S.37

File With

SECTION 131 FORM

Appeal No
PL-500109-WX

Defer Re O/H ☐

Having considered the contents of the submission dated/received **14/01/2026** from **Brendan O'Flaherty** I recommend that section 131 of the Planning and Development Act, 2000 be/~~not~~ be invoked at this stage for the following reason(s):

No new issues raised.

Section 131 not to be invoked at this stage ☑

Section 131 to be invoked — allow 2/4 weeks for reply ☐

Signed: Cathy Carlson
EO

Date: 21/1/26

Signed
SEO/SAO

Date

M

Please prepare BP ..... — Section 131 notice enclosing a copy of the attached submission.

To

Task No

Allow 2/3/4 weeks: BP

Signed
EO

Date

Signed
AA

Date

Response

Correspondence Coversheet

Case Number	Case Priority	Case Lodged On	Case EO	PA Reg. Reference
PL-500109-WX	Normal	21/10/2025	Cathy Carleton	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.

Correspondence Details

Correspondence Type	Received From	Lodged On	Validity	Valid OH Req
Response	Brendan O'Flaherty	14/01/2026	Valid	No

Issue	Participant	Representative
BP23 — English	Brendan O'Flaherty	—

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

Comments
—

Filing

Attach to File
☐

Return to EO
☑ Cathy

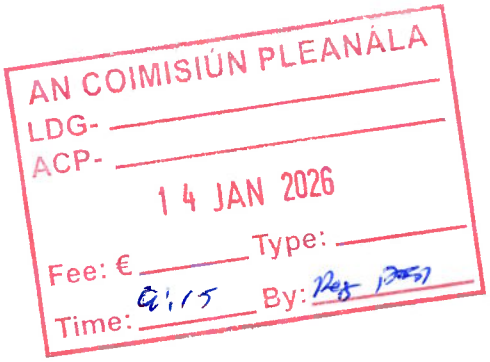
Signatures

Signed
Cathy Carleton
Cathy Carleton, Executive Officer

Date
14/01/2026

Signed
pp Anne Loughnane
Lauren Simone Murphy, Administrative Assistant

Date
15/1/26



"Four Winds"
Kilmore Quay
Co. Wexford

Ph: 086-8139923

12/01/2026

Re: Submission/Observation in relation to documents submitted in relation to Appeal No. PL-500109-WX (Planning Authority No. 20250962W) at Beak & Neamestown, Kilmore Quay, Co. Wexford (Developer: Robert Roche)

Dear Sir/Madam,

Please find attached my submission in relation to the response made to ACP by SCA Planning & Development Consultants on behalf of Robert Roche.

Please address all correspondence in relation to this submission to the above address.

Yours faithfully,

Brendan O'Flaherty

Brendan O'Flaherty

Submission/Observation in relation to documents submitted in relation to Appeal No. PL-500109-WX (Planning Authority No. 20250962W) at Beak & Neamestown, Kilmore Quay, Co. Wexford (Developer: Robert Roche) - compiled by Paula E. Redmond (Adv Dip Planning & Environmental Law, King's Inns, MSc, HDip, BEng Civil Engineering, MIEI)

Please note that ACP's Inspector should primarily refer to Brendan O'Flahery's original appeal documents which outline his appeal in detail.

The below is a response to SCA Planning & Development Consultants' Response to Brendan O'Flaherty's appeal. The response by SCA fails to address the substantive issues outlined in Mr. O'Flaherty's appeal.

Submission in relation to SCA Planning & Development Consultants' Response to Brendan O'Flaherty's appeal

DAU Response

As stated in Mr. O'Flaherty's appeal the Dept. of Housing, Local Government & Heritage (DHLGH) raise serious concerns in relation to potential negative effects on the adjacent SPAs and SACs should the proposed development be built. These issues were raised by the Development Applications Unit (DAU) of the Dept. of Housing, Local Government & Heritage (DHLGH).

The Development Applications Unit is responsible for:

- central coordination of the Department response to development applications and plans that might have significant effects on either architectural heritage, archaeology and/or nature conservation referred to the Minister in her role as a statutory consultee under the Planning and Development Act 2000, as amended

- routing of such applications internally in the Department for evaluation by the various technical services of the Department including the National Monuments Service, the National Parks and Wildlife Service and the Architectural Heritage Advisory Unit.[1]

In their letter dated September 25th 2025 to Wexford County Council, The Department of Housing, Local Government & Heritage state that

In conclusion, this Department considers that it has not been proven beyond reasonable scientific doubt that the proposed development will not lead to adverse effects on the sites that have been assessed in the NIS. In addition, the NIS has not addressed potential impacts on Lady's Island Lake SPA. Therefore, the conclusion that the proposed development will not affect the integrity of any relevant European site is not supported by the current information provided.

