



STATUTORY INSTRUMENTS.

**S.I. No. 540 of 2025**



PLANNING AND DEVELOPMENT ACT 2000 (ELECTRONIC APPEALS  
AND REFERRALS) REGULATIONS 2025

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I, JAMES BROWNE, Minister for Housing, Local Government and Heritage, in exercise of the powers conferred on me by section 127(5)(c) and section 248(5) of the Planning and Development Act 2000 (No. 30 of 2000) (as adapted by the Housing, Planning and Local Government (Alteration of Name of Department and Title of Minister) Order 2020 (S.I. No. 408 of 2020)), hereby make the following regulations.

**Citation**

1. (1) These Regulations may be cited as the Planning and Development Act 2000 (Electronic Appeals and Referrals) Regulations 2025.

(2) The collective citation “Planning and Development Regulations 2001 to 2025” includes these Regulations.

**Definitions**

2. In these Regulations –

“Commission” means “An Coimisiún Pleanála”;

“Principal Regulations” means the Planning and Development Regulations 2001 (S.I. No. 600 of 2001).

**Amendment of the Principal Regulations**

3. The Principal Regulations are amended by the insertion after Article 67 of the following:

*“The submitting of appeals or referrals in electronic form.*

67A (1) Where the Commission has consented, an appeal or referral may be submitted in electronic form and in accordance with particular information technology and procedural requirements and include such information as may be specified by the Commission.

(2) Where an appeal or referral has been submitted in electronic form, any required documents or information shall be provided to the Commission electronically.

(3) Documents or information provided to the Commission in electronic form shall be in a searchable form and of sufficient quality to produce a legible hard copy if required.

(4) Where an appeal or referral is submitted in electronic form, any documents, information or correspondence may be issued by the Commission electronically.

(5) Where the Commission's information technology and procedural requirements for submitting appeals or referrals referred to in sub-article (1) is unavailable on the last day for submitting an appeal or referral, the appeal or referral shall be valid if received on the next following day on which the Commission's information technology and procedural requirements for receiving such appeals or referrals is available.”



GIVEN under my Official Seal,  
12 November, 2025.

JAMES BROWNE,  
Minister for Housing, Local Government and Heritage.

EXPLANATORY NOTE

*(This note is not part of the Instrument and does not purport to be a legal interpretation.)*

These Regulations confirm that with the consent of An Coimisiún Pleanála, an appellant may lodge an appeal or a referral may be made in electronic form to An Coimisiún Pleanála.

BAILE ÁTHA CLIATH  
ARNA FHOILSIÚ AG OIFIG AN tSOLÁTHAIR  
Le ceannach díreach ó  
FOILSEACHÁIN RIALTAIS,  
BÓTHAR BHAILE UÍ BHEOLÁIN,  
CILL MHAIGHNEANN,  
BAILE ÁTHA CLIATH 8,  
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