



An Chomhairle Ealaoin
The Arts Council,
70 Merrion Square,
Dublin 2,
D02 NY52

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the ‘Maughanaclea Renewable Energy Development’. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as ‘Strategic Infrastructure Development’ (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) (“the Act,”). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
- v. Underground electrical (33kV) and communications cabling connecting the wind turbines and meteorological mast to the proposed 110kV substation;*
- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

- Planning Application Documentation;
 - Cover Letter, including compliance with Schedule of Information to Inform the Completeness Check,
 - Planning Application Form,
 - Copy of Site Notice, erected on 27th March 2026,
 - Copy of Newspaper Notice published locally in The Echo, published 27th March 2026 and dated 27th March 2026,
 - Copy of Newspaper Notice, published nationally in the Irish Examiner, published 27th March 2026 and dated 27th March 2026,
 - Planning Report,
 - Letters of consents from relevant landowners.
- Planning Application Drawings (Including Drawing Schedule).
- Red Line Boundary in DWG format.
- Environmental Impact Assessment Report (EIAR)
 - Volume 1 – Non-Technical Summary (NTS) and Main Report,
 - Volume 2 – Photomontage Booklet,
 - Volume 3 – EIAR Appendices including 2 no. confidential Appendices.
- Natura Impact Statement (NIS).

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks commencing on Tuesday 7th April at the following locations:

Galway - MKO, Tuam Road, Galway, H91 VW84 (**Correspondence address**)

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- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday – Friday).
- The Offices of Cork County Council, Norton House, Skibbereen, Co. Cork P81 XW99 (9:00am- 4:00pm Monday - Friday).

The application may also be viewed/downloaded on the following website:
<https://maughanacleapanning.com/>

Submissions or Observations may be made only to An Coimisiún Pleanála (“the Commission”) in writing or online at www.pleanala.ie, 64 Marlborough Street, Dublin 1 during the above-mentioned period of seven weeks 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, if carried out, and
- (iii) The likely effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, consideration and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers)

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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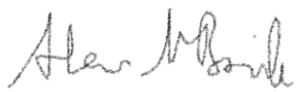
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amended. Practical Information on the review mechanism can be accessed on the Commissions website (www.pleanala.ie) under the following heading: Legal Notices - Judicial Review Notice. This information is also available on the Citizens Information Service website www.citizensinformation.ie

Yours sincerely,



Alan McBride

Project Planner

Enclosed

- 1 x USB copy of Planning Application Pack

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Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

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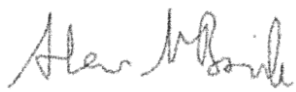
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Project Planner

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MKO Estates & Project Management Ltd. Registered in Ireland No: 613029. VAT No: 3497897JH

European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
- v. Underground electrical (33kV) and communications cabling connecting the wind turbines and meteorological mast to the proposed 110kV substation;*
- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

- Planning Application Documentation;
 - Cover Letter, including compliance with Schedule of Information to Inform the Completeness Check,
 - Planning Application Form,
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- Red Line Boundary in DWG format.
- Environmental Impact Assessment Report (EIAR)
 - Volume 1 – Non-Technical Summary (NTS) and Main Report,
 - Volume 2 – Photomontage Booklet,
 - Volume 3 – EIAR Appendices including 2 no. confidential Appendices.
- Natura Impact Statement (NIS).

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks commencing on Tuesday 7th April at the following locations:

Galway - MKO, Tuam Road, Galway, H91 VW84 (**Correspondence address**)

Dublin - MKO, 9C Beckett Way, Park West Business Park, Dublin, D12 XN9W

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- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday – Friday).
- The Offices of Cork County Council, Norton House, Skibbereen, Co. Cork P81 XW99 (9:00am- 4:00pm Monday - Friday).