DNV Response to DAU

The response states that the reasons for discrepancies in conservation status of qualifying interest species is due to data from the Standard Data Forms (SDFs) for the relevant sites being used as opposed to *national status* details from older reports. It states that

For instance. the Ballyteigue Burrow SPA SDF has been updated in 2021, while the national status referenced in the appeal is from the older, 2017 report.

It must be noted that the SDF does not list the most up-to-date conservation status of a species. Instead it states the "population on the site". In relation to the "good" status for the Lapwing (*Vanellus Vanellus*), it refers to "data quality" – please see Appendix 1 attached.

4.2 Quality and Importance of the SDF states that Ballyteigue Burrow SPA supports *nationally important numbers* of Lapwing (*Vanellus Vanellus*).

In their letter dated September 25th 2025 to Wexford County Council, The Department of Housing, Local Government & Heritage state that

[1] National Parks & Wildlife Service (NPWS). (2025). Development Applications Unit (DAU). Available: https://www.npws.ie/about-npws/business-units/development-applications-unit

For example, there is an apparent contradiction between the "Good" conservation status of Lapwing in the AA screening, and its classification as Highly Unfavourable – Declining in the Conservation Objectives Supporting Document, as well as its Red listing in Birds of Conservation Concern in Ireland

The response states that

Operational Phase recreational impacts are assessed as negative and permanent, however not significant given the typically lower use of shore areas for recreational activities during the winter months when the Ballyteigue Burrow SPA hosts important populations of wintering birds. Tourists are not anticipated to significantly increase winter use of this area, and hence significant disturbance to wintering birds is not anticipated.

As stated in Brendan O'Flaherty's appeal the popularity of Ballyteige Burrow for walkers in the winter is noted in *Ballyteige Burrow Special Protection Area (Site Code 4020), Conservation Objectives Supporting Document* Version 1 (May 2014). It states in *5.4.5 Discussion*

Human recreational activities at coastal sites occur less frequently during winter months and the range of activities is much reduced. At Ballyteige Burrow, despite its relative inaccessibility, recreational walking is still noted to be a popular and regular activity within several subsites.

Construction Period

It was stated in Brendan O'Flahery's appeal that

5.2.1 *Potential Impacts of the Proposed Development* of the NIS states an "estimated" construction phase duration of 2 years.

Paula Redmond asserted in the appeal details that the construction period was likely to be longer than 2 years.

In the developer's First Party Appeal document submitted by SEA to ACP dated 31st October 2025 it is stated under *Grounds of Appeal*

Tendering and construction, with the construction phase as 3-years in a single programme as indicated in the DNV CEMP;

The above shows that the assertion in relation to construction time frame was correct. The underestimation of construction time in relation to noise from construction and potential negative impacts on the qualifying impacts of adjacent SPAs and SACs is a relevant lacuna in the NIS.

The response lists other areas, businesses and infrastructure "intervening between the subject site at Neamestown and Beak". The fact is however that Ballyteigue Burrow SPA is located just 670m from the proposed development site.

An Taisce Observation

As highlighted in Brendan O'Flaherty's appeal details, An Taisce raised a number of issues of concern in their submission to Wexford County Council dated September 8th 2025. The response from SCA Planning & Development Consultants does not address any of these issues including the below

We note that bird surveying done on the site identified several bird species, including qualifying interests of the nearby SPAs, using the subject site, primarily the southernmost area which will form part of the 100m coastal buffer zone. The applicant states that this area will not be subject to development, however, a new walking path will run through the area. NIS section 4.4.4.2 assesses potential disturbance as a result of walkers on beaches, however, the potential for ex-situ disturbance as a result of walkers on the proposed path in the buffer zone also requires assessment. It is submitted that signage and other deterrence measures to prevent walkers from leaving the proposed path should be included

Water Supply & Wastewater
Groundwater Supplies

It should be understood that there are 2 no, existing agricultural wells on the lands and the drawdown indicated is not totally new demand on the aquifer.

The water requirement for the proposed development will be significantly higher than any water level currently being extracted from the existing 2 no. agricultural wells.

As stated in Brendan O'Flaherty's appeal, the testing of groundwater levels occurred in October 2024. I assert that testing should also have been conducted at a drier time of the year. This is of particular importance given the nature of the development – a resort – as it is likely to be busiest in summer months.

