



Chief Executives, Local Authorities
Directors of Planning Services and Senior Planners, Local Authorities
Directors and Senior Planners, Regional Assemblies
Chairperson and Director of Planning, An Bord Pleanála
Planning Regulator and Deputy Regulator, OPR

24 March 2021

Ref: NRUP 01/2021

A Chairde,

RE: Updated EPA Code of Practice

I have been asked by Mr Darragh O'Brien T.D., Minister for Housing, Local Government and Heritage, to advise all planning authorities of the issuing of an updated Code of Practice by the Environmental Protection Agency (EPA).

The EPA has today issued a Code of Practice entitled Code of Practice for Domestic Waste Water Treatment Systems (Population Equivalent ≤ 10). This follows consultation with the Minister for the Environment, Climate and Communications and Minister for Housing, Local Government and Heritage, and a public consultation process from 11th December 2018 to 26th March 2019. The updated Code of Practice will come into effect on the **7th June 2021** and will replace the current 2009 Code of Practice on that date.

The Code of Practice (copy attached for ease of reference) is available on the EPA website at <http://www.epa.ie/water/wastewater/guidance/cop/> and is accompanied by the explanatory letter (also attached), the appendix of which, details the changes between the 2009 Code of Practice and the 2021 Code of Practice and other relevant information. Hardcopies may be obtained by contacting the EPA Publications Office, PO Box 3000, Johnstown Castle Estate, Wexford, 053-9160600, publications@epa.ie.



The most significant changes are:

- Additional options in low permeability soils;
- Willow bed evapotranspiration systems;
- De-sludging calculator.

With regard to the application of this Code of Practice, in accordance with Section 22(2)(c) of the Planning and Development Regulations 2001 to 2020 (the Regulations), a planning application under sub-article 22(1) of the Regulations shall be accompanied by:

“(c) where it is proposed to dispose of wastewater from the proposed development other than to a public sewer, information on the on-site treatment system proposed and evidence as to the suitability of the site for the system proposed.”

Further information on the policy context for the Code of Practice can be found in Circular PSSP 01/2010, which implemented the current 2009 Code of Practice. A copy of the 2010 circular is also attached to this Circular letter for reference.

The 2021 Code of Practice for Domestic Waste Water Treatment Systems (Population Equivalent ≤ 10) applies to site assessments and subsequent installations carried out on or after **7th June 2021**. The 2009 Code of Practice Wastewater Treatment and Disposal Systems Serving Single Houses (p.e. ≤ 10) may continue to be used for site assessments and subsequent installations commenced before **7th June 2021** or where planning permission has been applied for before that date.

The EPA will arrange presentations on the Code of Practice during the transition period before it comes into effect. These will be web-based events for the information of planners and industry representatives respectively. Please email D.Inspections@epa.ie if you wish to be notified of these events.



Yours sincerely,

Paul Hogan

Principal Planning Adviser

Attachments:

- Updated Code of Practice which will come into effect on the 7th June 2021
- Explanatory letter in relation to Updated Code of Practice
- Circular PSSP 01/2010, which implemented the current 2009 Code of Practice