

# Community Report

Proposed Dyrick Hill Wind Farm

Co. Waterford

2023

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## INTRODUCTION

EMPower (The Developer) is seeking planning permission to construct and operate a commercially viable wind farm project on lands at Dyrick, Ballynaguilkee Upper, Broemountain, Corradoon, Dyrick, Lickoran, Lickoranmountain, Lisleagh, Lisleaghmountain, Lyrattin and Scartmountain. The project is located 43km west of Waterford City, 55km northeast of Cork City, and 12.9km northwest of Dungarvan in Co. Waterford, hereafter referred to as the project.

### EMPower:

EMPower is an Irish renewable energy developer with over 800 Mega Watts in development in Europe, the UK and Africa. Our senior management team comprises five Irish professionals with a combined 95 years' experience delivering projects from conception to operation across five continents. EMPower's headquarters is in Dublin.

EMPower is owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited. EMPower commenced project development in Ireland in 2018 following the government's announcement of the Renewable Energy Support Scheme (RESS) and Ireland's revised electricity target of 70% renewables (revised to 80% in 2022) by 2030.

Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

All details in this Dyrick Hill Community Engagement Report are intended to provide information on the process of community engagement employed on the Dyrick Hill Wind Farm project. Please refer to the main volumes of the Dyrick Hill Project Environmental Impact Assessment Report (EIAR) for more detailed project information. At all times, the Dyrick Hill Project EIAR is to be referred to as the overriding document for planning or project information purposes.

### The Applicant:

Dyrick Hill Wind Farm Limited is the applicant for the proposed Dyrick Hill Wind Farm project.

### The Proposed Project:

A full description of the proposed development for the purposes of the planning application, and the additional elements that form part of the overall project assessed as part of the project's EIA, are contained in Project Description Chapter of the Dyrick Hill Project EIAR.

The Project refers to the development works within the Planning Redline Boundary but also includes lands along the proposed Turbine Delivery Route and Grid Connection Route corridor as well

as associated haulage of any other construction materials which derive from outside the Planning Redline Boundary.

The Main Project Study Area:

Refers to the area depicted within the red hatched outlined in figure 1 denoted Indicative Study Area.

The Project Study Areas:

Refers to different areas within or over which the Dyrick Hill Wind Farm project surveys are undertaken for the grid route and turbine delivery route. These are specifically defined within each technical chapter of the Environmental Impact Assessment Report.

The Proposed Project's Immediate Consultation Zone:

Refers to a 2-kilometer radius from the Main Project Study Area. The Eircode's and residence within this area are deemed the proposed project's closest neighbors. See figure 2 for illustration.

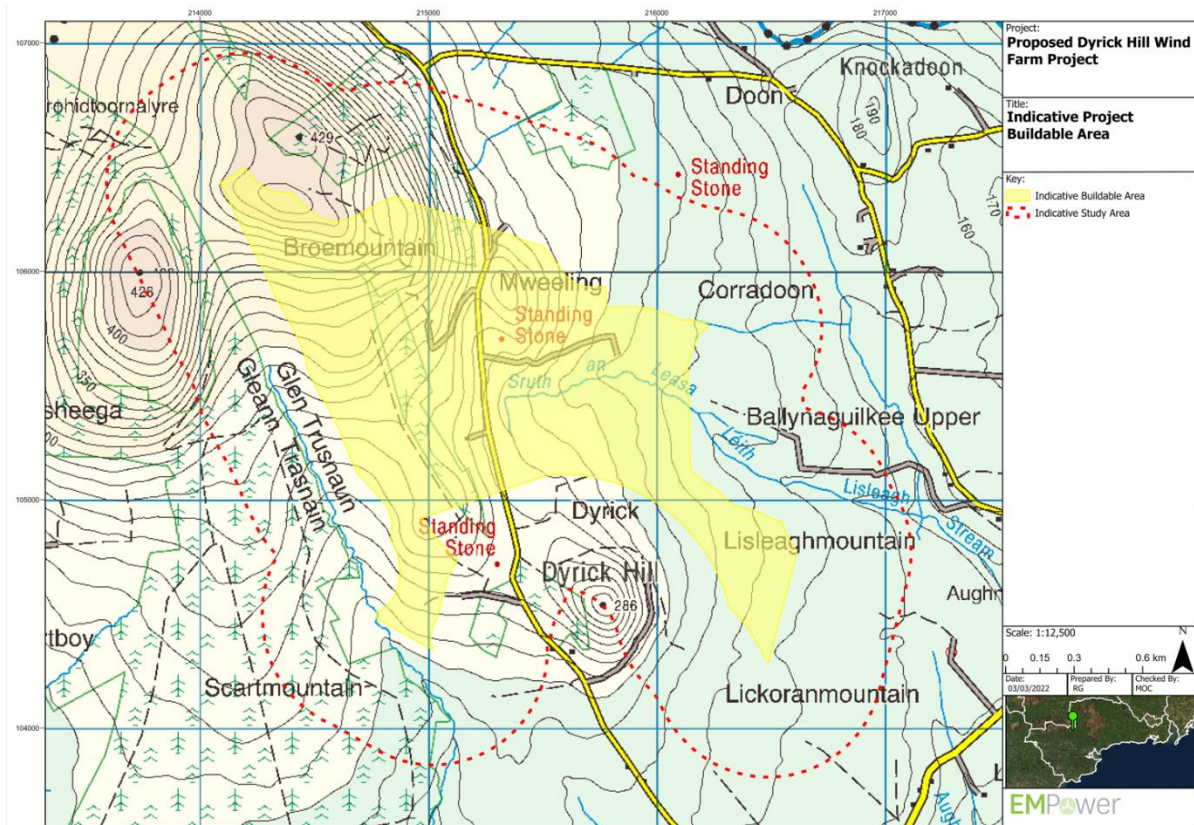


Figure 1



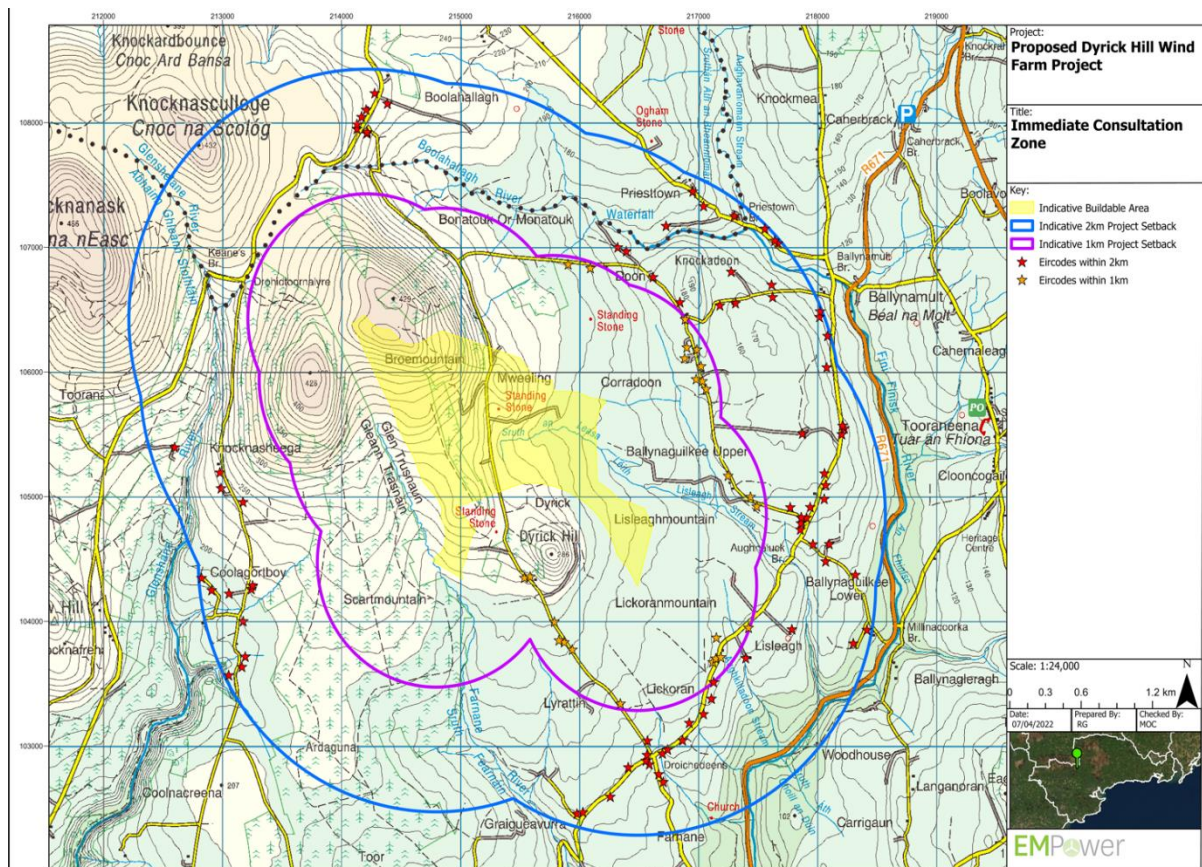


Figure 2

### The Planning Consultant:

Jennings O'Donovan are the planning consultant compiling the Dyrick Hill project's planning application on behalf of EMPower. Based in Co. Sligo, Jennings O'Donovan are one of the longest established and most reputable multi-disciplinary engineering consultancies in Ireland. JOD have been an established presence in the Renewable Energy Wind Farm Sector since 1998. To date, the company has a portfolio of project involvement extending to over 2,040 MW of power in Ireland and Northern Ireland and is a recognised market leader in the area of Wind Energy development.

### Community Liaison Officer

Michael O'Connor is the appointed Community Liaison Officer for the proposed Dyrick Hill Wind Farm project. Michael holds a B Eng. in Civil and Structural Engineering and a HDip in Business Management. Michael has been working with EMPower since 2021 as the project manager and community contact for the proposed Dyrick Hill project. Michael has over 10 years' experience in onshore windfarm development, construction and operations and has led the community consultation process previously

on similar renewable projects. Contact information for Michael and the proposed Dyrick Hill project have been made available to any interested stakeholders from the beginning of the project's public consultation process.

### The Dyrick Hill project's consultation approach

In the past, wind farm developers may have initiated a project's community consultation process shortly before submission of a planning application, when the key design decisions have already been made. EMPower seek to involve local communities much earlier in the Environmental Impact Assessment and project design process, to facilitate constructive dialogue at a time when it can have a meaningful impact on the final project design.

EMPower has consulted with the local community from the beginning of the detailed design and environmental assessment phases of the proposed Dyrick Hill project to ensure that views and comments of members of the local community and interested stakeholders were considered as part of the project's design and the Environmental Impact Assessment process. EMPower believe that working as closely as possible with all stakeholders interested in our project proposals, especially the local communities in which we propose our projects, makes good sense for us as a commercial company, for our project neighbours, and for the ongoing global climate change objectives facing us all.

EMPower believes that community engagement should be undertaken in an appropriate and respectful manner with the communities in the environs of any proposed development, at all stages of the project lifecycle from Development, Construction through to Operations.

As a wind energy development company, interested stakeholders and communities will engage in conversations about our projects whether we are involved in those conversations or not.

By not being involved in our project conversation, we:

- lose the opportunity for improvement obtained from other people's views.
- lose the opportunity that open conversations can foster to deliver projects that benefit both local communities and the developer.
- lose the ability to correct misunderstandings about project details.

As with all EMPower projects the Dyrick Hill project's community consultation approach initially focusses on the near neighbors and dwellings within the proposed project's immediate consultation zone of 2 kilometers, figure 2. This consultation area represents the closest communities, proximity-

wise to the proposed project's Main Study Area and will therefore be more susceptible to any potential effects caused by the proposed project.

We continue the focus on the proposed project's immediate consultation zone throughout the project's messaging and communications by ensuring project messaging is always communicated to this area first.

Our community consultation approach also recognises the need to ensure interested stakeholders further away from the proposed project are also informed as the design iterations are worked through and the details of the proposed project evolve. This is achieved by project website updates and live interactive public webinars. Our project webinars are advertised beforehand in local newspapers, via project newsletters and on the project website. We also hold public information evenings, when public health guidelines permit, which again are advertised in local newspapers, the project's website, and newsletters.

Our engagement process is designed to not just be an information giving exercise but also ensures that both community members local to our proposed project location, and interested stakeholders further away, are given the opportunity to be part of the project's design conversation and can input on project design details as they evolve towards a final design proposal.

In relation to national guidance on community engagement and consultation for wind energy developments, the *Wind Energy Development Guidelines* (Department of Environment, Heritage, and Local Government, 2006) state that:

*"While it is not a mandatory requirement, it is strongly recommended that developers of a wind energy project should engage in active consultation and dialogue with the local community at an early stage in the planning process, ideally prior to submitting a planning application."*

This was further addressed in the *Preferred Draft Approach to Wind Energy Development in Ireland* (June 2017) which stated the following with respect to planning applications for wind farms:

*"Planning applications must contain a Community Report prepared by the applicant which will specify how the final proposal reflects community consultation. The Community Report must also outline steps taken to ensure that the proposed development will be of enduring economic benefit to the communities concerned."*

The Draft Revised Wind Energy Guidelines (Department of Housing, Planning and Local Government, 2019) state that “meaningful community consultation also helps developers:

- to refine the design approach to a project reflecting a broadly based community perspective
- to explain the potential benefits of a project more clearly to communities
- to establish relationships with the community, as well as empowering communities to interact with and benefit more fully from projects.”

EMPower is committed to meaningful, transparent consultation, which facilitates more informed and active engagement with our proposed projects. This Community Report details EMPower’s engagement and liaison with the community local to the Dyrick Hill area of Co. Waterford and to the proposed Dyrick Hill project’s Study Area.

## **DYRICK HILL WIND FARM PROJECT’S CONSULTATION SUMMARY**

### **Stage 1 Community Consultation – Proposed Dyrick Hill Wind Farm**

- First Project Information Newsletter distributed to Immediate consultation zone (117 Eircodes)
- First Project Community Letter distributed to Immediate consultation zone (117 Eircodes)
- Dedicated Project Website Goes Live
- Presentation of the proposed project to local landowners, followed by interactive discussion.

EMPower started community consultation for the proposed Dyrick Hill Wind Farm project in December of 2021. The objective for Stage 1 of the proposed Dyrick Hill Wind Farm consultation was to introduce EMPower as a company and the general project location on which detailed design was commencing in order to ascertain if a renewable energy project was feasible. It also aimed to generate awareness of the proposed project and begin a conversation with the communities closest to the proposed project’s location at a time when the detailed project design work and study was commencing. The material also detailed a project timeline, the next steps for the project and the overall Environmental Impact Assessment Report compilation process which is undertaken for a project such as this. Contact information for the project design team was also shared.

The first project information newsletter (Appendix 1a) was distributed on the 12-12-2021 to the 117 Eircodes within the proposed project's immediate consultation zone.

A community letter was also included with this first project newsletter (Appendix 1b). The community letter introduced EMPower as a company and the proposed project.

A project specific website was also published at this time. The project specific website hosted project information, EMPower company information and project contact details. Once the newsletter and community letter were delivered to the project's immediate consultation zone, all community material was posted on the project website for the wider public to view.

Following the distribution of the first Dyrick Hill project information newsletters and community letters a conversation on what the proposed project could develop into was fostered within the local community. Members of the project design team facilitated many questions, queries and comments following this initial community consultation stage. Some of the main conversations centered around the below topics:

- Who are EMPower?
- How was this location chosen as a potential renewable energy site?
- What project scale and number of turbines are possible for this project?
- What is the community benefit fund and how does it work?
- How do EMPower intend to involve the local community at all stages?
- What impacts are possible on local flora and fauna?
- What is the Environmental Impact Assessment process?
- What impacts are possible for residents of the local community?
- What potential noise and traffic effects are predicted from the construction phase?
- Will there be effects from noise and shadow flicker on local residents?
- How and where will this project be connected to the electricity grid?

The conversations which followed informed Stage 2 of our community consultation process and highlighted areas which we should focus on for our next newsletter and interactive webinar.

## Stage 2 Community Consultation – Proposed Dyrick Hill Wind Farm

- Second Project Information Newsletter distributed to Immediate consultation zone (117 Eircodes)
- Second Project Community Letter distributed to Immediate consultation zone (117 Eircodes)
- First Project Design Online Webinar – All interested Stakeholders

The second project newsletter (Appendix 2a) was distributed to 117 Eircode's within the proposed project's immediate consultation zone in the third week of March 2022.

This second project newsletter discussed many of the discussion points raised following Stage 1 of the Community Consultation process. Information on EMPower as a company, the aims of the project community consultation underway, project timelines and the potential benefit a Project Community Fund could provide in conjunction if this project was granted a consent were outlined. The project's location and predicted timeline were illustrated. Also, some information on why this area was deemed suitable for a renewable energy project along with aspects of the environmental studies and assessments being carried out were detailed. The overall Design Process was also outlined. Contact information was again included and notification of the 1<sup>st</sup> project Webinar scheduled for 07.04.2022 was given.

Information discussed in the project's second newsletter included:

- Why this area was chosen as a potential wind energy development project?
- The project design process
- The proposed project details
- A description of some of the project assessments and studies underway
- Community benefit
- Project Timelines
- Details of, and how to attend, the 1<sup>st</sup> project Webinar scheduled for 07.04.2022

A community letter was also included with this second project newsletter (Appendix 2b). The main aim of the community letter in this Stage 2 process was to highlight the interactive project design webinar on the 07-04-2022 at 7pm where project particulars could be discussed and conversed on in an interactive forum with all interested Stakeholders. The time and date for this webinar was also advertised on the project's website and in the 01-04-2022 edition of the Dungarvan Observer



(Appendix 2c) to generate awareness of the project outside of the project's immediate consultation zone.

The first Dyrick Hill Wind Farm Project Design Webinar (Appendix 2d) was facilitated on 07-04-2022. The webinar lasted approximately 1.5 hours. There was significant interest and discussion in the project with the questions and answers session running over the webinar's allocated 1 hour. After the event a link to the webinar recording, as well as a transcript of all the questions and answers discussed during the webinar (Appendix 2c) was posted on the project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).

On this first Dyrick Hill project webinar, design team members described EMPower as a company and also gave a detailed description of the process EMPower employed to select the Dyrick Hill Study Area as a potential renewable wind energy project. Ireland's Energy targets were discussed as well as the proposed project's location and Study Area. The webinar also described the process being initiated for the Environmental Impact Assessment analysis and detailed study work beginning for the proposed project. Aspects of the Community Benefit Fund and near neighbor scheme that a project such as this could potentially facilitate were also talked through and discussed along with project predicted timelines proposed projects location set out above and project contact details. The potential grid connection options and turbine delivery options were discussed. Details on future project community engagement stages were outlined along with the next steps for the project.

Conversation points during and in the weeks after the first project webinar included the below:

- Who are EMPower and what other projects do Empower have in Ireland and abroad?
- Where, potentially, would any generated electricity be transmitted and how would it be connected from the project to the connection point?
- What scale and number of turbines are possible for this project?
- What is the expected project lifespan?
- Can project mapping be displayed in a clearer manner?
- Why do we need renewable energy?
- Community benefit fund structure and the RESS structure in general
- What studies are being carried out on local wildlife including birds such as the Hen Harrier?
- What transport route is being proposed?
- Will traffic be increased in the area during the survey period and potential construction phase?
- How will potential noise from wind turbines be assessed?



### Stage 3 Community Consultation – Proposed Dyrick Hill Wind Farm

- Third Project Information Newsletter distributed to Immediate consultation zone (117 Eircodes)
- Third Project Community Letter distributed to Immediate consultation zone (117 Eircodes)
- Second Project Design Online Webinar – All interested Stakeholders
- First In-person Project Consultation Event – All interested Stakeholders

The proposed project's third newsletter (Appendix 3a) was distributed to 117 Eircodes surrounding the Study Area on the weekend of 16-07-2022. A community letter was also included with the third project newsletter (Appendix 3b). This third project newsletter detailed aspects of the project at this the Design Iteration One stage, providing updated information on the design process, the project timelines and the potential of the associated Community Benefit Fund for the proposed project. Also, some of the main areas of interest raised by stakeholders following the community consultation carried out to date were included. Information discussed in the project's third newsletter included:

- The Community Engagement process undertaken to date
- The design process EMPower undertake for a renewable energy project
- Why onshore wind is relevant.
- Frequently asked questions addressing the concerns of local communities regarding wind farm developments.
- Proposed project schedule
- A3 map of the project's Design Iteration One
- Community Benefit
- Project Team contact information
- Project details regarding proposed grid connection routes and turbine delivery routes
- Detail on topical Environmental Impact Assessment project studies such as Noise and Vibration, Biodiversity, Hydrology and Hydrogeology, Population and Human Health and Land soils and Geology

The third Dyrick Hill project newsletter invited all interested stakeholders to join the second interactive project design webinar on the evening of 21-07-2022, at 7pm where project design elements could be discussed and conversed on. The time and date for this webinar was also

advertised on the project's website and in the 15-07-2022 edition of the Dungarvan Observer (Appendix 3c) to generate awareness of the project outside of the project's immediate consultation zone.

The second Dyrick Hill Wind Farm Project Public Webinar (Appendix 3d) was facilitated on 21-07-2022. The webinar lasted approximately 1.5 hours. There was again significant interest and discussion in the project during the questions and answers session. After the event a link to the webinar recording was posted to the project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).

On this second Dyrick Hill project webinar, design team members described EMPower as a company and the important role renewable energy can play in Ireland's energy system. The process EMPower employed to select the Dyrick Hill Study Area as a potential renewable wind energy project was again touched on. This webinar also illustrated the current project proposal as it reached Design Iteration One. Project particulars such as the Main Study Area, turbine delivery routes and grid connection routes were focused on as well as the topical aspects of the Environmental Impact Assessment process underway. Aspects of the potential Community Benefit Fund and near neighbor scheme the project could facilitate were also talked through and discussed along with project predicted timelines, project next steps and project contact details.

Conversation points during and in the weeks after the second project webinar included the below:

- What will the visual effects of the potential project be?
- Community benefit fund.
- Potential Turbine Delivery Route.
- Potential damage to roads in the area.
- Are there plans for further development in the area by EMPower?
- Potential Grid connection options.
- Potential effects on watercourses and fish in the locality.
- What impacts are possible for peat habitats and waterbodies?
- Will the bat species in the area be affected?
- What impacts are possible for nearby European designated sites?
- The overall planning application process.

Along with sharing the Design Iteration One details, one of the third project newsletter's main aims

was to highlighted a Project Consultation Event scheduled for the Dungarvan Park Hotel on 11-08-2022 where interested stakeholders could drop in anytime between 4.00pm and 8.00pm to discuss the proposed Dyrick Hill Wind Farm project with members of the project design team and view the most up to date project information in person. This project information evening was also advertised in the 05-08-2022 edition of the Dungarvan Observer (Appendix 3e) in order to generate further awareness of the project outside of the project's immediate consultation zone.

The project information evening (appendix 3f) was attended by approximately 50 to 60 people who arrived at various stages throughout the evening. 6 members of the Empower team along with 2 members of the Jennings O Donovan planning consultants' team were available to discuss the project's design process and any queries or conversation points relevant to the overall project proposal.

Some of the main topics discussed during the evening were:

- Landscape and visual elements of the project.
- The grid connect point for the project.
- Renewable energy in Ireland and internationally.
- Irish planning process and a renewable project's path to a planning consent.
- The Environmental Impact Assessment Process.
- Potential wind turbine noise and the noise assessments the project will undertake.
- Community Benefit associated with the project.
- Traffic and component transport associated with the project.
- Property prices.

During discussion with some local stakeholders over the course of the information evening the turbine delivery route being selected was raising concerns. Some stakeholders felt that the selected route was taking the delivery route via local houses and along local roads and the potential disruption this may cause for local residents along a 2.2km section of local road in the Ballynaguikie Lower and Ballynaguikie Upper areas could be excessive. EMPower had carried out extensive assessment to date and a feasible route was available. However, EMPower committed to carry out further assessment on alternative solutions. It was through this discussion with interested stakeholders and local residents that the project's current delivery route was arrived at which utilizes a junction straight off the R671. This avoids the need to traverse the 2.2km section of concern outlined above.

## Stage 4 Community Consultation – Proposed Dyrick Hill Wind Farm

- Fourth Project Information Newsletter distributed to Immediate consultation zone (117 Eircodes)
- Fourth Project Community Letter distributed to Immediate consultation zone (117 Eircodes)
- Second In-person Project Consultation Event – All interested Stakeholders

The proposed project's fourth newsletter (Appendix 4a) was distributed to 117 Eircodes surrounding the project's Study Area on the weekend of 03-12-2022. A project community letter was also included with this fourth project newsletter (Appendix 4b).

The fourth Dyrick Hill Wind Farm project newsletter detailed the proposed Dyrick Hill project information as it progressed through Design Iteration Two and Three stages. All elements of the project proposal were listed and the reasons why the Dyrick Hill area is suitable for wind energy were again discussed. Five photomontages illustrating what the project will look like if constructed were illustrated along with the overall landscape and visual assessment process.

The project design process for the proposed Dyrick Hill Wind Farm was reiterated along with project timelines and the potential of the associated Community Benefit Fund for the proposed project at this design stage. Project team contact details were again listed.

The fourth Dyrick Hill project newsletter and associated community letter also invited interested stakeholders to attend the second in-person Project Design Consultation Event on 07-12-2022 at the Sliabh gCua Community Centre, Touraneena between 4.00pm and 8.00pm where project design particulars could be discussed and conversed on with members of the project design team.

This Project Design Consultation Event was also advertised on the dedicated project website and in the 02-12-2022 edition of the Dungarvan Observer (Appendix 4c) in order to generate further awareness of the project outside of the project's immediate consultation zone.

The purpose of this second in-person project design consultation evening (Appendix 4d) was to discuss the current project proposal as it progressed to Design Iteration Stage Three. Project particulars such as the Main Study Area and project elements, turbine delivery and grid connection routes were discussed as well as the overall Environmental Impact Assessment process. Aspects of the potential Community Benefit Fund and near neighbour scheme the project could facilitate were also talked through and discussed along with project predicted timelines and project next steps.

The project consultation evening was attended by approximately 65 to 75 people who arrived at various stages throughout the evening. 7 members of the Empower team were available to discuss the

project's design process and any queries or conversation points relevant to the overall project proposal. Approx. 50 newsletters were left at the Community center and the local post office after the event for anyone who was unable to make it.

Conversation points during and in the weeks after the second in-person design consultation event included the below:

- Landscape and Visual project elements.
- Community benefit fund.
- Proposed Turbine Delivery Route.
- Traffic Management.
- Future plans for EMPower in the area.
- Proposed Grid connection route.
- Hydrology and Hydrogeology findings.
- Habitat assessments
- The planning process

The discussion points and conversations raised during this stage 4 community consultation were used to inform future project messaging and the overall community consultation process.

#### Stage 5 Community Consultation – Proposed Dyrick Hill Wind Farm

- Fifth Project Information Newsletter distributed to Immediate consultation zone (117 Eircodes)
- Fifth Project Community Letter distributed to Immediate consultation zone (117 Eircodes)
- Stamped Addressed Envelope and Opinion Survey Letter was distributed to the Immediate consultation zone (117 Eircodes)
- Dedicated Online Virtual Exhibition Room Goes Live – All interested Stakeholders
- Third In-person Project Consultation Event – All interested Stakeholders

The proposed project's fifth newsletter (Appendix 5a) was distributed to 117 Eircodes surrounding the project's Study Area on the weekend of the 11-02-2023. A community letter (Appendix 5b) and a stamped addressed envelope and opinion survey letter (Appendix 5c) were also included with this fifth project newsletter. During Stage 4 of our community consultation process it was noted that not all interested Stakeholders in the immediate consultation zone are comfortable using computers.

Therefore, we included a stamped address envelope for residents who may wish to record their views via post rather than online.

The fifth Dyrick Hill Wind Farm project newsletter detailed the proposed Dyrick Hill project information at this, the Final Design stage. All elements of the project proposal were listed along with maps detailing the final proposed wind farm layout, grid connection access and turbine component delivery routes. The final results of the Environmental Impact Assessment Surveys undertaken for the proposed project such as Population and Human Health, Archaeology, Ornithology, Sound and Shadow Flicker were also illustrated. Four photomontages illustrating what the project would look like if constructed were discussed along with the planning process for the proposed Dyrick Hill Wind Farm and how members of the public can make observations and comments on the final submitted project proposal.

The Dyrick Hill project timelines and the potential of the associated Community Benefit Fund for the proposed project at this final design stage were also listed along with highlighting project contact details. The main aim of this fifth project Newsletter was to highlight the fact that the project proposal was now preparing to submit the planning application to An Bord Pleanála for assessment.

This fifth newsletter also communicated that the project's Online Virtual Exhibition Room (Appendix 5d) was now live and that it can be accessed from the home page of the project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie). This project engagement feature allows interested stakeholders to access and view detailed project information presented by members of the project design team. The online exhibition contains interactive information videos and layout maps on topics such as:

- The project team and project contact details.
- The project location and general project overview.
- Wind energy and community benefits.
- Proposed project delivery and Grid route.
- Landscape and visual mapping.
- Design Iteration Stages.
- Landscape and Visuals.
- Interactive 360° Google Map style viewer showing how the project will look if built out from 30 separate viewpoints surrounding the project's Study Area.

- Environmental Impact Assessment information relative to the proposed Dyrick Hill Wind Farm project.
- Frequently asked questions on the proposed Dyrick Hill project.
- Transport and delivery routes and maps with added functionality.
- All distributed project newsletters.

The fifth Dyrick Hill project newsletter and associated community letter also invited interested stakeholders to attend the third in-person Project Design Consultation Event on 01-03-2023 at the Sliabh gCua Community Centre, Touraneena between 4.00pm and 8.00pm where project particulars could be discussed and conversed on with members of the project design team.

This design consultation evening was advertised on the project newsletter, the dedicated project website and in the 17-02-2023 edition of the Dungarvan Observer (Appendix 5e) to generate further awareness of the project outside of the project's immediate consultation zone. Posters (Appendix 5f) were also erected in the shop at Beary's Cross, the local Creamery, the Touraneena Community Centre and the Touraneena Post Office on 21-02-2023. Emails were sent to all stakeholders who had contacted the project previously by email, informing them of the Consultation Evening on 23-02-2023.

*Hi M.....*

*I hope you are keeping well.*

*As you have contacted our Dyrick Hill project website previously I just wanted to let you know that the project team are facilitating the third Dyrick Hill project in-person information evening in the Sliabh gCua Community Centre, Touraneena on the 01/03/2023 between 4.00pm and 8.00pm. If it suits, you can drop in anytime between 4.00pm and 8.00pm to discuss the proposed Dyrick Hill wind farm project with members of the design team and view the most up to date project information.*

*Thank you for your continued interest in this proposed project.*

*Kind Regards*

*Michael O'Connor*

*Dyrick Hill Wind Farm Design Team*

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*Email:         [dyrickhill@emp.group](mailto:dyrickhill@emp.group) or [info@emp.group](mailto:info@emp.group)*

*Phone:         01 588 0178*

*Website:       [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)*

The third in-person Project Design Consultation Event was also advertised on the Touraneena Community Centre social media platforms in the weeks prior to the event (Appendix 5g).



The project consultation evening (Appendix 5h) was attended by approximately 55 to 65 people who arrived at various stages throughout the evening. 5 members of the Empower team were available to discuss the project's design process and any queries or conversation points relevant to the overall project proposal.

Conversation points during and in the weeks after the third in-person design consultation event included the below:

- Turbine working windspeeds and windspeeds of the area.
- Grid connection route.
- Landscape and Visual project elements.
- Ornithology, specifically starlings and buzzards.
- Proximity of turbines to houses and noise implications.
- Planning application process.
- Schedule for the project.
- Community Benefit.
- Other developments in the general area.
- House prices.
- How EMPower select their project areas.
- The Waterford County Development Plan.

# Appendix

# Appendix 1a – 12/12/2021 Project Information Newsletter

## Proposed Dyrick Hill Wind Farm Project

Project Newsletter – Winter 2021



Looking west across the potential project study area from the four-mile area

### Who Are EMPower?

EMPower is an Irish renewable energy developer with over 700 Megawatts in development in Europe and Africa. Our senior management team comprises five Irish professionals with a combined 95 years' experience delivering renewable energy projects from conception to operation across five continents. EMPower's headquarters is in Dublin.

EMPower is owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited. We commenced project development in Ireland in 2018 following the government's announcement of the Renewable Energy Support Scheme (RESS) and Ireland's revised electricity target of 70% (now 80%) renewables by 2030.

Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

### Our Commitment

Our commitment is to engage meaningfully with our stakeholders on decisions that concern them. We aim to do this in a timely and respectful manner, and we commit to building relationships and starting a conversation on what aspects of this proposed renewable energy project could work best for this local area. We feel that designing any proposed project in this manner makes better social and business sense.

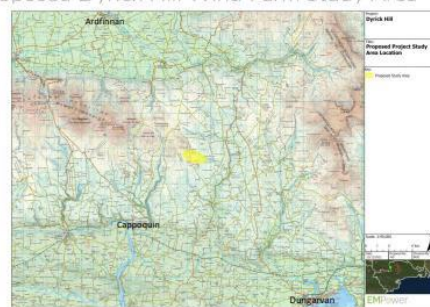
**95 Years**  
Combined Experience of EMPower Management Team in Renewable Energy

**700 MW+**  
Wind Energy Capacity Currently Under Development By EMPower

**5 Continents**  
Combined Geographical Experience of EMPower Team in Renewable Energy



### Proposed Dyrick Hill Wind Farm Study Area



We are currently in the early stages of assessment for this proposed project. The Dyrick Hill Study Area extends over approximately 400 hectares consisting predominantly of farmland, forestry and upland heath. Measured in a straight-line direction, this Study Area is located approximately 16km northwest of Dungarvan and 8.5km southwest of Ballymacarby in the townlands of Dyrick, Ballyrisgullakee Upper, Bromountain and Lisleughmountain. This area is classified, in the current Waterford City & County Development Plan, as being within an area that is "open for consideration" for wind farm development.

### Proposed Project Schedule

Proposed Dyrick Hill Schedule	2021	2022	2023	2024	2025
Pre-Feasibility Studies	Q1	Q2	Q3	Q4	Q1
Planning Consultation (Early)	Q1	Q2	Q3	Q4	Q1
Architectural Consultation	Q1	Q2	Q3	Q4	Q1
Wind Measurements (Wind-Mat)	Q1	Q2	Q3	Q4	Q1
Planning Submission & Consultation	Q1	Q2	Q3	Q4	Q1
Wind Commission Application	Q1	Q2	Q3	Q4	Q1
Residential Project Design	Q1	Q2	Q3	Q4	Q1
Project Construction	Q1	Q2	Q3	Q4	Q1
Project Operation	Q1	Q2	Q3	Q4	Q1

Note: Q1, Q2, Q3 and Q4 in the above schedule represent early quarters. For example, Q1 represents the first quarter of that year.

### Environmental Impact Assessment

Following initial Study Area assessments, EMPower have commissioned Sligo based environmental and engineering consultancy, Jennings O'Donovan & Partners Limited to complete a detailed environmental assessment which will culminate in an Environmental Impact Assessment Report (EIA) for the proposed Dyrick Hill Wind Farm project. This will assess what effects any project proposal could have on the environment and local community and ensure that any sensitive areas of the Study Area are protected throughout the project's design process.

The proposed Dyrick Hill Wind Farm Environmental Impact Assessment Report will cover a number of topics, including but not limited to:

- Population and Human Health;
- Biodiversity;
- Land;
- Soil;
- Water;
- Air;
- Climate;
- Material Assets;
- Cultural Heritage;
- Noise;
- Landscape and Visuals.



In order to ensure that this project's Environmental Impact Assessment Report compilation is appropriately carried out, EMPower will prepare and circulate an information scoping document detailing project particulars to statutory and non-statutory consultees. This ensures that the Environmental Impact Assessment process is addressing all relevant topics specific to the local area for this project. The final Environmental Impact Assessment Report will be made available for public comment as part of the final planning application.

The list of consultees for the project scoping process can be individual for each project. For the proposed Dyrick Hill project this consultee list will include National Parks and Wildlife, Inland Fisheries Ireland, area telecommunication providers, Transport Infrastructure Ireland, Waterford City & County Council, The Aviation Authority and Fáilte Ireland plus many more organisations and bodies.

### Next Steps

- To inform a potential wind farm layout and design, Environmental Studies will progress for the Study Area over the coming year.
- Jennings O'Donovan, a dedicated planning consultant, was appointed in Summer 2021 to carry out the detailed studies for the proposed project which will inform a suitable project design for this Study Area.
- To gather detailed data around wind speed and direction, an 80 meter Meteorological Mast (met mast) is proposed for erection in the Study Area over the coming weeks.
- Baseline Noise Monitoring in conjunction with dwellings in proximity to the Study Area will be carried out over the coming months to inform a project design.
- Community engagement will continue for this proposed project, sharing accurate project information and conversing on community queries and questions as they arise.

### Contact Us

We welcome conversation, engagement and interaction with you on any aspect of how we propose to progress the Dyrick Hill Wind Farm project and particularly on how we communicate project information to you. If you would like to chat about this proposed project further please contact us via any of the below means.

Website: [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)  
Email: [dyrickhill@empower.ie](mailto:dyrickhill@empower.ie)  
Phone: 01 588 0178  
Write: EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1

EMPower will host a specific project consultation webinar event for the proposed Dyrick Hill project in early 2022 with the aim of introducing up to date project design information and to discuss any project related queries with local residents and any interested stakeholders.

