

Planning and Development (Housing) and Residential Tenancies Act 2016
Planning and Development (Strategic Housing Development) Regulations 2017

Notice of Strategic Housing Development
Application to An Bord Pleanála

We, Arlum Ltd, intend to apply to An Bord Pleanála for permission for a strategic housing development in the townlands of Moneyduff and Oranhill, Oranmore, Co. Galway.

The development will consist of:

- 1) Construction of 212 no. residential units comprising:
 - 34 no. House Type A (four-bed semi-detached unit)
 - 54 no. House Type B (three-bed semi-detached unit)
 - 16 no. House Type C (four-bed detached)
 - 16 no. House Type D (three-bed terraced unit)
 - 24 no. House Type E (four-bed semi-detached unit)
 - 50 no. House Type G (25 no. two-bed ground floor duplexes and 25 no. two-bed first/second floor duplexes)
 - 6 no. House Type H (two-bed duplex apartments)
 - 12 no. house Type J (two-bed terrace)
- 2) Development of a crèche facility (374 sqm) and associated outdoor play areas and car parking.
- 3) Provision of new vehicular and pedestrian site access from the North-South Oranmore Distributor Road (the route of which was permitted under An Bord Pleanála Reference PL 07.237219, which was extended under PI Ref 15/1334).
- 4) Provision of shared communal and private open space, site landscaping, car parking, site services and all associated site development works.

The application contains a statement setting out how the proposal will be consistent with the objectives of the Galway County Development Plan 2015-2021 and the Oranmore Local Area Plan 2012-2022.

An Environmental Impact Assessment Report and a Natura Impact Statement have been prepared in respect of the proposed development.

The application, together with an Environmental Impact Assessment Report and a Natura Impact Statement, may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, during public opening hours at the offices of An Bord Pleanála and Galway County Council. The application may also be inspected online at the following website set up by the applicant: www.arlumoranmorehousingdevelopment2.com

Any person may, within the period of 5 weeks beginning on the date of receipt by An Bord Pleanála of the application and on payment of the prescribed fee of €20 (except for certain prescribed bodies), make a submission or observations in writing to An Bord Pleanála, 64 Marlborough Street, Dublin 1, relating to the implications of the proposed development, if carried out, for proper planning and sustainable development in the area or areas concerned, and the likely effects on the environment or the likely effects on a European site, as the case may be, of the proposed development, if carried out. Submissions or observations duly made will be considered by An Bord Pleanála in making a decision on the application. Such submissions or observations must also include the following information:

- (a) the name of the person, authority or body making the submission or observations, the name of the person, if any, acting on behalf of that person, authority or body, and the address to which any correspondence relating to the application should be sent,
- (b) the subject matter of the submission or observations, and
- (c) the reasons, considerations and arguments on which the submission or observations is or are based.

An Bord Pleanála may grant permission for the strategic housing development as proposed, or may grant permission subject to such modifications as it specifies in its decision, or may grant permission in part only, with or without any other modifications it may specify in its decision, or may refuse to grant permission for the proposed development. An Bord Pleanála may attach to a grant of permission such conditions as it considers appropriate.

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

A person may question the validity of a decision of An Bord Pleanála by way of an application for judicial review, under Order 84 of the Rules of the Superior Courts (S.I. No. 15 of 1986), in accordance with sections 50 and 50A of the Planning and Development Act 2000 (No. 30 of 2000), as amended. Practical information on the review mechanism can be found in the Judicial Review Notice on the An Bord Pleanála's website: www.pleanala.ie or on the Citizens Information Service website: www.citizensinformation.ie.

Signed: Pamela Harty
MKO (Agents)
Tuam Road, Galway, Ireland, H91 VW84

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