5.3 Groundwater Levels of the *Hydrogeological Assessment Report* submitted as part of the planning application states

Groundwater levels were recorded by PGL at the wells during pre-pumping conditions (baseline conditions) on the 7th and 16th of October 2024, post-pumping conditions on the 21st of October 2024 and during the hydrogeological tests (i.e. step test and pumping tests) undertaken.

3.3 Proposed Development of the *Hydrological Assessment* submitted as part of the planning application states

It is predicted that potentially up to approximately 241m3/day (approximately 10m3/hour) will be derived from the proposed supply wells and supplemented by mains supply from UE where required

The response states
...it was concluded that the required groundwater supply for the Proposed Development of approximately 241m3/day (approximately 10m3/hour) could be sustainably derived...

There is a clear difference in the two statements above in regards to the 241m3/day with the wording of the extract from the *Hydrological Assessment* indicating that the 241m3/day is what could potentially be drawn from the onsite wells, with the extract from the response referring to the 241m3/day as what is "required" from the groundwater supplies.

The response states

...The GSI mapping has mapped an area of the site as having a low effective recharge of 27.58mm/yr (based on a recharge co-efficient of 8% ER) and another area as having a

higher recharge rate of 312mm/yr (based on a recharge coefficient of 85% ER), which corresponds with a more permeable area (i.e. sand and gravels).Site investigations confirm the presence of sand and gravel layers hydraulically connected to bedrock in some newly installed wells, potentially contributing to the bedrock aquifer. Therefore, the higher recharge rate (312.59mm/yr) was adopted for the assessment as it reflects actual site conditions.

It must be noted that according to GSI mapping data the majority of the subject site is recorded as having a low effective re-charge rate of 27.58mm/yr. This includes the area where supply well PW1 is located – please see Appendices 2&3 attached.

Uisce Eireann Supply

As stated in Brendan O'Flaherty's appeal details, the 1.6Km water supply upgrade is required to serve the proposed development. It is therefore an essential part of the development. I therefore assert that it should have been included in the EIS as part of the development.

The response includes numerous assumptions and expectations stating
...the majority of building foundations are expected to be above the groundwater table.

...Any potential localised changes caused by foundations...

...it is assumed the hotel and aparthotel will be supported on piles and ground=beam footings. It was assumed the piles were 10m deep on average for the hotel and aparthotel, to bedrock level...

Surely, details in relation to no. of foundations that will be below the groundwater table, types of piles including depth etc. should be formalised at this point.

Buffer Zone

Paula Redmond is aware that a 100m "buffer zone" is required in the *Wexford County Development Plan* 2022-2028 in relation to coastal erosion. Any connection with the buffer zone and bird protection was suggested in the documents submitted as part of the planning application such as the below which suggests that the SCI wintering bird species observed would effectively not be disturbed by the proposed development due to the 100m buffer zone.

4.2.2 Relevant Field Survey results of the NIS states
There are areas where water is pooling along the southern bounds of the Site, indicated on Figure 5. A number of SCI wintering bird species were observed utilising these areas, which overlap entirely with the 100m coastal buffer zone.

As outlined in Brendan O'Flahery's appeal details, the buffer zone will not be free of development as coastal paths are proposed within the so called "buffer-zone".

Nemestown Footpath

The response refers to the proposed footpath as being
Provided for community use and connectivity in the long-distance walking routes being established by Wexford County Council and in accordance with the WCDP and the DEDP (2025).

It also states

It should be noted that non-invasive pathways and trackways have been developed by NPWS/OPW throughout mountain and bogland areas, which are also SAC/SPA.

It must be noted that the documents submitted for planning reference the proposed path as one of the main transport routes to the services in Kilmore Quay for future users of the proposed development. Therefore, the proposed pathway is not simply an ancillary "long distance walking route" or recreational route.

With regards to the above reference to trackways in mountain and bogland areas, I think we can safely assume that such trackways are likely, due to their remote locations, to have much less use than a pathway provided from a large scale tourist resort into the nearby village.

Documents submitted as part of the planning application outlined the potential disturbance to SCI qualifying species from the proposed pathway.

