

Our Ref: CO/22635

29th September 2025

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

**Re: Planning Application for Strategic Infrastructure Development under Section 37E of
the Planning and development Act 2000 (as amended)**

Dear Sir/Madam,

On behalf of our client Ballinlee Green Energy Ltd. (applicant) please find enclosed a planning application for the construction of a Wind Energy Project within the townlands of Ballincurra, Ballingayrou, Ballinlee South, Ballinlee North, Ballinrea, Ballyreesode, Camas North, Camas South, Carrigeen, Knockuregare, Ballybane, Ballynanty, Cahirguillamore, Rockbarton, Grange, Ballynagallagh, Skool, Friarstown South, Friarstown, Rockstown, Rochestown, Carriganattin, Stonepark, Ballynagarde, Ballymacgreese, Glen, Knockbrien, Ballyneety, Scart, Ballyogartha, Carrigmartin, Cahernarry (Cripps), Drombanny, Ballybrennan, Coolyhenan, Knockananty, Ballysimon Commons, Tullovin, and Milltown, Co. Limerick.

The project has been the subject of a Pre-application Stage consultation for Strategic Infrastructure with An Coimisiún Pleanála (Ref: ABP-320745-24). An Coimisiún Pleanála has determined that this proposed project falls within the Strategic Infrastructure Development consent process under Section 37A(2)(a) and (b) of the Planning and Development Act 2000, as amended. A copy of the determination is enclosed with this application.

This development is covered by the provisions of the Renewable Energy Directive III (Directive (EU) 2023/2413) and it is important to note that the planning application is subject to section 37JA of the Planning and Development Act 2000, as amended. When a notice issues in accordance with section 37JA(b), the provisions of article 216A of the Planning and Development Regulations 2001 to 2025 shall apply.

The proposed development for which permission is being sought includes:

ENGINEERING AND ENVIRONMENTAL CONSULTANTS

Directors Peter Fay BSc CEng MIEI MStructE FConsEI | Paul Collins BE CEng MIEI MStructE | John Lee BE HDipSHWW CEng FIEI |
Brian Sayers BE MSc CEng MIEI | Ian Brosnan BE CEng MIEI MICE MStructE

Associate Directors Ken Fitzgerald BSc Surv Dip CEcon PG Dip Planning EIA CZM | David Aherne BE CEng MIEI MCIBSE |
Tim Hurley BEng MEngSc CEng MIEI | Micheál Fenton BE CEng MIEI | Olivia Holmes BSc MSc CEng MIEI MCIWEM |
Caitríona Fox BA MSc

Registered in Ireland as Malachy Walsh & Company Limited
Company Registration Number 133445 VAT Number 4726135H
Registered Office Park House, Bessboro Road, Blackrock, Cork, Ireland



- Seventeen (17) No. wind turbines (turbine tip height of 160m, and 150m (T6 only)) with associated foundations and crane hardstand areas.
- One (1) No. Permanent Meteorological Mast (92m height) and associated foundation, hardstand area and ancillary main crane hardstand area.
- One (1) No. Electrical Substation (110kV) including Eirgrid compound, IPP, maintenance compounds, ancillary building, security fencing and all associated works.
- Nine (9) No. site entrances.
- New and upgraded internal site service tracks (approximately 10.8km of new internal access tracks to be constructed).
- New clear span bridge over the Morningstar River.
- Underground electric collector cable systems between turbines within the wind farm site.
- Underground electric cabling systems between the wind farm site and connection point at existing Killonan 220/110kV substation.
- New temporary access track via R-516 to facilitate the turbine delivery route located in the townland of Tullovin.
- Three (3) No. temporary construction site compounds (one approximately 95m x 50m and two approximately 55m x 25m).
- Two (2) No. borrow pits to be used as a source of stone material during construction and for storage of excess excavated materials.
- Nine (9) No. permanent and two (2) temporary deposition areas.
- Associated surface water management systems.
- Tree felling required for wind farm infrastructure.
- Whooper Swan Management Area works.
- Habitat Enhancement Areas works.
- Landscaping, fencing and all associated works.

The applicant is seeking a ten-year permission and an operational period of no less than 35 years from the date of commissioning of the entire Wind Farm.

An Environmental Impact Assessment Report (EIAR) and a Natura Impact Statement (NIS) have been prepared in relation to the project and accompanies the application.

