

Limerick City & County Council
Planning & Development Section
Pre Planning Discussions



Ref No: 553857	Date: 13/09/2024
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Person Requesting Consultation

Name Jennings O' Donovan & Partners Limited	Tel: N/A
Address: Townlands of Garrane, Ballynagoul and Creggane, Charleville and Kilmallock, County Limerick	Approx. Size: 433 hectares

Interest in land of persons requesting meeting (e.g., owner of the site, buying subject to planning permission, etc.)

Owned by Several 3rd Party Landowners

Location of site: Townlands of Garrane, Ballynagoul and Creggane, Charleville and Kilmallock, County Limerick <small>Click or tap here to enter text.</small>	Eircode: None
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Matters discussed

- | | |
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| <input type="checkbox"/> Contributions | €15,000 per each 1MW above an installed capacity of 0.5MW |
| <input type="checkbox"/> EIA/EIS | Over 50MW threshold, EIAR required |
| <input type="checkbox"/> Flooding | Site is flood zone – FRA to be provided |
| <input type="checkbox"/> Part V | N/A |
| <input type="checkbox"/> Bonds | Bond to be paid |
| <input type="checkbox"/> Appropriate Assessment | NIS will be prepared |

Planning History

Ref 17/270 – Permission granted for underground pumped outfall pipeline for treated waste water from waste water treatment plant at Rathgoggan, passes through the site.

Design team are aware of this and will ensure this infrastructure is not negatively impacted.

Principle of Development

The presentation provided a list of relevant planning and climate action policies.

There are objectives in the National Planning framework and the Regional Spatial & Economic Strategy (RSES) for the Southern Region which promote renewable energy. Policy CAF P6 and Objective CAF O27 of the Limerick Development Plan 2022-2028 support renewable energy developments. The site is located within a 'preferred Area' for Wind energy as per Map 9.1. The proposal is considered to be generally acceptable.

Landscape

The site is within the Agricultural Lowlands LCA 01 Agricultural Lowlands Landscape Character Area. The regular arrangement of turbines with equal spacing in proposed wind farm developments, which take field boundaries into account is encouraged in this landscape character area.

Viewpoints and rationale for the Landscape and Visual Impact Assessment were discussed

Flooding

The Site is within Flood Zone A and B and OPW benefiting lands. Hydrology reports are to be prepared.

Archaeology


There are a number of recorded monuments within the site. The County Archaeologist noted that test investigations should be carried out on site and in the event that works are being carried out to the bank of River Maigue, appropriate testing should be undertaken.

Access arrangements

A temporary entrance is proposed onto the N20 and TII are aware of this. There is ongoing consultation with the Roads Department, Area Planner to be included in discussions. Turbine Delivery Route has the benefit of the National Road Network and the Motorway.

Noise

The project delivery team and the Environment Department of Limerick City and County Council will be liaising in regard to potential noise created by the proposal.

Signed:  John Wallace, Assistant Planner (Limerick City & County Council)	Date: 13/09/2024
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Note – *The purpose of this consultation in relation to the proposed development is to enable the person(s) concerned to be advised by the Planning Authority of the procedures involved in considering a planning application and to, in as far as possible, indicate the relevant objectives in the current statutory Development Plan and/or Local Area Plan, which are relevant to the proposed development and which may have a bearing on the decision of the Planning Authority.*

This consultation shall not prejudice the performance by Limerick City & County Council as Planning Authority of any of its functions under the Planning & Development Act 2000 (as amended), or any Regulations made under the Acts and it cannot be relied upon in the formal planning process or in legal proceedings. The matters discussed at this consultation shall not prejudice any decision, which may be made by the planning Authority in relation to any planning application on the subject site. Furthermore the advice offered is only relevant in as far as the Planning & Development Act 2000 (as amended), the Regulations made there under,, and the appropriate statutory Development Plan and/or Local Area Plan in place at the time of the consultation

It's recommended that a copy of this record be submitted with any planning application submitted in respect of this site.