The application may also be viewed/downloaded on the following website:
<https://maughanacleapanning.com/>

Submissions or Observations may be made only to An Coimisiún Pleanála (“the Commission”) in writing or online at www.pleanala.ie, 64 Marlborough Street, Dublin 1 during the above-mentioned period of seven weeks 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, if carried out, and
- (iii) The likely effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, consideration and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers)

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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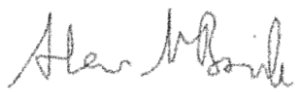
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Yours sincerely,



Alan McBride

Project Planner

Enclosed

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The Commission for Regulation of Utilities,
The Exchange,
Belgard Square North,
Tallaght,
Dublin 24,
D24 PXW0

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the ‘Maughanaclea Renewable Energy Development’. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as ‘Strategic Infrastructure Development’ (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) (“the Act,”). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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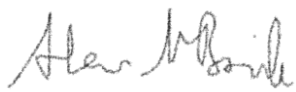
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Yours sincerely,



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Project Planner

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Minister for Climate, Energy and the Environment,
Tom Johnson House,
Haddington Road,
Dublin 4,
D04 K7X4

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

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- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

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- Environmental Impact Assessment Report (EIAR)
 - Volume 1 – Non-Technical Summary (NTS) and Main Report,
 - Volume 2 – Photomontage Booklet,
 - Volume 3 – EIAR Appendices including 2 no. confidential Appendices.
- Natura Impact Statement (NIS).

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks commencing on Tuesday 7th April at the following locations:

Galway - MKO, Tuam Road, Galway, H91 VW84 (**Correspondence address**)

Dublin - MKO, 9C Beckett Way, Park West Business Park, Dublin, D12 XN9W

+353 (091) 735 611 | mkoireland.ie | info@mkoireland.ie

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MKO Water Limited t/a MKO. Registered in Ireland No: 338589. VAT No: IE6358589Q

MKO Estates & Project Management Ltd. Registered in Ireland No: 613029. VAT No: 3497897JH

- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday – Friday).
- The Offices of Cork County Council, Norton House, Skibbereen, Co. Cork P81 XW99 (9:00am- 4:00pm Monday - Friday).

The application may also be viewed/downloaded on the following website:
<https://maughanacleapanning.com/>

Submissions or Observations may be made only to An Coimisiún Pleanála (“the Commission”) in writing or online at www.pleanala.ie, 64 Marlborough Street, Dublin 1 during the above-mentioned period of seven weeks 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, if carried out, and
- (iii) The likely effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, consideration and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers)

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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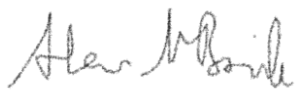
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Yours sincerely,



Alan McBride

Project Planner

Enclosed

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Department of Housing, Local Government
and Heritage,
Custom House,
Dublin,
D01 W6X0

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the ‘Maughanaclea Renewable Energy Development’. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as ‘Strategic Infrastructure Development’ (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) (“the Act,”). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
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The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

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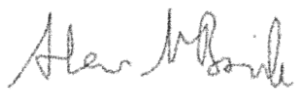
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Yours sincerely,



Alan McBride

Project Planner

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Department of Culture, Communications and Sport,
Leeson Lane,
Dublin,
D02 R5Y3

Our ref: 240225

Your ref:

Date: 27th March 2026

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Background

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Dublin - MKO, 9C Beckett Way, Park West Business Park, Dublin, D12 XN9W

+353 (091) 735 611 | mkoireland.ie | info@mkoireland.ie

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- (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, if carried out, and
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Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
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Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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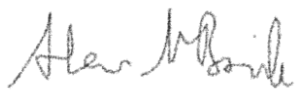
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Yours sincerely,



Alan McBride

Project Planner

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Failte Ireland
88-95 Amiens Street,
Dublin 1,
D01 WR86

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shipplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the ‘Maughanaclea Renewable Energy Development’. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as ‘Strategic Infrastructure Development’ (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) (“the Act,”). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
- v. Underground electrical (33kV) and communications cabling connecting the wind turbines and meteorological mast to the proposed 110kV substation;*
- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

