

Comhairle Bhaile Chaislean a'Bharraí
Castlebar Town Council

**Requirements for Taking in Charge of
Developments**

Any request to have the security for Developments released and/or the Development taken over, shall be accompanied by:

1. Three sets of as-built drawings for the estate to a scale of 1:500 showing-
 - I. The layout and levels of roads, footpaths and sewers (foul & surface water).
 - II. The layout and diameters of the watermains with valve positions marked (including hydrants). Where more than two valves are provided at a watermain junction, a line drawing showing the layout of valves at the junction shall be provided.
 - III. The Diameters of sewers (foul & surface water and position of manholes).
 - IV. The position of road gullies.
 - V. The position of services or service ducts crossing carriageways clearly identified by dimensioning from some clearly visible surface feature, e.g. road gully or manhole.

- VI. The position of public lights.
 - VII. Any open space.
 - VIII. Clear identification of surface water discharge points.
2. A properly certified CCTV survey (including a video tape & written report) of sewers shall also be required.
 3. The developer shall provide a statement that the Development has been carried out in accordance with the “Recommendations for site Development Works for Housing Areas” (Department of the Environment & Local Government, 1998), subject to such amendments as have been approved by Castlebar Town Council (see Specification for Housing Estates document). A suitably qualified person with personal indemnity insurance who is not a beneficiary of the development apart from fees shall sign this statement.
 4. The Developer shall test watermains and sewers to the satisfaction of Castlebar Town Council in accordance with “Recommendations for site Development Works for Housing Areas” (Department of the Environment & Local Government, 1998).
 5. The Developer shall provide a Certificate from the E.S.B. that the Public Lighting is in order.
 6. The Developer shall complete a copy of the attached take-over form.

7. There will be an initial fee for examination of 400 Euro payable to the Town Clerk, Castlebar Town Council, Marsh house, Newtown, Castlebar, Co. Mayo.

Where the Estate is found on first inspection to be incomplete or not up to the required standard, then any subsequent inspection will be carried out at a fee of 380 Euro per inspection until the final inspection, where taking in charge can be recommended.

If a bondsman requires a report after a first inspection has found the Estate to be unsatisfactory, the fee of 380 Euro will apply.

Upon satisfaction of these requirements, the taking in charge procedure will commence.

NOTE: *The Recommendations for Site Development Works for Housing Areas (Department of the Environment & Local Government, 1998) is available from: The Government Publications Sales Office, Sun Alliance House, Molesworth Street, Dublin 2.*

Tel no. (01) 6710309 Price: 12.70 Euro