

13 November 2024

Minister of Housing, Local  
Government and Heritage,  
Development Applications Unit,  
Newtown Road,  
County Wexford,  
Y35 AP90

**BY POST AND BY EMAIL** [Manager.DAU@npws.gov.ie](mailto:Manager.DAU@npws.gov.ie)

SLR Project No.: 501.065366.00001

ABP Ref : ABP-318997-24

Dear Sir / Madam

***RE: Kilsaran Concrete Unlimited Company : Ballinclare Quarry, Co. Wicklow  
Strategic Infrastructure Development Application to An Bord Pleanála  
Proposed Material Recovery / Recycling Facility and Inert Landfill  
Notification of Application to An Bord Pleanála***

We are writing on behalf of our Client, Kilsaran Concrete Unlimited Company to advise that it intends to apply for strategic infrastructure development comprising a **materials recycling / recovery facility and inert landfill** at its existing quarry in the townlands of Ballinclare and Carrigmore, near Kilbride, Co. Wicklow.

The development, within an application area of 32.6 hectares, will comprise:

- (i) a soil washing plant to win aggregate from imported soil and stone;
- (ii) a construction and demolition (C&D) waste recycling facility to produce aggregate from construction and demolition waste (principally concrete); and
- (iii) an inert engineered (i.e. lined) landfill to facilitate backfilling and restoration of the existing quarry void.

The proposed development will provide for the following:

- Installation and operation of a soil washing plant at the former concrete / asphalt yard to produce construction grade sand and gravel aggregate from imported excess soil and stone. The soil washing plant comprises a loading hopper, a number of soil screens in series with connecting conveyor systems, a primary wastewater treatment tank (thickener), a buffer tank holding sludge and recycled water, an elevated plate press and filter cake discharge area;
- Construction of an industrial shed (portal frame structure with roof-mounted solar panels) at the existing paved area to the west of the access road to house crushing and screening equipment and process / recycle inert C&D waste (principally solid / reinforced concrete, bricks, ceramics and solid bituminous waste mixtures);
- Use of external paved and hardstanding areas surrounding the C&D waste processing shed for the external handling and storage of both unprocessed and processed C&D wastes;
- Separation of any intermixed solid construction and demolition (C&D) wastes (principally metal, timber, PVC pipes and plastic) prior to its removal off-site to authorised waste disposal or recovery facilities;

- Substantial backfilling of the existing quarry void to a maximum level of 80mOD, principally through disposal of imported inert soil and stone waste and residual fines from the soil washing process and the use of non-waste soil by-product for engineering, capping and/or landscaping purposes
- The progressive restoration of the completed landfill landform to long-term native woodland habitat;
- Continued use of established site infrastructure and services including, site / weighbridge office, staff welfare facilities, surface water run-off and wastewater treatment systems, weighbridge, garage / workshop, wheelwash, hardstand areas, fuel and water storage tanks to service the proposed development;
- Clearance of vegetation and felling of a number of mature trees to facilitate widening of the internal site access road and make provision for off-road queuing of inbound HGVs within the application site boundary;
- Decommissioning of any remaining fixed plant and infrastructure associated with former rock extraction or concrete / asphalt production activities;
- Off-site removal of any waste materials or bulky wastes associated with former quarrying or production activities;
- Installation of a new weighbridge along the inbound lane of the quarry access road;
- Installation of an additional wheelwash facility on the eastern side of the former concrete / asphalt yard;
- Modification / upgrade of existing drainage channel along the site access road, Installation of silt trap and hydrocarbon interceptor to treat run-off and provision of additional pumping capacity to transfer run-off from existing surface water pond at site entrance to quarry sump
- Installation of a silt trap and hydrocarbon interceptor at the proposed C&D waste recovery facility to treat run-off prior to being pumped to the soil wash plant or surface water ponds elsewhere on site.
- Installation of a sub-surface concrete wastewater holding tank.
- Construction and establishment of an on-site (passive) wetland treatment system and any associated drainage infrastructure to treat / polish water collected from the active backfilling / landfilling cells prior to its discharge off-site to the Ballinclare Stream;
- Re-use of an existing storage shed as a dedicated waste inspection and quarantine facility to inspect and store suspect waste consignments as required. Any waste which has been accepted at the facility and which is likely (on basis of visual inspection) or confirmed (on basis of compliance testing) to be non-compliant with waste acceptance criteria for the facility will be temporarily stored at this location pending results of further waste classification testing and a decision as to how and where they should ultimately be disposed of or recovered;
- Re-alignment, upgrading and ongoing maintenance of internal haul routes across the application site;
- Temporary stockpiling of topsoil pending re-use as cover material for final restoration of the inert landfill / backfilled quarry void;
- Implementation of a series of measures to enhance local biodiversity including the retention of habitats and features of biodiversity value (e.g. ponds, buildings), quarry face retention for nesting peregrine falcon, establishment of an artificial sand martin colony, creation of roost space / deployment of bird boxes for bats and creation of habitat / erection of bird nest boxes for breeding / roosting birds.
- Environmental monitoring of noise, dust, surface water and groundwater for the duration of the landfilling and restoration works and C&D waste recovery / recycling activities and for a short period thereafter.



- All ancillary site works, landscaping and perimeter fencing

Planning permission is sought for a period of up to 25 years. The proposed development requires a waste licence from the Environmental Protection Agency.

An electronic copy of the application documents (including an Environmental Impact Assessment Report (EIAR) and a Natura Impact Statement (NIS)) is provided on a flash drive under cover of this letter. In accordance with your previous request, we have uploaded a copy of the application documents to the Fileshare location you shared with us, and the cover letter accompanying the application to An Bord Pleanála has been emailed to you.

Details of the application and the Environmental Impact Assessment Report may also be inspected online at the following website set up by the Applicant at

<https://www.ballinclarematerialsrecovery.ie>

We will follow up with an email advising of the Case Number for the application from An Bord Pleanála as soon as we receive it. You may, between 19<sup>th</sup> November 2024 and 9<sup>th</sup> January 2024 (a period of 7 weeks and 2 days), make a submission or observations in writing to An Bord Pleanála, 64 Marlborough Street, Dublin 1 relating to

- the implications of the proposed development for proper planning and sustainable development,
  - the likely effects on the environment of the proposed development, and
  - the likely significant effects or adverse effect on any European site
- if carried out.

Submissions or observations duly made will be considered by An Bord Pleanála in making a decision on the application. Such submissions or observations must also include the following information:

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

An Bord Pleanála may, at its absolute discretion, decide whether to hold an oral hearing in respect of the proposed development.

An Bord Pleanála may

- grant permission for the strategic infrastructure development as proposed;
- make such modifications to the proposed development as it specifies in its decision and grant permission in respect of the proposed development as so modified; or
- grant permission in respect of part of the proposed development (with or without specified modifications of the foregoing kind); or
- refuse to grant the permission.

An Bord Pleanála may attach to a grant of permission such conditions as it considers appropriate.

Yours faithfully,

**SLR Consulting Ireland**



**Derek Luby**  
Technical Director