- Planning Application Documentation;
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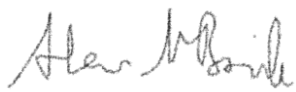
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Yours sincerely,



Alan McBride

Project Planner

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The Heritage Council
Church Lane,
Kilkenny,
R95 X264

Our ref: 240225

Your ref:

Date: 27th March 2026

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- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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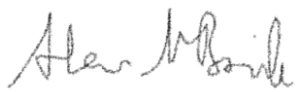
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amended. Practical Information on the review mechanism can be accessed on the Commissions website (www.pleanala.ie) under the following heading: Legal Notices - Judicial Review Notice. This information is also available on the Citizens Information Service website www.citizensinformation.ie

Yours sincerely,



Alan McBride

Project Planner

Enclosed

- 1 x USB copy of Planning Application Pack

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HSE,
Dr. Steevens' Hospital,
Steeven's Lane,
Dublin 8,
D08 W2A8

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the 'Maughanaclea Renewable Energy Development'. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as 'Strategic Infrastructure Development' (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) ("the Act,"). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
- v. Underground electrical (33kV) and communications cabling connecting the wind turbines and meteorological mast to the proposed 110kV substation;*
- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

- Planning Application Documentation;
 - Cover Letter, including compliance with Schedule of Information to Inform the Completeness Check,
 - Planning Application Form,
 - Copy of Site Notice, erected on 27th March 2026,
 - Copy of Newspaper Notice published locally in The Echo, published 27th March 2026 and dated 27th March 2026,
 - Copy of Newspaper Notice, published nationally in the Irish Examiner, published 27th March 2026 and dated 27th March 2026,
 - Planning Report,
 - Letters of consents from relevant landowners.
- Planning Application Drawings (Including Drawing Schedule).
- Red Line Boundary in DWG format.
- Environmental Impact Assessment Report (EIAR)
 - Volume 1 – Non-Technical Summary (NTS) and Main Report,
 - Volume 2 – Photomontage Booklet,
 - Volume 3 – EIAR Appendices including 2 no. confidential Appendices.
- Natura Impact Statement (NIS).

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks commencing on Tuesday 7th April at the following locations:

Galway - MKO, Tuam Road, Galway, H91 VW84 (**Correspondence address**)

Dublin - MKO, 9C Beckett Way, Park West Business Park, Dublin, D12 XN9W

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- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday – Friday).
- The Offices of Cork County Council, Norton House, Skibbereen, Co. Cork P81 XW99 (9:00am- 4:00pm Monday - Friday).

The application may also be viewed/downloaded on the following website:
<https://maughanacleapanning.com/>

Submissions or Observations may be made only to An Coimisiún Pleanála (“the Commission”) in writing or online at www.pleanala.ie, 64 Marlborough Street, Dublin 1 during the above-mentioned period of seven weeks 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, if carried out, and
- (iii) The likely effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, consideration and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers)

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

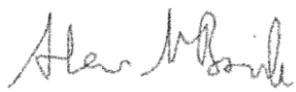
- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

amended. Practical Information on the review mechanism can be accessed on the Commissions website (www.pleanala.ie) under the following heading: Legal Notices - Judicial Review Notice. This information is also available on the Citizens Information Service website www.citizensinformation.ie

Yours sincerely,



Alan McBride

Project Planner

Enclosed

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Irish Aviation Authority,
The Times Building,
11-12 D'Olier Street,
Dublin 2,
D02 T449

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the 'Maughanaclea Renewable Energy Development'. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as 'Strategic Infrastructure Development' (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) ("the Act,"). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

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An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

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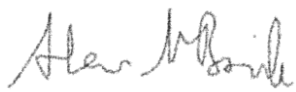
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Yours sincerely,



Alan McBride

Project Planner

Enclosed

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Inland Fisheries Ireland,
3044 Lake Drive,
Citywest Business Campus,
Dublin 24,
D24 CK66