We will advertise this webinar event in local newspapers, on the project website and will also distribute notification door to door to local residents prior to the event.

Thank you very much for taking the time to consider this information.



Looking northwest across the potential project study area from the Lisleugh area

## Appendix 1b – 12/12/2021 Community Letter

EMPOWER  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
E: info@emp-group  
T: +353 (0)1 588 0178



29/11/2021

**Re: Proposed Renewable Energy Project.**

Dear Resident,

EMPower is an Irish renewable energy developer, managing a development portfolio of over 700MW in Europe and Africa. Founded by three Irish directors, our goal is to support Ireland's climate objectives through the project creation of appropriately located, clean, indigenous energy infrastructure.

EMPower are currently exploring the potential for a renewable energy project in the general area of Dyrick Hill in County Waterford. We are committed to developing responsible projects in a way that is good for us, for Ireland and for local residents. We acknowledge this can be a challenge. We commit to managing any future design and development of this potential project in a responsible and collaborative way. Our aim is to cultivate meaningful conversations with any interested stakeholders in order to contribute to a locally sustainable renewable energy project.

The design process for any renewable energy project is lengthy and iterative, and the project team will work at length to design any potential future project incorporating local community opinion, which would help to deliver Ireland's 2030 energy targets in the most efficient way possible. Early assessments indicate that this general area has capacity for a wind energy project pending further study and further environmental and engineering assessments.

We would like to begin the engineering assessment process by erecting a metrological mast in order to measure the potential wind speeds available in the area. Weather permitting, we hope to do this over the coming weeks. Jennings O'Donovan, a leading Irish planning consultant, based in Co. Sligo, will also be shortly amalgamating scoping documents in order to consult with numerous statutory and non-statutory organisations including National Parks and Wildlife, Inland Fisheries Ireland, area telecommunication providers, Transport Infrastructure Ireland, Waterford County Council, The Aviation Authority and Fáilte Ireland plus many more. This will help us ascertain the suitability of this Study Area for a renewable energy project.

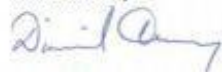
**EMPower believe that the community in which a renewable energy project is situated should benefit most from any associated community benefit fund. All community benefits funds associated with EMPower projects align with industry best practice and all industry guidelines.**

As part of our project's public consultation campaign, we will issue further project newsletters to you as more detailed project information becomes available and an actual project area becomes more defined. We will also host live interactive project webinars of which we will notify you in advance. This will be conducted over the coming months. We will also host a dedicated project website where you will be able to get up to date project information as the studies progress. We are constantly striving for better ways to engage with communities, and we welcome your suggestions in this regard.

Please submit any thoughts or comments on what you have read in this letter or in the enclosed project newsletter by contacting us by email, phone, or post on any of the contact details listed on the back page of the enclosed project newsletter.

Thank you for taking the time to read this material.

Yours Sincerely



Diarmuid Twomey,  
EMPower Managing Director

EMPOWER is a registered trading name of EMP Energy Limited, a private limited company registered in Ireland under company number 630312. Directors: Diarmuid Anthony Twomey, Iñigo Sabater Elizaguirre, Ingmar Wilhelm, Vimal Vallabh, Seán mac Cann. Registered office: 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3.



# Appendix 2a – March 2022 Project Information Newsletter

## Proposed Dyrick Hill Wind Farm Project

Project Newsletter No. 2 – March 2022



Looking northwest across the potential project Study Area from the Lisleigh area

### Why This Project?

Identifying a project Study Area suitable for a wind farm considers many different inputs. The suitability of the Study Area for the proposed Dyrick Hill project can be attributed, in part, to the following characteristics:

- It is not within a Special Area of Conservation (SAC), a Special Protection Area (SPA) or a Natural Heritage Area (NHA), although some of these areas do exist nearby;
- Located in an area designated as 'Open to Consideration' for wind farm development under the Waterford City & County Development Plan 2011 – 2017, subject to other considerations including demonstration of no adverse impacts on the receiving environment;
- Accessible location for connection to the National Electricity Grid;
- Good annual average wind speeds;
- Adequate access from national and regional road networks;
- Housing setback distances which aligns with the latest government guidance. The project team has already committed to a minimum setback of 740 meters between a dwelling and any proposed turbine location.

### Project Design Process

The proposed Dyrick Hill Wind Farm project's design starts with a review of existing information to avoid or minimize potential impacts and to establish a project "Buildable Area". This includes a design process that limits the angle of slope of the ground where development can occur, including a setback distance from watercourses and residences, as well as setback from any nearby European designated environmentally sensitive habitat sites and existing archaeological features.

Once the project's "Buildable Area" is established an initial turbine layout is then progressed to consider design considerations including the separation distance required between the turbines. The location and alignment of the associated project infrastructure, such as access roads and electrical infrastructure, is then developed. The final locations of all proposed project infrastructure is informed by several separate design iterations involving rigorous Study Area assessments including:

- Ecological and Aquatic Surveys;
- Ornithological Surveys;
- Geotechnical & Hydrological Ground Studies;
- Shadow Flicker Modelling;
- Noise Modelling;
- Archaeological Surveys;
- Landscape and Visual Assessment;
- Grid & Component Delivery Route assessments.



Following consideration of the Study Area's constraints the project design team have now established a "Buildable Area" where wind turbines can conceivably be placed. You will find this illustration on page 6 of this Newsletter. Over the coming months a project Design Iteration 1 will be produced which will detail proposed wind turbine locations. Design Iteration 1 will then be re-assessed and re-worked during the Design Iteration 2 and 3 processes before a final project proposal is arrived at. The final design will then be submitted to the consenting authority for consideration in the form of a planning application. We believe that by following this iterative Design process we can ensure a project proposal that best suits the surrounding environment is achieved.

### Introduction

We started our community engagement process for the proposed Dyrick Hill wind farm project in December 2021. An introductory project Newsletter was shared with those who live closest to the project's Study Area prior to the start of the detailed design work and environmental assessment phase. The project's introductory Newsletter generated conversation which has helped to inform this second project Newsletter and the overall project design. This also ensures that accurate project information is circulated and residents local to the project's Study Area have an opportunity to address queries directly to the project team.

We are committed to continuing our approach of involvement and inclusiveness in our project engagement and we are working hard on innovative solutions which will enable the project team to keep the community updated on all aspects of this proposed project's design. A project specific information webinar is scheduled for the 07/04/22 between 7pm and 8pm. Registration for this webinar is available at [www.dyrickhillwindfarm.ie/webinar](http://www.dyrickhillwindfarm.ie/webinar). The project information contained within this newsletter has been prepared to:

- Detail the main project Study Area and Buildable Area;
- Describe some of the technical, design and environmental project assessments & studies underway;
- Present accurate project design information and invite conversation with the proposed project's near neighbours. The project team would encourage and welcome any questions or comments to contact us via the contact details on the back page of this newsletter;
- Explore possible collaboration opportunities that the project may present for local communities and initiatives;
- Set out information on the next steps and project timeline



95 Years

Combined Experience of EMPower Management Team in Renewable Energy

700 MW+

Wind Energy Capacity Currently Under Development By EMPower

5 Continents

Combined Geographical Experience of EMPower Team in Renewable Energy

### Who Are EMPower?

EMPower is an Irish renewable energy developer with over 700 MW in development in Europe and Africa. Our senior management team comprises five Irish professionals with a combined 95 years' experience delivering projects from conception to operation across five continents. EMPower's headquarters is in Dublin.

EMPower is owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited. We commenced project development in Ireland in 2018 following the government's announcement of the Renewable Energy Support Scheme (RESS) and Ireland's revised electricity target of 70% (recently updated to 80%) renewables by 2030.

Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

### Our Commitment

Our commitment is to engage meaningfully with our stakeholders on decisions that concern them. We aim to do this in a timely manner, and we commit to building relationships and starting a conversation on what aspects of this proposed renewable energy project could work best for this local area. We feel that designing any proposed project in this manner makes better social and business sense.



### The Project Study Area

The Study Area for the proposed Dyrick Hill project is located in the townlands of Dyrick, Ballynagillkee Upper, Broemountain and Lisleaghmountain in Co. Waterford. The Study Area and Buildable Area consists of over 400 hectares and 115 hectares, respectively. Measured in a straight line direction, the Study Area is located approximately 16km northwest of Dungarvan and 8.5km southwest of Ballymacarthy and is owned by local landowners. Generally, the Study Area is comprised of farmland, forestry and upland heath with soils and subsoils present consisting predominantly of shallow bedrock with minor peat pockets and minor glacial till and podzols in lowland areas. The geology of the Study Area consists mainly of upper Devonian age sandstone and mudstone.

The Project's Study Area is not located within a Natura 2000 site (European Site) or a National Heritage Area. A number of European designated sites do occur within the wider area surrounding the project's Study Area. Some of these sensitive locations within 15 kilometres of the project's Study Area are listed below. All nearby sensitive habitats will be considered in detail for the final project's overall design.

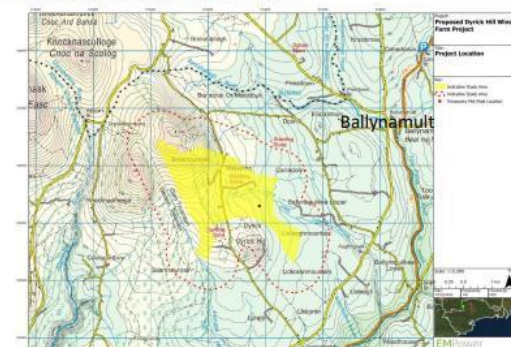
- Blackwater River Special Area of Conservation and National Heritage Area to the southwest;
- Lower River Suir Special Area of Conservation to the north;
- Nier Valley Woodlands Special Area of Conservation and National Heritage Area to the northeast;
- Glendine Wood Special Area of Conservation (south) and Glenboy Wood National Heritage Area (north).

A number of grid connection options are currently being assessed for the proposed project. The nearest existing substation is Dungarvan 110kV substation which is located approximately 15 kilometres south. Consultation with Eirgrid and ESB will also dictate the eventual connection point chosen for this proposed project.

If the project is consented the sea ports of Waterford or Cork provide the most likely port of entry for the project's wind turbine components. Delivery route surveys are currently underway in order to select the most viable access route. The final Environmental Impact Assessment Report, including all studies and assessments, will be submitted with the project's planning application and will be available to the public for viewing and comment.

### The Proposed Project

From the early assessments carried out we believe that the proposed project's current "Buildable Area" could accommodate a maximum of 13 individual wind turbines. This initial assessment will require much more detailed analysis to confirm a final design. Once Design Iteration 1 is reached we will share this via public Newsletter. Wind measurements from the meteorological mast erected in 2021 will also be used to establish the type and quantity of wind turbine the Study Area could accommodate.



## Environmental Impact Assessment

EMPower has commissioned Jennings O'Donovan & Partners Limited (JOD) to complete an Environmental Impact Assessment (EIA) for the proposed Dyrick Hill Wind Farm Study Area. Established in 1950 and based in Co. Sligo, JOD are one of the longest established and most reputable multi-disciplinary engineering consultancies in Ireland. JOD have been an established presence in the Renewable Energy Wind Farm Sector since 1998. To date, the company has a portfolio of project involvement extending to over 2,040 MW of power in Ireland and Northern Ireland and is a recognised market leader in the area of Wind Energy development.

The EIA process will assess what effects the proposed project might have on the surrounding environment and local community. The result of this assessment will be an Environmental Impact Assessment Report. The final Environmental Impact Assessment Report will accompany the planning application submitted to the planning & regulatory authorities and will also be available for public viewing. The final design will ensure that any sensitive areas of the Study Area are protected throughout the proposed projects ongoing development.

The EMPower team will host an initial Dyrick Hill project consultation webinar on the 07/04/2022. This will give interested stakeholders an opportunity to discuss the proposed project's design process with members of the design team. You can register for this webinar at [www.dyrickhillwindfarm.ie/webinar](http://www.dyrickhillwindfarm.ie/webinar).

The Dyrick Hill wind farm Environmental Impact Assessment Report will cover several topics, including but not limited to:

- Population and Human Health;
- Biodiversity;
- Land;
- Soil;
- Water;
- Air;
- Climate;
- Material Assets;
- Cultural Heritage;
- Landscape.

A further description of some key Environmental Impact Assessment Report activities is presented here on the right.

### Population and Human Health

This involves examining the potential impacts of the proposed project on the surrounding community, examining items such as land use, local employment, health and safety, tourism, population trends and local amenities.

### Ecology

An ecological impact assessment will be carried out in order to assess the potential impact on the Study Area's flora and fauna, evaluating potential impacts on the local ecosystem. In line with industry best practice, EMPower are currently conducting 2 years bird surveys at the projects Study Area.

### Shadow Flicker

Shadow flicker refers to alternating changes in light intensity caused by the moving turbine rotor on nearby dwellings. EMPower will carry out a full shadow flicker analysis to ensure zero potential impact of shadow flicker on local dwellings in line with current guidelines.

### Noise Assessment

The evolution of wind farm technology over the past decade has reduced mechanical noise from turbines significantly with the main sound now being the aerodynamic 'swoosh' of the blades passing the tower. However, strict guidelines on wind turbines and noise emissions remain to ensure the protection of residential amenity.

A noise assessment will be carried out to assess the potential impact of noise on the surrounding community by installing sound meters at noise sensitive locations and using turbine simulations to ensure that the project complies with all relevant noise guidelines.

### Landscape and Visual

A zone of theoretical visibility (ZTV) will be produced outlining which turbines will be visible from all locations within a 20 kilometre radius of the Study Area. Photo montages will identify the visual impact of the proposed project by simulating the turbines as they would look if built.

This information will be publicly available before a planning submission is made and will be used to inform the final design and turbine selection.

### Water & Hydrology

Hydrology and hydrogeology refers to the study of how water flows under and through the landscape. A desktop survey to establish the baseline conditions within and adjacent to the project's Study Area will be undertaken. Following this desktop survey, field visits will confirm a number of these findings and inform any required actions or mitigation strategies for the various stages of the proposed project's development, most notably construction. The final project design will minimise the risk of construction materials disturbing local water courses, streams and rivers in the proposed project's vicinity.

## Proposed Project Schedule

Proposed Dyrick Hill Schedule	2021	2022	2023	2024	2025	2026	2027
Technology Review	Q1	Q2	Q3	Q4			
Planning (Consultation Phase)	Q1	Q2	Q3	Q4			
Scoping/Initial Consultation	Q1	Q2	Q3	Q4			
Wind Resource Assessment (Site Visit)	Q1	Q2	Q3	Q4			
Planning Submission & Consultation	Q1	Q2	Q3	Q4			
Wind Resource Application	Q1	Q2	Q3	Q4			
Construction Phase	Q1	Q2	Q3	Q4			
Project Completion	Q1	Q2	Q3	Q4			
Project Operational	Q1	Q2	Q3	Q4			

Note: Q1, Q2, Q3 and Q4 in the above schedule represent quarterly quarters. For example, Q1 represents the first quarter of 2021.

## Community Benefit

For the purpose of discussion, if the Dyrick Hill project was consented and contained 10 individual turbines, with a combined electricity generating capacity of 62 Mega Watts, the following project community benefit fund could be realised. A 10 turbine, 62 Mega Watt project would require an investment of over €70 million euro and would provide sustainable, low carbon energy generation infrastructure to meet Ireland's growing demand. The development benefits to the local community would include significant investment in local infrastructure and electrical systems, local job creation, and a contribution of approximately €14.8 million<sup>1</sup> in Waterford City & County Council rates over the project's lifetime. The above example would also produce enough renewable electricity to power over 32,000 average Irish homes (SEAI 2018).

A community fund calculated in accordance with the Renewable Electricity Support Scheme (RESS) Terms and Conditions, €2 per Mega Watt hour of electricity produced by the project, would also be put in place. This would be made available to the local community for the duration of the RESS (15 years). The average capacity factor of wind energy projects in Ireland is 28.3% (SEAI, 2019). Assuming this efficiency, and an estimated project capacity of 62 Mega Watts, a community benefit fund would amount to an average of €307,406 per annum. The actual fund will vary around this average from year to year, depending on each year's wind conditions. Initial wind measurements at the Study Area suggest that the proposed Dyrick Hill project could be capable of achieving an above average capacity factor, and therefore a larger community fund.

**"EMPower strongly believe that the local communities in which we propose our projects should benefit most from any associated project community fund"**

For the above example, a potential fund could be divided as per the illustration below. An annual minimum payment of €1,000 could be provided to each household within 1 kilometre of any proposed Dyrick Hill wind turbine. An annual minimum payment of €500 could be provided to each household located between 1 kilometre and 2 kilometres of any final turbine position. 40% of the fund, amounting to approximately €122,962 per year would be allocated to not-for-profit community enterprises, with an emphasis on low-carbon initiatives. The remainder of the fund would be directed towards local clubs, societies, admin and other initiatives. We welcome any suggestions from the community on how a community fund could best be allocated or ideas for suitable local projects that could be supported under this initiative.



**€ 70 million<sup>1</sup>**  
Investment in Irish infrastructure

**€ 4.6 million<sup>1</sup>**  
Total Community Fund Contribution

**€ 14.8 million<sup>2</sup>**  
Approximate County Council Rates Contribution

1 - Example for 10 Turbine project with a capacity factor of 22 MW  
2 - Estimate of €1,000 per average watt installed for 15 year project lifespan

## Contact Us

We welcome conversation, engagement and interaction with you on any aspect of how we propose to progress the Dyrick Hill Wind Farm project and particularly on how we communicate project information to you. If you would like to chat about this proposed project further please contact us via any of the below means.

Website: [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)  
Email: [dyrickhill@empower.ie](mailto:dyrickhill@empower.ie)  
Phone: 01 588 0178  
Write: EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1

## Project Webinar:

The project team will host the a Dyrick Hill project specific live webinar on **Thursday evening the 07th of April 2022 between 7pm and 8pm**. You can register for the event at [www.dyrickhillwindfarm.ie/webinar](http://www.dyrickhillwindfarm.ie/webinar).

The Webinar will detail the elements discussed in this newsletter. Also, members of the project design team will be available to talk through any aspect of the Dyrick Hill project proposal which you would like to discuss further.





## Appendix 2b – March 2022 Community Letter

EMPOWER  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
E: info@emp.group  
T: +353 (0)1 588 0178



14/03/2022

**Re: Proposed Wind Farm Project in the townlands of Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford.**

Dear Resident,

As communicate previously, EMPower are exploring the potential for a wind farm development opportunity in the Dyrick Hill area. We hope you have had a chance to look through the first project's newsletter distributed back in December 2021. The correspondences and conversations since the first project Newsletter was distributed has allowed an opportunity for the project Design Team to converse with members of the community residing in the environs of the potential wind farm's Study Area.

The proposed Dyrick Hill Wind Farm project is currently beginning the project design phase and is aiming to submit a planning application in the second half of 2022.

We are now distributing the enclosed second project Newsletter which sets out some detailed information on the design process being undertaken and follows up on some of the questions and queries we have received to date on the project.

We will continue to make every effort to ensure that we provide you with all the information you need to fully understand the details of this proposed project and to be available to discuss any aspect of the proposed project you would like more information on.

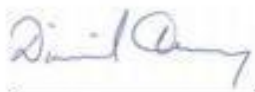
**The project team will also host a live project webinar on Thursday 07<sup>th</sup> April between 7 and 8pm. You can register for the event at [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).** On the dedicated project website you will also find previously released project literature and be able to view some additional information on the current design process.

Once you have had a chance to read through this second project Newsletter, please do make contact with the Project Team using the contact details listed below if there are any areas of the proposed project you wish to discuss further.

We would welcome the opportunity to discuss any aspect of this proposed project with you over any of the communication mediums listed below.

Thank you for taking the time to read this letter.

Yours Sincerely



Diarmuid Twomey,  
EMPower Managing Director.

Email :	<a href="mailto:dyrickhill@emp.group">dyrickhill@emp.group</a>
Website :	<a href="http://www.dyrickhillwindfarm.ie">www.dyrickhillwindfarm.ie</a>
Phone :	01 588 0178
Write :	EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1.

EMPOWER is a registered trading name of EMP Energy Limited, a private limited company registered in Ireland under company number 630312. Directors: Diarmuid Anthony Twomey, Iñigo Sabater Eizaguirre, Ingmar Wilhelm, Vimal Vallabh, Seán mac Cann. Registered office: 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3.



## Appendix 2c – 01/04/2022 Project Webinar Dungarvan Observer Advertisement

A vertical poster for EMPower. At the top is the EMPower logo. Below it is a dark grey banner with the text 'Notice of Public Information Event' in white. The main body of the poster has a light blue background with white text. It describes a windfarm project in the townlands of Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford. It announces a project information webinar on Thursday the 07th April 2022 at 7pm. It provides the project website, www.dyrickhillwindfarm.ie, and expresses a desire for community input. The bottom of the poster has a green banner with white text providing the company address: EM Power, 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3, Ireland.

**EMPower**

**Notice of Public Information Event**

EMPower, a company with an address at 2 Dublin Landings, North Wall Quay, Dublin 1 are exploring the potential to develop a windfarm project in the townlands of **Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford.**

As part of our project community consultation campaign, we are hosting a project information webinar at **7pm on Thursday the 07th April 2022** in order to converse on the project's design process with residents local to the project Study Area as well as any interested stakeholders. The project webinar is scheduled to last for one hour. You can register for the upcoming webinar and find further project information on our project website, **[www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)**

We look forward to your input and thoughts on any aspect of the proposed project and it's design process or on the associated project community fund allocation.

**EM Power, 2 Dublin Landings, North Wall Quay,  
North Dock, Dublin D01 V4A3, Ireland**

## Appendix 2d - 07/04/2022 Design Webinar

**EMPower**

### Proposed Dyrick Hill Wind Farm Project

Public Consultation  
Project Design Webinar No. 1  
Thursday April 07<sup>th</sup> 2022

A recording of this Webinar will be made available on [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie) for those who are unable to attend this evening.

We will begin momentarily as we are just allowing people a few extra minutes to dial in....



### Proposed Dyrick Hill Wind Farm Project

- Company Introduction
- Ireland's Energy Targets
- Proposed Project Introduction
- Study Area Screening
- Grid Connection and Access Routes
- Community Benefits
- Project Schedule
- Question Time
- Environment Impact Assessments
- Question Time
- Conclusion



## Company Introduction

### 95 Years

Combined Experience of  
EMPower Management  
Team in Renewable Energy

### +700 MW

Wind Energy Capacity  
Currently Under  
Development By EMPower

### 5 Continents

Combined Geographical  
Experience of EMPower  
Team in Renewable Energy



3

## Energy Targets in Ireland

Key Metrics	2017	2025 Based on MACC	2030 Based on MACC
Share of Renewable Electricity, %	~30% <sup>20</sup>	52%	80%
Onshore Wind Capacity, GW	~3.3	6.5	8.2
Offshore Wind Capacity, GW	NA	1.0	3.5
Solar PV Capacity, GW	NA	0.2	0.4
CCGT Capacity, GW	~3.6	5.1	4.7

### 80%

Renewable  
Electricity by  
2030

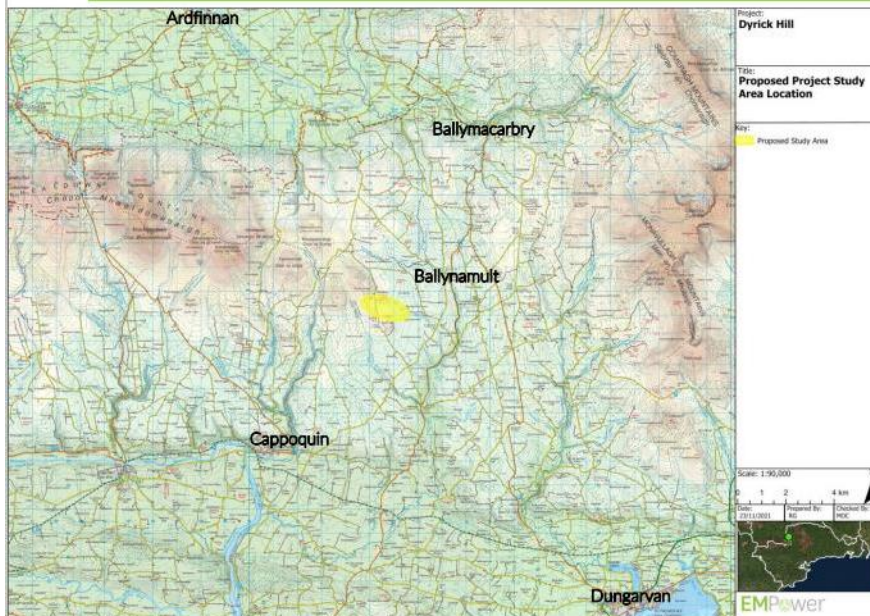
### 8.2

GigaWatts  
Onshore wind  
by 2030

Source – Department of Communications, Climate Action and Environment Climate Action Plan 2019 Marginal Abatement Cost Curve (MACC) Analysis



## Proposed Project Introduction - Location EMPower



Proposed Dyrick Hill Wind Farm  
Project Study Area

- Approximately 16km northwest  
of Dungarvan

- Approximately 8.5km southwest  
of Ballymacarbry

- Approximately 8 km northeast  
of Cappoquin

- Knockmealdown Mountains to  
the west

- N72 running between  
Cappoquin and Dungarvan to  
the south

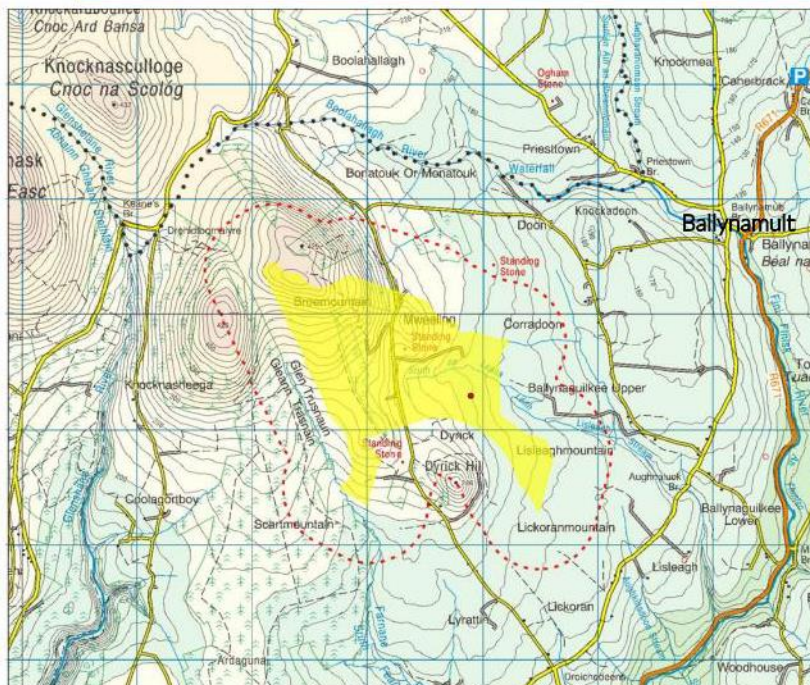
- R671 runs approx 2.5km to the  
east

- Jennings O'Donovan Consulting  
Engineers are the project's  
Planning Consultant



5

## Proposed Project Introduction – Study Area EMPower



Proposed Dyrick Hill Wind Farm  
Project

- Townlands of Dyrick, Ballynaguilkee  
Upper, Broemountain and  
Lisleaghmountain in Co. Waterford.

- Ballynamult and R671 approx. 3 km  
to the east

- 80m Met Mast erected

- Max Blade Tip height of 185m

- Potential Buildable Area for 13  
Individual Wind Turbines

- 1 Temporary Project Met Mast

- 1 Permanent Project Met Mast

- 1 Project Substation

- Grid connection options at  
Dungarvan, approx. 15km south



6

## Study Area Screening



Screening analysis performed on the entire Republic of Ireland incorporating constraints such as:

- Wind speed
- Grid connection
- Environmental Designations
- Culture and heritage
- Tourism
- County Development Plans
- Existing, planned and permitted projects
- Housing



## Study Area Screening

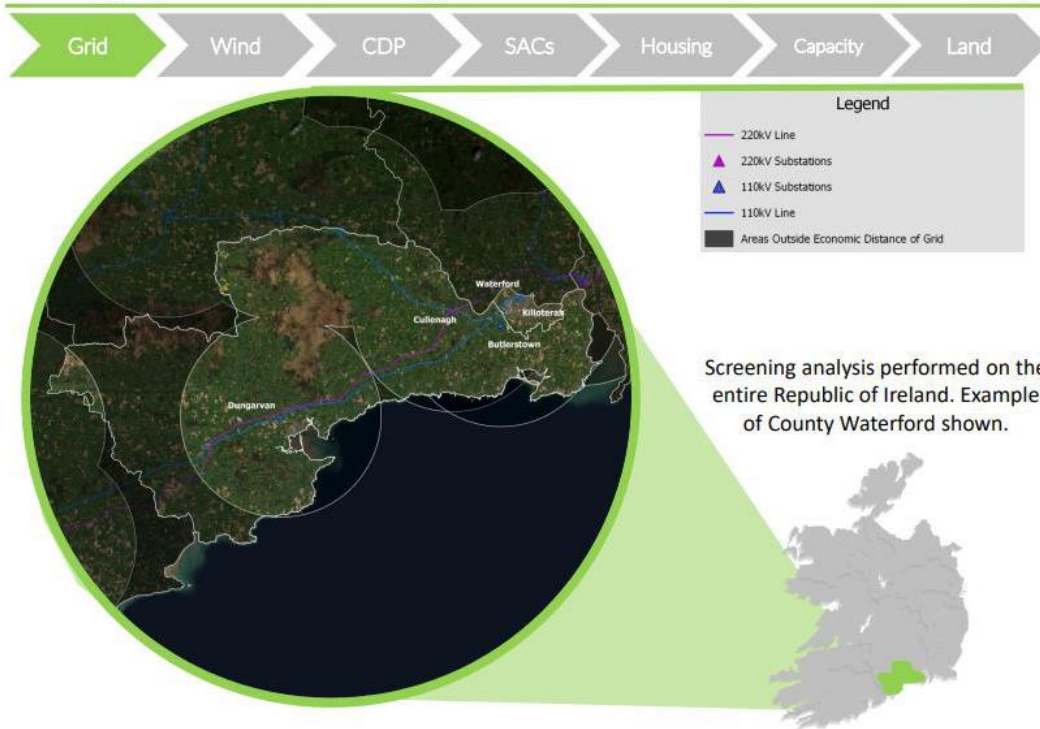


Screening analysis performed on the entire Republic of Ireland. Example of County Waterford shown.

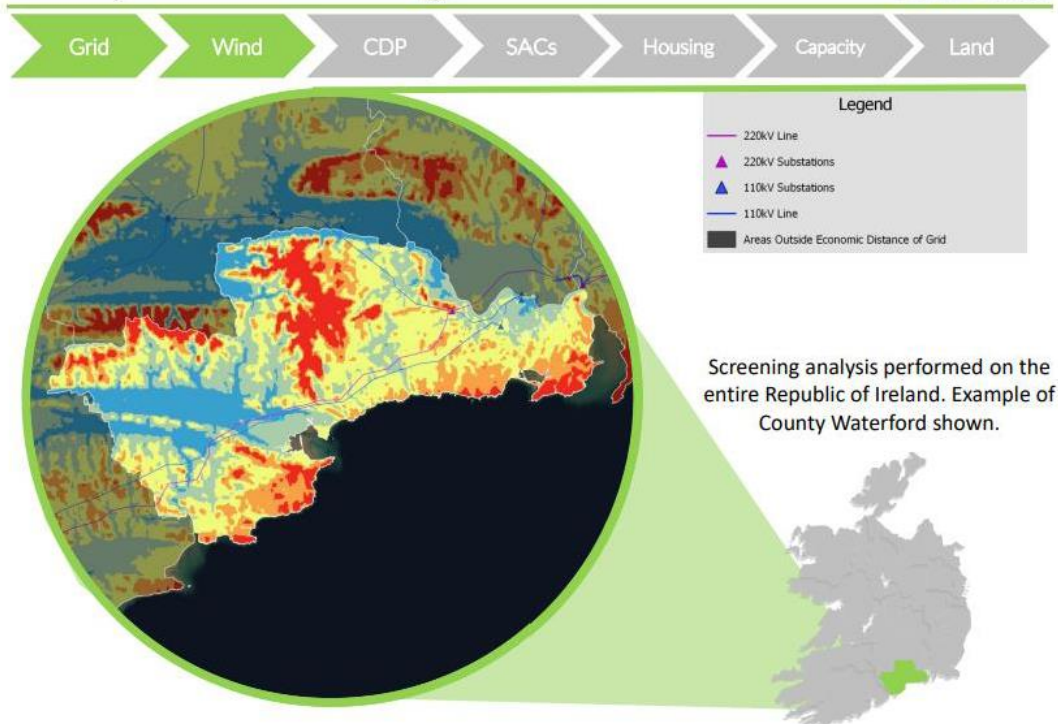




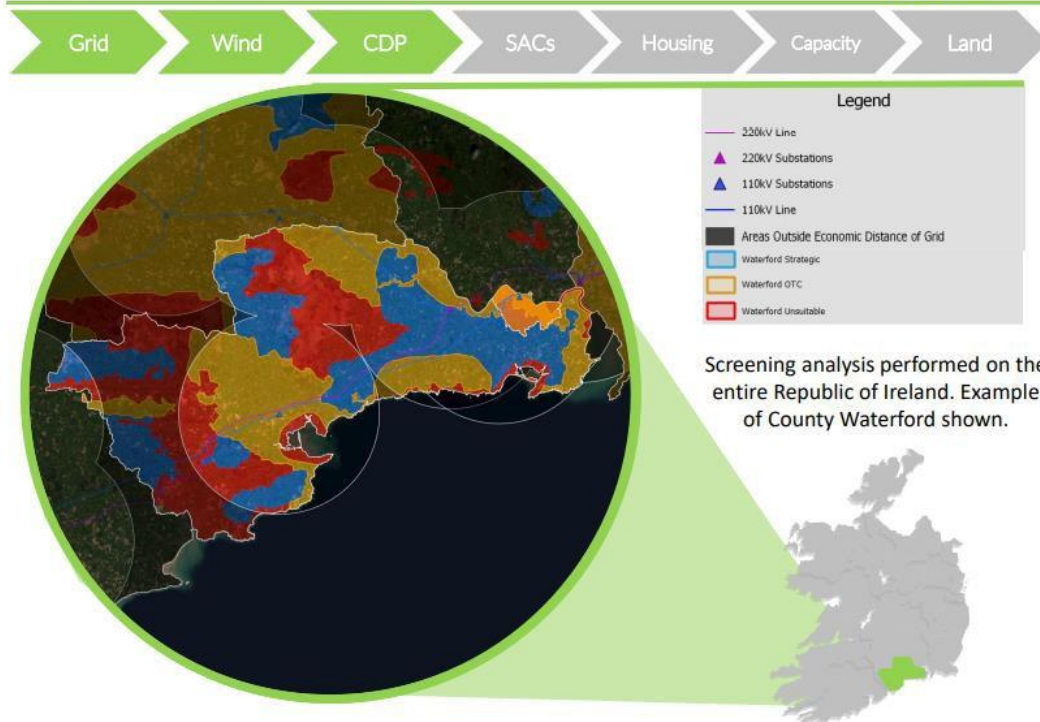
## Study Area Screening



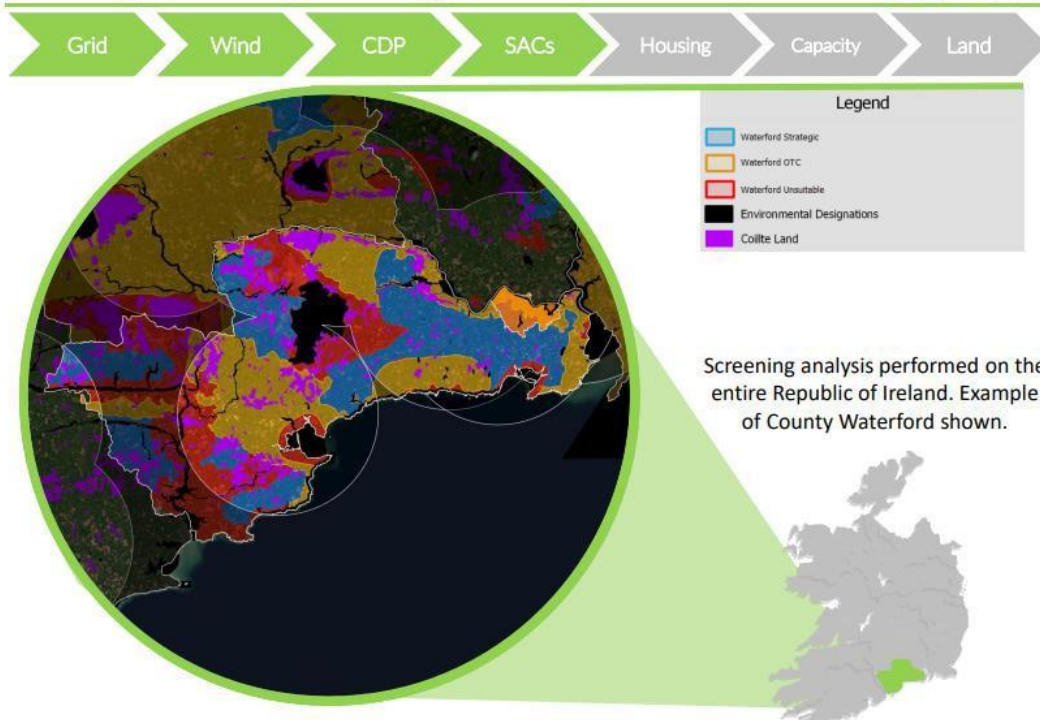
## Study Area Screening



## Study Area Screening

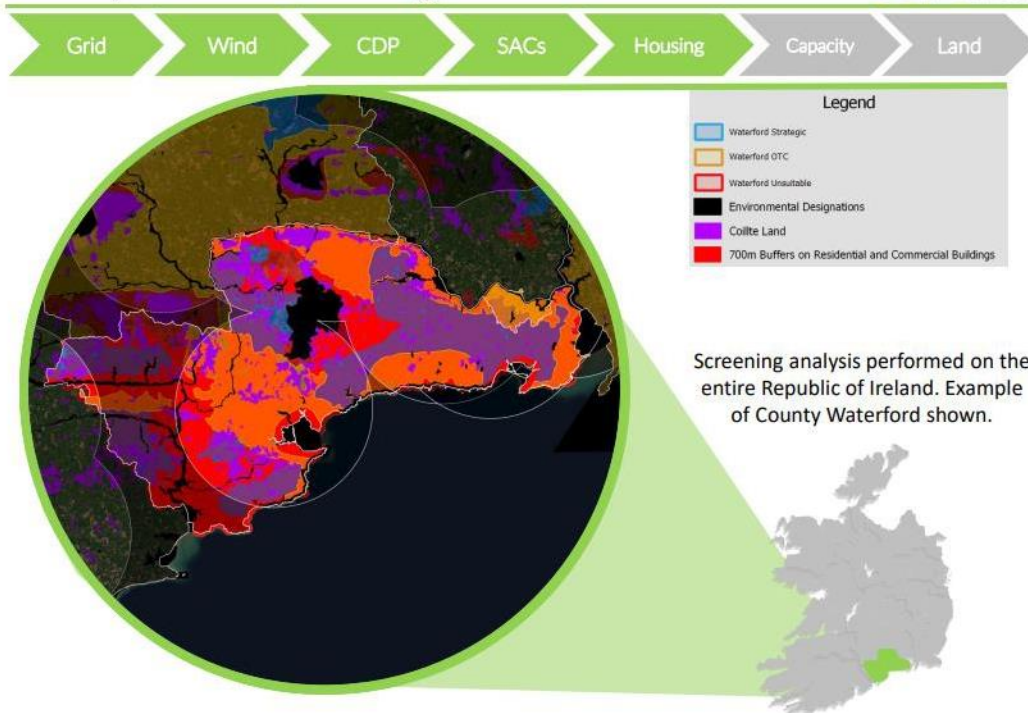


## Study Area Screening



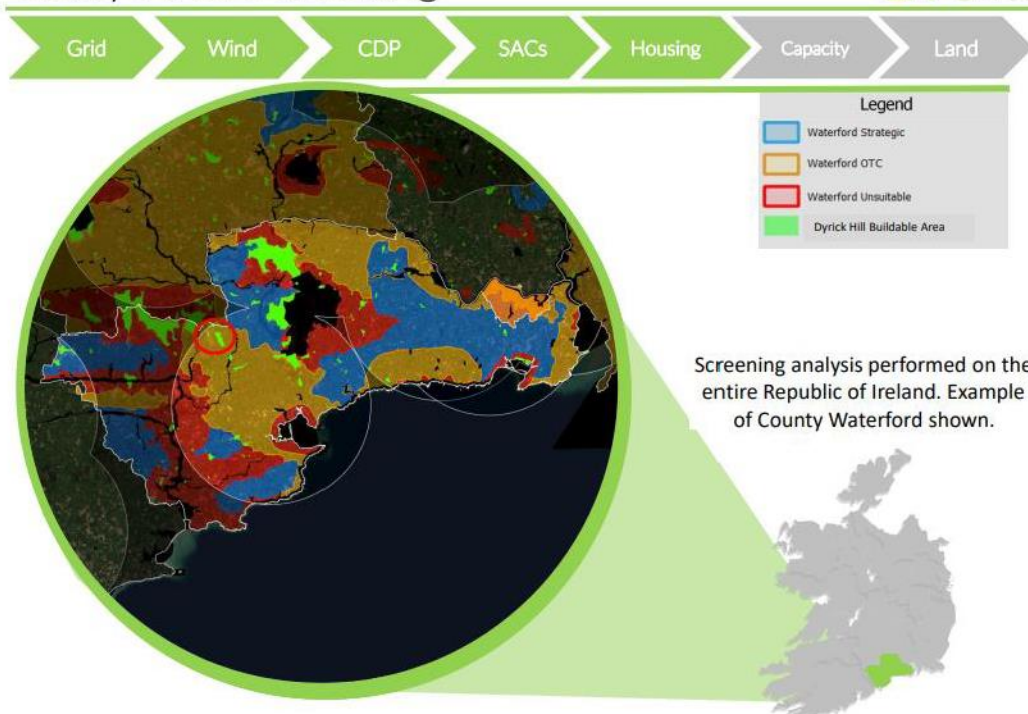


## Study Area Screening



Screening analysis performed on the entire Republic of Ireland. Example of County Waterford shown.

