

File With _____

CORRESPONDENCE FORM

Appeal No: ABP 322787-25

M _____

Please treat correspondence received on 09/07/25 as follows:

1. Update database with new agent for Applicant/Appellant _____	
2. Acknowledge with BP <u>40</u>	1. RETURN TO SENDER with BP _____
3. Keep copy of Board's Letter <input type="checkbox"/>	2. Keep Envelope: <input type="checkbox"/>
	3. Keep Copy of Board's letter <input type="checkbox"/>

Amendments/Comments <u>observation from Jody of Teresa Shino</u>

4. Attach to file (a) R/S <input type="checkbox"/> (d) Screening <input checked="" type="checkbox"/> (b) GIS Processing <input type="checkbox"/> (e) Inspectorate <input type="checkbox"/> (c) Processing <input type="checkbox"/>	RETURN TO EO <input type="checkbox"/>
--	--

	Plans Date Stamped <input type="checkbox"/>
	Date Stamped Filled in <input type="checkbox"/>
EO: <u>D. Smith</u> <u>at</u> <u>cut</u>	AA: <u>Laoise Foley</u>
Date: <u>10/07/25</u>	Date: <u>11/07/25</u>

File With _____

Appeal NO: ABP 322757-23

Defer Re O/H

TO: SEO

Having considered the contents of the submission dated/ received 08/07/23
from

Jorge & Theresa Chang recommend that section 131 of the Planning and Development Act, 2000

be/not be invoked at this stage for the following reason(s): no new material information

E.O.: Dave via cell

Date: 06/08/23

For further consideration by SEO/SAO

Section 131 not to be invoked at this stage.

Section 131 to be invoked – allow 2/4 weeks for reply.

S.E.O.: _____

Date: _____

S.A.O.: _____

Date: _____

M _____

Please prepare BP _____ - Section 131 notice enclosing a copy of the attached submission

to: _____ Task No: _____

Allow 2/3/4weeks – BP _____

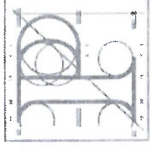
EO: _____

Date: _____

AA: _____

Date: _____

Lodgement Cover Sheet - LDG-081295-25



An Bord Pleanála

Details

Lodgement Date	09/07/2025
Customer	Jerry & Theresa Shine
Lodgement Channel	Post
Lodgement by Agent	No
Agent Name	
Correspondence Primarily Sent to	
Registered Post Reference	

Lodgement ID	LDG-081295-25
Map ID	
Created By	Seán Young
Physical Items included	No
Generate Acknowledgement Letter	
Customer Ref. No.	
PA Reg Ref	

Categorisation

Lodgement Type	Observation / Submission
Section	Processing

PA Name	Cork City Council
Case Type (3rd Level Category)	

Fee and Payments

Specified Body	No
Oral Hearing	No
Fee Calculation Method	System
Currency	Euro
Fee Paid	50.00
Refund Amount	

Observation/Objection Allowed?	
Payment	PMT-063796-25
Related Payment Details Record	PD-063635-25

Observation

Run at: 09/07/2025 09:56

Run by: Seán Young

ABP 322787

PA Case Number	
PA Decision Date	
County	
Development Type	
Development Address	
Appellant	
Supporting Argument	

Development Description	
Applicant	
Additional Supporting Items	

AN COIMISIÚN PLEANÁLA
LDG- 081295-25
ACP- _____
09 JUL 2025
Fee: € 50 Type: B.D
Time: 9.15 By: post

Jerry & Theresa Shine,
Kilmaclenine,
Ballyclough,
Mallow,
Co Cork.
7th July 2025

The Secretary,
An Bord Pleanála,
64, Marlborough Street,
Dublin 1.

An Bord Pleanála Case ref PL04.322787 Cork County Council planning ref 245503

ACP-322787-25

A Chairde,

I would like to make an observation in relation to the decision of Cork County Council on the following grounds.

In relation to Cork County Council request for further information Item 1

“The proposed grid connection route traverses the study area for the proposed N72/N73 relief road. You are advised to engage in consultation with the Cork National Roads Office in relation to the grid connection route in the context of the proposed N72/N73”.

Reliance on Verbal or informal Agreement

Applicant response: *It has been agreed that between the parties that the grid connection will be installed in the existing public road (L-5320) this proposal has been excepted by Cork NRO*

Lack of written confirmation or binding agreement has been received from the Cork National Roads Office regarding final design approval, integration conditions with the N72/N73 scheme, or construction sequencing.

In Ireland, verbal agreements or meeting summaries do not provide a valid legal basis for planning consent when future public infrastructure like relief roads may be impacted

No Impact Assessment of Conflict with Future Relief Road

The applicant proposes joint bays at both ends of the future flyover, but states this “does not affect the assessment within the EIAR.”

EIAR documents should account for other developments. As the N72/N73 relief road is in advanced planning, its construction could conflict with grid trenching, require new road excavations, or cause temporary disruption and repeated work.

The assertion of "no impact" is not substantiated by design simulations, Road Safety Audits, or coordinated phasing plans, as would customarily be required in accordance with the Irish Roads Acts and TII guidance.

Negative Impacts on Streams and Watercourses

This development will impact streams leading to the River Blackwater, a European Special Area of Conservation, threatening endangered mussels, crayfish, salmon, and other species.

The applicant EIAR are inadequate, and I feel untrue. Please refer to the report from Pascal Sweeney Biologist under the Community appeal Solicitor Joe Noonan

Groundwater Contamination

The Applicants' EIAR are insufficient and inaccurate. Please see attached **Aqua Geo Services report Mr. Bruno Teillard** which finds the EIAR to be fundamentally inadequate and fails to meet the level of rigour required for this size development.