Our ref: 240225

Your ref:

Date: 27th March 2026

Re: Section 37E of the Planning and Development Act 2000, as amended – Planning Application to An Coimisiún Pleanála for a Proposed Renewable Energy Development in the townlands of Ardrah, Maughanaclea, Ballynamought, Gortloughra, Cousane, Coomclogh, Derragh, Glanycarney, Keenrath, Derrynacaheragh, Shiplough, Coolsnaghtig, Mallabracka, Derrylahan, Derreens, Demesne, Dunmanway North, Milleenanannig, and Ballyhalwick, Co. Cork.

Dear Sir/Madam,

On behalf of our client, Maughanaclea Ltd., please find enclosed a copy of a planning application for a renewable energy development which consists of the construction of 14 no. wind turbines, and associated site development works and apparatus in the townlands of Maughanaclea and adjacent townlands in Co. Cork, including a 110kV substation compound, with underground 110kV electrical and communications cabling from the proposed substation to the existing Dunmanway substation in the townland of Ballyhalwick. The Proposed Project will be known as the 'Maughanaclea Renewable Energy Development'. You have received a copy of the application as a noted Prescribed Body.

Background

The Application is being made directly to An Coimisiún Pleanála (ACP) as 'Strategic Infrastructure Development' (SID) under the provisions of Section 37E of the Planning and Development Act 2000 (as amended) ("the Act,"). Pre-application consultation was opened in March 2025, with a meeting being held with ACP on the 28th March 2025 in accordance with Section 37B of the Act. A further meeting took place on the 18th November 2025 in response to the transposition of the Renewable Energy Directive (RED III) into Irish law through the European Union (Planning and Development) (Renewable Energy) Regulations 2025.

On the 10th February 2026, ACP wrote to the Applicant and confirmed that the consultation was closed and that the Proposed Project was considered to be SID within the meaning of Section 37A of the PDA and such any application for approval for the Proposed Project should be made directly to ACP.

The Applicant for the Proposed Project, Maughanaclea Ltd., is an associated company of Enerco Energy Ltd., which is an Irish-owned, Cork-based company. Further details about the applicant are available in Chapter 1 of the accompanying EIAR.

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MKO Water Limited t/a MKO. Registered in Ireland No: 338589. VAT No: IE6358589Q

MKO Estates & Project Management Ltd. Registered in Ireland No: 613029. VAT No: 3497897JH

European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
- v. Underground electrical (33kV) and communications cabling connecting the wind turbines and meteorological mast to the proposed 110kV substation;*
- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

- Planning Application Documentation;
 - Cover Letter, including compliance with Schedule of Information to Inform the Completeness Check,
 - Planning Application Form,
 - Copy of Site Notice, erected on 27th March 2026,
 - Copy of Newspaper Notice published locally in The Echo, published 27th March 2026 and dated 27th March 2026,
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 - Planning Report,
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- Planning Application Drawings (Including Drawing Schedule).
- Red Line Boundary in DWG format.
- Environmental Impact Assessment Report (EIAR)
 - Volume 1 – Non-Technical Summary (NTS) and Main Report,
 - Volume 2 – Photomontage Booklet,
 - Volume 3 – EIAR Appendices including 2 no. confidential Appendices.
- Natura Impact Statement (NIS).

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks commencing on Tuesday 7th April at the following locations:

Galway - MKO, Tuam Road, Galway, H91 VW84 (**Correspondence address**)

Dublin - MKO, 9C Beckett Way, Park West Business Park, Dublin, D12 XN9W

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- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday – Friday).
- The Offices of Cork County Council, Norton House, Skibbereen, Co. Cork P81 XW99 (9:00am- 4:00pm Monday - Friday).