## Study Area Screening

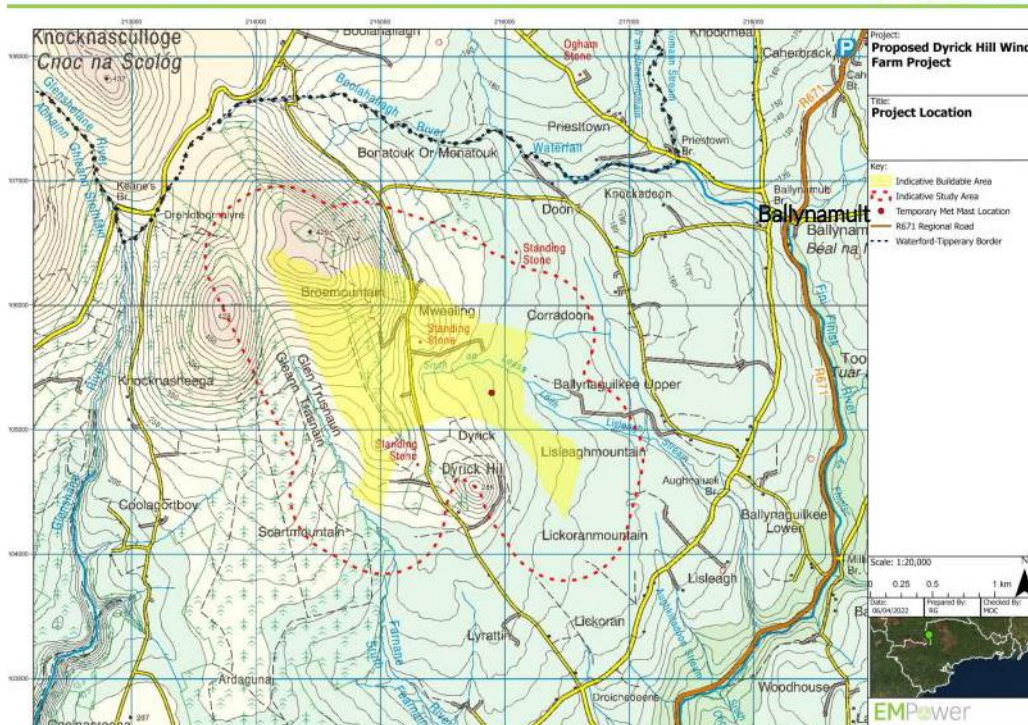


Screening analysis performed on the entire Republic of Ireland. Example of County Waterford shown.

## Study Area Screening

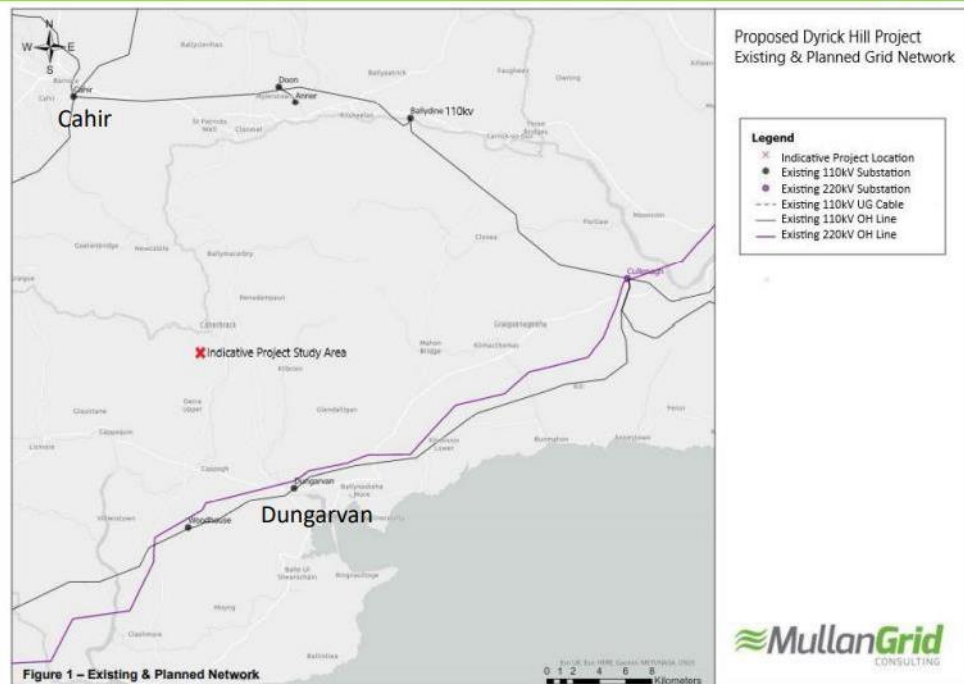


## Project Study Area





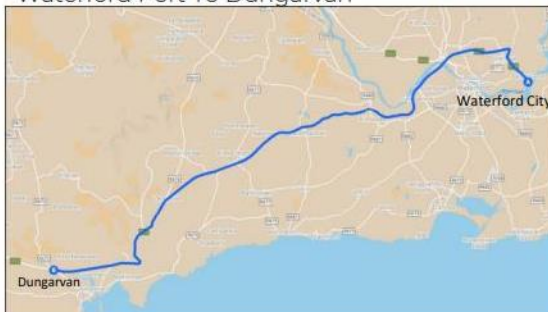
## Grid Connection Assessment



17

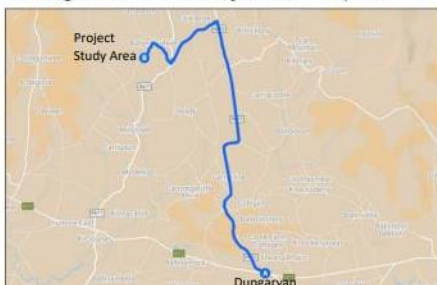
## Turbine Delivery Route Assessment

### Waterford Port To Dungarvan

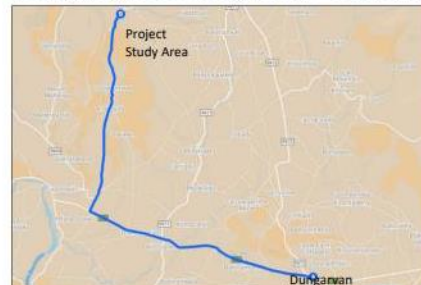


- Depart Waterford port travelling north west on N29
- Join the westbound N25
- Join the N72 and continue west to Killadangan
- OPTION 1 – North on R672 – left onto L5071
- OPTION 2 – West on N72 to Affane – Right onto L1027

### Dungarvan To Study Area – Option 1



### Dungarvan To Study Area – Option 2



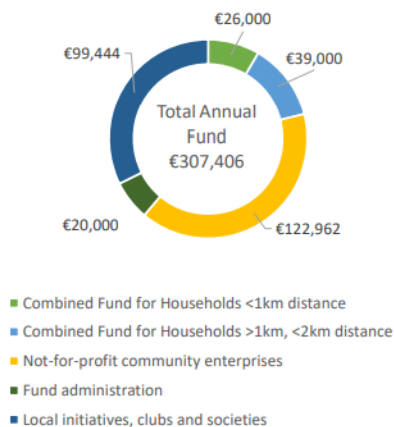
18

## Community Benefits

Based on 10 Wind Turbines @ 6.2MW capacity per turbine



Dyrick Hill Indicative Community Fund Allocation



€ 70 million<sup>1</sup>

Investment in Irish infrastructure

€ 4.6 million<sup>1</sup>

Total Community Fund Contribution

€ 14.8 million<sup>2</sup>

Approximate County Council Rates Contribution

105 Construction Jobs<sup>3</sup>

Direct Jobs in Construction Phase

25 Project Jobs<sup>4</sup>

Highly Skilled Jobs Over Project Lifetime

19

<sup>1</sup> - Example for 10 Turbine project with a capacity factor of 62 MW  
<sup>2</sup> - Estimated €8,000 per mega watt installed for 30 year project lifespan  
<sup>3</sup> - 1.7 jobs per MW (SEAI)  
<sup>4</sup> - 0.4 Job per MW (SEAI)

## Project Schedule

Planning Submission to Consenting Authority Q3 - 2022

Grid Connection Submission Q1 - 2024

Detailed Project Design Q3 - 2024

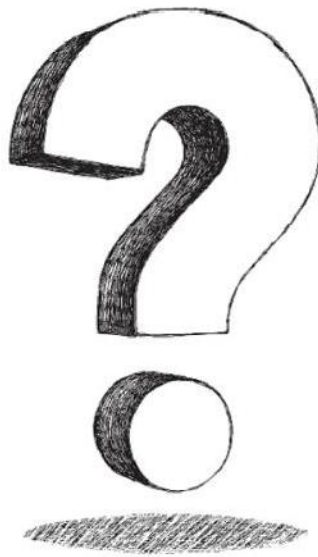
Construction Commences Q4 - 2025

Proposed Dyrick Hill Schedule	2020				2021				2022				2023				2024				2025				2026				2027			
	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4
Ornithology Studies																																
Planning Consultant (EIAR)																																
Stakeholder Consultation																																
Wind Measurement (Met Mast)																																
Planning Submission & Consideration																																
Grid Connection Application																																
Detailed Project Design																																
Project Construction																																
Project Operational																																

Note: Q1, Q2, Q3 and Q4 in the above schedule represent yearly quarters. For example, Q1 represent the first quarter of that year

20

## Question Time



21

## Environmental Impact Assessment

### Social Impact



### Flora & Fauna

22



## Environmental Impact Assessment

### Hydrology

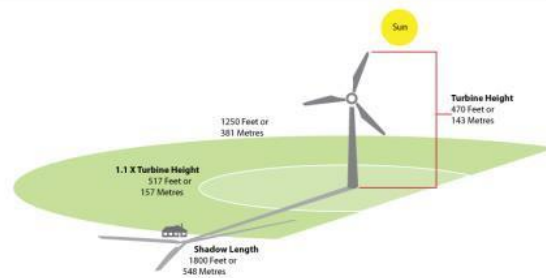


### Ornithology

23

## Environmental Impact Assessment

### Shadow Flicker



### Sound

24

## Environmental Impact Assessment

### Construction and Civil Engineering



### Archaeology

25

## Virtual Community Consultation Room



26

## Question Time



27

## Conclusion

- **Proposed Dyrick Hill Wind Farm Project**
  - Study Area capable of accommodating 13 wind turbines
  - Potentially 80.6 MW
  - 41,900 Irish homes powered
- **Community Fund**
  - €307,406 per year<sup>5</sup>
  - Min €1,000 per year (households < 1km)
  - Min €500 per year (households > 1km < 2km)
- **Next Steps**
  - Design Iteration 1 Project Layout
  - Study Area Habitat Studies Continue
  - Turbine Component Delivery Route Options Assessed
  - Grid Connection Route Options Assessed
  - Noise Assessment Baseline Studies Commence
  - Community Engagement Continues



Please contact us at any stage if you have any further question or suggestions on this project proposal.

Address : EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1  
 Email : [dyrickhill@emp.group](mailto:dyrickhill@emp.group) or [info@emp.group](mailto:info@emp.group)  
 Phone : 01 588 0178

Project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

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5 – Example for 10 Turbine project with a capacity factor of 62 MW

## Appendix 2c – Webinar 07.04.2022 Questions Answered



### Proposed Dyrick Hill Project

### Project Design Webinar – 07/04/2022

### Your Questions Answered

1. Do you have any operational wind farms or wind farms in construction in Ireland current?  
EMPower do not currently have any windfarms in construction or operation in Ireland. However, as a management team we have directly been involved in the development, construction, and operations of over 10GW of onshore wind energy projects. Also, the projects planning consultant, Jennings O'Donovan are one of the longest established and most reputable multi-disciplinary engineering consultancies in Ireland and have an established presence in the Renewable Energy Wind Farm Sector since 1998.
2. Are 13 turbines a maximum number or a guideline? Can you please give possible maximum number?  
At this stage in the project's development, we identify a buildable area. Once we have a buildable area established, we estimate the most feasible number of wind turbines that maybe possible within that area. At this stage the feasible number of turbines within the buildable area presented is 13. This will undergo much more constraints and turbine spacing analysis before the project's Design Iteration 1 will be produced. This will be shared for discussion in the next project Newsletter and Webinar. There will be 2 further Design Iterations produced after Design Iteration 1. We believe this is the best way to refine the design and propose the most robust project offering possible.
3. How will underground grid connection be made? Will it be directional drill for example?  
EMPower favour underground grid cabling connections. HDD (Horizontal Directional Drilling) is often required to traverse obstacles on a chosen route such as tight bends, roadway intersections, rivers, or bridges. For example, from the initial grid connection assessment we have undertaken there could be 1 to 2 HDD crossing needed for a grid connection to say Dungarvan if this was the eventual route chosen. This is still underassessment, and we would obviously minimise HDD crossings as much as possible unless it was the most ecologically practical, cost effective and least sensitive option.
4. Where will the energy produced go? Is this intended to be cabled out abroad?  
Every wind farm has an electricity substation. This collects the electricity from the turbines on the wind farm. The substation is then connected to the electricity transmission system, typically using an underground cable, at a connection point on the Irish Transmission system. The transmission system is operated by EirGrid who ensure that the electricity generated by the wind farm goes where it is needed within Ireland or elsewhere. All EMPower projects in Ireland are currently developed to take part in the Irish Renewable Energy Support Scheme (RESS) which is a government awarded contract. This incentivises renewable energy development and ensures the best projects and the best price for consumers is achieved.



5. "Hi Marc, can you please provide a maximum number. As a resident this is important information. Can you please also give examples of your current operational windfarms, names, locations etc. This is important as past performance and management of assets is an indicator of future performance."

Please refer to Question 1,2 and 21 of this document for specific answers to this question

6. Can you please provide maps for turbine delivery that can be read. I can only see a blue line.
- As we are only at the early assessment phase for the Turbine Delivery Route for this project, we do not have detailed route maps yet as the most feasible option is not yet established. The purpose of the slide discussing the Delivery Route in this webinar is intended to generate conversation while highlighting the most feasible options from both Cork and Waterford ports. There will be full high-resolution drawings produced, with the chosen delivery route highlighted, once that stage of the assessment process is reached. This will be shared via newsletter and via the other project communication channels.

7. How long would the delivery be and how often would the lorries be driving up and down the roads?

As part of the Environmental Impact Assessment process, we will be carrying out a full Traffic and Transport Impact Assessment. This needs to show all predicted traffic movements for the project. It also takes into account the current baseline traffic in the area and identifies the routes to the project Study Area which creates the least impact. Prior to a planning application being submitted for this project we will discuss all aspects of the deliveries with interested Stakeholders via Newsletter and in person public events. All transport and delivery routes will be discussed and agreed with Waterford County Council as well as An Garda Síochána in the case of any oversized loads. Larger oversized loads will be scheduled at off peak times in order to minimise impact on local road users

8. The advised amount of money offered to us residents on your news letter. Is this open for negotiations in event permission will be granted. ?

The minimum payments listed intended for residents up to 2 km from the proposed project is mandated by the Government. As a developer we will be required to adhere to these principles. The fund is intended to be administered by the community itself so if the Dyrick Hill project was to be consented a community representative group would have the ability to structure the fund accordingly as long as it adhered to the fund guidelines. You will find more information on the RESS-2 Community Benefit process at the following link. [gov.ie - Renewable Electricity Support Scheme 2 \(RESS 2\) \(www.gov.ie\)](http://gov.ie - Renewable Electricity Support Scheme 2 (RESS 2) (www.gov.ie))

9. When do payments and benefits for the community commence? Do they commence from construction or commercial operation? It seems that there will be a 2 year gap where there will be obstruction/noise/traffic for the community without benefit if payments only start from commercial operation?

The Renewable Energy Support Scheme (RESS) is made available from Commercial Operation of the project, so it is linked into the developer's payment for the generated energy. Therefore, once the project starts generating energy the specified allocated portion goes to the community in the form of the Community Fund.

For the 2 year gap mentioned in the question the Environmental Impact assessment process seeks to minimise the impact of the proposed project on the environment and local community. There will be conditions of planning laid down which will be paid for by the construction budget for the proposed project, so this helps to mitigate potential impacts from obstruction/noise/traffic. EMPower also set aside a construction community fund for our projects which would be separate from the RESS Community Fund and would be in place



throughout construction. This is intended for local residents who may have suitable projects or initiatives, they would like to pursue during the construction period.

10. "Can you assure us our Birds of Prey will NOT be affected in any way, we currently and have for many years lucky enough to have Owl, Peregrine Falcon, Sparrow Hawk, Kestrel, common Buzzard and Pair of Hen Harrier, only 6 weeks ago we are delighted to see the return of the male Hen Harrier again for Breathing this spring.

The Ornithological studies currently underway are extensive and many of the species you have mentioned above have been recorded in the wider Study Area. The Habitat the Dyrick Hill project is located on is predominantly farmland which is seen as least sensitive when it comes to foraging and winter roosts for birds of prey. Flight lines or migration corridors are also being recorded so a project can be designed around them. The scoping process where a document summarising the key elements of the proposed project is shared with designated and non-designated statutory bodies such as the NPWS. The local NPWS rangers are also contacted where possible by our ornithologist to ensure the very latest information for the areas species is taken on board by our project studies. As well as any individual all interested stakeholders like NPWS, OPW, Bird watch Ireland will be able to submit their comments on our final proposal.

Previous studies have reported the numbers of birds reported to be killed by turbines is not higher than deaths from other causes such as predation, poachers, aircraft and collision with structures such as communication towers, power lines and buildings or moving vehicles (Erickson et al., 2005, Sovacool, 2013, Tabassum et al., 2014).

Many of the early reports of negative impacts of wind turbines on bird species came from wind farms such as the Altamont Pass in California (Thelander & Smallwood, 2007, Smallwood & Thelander, 2008) and Tarifa in southern Spain (de Lucas et al., 2004), where extensive wind energy developments were poorly sited in areas where very high densities of migrating birds were channelled by geography into the path of the wind farm.

More recent wind energy developments are typically sited more carefully due to environmental considerations including local bird communities (Bright et al., 2008b).

A minimum of two years of bird surveys will be carried out before an application for planning permission for the Dyrick Hill wind farm is made. These surveys inform the layout and design of the project. They are also an essential part of the Environmental Impact Assessment Report which will explain what potential impact the project, if it was allowed to go ahead, would have on the environment. If any negative impacts are identified in the report, the developer must explain what they are going to do to avoid or reduce the effect.

Some studies on this subject can be found below with much more information available online also.

[psw\\_gtr191\\_1029-1042\\_erickson.pdf \(fs.fed.us\)](https://www.fs.fed.us/psw/gtr191_1029-1042_erickson.pdf)

11. As you probably are well aware of the study carried out in UCC in recent years that 10% of Small Birds along with Birds of Prey numbers are lost to flight path crashing into Turbines and habitat been removed.

Can you assure us we will not be seen less of our Birds, especially we pay great care to the Hen Harriers, can you address this please ."

As far as we are aware the UCC study premaritally dealt with Habitat surrounding constructed wind farms rather than collision risk associated with wind farms. We commit to looking further

at the UCC report and our ornithologist team working on the project will be very much aware of this study and will remain mindful of it in the compilation process for the project Ornithology chapter. A Wind Turbine will have an impact in any area it is placed. This is a fact and needs to be stated. As a responsible developer it is our duty to carry out the necessary studies and propose a design that minimise any impact to an acceptable level. The consenting Authority will then judge if this is adequate or not via the planning process after we submit our application. One of the highest risks for any windfarm development is Ornithology. We welcome studies such as the recent UCC study as it helps us as developers design better projects which can minimise impacts on Ornithology, species and habitats further.

12. Will we be told where each turbine is located prior to the planning application being submitted? Can you please give a date for turbine locations?

Yes a full layout will be posted to the website, included in the project Newsletters and discussed on future webinars and also at future person public engagement events. See question 28 in this document also for further info

13. We have yearly large murmuration's and birds of prey, will this affect them? Are you linking with Birdwatch Ireland?

Please refer to Question 10 of this document. The scoping process will also take in BWI's views.

14. I have worked on construction of CCGT powerplants. Some contractors ignore the traffic plan. E.g speeding by contractors on local roads. Will you put a plan in place so that all traffic plans will be adhered to and individuals who break project traffic plans will be penalised.

EMPower have a zero-tolerance policy when it comes to contractors not adhering to designated delivery and access routes during a project's construction and operation. This can often be an issue when the main construction activities are underway, and the largest volume of works traffic is accessing to/from the project area. A lot of planning is needed to minimise the risk of this happening. We endeavour to provide welfare and lunch facilities on site during construction to minimise traffic movements and also schedule deliveries at off-peak times. Any individual seen to be breaching the protocols of the traffic management and delivery plan can essentially be removed from the project and their employers informed that they cannot return to work for EMPower. See Question 7 of this document also.

15. How long would your company be operating these turbines? What happens when and if your company moves on? How long are turbines expected to remain operational, and what happens when they are not operational anymore?

It is a condition of wind farm planning permissions for a wind farm that a bond is put in place with the local planning authority which covers the cost of decommissioning the wind turbines and site restoration. The developer is not authorised to start construction of the wind farm until this is in place. In the very unlikely event that the developer goes out of business and there is no party to operate the wind farm, these funds could be used by the local authority to restore the site. To date, this has never happened in Ireland. The final stage of the project is decommissioning. The decommissioning of a wind farm is typically addressed by conditions set out in the planning permission. A decommissioning bond and a decommissioning plan need to be in place prior to construction of the wind farm.

When a wind farm is decommissioned, the turbines are removed, and the land/site is restored to its original state or as close as practicable.

When a wind farm reaches the end of its planning lifespan it is normally decommissioned or repowered. If decommissioned the turbines are dismantled and taken away. Every effort is made to return the site to as close to its natural state as possible.



It Repowering is considered, this means that once the old turbines are taken away new, more efficient, turbines are installed. These new turbines can use the existing electrical connections which is both a financial and environmental saving.

However, repowering cannot be done without getting planning permission and so the project would go back to the very start of this process, working with the local community to shape the future of the wind farm.

16. When the project is developed will you sell the wind farm on?

EMPower's business model is not build around selling on a project once developed. Wind Farm projects can be sold on once they become operational. EMPower is an Irish developer with long term investors committed to Ireland. In the event a project is sold on, whoever buys the project will be tied into all the agreements that were made in the original planning process so new owners couldn't risk changing aspects of the project or the community benefit fund without breaching the original planning permission.

17. On the maps of the study area can you please explain the difference between the yellow study area and the dashed red line. The map legend calls them both 'indicative study area.'

The difference between the Study Area and the Buildable area is outline below. On the illustration shown in the webinar The yellow Study Area is referenced as the "Indicative Buildable Area" The red dotted line is referenced as the "Indicative Study Area".

The Buildable area is the area where we can conceivably place a wind turbine pending further constraints analysis. The Study area looks at wildlife, animals, hydrology etc that could interact with our projects. The Archaeological Study Area could go 5km outside the buildable area with the Landscape and Visual Assessment Study Area looking at 20km outside the buildable area.

18. Not sure how deep you would need to dig but would you also be assessing underwater water sources that some use for their wells/home water supplies?

Yes all existing Study Area ground water sources and pathways will be assessed in the Hydrology and Hydrogeology chapters of the Environmental Impact Assessment process. An element of this is to highlight any know wells or water sources in the area. A full hydrological assessment will be carried out on the study area. This will include studies such as the physio-chemical properties of both surface and ground water to achieve a baseline and a watershed analysis to understand how the ground water interacts with the local environment. Additionally, the permeability of the soil across the study area will be assessed to understand how water travels through the environment. The results of all studies will be posted to the project website upon completion.

19. This project will have an unacceptable effect on my life; visually, noise, potential turbine flicker as I look out on Broe Mountain. I will be living with this on a daily basis. It will have a detrimental effect on my life. The aforementioned potential contributions do not offset the disruption to my life and devaluation of my property.

The Environmental Impact Assessment Process is designed to minimise the potential impact of the proposed project to an acceptable level (See answer to Q11 also).

Anyone who wishes to make an objection to the proposed project is entitled to do so via the planning process. This community consultation process and all the studies undertaken will be described and shared with the local community for discussion and comment and the project will not be submitted without prior notification to the local community. Some useful links for further information on this are located below.

[How to support or object to a planning application with a local authority \(citizensinformation.ie\)](http://citizensinformation.ie)

[How to support or object to a planning application with An Bord Pleanála \(citizensinformation.ie\)](http://citizensinformation.ie)

[FAQs | An Bord Pleanála \(pleanala.ie\)](http://pleanala.ie)

We commit to providing all the studies and project information available to the public in a way that is easily laid out and understandable prior to the planning submission being lodged with the consenting authority. All the final studies will be uploaded to the project website at the planning submission time and we will also discuss the ongoing studies with you as the project evolves via the newsletters, webinars, website Virtual community rooms and in person consultation events.

20. Will people actually call to our house for assessments, so measurements can be taken from our property as opposed to from the road? (flicker, noise...)

It will not be feasible to call to every individual residence in the immediate consultation zone in order to carry out assessments. If you have a specific query in relation to your dwelling, please contact us and we will discuss with our design team.

To accurately assess the potential noise impacts and take these into account in the proposed project's design we will undertake background noise monitoring at several locations in the vicinity of the proposed projects Study Area.

The noise study will require noise specialists from Jennings O'Donovan to place a small mobile sound level meter to continuously measure the background noise levels in the area for a period of between two to four weeks. The monitors do not record audio and the householder has no responsibility for the unit. The noise data that is measured is then used as a baseline to assess any potential noise impacts which could result from the proposed project if consented and in turn informs the proposed project's design and layout. This noise monitoring process is in line with best practice for this type of development project and all results will accompany the proposed project's planning application documents when submitted.

See Question 22 of this document for further information on Shadow Flicker.

21. Is there any similar wind farm you have completed that we can maybe see and listen to on a windy day.

Ireland has over 300 operational wind farms across the country. EMPower does not currently have a windfarm in operation in Ireland. As individual design team members EMPower management have over 10GW of renewable energy experience from green field development through into construction and operation across 5 continents. This includes Direct Asset Management of over 30 windfarms in Ireland with previous utility companies. Some of these examples are at the below links. See also answer to Q1

If you are interested and wanted to visit a windfarm and look at wind turbines up close there are a number of state bodies who have open access across their wind farm developments via recreational trails. Some of the best examples of these are at the below links.

[Home - Sliabh Bawn Windfarm](#)

[Castlepook Wind Farm - Wind Farm Community Funds](#)

[Galway Wind Park - Coillte](#)

Nearest to the Dyrick Hill area there are operating windfarms at Woodhouse (20MW) just west of Dungarvan and Ballycurreen wind farm (5MW) just south of Dungarvan.

The nearest larger wind farm would be Barranafaddock Wind Farm (33MW) just northwest of Lismore near Ballyduff.



22. Will there be a commitment to zero shadow flicker during commissioning and operation to every residence? I have spoken to residents near Mountain Lodge wind farm. Even with technology there are still times when shadow flicker occurs, and they have to ring the wind farm operator to report this.

Yes, there will be a commitment to zero shadow flicker for the proposed Dyrick Hill Wind Farm and EMPower commit to zero shadow flicker occurring.

We cannot comment specifically on any perceived issues on other developments.

The modelling exercise for Shadow Flicker takes GPS coordinates from each dwelling, this also includes the national Eircode data base and the topography of the landscape. From the known trajectory of the sun's movement across the sky at different times of the year any dwellings which potentially could have an issue with shadow flicker are identified during the modelling exercise. Over several weeks this is then further refined at the commissioning stage of the project in conjunction with the community and nearby dwellings. As the turbines are commissioned into operation any issues are identified and eradicated by restricting the turbines movement during times where shadow flicker can occur.

23. I believe shadow flicker can be an issue up to 10 turbine blade diameters from the turbine location. This is further than the 740m set back distance you mentioned. What are you going to do for residents who are affected?

Question 22 answers this question also but just to add again that EMPower commit to no shadow flicker at any residences nearby to the Dyrick Hill proposed project.

24. "How far apart will the masts be.? What will the total ground cover be for each site?"

Depending on the turbine type and topography the turbines will be located on average 700m to 1000m apart. As the project is in the early stage of development and is still carrying out a positioning assessment for turbine placement, the total ground cover is unknown. However, a rule of thumb is that each turbine occupies a footprint area of approximately 1.5 acre to 2 acres on average. This includes the turbine and hard-stand foundation, associated roads, etc.

25. You keep talking about guidelines and assessments however you don't mention what you are going to do to improve the lives of residents. Your company will be making huge profits if this project goes ahead, and the residents will be left to suffer. We need concrete promises.

Please see answers to Q8 and Q9

26. Thank you for the community consultation room. Can you please make a commitment to upload information to this room in a timely manner? The maps on the newsletters for example should be uploaded to a suitable location now. They are difficult to read on the newsletter.

Similar to all EMPower projects the Dyrick Hill project's community consultation approach initially focusses on the near neighbors and dwellings within a 2-kilometer radius of the initial Study Area. This area is the closest, proximity wise to the proposed project's main area and will therefore be more susceptible to any potential effects caused by the proposed project. We continue this focus on the 2-kilometer radius throughout the project's messaging and communications by ensuring project messaging is always communicated to this area first. Once the project information is distributed to the local community it is then uploaded to the project website and community consultation room

As the project design develops, we then extend this consultation area via webinars and in person engagement events for interested stakeholders further away from the project's Study Area.

Our engagement process is designed so that it is just not an information giving exercise and that community members local to our proposed project location and interested stakeholders further away are part of the projects design conversation and can input on project details as they evolve towards a final design proposal. This is where the webinars provide a very good point of reference, and we advertise these in the local newspapers prior to each webinar.

As the project design approaches a near final design, we will initiate the On-line Project Consultation Room. This will include visually representation of the proposed project, hi-resolution maps of the proposed grid and access route as well as many other project layout maps.

27. Do we get updates via newsletters or letters about exactly when you are submitting / have submitted each application during the process etc?

Our project literature distributed in the locality, local and national newspaper notices, project design webinars, our project website and in person community events will highlight the projects planning submission date well in advance.

As part of the projects scoping stage, we hold pre-application meetings with Waterford County Council and An Bord Pleanála but there will only be one application submitted to the consenting authority in conjunction with this proposed project. This is currently scheduled for quarter 3 of 2022 and we commit to advertising this widely beforehand.

28. Robert Greene did not answer part of my question regarding dates for turbine locations. Can you please give a guideline date now?

We currently have the proposed projects Buildable area defined and shared in this webinar. Following this the next step in to define Design Iteration 1. This will show indicative turbine locations. The timing of this is governed by the timing of the completed baseline studies coming back to our Civils team who then integrate this information to produce Design Iteration 1. After this we will have 2 further Design Iterations where the proposal will be critiqued and refined further. Given the stage of assessment we would hope to have Design Iteration 1 ready to share with the community in approx. 6 weeks so by the end of May as a general estimate. This is as mentioned above dependent on the studies being completed in time.

29. Have you researched the numbers of Fallow deer in our area ? And what effects the Turbines will possibly have on young Fawn that are born up in the proposed area, born in open farm land and not in forestry as many may believe ?.

As part of the Flora and Fauna studies for this proposed project all wildlife in the projects Study Area will be assessed and any potential impacts on species foraging, nesting or breeding will be looked at in great detail and documented in the Environmental Impact Assessment Report. Members of the project team have experience with deer populations and windfarms and have not encountered any issues caused by Wind Turbines on young fawn or deer in general, but we will relay this question to our ecologist for further comment.

30. "We can object but it costs us 50 euros per objection, which seems crazy and very against our need to object"

Yes this is the legislative process in place in Ireland for anyone who would like to make a submission on a strategic infrastructure project such as the propose Dyrick Hill project. We are unable to affect this. Our community material distributed in the locality, newspaper notices, project design webinars and in person community events will highlight the projects planning submission date well in advance.

If any community member has a concern that the cost of making a submission on this project is prohibiting an individual from engaging in the process, please let us know by email, phone or post. EMPower will work with any member of the community with a genuine concern in this regard and a suitable solution can be reached to enable all project submissions to be lodged.

31. Can newsletters and updates be sent electronically or can we sign up for electronic notifications. We were missed in the correspondence previously.

