Reissued by standard post
23/03/26 K.B.

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Bernhard v. Patow
An Teach Oilean
Crossfarnoge
Kilmore Quay
Co. Wexford
Y35 VW62

AN COIMISIÚN PLEANÁLA
LDG- _____
ACP- _____
23 MAR 2026
Fee: € _____ Type: _____
Time: 9:15 By: Reg post

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
Beak and Nemestown, Kilmore Quay, Co. Wexford.

A Chara,

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Facs Fax (01) 872 2684
Láithreán Gréasáin Website www.pleanala.ie
Ríomhphost Email bord@pleanala.ie

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Baile Átha Cliath 1
D01 V902

64 Marlborough Street
Dublin 1
D01 V902

If you have any queries in the meantime, please contact the undersigned officer of the Commission at appeals@pleanala.ie.

Yours faithfully,
Karen Byrne
Executive Officer
Direct Line: 01-873-7264

BP90 Registered Post

Reissued by standard post
23/03/26 K.B.

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Eve & James Rochford
Neamestown Cottage
Neamestown
Kilmore Quay
Co. Wexford

AN COIMISIÚN PLEANÁLA
LDG- _____
ACP- _____
23 MAR 2026
Fee: € _____ Type: _____
Time: 9:18 By: Reg post

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Reissued by standard post.
23/03/26 K.B.

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

John Kennedy and Catherine Langan
Soldiers Cottage
The Beake
Kilmore Quay
Co. Wexford
Y35 P400

AN COIMISIÚN PLEANÁLA
LDG- _____
ACP- _____
23 MAR 2026
Fee: € _____ Type: _____
Time: 9:15 Reg post

Date: 05 March 2026

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BP90 Registered Post

K. Byrne

Notice under Section 126 of the Planning and Development Act 2000, as amended.

ABP Case ID: 500109

1. Section 126 Notice ✓

A Commission decision will not be made in this case before the expiration of the 18-week statutory objective period.

Reason: **Due to the current number of cases on hand,** or

Due to the necessity of the Commission to issue a notice.

A section 126 notice with a 'revised to' date of before the 12 weeks is approved subject to checking any recent correspondence not attached to file.

CO/DCA/DP/ADP/SAO_____ **Date** _____

or K47 Authorisation

A section 126 notice issued in this case setting a revised decide by date; however, a decision will not now be taken by the Commission before that revised date.

Reason: _____

A K47 letter is approved for issue in this case. Place a target date of _____ weeks on the database within which to decide this case subject to checking any recent correspondence not attached to the file.

CO/DCA/DP/ADP/SAO_____ **Date** _____

2. EO: Please issue section 126 notice/ K47 letter as above to:

SEO: [signature] **Date** 3/5/26

3. AA: Please prepare section 126 notice/ K47 letter as above to:

BP90 to parties - revised date 27/5/26

EO: Daniel O Connor **Date** 5/3/26

AA: A. Delaney **Date** 05/03/26

Miscellaneous

Correspondence Coversheet

Case Number	Case Priority	Case Lodged On	Case EO	PA Reg. Reference
PL-500109-WX	Normal	21/10/2025	Karen Byrne	20250962W

Filing

Attach to File ☐

Return to EO ☐

Signatures

Signed Daniel O Connor

Daniel O'Connor, Executive Officer

Date 05/03/2026

Signed A. Delaney

Abi Delaney, Administrative Assistant

Date 05/03/26

Miscellaneous

Correspondence Coversheet

Case Number	Case Priority	Case Lodged On	Case EO	PA Reg. Reference
PL-500109-WX	Normal	21/10/2025	Karen Byrne	20250962W

Case Details

Planning Authority
Wexford County Council

PA Reg. Reference
20250962W

Summary Description
10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.

Site Location
Beak and Nemestown, Kilmore Quay, Co. Wexford.

Miscellaneous

Correspondence Coversheet

Case Number	Case Priority	Case Lodged On	Case EO	PA Reg. Reference
PL-500109-WX	Normal	21/10/2025	Karen Byrne	20250962W

Correspondence Details

Issue BP90 — Notification of Revised Decision date (Section 126 notice giving new revised 'decide by' date)

Response Date Applicable	Number of Days Allowed	Keep Copy of Letter	Return Docs	Keep Envelope
☐	—	■	☐	☐

Comments

—

#	Participant Name	Role	Representative	Language	Info
1	Will & Catriona O'Flaherty	3rd Party Appellant	—	English	☐
2	Wexford County Council	Planning Authority	—	English	☐
3	Robert Roche	Applicant for Development	SCA Planning & Development Consultants	—	☐
4	John and Margaret Nunn	3rd Party Appellant	—	English	☐
5	Manfred Schulte-Austum	3rd Party Appellant	—	English	☐
6	Angela Hilbrecht	3rd Party Appellant	—	English	☐
7	Anthony Matthews	3rd Party Appellant	—	English	☐
8	Therese Maddock	3rd Party Appellant	—	English	☐
9	U Bohle	3rd Party Appellant	—	English	☐
10	John and Lorraine Smiley	3rd Party Appellant	—	English	☐
11	Rosemary Spelman	3rd Party Appellant	—	English	☐
12	Marian Doyle	3rd Party Appellant	—	English	☐
13	Lorraine Gunning	3rd Party Appellant	—	English	☐

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Sean Maddock
13 Ard na Ba
Kilmore Quay
Co. Wexford
Y35 FE84

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Yours faithfully,
Karen Byrne
Executive Officer
Direct Line: 01-873-7264

BP90 Registered Post

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Marian Doyle
Sunnyside
Kilmore Quay
Co. Wexford
Y35 H4C2

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
Beak and Nemestown, Kilmore Quay, Co. Wexford.

