which it is being carried out.</p>	<p>"Such accommodation shall be removed at the expiration of the period and the land shall be reinstated save to such extent as may be authorised or required by the permission, consent, approval or confirmation granted under the Act or any other enactment.</p>

In addition *Class 3, Part 1, Schedule 2 refers to the following and is also considered relevant noting that while this section 5 application refers to a temporary residential use it does not state that the cabin structure itself will be temporary.*

Development within the curtilage of a house	Conditions and Limitations
<p>CLASS 3</p> <p>The construction, erection or placing within the curtilage of a house of any tent, awning, shade or other object, greenhouse, garage, store, shed or other similar structure.</p>	<ol style="list-style-type: none">1. No such structure shall be constructed, erected or placed forward of the front wall of a house.2. The total area of such structures constructed, erected or placed within the curtilage of a house shall not, taken together with any other such structures previously constructed, erected or placed within the said curtilage, exceed 25 square metres.3. The construction, erection or placing within the curtilage of a house of any such structure shall not reduce the amount of private open space reserved exclusively for the use of the occupants of the house to the rear or to the side of the house to less than 25 square metres4. The external finishes of any garage or other structure constructed, erected or placed to the side of a house, and the roof covering where any such structure has a tiled or slated roof, shall conform with those of the house.5. The height of any such structure shall not exceed, in the case of a building with a tiled or slated pitched roof, 4 metres or, in any other case, 3 metres.

	6. The structure shall not be used for human habitation or for the keeping of pigs, poultry, pigeons, ponies or horses, or for any other purpose other than a purpose incidental to the enjoyment of the house as such.
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Assessment:

The Section 5 declaration application queries whether or not:

The proposed construction of a single storey detached cabin (approx 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site at 6 Liscolman, Tullow, Co. Wicklow. R93 X085

is or is not development, and is or is not exempted development.

The first assessment must be whether or not the proposal outlined above constitutes development within the remit of Section 3 of the Planning and Development Act 2001. In this regard, Section 3 of the Planning and Development Act provides that: "**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.

Section 2 of the Act defines works as "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.

I am satisfied that construction of a cabin would involve works of construction and its temporary use for human habitation would constitute a material change of use. The proposal would therefore constitute development.

Schedule 2 Part 1, Class 17 of the Planning and Development Regulations 2001(as amended set out the exemption for "*The erection, construction or placing on land on, in, over or under which, or on land adjoining which, development (other than mining) is being, or is about to be carried out, pursuant to any permission, consent, approval or confirmation granted under the Act or any other enactment or as exempted development, of temporary on-site accommodation for persons employed, or otherwise engaged, in connection with the carrying out of the development, during the period in which it is being carried out.*"

For this exemption to apply the development must comply with the limitations set out in the Exemption, considered below:

"Such accommodation shall be removed at the expiration of the period and the land shall be reinstated save to such extent as may be authorised or required by the permission, consent, approval or confirmation granted under the Act or any other enactment.

Not Compliant –

No planning permission, consent, approval or confirmation granted under the Act or any other enactment or as exempted development has been permitted on the site in question. Therefore the proposal does not constitute temporary onsite accommodation pursuant to permission, consent, approval or confirmation granted and, therefore, does not come within the exempted development provisions under Class 17 of Part 1 Schedule 2 to the Planning and Development Regulations, 2001, as amended.

Schedule 2 Part 1, Class 3

As the proposal refers to cabin/structure within the curtilage of an existing dwelling, for the purposes of clarity and completeness it is considered that **Schedule 2, Part 1, Class 3** of the Planning and Development Regulations 2001(as amended) which sets out the exemption for such structures within the curtilage of an existing house is also relevant. Class 3 is defined as :

The construction, erection or placing within the curtilage of a house of any tent, awning, shade or other object, greenhouse, garage, store, shed or other similar structure.

