



An
Coimisiún
Pleanála

Record of 3rd Meeting ACP-323038-25

Case Reference / Description	Proposed Development of 24 no. wind turbines, associated hardstands, electrical cabling, site development works, and an onsite 110kV substation and grid connection located in the townlands of Ballyguiry, Carronadavderg, Carronahyla, Carronbeg and others in County Waterford		
Case Type	Pre-application consultation		
1st / 2nd / 3rd / 4th Meeting	3 rd Meeting		
Date	11/03/2026	Start Time	11:00am
Location	Virtually	End Time	12:30pm

Representing An Coimisiún Pleanála

Una Crosse, Assistant Planning Director

Susan Clarke, Senior Planning Inspector

Emmet Smyth, Senior Environmental Scientist

Paula Kearney, Senior Ecologist

Sinead White, Executive Officer

Representing the Prospective Applicant

Ronan Dunne, MKO

Natalia Stolarska, MKO

Aran von der Geest Moroney, MKO

Susan Doyle, MKO
Eoin McCarthy, MKO
Jack Workman, MKO
Henning Moe, MKO
William O'Connor, Slievegrine Ltd.
Darren Feury, Slievegrine Ltd.

Introduction

The Commission referred to the letter received from the prospective applicant requesting a third pre-application meeting and referred to the second meeting held on 24th February 2025.

Presentation:

The prospective applicant delivered their presentation, which is attached to the file.

Discussion:

Update on Development Proposal/Development Description

- Prospective Applicant confirmed that the red line boundary has not yet been finalised.
- ACP representatives advised that a comprehensive development description would be required as part of the application and that consideration should be given to the inclusion of a table in the Development Description Chapter of the EIAR which outlines the distances of each turbine/built element to the most proximate receptors (for example, residential properties, archaeological sites, sensitive ecological sites, etc.) to facilitate the identification of pertinent matters succinctly.
- ACP representatives queried whether replant lands would be identified in the planning application. The Prospective Applicant stated that they would not be,

and that this would be addressed as part of a tree felling licence, however, impacts from the felling would be assessed as part of the planning application.

Landscape

- ACP representatives advised that the proposed substations and grid connection are given appropriate consideration as part of the LVIA.
- ACP representatives advised the Prospective Applicant to review all relevant policies and objectives. A detailed rationale should be provided if the proposal is not consistent with a particular policy or objective.

Noise

- Prospective Applicant advised that cumulative noise assessment will be carried out.
- ACP representatives advised that a wind wake analysis is set out with reference to the WEDG 2006 guidelines and Draft 2019 guidelines with a map showing the distance between the tip height of each proposed turbine within the site and prevailing and cross winds to be included in addition to a map for consideration of adjoining lands.
- Prospective Applicant stated that data in relation to background noise is still being analysed.
- ACP representatives queried whether any area of the site assessed would meet low background noise criteria and if the noise assessment would include a mitigation plan to address any issues arising from complaints as a result of potential impact from noise character, tonal and or AM
- ACP representatives queried if it is likely that there would be any exceedances of noise limits at any of the NSRs and if so, highlighted that any curtailment strategy would need to be robust in addressing this.

Material Assets

- Prospective applicant advised that currently in discussions with telecom providers to ensure that the proposed turbines are appropriately sited to avoid impact on their respective services.
- Provided an overview of the TDR and outlined where accommodation works are likely to be required with ACP representatives recommending that these works are appropriately assessed where relevant in the EIAR and NIS and liaising with the Local Authority's Transportation Department with respect to works to the local road network.

Consultation

- Overview of consultation provided to-date with Prescribed Bodies and the general public outlined with ACP representatives recommending that consultation continues noting that surveys and studies are on-going and as such potential impacts from the proposal remain unknown.
- Prospective Applicant confirmed that a community benefit fund would be provided as part of the proposed development.

Other Considerations

- Update provided on ornithology with ACP representatives advising that to inform a robust baseline on avifauna and project Zone of Influence (Zoi), it is essential to consult with statutory bodies, non-government organizations and available datasets.
- Prospective Applicants provided an update on the assessment of potential impacts in relation to Freshwater Pearl Mussel and Hydrology and Hydrogeology. ACP representatives emphasized the need for collaborative, multidisciplinary approach to ensure that the proposed development does not negatively alter the baseline environmental conditions.
- Prospective Applicant advised that they will be seeking a formal EIA scoping opinion from the Commission subsequent to the SID determination. ACP representatives advised the Prospective Applicant that EIA scoping is a

separate process to the pre-application consultation process and that it could not be confirmed whether amendments to the schedule of information to inform the completeness check which would accompany the SID determination would be required following the EIA scoping requirements.

- In response to a query from the ACP representatives with respect to how shadow flicker is proposed to be addressed, the Prospective Applicant advised that the proposal will be designed to comply with the WEDG 2006 guidelines. ACP representatives noted that notwithstanding the 2019 WEDG are in draft format, it is recommended that the precedent established by wind farm developments recently permitted/approved by the Commission with respect to shadow flicker mitigation measures are considered.

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 the 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 12:30pm.



Una Crosse

Assistant Director of Planning