The application includes the following:

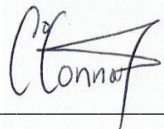
- 1) Completed Application Form
- 2) Landowner consent letters
- 3) Schedule of planning application drawings
- 4) Planning application drawings
- 5) Newspaper Notices
- 6) Copy of site Notice
- 7) Copy of ACP Meeting Minutes and Schedule of Public Consultation
- 8) Copy of ABP SID Determination
- 9) Schedule of Prescribed bodies to whom notification of the application has been sent
- 10) Copy of the notification to the prescribed bodies
- 11) Statutory Undertaker Letter
- 12) Copy of the confirmation notice to the EIA Portal
- 13) Confirmation of Drawing Scales

- 14) Environmental Impact Assessment Report (EIAR)
 - Volume I- Non-Technical Summary
 - Volume II- Environmental Impact Assessment
 - Volume III- Appendices
 - Volume IV- Photomontages
- 15) Natura Impact Statement (NIS)
- 16) Planning Report
- 17) 2 no. Hard copies of application documents
- 18) 8 no. Memory sticks with a copy of all application documents
- 19) Shapefile
- 20) Confirmation of payment of Application fee of €100,000

Please see enclosed completeness check – template checklist for the project.

Should you have any queries in relation to the enclosed please contact the undersigned.

Yours sincerely,



Caoimhe O'Connor
For and on behalf of MWP

COMPLETENESS CHECK - CHECKLIST		
Requirement	Yes/No/NA	
Misc		
Correct Fee submitted	Yes	Record of Planning Application Payment to ACP (Appendix 8 to Application Form)
Completed copy of application form	Yes	Completed ACP SID application form included
Is the application in a Gaeltacht Area	No	
Standalone website provided	Yes	Standalone website address is www.ballinleegreenenergyplanning.ie
Two hard copies and 8 soft copies received	Yes	2 No. hard copies and 8 soft copies submitted as agreed
Land Ownership		
Interest of applicant in land confirmed	Yes	18 No. Letters of Consent submitted with the application. (Appendix 2 of Application form)
If not, written consent of owner submitted	N/A	
Design Flexibility		
Was a Design Flexibility Opinion served	No	
If Yes – Does application comply with the Opinion	N/A	
Public Notices		
Is a full description of the proposed development provided	Yes	
Is the location of the proposal provided	Yes	
Is time period and fee for submissions/observations specified	Yes	Period for submissions/observations specified as 7 weeks commencing on 30th of September to 5:30pm on the 18th November 2025. Fee of €50.00 specified for submissions/observations
Includes standalone website Address	Yes	Standalone website address is www.ballinleegreenenergyplanning.ie
Reference to REDIII and completeness check under Section 37JA	Yes	Yes REDIII and Completeness Check under 37JA are both referenced
Transboundary environmental effects (if applicable)	N/A	
Are notices in Irish (if proposal is located within the Gaeltacht)	N/A	
Do COMAH Regulations (Major Accident Hazard Regulations 2015) Apply	N/A	
If Design Flex Opinion provided, is this referenced (if applicable)	N/A	
Are the EIAR and NIS referenced in the public Notices	Yes	
Is site subject to an EPA licence or is an EPA licence required	N/A	
Prescribed Bodies		

Have the Prescribed Bodies specified at conclusion of pre- application consultation been Notified	Yes	Letters to prescribed bodies provided as Appendix 5 of the Application Form
Documentation – as applicable		
Renewable Energy designation policy statement	Yes	Included within the Planning Statement
Design Flexibility Compliance Statement	N/A	
EIAR	Yes	4 Volumes of EIAR comprising NTS, EIAR Chapters, EIAR Appendices and LVIA Photomontages
Have EIAR portal requirements been completed	Yes	Confirmation project displayed on EIA Portal ID 2025175 (Appendix 7 of Application Form)
Are all EIAR Appendices included	Yes	Appendices submitted with application
Peat Stability/ Landslide Susceptibility Investigates undertaken as applicable	N/A	
Are derogations required/been obtained (biodiversity)	N/A	No derogations required
Does EIAR comply with Article 94 and Schedule 6 of PDR 2000	Yes	
Survey and methodology requirements clearly outlined	Yes	
Is a screening report included	Yes	Included as Appropriate Assessment Screening Report
Is an NIS report included	Yes	
Are all appendices referenced in NIS included	Yes	Included in EIAR Volume III - Appendices
DRAWINGS		
Site Location Map	Yes	Site Context map shown on drawing 22635-MWP-00-00-DR-C-5001
Site Layout Plan – wayleaves, site notices	Yes	Landholding Boundary drawings show wayleaves & site notices 22635-MWP-00-00-DR-C-5002 22635-MWP-00-00-DR-C-5003
Are the Drawing Scales Appropriate	Yes	Planning drawings are provided at scales agreed with ACP by email on 6 th August 2025 (provided as Appendix 6 of the Application Form)