

The Secretary  
An Coimisiún Pleanála  
64 Marlborough Street,  
Dublin 1  
D01V902

7<sup>th</sup> November 2025

**HW Planning**

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**Directors:**

Harold Walsh  
Conor Frehill

**Company Reg. No:**

486211

**Re: Application under section 182A of the Planning and Development Acts (as amended) by Ballyloo Solar Farm Limited for the approval by An Coimisiún Pleanála for a period of 10 years for development at Ballyloo, Castletown, Graiguenaspiddoge, Kellistown East, Kellistown West, Kilballyhue, Knockbower, Leagh Or Ballybeg, Linkardstown and Moyle Big (townlands), County Carlow. The proposed development comprises of 1) A 220kV Air Insulated Switchgear (AIS) or Gas Insulated Switchgear (GIS) electricity substation or a 110kV AIS electricity substation, including two control buildings, associated electrical structures and apparatus, lightning protection, telecom pole, perimeter security fencing, security lighting, water and drainage infrastructure, temporary construction compound to connect to and serve solar farms; 2) Associated grid connection between the proposed substation and the existing 110/220kV Kellis substation comprising 220kV or 110kV underground electricity cables (reflecting final substation option) of c.8.9 km or c. 8.65 km in length to be provided in an excavated trench including associated fibre cable and ducting, and all associated site development and reinstatement works. Two options are proposed after the first c.8.3 km of underground grid connection and for the final c.0.35 – 0.6 km of the underground cable grid connection route comprising (i) cabling in the L30535 public road, or (ii) cabling in private agricultural land; 3) Temporary construction and permanent operational access to the substation from the L3050, vehicular entrance and access track from this public road; 4) All ancillary site development, excavation, construction, landscaping and reinstatement works; 5) The development subject to this application forms part of grid connection and access arrangements which will facilitate the connection of the permitted Ballyloo Solar Farm (Carlow County Council Reference 24/60043 / An Coimisiún Pleanála Reference ABP-322347-25), permitted Park Solar Farm (Carlow County Council Reference 24/60205), and proposed Ballybannon Solar Farm (Carlow County Council Reference 25/60137) to the national electricity grid via the existing 110/220kV Kellis substation. A Natura Impact Statement (NIS) has been prepared in respect of the proposed development. The NIS includes consideration of the permitted Ballyloo and Park Solar Farms and the proposed Ballybannon Solar Farm which are located in County Carlow.**

Dear Sir/ Madam

We act on behalf of Ballyloo Solar Farm Limited who are applying to An Coimisiún Pleanála for a 10-year planning permission for a substation and associated underground cabling grid connection cable to connect into the existing 110/220kV Kellis substation will be located in Ballyloo, Castletown,

Graiguenaspiddoge, Kellistown East, Kellistown West, Kilballyhue, Knockbower, Leagh Or Ballybeg, Linkardstown and Moyle Big (townlands), County Carlow.

## 01. Development Context

The purpose of the proposed development is to transport the electricity generated at the permitted Ballyloo<sup>1</sup> and Park<sup>2</sup> Solar Farms, and the proposed Ballybannon<sup>3</sup> Solar Farm to the national electricity grid via the existing 220/110kV Kellis substation. Early in the project development phase, it was identified that the proposed substation and grid connection may constitute 'strategic infrastructure development' having regard to the provisions of the Planning and Development (Strategic Infrastructure) Act 2006 and established case precedent on such matters. The Act provides that applications for permission/approval for specified private and public strategic infrastructure developments be made directly to An Coimisiún Pleanála. The applicant entered into pre-application consultations with An Coimisiún Pleanála on the 10th February 2025, with a meeting held on 31st March 2025. An Coimisiún confirmed their opinion that the proposed development meets the definition of 'strategic infrastructure development' as defined in the legislation by means of a formal notice dated 22nd July 2025. The subject application is made pursuant to this determination.

