



An
Coimisiún
Pleanála

Record of Meeting ABP-311587-21 (PC)

Case Reference / Description	Proposed development of between 14 and 18 no. wind turbines, 110kV on-site substation and associated connection to the national grid. Littleton Wind Farm, Co. Tipperary.		
Case Type	Pre-Application Consultation		
1st / 2nd / 3rd / 4th Meeting	2 nd Meeting		
Date	01/12/2025	Start Time	14:30pm
Location	MS Teams	End Time	15:50pm

Representing An Coimisiún Pleanála

Una Crosse, Assistant Director of Planning, Chair

Donal Donnelly, Senior Planning Inspector

Maeve Flynn, Senior Ecologist

Emmet Smyth, Senior Environmental Scientist

Niamh Hickey, Executive Officer

Representing the Prospective Applicant

Laura Burke, SSE Renewables

Caroline Donnelly, SSE Renewables

Muriel Ennis, BnM

Trevor Byrne, Fehily Timoney and Company

Conor Auld, Fehily Timoney and Company
Cian Doughan, Macros Works
Tony Cummins, John Cronin and associates
Ben O'Dwyer, Fehily Timoney and Company
Doireann Tarrant, Fehily Timoney and Company
Michael Gill, Hydro Environmental
Maureen Marsden, Fehily Timoney and Company
Caitriona Carter, BnM

Introduction

The Commission referred to the email received from the prospective applicant on the 9th October 2025, requesting a 2nd pre-application consultation meeting with the first meeting held on the 15th February 2022. The Commission's representatives mentioned the general procedures outlined at the first meeting, noting they remain applicable and referenced the recent transposition of the RED III Directive.

Presentation

The prospective applicant's presentation, which is attached to the file set out the following:

- Meeting Agenda,
- The applicant and project history,
- Development proposal,
- Comparative site boundary,
- Comparative site layouts,
- Grid connection route,
- Turbine delivery route,

- Amenity proposals,
- Policy context with National and Local Policy provisions,
- Habitats, Fauna and Key Ecological Receptors,
- Hydrology, hydrogeology, flooding and water framework directive
- Peat and landslide susceptibility,
- Sensitive receptors,
- Noise,
- Landscape visuals,
- Cultural heritage,
- Cumulative Assessment,
- Key studies and surveys,
- Consultations,
- Public consultations,
- Engagement with NPWS,
- Previous An Coimisiún Pleanála comments,
- Proposed planning documentation,
- Environmental Impact Assessment and supporting documents,
- Proposed development timelines.

Discussion

- The Commission's representatives began the discussion by asking the prospective applicant to submit the drawings presented at the meeting in an appropriate scale.
- The Commission's representatives advised the prospective applicant that they have no indication of when the relevant Chapter of the Planning and Development Act 2024 will commence.
- The Commission's representatives advised the prospective applicant to include a chapter on mitigation measures in the Environmental Impact Assessment Report. They also advised the prospective applicant to address alternatives as

they relate to site locations, design layouts, turbine configurations, access points, substation locations and grid connections.

- Following a query raised by the Commission's representatives the prospective applicant stated that it is not proposed to apply for design flexibility or incorporate a battery energy storage system within the proposed development.
- The Commission's representatives enquired about how decommissioning would be assessed in the Environmental Impact Assessment Report and the prospective applicant stated that it would be addressed within each chapter.
- The Commission's representatives advised the prospective applicant to undertake a comprehensive cumulative impact assessment including all relevant wind farm developments and other relevant development types. The prospective applicant confirmed there will be a full list of projects included within the zone of influence. It is proposed that each chapter of the EIAR would have a dedicated section on cumulative impacts.
- The prospective applicant responded to queries relating to the key species to be considered and the proposed monitoring of same. A query arose in respect of the presence of marsh fritillary and suitable habitat for same.
- Landowner consent was confirmed in response to a query on same.
- Consistency in respect of the hard and soft copy of documentation was advised as was the need to ensure all appendices and sub appendices were attached.
- The Commission's representatives noted that the prospective applicant has not had contact with the NPWS since 2023 and highlighted the importance of this engagement and encouraged them to request further consultation. The prospective applicant explained that engagement had been sought but no response had been received and stated that the engagement in 2023 was quite detailed and not much information in the proposed development has changed since.
- The Commission's representatives highlighted areas of Ornithology that the prospective applicant should ensure were thoroughly considered and noted the importance of comprehensive and appropriate survey work. The

Commission's representatives advised the prospective applicant to focus on key species of conservation concern.

- The Commission's representatives advised the prospective applicant to apply a consistent assessment methodology for the bird impact assessment and if multiple methods are used, to provide an appropriately detailed rationale for their incorporation.
- The Commission's representatives advised that the prospective applicant ensure that the appropriate population basis for the relevant bird species are incorporated into the collision risk model methodology.
- It was advised by the Commission's representatives that the rationale in respect of the location, composition and interactions of any proposed biodiversity enhancement measures should be clearly set out.
- Proposed mitigation to address water management at the location of the borrow pit was outlined by the prospective applicant in response to a query from the Commission's representative.
- The prospective applicant confirmed that amplitude modulation and tonal noise will be addressed by way of an operational mitigation strategy in the EIAR following a query from the Commission's representatives.
- The Commission's representatives enquired about the status of the IPC licence on the site and the rehabilitation proposed of the bog. The prospective applicant outlined that some parts of the bog have already undergone the rehabilitation process, while other parts are still subject to same. The prospective applicant confirmed that the Wind Farm infrastructure and the rehabilitation of the bog can run in parallel. The Commission's representatives advised to make sure this is addressed in the Environmental Impact Assessment Report particularly as it relates to the baseline environment.
- The prospective applicant outlined their intention to submit the substitute consent application in the first instance closely followed by the Section 37E application for the proposed windfarm.

- The Commission's representatives clarified information regarding the RED III process and advised the prospective applicant that a 'Schedule of Information to Inform the Completeness Check' when the application is lodged will be provided to the prospective applicant at the conclusion of the pre-application process.

Conclusion:

The Commission's representatives advised that the onus is on the prospective applicant to either request a further meeting or formal closure of the instant pre-application consultation process. The Commission's representatives advised that the record of this meeting will be issued in the meantime and that the prospective applicant can submit any comments it may have in writing or alternatively bring any comments for discussion at the time of any further meeting.

The meeting concluded at 15:50pm.



Una Crosse

Assistant Director of Planning.