Air Ambulance

The north Cork Air Ambulance, operating from Rathcoole airfield, is limited to 500 feet by visual flight rules and must use valley routes due to altitude restrictions. The helicopter travels at 160-180 mph, covering the 17 km to the proposed site about 7 minutes.

The planned turbine development would obstruct the ambulance's flight path, as turbines would exceed the legal flight height (175 m vs. 152 m). Many Submissions (248) from our community were made raising these concerns to Cork County Council **but were not addressed**. The impact on emergency services will be adversely affected.

Lack of Consultation

- We were never informed of the above development re public meetings; no letter drop was ever received at our home. We were never given any chance to communicate our concerns.
- It is overwhelming that a development of this size has been given all the advantages. We are a community who is now under duress both mentally and financially. The amount of time Cork County Council has given to digest this material, and reports is unacceptable I believe the act requires 5 weeks, but it was only four. As the material was not made available for one full week online after it was received by the Council.

We were denied any opportunity to reply regarding the Applicant's response to Cork County Council's Request for further information on 24 items. The response from the applicant was inadequate and not truthful.

The planning applicant has stated in their application that "There is potential for adverse effects on human health during the wind farm construction phase "citing "emission to water of hydrocarbons and release of silt-laden runoff into water courses which could potentially pollute water supplies:

- as well as the emission of dust and exhaust into the atmosphere, potentially elevating air pollution levels and thereby increasing the risk of stroke, heart disease, lung cancer, and both chronic and acute respiratory conditions.


The Applicant has stated that there will be traffic disruptions due to high-volume heavy-duty trucks during the proposed 18 months of construction and a further 5 months for grid connection route.

- **This will cause huge issues for our family and home as we are 10 meters from the road.**
- **Structural damage to our property**
- **Constant heavy-duty traffic will disrupt local access.**
- **Exposure to dust, debris**
- **Prolonged exposure to truck exhaust fumes over 18 months can lead to various health problems, including respiratory issues, increased risk of lung cancer, and cardiovascular issues.**

Conclusion

The response from the applicant, Tullacondra Green Energy, to Cork County Council RFI 24 Items is inadequate on several points and fails to correctly address the issues. **The applicant's EIAR are insufficient and unreliable. I ask you to please refuse the permission for this development.**

Yours sincerely,


Theresa Shine


Jerry Shine

The above information was obtained from the records of the Department of Health and Human Services, Office of the Inspector General, Washington, D.C. The information was obtained from the records of the Department of Health and Human Services, Office of the Inspector General, Washington, D.C. The information was obtained from the records of the Department of Health and Human Services, Office of the Inspector General, Washington, D.C.

Very truly yours,
[Signature]
[Name]
[Title]



**ACKNOWLEDGEMENT OF RECEIPT OF SUBMISSION OR
OBSERVATION ON A PLANNING APPLICATION**

THIS IS AN IMPORTANT DOCUMENT

KEEP THIS DOCUMENT SAFELY. YOU WILL BE REQUIRED TO PRODUCE THIS ACKNOWLEDGEMENT TO AN BORD PLEANÁLA IF YOU WISH TO APPEAL THE DECISION OF THE PLANNING AUTHORITY. IT IS THE ONLY FORM OF EVIDENCE WHICH WILL BE ACCEPTED BY AN BORD PLEANÁLA THAT A SUBMISSION OR OBSERVATION HAS BEEN MADE TO THE PLANNING AUTHORITY ON THE PLANNING APPLICATION.

PLANNING AUTHORITY NAME Cork County Council

PLANNING APPLICATION REFERENCE NO. 24/05503

A submission/observation, in writing, has been received from:

Theresa & Jerry Shine
Kilmaclenine Cross
Ballyclough
Mallow
Co. Cork
P51 P8P6

ON 03/09/2024 in relation to the above planning application.

The appropriate fee of €20 has been paid.

The submission/observation is in accordance with the appropriate provisions of the Planning and Development Regulations, 2001 and will be taken into account by the Planning Authority in its determination of the planning application.

Guy Clarke Hurley

Guy Clarke Hurley
Clerical Officer

Date: 04/09/2024

Local Authority Stamp

Planning Department
Cork County Council
County Hall
Cork

Cork County Council
County Hall
Cork
Tel - 021 427 6891
VAT Registration No - 0007458M

Customer Details
Theresa & Jerry Shine
Kilmaclenine Cross
Ballyclough
Mallow
Co. Cork
P51P8P6

03-SEP-2024
14:03:19

Cork County Council

Receipt : PLG0045594



Header Details

Receipt Reference: PLG0045594
Received From: Theresa & Jerry Shine
Billing Address: Kilmaclenine Cross
Ballyclough
Mallow
Co. Cork
P51P8P6
Account No.: POS
7000004
Amount Paid (EUR): 20.00
Type: CASH
Comments: Sub 24/5503 T & J Shine
Receipt Issued By: CONOROREGAN
Receipt Date: 03-Sep-2024
Site: 0300 : Planning Applications/Submiss
D/N/U: D
Invoice Reference: 9000261435 : Cash

Line Details

From Reference	To Reference	Transaction Date	Remarks	Amount Paid
PLG0045594	9000261435	03-Sep-2024	Sub 24/5503 T & J Shine	20.00

RECEIPT IS ISSUED SUBJECT TO CLEARANCE OF CHEQUE/CREDIT CARD
ISSUED ON BEHALF OF
Planning Applications/Submiss,
Planning Front Office, Floor 1,