For this exemption to apply the development must comply with the limitations set out in the Exemption, considered below:

1. *No such structure shall be constructed, erected or placed forward of the front wall of a house.*

Compliant.

2. *The total area of such structures constructed, erected or placed within the curtilage of a house shall not, taken together with any other such structures previously constructed, erected or placed within the said curtilage, exceed 25 square metres.*

Not compliant – The total gross floor area of the proposed cabin c.36sqm. No details have been provided with regard to the floor area of the structure on the south western corner of the site. Either way the floor any of the cabin in itself exceeds this limitation.

3. *The construction, erection or placing within the curtilage of a house of any such structure shall not reduce the amount of private open space reserved exclusively for the use of the occupants of the house to the rear or to the side of the house to less than 25 square metres.*

Compliant.

4. *The external finishes of any garage or other structure constructed, erected or placed to the side of a house, and the roof covering where any such structure has a tiled or slated roof, shall conform with those of the house.*

N/A. Indicated as located to the rear of the house.

5. *The height of any such structure shall not exceed, in the case of a building with a tiled or slated pitched roof, 4 metres or, in any other case, 3 metres.*

Not compliant - Insufficient information has been submitted to demonstrate compliance with this limitation.

6. *The structure shall not be used for human habitation or for the keeping of pigs, poultry, pigeons, ponies or horses, or for any other purpose other than a purpose incidental to the enjoyment of the house as such.*

Not Compliant – The stated use is for human habitation.

Screening for AA and EIA

Section 4(4) of the Act states that development shall not be exempted development if an environment impact assessment and appropriate assessment of the development is required.

AA: Having regard to the nature and scale of the proposed development, the nature of the receiving environment, the absence of any pathway linking the site to any Natura 2000 sites, no Appropriate Assessment issues arise and it is not considered that the proposed development would be likely to have a significant effect individually or in combination with other plans or projects on a European site and therefore a Stage 2 Appropriate Assessment (and submission of a NIS) is not therefore required.

EIA: Having regard to the nature and scale of the proposed development and the nature of the receiving environment there is no real likelihood of significant effects on the environment arising from the proposed development. The need for environmental impact assessment can, therefore, be excluded at preliminary examination and a screening determination is not required.

CONCLUSION

Having regard to the above assessment, it is considered that "*the proposed construction of a single storey detached cabin (approx 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site, at 6 Liscolman, Tullow, Co. Wicklow. R93 X085*" would be development and would not be exempted development.

RECOMMENDATION:

With respect to the query under Section 5 of the Planning and Development Act 2000, as to:

Whether or not: The proposed construction of a single storey detached cabin (approx 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site,

constitutes exempted development within the meaning of the Planning and Development Acts, 2000(as amended).

The Planning Authority considers that: *The proposed construction of a single storey detached cabin (approx 36sq.m) to be used for short term residential accommodation while a permanent dwelling is under construction on site, is development and is NOT exempted development*

Main Considerations with respect to Section 5 Declaration:

- i) The details submitted with this Section 5 application.
- ii) Sections 2, 3 and 4 of the Planning and Development Act 2000(as amended)
- iii) Articles 6 and 9 of the Planning and Development Regulations 2001 (as amended).
- iv) Schedule 2: Part 1: Class 3 and Class 17 of the Planning and Development Regulations 2001 (as amended).

Main Reasons with respect to Section 5 Declaration:

- i) The construction/ placement of a single storey detached cabin for temporary residential use as set out in the documents lodged would be development having regard to Section 3 of the Planning and Development Act 2000 (as amended),
- ii) The development would not accord with the limitations as set out in Class 3 of Part 1; Schedule 2 of the Planning and Development Regulations 2001 (as amended) as;

- a) The floor area of the proposed cabin taken together with the floor area of any other such structures previously constructed, erected or placed within the said curtilage, exceeds 25 square metres.
- b) insufficient information has been submitted to demonstrate that the cabin would meet the height restrictions applicable;
- c) The stated use of the structure is for human habitation.

iii) The development does not come within the exempted development provisions under Class 17 of Part 1 Schedule 2 to the Planning and Development Regulations, 2001, as amended, as;

- a) No planning permission, consent, approval or confirmation granted under the Act or any other enactment or as exempted development has been permitted on the site in question and therefore the proposal does not constitute temporary on site accommodation pursuant to permission, consent, approval or confirmation granted.

iv) The development does not come within any of the other exempted development provisions of the Act or Regulations.