In addition to the above pre-application consultation, the applicant also requested a meeting under section 182F of the Planning and Development Act 2000, as amended, to determine An Coimisiún Pleanála's opinion as to flexibility with regard to the proposed development. The applicant proposed design flexibility for the following development:

1. The substation will be either 110kV or 220kV voltage. The 110kV substation will use Air Insulated Switchgear (AIS) switchgear, whilst the 220kV substation might use AIS or Gas Insulated Switchgear (GIS) depending on the requirements of EirGrid.
2. The underground cable grid connection from the proposed substation to the existing 110/220kV Kellis substation will be at either 110kV or 220kV voltage.
3. The underground cable grid connection is located primarily in the public road network. However, there are two options proposed for its final entry into the existing 220/110kV Kellis substation.
  - a. Option A is to leave the L30535 local road and enter onto private lands where it will cross agricultural farmland into the existing 220/110kV Kellis substation.
  - b. Option B is to be situated within the L30535 local road which provides road access into the existing 220/110kV Kellis substation.

It should be noted that the options described above apply to both the 110kV and 220kV underground grid connection cables.

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<sup>1</sup> Permission was granted by An Coimisiún Pleanála on the 5th September 2025.

<sup>2</sup> Permission was granted by Carlow County Council on the 24th April 2025.

<sup>3</sup> Carlow Council issued a Notification to Grant Planning Permission on the 31st October 2025.

An Coimisiún Pleanála confirmed that the above referred design flexibility can be facilitated by means of a formal notice dated 22nd July 2025 .

## 02. Submission Requirements

As requested, 2 no. hard copies and 8 electronic copies of the application are enclosed. A digital copy of the application boundary is also provided separately. Details of the proposed application are also available to view at the following website. [www.ballyloosubstation.ie](http://www.ballyloosubstation.ie)

The relevant planning application fee of €100,000 was transferred to An Coimisiún Pleanála on 30<sup>th</sup> October 2025. Evidence of this EFT is enclosed with this letter to An Coimisiún Pleanála.

A schedule of application documentation and schedule of drawings is also appended for reference.

## 03. Notification to Carlow County Council & Prescribed Bodies

In the correspondence dated the 22<sup>nd</sup> July 2025, An Coimisiún Pleanála issued a list of prescribed bodies to be notified as part of the application. 2 no. hard copies and an electronic copy of the application have been issued to Carlow County Council following confirmation of their requirements. All of the other prescribed bodies were contacted to confirm the format in which they wanted to receive the application. We can confirm that all relevant copies of the application were issued to these bodies on the 6<sup>th</sup> November 2025.

A full list of the notified bodies is provided as follows:

Ref	Body	Notification Date	Application Format
01	Minister for Housing, Local Government and Heritage	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
02	Minister for the Environment, Climate and Communications	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
03	Chief Executive, Carlow County Council	6 <sup>th</sup> November 2025	2 no. hard copies and 1 no. digital copy (uploaded to Council portal)
04	Transport Infrastructure Ireland	6 <sup>th</sup> November 2025	Electronic copy by email and via post.

05	An Taisce	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
06	Fáilte Ireland	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
07	The Heritage Council	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
08	Arts Council/ An Chomhairle Ealaíon	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
09	Uisce Éireann	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
10	The Commission for Regulation of Utilities, Water and Energy	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
11	Inland Fisheries Ireland	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
12	Office of Public Works	6 <sup>th</sup> November 2025	Electronic copy by email and via post.
13	Health Service Executive	6 <sup>th</sup> November 2025	Electronic copy by email and via post.

We trust the enclosed information is sufficient to allow An Coimisiún Pleanála to process the planning application.



Please do not hesitate to contact us if you have any queries.

Yours sincerely

A handwritten signature in black ink, which appears to read 'Conor Frehill'.

Conor Frehill  
**HW Planning**

Enclosures

- Schedule of application documentation and drawings;
- Notification letters to Prescribed bodies and Carlow County Council;
- Confirmation of EFT.