



An Bord Pleanála,  
64 Marlborough Street,  
Dublin 1  
D01 V902

12<sup>th</sup> December 2025

**Re: Planning Application to An Bord Pleanála for approval under Sections 175 and 177AE of the Planning and Development Act 2000 (as amended) and the Planning and Development Regulations 2001 (as amended) for proposed Flood Relief Works at Graiguenamanagh, Co. Kilkenny and Tinnahinch, Co. Carlow.**

Dear Sir/Madam,

Kilkenny County Council (in collaboration with the Office of Public Works (funder)) submits a planning application for approval under Sections 175 and 177AE of the Planning and Development Act (as amended) and the Planning and Development Regulations 2001 (as amended) for proposed development works for the Graiguenamanagh Tinnahinch Flood Relief Scheme in the townlands of townlands of Graiguenamanagh, Tinnapark, Priestsvally Brandondale & Tinnahinch in Counties Kilkenny & Carlow. In summary the proposed development incorporates the following elements:

**River Barrow Defences:**

- Defences at the Graiguenamanagh Rowing Club consist of hard and soft defences set back from the Quayside. The flood defence wall in front of the Club will be circa 1.5 m high above ground level and will include 1 m high glazing within its height in front of the clubhouse. The riverward side of the wall will be clad in natural stone. A soft earthen embankment will be constructed 1.8m high nearest to the river and will tie into high ground to the North of the building. The embankment will have side slopes of 1V:2.5H and will be grass seeded. For the southern vehicular access to the Boathouse, a double gate arrangement is proposed to allow for pedestrian access to facilities while providing a secure boundary to the boathouse. Mooring and boat access will be available along the length of The Quay. Further, the slipway and concrete steps opposite the Boat Club will remain. The vehicular route within the club carpark will be altered to a one-way system for safer pedestrian movements.
- A new raised defence (stone clad wall) will be constructed from the Rowing Club along Graiguenamanagh Quay and will tie into the existing wall near the junction of Barrow Lane. A flood gate will be installed across the junction to the Rowing Club, flushed with the flood defence walls. This flood gate will restrict access to the Rowing Club during flood conditions. An access ramp will be installed over the defence wall to maintain access to the site before the Rowing Club.
- New raised defences (cut stone clad and glass wall) upstream of the Graiguenamanagh Bridge to tie into the flood gate at the Graiguenamanagh Rowing Club/Barrow Lane junction. The vehicular route will be altered to a one-way system, with wider footpaths proposed for easier and safer pedestrian movement and permeability. Site clearance work

will consist of removal of existing bollards, demolition of boundary wall/hoarding at corner of the Quay and Barrow Lane and demolition of existing streetscape along the entire quay.

- Flood gates will be placed along Graiguenamanagh Quay and Tinnahinch Quay to retain access for water activities. These will be closed in flood conditions.
- A new raised defence (stone clad flood wall) downstream of the Graiguenamanagh Bridge that will follow the existing natural line of the edge of the carriageway.
- A new raised defence (earthen embankment) on the left bank upstream of the Graiguenamanagh Bridge. The embankment will be circa 240 m long with a maximum height of 1.25 m above ground level. The embankment will have side slopes of 1V:2.5H and will be grass seeded. The embankment will tie into a short section of concrete flood wall at its north eastern end. Trees and ornamental planting will be introduced at the entrance to the amenity pathway, both for visual and biodiversity benefit.
- Modifications to, or a new raised defence (flood concrete walls), on the left bank downstream of Graiguenamanagh Bridge along Tinnahinch Quay.
- Installation of non-return valves on outfalls to the River Barrow.
- Behind wall drainage improvements/pumping stations