4.4.2 Operational Phase of the NIS states

Ballyteige Burrow SPA – Noise & Visual Disturbance states
During Operation, there is the potential for disturbance to species as a result of increased human presence, particularly given the proposed path connecting the Proposed Development with the nearby Kilmore Quay village, located northwest of Ballyteige Burrow SPA which is designated for waterbird species that forage in the wetland habitats (670m west of the Site). In order to assess the potential for significant effects, the Waterbird Disturbance Toolkit is referred to (Cutts et al, 2013), which contains information on the noise and visual disturbance on different waterbirds caused by walkers along the beaches. As shown in Figure 9 above, walkers using flats may constitute a 'High' disturbance activity in terms of visual disturbance, although noise disturbance will be low. As such, visual disturbance is the focus of the assessment of potential for significant effects on SCI bird species, illustrated below in Figure 10 extracted from Cutts et al (2013).

Collision Risk

The response states
...the buildings are not see through and are therefore not a significant risk for bird strike.

The above statement does not appear to be based on any research or data. The author does not back up his claim with any data.

Brendan O'Flahery's appeal outlined my view that the NIS did not adequately deal with the issue of potential bird collision. As can be seen from the extract below it used the term "may lead" to increased bird collision. Given that the proposed development is located directly adjacent to the coast, in an area of numerous SACs and SPAs noted for their significant bird

activity, in addition to the land being flat in nature and the proposed hotel being 3-4 storeys in height and being south facing, it would seem more than likely that the proposed development could lead to bird collisions.

4.3.2.3 Air pathways of the NIS submitted as part of the planning application states under
Indirect Pathways
Collision Risk

Additionally, the construction of multi-storey buildings in the form of a three-storey and potentially a four-storey building may lead to increased flight line obstruction/bird collisions in an area where previously no structures existed, affecting Ballyteige Burrow SPA (004020), Seas off Wexford SPA (004237) and Saltee Islands SPA (00004002).

Birdwatch Ireland have highlighted the risk of glass buildings to birds detailing how in 2023 at least 1,000 migratory birds died from colliding with a single building in Chicago[2].

The response states
The core of the building is south facing and will, of necessity, be fitted with tinted glazing, brises-soleil, and/or internal blinds...

Given the particularly sensitive environment of the subject site, including large numbers of birds in the area, I believe that details such as the use of brises-soleil and/or internal blinds and their effectiveness in preventing bird strikes should have been investigated and decided upon prior to submission of the planning application.

Bird & Bat Friendly Lighting

The above response gives no details in relation to the proposed lighting and how it may assist in preventing bird strike.

[2] Bird Watch Ireland. (2025). *Two Worlds Collide: the danger of glass structures to birds around the world.*(2023). Available: https://birdwatchireland.ie/bird-window-collision/

Visual Impact

The above response does not address views from the sea as discussed in Brendan O'Flaherty's appeal. I assert that a Visual Impact Assessment Report should have been submitted as part of the application given the scale of the proposed development.

Views from the Irish Sea

The response states that *Photomontage 11 submitted with the application shows the hotel development viewed from the navigation channel, demonstrating that the hotel is not greater in scale than Kilmore Quay Village.*

Photomontage 11 illustrates the shear scale of the proposed development.

Coastal Erosion Comments

The response references the "medium confidence" rating in relation to ratings of confidence from the EIAR submitted as part of the planning application.
It must be noted that the "medium confidence" rating noted in the Coastal Engineer's Report relates to the confidence level assigned to the area in *Irish Coastal Protection Strategy Study Phase 2 - South East Coast* published in June 2010.
In relation to "confidence levels", the aforementioned document states
ll sectors of the erosion confidence lines were assigned a confidence rating i.e. even where no erosion is indicated by the analysis a confidence score was assigned during this assessment. Very high confidence was represented by a score of over 85%, with high confidence between 70-85%. medium confidence between 55-70%, low confidence between 40-55% and very low confidence being represented by a result of less than 40%.

As stated in Brendan O'Flaherty's appeal
Given the time elapsed since the ICPSS, I assert that the information, or at least some of the information, contained therein is out of date. This fact is acknowledged in 12.5.4 Coastal

Erosion of the Wexford County Development Plan 2022-2028 which states in relation to the ICPSS.

Overlooking & Loss of Privacy

Figure 7 Extract from Site Layout Plan with Distances Shown shows the distance between Brendan O'Flahery's property and some of the proposed lodges, the Pavillion restaurant and the hotel. *Figure 7* gives the distance from Mr. O'Flaherty's house, not his boundary which is significantly closer to the proposed development.

Archaeology

Geology

Community Infrastructure

All relevant details in relation to the above are contained within Brendan O'Flaherty's appeal.

Masterplan

As discussed in detail in Brendan O'Flaherty's appeal, *Proposed Masterplan* of the *Architectural Design Report* submitted as part of the planning application provides a map outlining five no. sites and proposed land uses. Kilmore Quay does not have an LAP as its population is not large enough. The formulation of the aforementioned "masterplan" with assigned land use zonings is effectively acting in part as an LAP. However, this was done with no public consultation and it does not appear to have undergone AA Screening.