All the projects' Newsletters and community material are uploaded to the projects website at [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie) for anyone who would like to zoom in on certain areas of the literature. Please send on your Eircode to [dyrickhill@emo.group](mailto:dyrickhill@emo.group) and we will check that this is on our project distribution list. The community material is always distributed to the project's immediate consultation zone first. This is the area which extends outwards approximately 2km from the project's Study Area.

32. In your presentation you said that 25 operational jobs will be created long term. Can you please provide details of these jobs. What are the roles? Site manager, operations technician etc. Can you please provide full resourcing information including the weekly hours per person. How many jobs will be full time, part time etc.?

A wind farm project typically provides a wind range of employment, from project initiation and design, through the planning phases, during wind farm construction and commissioning and over its operational life.

Based on our experience a large-scale wind farm (consisting of 20-30 turbines) will create: 100-120 jobs at peak construction. The skills required are similar to those for major road building or Motorway schemes.

Indirect employment is created through the sub-supply of a wide range of products and services including:

- Gravel and graded stone for roads and hard stand areas;
- Concrete and steel for turbine bases;
- Building materials for sub-stations;
- Haulage of components from the ports to the site;
- Accommodation and food and beverages for workers;
- Legal and financial services.

According to the SEAI there is 1.7 jobs per Mega Watt created in the construction phase of a wind farm and 0.4 Jobs per Mega Watt created for the operational and maintenance phase of a wind farm project. See following link for some further information [Net Employment Benefits from Onshore Wind in 2020, Sarah Stanley, SEAI \(slideshare.net\)](https://www.slideshare.net/SEAI/Net-Employment-Benefits-from-Onshore-Wind-in-2020)

The operational and maintenance jobs created for any wind farm project are mostly in the electrical and mechanical engineering fields with turbine maintenance technicians needed on site. There is a very good career map showing requirements for a wind Energy Technician ath the below link.

[Career Map: Wind Technician | Department of Energy](#)

If you require any further area specific information on this please do contact us and we will reach out to some more of our industry partners for information.



33. Please provide the human resourcing for local area as requested. Back office energy traders, legal support doesn't need to be local.

Yes, this is correct regards energy traders and legal support. EMPower however will always utilise legal resources local to the areas in which we propose our projects as much as possible. Please see Question 32 for further information.

34. When is the next webinar?

The next projects Design Webinar will be scheduled to coincide with the results of Design Iteration 1. This is somewhat dependant on when our constraints analysis of the study area concludes and also when we get feedback from the scoping consultation process with the statutory bodies discussed in Question 10 of this document. We hope to have this complete by the end of May. Once this information is received back by the design team, we will then collate it in a project newsletter for distribution to the local community with 2km of the Study Area. After this we will schedule a project webinar. Barring any scheduling delays, we hope to hold the next project design webinar in early to mid-June.

35. Thank you

All the Proposed Dyrick Hill Wind Farm team and all at EMPower would like to sincerely thank everyone who took the time to dial in and contribute to this project's design discussion. We will update the website with all the questions discussed on this webinar and will also upload the recording of tonight's webinar.

At all times during this process, we welcome conversation, engagement and interaction with you on any aspect of how we propose to progress the Dyrick Hill Wind Farm project and particularly on how we communicate project information to you. If you would like to chat about this proposed project further please contact us via any of the below means.

Website : [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

Email : [dyrickhill@emp.group](mailto:dyrickhill@emp.group)

Phone : 01 588 0178 Write :

EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1



# Appendix 3a - 16/07/2022 Project Information Newsletter

## Proposed Dyrick Hill Wind Farm Project

Project Newsletter No. 3 – July 2022



### Project Design Iteration One

The proposed Dyrick Hill wind farm project's design initially established a "Buildable Area" as discussed in previous project Newsletters and Design Webinar. From this feasible "Buildable Area" an initial turbine layout is now being progressed to form Design Iteration One. We anticipate there will be further refinement of this design following further Study Area assessments and constraints analysis. This continuous iterative design process will inform the final locations of all proposed project infrastructure and ensures the most suitable renewable energy project proposal for the surrounding environment and locality is achieved.

You will find the Design Iteration One Map illustrated on pages six and seven of this Newsletter. Over the coming months the design will be re-assessed and re-worked before reaching a final project proposal. The final project design will then be submitted to the consenting authority for consideration in the form of a planning application.

### Proposed Grid Connection Routes

There are several grid connection routes currently being considered for the proposed Dyrick Hill project in order to find the most feasible option. Along with the Woodhouse, Dungarvan, Ballydine substations the wider area is relatively well served by grid infrastructure which includes the:

- 220KV Dungarvan/Cullenagh over head line;
- 110KV Woodhouse/Dungarvan over head line;
- 110KV Cahir/Cullenagh over head line.

Dungarvan substation is approx. 15km to the southeast of the project Study Area and provides a potentially suitable connection point to the national grid. The project Design Team are currently assessing a number of underground cable routes in order to ascertain the most feasible grid connection solution. See figure 1 for two routes to Dungarvan Substation currently being assessed. Consultation with Eirgrid and ESB will also dictate the eventual connection point chosen for this proposed project.



### Turbine Delivery Route

Waterford port provides the most likely port of entry in order to deliver turbine components to this proposed project. From Waterford Port the most likely route would be along the N29 travelling north west. Turbine components would then turn left and join the westbound N25 and then turn right onto the N72 and continue west to Ballymacnaghe, just north of Dungarvan. From this point there are two conceivable routes to travel to the project's Study Area, see figure 2.

- Option A, shown in green in figure 1, travels north from Ballymacnaghe on the R672 and then left onto the L5071 before entering the project's Study Area from the south.
- Option B, shown in blue in figure 1, travels west from Ballymacnaghe on the N72 before turning north onto the L1027 and enters the project's Study Area from the North.

Assessments are continuing to ascertain the most feasible turbine component delivery route solution for the proposed project.



### Introduction

We started our community engagement process for the proposed Dyrick Hill wind farm project in December 2021 by sharing initial project proposals via newsletter with those who live closest to the project's Study Area. A second project newsletter and a project design webinar outlining early-stage project design criteria followed in March and April 2022.

Our community engagement and project scoping approach has highlighted different opinions and generated conversation and dialogue which has informed this third project newsletter and the overall project design process. This project design approach is designed to ensure that accurate project information is circulated and that any interested stakeholders can address queries with the project team during the project design process. All the community project material shared to date, including design webinar recordings, are available for viewing from the dedicated project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

The second Dyrick Hill wind farm project design webinar is scheduled for the 21/07/22 between 7pm and 8pm. Registration for this webinar is available at [www.dyrickhillwindfarm.ie/webinar](http://www.dyrickhillwindfarm.ie/webinar).

The project team will also facilitate a project information event in the Dungarvan Park Hotel on the 11/08/2022 where you can drop in anytime between 4.00pm and 8.00pm to discuss the proposed Dyrick Hill wind farm project with members of the design team and view the most up to date project information.

### How A Wind Farm Project Proposal Is Formulated

Wind farm design is governed by a series of legislative guidelines around set back distances, noise, visual and environmental constraints amongst other considerations. Any proposed project which does not carry out a design that adheres to this legislation is unlikely to be granted a planning permission by the consenting authority.

The proposed Dyrick Hill wind farm project is being designed with the most up to date iteration of the guidelines for wind energy development in mind. This best in class, conservative approach seeks to future proof the proposed project against any new guidelines which may issue and ensures that the most suitable project design is selected and put forward for consideration in the form a planning submission.

The project's constraints mapping is continuously updated throughout the development's design phases, based on the findings of the Study Area assessments as they are completed. We are currently at the Design Iteration 1 stage. There will be further Design iterations as the project assessments evolve. Some of the areas of this project's design process where we have had the most conversations with interested stakeholders and residents local to the proposed project's Study Area are discussed in this Newsletter.

### Who Are EMPower?

EMPower is an Irish renewable energy developer with over 700 MW in development in Europe and Africa. Our senior management team comprises five Irish professionals with a combined 95 years' experience delivering projects from conception to operation across five continents. EMPower's headquarters is in Dublin.

EMPower is owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited.

Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

**95 Years**  
Combined Experience of EMPower Management Team in Renewable Energy

**700 MW+**  
Wind Energy Capacity Currently Under Development By EMPower

**5 Continents**  
Combined Geographical Renewable Energy Experience of EMPower Team

### Our Commitment

Our commitment is to engage meaningfully with our stakeholders on decisions that concern them. We aim to do this in a timely manner, and we commit to building relationships and starting a conversation on what aspects of this proposed renewable energy project could work best for this local area. We feel that designing any proposed project in this manner makes better social and business sense.



### Noise And Vibration

Noise is generated by wind turbines as they rotate to generate power. This only occurs above the 'cut-in' wind speed and below the 'cut-out' wind speed. Below the cut-in wind speed there is insufficient strength in the wind to rotate the blades and above the 'cut-out' wind speed the turbine is automatically shut down to prevent any malfunctions from occurring. The 'cut-in' wind speed at the turbine hub-height is approximately 3 meters per second (11 kilometres per hour) and the 'cut-out' wind speed is approximately 25 meters per second (90 kilometres per hour).

The principal sources of wind turbine noise are from the blades rotating in the air (aerodynamic noise) and from internal machinery, normally the gearbox and, to a lesser extent, the generator (mechanical noise). The blades are carefully designed with a view to minimising noise whilst optimising power transfer from the wind.

If this project is consented noise and vibration can also be generated by construction activities such as rock breaking and passing heavy goods vehicles. Construction noise will occur during excavation and earth moving, laying of roads and hard standings, transportation of materials and erection of the wind turbines. The construction phase will be phased and temporary. A full project life cycle noise and vibration project assessment will be included as part of the Environmental Impact Assessment Report and included with the project's planning submission.

Noise and vibration assessments are undertaken for the operational phase, the construction phase and the decommissioning phase of the proposed development.

Baseline noise monitoring is undertaken at different receptor locations surrounding the proposed projects Study Area to establish the existing background noise levels in the vicinity of the proposed development.

The measurement locations chosen represent some of the closest locations and dwellings to the proposed project as well as representing different noise environments in the vicinity of the Study Area.

To inform the noise impact assessment for the proposed project, baseline noise monitoring of the existing noise environment is carried out over an extended period in the vicinity of the project's Study Area. This process establishes the existing noise levels prior to any potential development. Appropriate noise level limits for any future project are then determined in line with the latest Government policy and guidance.

The noise limits seek to strike a balance between the noise restrictions placed on a wind farm, the protection of local amenity and the national and global benefits of renewable energy development. The predicted noise emissions from the proposed wind farm are then compared against these limits. The wind farm will be designed and operated in a manner that ensures the prescribed limits won't be exceeded and will also be further validated with post construction noise monitoring surveys if the project is consented.

### Land Soils And Geology

The Study Area's land use consists predominantly of dairy cattle and sheep grazing with a combination of improved grassland pastures and commercial forestry and mountain heath in more elevated areas of the Study Area. Detailed investigations including site walkovers, peat stability assessments, trial pit excavations and bore holes will be undertaken to access the geology of the Study Area in detail. The initial non-intrusive analysis found the Study Area to consist of soils and subsoils made up of shallow bedrock with minor peat and glacial till pockets. The geology is predominantly upper Devonian age sandstone and mudstone.

If this project is consented, construction of the wind farm infrastructure will require the removal of subsoils and possibly rock to create solid foundations. Excavation of any bedrock and suitable off-site aggregate sources will provide appropriate construction material for access roads, turbine bases and general hard-standing foundations. Removal and reuse of subsoils and bedrock does not represent a significant impact on the geology of the Study Area. At this stage of assessment there are no significant impacts or cumulative impacts on the soil and geological environment anticipated as a result of the proposed wind farm construction.





## Biodiversity

In addition to desktop studies and assessments carried out as part of the project's Environmental Impact Assessment Report, extensive field surveys are currently being carried out. These surveys catalogue the different habitats, mammals, bats, birds as well as aquatic ecology throughout the project's Study Area and associated proposed grid connection and turbine delivery routes. The potential for adverse effects upon the local flora and fauna in these areas will be ascertained via these surveys and will also be documented in the final Environmental Impact Assessment Report.

The project's Study Area is not located within any European Designated Sites. Some of the more sensitive Habitats located within 15 kilometres of the project's Study Area are the Blackwater River Special Area of Conservation, The Lower River Suir Special Area of Conservation, The Nier Valley Woodlands Special Area of Conservation, The Glendine Wood Special Area of Conservation and The Glenboy Wood National Heritage Area.

Bird species found in the wider environs of the project's Study Area are typical of agricultural grassland, upland heath and conifer plantation including species like Snipe, Golden Plover, Sparrowhawk, Hen Harrier, Black Gull and Kestrel.



## Hydrology And Hydrogeology

The Dyrick Hill wind farm Study Area is divided into 2 surface water subcatchment areas. These are the Finisk and Blackwater catchment zones. The Finisk River rises about 7km north east of the Project's Study Area and flows to the southeast. The Finisk River is joined by four smaller streams which rise within the project's Study Area, these are the Corradoon, Farnane, Lisleagh and Lickoran.

The proposed project is not situated within any environmentally designated areas nor within any groundwater source protection area.



Drainage management will be employed to control drainage water during any proposed future construction, ensuring that surface runoff from any developed areas of the proposed project will continue to be of good quality with no flood risk to the downgradient setting.

A surface water monitoring programme will be put in place during the construction phase if this project is granted a consent. Based on the proposed mitigation measures, there is no potential for significant impacts on the hydrology and groundwater pathways as a result of the proposed Dyrick Hill wind farm project.

## Population And Human Health

The ongoing assessments examine the potential impacts of this proposed project (both beneficial and adverse) and also any potential wellbeing and nuisance effects which could be experienced by the local and regional community. The results of this assessment will be documented as part of the Environmental Impact Assessment Report which will accompany the planning submission. The key issues examined from a population and human health perspective include:

- Population Trends;
- Socio-Economics, Employment and Economic Activity;
- Existing land Use;
- Recreation, Amenity and Tourism;
- Human Health and Safety;
- Dust emissions from construction activities;
- Noise emissions during construction and operation;
- Public safety;
- Visual impacts during operation;
- Shadow flicker during operation;
- Traffic nuisance during construction;
- Tourism and recreational impacts.



## Proposed Project Schedule



Note: Q1, Q2, Q3 and Q4 are the above schedule represent every quarter. For example, Q1 represents the first quarter of the year.

## Community Benefit

At this, the Design iteration 1 phase, the Dyrick Hill project contains 13 individual wind turbines and represents a combined electricity generating capacity of 80.6 Mega Watts. The proposed project would require an investment of over €90 million and would provide sustainable, low carbon energy generation infrastructure to meet Ireland's growing demand. The development benefits to the local community which could be realised include significant investment in local infrastructure and electrical systems, local job creation, and a contribution of approximately €22.5 million<sup>2</sup> in Waterford City & County Council rates over the project's lifetime. The Dyrick Hill project would also produce enough renewable electricity to power over 41,900 average Irish homes (SEAI 2018)

A community fund calculated in accordance with the Renewable Electricity Support Scheme (RESS) Terms and Conditions, €2 per Mega Watt hour of electricity produced by the project, would also be put in place. This would be made available to the local community for the duration of the RESS (15 years). The average capacity factor of wind energy projects in Ireland is 28.3% (SEAI, 2019). Assuming this efficiency, and an estimated project capacity of 80.6 Mega Watts, a community benefit fund would amount to an average of €399,628 per annum. The actual fund will vary around this average from year to year, depending on each year's wind conditions. Initial wind measurements at the Study Area suggest that the proposed Dyrick Hill project could be capable of achieving an above average capacity factor, and therefore a larger community fund.

"EMPower strongly believe that the local communities in which we propose our projects should benefit most from any associated project community fund"

The project's potential fund could be divided as per the illustration below. An annual minimum payment of €1,000 could be provided to each household within 1 kilometer of any proposed Dyrick Hill wind turbine. An annual minimum payment of €500 could be provided to each household located between 1 kilometer and 2 kilometers of any final turbine position. 40% of the fund, amounting to approximately €159,851 per year would be allocated to not-for-profit community enterprises, with an emphasis on low-carbon initiatives. The remainder of the fund would be directed towards local clubs, societies, admin and other initiatives. We welcome any suggestions from the community on how a community fund could best be allocated or ideas for suitable local projects that could be supported under this initiative.



€ 90 million  
Investment in Irish infrastructure

€ 5.99 million<sup>1</sup>  
Total Community Fund Contribution

€ 22.5 million<sup>2</sup>  
Project Lifetime Approximate Contribution In County Council Rates

1 - Example for 12 Turbine project with a capacity factor of 30.6 MW  
2 - Estimated €9,000 per megawatt installed for 15 year project lifespan

## Why Onshore Wind

Onshore wind energy makes sense for Ireland for many reasons. It's a clean fuel source which does not pollute the air like power plants that rely on combustion of fossil fuels, such as coal or natural gas. Unlike conventional power plants, wind turbines don't produce atmospheric emissions that cause greenhouse gasses when generating electricity and is a free domestic natural resource, produced in abundance in Ireland. As an operating wind farm occupies such a relatively small proportion of an overall site area, approximately a 3% footprint, many other land uses can co-exist such as farming, recreation, commercial forestry, and biodiversity management.

Climate change refers to the change in climate that is attributable to human activity arising from the release of greenhouse gases in particular from the burning of fossil fuels (coal, oil, peat) for transport, electricity generation and agriculture. The Government declared in May 2019 that Ireland was in the midst of a climate and biodiversity emergency. The Environmental Protection Agency (EPA) has stated that mean annual temperatures in Ireland have risen by 0.7° Celsius (C) over the past century and are likely to rise by 1.4°C to 1.8°C by the 2050's and by more than 2°C by the end of the century due to climate change.

EMPower can aid in the delivery of the Government's Climate Action Plan (June 2019) where a target of 70% of Ireland's electricity from renewable sources by 2030 was targeted. The Irish Government has recently increased this target to 80%. A firm commitment from the Irish Government on Climate Action is forming part of climate change legislation currently being publicised by our policy makers;

- Halving our greenhouse gas emissions by 2030 and reaching net zero by 2050 at the latest
- Increase renewable electricity - up to 50% by 2030
- Provision for 5 year carbon budgets, consistent with emissions reduction pathway 2050.

Wind energy is currently the largest contributing resource of renewable energy in Ireland. It is both Ireland's largest and cheapest renewable electricity resource. At present the Republic of Ireland has over 300 operational onshore wind farms<sup>3</sup> with a combined capacity of c.4,300MW and over 2,500 individual wind turbines. This represents an investment of over €7 billion, regularly powering 65% of Ireland's electricity needs. The wind energy industry also supports 5,000 jobs and annually pays more than €45 million in commercial rates to local authorities<sup>4</sup>. Ireland is a country with enormous renewable energy resources and are world leaders at incorporating onshore wind into the national grid. Renewable energy provided 42% of Ireland's electricity in 2020, with over 86% of this coming from wind energy<sup>5</sup>. This is the highest share of electricity being provided by onshore wind in Europe<sup>6</sup>. In 2018 wind energy avoided 3.1 million tonnes of CO<sub>2</sub> and cut €432 million off our fuel import bill<sup>7</sup> demonstrating the huge contribution that onshore wind is making to climate action. This accounts for the second largest source of electricity generation in Ireland after natural gas. Ireland remains one of the leading countries in the deployment of wind energy and third place worldwide in 2018, after Denmark and Uruguay.





## Wind Energy Frequently Asked Questions

### How efficient is wind energy?

Wind captures and turns almost all the input energy from wind into electrical energy. The SEAI states that "electricity generated from wind and hydro is 100 per cent efficient".

In 2018, 42.3% of fossil fuel energy was lost in transforming that fuel into electricity.<sup>1</sup> Wind turbines produce electricity approximately 85% of the time. The other 15% of the time they are not turning for reasons, such as: very low wind speeds (under 10km/h), very high wind speeds (over 90km/h), and/or maintenance/repair work. After approximately one year of operation, it is estimated a wind turbine will have produced as much energy as it has consumed constructing it. (Source: ESB)

The output of a wind turbine depends on the turbine's size and the wind's speed through the rotor. A wind turbine with a net capacity factor of 35% and a capacity of 4.2 MW can produce more than 12,800 MWh in a year – enough to supply approximately 3,000 average Irish households. (Source: Eirgrid)

### Do wind farms affect house prices?

For most of us, the purchase of our family home is the single largest financial investment we will make in our lives. It is completely justifiable that property owners, on hearing any proposals for development in their community, would be curious about the effect this might have on the resale value of their home. However, there is no peer reviewed evidence that a correctly developed and constructed wind farm will lower property prices or that they impact on property prices in Ireland. A great deal of research, in many different countries including the UK, Germany, Australia and the USA, over the last 20 years examining house prices in communities close to wind farms have varying conclusions. The majority of research aligns with detailed studies by The Centre for Economics and Business Research (CEBR), The Institute of Chartered Surveyors, The House of Commons Library and Renewable UK where conclusions that wind farms have little or no impact on property values are reached.

### What is a wind turbine's lifetime emissions?

Wind energy emits no toxic substances like smog-forming nitrogen oxides, acid rain-forming sulphur dioxide and particulate deposits. A 2014 study by the Intergovernmental Panel on Climate Change found onshore wind energy to have the lowest mean lifecycle emissions of all viable sources, such as solar, nuclear energy and natural gas, at just 11 grams CO2(e) per kWh.

### Are wind turbines linked to health issues?

EMPower are committed to ensuring that we design, develop, construct and operate our projects to the highest possible health and safety standards. In 2018 the World Health Organisation (WHO) assessed the environmental noise guidelines for a range of noise sources including traffic, noise, aircraft, railways, leisure activities and wind turbines. The WHO findings align with the view of the Irish Department of Health which states that, "There is no reliable of consistent evidence that wind farms directly cause adverse health effects in humans".<sup>2</sup> The Irish Department of Health based these findings on research carried out by the Australian National Health and Medical Research Council. The balance of scientific evidence and human experience to date has concluded that wind turbines are not harmful to human health – in fact, wind energy reduces harmful air emissions and creates no harmful waste products when compared with other sources of electricity production. However, EMPower are conscious that the potential exists for someone who does not like wind turbines or renewable energy to become frustrated or annoyed with a wind energy project proposal. Please contact us if you would like to discuss this topic further.

### Do wind farms make noise?

It is the duty of EMPower to demonstrate, during the planning process, that noise levels of our proposed project will not adversely affect local residents. The studies completed during this period will be used to design the Dyrick Hill project so noise levels at nearby residential homes do not exceed national planning guidelines. Currently in Ireland and the United Kingdom, guidelines in relation to wind turbine noise levels are set between: "35 and 45 decibels dependent on the time of day and the level of background noise", in line with international best practices. Current guidelines cite a minimum distance of 500m between residential dwellings and Wind Turbines. EMPower are designing the proposed Letterkeaghan project to be a minimum of 750m from residential dwellings.

### Did you know:

The projects noise consultant must discount the noise emitted by existing wind turbines in the area in order to establish a true background noise level. Wind Farms are limited in the amount of noise they can emit above this lower background level

If you would like to discuss any of the sample questions listed here or any other aspect of the design of the proposed Dyrick Hill project, please contact us on any of the below mediums.

<sup>1</sup> <https://www.seai.ie/data-and-insights/real-statistics/key-statistics/electricity/>  
<sup>2</sup> <https://www.seai.ie/publications/Energy-in-Ireland-2019.pdf>  
<sup>3</sup> <https://www.cbr.ie/insights/energy/question/2015-03-25/section-213/>

## EMPower Contact Us

We welcome conversation, engagement and interaction with you on any aspect of how we propose to progress the Dyrick Hill wind farm project and particularly on how we communicate project information to you. If you would like to chat about this proposed project further please contact us via any of the below means.

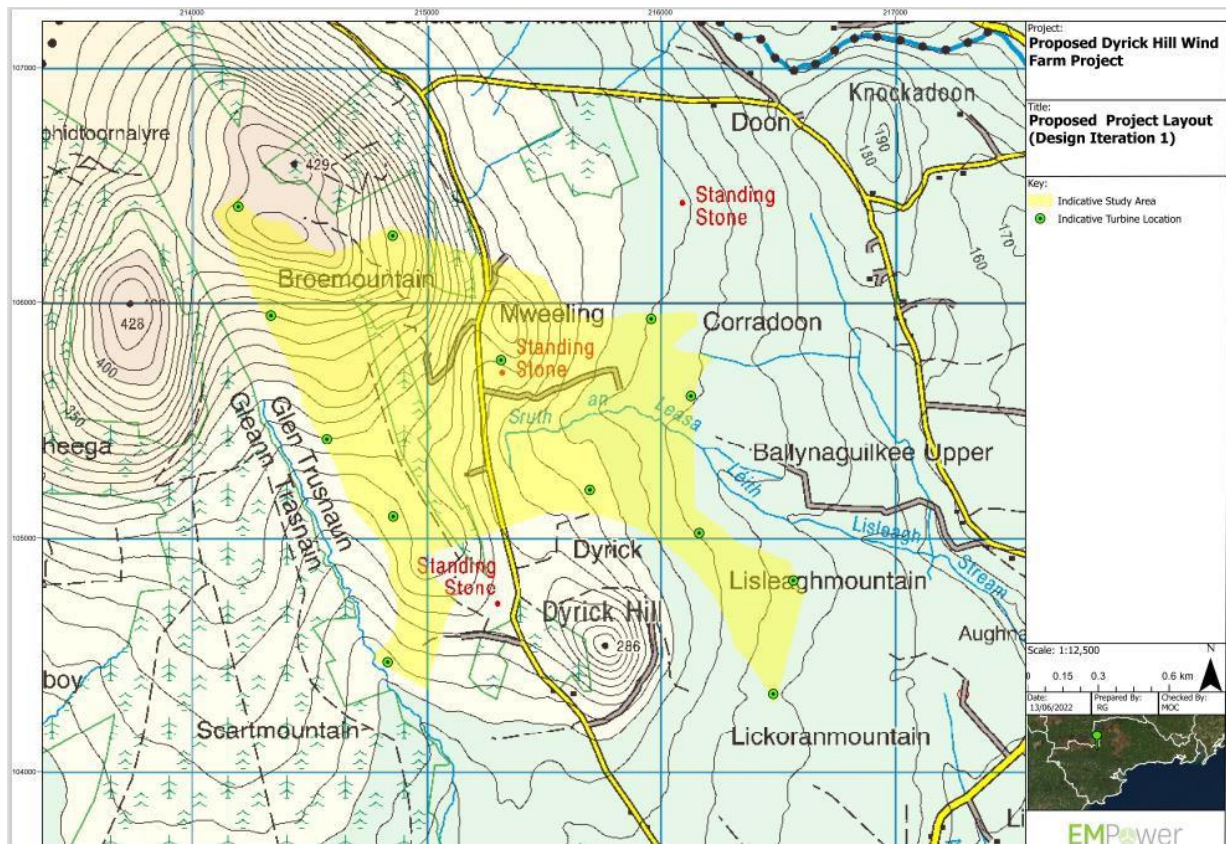
Website: [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)  
Email: [dyrickhill@empower.ie](mailto:dyrickhill@empower.ie)  
Phone: 01 588 0178  
Write: EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1

### Project Webinar:

The project team will host the second Dyrick Hill project specific design webinar on **Thursday evening the 21<sup>st</sup> of July 2022 between 7pm and 8pm**. You can register for the event at [www.dyrickhillwindfarm.ie/webinar](http://www.dyrickhillwindfarm.ie/webinar).

The project design team will also facilitate an in-person project information evening in the **Dungan Park Hotel on the 11/08/2022 between 4.00pm and 8.00pm**

All project engagement events will be advertised in local newspapers, project newsletters and on the project website. Members of the project design team are available, at the contact details listed on this page, to talk through any aspect of the Dyrick Hill wind farm design process which you would like to discuss further.



## Appendix 3b – 16/07/2022 Community Letter

EMPOWER  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
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T: +353 (0)1 588 0178



11/07/2022

**Re: Proposed Dyrick Hill Wind Farm in the townlands of Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford**

Dear Resident,

As communicated via previous project correspondence and webinars, we, EMPower, are actively exploring the potential for a wind farm development opportunity in the Dyrick Hill area of Co. Waterford. The Study Area is located approximately 16km northwest of Dungarvan and 8.5km southwest of Ballymacarbry. You will find more information on this proposed project and on EMPower at [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).

The project team are now in the project's scoping phase with statutory and non-statutory consultees. This has informed the proposed project's first design iteration as detailed in the enclosed project Newsletter. We envisage this being the first of several separate design phases for this project proposal.

The project Team will host the second **Dyrick Hill Wind Farm Design Webinar** on the **21/07/22** between **7pm and 8pm**. Registration for this online webinar is available at [www.dyrickhillwindfarm.ie/webinar](http://www.dyrickhillwindfarm.ie/webinar).


The project team will also host an in-person project information evening in the **Dungarvan Park Hotel** on the **11/08/2022**. Please drop in anytime between **4pm and 8pm** to discuss the proposed Dyrick Hill wind farm project and its associated design process with members of the project design team.

We commit to distribute future project information over the coming months as the design proposal evolves and as we approach a project planning submission. We hope that these project updates set out relevant information on the design process undertaken and follows up adequately on some of the conversations and queries we have had to date with interested stakeholders and community members.

We will also initiate an online community consultation exhibition over the coming months. This community consultation exhibition will give you the opportunity to interact with much more project information including the visual representations prepared for the proposed project.

We will continue to make every effort to ensure that we provide you with all the information you need to fully understand the details of this proposed project as it progresses, and we would welcome the opportunity to discuss any aspect of the proposed Dyrick Hill project with you. Please make contact with the Project Team using any of the contact details below if there are any areas of the proposed project design you wish to discuss further or if you have suggestions on how we might improve our project messaging.

Yours Sincerely



Diarmuid Twomey,  
EMPower Managing Director

Email:	<a href="mailto:dyrickhill@emp.group">dyrickhill@emp.group</a>
Website:	<a href="http://www.dyrickhillwindfarm.ie">www.dyrickhillwindfarm.ie</a>
Phone:	01 588 0178
Write:	EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1.

EMPOWER is a registered trading name of EMP Energy Limited, a private limited company registered in Ireland under company number 630312. **Directors:** Diarmuid Anthony Twomey, Ifigo Sabater Elizaguirre, Ingmar Wilhelm, Vimal Vallabh, Seán mac Cann. **Registered office:** 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3.



# Appendix 3c – 12/07/2022 Project Design Webinar Dungarvan Observer Advertisement

DUNGARVAN OBSERVER | Friday, 15 July, 2022

NEWS

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## The Booley House Show Returns!

THE Booley House Show returns to the stage in St. Michael's Hall in Ballyduff Upper on Wednesday night next, the 20th of July, at 8.15 p.m. and will run every Wednesday until the 24th August.

Online booking is available on [www.thebooleyhouse.com](http://www.thebooleyhouse.com) or 086 - 8208242. Please follow us on Facebook and Instagram for more info and for a chance to win free tickets!!



Left to right: David Cullinane TD, Máirín Ó Cofaigh agus Deaglan Ó Reagain.

## Cathal Brugha and Gaeltacht na nDéise

ON Thursday last, Cumann Saor and Oidhreacht Gaeltacht na nDéise gathered on the 100-year anniversary of the death of Cathal Brugha and laid wreaths in his memory. The wreath laying was chaired by Máirín Ó Cofaigh, a wreath was laid on behalf of Cumann Saor & Oidhreacht Gaeltacht na nDéise by Deaglan Ó Reagain whose family were close friends and neighbours of Cathal Brugha

when he lived in An Rinn. David Cullinane TD, laid a wreath on behalf of Sinn Féin. David is the first Sinn Féin TD in Waterford since Cathal's wife Caitlin Brugha was TD. Nicolás Ó Griobhain spoke about the connections Cathal Brugha had with both An Rinn and An Sean Píoból.

This coming Sunday, 17th July, we will gather again where Cathal MacSuibhne Brugha,



Cathal MacSuibhne Brugha, grandson Cathal Brugha and Terence McSwiney.



Nicolás Ó Griobhain.

grandson of Cathal Brugha and of Terence McSwiney who was Lord Mayor of Cork and died on Hunger Strike in 1920, will unveil a plaque in his grandfathers memory.

We will gather in the lay-by opposite Murray's Pub at 6.00 p.m. on Sunday 17th July; we will then walk together to Hebrick Head where a plaque will be unveiled by Cathal MacSuibhne Brugha. There is music from the infamous Throwing Shapes in Murray's Pub from 7.30 p.m. on Sunday after the unveiling. Please join us on Sunday at 6.00 p.m. opposite Murray's pub, to remember Cathal Brugha.

## EMPower

### Notice of Public Information Event

EMPower, a company with an address at 2 Dublin Landings, North Wall Quay, Dublin 1, are exploring the potential to develop a windfarm project in the townlands of Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford.

As part of our project community consultation campaign, we are hosting a project information webinar at 7pm on Thursday, the 21st July, 2022, in order to converse on the project's design process with residents local to the project Study Area as well as any interested stakeholders. The project webinar is scheduled to last for one hour. You can register for the upcoming webinar and find further project information on our project website, [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

We look forward to your input and thoughts on any aspect of the proposed project and its design process or on the associated project community fund allocation.

EM Power, 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3, Ireland.

Music Dance

The Booley House

Song Story

ST. MICHAEL'S HALL, BALLYDUFF UPPER, CO. WATERFORD

**BOOKING**  
[www.thebooleyhouse.com](http://www.thebooleyhouse.com)  
Or  
086 8208242 (Group Bookings)  
[thebooleyhouseshow@gmail.com](mailto:thebooleyhouseshow@gmail.com)

**Tickets: €20**  
Senior Citizens/Students: €15  
Children U12: €12  
Excl. Booking Fee

**MID JULY & AUGUST**  
**WEDNESDAY NIGHTS**  
Starts At 8.15pm

MUNSTER VALES WATERFORD DE MOUNTAIN AND COAST WATERFORD COMHALTAS

## Appendix 3d - 21/07/2022 Design Webinar

EMPower

### Proposed Dyrick Hill Wind Farm Project

Public Consultation  
Project Design Webinar No. 2  
Thursday July 21<sup>st</sup> 2022

A recording of this Webinar will be made available on [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie) for those who are unable to attend this evening.

We will begin momentarily as we are just allowing people a few extra minutes to dial in....