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BP90 Registered Post

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

May Bates
Harbour Lights
Kilmore Quay
Co. Wexford
Y35 EY01

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

Your Reference: Robert Roche

An Coimisiún Pleanála

SCA Planning & Development Consultants
Unit 217 Glencullen House
Kylemore Road
Dublin 10
D10 CA33

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

John and Margaret Nunn
Seascape
Kilmore Quay
Co. Wexford
Y35 HW01

Date: 05 March 2026

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Our Case Number: PL-500109-WX

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An Coimisiún Pleanála

Liam O'Flaherty
Neamstown
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Mary Marggraf
5 Quayside Apartments
Kilmore Quay
Co. Wexford
Y35 F244

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

James McMahon
'Home Sweet Home'
The Hill
Kilmore
Co. Wexford
Y35 X6K5

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Ulrich Marggraf
5 Quayside Apartments
Kilmore Quay
Co. Wexford
Y35 F244

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Kristin Hunfeld
Noackstraße 7
D-26121
Oldenburg

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
Beak and Nemestown, Kilmore Quay, Co. Wexford.

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Facs	**Fax**	(01) 872 2684
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If you have any queries in the meantime, please contact the undersigned officer of the Commission at appeals@pleanala.ie.

Yours faithfully,
Karen Byrne
Executive Officer
Direct Line: 01-873-7264

BP90 Registered Post

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Conor & Anne Horgan
5 Echo Beach
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Bernhard v. Patow
An Teach Oilean
Crossfarnoge
Kilmore Quay
Co. Wexford
Y35 VW62

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Will & Catriona O'Flaherty
Neamstown
Kilmore Quay
Co. Wexford
Y35 HY99

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Angela Hilbrecht
Libgate House
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Brendan O'Flaherty
Four Winds
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Helen and John Cousins
Kilmore House
Ballask
Kilmore
Co. Wexford
Y35 XR83

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Eve & James Rochford
Neamestown Cottage
Neamestown
Kilmore Quay
Co. Wexford

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

Your Reference: Robert Roche

An Coimisiún Pleanála

SCA Planning & Development Consultants
Unit 217 Glencullen House
Kylemore Road
Dublin 10
D10 CA33

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Margaret Phillips
1 Saltee View
Kilmore Quay
Co. Wexford
Y35 R272

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Manfred Schulte-Austum
The Beak
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

U Bohle
Bastardstown
Kilmore
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Anthony Matthews
Cilhan
Neamstown
Kilmore Quay
Co. Wexford Y35 RT18

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

John Kennedy and Catherine Langan
Soldiers Cottage
The Beake
Kilmore Quay
Co. Wexford
Y35 P400

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

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An Coimisiún Pleanála

Lorraine Gunning
2 Saltee View
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Yours faithfully,
Karen Byrne
Executive Officer
Direct Line: 01-873-7264

BP90 Registered Post

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Planning Department
Wexford County Council
Carricklawn
Wexford
Co. Wexford

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
Beak and Nemestown, Kilmore Quay, Co. Wexford.

A Chara,

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Ellen Power
Kilmore Quay
Co. Wexford
Y35 Y1E8

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
Beak and Nemestown, Kilmore Quay, Co. Wexford.

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BP90 Registered Post

Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

The Heritage Council
Áras na hOidhreachta
Church Lane Gardens
Kilkenny
Co. Kilkenny
Ireland

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Rosemary Spelman
5 The Ranch
Rosslare Strand
Co. Wexford
Y35 FY88

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

John and Lorraine Smiley
21 Crossfarnogue Villas
Kilmore Quay
Co. Wexford

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Andi McGarry and Lisa and Philippa Kinneen
The Moorings
Kilmore Quay
Co. Wexford

Date: 05 March 2026

Re: 10 year planning permission for development of an Integrated Tourism Resort Complex. A Natura Impact Statement (NIS) and Environmental Impact Assessment Report (EIAR) has been submitted with the application.
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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Therese Maddock
13 Ard na Ba
Kilmore Quay
Co. Wexford
Y35 FE84

Date: 05 March 2026

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Our Case Number: PL-500109-WX

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An Coimisiún Pleanála

Emilie Jost
Joyce's Farmhouse
Chapel Gardens
Kilmore Quay
Co. Wexford

Date: 05 March 2026

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Our Case Number: PL-500109-WX

Planning Authority Reference Number: 20250962W

An Coimisiún Pleanála

Bettina Bohle
4 Connigbeg Cottages
Seaview/Kilmore
Co. Wexford
Y35 TN22

Date: 05 March 2026

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