Landowner Consent

The response states

..no path exits the subject site onto any private land without consent.

As stated in Brendan O'Flaherty's appeal, Brendan O'Flaherty owns some of the lands where 2 no. walkways from the development are indicated. There are no existing paths insitu and he has never given his consent for these lands to be used or for planning permission to be applied for on his lands.

Car Dependency

As stated in Brendan O'Flaherty's appeal, the proposed development will be car depended.

This response basically states that the development will be car dependent.

Appendix 1

NATURA 2000 - STANDARD DATA FORM

For Special Protection Areas (SPA),
Proposed Sites for Community Importance (pSCI),
Sites of Community Importance (SCI) and
for Special Areas of Conservation (SAC)

SITE	**IE0004020**
SITENAME	**Ballyteige Burrow SPA**

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- 7. MAP OF THE SITE

1. SITE IDENTIFICATION

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1.1 Type	1.2 Site code
A	IE0004020

1.3 Site name

Ballyteige Burrow SPA

1.4 First Compilation date	1.5 Update date
2003-11	2021-10

1.6 Respondent:

Name/Organisation:	National Parks and Wildlife Service, Department of Culture, Heritage and the Gaeltacht
Address:	90 King Street North, Dublin 7, D07 N7CV, Ireland
Email:	datadelivery@chg.gov.ie

1.7 Site indication and designation / classification dates

Date site classified as SPA:	1990-03
National legal reference of SPA designation	No data

2. SITE LOCATION

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2.1 Site-centre location [decimal degrees]:

Longitude	Latitude
-6.649190144	52.20625311

2.2 Area [ha]:	2.3 Marine area [%]
660.2377422	39.066

2.4 Sitelength [km]:

0.0

2.5 Administrative region code and name

NUTS level 2 code	Region Name
IE0	Southern and Eastern
IEZZ	Extra-Regio

2.6 Biogeographical Region(s)

Atlantic (%)

3. ECOLOGICAL INFORMATION

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3.1 Habitat types present on the site and assessment for them

3.2 Species referred to in Article 4 of Directive 2009/147/EC and listed in Annex II of Directive 92/43/EEC and site evaluation for them

Species					Population in the site					Site assessment			
G	Code	Scientific Name	S	NP	T	Size		Unit	Cat.	D. qual.	A|B|C|D	A|B|C	
						Min	Max				Pop.	Con.	Iso.	Glo.
B	A054	Anas acuta			w	12	12	i		G	C	B	C	C
B	A052	Anas crecca			w	142	142	i		G	C	B	C	C
B	A050	Anas penelope			w	306	306	i		G	C	B	C	C
B	A053	Anas platyrhynchos			w	763	763	i		G	C	B	C	C
B	A046	Branta bernicla			w	290	290	i		G	C	B	C	B
B	A149	Calidris alpina			w	1020	1020	i		G	C	B	C	C
B	A137	Charadrius hiaticula			w	133	133	i		G	C	A	C	B
B	A130	Haematopus ostralegus			w	109	109	i		G	C	B	C	C
B	A179	Larus ridibundus			w	186	186	i		G	C	B	C	C
B	A157	Limosa lapponica			w	582	582	i		G	B	A	C	A
B	A156	Limosa limosa			w	474	474	i		G	B	A	C	A
B	A069	Mergus serrator			w	24	24	i		G	C	B	C	C
B	A160	Numenius arquata			w	476	476	i		G	C	B	C	C
B	A140	Pluvialis apricaria			w	4630	4630	i		G	B	B	C	B
B	A141	Pluvialis squatarola			w	69	69	i		G	C	B	C	C
B	A195	Sterna albifrons			r	2	7	p		G	C	B	C	C
B	A048	Tadorna tadorna			w	167	167	i		G	C	B	C	B
B	A162	Tringa totanus			w	206	206	i		G	C	B	C	C
B	A142	Vanellus vanellus			w	7808	7808	i		G	B	B	C	A