I Recommend that the applicant be informed accordingly



Patrice Ryan
Senior Executive Planner
04/02/2026

MEMORANDUM

WICKLOW COUNTY COUNCIL

**TO: Patrice Ryan
Senior Executive Planner** **FROM: Nicola Fleming
Staff Officer**

RE:- EX02/2026 - Declaration in accordance with Section 5 of the Planning & Development Acts 2000 (as amended)

I enclose herewith for your attention application for Section 5 Declaration received 12/01/2026

The due date on this declaration is the 08/02/2026.

Staff Officer Planning Development & Environment



Comhairle Contae Chill Mhantáin Wicklow County Council

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

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Suíomh / Website: www.wicklow.ie

Edyta Scibior
128 Crossneen Manor
Leighlin Road
Carlow
R93 A9C5

13th January 2026

RE: Application for Certificate of Exemption under Section 5 of the Planning and Development Acts 2000 (as amended). – EX02/2026 for 6 Lisolman, Tullow

A Chara

I wish to acknowledge receipt on 12/01/2026 full details supplied by you in respect of the above Section 5 application. A decision is due in respect of this application by 08/02/2026.

Mise, le meas


Nicola Fleming
Staff Officer
Planning, Economic & Rural Development

Tá an doiciméad seo ar fáil i bhformáid eile agus ar arras.
This document is available in alternative formats on request.

Ba chóir gach comhfheagras a sheoladh chuig an Stiúrthóir Seirbhisi, Pleanáil, Forbairt Eacnamaíochta agus Tuaithe
All correspondence should be addressed to the Director of Services, Planning, Economic and Rural Development



Nicola Fleming

From: Nicola Fleming
Sent: Monday 12 January 2026 11:42
To: 'edyta.wanowicz@wp.pl'
Subject: RE: Section 5A Application Form

Hi Edyta,

I wish to acknowledge receipt of your application. Reference number EX02/2026. Once we receive payment of the fee a decision will issue within 4 weeks.

You can call our customer care team on 0404-20100 to arrange payment of the €80 fee.

Regards,

Nicola Fleming
Oifigeach Foirne - Staff Officer
Pleanáil, Forbairt Eacnamaíoch & Tuaithe - Planning, Economic & Rural Development -

Comhairle Contae Chill Mhantáin, Halla an Chontae, Bóthar an Stáisiúin, Cill Mhantáin, A67 FW96
Wicklow County Council, County Building, Station Road, Wicklow Town, A67 FW96

Ph: +353 (0404) 20148 |
Website: <http://www.wicklow.ie>



Comhairle Chontae Chill Mhantáin

Wicklow County Council

From: edyta.wanowicz@wp.pl <edyta.wanowicz@wp.pl>
Sent: Sunday 11 January 2026 19:47
To: Planning - Planning and Development Secretariat <plandev@wicklowcoco.ie>
Subject: Section 5A Application Form

External Sender - From: (edyta.wanowicz@wp.pl
<edyta.wanowicz@wp.pl>
This message came from outside your organisation.

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CAUTION This email originated from outside Wicklow County Council. Do not click links or open attachments unless you recognise the sender and know the content is safe.

Dear Planning Department,

I hope you are well.

Please find attached my completed Section 5A application form in relation to the property at:

6 Liscolman,
Tullow,
County Wicklow,
R93 X085

My name is Edyta Marta Scibior.

Could you please confirm the receipt of this application and advise me on the next steps in the process, including any further documentation, fees, or timelines I should be aware of?