The application may also be viewed/downloaded on the following website:
<https://maughanacleapanning.com/>

Submissions or Observations may be made only to An Coimisiún Pleanála (“the Commission”) in writing or online at www.pleanala.ie, 64 Marlborough Street, Dublin 1 during the above-mentioned period of seven weeks 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, if carried out, and
- (iii) The likely effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, consideration and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers)

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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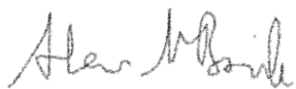
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Yours sincerely,



Alan McBride

Project Planner

Enclosed

- > 1 x USB copy of Planning Application Pack

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Southern Regional Assembly,
Assembly House,
30 O'Connell Street,
Waterford,
X91 F8PC

Our ref: 240225

Your ref:

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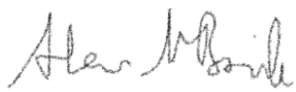
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Alan McBride

Project Planner

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Transport Infrastructure Ireland,
Parkgate Business Centre,
138 Parkgate St,
Dublin 8,
D08 DK10

Our ref: 240225

Your ref:

Date: 27th March 2026

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European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025)

On 6 August 2025, the European Union (Planning and Development) (Renewable Energy) Regulations 2025 (S.I. No. 274 of 2025) were adopted for the purpose of giving effect to Articles 15e(5), 16, 16bb, 16(2), 16d, 16e and 16f of the RED III Directive.

The legislation introduces new decision timelines based on a “completeness check” (ss.34E, 37JB, 295B): 52 weeks for new wind farms, 30 weeks for repowering projects, and one to two years for IROPI cases (two years for projects over 150 kW, one year for projects under 150 kW or repowering). Importantly, renewable energy developments, including related grid and storage infrastructure, are now presumed to be in the overriding public interest. The development is fully covered by the provisions of the Renewable Energy Directive III (Directive 2023/2413).

This planning application has been prepared in line with these Regulations, and, specifically, the Schedule of Information to Inform the Completeness Check, provided by ACP, as Appendix 2 of their SID determination under PCX04.321826. A full assessment of the Proposed Project in relation to this schedule has been included as Appendix 1 of the Cover Letter submitted with this application.

Proposed Project

The Proposed Project, as per the public notices is as follows:

The proposed development will consist of the provision of the following:

- i. 14 no. wind turbines with an overall turbine tip height of 169 metres, a rotor blade diameter of 133 metres, and turbine hub height of 102.5 metres, and a meteorological mast with a height of 30 metres, and subsequent decommissioning of the wind turbines and meteorological mast, following a thirty five-year operational period from the date of full commissioning of the wind turbines;*
- ii. Associated wind turbines and meteorological mast foundations and hardstanding areas;*
- iii. A 110kV substation compound (Including control buildings (with a combined floor area of 594Sq.m) with welfare facilities, all associated electrical plant and apparatus, security fencing, underground cabling, lightning protection poles, underground wastewater holding tank, site drainage and all ancillary works);*
- iv. Underground electrical (110kV) and communications cabling from the proposed 110kV substation to the existing Dunmanway 110kV substation in the townland of Ballyhalwick (including joint bays, communication chambers, earth sheath links, and ancillary works along the underground electrical cabling route). This cabling route is primarily located within the public road corridor;*
- v. Underground electrical (33kV) and communications cabling connecting the wind turbines and meteorological mast to the proposed 110kV substation;*
- vi. 3 no. temporary construction compounds (including site offices and welfare facilities (with a combined floor area of 585Sq.m);*
- vii. 2 no. temporary security cabins (with a combined floor area of 28.8Sq.m);*
- viii. Junction accommodation works to facilitate turbine delivery and construction access to the site, including the upgrade of an existing site entrance off the R585 regional road, and the construction of a new access road off the R585 regional road, crossing the L8777 Local Road; including new permanent gated site entrances;*

- ix. Upgrade of existing site tracks/ roads and provision of new site access roads, junctions and hardstand areas (including upgrade of a short section of the L8777 local road);
- x. 4 no. borrow pits;
- xi. Peat and Spoil Management;
- xii. Site Drainage;
- xiii. Tree felling and vegetation removal;
- xiv. Biodiversity Enhancement measures (peatland habitat enhancement, Kerry slug habitat enhancement, and native woodland planting);
- xv. Operational stage site signage and;
- xvi. All associated site development works and apparatus.