- **Group:** A = Amphibians, B = Birds, F = Fish, I = Invertebrates, M = Mammals, P = Plants, R = Reptiles
- **S:** in case that the data on species are sensitive and therefore have to be blocked for any public access enter: yes
- **NP:** in case that a species is no longer present in the site enter: x (optional)
- **Type:** p = permanent, r = reproducing, c = concentration, w = wintering (for plant and non-migratory species use permanent)
- **Unit:** i = individuals, p = pairs or other units according to the Standard list of population units and codes in accordance with Article 12 and 17 reporting (see reference portal)
- **Abundance categories (Cat.):** C = common, R = rare, V = very rare, P = present - to fill if data are deficient (DD) or in addition to population size information
- **Data quality:** G = 'Good' (e.g. based on surveys); M = 'Moderate' (e.g. based on partial data with some extrapolation); P = 'Poor' (e.g. rough estimation); VP = 'Very poor' (use this category only, if not even a rough estimation of the population size can be made, in this case the fields for population size can remain empty, but the field "Abundance categories" has to be filled in)

3.3 Other important species of flora and fauna (optional)

Species					Population in the site				Motivation					
Group	CODE	Scientific Name	S	NP	Size		Unit	Cat.	Species Annex		Other categories			
					Min	Max		C|R|V|P	IV	V	A	B	C	D
P		Arthrocnemum perenne									X			
P		Asparagus officinalis ssp. prostratus									X			
I		Bombus distinguendus												X
I		Bombus sylvarum												X
P		Centaurium pulchellum									X			
P		Fulgensia subbracteata									X			
I		Hedychridium ardens												X
P		Hyoscyamus niger									X			
P		Lathyrus japonicus									X			
M		Lepus timidus hibernicus											X	
M		Lepus timidus hibernicus									X			
M		Lepus timidus hibernicus										X		
I		Oxyselus argentatus												X
P		Puccinellia fasciculata									X			
I		Tetramorium caespitum												X

- **Group:** A = Amphibians, B = Birds, F = Fish, Fu = Fungi, I = Invertebrates, L = Lichens, M = Mammals, P = Plants, R = Reptiles
- **CODE:** for Birds, Annex IV and V species the code as provided in the reference portal should be used in addition to the scientific name
- **S:** in case that the data on species are sensitive and therefore have to be blocked for any public access enter: yes
- **NP:** in case that a species is no longer present in the site enter: x (optional)
- **Unit:** i = individuals, p = pairs or other units according to the standard list of population units and codes in accordance with Article 12 and 17 reporting, (see reference portal)
- **Cat.:** Abundance categories: C = common, R = rare, V = very rare, P = present
- **Motivation categories: IV, V:** Annex Species (Habitats Directive), **A:** National Red List data; **B:** Endemics; **C:** International Conventions; **D:** other reasons

4. SITE DESCRIPTION

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4.1 General site character

Habitat class	% Cover
N04	55.0
N02	32.0
N05	3.0
N03	10.0
Total Habitat Cover	100

Other Site Characteristics

The site is located on the south coast of Co. Wexford between the towns of Kilmore Quay and Cullenstown. It is comprised of a sand and shingle barrier beach, approximately 8 km in length, and the estuary of the River Duncormick. The extensive overlying sand spit is known as the Burrow, while the estuary that it encloses is known as the Cull. The site possesses a range of coastal habitats, including various types of dunes, salt meadows, and intertidal sand and mud flats. Former estuarine areas adjacent to the site have been reclaimed as polders and are intensively managed for agriculture.

4.2 Quality and importance

The site has an internationally important population of Branta bernicila hrota, and supports nationally important numbers of Tadorna tadorna, Pluvialis apricaria, Charadrius hiaticula, Vanellus vanellus, Limosa limosa and Limosa lapponica. The estuarine habitats provide feeding and roosting areas for the waterfowl species, though a lot of the birds also feed on the intensively managed lands of the adjacent polders. There is a small colony of breeding Sterna albifrons in the site, though nesting may not occur every year. Salt marsh habitats are particularly well represented, with one of only two extant sites in Ireland which has halophilous scrub vegetation characterised by Arthrocnemum perenne. Within the site are 6 Red Data Book plant species and the only Irish site for the lichen Fulgensia subbracteata. The site is a Statutory Nature Reserve and managed for conservation.

