

Notice to Prescribed Bodies

Re: Direct Application to An Coimisiún Pleanála in respect of an application under section 291 of the Planning and Development Act 2000, as amended.

Dear Sir/Madam,

Please be advised that Port of Waterford Company intends to apply to An Coimisiún Pleanála for permission/approval for the proposed development:

Port facilities comprising a c. 250m wharf extension to support Offshore Renewable Energy ('ORE') development and general port development, land reclamation, ancillary works and biodiversity enhancement area (gross site area c. 8ha), partly on land and partly in the nearshore area of the coastal planning authority (Kilkenny County Council) at Port of Waterford, Belview, Co. Kilkenny. The application is accompanied by an Environmental Impact Assessment Report ('EIAR') and a Natura Impact Statement ('NIS').

The Proposed Development provides for: -

- A c. 250m extension to the existing wharves at the container / bulk handling terminal at Belview port, as a continuation of the existing wharves, comprising a reinforced concrete suspended deck supported on reinforced concrete beams and steel piles socketed into bedrock below the Lower River Suir Special Area of Conservation ('SAC') and partly on land with a retaining structure to the rear;
- Land reclamation, covering an area of approximately 1.3ha primarily using imported quarried rock and, if suitable, treated dredged material, retained by the wharf structure and a rock-armoured embankment beneath the wharf and to the downstream end of the development;
- Two separate quayside ORE Operator support facilities (annotated Operator 1 and Operator 2 on drawings) located at the downstream area of the Port, supported on piled foundations, with associated support and warehousing / workshop buildings, berthing pontoons, yard areas and crane installations.
- A three-storey administrative office and staff facilities building for Operator 1 located in the downstream area of the Port and supported on piled foundations, and associated car parking to the east of the railway bridge crossing;
- A three-storey administrative office and staff facilities building for Operator 2 located on the north side of the Rosslare-Limerick railway line and supported on piled foundations, and associated car parking for staff;
- Associated underground services, water supply and drainage to include a pumped rising main to discharge foul water from the development to the Uisce Eireann network
- An Electricity Substation to replace existing Substation;
- Additional lighting and lighting pylons;
- Relocation of existing weighbridges and security cabin;
- Partial demolition of both the existing downstream ramp and the existing dolphin to facilitate the development;
- Minor works to the existing quay to facilitate structural interfacing between existing and proposed structures;
- Roof-mounted solar photovoltaic ('PV') arrays;
- Biodiversity Enhancement Area (c. 1.8ha) located to the northeast of the wharf extension in existing agricultural wet grassland that is bisected by the Luffany Stream;
- Diversion, extension and relocation of the outfall to the existing drainage pipe serving the SmartPly facility; and,
- All associated Site development works.

A soft copy of the full application is available for your information via the dedicated website at the following link;

www.250berth.portofwaterford.com

Please note that An Coimisiún Pleanála following its consideration of the application can decide to:

- (a) (i) grant the permission/approval, or
- (ii) make such modifications to the proposed development as it specifies in its decision and grant permission/approval in respect of the proposed development as so modified, or
- (iii) grant permission/approval in respect of part of the proposed development (with or without specified modifications of it of the foregoing kind),

and any of the above decisions may be subject to or without conditions,

or

- (b) refuse to grant the permission/approval.

Submissions or observations may be made only to An Coimisiún Pleanála ('the Commission') 64 Marlborough Street, Dublin 1 relating to-

- (i) the implications of the proposed development for proper planning and sustainable development, and
- (ii) the likely effects on the environment of the proposed development, and
- (iii) the likely significant effects or adverse effects on the integrity of a European site, if carried out.

Any submissions/observations must be received by the Commission not later than 5.30 p.m. on the 7th November 2025.

Prescribed Bodies Contact Details

Department of Housing, Local Government and Heritage	QCSOfficer@housing.gov.ie ; planning@housing.gov.ie ; npfrev@housing.gov.ie ;
Department of the Environment, Climate and Communications	customer.service@dcee.gov.ie PlanningNotifications@dcee.gov.ie ;
Department of Transport	info@transport.gov.ie ;
Department of Defence	info@defence.ie ; customer@defence.ie ;
Department of Agriculture, Food and the Marine (DAFM)	info@agriculture.gov.ie ; Environmental_Coordination@agriculture.gov.ie ;
Environmental Protection Agency	info@epa.ie ; sea@epa.ie ;
Maritime Area Regulatory Authority	consultation@mara.gov.ie ; info@mara.gov.ie ;
Department of Rural and Community Development	info@dracd.gov.ie ;
Marine Institute	institute.mail@marine.ie ;
Inland Fisheries Ireland	info@fisheriesireland.ie ; a.cl@fisheriesireland.ie ;
The Health and Safety Authority (HSA)	contactus@hsa.ie ; LandUsePlanning@hsa.ie ;
Commission for Regulation of Utilities	info@cru.ie ; licensing@cru.ie ;
Faillte Ireland	info@failteireland.ie ; CustomerSupport@failteireland.ie
An Taisce	info@antaisce.org ; advocacyqueries@antaisce.org
Kilkenny County Council	planning@kilkennycoco.ie ;
Waterford County Council	planning@waterfordcouncil.ie ;
Southern Regional Assembly	info@southernassembly.ie ;
National Transport Authority	info@nationaltransport.ie ;
Sustainable Energy Authority of Ireland	info@seai.ie ;
EirGrid	info@eirgrid.com ; consult@eirgrid.ie ; statutorynotifications@eirgrid.com ;
Commissioner of Irish Lights	info@irishlights.ie ; Operations@irishlights.ie ;
Irish Coastguard	admin@irishcoastguard.ie ;
Uisce Eireann	planning@water.ie ; customerservice@water.ie ;
Transport Infrastructure Ireland	info@tii.ie ; LandUsePlanning@tii.ie
Coras Iompair Eireann	info@cie.ie ; digital@irishrail.ie property@cie.ie