Thank you very much for your assistance.

Kind Regards,
Edyta Scibior

Wicklow County Council
County Buildings
Wicklow
0404-20100

12/01/2026 12 02 56

Receipt No L1/0/357210

EDYTA SCIBIOR
128 CROSNEEN MANOR
LOUGHLINN ROAD
CARLOW

EXEMPTION CERTIFICATES	80 00
GOODS	80 00
VAT Exempt/Non vatable	
 Total	80 00 EUR

Tendered	
Credit Card	80 00
 Change	0 00

Issued By Joanne Tighe
From Customer Service Hub
Vat reg No 0015233H



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

Office Use Only

Date Received _____

Fee Received _____

RECEIVED

12 JAN 2026

**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) Name of applicant: EDYTA SCIBIOR

Address of applicant: 128 CROSSNEEN MANOR
LEIGHLIN ROAD, CARLOW, R93 A9C5

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

2. Agents Details (Where Applicable)

(b) Name of Agent (where applicable) _____

Address of Agent : _____

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

3. Declaration Details

i. Location of Development subject of Declaration 6 Liscolman,
Tinnew, Co. Wicklow, R93X085

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

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 I SEEK DECLARATION
AS TO WHETHER THE PROPOSED CONSTRUCTION OF A SINGLE STOREY
DETACHED : CABIN (APPROX. 36M2) TO BE USED FOR SHORT-TERM
RESIDENTIAL ACCOMMODATION WHILE A PERMANENT Dwelling IS
UNDER CONSTRUCTION AT THE ABOVE LOCATION, CONSTITUTES
EXEMPTED DEVELOPMENT OR REQUIRES PLANNING PERMISSION
Additional details may be submitted by way of separate submission.

v. Indication of the Sections of the Planning and Development Act or Planning Regulations you consider relevant to the Declaration SECTION 5 OF THE
PLANNING AND DEVELOPMENT ACT 2000 AND SCHEDULE 2,
PART 1 OF THE PLANNING DEVELOPMENT REGULATIONS
2001 (AS AMENDED) RELATING TO EXEMPTED
DEVELOPMENT

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
SITE LAYOUT PLAN SHOWING PROPOSED CABIN LOCATION
AND DISTANCES TO BOUNDARIES
FLOOR PLAN AND AREA CALCULATION (APPROX 36m²)
SKETCH DRAWING OF PROPOSED CABIN

viii. Fee of € 80 Attached ? YES

Signed : Edyta Sibior Dated : 11.01.2026

Additional Notes :