The applicant is seeking a ten-year permission and an operational period of thirty-five-years for the wind turbines, meteorological mast and site signage from the date of full commissioning of the wind turbines. A permanent planning permission is being sought for all other works.

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared in respect of the proposed development and accompany this planning application. The EIAR and NIS include assessment of temporary accommodation works to facilitate the delivery of turbine components from the Port of Cork, Ringaskiddy, to the site entrances via the National (N28, N40 & N22) and Regional (R585) public road network.

Contents of the Application

The following documents are included in the application pack:

- Planning Application Documentation;
 - Cover Letter, including compliance with Schedule of Information to Inform the Completeness Check,
 - Planning Application Form,
 - Copy of Site Notice, erected on 27th March 2026,
 - Copy of Newspaper Notice published locally in The Echo, published 27th March 2026 and dated 27th March 2026,
 - Copy of Newspaper Notice, published nationally in the Irish Examiner, published 27th March 2026 and dated 27th March 2026,
 - Planning Report,
 - Letters of consents from relevant landowners.
- Planning Application Drawings (Including Drawing Schedule).
- Red Line Boundary in DWG format.
- Environmental Impact Assessment Report (EIAR)
 - Volume 1 – Non-Technical Summary (NTS) and Main Report,
 - Volume 2 – Photomontage Booklet,
 - Volume 3 – EIAR Appendices including 2 no. confidential Appendices.
- Natura Impact Statement (NIS).

The planning application, EIAR and NIS may be inspected free of charge or purchased on payment of a specified fee (which shall not exceed the reasonable cost of making such a copy) during public opening hours for a period of seven weeks commencing on Tuesday 7th April at the following locations:

Galway - MKO, Tuam Road, Galway, H91 VW84 (**Correspondence address**)

Dublin - MKO, 9C Beckett Way, Park West Business Park, Dublin, D12 XN9W

+353 (091) 735 611 | mkoireland.ie | info@mkoireland.ie

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- The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday – Friday).
- The Offices of Cork County Council, Norton House, Skibbereen, Co. Cork P81 XW99 (9:00am- 4:00pm Monday - Friday).

The application may also be viewed/downloaded on the following website:
<https://maughanacleapanning.com/>

Submissions or Observations may be made only to An Coimisiún Pleanála (“the Commission”) in writing or online at www.pleanala.ie, 64 Marlborough Street, Dublin 1 during the above-mentioned period of seven weeks 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, if carried out, and
- (iii) The likely effects of the proposed development on a European site, if carried out.

Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by the Commission not later than 5.30 p.m. on Monday 25th May and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, consideration and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers)

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute discretion hold an oral hearing on the application (refer to ‘A Guide to Public Participation in Strategic Infrastructure Development’ at www.pleanala.ie).

The Commission may in respect of an application for permission/approval decide to –

- a) grant the permission, or
 - i. make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified, or
 - ii. grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind), and any of the above decisions may be subject to or without conditions, or
- b) refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Tel. 01-8588100).

A person may question the validity of any such decision of the Commission by way of an application for judicial review, under order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No. 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000 as

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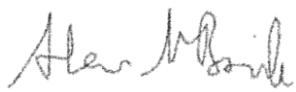
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amended. Practical Information on the review mechanism can be accessed on the Commissions website (www.pleanala.ie) under the following heading: Legal Notices - Judicial Review Notice. This information is also available on the Citizens Information Service website www.citizensinformation.ie

Yours sincerely,



Alan McBride

Project Planner

Enclosed

- 1 x USB copy of Planning Application Pack

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