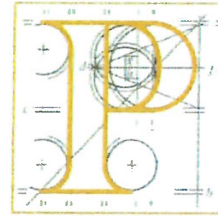


Case Number: ABP-320049-24

Planning Authority Reference Number: 2360290

Your Reference: Marina Quarter Limited



An
Bord
Pleanála

McCutcheon Halley
6 Joyce House
Barrack Square
Ballincollig
Co. Cork

Date: 17 October 2024

Re: Large-scale residential development consisting of 267 residential units and all ancillary development works. An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) were submitted with the application. Significant further information/revised plans submitted with this application.

Principally located in Bennetstown (townland) to the south of the M3 Parkway Park and Ride and Rail Station and also extending into Pace & Dunboyne (townlands), Dunboyne North, Co. Meath.

Dear Sir / Madam,

I have been asked by An Bord Pleanála to refer to the above-mentioned large-scale residential development appeal.

The Board has examined the appeal and is of the opinion that certain information is necessary for the purpose of enabling it to determine the appeal.

In accordance with article 73A(1)(a) of the Planning and Development Regulations 2001, as amended, you are required to submit, on or before **6th November 2024**, the following information:

- The Board noted Blocks D, E, F and G in the proposed development are described as being 3 storey duplex apartments. The Board may be minded to consider these units as 3 bed houses. You are required to provide further information on this aspect of the proposed development, by reference to policies and objectives within the Meath County Development Plan 2021-2027, the 'Sustainable Residential Development and Compact Settlements - Guidelines for Planning Authorities' issued by the Department of Housing, Planning and Local Government in 2024, and any other relevant matter which you consider may assist the Board in enabling it to determine this appeal.

If the information required is not received before the end of the specified period, the Board will dismiss or otherwise determine the appeal without further notice to you in accordance with section 133 of the 2000 Act. Your submission in response to this notice must be received by the Board not later than 5.30 p.m.

| | | |
|--------------------|---------|------------------|
| Teil | Tel | (01) 858 8100 |
| Glaao Áitiúil | LoCall | 1800 275 175 |
| Facs | Fax | (01) 872 2684 |
| Láithreán Gréasáin | Website | www.pleanala.ie |
| Ríomhphost | Email | bord@pleanala.ie |

| | |
|----------------------|-----------------------|
| 64 Sráid Maoilbhríde | 64 Marlborough Street |
| Baile Átha Cliath 1 | Dublin 1 |
| D01 V902 | D01 V902 |

on the date specified above. Please quote the above appeal reference number in any further correspondence.

Yours faithfully,



Karen Hickey
Executive Officer
Direct Line: 01-8737295

BP71 Registered Post

Teil
Glao Áitiúil
Facs
Láithreán Gréasáin
Ríomhphost

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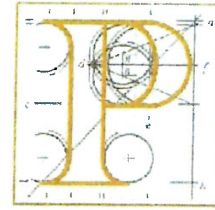
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D01 V902

64 Marlborough Street
Dublin 1
D01 V902

Our Case Number: ABP-320049-24

Planning Authority Reference Number: 2360290



An
Bord
Pleanála

Meath County Council
Planning Department
Buvinda House
Dublin Road
Navan
Co. Meath
C15 Y291

Date: 17 October 2024

Re: Large-scale residential development consisting of 267 residential units and all ancillary development works. An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) were submitted with the application. Significant further information/revised plans submitted with this application.

Principally located in Bennetstown (townland) to the south of the M3 Parkway Park and Ride and Rail Station and also extending into Pace & Dunboyne (townlands), Dunboyne North, Co. Meath.

Dear Sir / Madam,

I have been asked by An Bord Pleanála to refer to the above-mentioned appeal.

The Board has examined the appeal and is of the opinion that certain information is necessary for the purpose of enabling it to determine the appeal.

In accordance with section 132 of the Planning and Development Act, 2000, (as amended), you are required to submit, on or before **6th November 2024**, the following:

- **The Board noted Blocks D, E, F and G in the proposed development are described as being 3 storey duplex apartments. The Board may be minded to consider these units as 3 bed houses. You are required to provide further information on this aspect of the proposed development, by reference to policies and objectives within the Meath County Development Plan 2021-2027, the ' Sustainable Residential Development and Compact Settlements - Guidelines for Planning Authorities' issued by the Department of Housing, Planning and Local Government in 2024, and any other relevant matter which you consider may assist the Board in enabling it to determine this appeal.**

If the information required is not received before the end of the specified period, the Board will dismiss or otherwise determine the appeal without further notice to you in accordance with section 133 of the 2000 Act, (as amended). Your submission in response to this notice must be received by the Board not later than **5.30 p.m. on the date specified above.**

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Please quote the above appeal reference number in any further correspondence.

Yours faithfully,

P.P. 
Karen Hickey
Executive Officer
Direct Line: 01-8737295

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