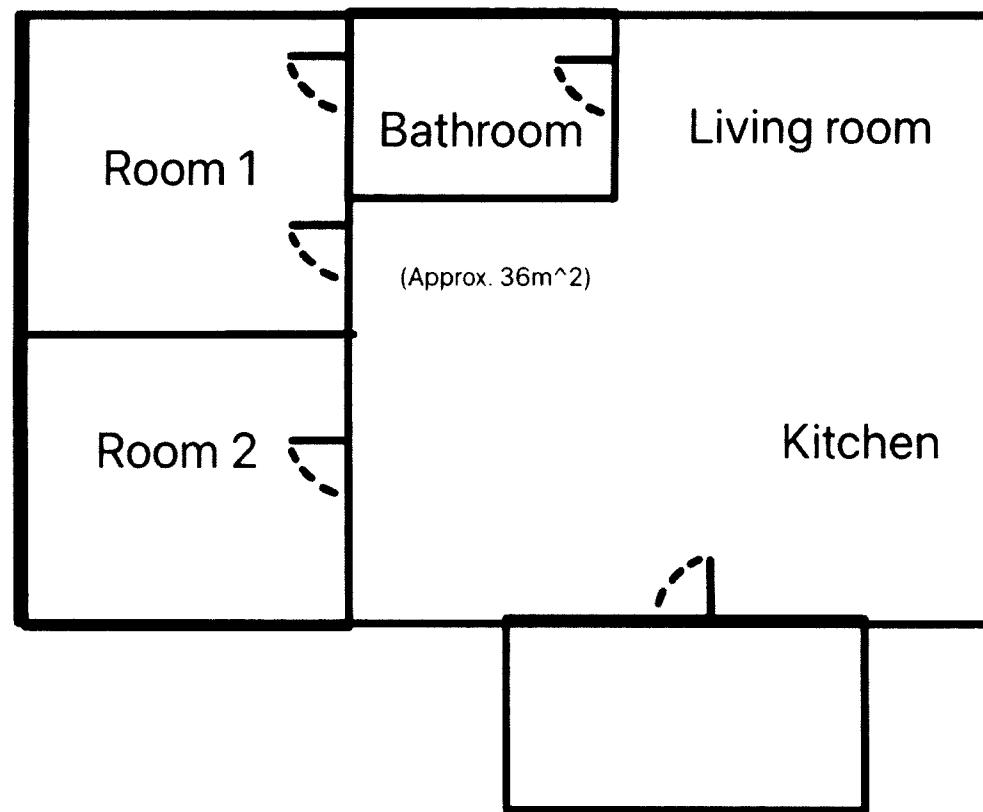
As a guide the minimum information requirements for the most common types of referrals under Section 5 are listed below :

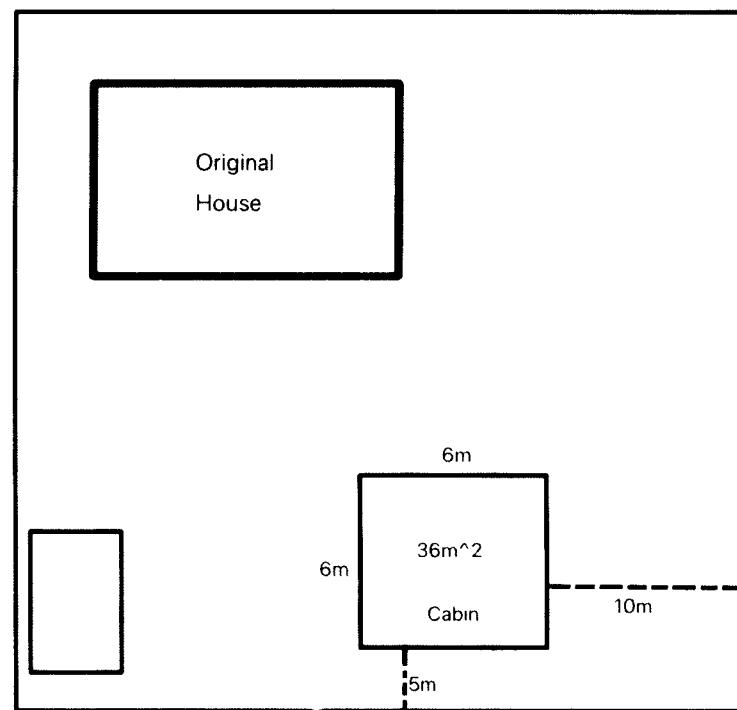
A. Extension to dwelling - Class 1 Part 1 of Schedule 2

- 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





691020 mE, 675400 mN



690220 mE, 674750 mN
Date Printed: 01/04/2025

Creation Date: 1 April 2025 09:21:13

Application Number: P2025LR041701B



Folio: WW7918

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.

For details of the terms of use and limitations of scale, accuracy and other conditions relating to TÉ Registration maps, see www.tailte.ie.

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(centre-line of parcel(s) edged)

Freehold

Leasehold

SubLeasehold



Burdens (may not all be represented on map)

Right of Way / Wayleave

Turbary

Pipeline

Well

Pump

Septic Tank

Soak Pit

A full list of burdens and their symbology can be found at:
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.

1:2500 Scale
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