### Proposed Dyrick Hill Wind Farm Project

- Company Introduction
- Ireland's Energy Targets
- Proposed Project Location
- Study Area Screening
- Project Design Iteration 1
- Grid Connection and Access Routes
- Community Benefits & Project Schedule
- Question Time
- Environment Impact Assessments
- Question Time
- Conclusion





## Company Introduction

### 95 Years

Combined Experience of  
EMPower Management  
Team in Renewable Energy

### +700 MW

Wind Energy Capacity  
Currently Under  
Development By EMPower

### 5 Continents

Combined Geographical  
Experience of EMPower  
Team in Renewable Energy



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## Energy Targets in Ireland

Key Metrics	2017	2025 Based on MACC	2030 Based on MACC
Share of Renewable Electricity, %	~30% <sup>20</sup>	52%	80%
Onshore Wind Capacity, GW	~3.3	6.5	8.2
Offshore Wind Capacity, GW	NA	1.0	3.5
Solar PV Capacity, GW	NA	0.2	0.4
CCGT Capacity, GW	~3.6	5.1	4.7

### 80%

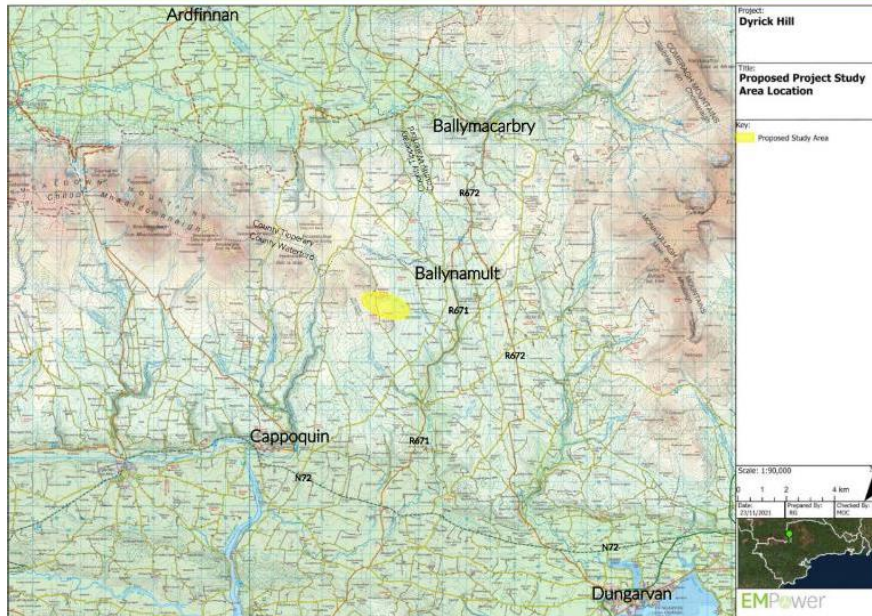
Renewable  
Electricity by  
2030

### 8.2

GigaWatts  
Onshore wind  
by 2030

Source – Department of Communications, Climate Action and Environment Climate Action Plan 2019 Marginal Abatement Cost Curve (MACC) Analysis

## Proposed Project Introduction - Location EMPower



Proposed Dyrrick Hill Wind Farm  
Project Study Area

- Approximately 16km northwest  
of Dungarvan

- Approximately 8.5km southwest  
of Ballymacarbry

- Approximately 8 km northeast  
of Cappoquin

- Knockmealdown Mountains to  
the west

- N72 running between  
Cappoquin and Dungarvan to  
the south

- R671 runs approx. 2.5km to the  
east

- Jennings O'Donovan Consulting  
Engineers are the project's  
Planning Consultant



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## Study Area Screening



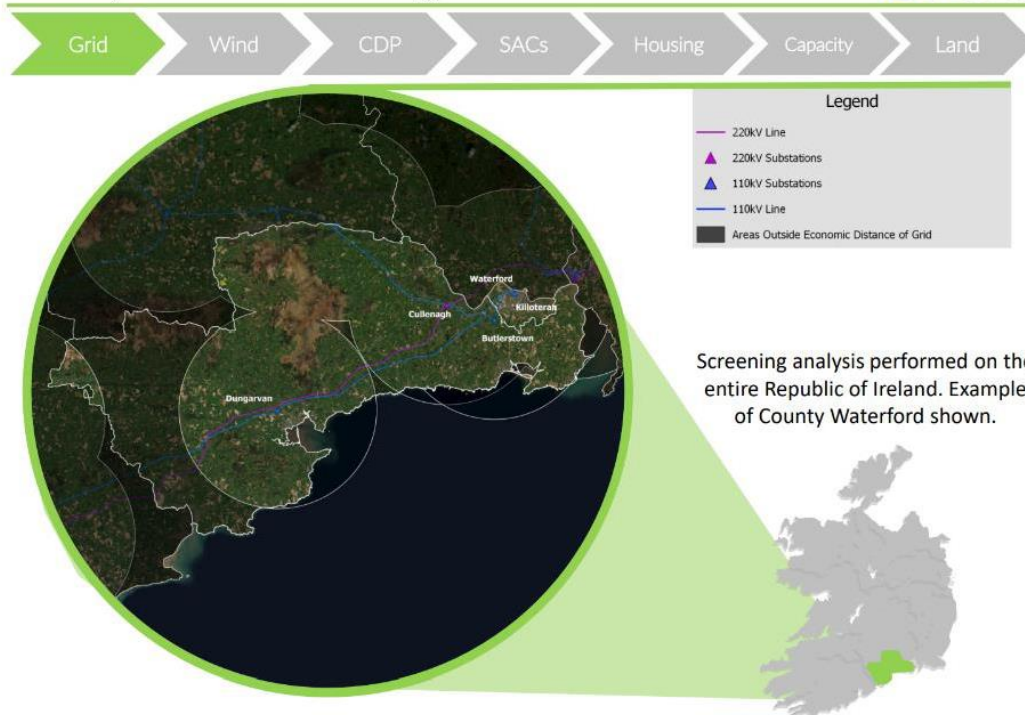
Screening analysis performed on the entire  
Republic of Ireland incorporating  
constraints such as:

- Wind speed
- Grid connection
- Environmental Designations
- Culture and heritage
- Tourism
- County Development Plans
- Existing, planned and permitted projects
- Housing

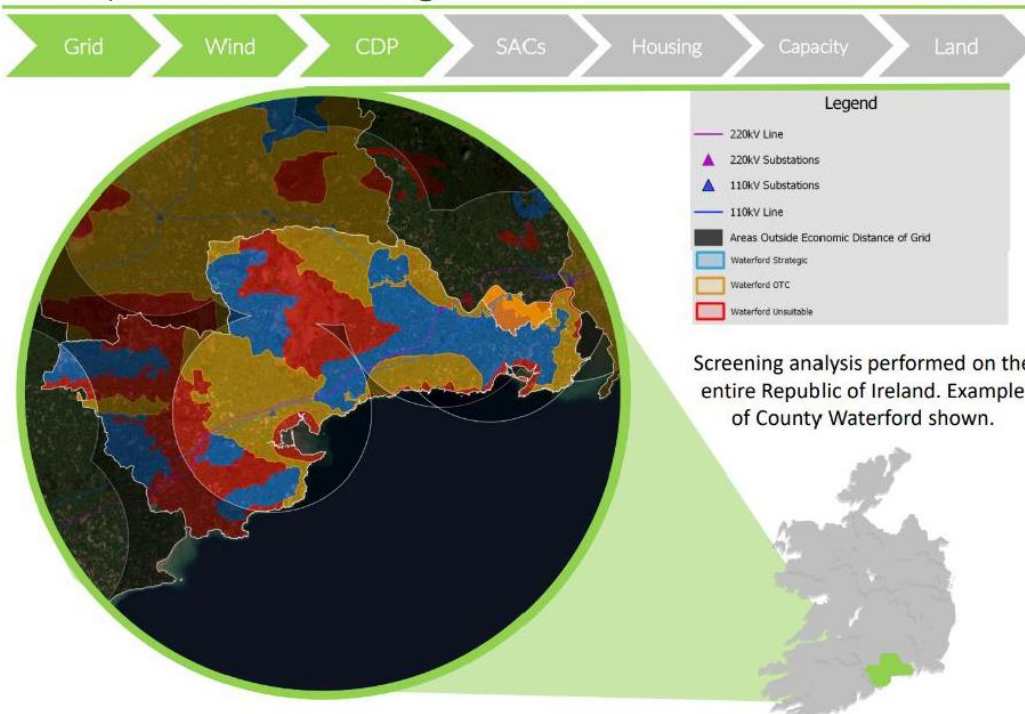




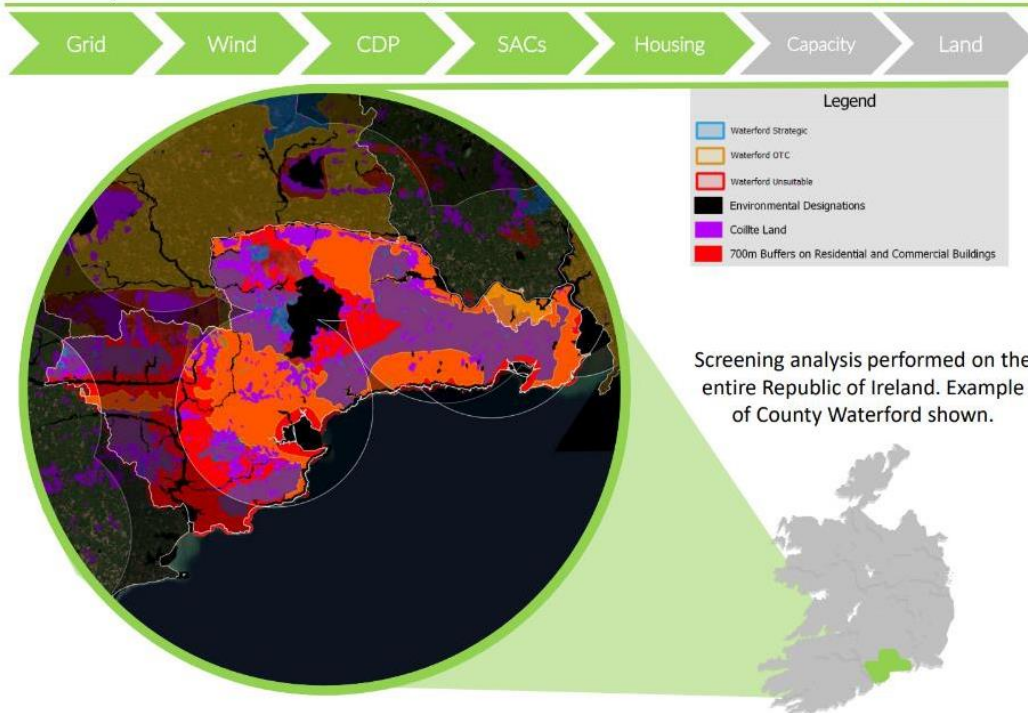
## Study Area Screening



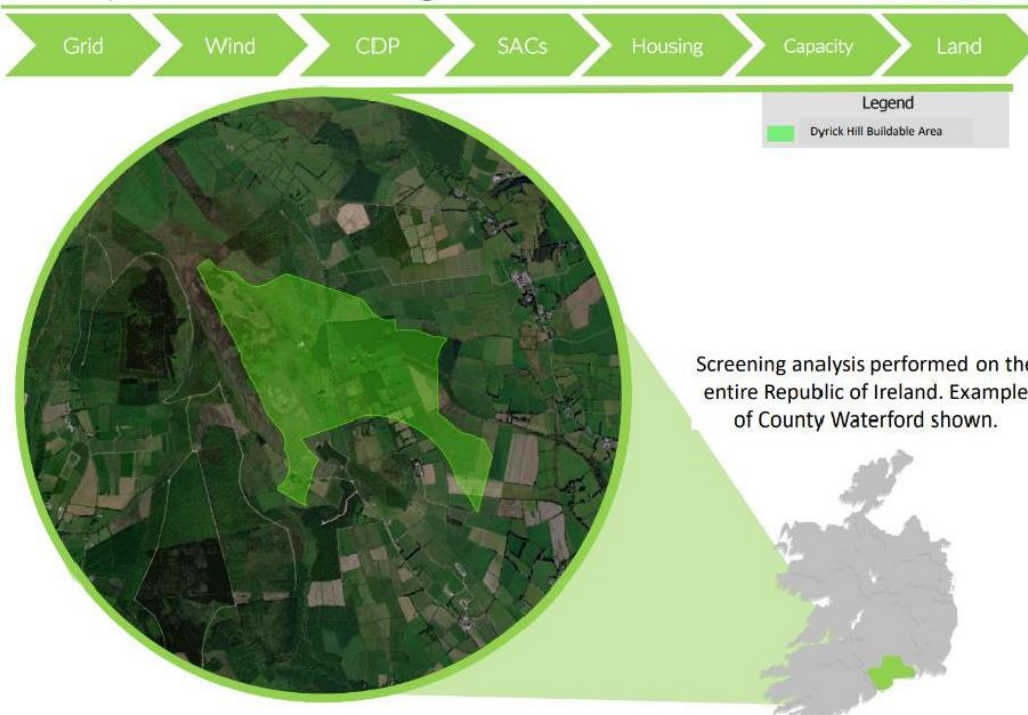
## Study Area Screening



## Study Area Screening



## Study Area Screening

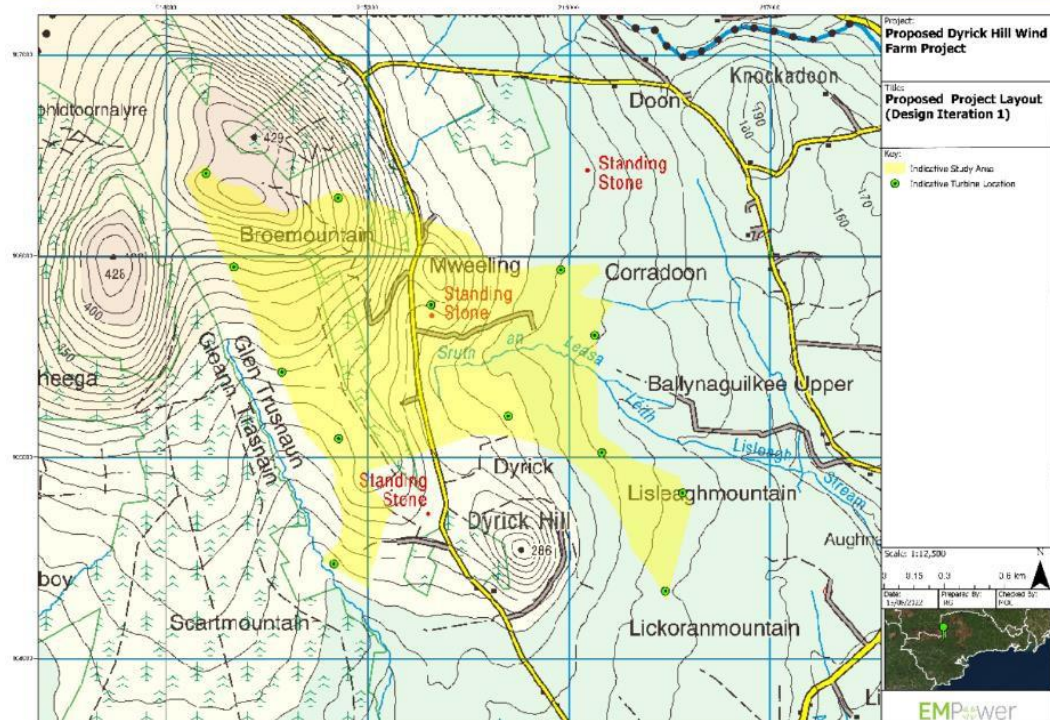




## EMPower

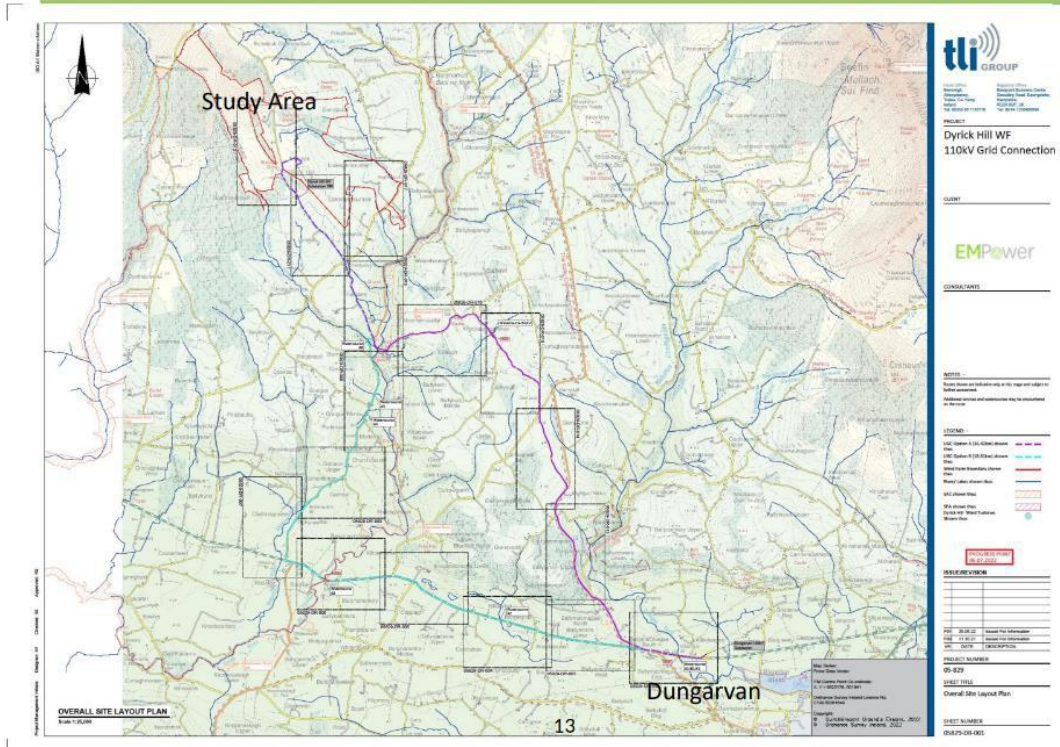


## EMPower





# Grid Connection Assessment



## Grid Connection Assessment

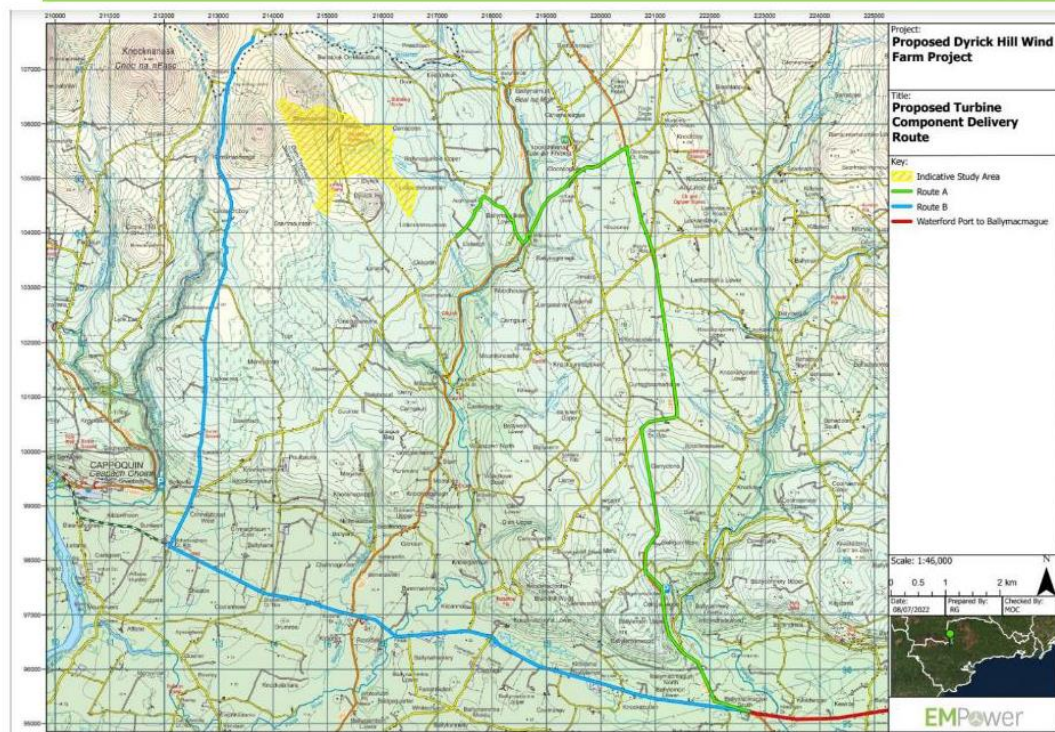




# Turbine Delivery Route Assessment



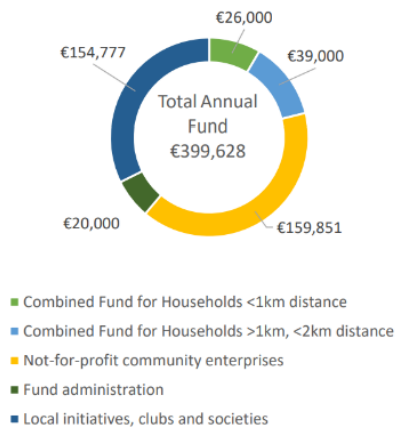
# Turbine Delivery Route Assessment



## Community Benefits



Dyrick Hill Indicative Community Fund Allocation



€ 90 million<sup>1</sup>

Investment in Irish infrastructure

€ 6 million<sup>1</sup>

Total Community Fund Contribution

€ 22.5 million<sup>2</sup>

Approximate County Council Rates Contribution

137 Construction Jobs<sup>3</sup>

Direct Jobs in Construction Phase

32 Project Jobs<sup>4</sup>

Highly Skilled Jobs Over Project Lifetime

Based on 13 Wind Turbines @ 6.2MW capacity per turbine

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1 – Example for 13 Turbine project with a mega watt installed value of 80.6 MW  
2 – Estimated €8,000 per mega watt installed for 35 year project lifespan  
3 – 1.7 Jobs per MW (SEAI)  
4 – 0.4 Jobs per MW (SEAI)

## Project Schedule

Planning Submission to Consenting Authority Q4 - 2022

Grid Connection Submission Q2 - 2024

Detailed Project Design Q4 - 2024

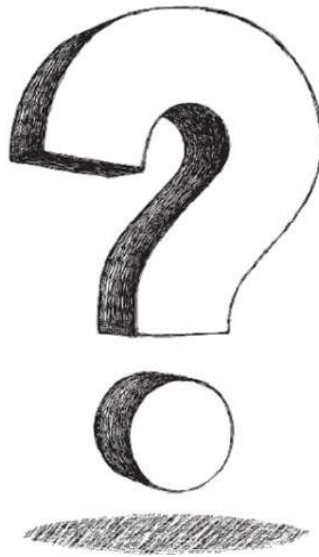
Construction Commences Q1 - 2025

	2020				2021				2022				2023				2024				2025				2026				2027			
Proposed Dyrick Hill Schedule	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4				
Ornithology Studies																																
Planning Consultant (EIAR)																																
Stakeholder Consultation																																
Wind Measurement (Met Mast)																																
Planning Submission & Consideration																																
Grid Connection Application																																
Detailed Project Design																																
Project Construction																																
Project Operational																																

Note: Q1, Q2, Q3 and Q4 in the above schedule represent yearly quarters. For example, Q1 represent the first quarter of that year

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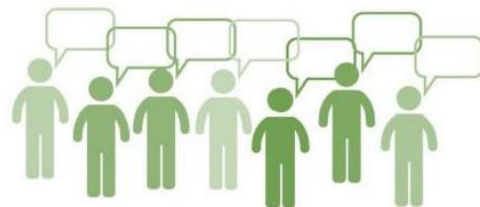
## Question Time



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## Environmental Impact Assessment

### Social Impact



### Flora & Fauna

20

## Environmental Impact Assessment

### Hydrology

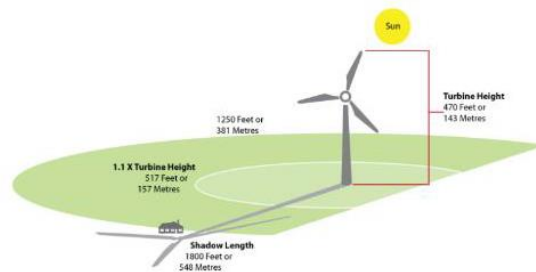


### Ornithology

21

## Environmental Impact Assessment

### Shadow Flicker



### Sound

22



## Environmental Impact Assessment

### Construction and Civil Engineering



### Archaeology

23

## Virtual Community Consultation Room



24

## Question Time



25

## Conclusion

- **Proposed Dyrick Hill Wind Farm Project**
  - Study Area capable of accommodating 13 wind turbines
  - Potentially 80.6 MW
  - 41,900 Irish homes powered
- **Community Fund**
  - €399,628 per year<sup>5</sup>
  - Min €1,000 per year (households <1km)
  - Min €500 per year (households >1km <2km)
- **Next Steps**
  - Design Iteration 2 and 3 progression
  - Ground investigation results analyses
  - Noise monitor results analyses
  - Turbine Component Delivery Route Options Assessed
  - Most Feasible Grid Connection Route
  - Community Engagement Continues



Please contact us at any stage if you have any further question or suggestions on this project proposal.

Address : EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1  
 Email : [dyrickhill@emp.group](mailto:dyrickhill@emp.group) or [info@emp.group](mailto:info@emp.group)  
 Phone : 01 588 0178

Project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

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5 – Example for 13 Turbine project with an installed capacity of 80.6 MW

# Appendix 3e – 05/08/2022 Project Information Event Dungarvan Observer Advertisement

DUNGARVAN OBSERVER | Friday, 5 August, 2022

## SITUATIONS VACANT

Telephone: (058) 41205 / 42042 | e-mail: [adverts@dungarvanobserver.ie](mailto:adverts@dungarvanobserver.ie) | Deadline for all adverts is 12.00 noon each Tuesday

**EXPERIENCED TRACTOR DRIVER REQUIRED** – Full-time position. Contact: Kieran Hallahan, Cappoquin. Tel. (087) 2549769. (24-6)

**LADY REQUIRED TO PROVIDE HOMECARE FOR ELDERLY LADY** – With ongoing care requirements, early stage Dementia. Responsibilities to include: Personal care needs, food and nutrition intake and assistance with general day-to-day activities. Weekend work included. Experience would be an advantage but training can be provided. Tel. (087) 2356983. (5-6)

**AFTER SCHOOL CHILDMINDER NEEDED** – We are looking for a kind and caring child-minder to pick up from Dunhill and Bonmahon to mind three lovely children in their own home in Bonmahon. Term time only. Approx hours 3pm-6pm. Must have own transportation and be reliable. To help with homework and provide snacks and a simple meal. Please contact Emma on 085-7626827 for more information. (5-6)

**CHILDMINDER WANTED AFTER SCHOOL HOURS** – Monday to Friday, 2.30 p.m. to 5.30 p.m. Dungarvan area. Please phone 086-8156315. (12-6)

**PART-TIME AND FULL-TIME ARTIC DRIVERS WANTED** – Full clean licence and up-to-date CPC Card. Immediate start. Contact: (087) 1205011. (5-6)

**CARER REQUIRED TO MIND CHILD WITH AUTISM AFTER SCHOOL** – Mondays to Fridays. Dungarvan area. Please contact 086-8231653. (13-6)

**APPLE PICKERS WANTED FOR SEPTEMBER AND OCTOBER** – Cappoquin area. Contact, TXT or WhatsApp (087) 9889017. (24-6)

**DAIRY FARMHAND REQUIRED** – 3km from Dungarvan. Tel. (087) 3275261. (12-6)

**PLASTERER REQUIRED FOR BUSY CONTRACTING COMPANY** – Please reply by email to [plasteringjob@outlook.com](mailto:plasteringjob@outlook.com) (12-6)



**DUNGARVAN OBSERVER**  
Shandon, Dungarvan, Co. Waterford  
X35 K688

**HAS A VACANCY FOR A  
Part-time Computer Operator**

The role involves downloading emails and formatting for insertion in the newspaper pages, page layout and page make-up.

16 hours approximately (Mondays and Tuesdays only).

Good computer skills essential but training will be provided.

Apply by letter only to:  
**The Manager, Dungarvan Observer Ltd., Shandon, Dungarvan, Co. Waterford, X35 K688**

## PLANNING PERMISSION

**WATERFORD CITY AND COUNTY COUNCIL** – We, Edmund & Eunice Power, intend to apply for planning permission for the indefinite retention of 1.) car port to side elevation of dwelling house; 2.) alterations to rear elevation window and door opens to dwelling house and 3.) installation of 2 ho. rear elevation Velux rooflights to attic space at Ballinacree West, Dungarvan, Co. Waterford. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority (Menapia Building, The Mall, Waterford), during its public opening hours (9.30 a.m. to 1.00 p.m. and 2.00 p.m. to 4.00 p.m.). A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20) within the period of 5 weeks beginning on the date of receipt by the authority of the application.

**WATERFORD CITY AND COUNTY COUNCIL** – I, John Scartlon, intend to apply for planning permission for construction of a cubicle house incorporating an existing easyleaf, slatted slurry tank, open slurry tank, slatted slurry channel, silage slab and associated works at Knockan, Ballyduff Upper, Co. Waterford. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority (Menapia Building, The Mall, Waterford), during its public opening hours (9.30 a.m. to 1.00 p.m. and 2.00 p.m. to 4.00 p.m.). A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20) within the period of 5 weeks beginning on the date of receipt by the authority of the application.

**COMHAIRLE CATHRACH AGUS CONTAE PHORT LAIRGE** – Beartaímis, Fiona & Cormac O'Niallacháin, iarratas a chur isteach ar Comhairle Cathrach agus Contae Phort Láirge chad chun forbairt a dhéanamh ag an lárthréan seo sa tSeán Cháil, An Rinn, Dún Garbhán, Co. Phort Láirge. Is é atá i gceist san forbairt ná tigh cónaithe nua le uair go leith (1.2) a tógáil, chomh maith le síl isteach nua, oisnag leis an oibre searachais poiblí agus gach gné d'obracháil lárthréin eile a bhaineann leis. Is féidir an t-iarratas pleanáil a iniúchadh nó a cheannach in ollái an Udarás Pheanáil, Foirgneamh Menapia, An Meall, Phort Láirge, le inn ná gnáth uaireanta oisnag, 9.30 a.m. – 1.00 p.m., 2.00 p.m. – 4.00 p.m., Luan go hAoine (seachas leathana saoire poiblí), ar chostas nach mó ná an costas réasúnta a ghabhann le cóp a dhéanamh, agus is féidir aghnóacht nó tuairim maidir leis an iarratas a thabhairt i scríbhinn don Udarás Pheanáil ach an t-áil fluoróidhe (€20.00) a íoc laeth istigh de tréimhse 5 seachtaine ón dáta a bhfuair an tUdarás Pheanáil an iarratas.

**WATERFORD CITY AND COUNTY COUNCIL** – Further Information: Raymond O'Brien has applied for permission for the construction of 2 No. Apartments & Storage Room along with entrance-way, connection to public sewer & water main and all ancillary works to rear of No. 17 Sexton Street, Abbeyville, Dungarvan, Co. Waterford. Planning Reference 21/1127 refers. In this regard note that Significant Further Information has been furnished to the Planning Authority and is available for inspection or purchase at the offices of the Planning Authority, Menapia Building, The Mall, Waterford, during its public opening hours (9.30 a.m. to 1.00 p.m. and 2.00 p.m. to 4.00 p.m.) at a fee not exceeding the reasonable cost of making a copy, and that a submission or observation in relation to the Further Information may be made to the Authority in writing and on payment of the prescribed fee (€20.00) not later than 2 weeks after the receipt of the public notices by the Planning Authority (within 5 weeks in the case of an application accompanied by an E.I.S.) by the Authority and no further fee is required where a valid submission or observation has already been made in respect of this planning application.

**WATERFORD CITY & COUNTY COUNCIL – FURTHER INFORMATION:** Planning File Ref. 21848. Applicant: Karen McGrath. Planning permission for the development of a new bungalow, garage, driveway entrance, wastewater treatment system, percolation area, well, landscaping, temporary use of mobile home on-site during construction and all associated site works at Cragga, Clashmore, Co. Waterford. Significant further information in relation to this application has been furnished to the Planning Authority, and is available for inspection or purchase at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority (Menapia Building, The Mall, Waterford), during its public opening hours (9.30 a.m. to 1.00 p.m. and 2.00 p.m. to 4.00 p.m., Monday to Friday excl. public holidays). The further information is: 1. A revised site layout with the proposed dwelling repositioned 10 metres to the north. 2. A revised site section showing the relation of the proposed development to PP 13461. 3. A timber cladding proposal. 4. A landscaping and screening proposal. 5. An Archaeological Impact Assessment relating to the ring fort on the adjacent site. Submissions or observations in relation to the further information may be made in writing to the Planning Authority on payment of the prescribed fee (€20) not later than 2 weeks after the receipt of the public notices by the Planning Authority.

**WATERFORD CITY & COUNTY COUNCIL – FURTHER INFORMATION:** Planning File Ref. 22891. Applicant: Patrick and Pauline Conroy. Planning permission to construct a milking parlour, dairy, holding yard, slatted tanks, cubicle house and associated site works at Tooreen West, Ballymacarthy, Co. Waterford. Significant further information in relation to this application has been furnished to the Planning Authority and is available for inspection or purchase at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority (Menapia Building, The Mall, Waterford), during its public opening hours (9.30 a.m. to 1.00 p.m. and 2.00 p.m. to 4.00 p.m., Monday to Friday excl. public holidays). The further information is: 1. Copies of 1:10566 & 1:2500 maps showing a proposed new cattle path connecting to an existing cattle path, negating the need for livestock to be on the public road other than at the crossing point marked. 2. A Natural Impact Statement. Submissions or observations in relation to the further information may be made in writing to the Planning Authority on payment of the prescribed fee (€20) not later than 2 weeks after the receipt of the public notices by the Planning Authority.

**EMPower**  
Notice of Public Information Event

EMPower, a company with an address at 2 Dublin Landings, North Wall Quay, Dublin 1, are exploring the potential to develop a wind farm on the townlands of Dyrrick, Ballynaguilkee Upper, Brosmountain and Lisleghmountain in Co. Waterford.

As part of our continued project community consultation, we are hosting an In-Person Project Design Consultation Event in the **Dungarvan Park Hotel** in order to engage with stakeholders that have an interest in the proposed project.

Please stop by the Dungarvan Park Hotel anytime between 4.00 p.m. and 8.00 p.m. on Thursday the 11th of August, 2022, to discuss this proposed project with members of the project's design team.

We look forward to your input and thoughts on the project's design process or on any aspect of the proposed wind farm and community benefit fund allocation.

**EM Power, 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3, Ireland**



## Appendix 3f – 11/08/2022 Project Information Evening















# Appendix 4a – 03/12/2022 Project Newsletter

## Proposed Dyrick Hill Wind Farm Project

Project Newsletter No. 4 – November 2022



### Who Are EMPower.

EMPower is an Irish renewable energy developer with over 750 MW in development in Europe and Africa. Our senior management team comprises five Irish professionals with a combined 95 years' experience delivering projects from conception to operation across five continents. EMPower's headquarters is in Dublin. EMPower is owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited. Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

### Our Commitment

Our commitment is to engage meaningfully with our project stakeholders on decisions that concern them. We aim to do this in a timely manner, and we commit to building relationships and starting a conversation on what aspects of this proposed renewable energy project could work best for this local area. We feel that designing any proposed project in this manner makes better social and business sense.



### Introduction

This is the fourth Newsletter distributed for the proposed Dyrick Hill wind farm project. The proposed project is now at a stage where most of the environmental assessment survey data has been collated in order to inform the Environmental Impact Assessment Report (EIA). The project's EIA will accompany the planning application to the consenting authority. This Newsletter gives an overview of the proposed project at Design Iteration Three.

Our community engagement approach has highlighted different opinions and generated conversation which has helped to inform this fourth project newsletter and the projects design. This process of engagement is designed to ensure that accurate project information is circulated and that local residents and interested stakeholders have an opportunity to address queries directly with the project design team as the project design develops.

All the previous community project newsletters, including design webinar material and questions posed, are available to view and download from the dedicated project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

The project team will host the second in-person Dyrick Hill Project Design Consultation Event in The Slabh gCua Community Centre, Touraneena, in order to engage with stakeholders that have an interest in the proposed project. Please stop by The Slabh gCua Community Centre, Touraneena, on the 07/12/2022 anytime between 4.00pm and 8.00pm to discuss, and learn more about, the proposed Dyrick Hill wind farm project and its associated design process from members of the project's design team.



### The Proposed Project

The Dyrick Hill wind farm project proposal comprises of the following at this Design Iteration Three stage:

- 13 individual wind turbines with a blade tip height of 185 meters a hub height of 104 meters and a rotor diameter of 162 meters as well as all associated foundations and hard standing areas;
- An onsite 110kV substation as well as all associated works connecting the proposed wind farm to the national electricity grid network at the existing 110kV substation near Kildangan, just north of Dungarvan;
- All underground cabling required to connect the on-site substation to each wind turbine;
- Upgrading of existing site access tracks and construction of new site access tracks and entrance as required;
- Habitat and Biodiversity Enhancement measures;
- On site borrow pits;
- 1 onsite permanent met mast;
- A temporary construction compound;
- Component delivery route assessment from Waterford Port via the N29, N25, N72, R672 and R671;

### Why This Project?

The suitability of the proposed Dyrick Hill project study area can be attributed in part to the following characteristics:

- The proposed projects main area is not located within a Natura 2000 site i.e. Special Area of Conservation (SAC) or a Special Protection Area (SPA) nor a Natural Heritage Area (NHA). These areas are present nearby;
- Landscape and visual impact assessment indicates the proposed location is suitable for this project;
- Ecological and Ornithological assessment indicate the proposed Study Area is suitable for this project;
- The project has excellent annual average wind speeds and a significant setback from houses can be achieved;
- There is suitable grid connection capacity and grid connection options in the wider area;
- There is suitable turbine component delivery options via national and regional road networks in the wider area;

### Project Design Process

Before we reach a final design proposal on any EMPower project, we choose to undertake several separate, individual design iterations. The design process for the proposed Dyrick Hill wind farm project started with a review of existing available baseline information. This enabled us to avoid or minimise potential impacts and included a design process that limits the angle of slope of the ground where development could conceivably occur. This also included a setback distance from watercourses and residences, as well as a setback distance from any nearby European designated environmentally sensitive habitat sites. Following some ground truthing exercises this initial design step produces a potential "Buildable Area".

Following establishment of the project's "Buildable Area" an initial turbine layout is then progressed which considers the separation distance required between each turbine position as well as the results of more detailed ground and habitat investigation surveys. The resulting layout is called Design Iteration 1 as discussed in previous newsletters, at the project consultation evening and on project design webinars.

As further project studies evolve the location and alignment of the associated project's details, such as access roads and electrical infrastructure is developed to produce Design Iteration 2. On completion of all the projects associated site investigations and surveys, Design Iteration 3 is produced before a final design proposal is submitted to the consenting authority. The project detail discussed in this newsletter is Design Iteration 3.

After each stage of the above-mentioned iterative design process the project proposal is reassessed by all our project specialists which leads to a robust final design. This evolving iterative design process establishes the most suitable location for the proposed project infrastructure and is informed by rigorous Study Area assessments carried out over an extended period such as:

- Ecological and Aquatic Surveys
- Ornithological Surveys
- Geotechnical and Hydrological Ground Investigations
- Shadow Flicker Modelling
- Noise Modelling
- Archaeological Surveys
- Landscape and Visual Assessment



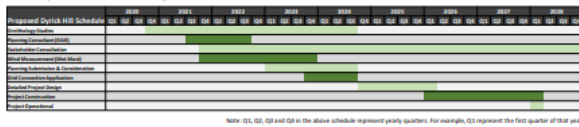
Also, in order to ensure that the Dyrick Hill projects Environmental Impact Assessment process is appropriately carried out, an information document detailing project particulars is prepared and circulated to a list of statutory and non-statutory consultees to ensure that the proposed project's Environmental Impact Assessment is addressing all relevant topics specific to the local area for the proposed Dyrick Hill project.

The list of consultees can be individual for each project. For the proposed Dyrick Hill project this consultee list includes Fáilte Ireland, National Parks and Wildlife, Waterford City & County Council, Geological Survey Ireland, Inland Fisheries Ireland, area telecommunication providers, Transport Infrastructure Ireland, The National Monuments Service, The Aviation Authority, plus many more. Responses and recommendations received from these bodies are implemented by the project design team in order to reach a robust final design proposal.





