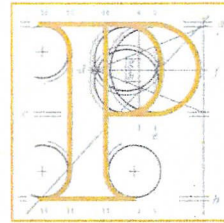


Our Case Number: ABP-318802-24

Planning Authority Reference Number:



An
Coimisiún
Pleanála

Sarah Jordan & Ciarán O'Sullivan
Alverno
Ringaskiddy
Co. Cork
P43KR86

Date: 21 November 2025

Re: Proposed development of a resource recovery centre (including waste-to-energy facility) in Ringaskiddy, County Cork.

Dear Sir / Madam,

An Coimisiún Pleanála has received your recent submission in relation to the above mentioned proposed development and will take it into consideration in its determination of the matter. Please accept this letter as a receipt for the fee of €50 that you have paid.

The Commission will revert to you in due course with regard to the matter.

Please be advised that copies of all submissions / observations received in relation to the application will be made available for public inspection at the offices of the local authority and at the offices of An Coimisiún Pleanála when they have been processed by the Commission.

More detailed information in relation to strategic infrastructure development can be viewed on the Commission's website: www.pleanala.ie.

If you have any queries in the meantime please contact the undersigned officer of the Commission. Please quote the above mentioned An Coimisiún Pleanála reference number in any correspondence or telephone contact with the Commission.

Yours faithfully,

Kevin McGettigan
Executive Officer
Direct Line: 01-8737263

PA04

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64 Marlborough Street
Dublin 1
D01 V902

To:
An Coimisiún Pleanála
64 Marlborough Street
Dublin 1, D01 V902

Date: 19th Nov 2025

OBSERVATION ON SID APPLICATION – Case reference: PA04.318802, Ringaskiddy Co. Cork

Proposed development of a resource recovery centre (including waste-to-energy facility) by Indaver NV t/a Indaver Ireland.

OBSERVER NAME: Sarah Jordan & Ciarán O'Sullivan

OBSERVER ADDRESS: Alverno, Ringaskiddy, Co. Cork. P43KR86

OBSERVATION DETAILS:

Notwithstanding the information submitted in August 2025, the site is fundamentally too small for the project proposed and continues to reduce in size due to coastal erosion on one side and the boundary reduced by the M28 project on the other. *It is considered that the actual usable area of the site is inadequate in relation to the scale of the development proposed (Derek Daly, 2017).*

Indaver's proposal is in contravention of the County Development Plan. Part of the proposed site (RY-I-09) is now zoned for marine education and related enterprise and activities. Site is no longer zoned for industry.

The Environmental Impact Statement (EIS) was found to be deficient in substance by all 3 Bord Pleanála inspectors. *The information submitted to the board is therefore insufficient to enable the Board to carry out an environmental impact assessment in an appropriate manner, and to form a basis for an informed decision on the application. (Derek Daly, 2017)* Despite revisions, the updated EIS continues to be insufficient.

The site selected is a flood risk. Indaver's plan to solve this problem is to raise the entire area by 4m, this will be an eyesore for all those who use the area for recreation. Mitigation measures to locate the facility at levels significantly above projected flooding levels would exacerbate the negative visual impact of the proposed large structure.

We request that An Coimisiún Pleanála refuse outright the applied permission for this proposed development application on the basis that the site is unsuitable, as concluded by all 3 Bord Pleanála Inspectors (Jones 2004, Yukel Finn 2009, Daly 2017), and the proposal contravenes the zoning of the Cork County Development Plan 2022 – 2028 for this site and if not then I request that an oral hearing is convened to allow full public participation and independent expert scrutiny of the many concerns regarding this application.

Submitted by:

Sarah Jordan & Ciarán O'Sullivan