4.3 Threats, pressures and activities with impacts on the site

The most important impacts and activities with high effect on the site

Negative Impacts			
Rank	Threats and pressures [code]	Pollution (optional) [code]	inside/outside [i|o|b]
L	E01.03		o
M	G01.02		i
H	A08		o
L	F03.01		i
L	A04		i
L	E01		o
H	A01		o
L	F02.03		i
H	A04		o

Positive Impacts			
Rank	Activities, management [code]	Pollution (optional) [code]	inside /outside [i|o|b]
L	A04		i
L	F02.03		i
L	E01.03		o
L	E01		o
H	A04		o

Rank: H = high, M = medium, L = low
Pollution: N = Nitrogen input, P = Phosphor/Phosphate input, A = Acid input/acidification, T = toxic inorganic chemicals, O = toxic organic chemicals, X = Mixed pollutions
i = inside, o = outside, b = both

4.4 Ownership (optional)

4.5 Documentation

Colhoun, K. (2001). I-WeBS Report 1998-99. BirdWatch Ireland, Dublin. Curtis, T.G.F. and Sheehy Skeffington, M.J. (1998). The salt marshes of Ireland: an inventory and account of their geographical variation. Biology and the Environment, Proceedings of the Royal Irish Academy 98B: 87-104. Galvin, P. (1992). The Ecology of the Brackish-water Lagoons of Wexford and East Cork. M.Sc. thesis, University College, Dublin. Hannon, C. (1997). The 1995 All-Ireland Tern Survey. BirdWatch Ireland Conservation Report No. 97/1. Healy, B. (1999). A survey of Irish coastal lagoons. Vol. 1 Background, Description and Summary. Unpublished Report, Dúchas the Heritage Service, Dublin.Hunt, J., Derwin, J., Coveney, J. and Newton, S. (2000). Republic of Ireland. Pp. 365-416 in Heath, M.F. and Evans, M.I. (eds). Important Bird Areas in Europe: Priority Sites for Conservation 1: Northern Europe. Cambridge, UK: BirdLife International (BirdLife Conservation Series No. 8). Irish Wetland Birds Survey (I-WeBS) Database, 1994/95-2000/01. BirdWatch Ireland, Dublin. McGarrigle M.L., Bowman J.J., Clabby K.J., Lucey J., Cunningham P., MacCarthaigh M., Keegan M., Cantrell B., Lehane M., Clenaghan C. & Toner P.F. (2002). Water Quality in Ireland 1998-2000. Environmental Protection Agency, Wexford. Merne, O.J. (1989). Important bird areas in the Republic of Ireland. In: Grimmett, R.F.A. and Jones, T.A. (eds). Important Bird Areas in Europe. ICBP Technical Publication No. 9. Cambridge. Moore, D. and Wilson, F. (1999). National Shingle Beach Survey of Ireland 1999. Unpublished report to National Parks and Wildlife Service, Dublin.Orford, J.D. and Carter, R.W.G. (1982). Geomorphological changes on the barrier coasts of South Wexford. Irish Geography 15: 70-71.Russell, E. (1884). Ballyteige District. Report to the Commissioners on the proposed drainage of the flooded lands in this district with the embankment and reclamation of the slob or sub-merged land in Ballyteige Lough, County of Wexford. Alexander Thom. Dublin.Sheppard, R. (1993). Ireland's Wetland Wealth. IWC, Dublin.

5. SITE PROTECTION STATUS (optional)

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5.1 Designation types at national and regional level:

Code	Cover [%]	Code	Cover [%]	Code	Cover [%]
IE01	100.0				

5.2 Relation of the described site with other sites:

designated at national or regional level:

Type code	Site name	Type	Cover [%]
IE01	Ballyteige Burrow Nature Reserve	=	100.0

5.3 Site designation (optional)

6. SITE MANAGEMENT

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6.1 Body(ies) responsible for the site management:

6.2 Management Plan(s):

An actual management plan does exist:

- [ ] Yes
- [ ] No, but in preparation
- [x] No

6.3 Conservation measures (optional)

7. MAP OF THE SITES

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INSPIRE ID: IE.NPWS.PS.NATURA2000.SPA.IE0004020

Map delivered as PDF in electronic format (optional,

- [ ] Yes
- [x] No

Reference(s) to the original map used for the digitalisation of the electronic boundaries (optional).

Appendix 2

PW01 is located in area that is recorded as having a low recharge rate - please see Appendix 3 attached