## Proposed Project Schedule



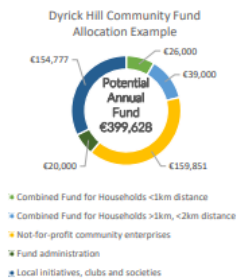
## Community Benefit

At this, Design Iteration 3, stage of the proposed Dyrick Hill project design process a 13 individual wind turbine proposal is discussed, with a combined electricity generating capacity of 80.6 Mega Watts. This project proposal would require an investment of over €112 million<sup>1</sup> euro and would provide sustainable, low carbon energy generation infrastructure to meet Ireland's growing demand. The development benefits to the local community would include significant investment in local infrastructure and electrical systems, local job creation, and a contribution of approximately €25.7 million<sup>2</sup> in Waterford City & County Council rates over the proposed project's lifetime. The above example would also produce enough renewable electricity to power over 47,575 average Irish homes (SEAI 2018)

A community fund calculated in accordance with the Renewable Electricity Support Scheme (RESS) Terms and Conditions, €2 per Mega Watt hour of electricity produced by the project, would also be put in place. This would be made available to the local community for the duration of the RESS (15 years). The average capacity factor of wind energy projects in Ireland is 28.3% (SEAI, 2019). Assuming this efficiency, and an estimated project capacity of 80.6 Mega Watts, a community benefit fund would amount to an average of €399,628 per annum. The actual fund will vary around this average from year to year, depending on each year's wind conditions. Initial wind measurements at the Study Area suggest that the proposed Dyrick Hill project could be capable of achieving an above average capacity factor, and therefore a larger community fund.

"EMPower strongly believe that the local communities in which we propose our projects should benefit most from any associated project community fund"

The projects Community Benefit Fund could be divided each year as per the illustration below. An annual minimum payment of €1,000 will be provided to each household within 1 kilometer of any proposed Dyrick Hill wind turbine. An annual minimum payment of €500 will be provided to each household located between 1 kilometer and 2 kilometers of any final turbine position. 40% of the fund, amounting to approximately €159,851 per year will be allocated to not-for-profit community enterprises, with an emphasis on low-carbon initiatives. The remainder of the fund will be directed towards local clubs, societies, admin and other initiatives. We welcome any suggestions from the community on how a community fund could best be allocated or ideas for suitable local projects that could be supported under this initiative.



€112 million<sup>1</sup>  
Investment in Irish infrastructure

€5.99 million  
Total Community Fund Contribution

€25.7 million<sup>2</sup>  
Approximate County Council Rates Contribution for Project lifetime

1 - Example for 13 Turbine project with a capacity factor of 80.2 MW  
2 - Estimated €8,000 per mega watt installed for 40 year project lifespan

## Contact Us

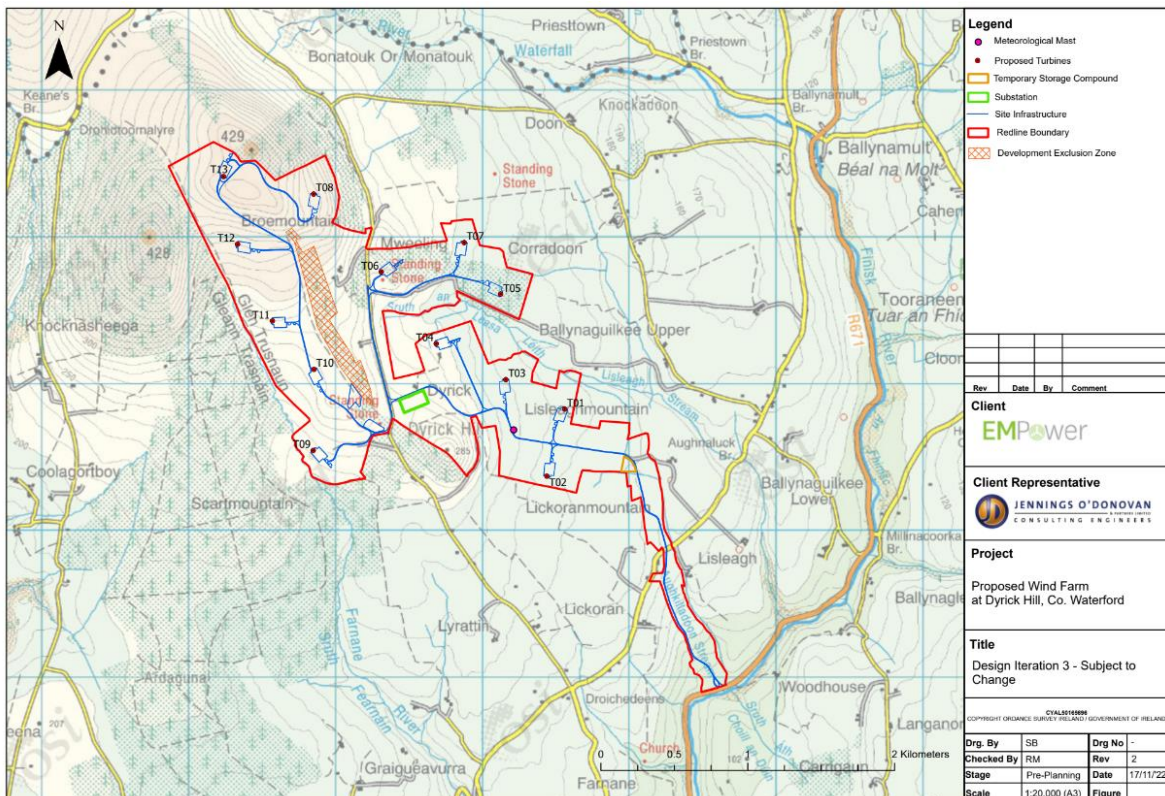
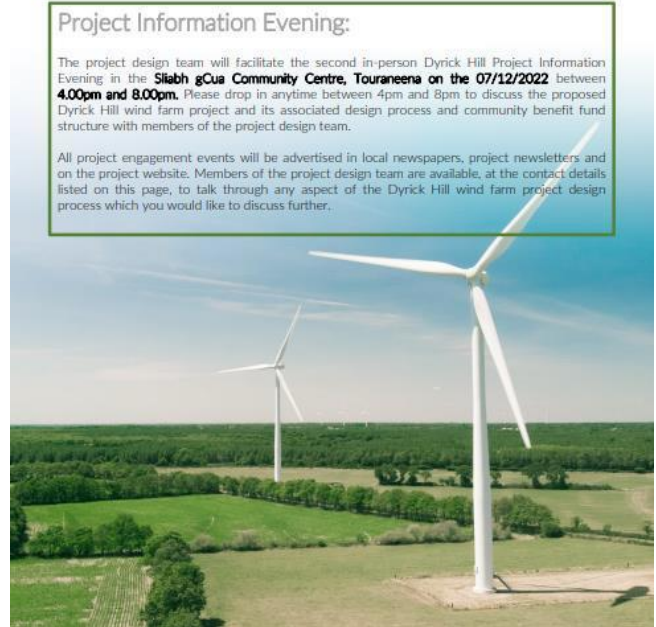
We welcome conversation, engagement and interaction with you on any aspect of how we propose to progress the Dyrick Hill Wind Farm project and particularly on how we communicate project information to you. If you would like to chat about this proposed project further please contact us via any of the below means.

Website: [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)  
Email: [dyrickhill@empower.ie](mailto:dyrickhill@empower.ie)  
Phone: 01 588 0178  
Write: EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1

## Project Information Evening:

The project design team will facilitate the second in-person Dyrick Hill Project Information Evening in the **Slabh gCua Community Centre, Touraneena on the 07/12/2022** between **4.00pm and 8.00pm**. Please drop in anytime between 4pm and 8pm to discuss the proposed Dyrick Hill wind farm project and its associated design process and community benefit fund structure with members of the project design team.

All project engagement events will be advertised in local newspapers, project newsletters and on the project website. Members of the project design team are available, at the contact details listed on this page, to talk through any aspect of the Dyrick Hill wind farm project design process which you would like to discuss further.





## Appendix 4b – 03/12/2022 Community Letter

**EMPOWER**  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
E: info@emp.group  
T: +353 (0)1 588 0178



24/11/2022

**Re: Proposed Dyrick Hill Wind Farm in the townlands of Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford**

Dear Resident,

As communicated via previous project correspondence and webinars, we, EMPower, are actively exploring the potential for a wind farm development opportunity in the Dyrick Hill area of Co. Waterford. The Study Area is located approximately 16km northwest of Dungarvan and 8.5km southwest of Ballymacarbry. You will find more information on this proposed project, and on EMPower, at [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).

The project team are now at a stage where most of the environmental assessment survey data has been collated in order to inform the Environmental Impact Assessment Report (EIAR). This work has also informed the proposed project's Design Iteration 3 as detailed in the enclosed project Newsletter.

The project design team will facilitate the second in-person Dyrick Hill Project Information Evening in the **Sliabh gCua Community Centre, Touraneena** on the **07/12/2022** between **4.00pm and 8.00pm**. Please drop in anytime between 4pm and 8pm to discuss the proposed Dyrick Hill wind farm project and its associated design process and suggested community benefit fund structure with members of the project design team.

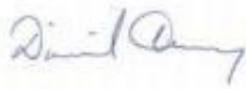
We commit to continuing to distribute relevant project information as the design proposal approaches a Q1 2023 project planning submission to the consenting authority. We hope that these project updates set out relevant information on the design process undertaken and follows up adequately on some of the conversations and queries we have had to date with interested stakeholders and community members.

We will also initiate an Online Community Consultation Exhibition over the coming months. This community consultation exhibition will give you the opportunity to interact with much more project information including interactive visual representations prepared for the proposed project.

We will continue to make every effort to ensure that we provide you with all the information you need to fully understand the details of this proposed project as it progresses, and we would welcome the opportunity to discuss any aspect of the proposed Dyrick Hill project with you.

Please make contact with the Project Team using any of the contact details below if there are any elements of this proposed project you wish to discuss further or if you have suggestions on how we might improve our project messaging.  
Thank you for taking the time to read this information.

Yours Sincerely



Diarmuid Twomey,  
EMPower Managing Director

Email:	<a href="mailto:dyrickhill@emp.group">dyrickhill@emp.group</a>
Website:	<a href="http://www.dyrickhillwindfarm.ie">www.dyrickhillwindfarm.ie</a>
Phone:	01 588 0178
Write:	EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1.

EMPOWER is a registered trading name of EMP Energy Limited, a private limited company registered in Ireland under company number 630312. Directors: Diarmuid Anthony Twomey, Ifigo Sabater Elzaquirre, Torgmar Wilhelm, Vimal Vallabh, Seán mac Cárna. Registered office: 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3.

# Appendix 4c – 25/11/2022 Project Information Event Dungarvan Observer Advertisement

DUNGARVAN OBSERVER | Friday, 25 November, 2022

## SITUATIONS VACANT

Telephone: (058) 41205 / 42042 | e-mail: [adverts@dungarvanobserver.ie](mailto:adverts@dungarvanobserver.ie) | Deadline for all adverts is 12.00 noon each Tuesday

**MANUAL WORKERS REQUIRED FOR TWO MONTHS** – Mostly indoors. Phone 087-2558731 or email [info@coronet.ie](mailto:info@coronet.ie) (23-11)

**HOME HELP REQUIRED ON A DAILY BASIS** – 1-2 hours for elderly man. Touraneena area. Please text 087-4158147. (2-12)

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**Comhairle Cathrach & Contae Phort Láirge**  
Waterford City & County Council

**PANEL FOR:  
CRAFT GARDENER**

Waterford City & County Council invites applications from suitably qualified candidates who wish to be considered for the above panel.

Application Form and Candidate Information Booklet for the above are available to be downloaded from Waterford City & County Council's website [www.waterfordcouncil.ie](http://www.waterfordcouncil.ie)

Completed application forms must be emailed to [recruitment@waterfordcouncil.ie](mailto:recruitment@waterfordcouncil.ie) clearly stating the position applied for in the subject line no later than 4p.m. on Thursday, 15th December, 2022.

**Hard Copies will not be accepted.**

An official application form must be completed in full by the closing date for the competition. Please note that amendments to the application will not be accepted after the closing date.

Please send your application from an email address that you will review regularly as communication during the assessment/selection period will only be through that email address.

**WATERFORD CITY & COUNTY COUNCIL IS AN EQUAL OPPORTUNITIES EMPLOYER**

**EMPower**

**Notice of Public Information Event**

EMPower, a company with an address at 2 Dublin Landings, North Wall Quay, Dublin 1, are exploring the potential to develop a windfarm project in the townlands of Dyrick, Ballynagillikee Upper, Broemountain and Lisleaghmountain in Co. Waterford.

As part of our continued project community consultation, we are hosting an in-person Project Design Consultation Event in **The Siabh gCua Community Centre, Touraneena**, in order to engage with stakeholders that have an interest in the proposed project.

Please stop by the The Siabh gCua Community Centre, Touraneena, on the **07/12/2022 anytime between 4.00 p.m. and 8.00 p.m.** to discuss, and learn more about, the proposed Dyrick Hill wind farm project and its associated design process from members of the project's design team.

We look forward to your input and thoughts on the project's design process or on any aspect of the proposed wind farm and community benefit fund allocation.

**EM Power, 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3, Ireland**

**Observer Competition Winner**

**The Strange Tale of Barnabus Kwerk**

MARY NI DHEAGH, Fáinne na Farráige, An Rinn, Dungarvan, Co. Waterford.

Winner can collect prize at Dungarvan Observer offices, Shandon, Dungarvan, Co. Waterford, X35 K688.

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or David (086) 2525663  
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[www.davidkielymonumentals.com](http://www.davidkielymonumentals.com)

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Cappoquin Community Development Co CLG

Wishes to recruit

## Childcare Assistants

To work in our Creche, Pre-School and Afterschool

**at Cappoquin Childcare Facility in Cappoquin Community Centre**

Qualification: FETAC Level 5 Childcare qualification is the minimum required and experience of working in a childcare setting would be an advantage but not essential.

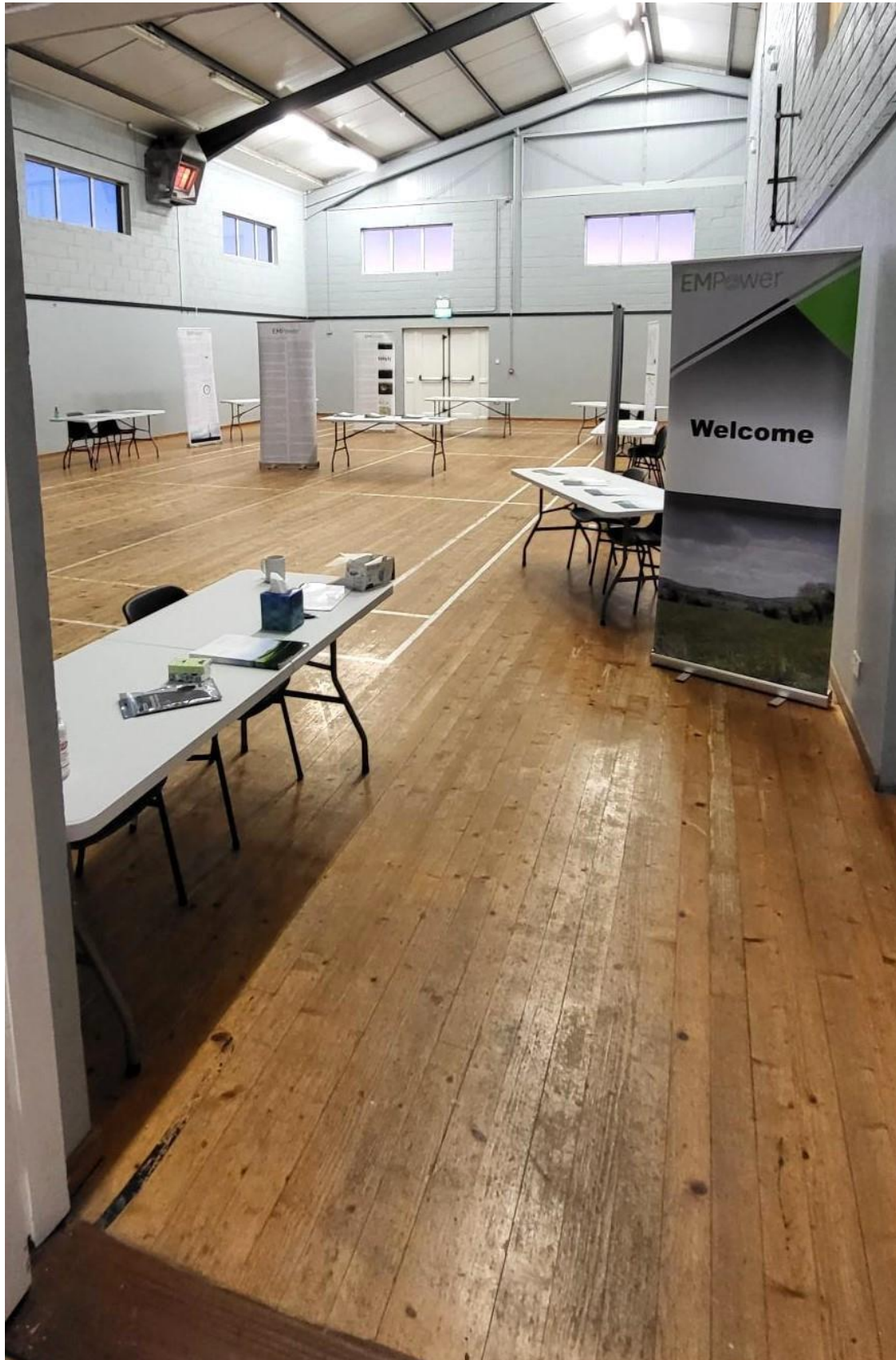
Please email a letter of application and CV to:  
[cappcomdev@gmail.com](mailto:cappcomdev@gmail.com)

To arrive no later than 6pm Friday, 25th November

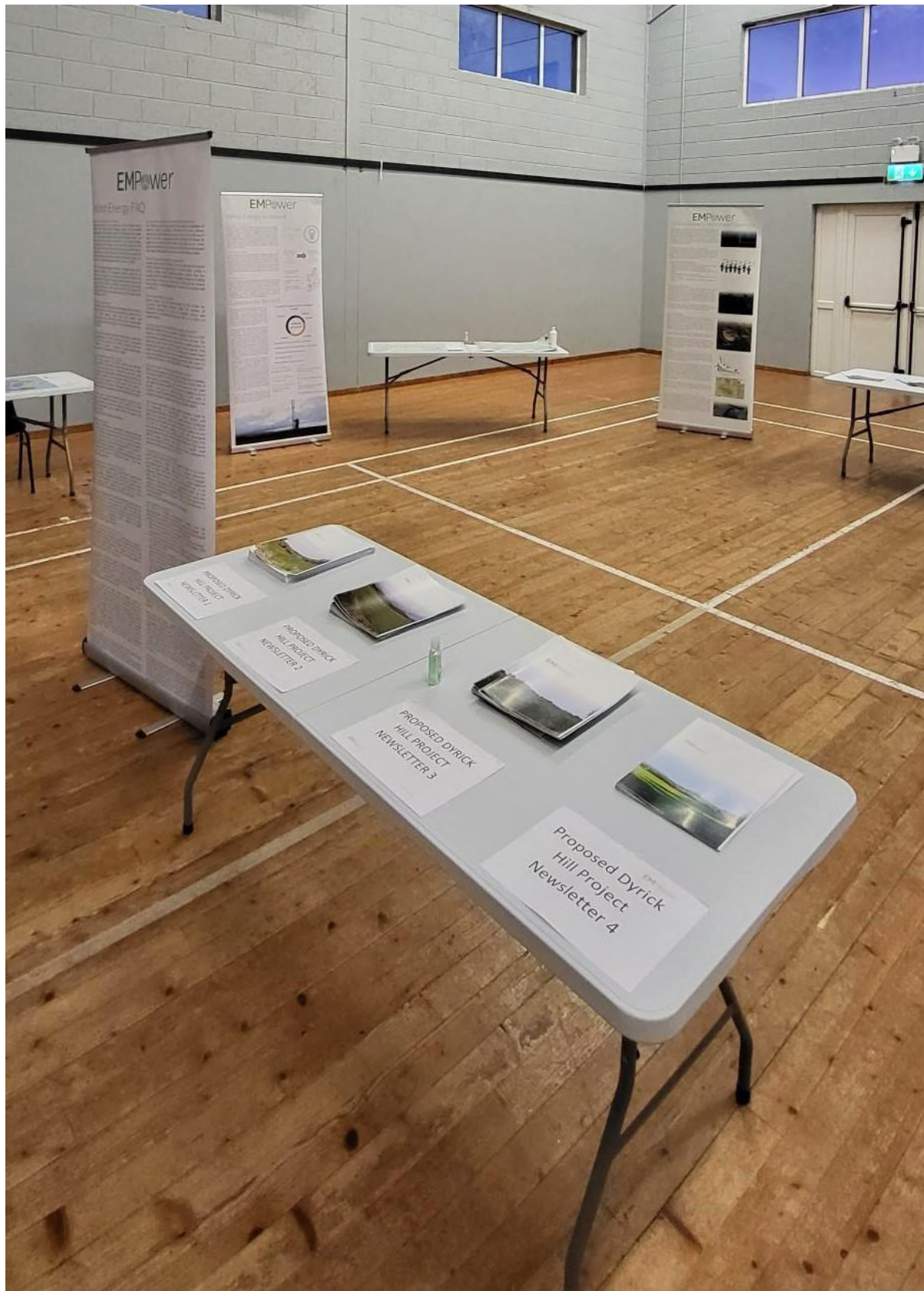
Cappoquin Community Development Company CLG is an equal opportunities Employer.



## Appendix 4d – 07/12/2022 Project Information Evening





































# Appendix 5a – 11/02/2023 Project Information Newsletter

## Proposed Dyrick Hill Wind Farm Project

Project Newsletter No. 5 – February 2023



Photo looking south at Dyrick Hill from the North side of the Study Area

### Who Are EMPower

EMPower is an Irish renewable energy developer with over 800 MW in development in Europe and Africa. Our senior management team comprises five Irish professionals with a combined 95 years' experience delivering projects from conception to operation across five continents. EMPower's headquarters is in Dublin. EMPower is owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited. Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

### Our Commitment

Our commitment is to engage meaningfully with our project stakeholders on decisions that concern them. We aim to do this in a timely manner, and we commit to building relationships and conversing on what aspects of this proposed Dyrick Hill renewable energy project could work best for this local area. We feel that designing any proposed project in this manner makes better social and business sense.

### 95 Years

Combined Experience of EMPower Management Team in Renewable Energy

### 800 MW+

Wind Energy Capacity Currently Under Development by EMPower

### 5 Continents

Combined Geographical Experience of EMPower Team in Renewable Energy



Photomontage of the proposed Dyrick Hill project from Glendalough. Viewing distance is approximately 14 kilometres



Photomontage of the proposed Dyrick Hill project from Molough New Cemetery north of Newcastle. Viewing distance is approx. 8km

### Introduction

This is the fifth Newsletter distributed for the proposed Dyrick Hill wind farm project. The proposed project has now reached the point where the design team are ready to submit the project's planning application to An Bord Pleanála. The planning submission will include the project's Environmental Impact Assessment Report and, pending final reviews, will be submitted in the first quarter of 2023. Site information notices will be erected around the project's Study Area and all the planning documents and the Environmental Impact Assessment Report will be accessible from the project website once they have been received by An Bord Pleanála. This Newsletter gives an overview of the proposed project's final design prior to the proposal being submitted to An Bord Pleanála. The final project proposal details 12 individual wind turbines which is a reduction from the 13 wind turbines detailed in previous design iterations.

To supplement the proposed project's design process, we have also compiled a dedicated online Community Consultation Exhibition. This will be available at [www.innovision.ie/DyrickHill](http://www.innovision.ie/DyrickHill) in the coming weeks and includes added design detail on topics such as landscape and visuals, transport and delivery routes and layout maps with added functionality. There is also a very useful Photomontage viewer available in this online Community Consultation Exhibition where you will be able to see images of the proposed project as it would look if built out.

If there are any areas of the proposed project, you wish to discuss further please contact the project team using the contact details on the back page of this Newsletter or from the contact form on the project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).

All the previous community project newsletters, including design webinar material and questions posed, are available to view and download from the dedicated project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

The project team will host the third in-person Dyrick Hill Project Design Consultation Event in the Sliabh gCua Community Centre, Touraneena, in order to engage with stakeholders that have an interest in the proposed project. Please stop by the Sliabh gCua Community Centre, Touraneena, on the 01/03/2023 anytime between 4.00pm and 8.00pm to discuss, and learn more about, the proposed Dyrick Hill wind farm project and its associated design process from members of the project's design team.

### The Proposed Project

A 10-year planning permission and 40-year operational life, from the date of commissioning of the entire wind farm, is being sought for the construction of 12 wind turbines, permanent met mast, on-site 110kV substation and all necessary ancillary works. The Dyrick Hill wind farm project proposal includes the following:

- 12 individual wind turbines with a blade tip height of 185 meters a hub height of 104 meters and a rotor diameter of 162 meters as well as all associated foundations and hard standing areas;
- An on-site 110kV substation as well as all associated works connecting the proposed wind farm to the national electricity grid network at the existing 110kV substation near Kiladangan, just north of Dungarvan;
- All underground cabling required to connect the on-site substation to each wind turbine;
- Upgrading of existing site access tracks and construction of new site access tracks and entrance as required;
- Habitat and Biodiversity Enhancement measures;
- 1 on-site permanent meteorological mast of 104 meters in height;
- A temporary construction compound;
- Component delivery route assessment from Waterford Port via the N29, N25, N72, R672 and R671;

### Project Consultation

The project team have hosted Dyrick Hill project interactive design webinars as well as project information open evenings during our public consultation program to date. Our project webinars detailed different elements of the project's design at each important milestone of the design process. You can view recordings of these webinars as well as information discussed at our project open evenings on the project website [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

All the previous project newsletters, communications and FAQs are available to view and download from the dedicated project's website. The project's online Community Consultation Exhibition is also accessible from the project website at [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

### Grid Connection

The proposed project's grid connection studies have now reached their final stages of design and through liaison with bodies like Eirgrid, the roads authority and Waterford City and County Council the proposed Dyrick Hill project, if consented, could conceivably connect to the Dungarvan 110kV substation. This route has emerged as the most feasible option and is an approximately 1.6km underground cable route south to Dungarvan substation which lies just north of Dungarvan town near Kiladangan.

This potential route can be seen in greater detail on the grid map on page 10 of this newsletter. For additional location context this route is proposed to exit the project study area on the south west onto local roads. The proposed route then continues south through Lickoran and heads east at Millstreet through Sleadly before turning south onto the R672 through Garryburl. This route option then heads onto the N72 at the Master McGrath Monument and continues east into the Dungarvan Substation.

### Turbine Component Transport Delivery

The turbine component delivery route options for the proposed Dyrick Hill wind farm project can be seen on the drawing on page 11 of this newsletter. At this stage of assessment the most likely port of entry for the turbine components for this project is Waterford port. Transport vehicles would exit Waterford City port and travel north west on the N29 and N25 and then turn west onto the N72 before continuing west to Kiladangan just north of Dungarvan town.

From here transport vehicles would travel north from Ballymacnagane on the R672 for 12 kilometers before turning south west at knockboy onto the Local R671 road and enter the project's Study Area from the south.

There will be the need for some temporary roadway enhancement and removal of street furniture if the project is granted a consent but all this will be done in conjunction with Waterford County Council, Transport Infrastructure Ireland and An Garda Síochána during times of heavy goods movements.



Photomontage of the proposed Dyrick Hill project from local road at Doon. Viewing distance is approximately 1 km



Photomontage of the proposed Dyrick Hill project from the R609 at Boherboyne. Viewing distance is approximately 6 kilometres



## Population And Human Health

The Population and Human Health assessment carried out for the proposed Dyrick Hill wind farm project includes the processes of analysing, monitoring and managing the intended and unintended consequences, both positive and negative, for this proposed project.

The main project Study Area considered for this assessment were the districts of Ballynamult and Modelligo including the townlands of Boremountain, Corradoon, Ballynaguilkee upper, Dyrick, Lyrattin, Ballynaguilkee lower and Scartmountain. Other areas examined in the study were Dungarvan, Waterford city, the potential component delivery routes from Waterford Port to the project's Study Area and the grid connection route between the projects Study Area and the 110kv substation in Dungarvan.

The design team adhered to the appropriate legislation and guidance in this assessment including all health and safety requirements for the construction phase. Potential wellbeing or nuisance effects as a result of a consented project were also considered. Where the assessment highlighted potential negative impacts on human health from this proposed project, appropriate mitigation measures will be proposed to avoid, prevent, reduce and where necessary offset any identified adverse effects during the project's entire life cycle. Detailed assessments for common public concerns were conducted including:

- Potential effects from noise and shadow flicker;
- Consideration of sensitive landscape and character areas;
- Protection of Natural and Cultural Heritage;
- Consideration of perceptions and attitudes towards wind energy;
- Regard for the objectives within the Waterford CC Development Plan;
- Potential for economic growth within the community;
- Consideration of effects in respect of tourist receptors;
- Enhancement of local biodiversity;
- Turbine safety;
- Potential effects from traffic and construction;



## Archaeology

The proposed Dyrick Hill wind farm project layout was initially informed by archaeological desktop studies and fieldwork undertaken during the initial design and assessment phases of the project. This process included assessment of the project's Study Area, potential grid connection routes and sections of the proposed component delivery. These areas were assessed in terms of historic landscape, existing land use, tree cover and the potential for the presence and survival of unrecorded archaeological and undesignated architectural heritage sites and features.

The archaeological surveys revealed four recorded archaeological monuments located in the project's Study Area. These included a ringfort, a levelled hut site and two standing stones, these features will remain in situ and will not be affected by the proposed development. The project design process has avoided the locations of these known recorded archaeological sites.

The potential will always exist for the presence of unrecorded archaeological features within the project's Study Area. If the project is consented all ground works, during the construction phase, will be subject to archaeological monitoring by a suitably qualified archaeologist.

Sites & Monuments Record No.	Class	Townland
WA013-020001	Hut site	BALLYNAGUILKEE UPPER
WA013-020002	Standing stone	BALLYNAGUILKEE UPPER
WA013-021	Standing stone	BROEMOUNTAIN
WA013-022	Ringfort	LISLEAGH

If this project is consented and any sub-surface archaeological features are identified during archaeological monitoring of the construction phase they will be securely cordoned off, cleaned and recorded in situ. The National Monuments Service will then be notified and consulted to determine further appropriate mitigation measures, which may include preservation in situ (by avoidance) or preservation by record (archaeological excavation).



## Ornithology

EMPower are committed to ensuring that we design, develop, construct and operate our projects to the highest possible ecological standards to protect all flora and fauna in the vicinity of our projects Study Area. The ornithological assessments carried out for the proposed Dyrick Hill project were rigorous, and extended over three years.

The ornithological assessments focused on the main project Study Area as well as the surrounding habitats. Specific species of interest were identified and further assessed as part of this process. Ornithology surveys carried out at the Dyrick Hill Study Area included:

- Vantage Point Surveys following best practice guidance from Scottish National Heritage;
- Breeding wader survey;
- Transect surveys during both the winter and summer seasons;
- Hinterland surveys;
- Wildfowl, Swan, Hen Harrier and Goose surveys;
- Assessment of activity levels for other target species active in the wider project Study Area. Some of these are listed below.



Bird species detected in the wider environs of the project study area include Kestrel, Black-Backed Gull, Golden Plover, Sparrowhawk, Snipe, Goldcrest, Grey Wagtail and Hen Harrier.

Every possible measure to mitigate potentially negative effects and minimise impact on bird species will be employed during all phases of this proposed project.

Key objectives of the Dyrick Hill project ornithology surveys:

- Provide baseline data on all ornithological features
- Gain better knowledge of the occurrence of bird species in the Study Area
- Identify habitats and territory used
- Establish flight paths and foraging behaviour



## Sound

Sound can be characterised in terms of amplitude, which is measured in decibels "dB", and frequency, which is measured in Hertz "Hz". Environmental noise is normally assessed in terms of A-weighted decibels, and is denoted by "dB (A)".

Noise is created by wind turbines as they rotate to generate power. Wind Turbines will only rotate above the 'cut-in' wind speed of approximately 11 kilometres per hour and below the 'cut-out' wind speed of approximately 90 kilometres per hour. The principal source of wind turbine noise can be from the flow of air over, under and around the turbine blades as they rotate. This is called aerodynamic noise and can be random in character, meaning the sound level can fluctuate with the movement of the rotor. This can often be defined as a 'swish' type of sound. All modern wind turbine blades are carefully designed, utilising technology innovations, with a view to minimising noise whilst optimising power transfer from the wind.

Baseline noise monitoring was undertaken at different locations surrounding the proposed Dyrick Hill project Study Area over a four-to-five-week period. This established representative existing background noise levels for the Study Area. The Study Area for this project includes all sensitive noise receptors within 2km of the proposed projects wind turbine positions and represents the dwellings most likely to be impacted by potential effects.

Comparison of sound pressure levels in our Environment

Source/Activity	Indicative noise level dBA
Threshold of hearing	0
Rural night-time background	20-50
Quiet bedroom	35
Windfarm at 350m	35-45
Busy road at 5 km	35-45
Car at 65km/hr at 100m	55
Busy general office	60
Conversation	60
Truck at 50km/hr at 100m	65
Inside a typical shopping centre	70-75
Inside a modern car at around 90km/hr	75-80
Passenger cabin of jet aircraft	85
City Traffic	90
Pneumatic drill at 7m	95
Jet aircraft at 250m	105
Threshold of pain	140

Factsheet published by the Australian Government (Greenhouse Office) and the Australian Wind Energy Association

Noise level limits for the proposed Dyrick Hill project were determined in accordance with the Wind Energy Development Guidelines, The Institute of Acoustics (IoA) Good Practice Guide and Irish legislative case law. Current guidelines in place state that noise levels shall not exceed the greater of, 5dB (A) above background noise levels or 43dB (A) when measured externally at a dwelling or other sensitive receptors. The Dyrick Hill wind farm project has been designed in a manner that ensures the prescribed limits will not be exceeded.

A full life cycle noise and vibration project assessment will be included as part of the Environmental Impact Assessment Report and will be submitted to the consenting authority with the planning documentation. All these documents will be available for public viewing and comment.



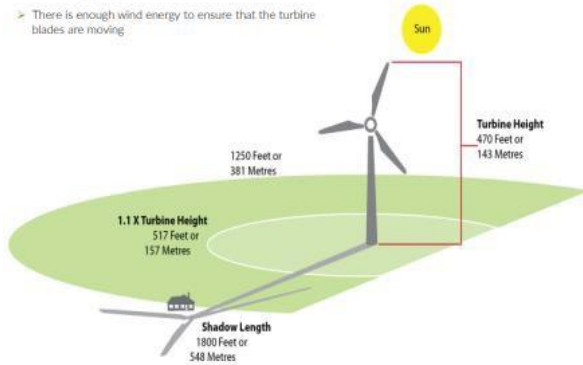
## Shadow Flicker

Shadow flicker is caused when the rising or setting sun is behind the rotating blades of a wind turbine, casting a moving shadow, which if passing over a window in a nearby property can result in a shadow cast by the incoming sunlight.

A shadow flicker assessment was carried out at the proposed Dyryck Hill development site to investigate the potential for this occurrence.

If any one of the following conditions are absent shadow flicker cannot occur:

- The sun is shining and there is sufficient direct sunlight to cause shadows (cloud, mist, fog or air pollution could limit solar energy levels)
- The turbine is directly between the sun and the affected property
- There is enough wind energy to ensure that the turbine blades are moving



Utilising recent advances in wind turbine design Shadow Flicker is now predictable and can be modelled during the projects design process. This predictability is made possible by using shadow flicker computer model technology. Computer software can be used to calculate the occurrence of shadow flicker at receptors in proximity to the proposed development. The outputs from this process is then analysed to identify and assess potential shadow flicker impacts.

The Dyryck Hill wind farm project has been designed to comply with a zero-limit tolerance for shadow flicker occurrence. This is done to protect local residential properties. Careful site selection, good project layout and planning can help reduce the possibility of shadow flicker and design out the risk of it occurring. As an added protection modern wind turbines also have the facility to measure sunlight levels in real time and can be pre-programmed to reduce or stop a turbine rotating if conditions exist that could potentially lead to shadow flicker at any neighbouring property. Employing this mitigation measure ensures that no residents living near the wind farm will experience shadow flicker.

## Proposed Project Schedule

Proposed Dyryck Hill Schedule	2021	2022	2023	2024	2025	2026	2027	2028	2029	2030
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2
Planning Application	Q1	Q2	Q3	Q4	Q1	Q2	Q3	Q4	Q1	Q2

Note: Q1, Q2, Q3 and Q4 in the above schedule represent priority quarters. For example, Q1 represent the first quarter of that year

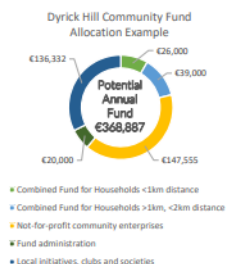
## Community Benefit

If consented the proposed Dyryck Hill wind farm will require an investment of approximately €105 million<sup>1</sup> euro and will provide sustainable, low carbon energy generation infrastructure to meet Ireland's growing demand. The development benefits to the local community would include significant investment in local infrastructure and electrical systems, local job creation, and a contribution of approximately €23.8 million<sup>2</sup> in Waterford City & County Council rates over the proposed project's lifetime. The projects could also generate enough green electricity to power over 43,900<sup>3</sup> Irish homes.

If consented the Dyryck Hill wind farm will also provide a community fund calculated in accordance with the Renewable Electricity Support Scheme (RESS) Terms and Conditions at €2 per Mega Watt hour of electricity produced by the project. This is to be made available to the local community for the duration of the RESS (15 years). The average capacity factor of wind energy projects in Ireland is 28.3% (SEAI, 2019). Assuming this efficiency, and an estimated project capacity of 74.4 Mega Watts, the community benefit fund would amount to an average of €368,887 per annum. The actual fund will vary around this average from year to year, depending on each year's wind conditions. Wind measurements at the Study Area suggest that the proposed Dyryck Hill project could be capable of achieving an above average capacity factor.

EMPower strongly believe that the communities in which we propose our projects should benefit most from any associated fund. We welcome any suggestions from the Dyryck Hill community on how this fund could best be allocated or ideas for suitable local projects that could be supported under this initiative.

This fund is proposed to be divided as per the illustration below. An annual minimum payment of €1,000 will be provided to each household within 1 kilometer of any proposed Dyryck Hill wind turbine. An annual minimum payment of €500 will be provided to each household located between 1 kilometer and 2 kilometers of any final turbine position. 40% of the fund, amounting to approximately €147,555 per year, will be allocated to not-for-profit community enterprises, with an emphasis on low-carbon initiatives. The remainder of the fund will be directed towards local clubs, societies and other initiatives.



€ 105 million<sup>1</sup>  
Investment in Irish infrastructure

€ 5.5 million  
Total Community Fund Contribution

€ 23.8 million<sup>2</sup>  
Approximate County Council Rates Contribution for Project lifetime

1 - Example for 12 Turbine project with a capacity factor of 74.4 MW  
2 - Estimated €3,300 per house would be available for 40 year project lifespan  
3 - Commission for Regulation of Utilities - 4,300 kWh of electricity per average Irish household

## The Planning Process

The projects Environmental Impact Assessment Report (EIAR) will accompany the planning submission. All the planning documents and the EIAR will be available for public comment during the planning review process prior to An Bord Pleanála making a judgement on the application. Silgo based consultants Jennings O'Donovan and Co. have compiled the Dyryck Hill EIAR with input from expert specialist consultants.

Every project's EIAR is tailored to suit each project's particular aspects but the content of the Dyryck Hill EIAR largely aligns with the following chapter structure:

- Chapter 1 Introduction;
- Chapter 2 Description of Proposed Development;
- Chapter 3 Site Selection and Alternatives;
- Chapter 4 Policy;
- Chapter 5 EIA Scoping, Consultation and Key Issues;
- Chapter 6 Air and Climate Change;
- Chapter 7 Noise and Vibration;
- Chapter 8 Biodiversity and Ornithology;
- Chapter 9 Land, Soils and Geology;
- Chapter 10 Hydrology and Water Quality;
- Chapter 11 Population & Human Health & Material Assets;
- Chapter 12 Shadow Flicker;
- Chapter 13 Traffic and Transportation;
- Chapter 14 Archaeology, Architectural and Cultural Heritage;
- Chapter 15 Landscape and Visual Impact;
- Chapter 16 Telecommunications and Aviation;
- Chapter 17 Interactions of the Foregoing.

During the project design and environmental assessment, consultation was carried out with Waterford City and County Council as well as numerous other statutory and non-statutory consultees, to discuss the project proposal during its design process. The planning application will be supported by the above-mentioned Environmental Impact Assessment Report (EIAR) and a Natura Impact Statement (NIS).

Engagement with local residents and interested stakeholders will continue after the project is submitted to An Bord Pleanála. Our dedicated online Community Consultation Exhibition, will be available at [www.innovision.ie/DyryckHill](http://www.innovision.ie/DyryckHill) over the coming weeks and our dedicated project website will also be continuously updated with relevant project information.

The project is almost ready to be submitted to An Bord Pleanála for assessment. It is anticipated that the planning application will be submitted in quarter 1 of 2023.

The Dyryck Hill wind farm planning application will include the following:

- Cover Letter to An Bord Pleanála;
- Planning Application Form;
- Letter(s) of Consent;
- Site Notice;
- Newspaper Notices;
- Pre-Application Consultation;
- Planning drawings and drawing schedule;
- EIA Portal Confirmation Notice;
- Natura Impact Statement.

Notification of the intention to submit a planning application supported by an EIAR will also be sent to the Department of Housing, Planning and Local Government's EIAR portal and once the application is validated by the Department, this confirmation will also be included with the planning submission. All documents and drawings will be available for public viewing from the Dyryck Hill project website at [www.dyryckhillwindfarm.ie](http://www.dyryckhillwindfarm.ie) once they have been validated by An Bord Pleanála.

Details on how to make a public submission or observation on a strategic infrastructure development application (SID) under An Bord Pleanála may be found at <https://www.pleanala.ie/en-ie/strategic-infrastructure-development-guide/sid-applications>

## Contact Us

We welcome conversation, engagement and interaction with you on any aspect of how we propose to progress the Dyryck Hill Wind Farm project and particularly on how we communicate project information to you. If you would like to chat about this proposed project further please contact us via any of the below means.

To supplement this project's information process, we have compiled a dedicated online Community Consultation Exhibition. This will be available to view at [www.innovision.ie/DyryckHill](http://www.innovision.ie/DyryckHill) over the coming weeks and includes much more project design detail including an interactive visual representation of how the project would look if built out from numerous vantage points surrounding the proposed projects Study Area.

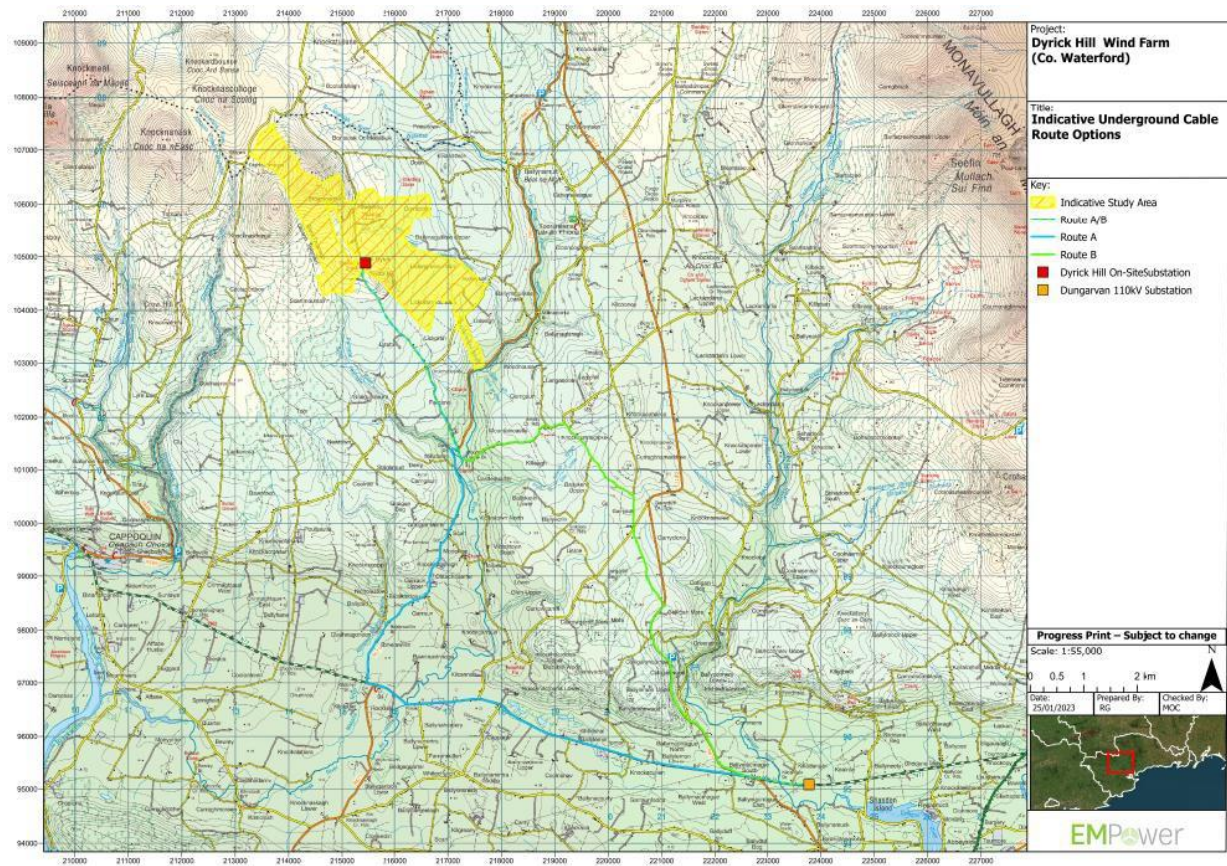
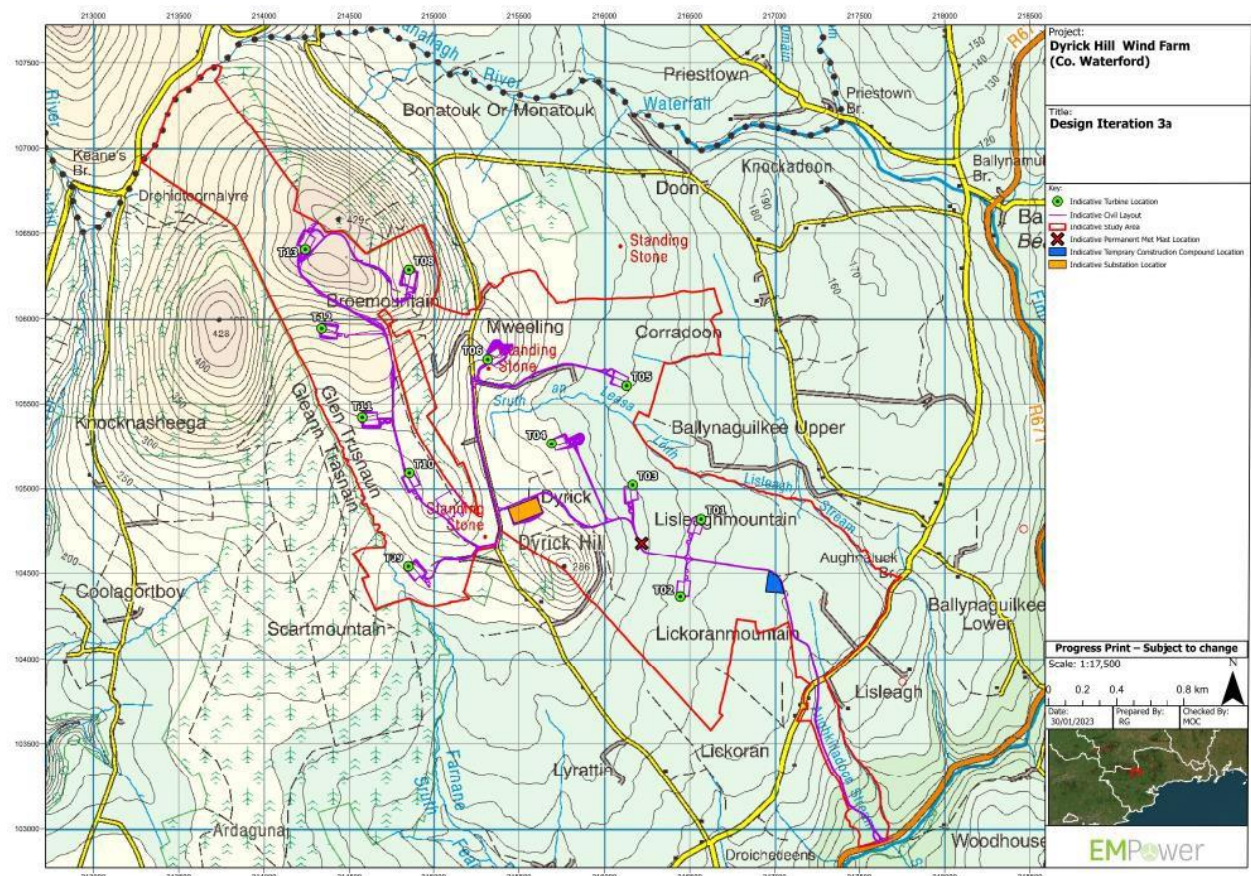
**Website:** [www.dyryckhillwindfarm.ie](http://www.dyryckhillwindfarm.ie)  
**Email:** [dyryckhill@empower.ie](mailto:dyryckhill@empower.ie)  
**Phone:** 01 588 0178  
**Write:** EMPower, 2 Dublin Landings, North Wall Quay North Dock, Dublin 1, D01 V4A3.

## Project Information Evening:

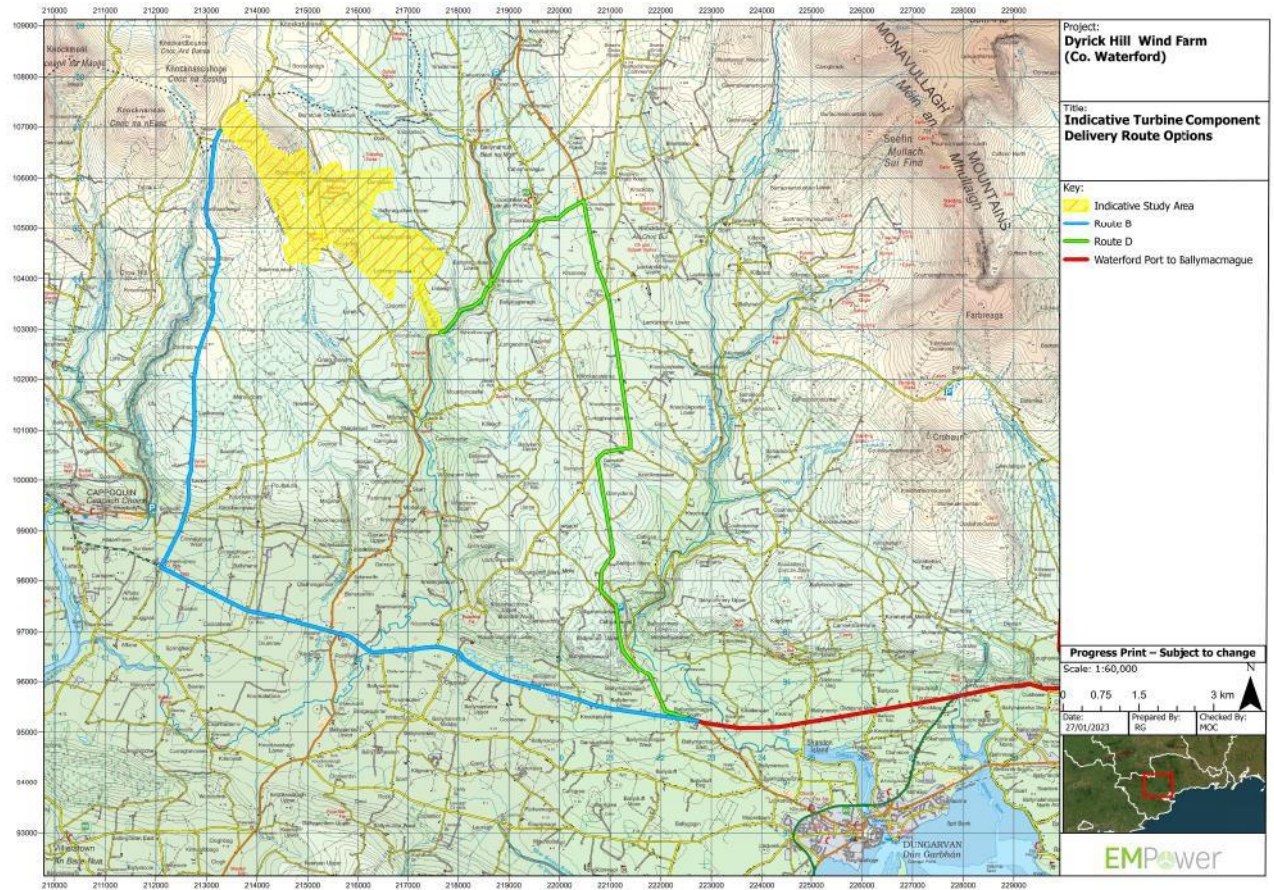
The project design team will facilitate the third in-person Dyryck Hill Project Information Evening in the **Slabh gCua Community Centre, Touraneena on the 01/03/2023 between 4.00pm and 8.00pm**. Please drop in anytime between 4pm and 8pm to discuss the proposed Dyryck Hill wind farm project and its associated design process and community benefit fund structure with members of the project design team.

This project information events will be advertised in local newspapers, project newsletters, local businesses and on the project website. Members of the project design team are available, at the contact details listed on this page, to talk through any aspect of the Dyryck Hill wind farm project design process which you would like to discuss further.











## Appendix 5b – 11/02/2023 Community Letter

EMPOWER  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
E: info@emp.group  
T: +353 (0)1 588 0178



27/01/2023

**Re: Proposed Dyrick Hill Wind Farm in the townlands of Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford**

Dear Resident,

As communicated via previous project correspondence, webinars and in-person project events, We, EMPower, are actively exploring the potential for a wind farm development opportunity in the Dyrick Hill area of Co. Waterford.

The proposed Dyrick Hill project's Study Area is located approximately 16km northwest of Dungarvan and 8.5km southwest of Ballymacarbry. You will find more information on this proposed project, and on EMPower, at [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie). Alternatively, please visit the projects dedicated online Community Consultation Exhibition available at [www.innovision.ie/DyrickHill](http://www.innovision.ie/DyrickHill) to interact with much more project design information including project layout maps, and visual representations of the final design for the proposed project.

The proposed project is now at a stage where all the environmental assessment survey data is being collated and compiled into the final Environmental Impact Assessment Report. The collation of all this information has informed the final proposed project layout. The enclosed Newsletter sets out an overview of the final project proposal.

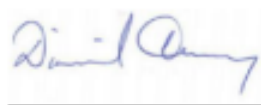
The project team will host a third Dyrick Hill project specific in-person event on Wednesday evening the 1st of March 2023 between 4pm and 8pm in the Sliabh gCua Community Centre, Touraneena. This Information Evening will detail elements of the project's final design proposal. Members of the project design team will be available to talk through any elements of the project proposal which you would like to discuss further.

We will continue to make every effort to ensure that we provide you with all the information you need to fully understand the details of this proposed project as it progresses.

We welcome the opportunity to talk through the proposed project with you so please do contact the Project Team, using any of the contact details below, if there are any areas of the proposed project you wish to discuss further.

Thank you very much for taking the time to read this correspondence.

Yours Sincerely



Diarmuid Twomey,  
EMPower Managing Director

Email :	<a href="mailto:dyrickhill@emp.group">dyrickhill@emp.group</a>
Website :	<a href="http://www.dyrickhillwindfarm.ie">www.dyrickhillwindfarm.ie</a>
Phone :	01 588 0178
Write :	EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3.

EMPOWER is a registered trading name of EMP Energy Limited, a private limited company registered in Ireland under company number 630312. **Directors:** Diarmuid Anthony Twomey, Ifligo Sabater Elzaguirre, Ingmar Wilhelm, Vimal Vallabh, Seán mac Cann. **Registered office:** 2 Dublin Landings, North Wall Quay, North Dock, Dublin D01 V4A3.

# Appendix 5c – 11/02/2023 Opinion Survey Letter

EMPOWER  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
E: info@emp.group  
T: +353 (0)1 588 0178



EMPOWER  
2 Dublin Landings, North Wall Quay  
North Dock, Dublin D01 V4A3  
E: info@emp.group  
T: +353 (0)1 588 0178



## Proposed Dyrick Hill Wind Farm Project - Community Consultation

We understand that not everyone is comfortable using computers, the internet or email to voice their thoughts on our projects. Therefore, we have included a stamped addressed envelope and outlined some relevant questions which may be useful and aid conversation. Please feel free to include as much or as little information as you want in both Section 1 and Section 2 below.

### SECTION 1

Please feel free to fill in as much or as little contact information as you wish	
Name	
Address / Eircode	
Phone number	
Email Address	
Other	

Please feel free to complete as much or as little of the short survey below	Yes	No
Have you heard of, or are you aware of the Dyrick Hill Wind Farm Project		
Are you in favour of Renewable Energy		
Do you find it easy to access information on the Dyrick Hill Wind Farm		
Have queries you have asked been adequately answered to date		
Do you find it easy to contact the project team for this project		
Have you attended any of the project design open evenings		
Have you accessed the project website to view project information		
What aspect of the proposed Dyrick Hill project would you consider most beneficial to your community		
What aspect of the proposed Dyrick Hill project would you consider to be your main concerns		
Thinking about your local community, are there community needs that are currently not being met? This may include, but is not limited to, access to transport, youth programs, recreational facilities etc.		

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### SECTION 2

Please Insert Any Additional Comments Below. Feel free to add additional pages as you see fit.

The data controller for this information is EMPower - For further details as to how your information will be stored and used by EMPower and your data protection rights, please contact the project team at [info@emp.group](mailto:info@emp.group) or 01 588 0178. The personal details provided by you on this form will be stored by EMPower for the duration of the above mentioned project. There is no obligation on you to provide your consent, and you can withdraw your consent at any time by contacting our Community Liaison Team on 01 588 0178 or [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie).

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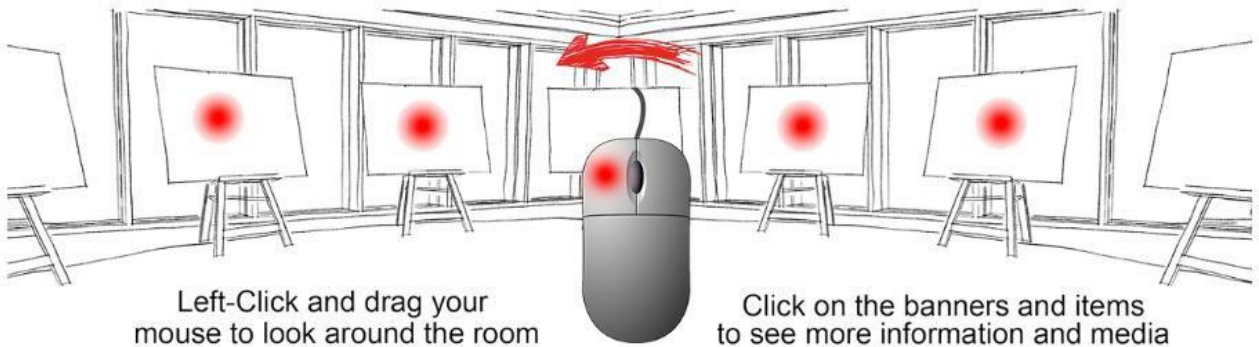
## Appendix 5d – 24/01/2023 Online Virtual Exhibition Room



### Welcome to the proposed Dyrick Hill Wind Farm Virtual Public Exhibition

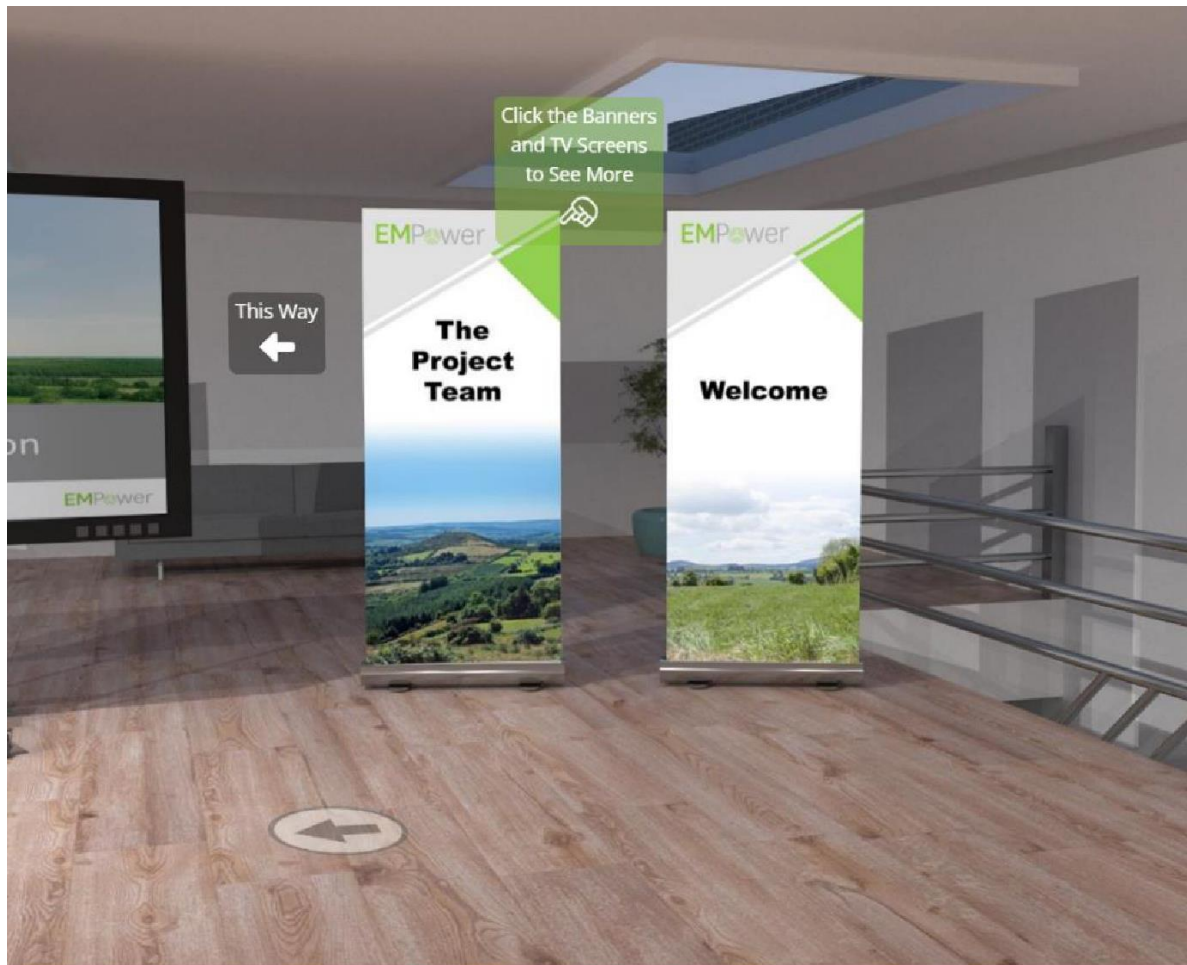
Read through the brief guide below and then click the "enter exhibition" button at the bottom of the page to proceed to the virtual exhibition.

For the best experience, please use a desktop / laptop computer running Google Chrome as your web browser. Please note, Internet Explorer is not supported and users may experience issues if trying to access the exhibition using this web browser.




Enter Exhibition






## The Team



EMPower is an Irish based international wind energy developer with over 700 MW in development in Europe and Africa. Our senior management team has a combined 95 years' experience delivering projects from conception to operation across five continents.

EMPower is a private limited company owned by GGE Ireland Limited, Wind Power Invest A/S and EMP Holdings Limited. The senior management team comprises five Irish professionals, vastly experienced in the fields of renewable energy project management, corporate legal, finance and wind measurement.

Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.




**JENNINGS O'DONOVAN**  
CONSULTING ENGINEERS

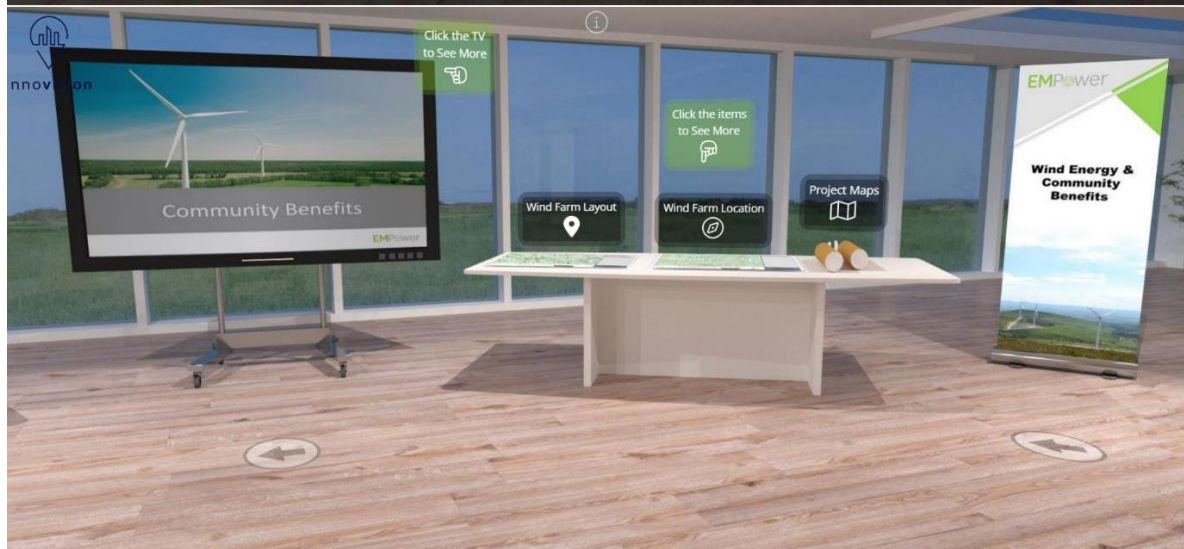
Established in 1950 and based in Co. Sligo, Jennings O'Donovan are one of the longest established and most reputable multi-disciplinary engineering consultancies in Ireland. JOD have been an established presence in the Renewable Energy Wind Farm Sector since 1998. To date, the company has a portfolio of project involvement extending to over 2,040 MW of power in Ireland and Northern Ireland and is a recognised market leader in the area of Wind Energy development.

Additionally, JOD has attained certificates in line with industry standards as follows:

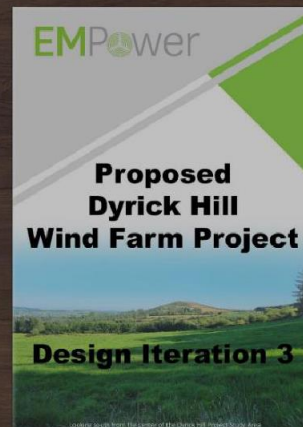
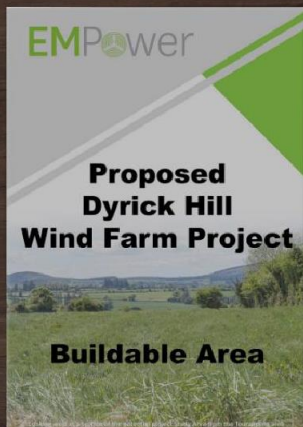
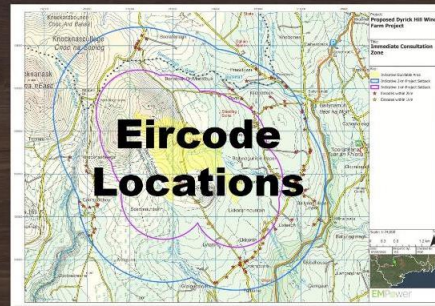
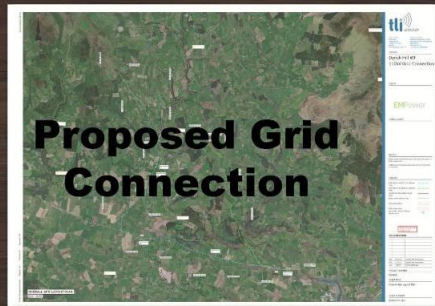
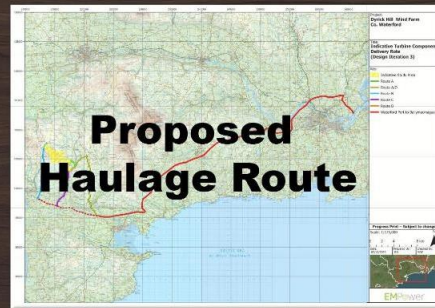
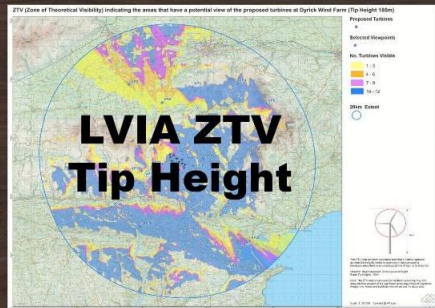
- > ISO 9001:2015 – Quality Management System
- > ISO 14001:2015 – Environmental Management System
- > ISO 45001:2018 – Occupational Health and Safety Management System

ISO certification demonstrates that JOD have developed, maintained and implemented systems in quality, safety and environmental related matters and are therefore competent experts.

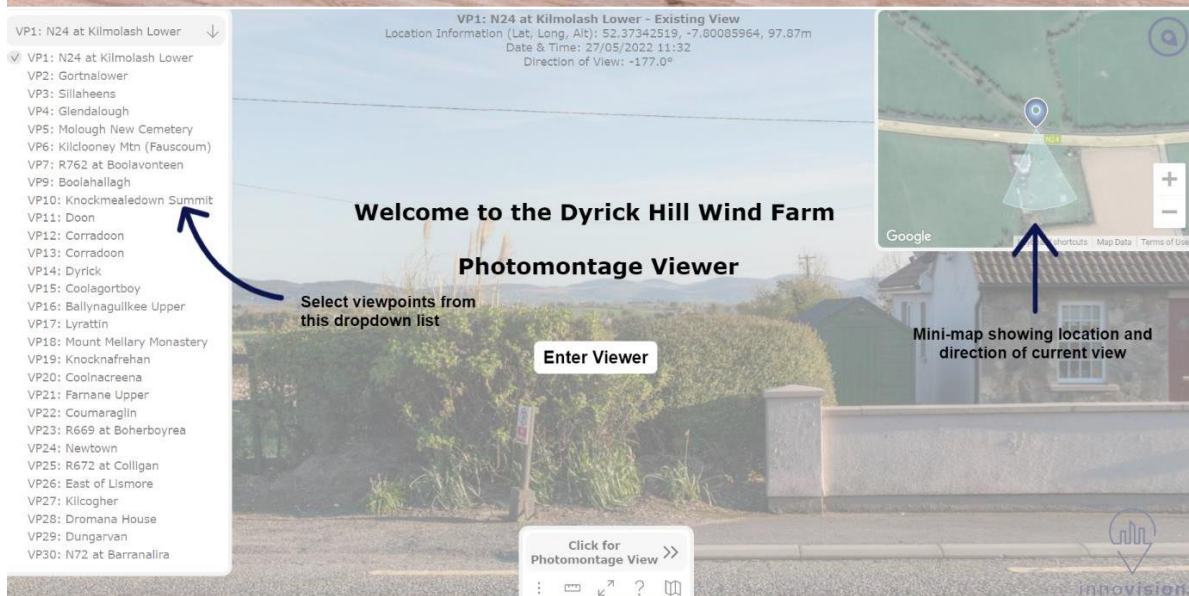












## Contact Us

EMPower include all project comments and suggestions from interested stakeholders in the design iteration processes for all our projects when possible. This can include input from Statutory or non-Statutory Consultees, individual community members or larger community groups.

Based in Co. Sligo, Jennings O Donovan & Partners Ltd, are the lead environmental consultant working on the proposed Dyrick Hill Wind Farm project. Jennings O Donovan consider all project comments and suggestions in conjunction with the ongoing studies and assessments which produce the final project design and final Environmental Impact Assessment Report.

As a design team we commit to considering all and any project suggestions, whenever they are received. For the Dyrick Hill Environmental Impact Assessment Report, suggestions can best be considered by the Dyrick Hill Wind Farm Project team if they are received prior to 24/02/2023. After this point the proposed Dyrick Hill Wind Farm Project's Environmental Impact Assessment Report will be in the process of being finalised for submission to the consenting authority.