RECEIVED: 05/08/2025

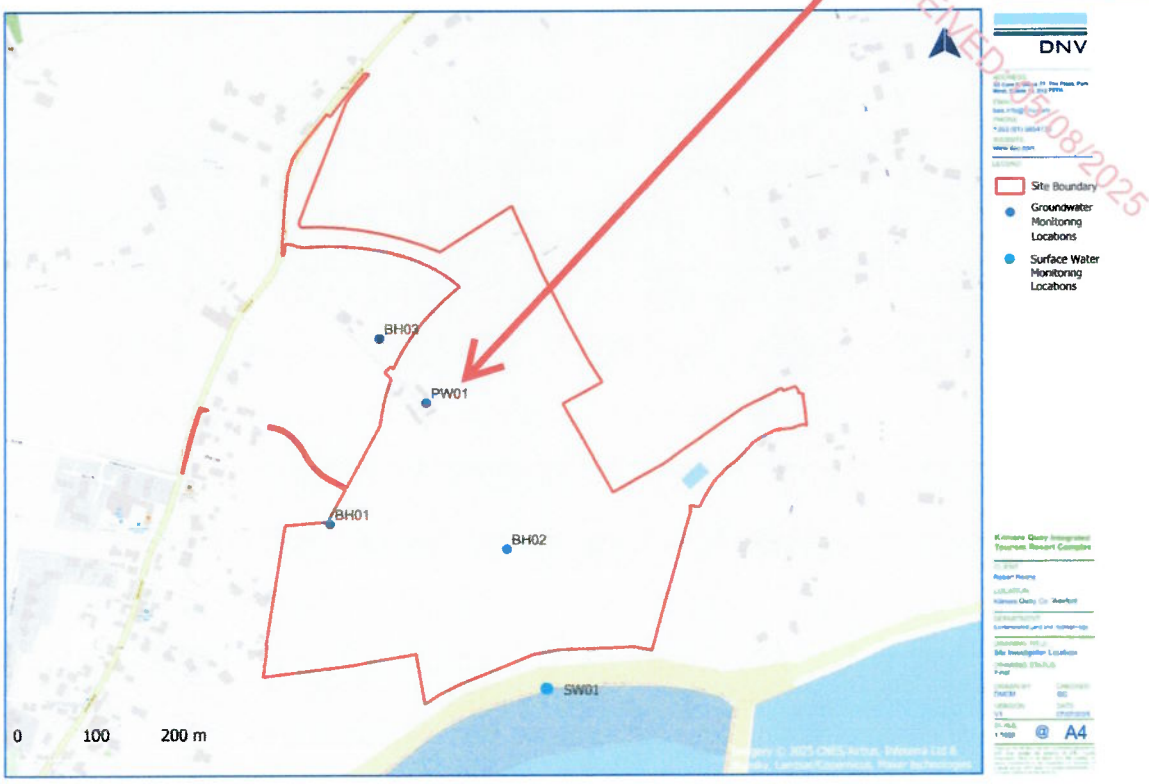

Figure 2-1. Site Investigation Locations

2.4 Groundwater and Surface Water Monitoring and Sampling

In order to establish baseline water quality conditions at the site and determine groundwater quality conditions during the hydrogeological testing (i.e. pumping test), groundwater and surface water samples were collected by DNV on the 18th of October 2024 and the 22nd of October 2024 in accordance with DNV SOPs and in cognisance of the relevant industry standards.

Groundwater samples were collected from the existing supply well (PW1) during the hydrogeological testing and post completion of testing. An additional groundwater sample was collected from observation monitoring well BH2 post completion of the hydrogeological testing to establish baseline groundwater quality conditions. The surface water sample (SW1) was collected downstream of the site from the Irish Sea (i.e., the Eastern Celtic Sea coastal waterbody) located adjacent to the southern boundary of the site. The groundwater and surface water monitoring locations are presented in Figure 2-1.

Samples collected from the existing supply well (PW1) were collected directly from the pump during hydrogeological testing and a grab sample was collected using a dedicated bailer post completion of the hydrogeological testing.

During sampling of the newly constructed observation monitoring well (BH2), in order to ensure extraction of samples representative of formation groundwater, prior to sample collection three well volumes of groundwater were purged from the well, using dedicated tubing and foot valves.

The surface water sample (SW1) was collected using a decontaminated telescopic aluminium rod and dedicated sampling receptacle.

During groundwater and surface water sample collection, water quality field measurements were recorded, using a calibrated multi parameter meter (YSI Professional Plus Pro Plus) for pH, electrical conductivity (EC), temperature, dissolved oxygen (DO) and oxidation reduction potential (ORP), as well as notes on the physical appearance of the samples and any odours noted. The measured water quality field measurements are presented in the groundwater and surface water screening tables included in Appendix C.

Appendix 3


IE GSI Groundwater Data Ireland ITM Viewer
Find Eircode or For ITM Coordina
LISGATE
BALLYTEIGE
BEAK
NEMESTOWN
CROSSFARNOGE
Kilmore Quay
Area marked in " green" has a high recharge rate of 328.12mm/yr
Area marked in " brown" has a recharge rate of 27.58mm/yr
0.3km
699,316.698 604,970.004 Meters