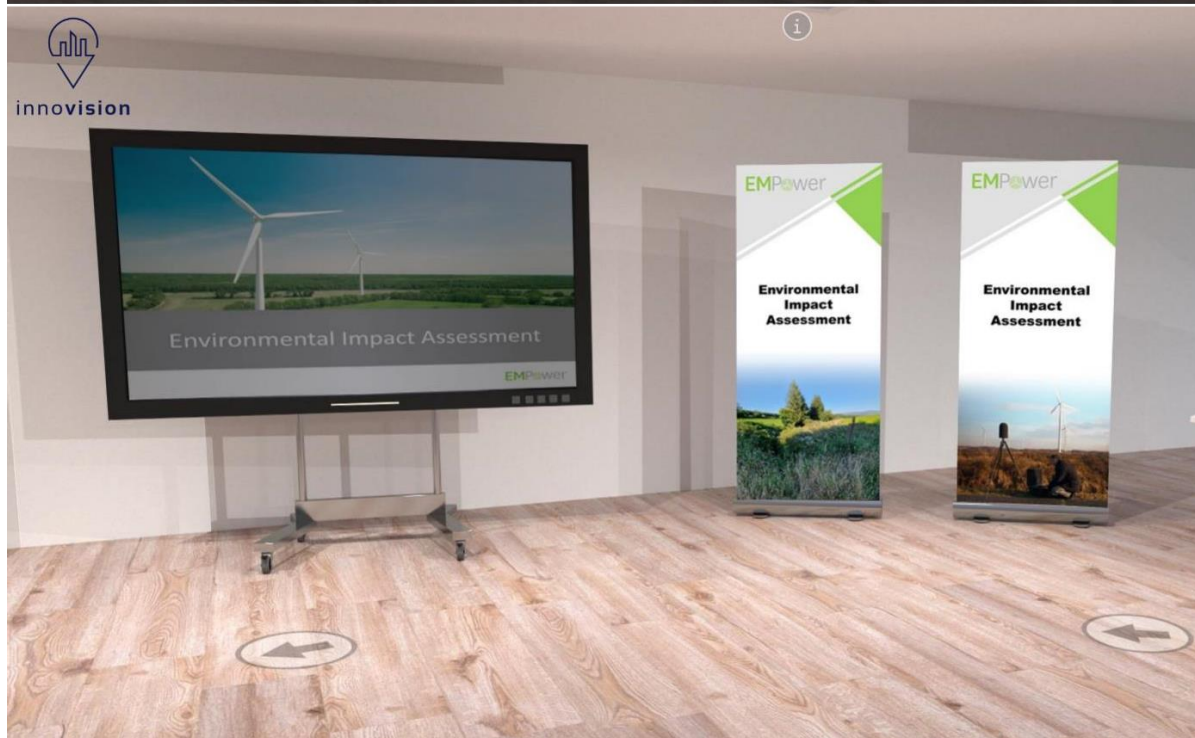
Please contact us on any of the following contact details if you wish to discuss this project further:

**Email :** [dyrickhill@emp.group](mailto:dyrickhill@emp.group)

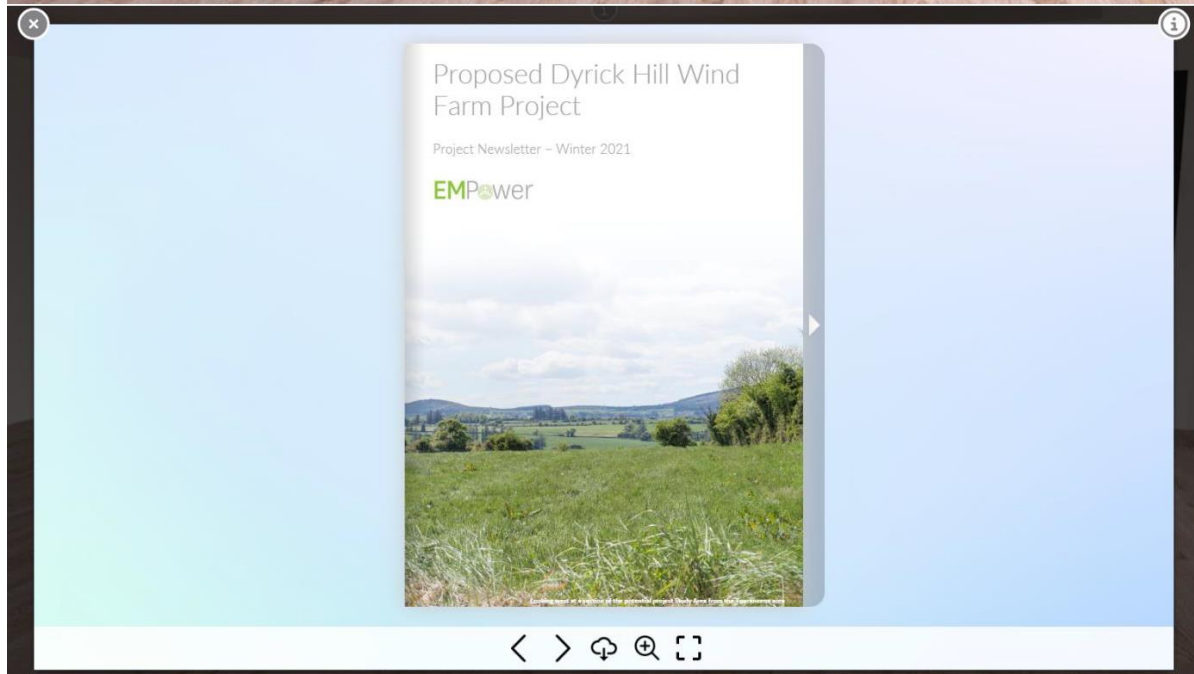
**Website :** [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)

**Phone :** 01 588 0178

**Write :** EMPower, 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1.









# Appendix 5e – 17/02/2023 Project Information Event Dungarvan Observer Advertisement

DUNGARVAN OBSERVER | Friday, 17 February, 2023

NEWS

13

## NOTICES



Comhairle Cathrach & Contae Phort Láirge  
Waterford City & County Council

### TUAIRISCIÚ AR SHINTIÚIS PHOLAITÍOCHTA Comhairle Cathrach & Contae Phort Láirge

Tuairinn Comhairle Cathrach agus Contae Phort Láirge léigear go bhfuil a n-ábaird Shintíúis Polaitíochta tugtha dinn ag gach Comhairle Tola de réir Ail 19<sup>le</sup> den Acht um Thogchúim Áitiúla (Shintíúis agus Cateachas n-Neachtadh) 1999.

Is féidir na ríitis seo a iníúchadh idir 9.30m agus 4.15, Luan go hAoine ag Seirbhíse Custaiméara, Seáid Nua Bailey, Port Láirge agus Seirbhíse Custaiméara, Oifigí Cathartha, Bún Garbhán ó Luan 20 Feabhra 2023 go dtí Dé hAoine 3 Márta 2023.

### REPORTING OF POLITICAL DONATIONS Waterford City & County Council

Waterford City and County Council give notice that all Elected Members have furnished us with their Declaration of Political Donations in compliance with Section 19<sup>le</sup> of the Local Elections (Disclosure of Donations and Expenditure) Act 1999. These statements can be inspected between 9.30am and 4pm, Monday to Friday at Customer Service, Bailey's New Street, Waterford and Customer Service, Civic Offices, Dungarvan from Monday 20th February 2023 until Friday 3rd March 2023.



Comhairle Cathrach & Contae Phort Láirge  
Waterford City & County Council

### PROPOSAL TO DECLARE ROADS SERVING DEVELOPMENT AT:

- Páirc na mílúth & Laurel Crescent,  
Ballinroad, Dungarvan

### TO BE PUBLIC ROADS

Notice is hereby given pursuant to Section 11 Subsection (1) (a) (ii) Roads Act 1993 that Waterford City and County Council propose to declare the above mentioned roads to be Public Roads.

The drawing indicating the roads to be taken in charge are available for inspection on our website [www.waterfordcouncil.ie](http://www.waterfordcouncil.ie) or copies can be viewed in our Customer Services Departments in Davitt's Quay, Dungarvan or Bailey's New Street for a period of one month up to and including 15th March, 2023.

Submissions or observations with respect to the proposal to declare the roads to be Public Roads may be made in writing up to 22nd March, 2023. Please include the name of the development in the submission subject line.

By Post: Aileen Jacob, Administrative Officer,  
Roads Department, Menapia Building,  
The Mall, Waterford.

By Email: [ajacob@waterfordcouncil.ie](mailto:ajacob@waterfordcouncil.ie)

By Phone: 085 10 20 20

Fergus Galvin,  
Director of Services,  
Roads, Water and Environment.

15th February, 2023.

## Councillors' rage against lack of consultation on Direct Provision Centre in Lismore

By Christy Parker

THE government is operating a deliberate policy "not to communicate and not to give information" to local representatives when its International Protection Accommodation Services (IPAS) is establishing refugee or asylum centres" according Fine Gael Councillor Damien Geoghegan.

Speaking at February's Dungarvan-Lismore municipal district meeting, the councillor was venting an anger still manifest amongst local representatives in the wake of Lismore House Hotel being transformed into a direct provision centre without prior notice or consultation.

Claiming the approach was "an exact replica" of that deployed when Cloneta Strand Hotel was similarly converted seven years ago, Cllr Geoghegan summarised the dearth of government consultation as "shocking".

The councillor continued that it was "an insult to us as public representatives to receive an e-mail on Friday evening" to which "the minister hadn't even the manners to put his name". This had followed "a week of miscommunication, misinformation and upset put out in the Lismore community", he said adding that he now doesn't "believe a word of what we are told any more". He said it was difficult to relay information to the public without fear of being "made liars of very, very quickly".

Cllr Conor McGuinness in agreement, said the government's action had opened "an information vacuum in which fear and uncertainty had been allowed to spread". This was harming communities and undermining trust in politics.

Cllr Thomas Phelan detected an "almost patronising lack of trust in communities" amongst the government whereas most communities, if given early engagement, would respond positively. Rather than have one department shouldering the burden, he called for a cross party approach to what was an international problem and rejected any "buy you off, cap-in-hand" tactics implied by "apply for this or that fund". Those "who suffer most" from the government's approach, he concluded, were those seeking sanc-

tuary.

Cllr John Pratt echoed those points and again reiterated the disappointment wrought by "non-existent" consultation. He strongly rejected a view aired on national radio that Waterford Council had been consulted as simply untrue.

Cllr Máiréad Tobin said she found "the complete lack of respect shown to us as local representatives" and to Waterford Council generally, "deeply upsetting". She asked if the government "wants local people representing their areas, or do they want them taking out entirely, because that's what it looks like to me!"

### ONLINE ABUSE

Cllr Tobin described how she endured weeks of online, personal abuse and said she would not bring her young child to Lismore during the protest, at the risk of him witnessing more of it. She accused the government of creating "a culture of fear in our community" and, given that local representatives at government level didn't even get the information, asked, what does that suggest they think of rural Ireland? "Not a lot it seems!"

Cllr Séamus O'Donnell opted to lay his criticism at the door of those seeking refuge, however. He recalled advising that "something was going to happen in Cloneta" before refugees were "landed in there" at 3.00 a.m. before wondering why the government was "putting the likes of those into parts of rural Ireland?". He asked, "why don't they ship some of them down to east Waterford and keep them down there?"

At that point, amidst a sense of unease edging towards embarrassment, Cllr Phelan interjected that no other councillor had been negative towards refugees "escaping war-torn countries and situations we can't even begin to imagine". Their argument was with the government and he did not like to hear some of the terminology being voiced by Cllr O'Donnell.

However, Cllr O'Donnell, while declaring he had "nothing against the Ukrainians", proceeded to refer to criminal acts within the same context, without providing specific details or information.

Cllr Declan Doocoy in turn concurred with the grievance against the government's failure to consult with local communities as the discussion and the meeting concluded.



### Notice of Public Information Event

EMPower, a company with an address at 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1, are exploring the potential to develop a windfarm project in the townlands of Dyryck, Ballynagulkree Upper, Broomountain and Lisleaghmountain in Co. Waterford.

As part of our project community consultation, we are hosting an in-person Project Design Consultation Event in The Sliabh gCua Community Centre, Touraneena, in order to engage with stakeholders that have an interest in the proposed project.

Please stop by the Sliabh gCua Community Centre, Touraneena, on the 01/03/2023 anytime between 4.00 and 8.00 p.m. to discuss and learn more about the proposed Dyryck Hill wind farm project and its associated design process from members of the project's design team.

We look forward to your input and thoughts on the project's design process or on any aspect of the proposed wind farm and community benefit fund allocation. All up-to-date information is available on the Dyryck Hill website [www.dyryckhillwindfarm.ie](http://www.dyryckhillwindfarm.ie)

EMPower, 2 Dublin Landings, North Wall Quay,  
North Dock, Dublin 1, D01 V4A3, Ireland.

(24-2)



Comhairle Cathrach & Contae Phort Láirge  
Waterford City & County Council

### DEVELOPMENT CONTRIBUTION SCHEME 2023 – 2029 SECTION 48, PLANNING & DEVELOPMENT ACT 2000, AS AMENDED.

Notice is hereby given pursuant to Section 48 of the Planning and Development Act 2000, as amended, that Waterford City and County Council has made a new Development Contribution Scheme 2023 – 2029 for its administrative area.

The Development Contribution Scheme was formally adopted by the Elected Members of Waterford City and County Council at its Plenary Meeting on the 9th of February 2023 and will take immediate effect.

The Development Contribution Scheme 2023-2029 can be inspected at the following locations:

- Online at <https://www.waterfordcouncil.ie/departments/planning/development-contributions/>
- Customer Care Office, Bailey's New Street, Waterford, X91 XH2 and Customer Care Office, Civic Offices, Davitt's Quay, Dungarvan, Co. Waterford, X55 Y326.

Liam McGree, Senior Planner,  
Waterford City and County Council.

## Permission sought to build holiday homes in Grange

PLANNING permission is being sought to construct holiday homes in Grange, near Youghal.

Applicant, the Engineering Platform Limited, is seeking permission to construct eight semi-detached holiday homes, along with a meditation yoga building, a 25 metre long cold

water swimming pool and plunge pool and associated site works, at Gallaigh, Grange, Youghal. (Council ref: 2332).

The application was submitted and validated on 2nd February, 2023. Any submissions by 8th March and Waterford Council is expected to make a decision by 29th March, 2023.

## Appendix 5f – 21/02/2023 Poster for Project Information Event



### Project Design Information Event

EMPower, a company with an address at 2 Dublin Landings, North Wall Quay, North Dock, Dublin 1, D01 V4A3, are exploring the potential to develop a windfarm project in the townlands of **Dyrick, Ballynaguilkee Upper, Broemountain and Lisleaghmountain in Co. Waterford.**

As part of our project's continued community consultation, we are hosting an in-person Project Design Consultation Event in The Sliabh gCua Community Centre, Touraneena, in order to engage with stakeholders that have an interest in the proposed project. Please stop by:

**The Sliabh gCua Community Centre, Touraneena**

on the

**01/03/2023**

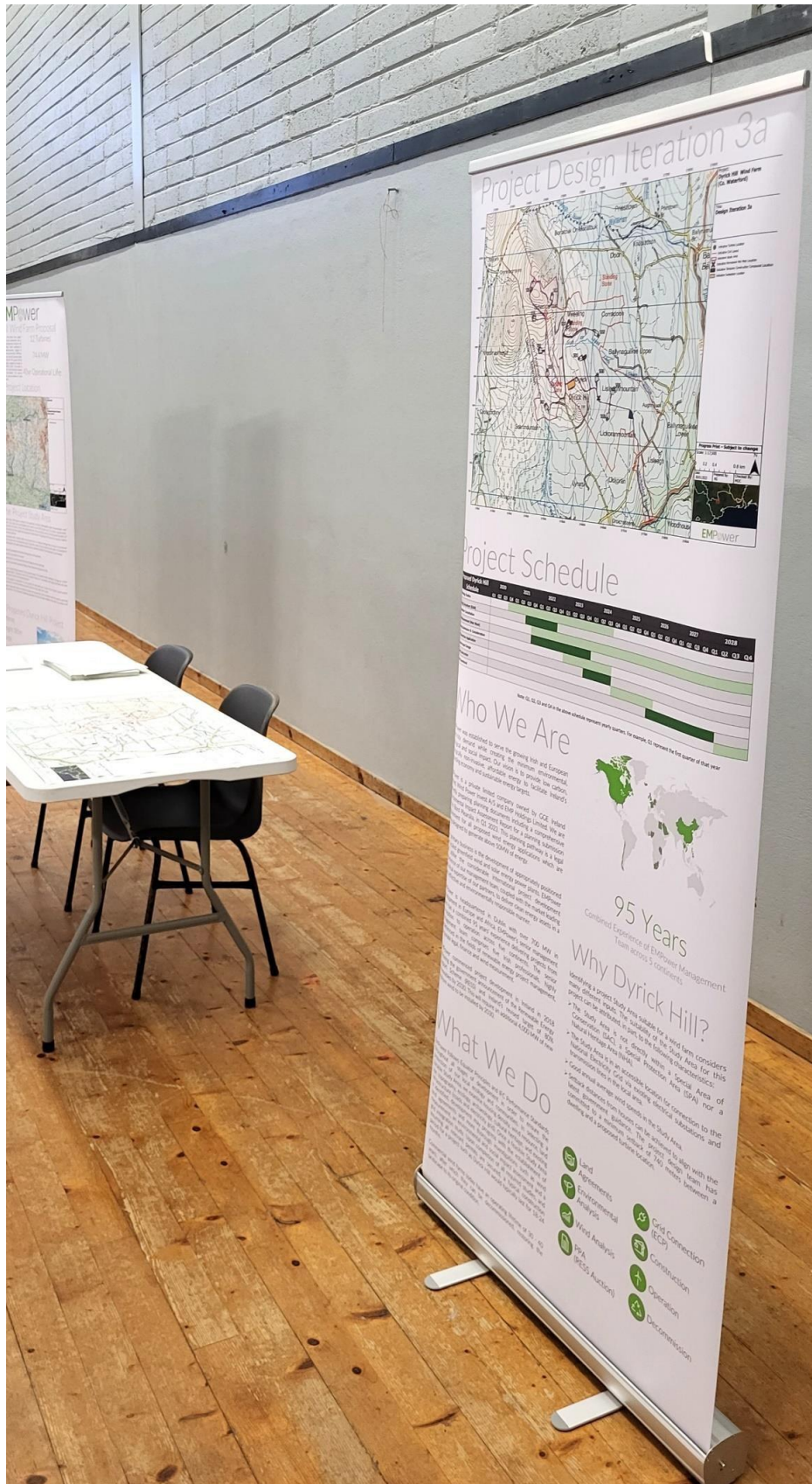
**anytime between 4.00p.m. and 8.00 p.m.**

to discuss, and learn more about, the proposed Dyrick Hill wind farm project and its associated design process with members of the project's design team. We welcome conversation, engagement and interaction with you on any aspect of the proposed wind farm and community benefit fund allocation. All up to date information is available on the Dyrick Hill website: [www.dyrickhillwindfarm.ie](http://www.dyrickhillwindfarm.ie)





## Appendix 5g – 01/03/2023 Project Information Evening







# EMPower

## Wind Energy in Ireland

### Current Situation

Wind energy is currently the largest contributing resource of renewable energy in Ireland. It is both Ireland's largest and cheapest renewable energy source. All present the Republic of Ireland has over 300 operational onshore wind farms generating 2,500 GWh and a combined capacity of 4,300MW. In Q1 2019, wind energy provided 27% of Ireland's electricity demand and had a total installed capacity of 3,760 MW (IEA 2019). This is enough to power 2.2 million Irish homes and account for the second largest source of electricity generation in Ireland after natural gas. Ireland is one of the leading countries in the development of wind energy and 3rd place worldwide in 2016, after Denmark and Portugal.

3.7 GW

Enough power for 2.2 million Irish homes in 2019



### National Goals

In June 2019, the government published the Climate Action Plan 2019, which sets out Ireland's climate strategy for 2020. The Plan is also consistent with a net zero carbon emissions target for 2050. The Plan sets out the government's commitment to increase Ireland's renewable share in electricity from 26% in 2018 to 40% by 2030, which will require the addition of 1.7 GW of additional renewable generation. In the IEA's Net-zero scenario, analysis carried out in the Climate Action Plan, Ireland's wind is identified as the most effective energy source, accounting for 8.2 GW, or two thirds of Ireland's renewable generation being targeted by the government for 2030.

32%

2018 Renewable Electricity Share

80%

2030 Renewable Electricity Share

### RESS Auction

The Renewable Electricity Support Scheme (RESS), announced in July 2018, will help Ireland's contribution to its national and EU-wide renewable energy targets. The scheme is based on competitive tendering for renewable energy projects in Ireland. The scheme will support the development of new renewable energy projects in Ireland, as well as existing projects. The scheme will also support the development of new renewable energy projects in Ireland, as well as existing projects. The scheme will also support the development of new renewable energy projects in Ireland, as well as existing projects.

### Community Benefit

The proposed Dyrick Hill Wind Farm will ensure an estimated €200 million investment in the local community. This investment will be used to support the development of new renewable energy projects in Ireland, as well as existing projects. The scheme will also support the development of new renewable energy projects in Ireland, as well as existing projects.

#### Dyrick Hill Community Fund Allocation Example

€136,332

€25,000

€368,887

per annum

€140,555

€100,000

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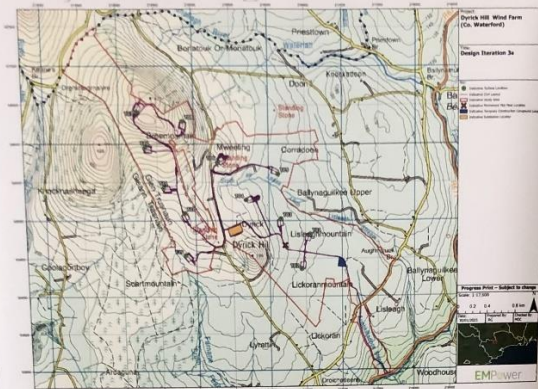
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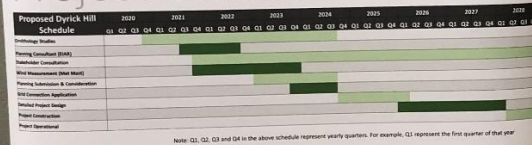
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## Project Design Iteration 3a



## Project Schedule



## Who We Are

EMPower was established to serve the growing Irish and European electricity demand while creating the maximum environmental, ecological and social impact. Our vision is to provide low carbon, ecologically non-invasive, affordable energy to facilitate Ireland's expanding economy and sustainable energy targets.

EMPower is a private limited company owned by GCE Ireland Limited, Wind Power Invest AS and EMP Holdings Limited. We are currently preparing planning documents including a comprehensive Environmental Impact Assessment Report for a planning submission to An Bord Pleanála in Q1 2023. This planning pathway is a legal requirement for all proposed wind energy applications which are being designed to generate above 50MW of energy.

Our primary business is the development of appropriately positioned and scaled greenfield wind and solar energy power plants. EMPower will utilise the considerable international project development experience of our management team, coupled with the market leading technical expertise of our partners, to deliver clean energy assets in a cost effective and environmentally responsible manner.

EMPower is headquartered in Dublin with over 700 MW in development in Europe and Africa. EMPower's senior management team has a combined 95 years experience delivering projects from conception to operation across five continents. The senior management team comprises five Irish professionals, highly experienced in the fields of renewable energy project management, corporate legal, finance and wind measurement.

EMPower commenced project development in Ireland in 2018 following the government announcement of the Renewable Energy Support Scheme (RESS) and Ireland's revised target of 80% renewables by 2030. This will require an additional 4,000 MW of new onshore wind to be installed by 2030.

## What We Do

EMPower follows Equator Principles and IFC Performance Standards throughout all stages of development in order to ensure the protection of our local ecology and communities. In selecting a potential Study Area, we examine housing density, wind resources and local topography, ecology, archaeology, cultural heritage, and existing infrastructure (roads and electricity grid). Once a feasible Study Area is identified, development may progress with the establishment of land agreements and more thorough investigations such as wind measurement, an environmental and social impact assessment and a grid integration study. Upon completion of all required studies, and assuming all relevant permits are secured, a typical construction period for a project such as Dyrick Hill would typically last for 18-24 months.

Commercial wind farms today have an operating lifetime of 30 - 40 years, after which they can be decommissioned, restoring the landscape to its original condition.



95 Years

Combined Experience of EMPower Management Team across 5 continents

## Why Dyrick Hill?

Identifying a project Study Area suitable for a wind farm considers many different inputs. The suitability of the Study Area for this project can be attributed, in part, to the following characteristics:

- The Study Area is not directly within a Special Area of Conservation (SAC), a Special Protection Area (SPA) nor a Natural Heritage Area (NHA).
- The Study Area is in an accessible location for connection to the National Electricity Grid via existing electrical substations and transmission lines in the local area.
- Good annual average wind speeds in the Study Area.
- Setback distances from houses can be achieved to align with the latest government guidance. The project design team has committed to a minimum setback of 740 meters between a dwelling and a proposed turbine location.









# EMPower

## Environmental Impact Assessment

### Landscape and Visual

A landscape and visual impact assessment will be carried out by industry experts to ascertain the visual impact of the proposed project on the surrounding landscape and community. This is initially a desk-based assessment with subsequent project area visits by a qualified landscape consultant who photographs the local landscape. A zone of theoretical visibility (ZTV) is then produced outlining which project elements will be visible from various areas of the local landscape. Photo-montages are also produced from key areas identified in the ZTV to show what the proposed project will look like once constructed. The ZTV map for the proposed Dyrvick Hill project is illustrated below. EMBower design our projects to minimise the visual impact of the project on surrounding location as much as possible.

**ZTV (Zone of Theoretical Visibility) indicating the areas that have a potential view of the proposed turbines at Dyrvick Wind Farm (Tip Height 160m)**

**Proposed Turbines**  
+  
**Selected Viewpoints**  
\*  
**No. Turbines Visible**  
1-3  
4-6  
7-9  
10-12  
**20km Extent**  
○

### Shadow Flicker

Shadow flicker is the name given to a phenomenon caused when the rising or setting sun is behind a wind turbine rotating blades, casting a moving shadow over a small opening in a building such as a window. This creates a flickering effect within the building. Best practice states that properties located ten rotor diameters from a wind turbine are not affected so potential impact is restricted to the immediate vicinity of a project.

The current Irish planning regulations has a zero-tolerance for shadow flicker occurrence, to protect local residential properties. A shadow flicker assessment is carried out to demonstrate the potential for occurrence, and the project layout can be modified to design out the risk of occurrence. Additionally, where there is potential for occurrence, software can be installed which identifies when shadow flicker is occurring, and the wind turbine is shut down for a period of time, therefore mitigating the effect. Employing this mitigation measure ensures that no residents living near the wind farm experience shadow flicker.

### Cultural and Archaeological

This study includes the identification of significant archaeological, architectural and cultural heritage constraints within the Study Area and surrounding wider area. A local archaeologist will conduct a desk based assessment followed by field inspections to identify and categorise all archaeological sites found within the Study Area. A report describing the findings of the archaeological survey and possible impact from the proposed wind farm project will be produced as part of this assessment and will be available for review by the public along with all project planning documents.

### Civil Engineering

Civil engineering forms a major part of this proposed project as we move from planning to construction. On commencing the planning work on the project, the civil engineers must review and implement methods, processes and mitigation measures outlined in the project's Environmental Impact Assessment Report as part of their planning and construction work. The Environmental Protection Agency (EPA) will require that their recommendations and mitigation measures for the construction of the proposed project, as outlined, will be implemented and followed as part of the civil engineering work. The main areas of civil engineering for the proposed project are:


- Project design
- Geotechnical and Study Area investigations
- Turbine foundation and crane pad construction
- Cable installation
- Sediment and erosion control measures
- Traffic Impact Assessment for the construction phase of the proposed project
- Wind turbine equipment assembly and construction
- Commissioning of the wind turbines
- Project clean-up and restoration.



# EMPower

## Environmental Impact Assessment

EMPower have commissioned an ongoing Environmental Impact Assessment (EIA) for the proposed project to assess what effects the project might have on the local human and ecological environment. EMPower are the primary project management contacts during the project assessments and the company will engage with the key stakeholders at every stage of this research to ensure we keep the local community and all interested stakeholders up to date with accurate project information. The results of all these assessments will form part of the final publicly available Environmental Impact Assessment Report (EIAAR) and the planning submission to the consenting authority. The following studies will be conducted as part of this process.




### Population and Human Health

The Population and Human Health assessment includes the processes of analysing, monitoring and managing the intended and unintended consequences, both positive and negative, of planned interventions (e.g. a wind farm project) on the local human population. Its primary purpose is to bring about a more sustainable and equitable biophysical and human environment.

This will include the following activity at a minimum:


- identify interested and affected people;
- collect baseline data (social profiling) to allow evaluation and audit of the impact assessment process and the planned intervention itself;
- give a rich picture of the local historical and cultural context;
- predict (or analyse) likely impacts and how different stakeholders are likely to respond;
- recommend mitigation measures;
- describe potential conflicts between stakeholders and advise on resolution processes;



### Biodiversity

A detailed biodiversity, flora and fauna study will be conducted in order to understand the current biological conditions present within the Study Area, as well as the likely impacts of such a development on surrounding environments. Surveys include habitat mapping and targeted sampling of flora and non-avian fauna at a variety of survey points within different identified habitats within the proposed project's Study Area as well as additional survey points along the transmission corridor. Timed species counts can be used to record resident fauna species at each survey point.


Plant species will be recorded using baseline study investigations and any protected or endangered species will be noted. The final site design will avoid any sensitive habitats and mitigate by design where possible.



### Ornithology

The Royal Society for the Protection of Birds (RSPB) states that wind power has the greatest potential to make a significant difference in mitigating climate change in the coming decade as: 'It is the most advanced and widely available of the new renewable technologies'. RSPB insists that any wind farm proposals that may affect sensitive bird populations or their habitats are subject to rigorous environmental assessment before development is permitted and that the effects of any approved developments are monitored before and after a project's construction.

Impacts of wind farms on bird populations can occur through collisions, habitat loss, avoidance/barrier effects, disturbance, displacement or exclusion, e.g. from breeding grounds or foraging areas. For this reason, EMPower take the utmost due care and diligence to ensure that any proposed wind turbines are positioned to cause the minimum possible impact to the native birds well being and habitat. In line with industry best practice, EMPower will be conducting a minimum of 2 years bird surveys prior to submission of a planning application.




### Noise & Vibration

The evolution of wind farm technology over the past decade has rendered mechanical noise from turbines almost undetectable with the main sound being the aerodynamic 'whoosh' of the blades passing the tower. However, strict guidelines on wind turbines and noise emissions remain to ensure the protection of residential amenity.


Noise assessments that will be undertaken as part of the EIA will comply with the wind farm planning guidelines. Independent noise consultants will undertake a noise assessment to consider the impact of proposed turbine positions on the surrounding area, in particular on nearby residential properties. Measurements of background noise will be taken from the closest dwellings to the Study Area, allowing wind farm noise emissions to be simulated based on the background levels measured and combined with turbine noise emissions. All windfarms must comply with the current guidelines which state that noise levels shall not exceed the greater of 5dBA above background noise levels or 43dBA when measured externally at a dwelling or other sensitive receptors.

The final EIA will include a report describing the findings of the noise assessment and any impact on local dwellings from the proposed wind farm. This final report and research will be available for review by any member of the public.



Source/Activity	Indicative noise level (dB)
Rural night time background	20-30
Quiet bedroom	30
Windfarm at 100m	35-40
Busy road at 5 km	35-45
City at 100m/100m	50
From general office	60
Construction	60
Truck at 100m/100m at 100m	65
Inside a typical shopping centre	70-75
Passenger cabin of an aircraft	85
City traffic	90

Source: Sound and Vibration Handbook for Wind Turbines  
Copyright © 2010 by the British Wind Energy Association



### Water & Hydrology

Hydrology and hydrogeology refers to the study of how water flows under and through the landscape. A desktop survey to establish the baseline conditions within and adjacent to the Study Area will be undertaken. Following this desktop survey, field visits will confirm a number of these findings and inform any required actions or mitigation strategies for the various stages of the proposed project's life cycle, most notably construction. The final project design will minimise the risk of construction materials disturbing local water courses, streams and rivers in the proposed project's vicinity.



# EMPower

## Dyrick Hill Wind Farm Proposal

12 Turbines

74.4 MW

40yr Operational Life

The Study Area for the proposed Dyrick Hill Wind Farm project consists of over 400 hectares owned by local landowners and is located in Co. Waterford. Measured in a straight-line direction, the Project's Study Area is located approximately 16km northwest of Dungarvan and 8.5km southwest of Ballymacarby. Subject to environmental impact assessment and planning permission, EMPower are proposing a 12 wind turbine project, at an overall maximum blade tip height of 185 metres. The proposed Dyrick Hill project will be capable of providing enough clean, affordable, indigenous energy to power over 43,900 average Irish homes (SEAI 2018). The project is currently assessing grid connection options to the electricity network including a connection to Dungarvan Sub-Station. The project's Turbine Delivery Route assessments centre around delivery of wind turbine components from Waterford City port.

### Project Location



### The Project Study Area

The Study Area for the proposed Dyrick Hill project is located in the townlands of Dyrick, Ballymagulkee Upper, Broemountain and Lideaghmountain in Co. Waterford. The Study Area and Buildable Area consists of over 400 hectares and 115 hectares, respectively. Generally, the Study Area is comprised of farmland, forestry and upland heath with soils and subsoils present consisting predominantly of shallow bedrock with minor peat pockets and minor glacial till and podzols in lowland areas. The geology of the Study Area consists mainly of upper Devonian age sandstone and mudstone.

The Project's Study Area is not located within a Natura 2000 site (European Site) or a National Heritage Area. A number of European designated sites do occur within the wider area surrounding the project's Study Area. Some of these sensitive locations within 15 kilometres of the project's Study Area are listed below. All nearby sensitive habitats will be considered in detail for the final project's overall design.

- Blackwater River Special Area of Conservation and National Heritage Area to the southwest;
- Lower River Suir Special Area of Conservation to the north;
- New Valley Woodlands Special Area of Conservation and National Heritage Area to the northeast;
- Glendine Wood Special Area of Conservation (south) and Glenboy Wood National Heritage Area (north).

The grid connection options are currently being assessed for the proposed project. The nearest existing substation is Dungarvan 110KV substation which is located approximately 15 kilometres south of the project's Study Area. Consultation with Eirgrid and ESBN will also dictate the eventual connection point chosen for this proposed project.

If the project is consented the seaports of Waterford or Cork provide the most likely port of entry for the project's wind turbine components. Delivery route surveys are currently underway in order to select the most viable access route.

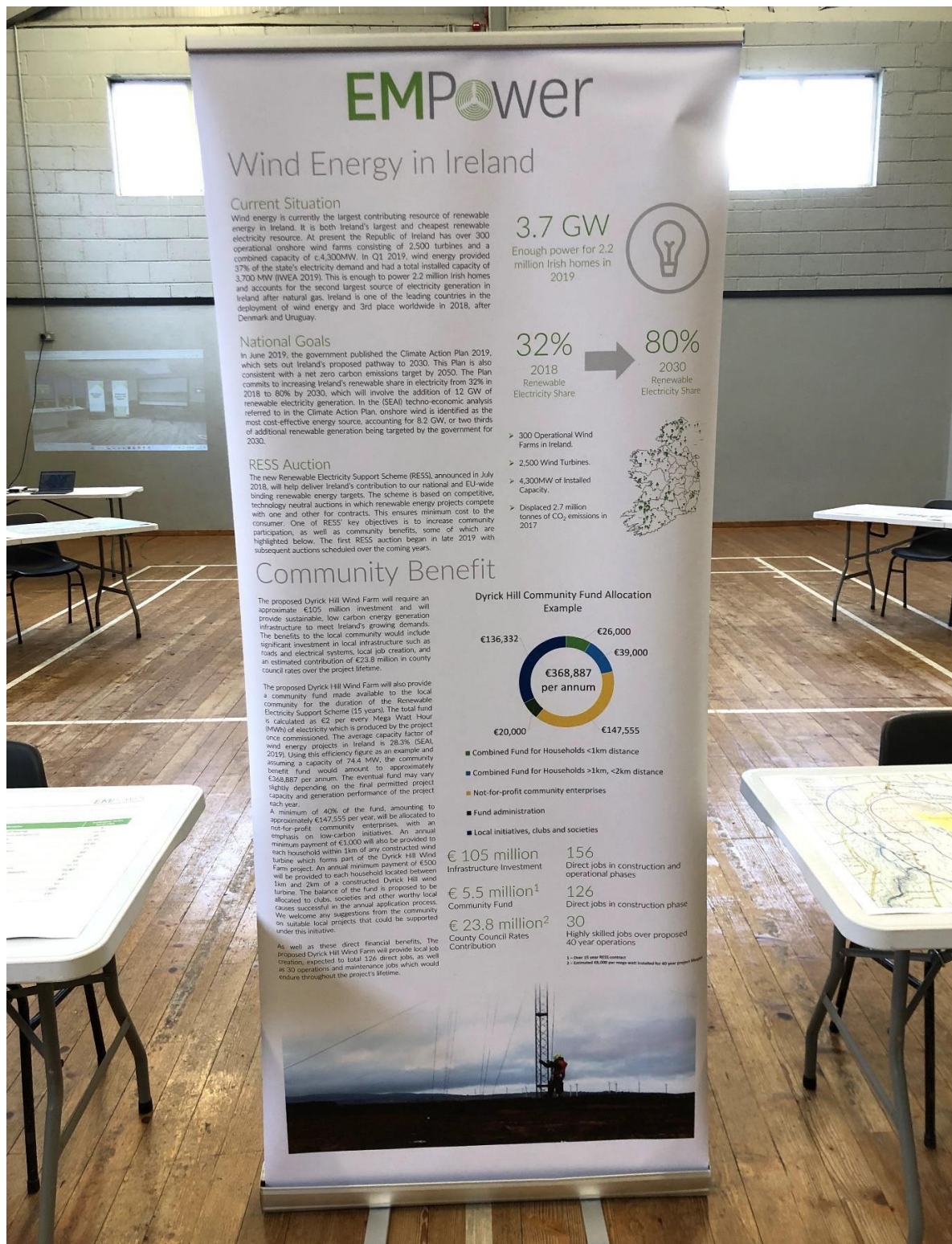
The final Environmental Impact Assessment Report, including all studies and assessments, will be submitted with the project's planning application to the consenting authority. The final report and planning application will also be made available to the public for viewing and comment.

### The Proposed Dyrick Hill Project

- 12 Turbines
- Tip Height 185m
- 74.4 MW
- On-Site 110KV Substation
- Access From N72
- Grid Connection Options Nearby
- Clean Power For Over 43,900 Irish Homes





































## Appendix 5h – 21/02/2023 Online Local Social Media Advertisement for Open Evening