#### **River Duiske Defences:**

- Upstream Storage: Installation of flood storage area approximately 1.5km upstream from the River Barrow and River Duiske confluence. The storage area will consist of a grass seeded fill material embankment that ranges from 0-8m above existing ground level, with side slopes at a ratio of 3:1. The embankment length will tie into the existing high ground to hold a flood storage extent of approximately 0.074 km<sup>2</sup>.
- A flow control device will be constructed in the centre of the embankment within the Duiske channel which will include debris screen on the upstream side to prevent blockage.
- Road and associated services into the surrounding landscape, tree, hedge, riparian planting and wildflowers meadows have been proposed to assist integration of the embankment.
- New raised defences (concrete wall) along both the left and right banks of the River Duiske, at the confluence with the River Barrow up to the Turf Market Bridge.
- A new raised defence (earthen embankment) along the eastern boundary of the Hub. The embankment will be 62m in length with side slopes of 1V:2.5H and will be grassed seeded. Formal and informal pathways and planting are to be provided throughout the area, linking the area to the town, and residential area to the west. These will also provide linkage to the South Leinster Way/Brandon Hill.
- A new raised defence (concrete wall) on the left bank of the River Duiske, downstream from the High Street Bridge.
- A new raised defence (concrete wall) and wall improvements on the left bank of the River Duiske, upstream of the High Street Bridge to Clapper Bridge.
- Ornamental planting is proposed between the proposed flood wall and the existing stone wall. Further steps are to be introduced towards Clapper Bridge with guardrails/handrails.
- Installation of debris trap upstream of Clapper Bridge.
- Removal and raised replacement of two existing foot bridges, near the Mass Path and at Turf Market.
- Fencing, accommodation works and all site development and landscaping works.

The proposed development summarised above provides a range of interventions for the proposed flood relief scheme at Graiguenamanagh, Co. Kilkenny & Tinnahinch Co. Carlow. The intent of the works is to enhance the flow capacity and level of defence through the town and to alleviate the risk of flooding to the communities of both Graiguenamanagh and Tinnahinch. A detailed outline of the

proposed works is provided in the submitted drawings prepared by Ayesa Consulting Engineers. The Office of Public Works will be the funding authority for this proposed flood relief scheme.

### **Section 85 Local Government Act;**

In June 2019 Kilkenny County Council sought to enter into a Section 85 Agreement with Carlow County Council for The identification, design and submission (for planning consent) of a Flood Relief Scheme, that is technically, socially, environmentally and economically acceptable, to alleviate the risk of flooding to the Community of Graiguenamanagh/Tinnahinch to a determined Standard of Protection, and to procure, manage and oversee the construction of that Scheme. At the meeting of Carlow County Council on the 8<sup>th</sup> July 2019 the following was unanimously resolved;

*'That we, the Members of Carlow County Council, hereby approve that Carlow County Council enter a Section 85 Agreement with Kilkenny County Council to facilitate the design and construction of a Flood Relief Scheme for Graiguenamanagh/Tinnahinch, in accordance with the provisions of Section 85 of the Local Government Act 2021'*

The Agreement between both parties was signed off on the 16<sup>th</sup> July 2019 and is attached for reference.

### **Environmental Impact Assessment Report (EIAR)**

An Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS) have been prepared and included as part of this application for approval in respect of the proposed development at Graiguenamanagh, Co. Kilkenny & Tinnahinch Co. Carlow.

Ayesa Consulting Engineers prepared an EIA Screening Report on the basis that the proposal is identified as a class of development specified in Part 2, Schedule 5 Planning and Development Regulations. Following a review of the classes and thresholds set out in Part 1 and Part 2 of Schedule 5 of the Planning and Development Regulations 2001 (as amended), it was considered that the development does trigger the need for an EIA.

### **Appropriate Assessment**

Ayesa Consulting Engineers Consultancy carried out a Screening for an Appropriate Assessment (AA) to assess whether the proposed development, individually or in combination with any other plans or projects, was likely to have a significant effect on any Environment site. The report concluded that a Stage 2 Appropriate Assessment was required and a Natura Impact Statement is included within the planning submission.

### **Planning Submission**

The planning submission includes the following items, as required by the Planning and Development Act 2000 (as amended) and the Planning & Development Regulations 2001 (as amended)

- Copy of EIAR prepared by Ayesa.
- Copy of NIS prepared by Ayesa.
- Copy of Newspaper Notice – The Irish Independent, and the Carlow Nationalist published 9<sup>th</sup> of December;
- Copy of Newspaper Notice – Kilkenny people published 10<sup>th</sup> of December;
- Copy of Letters to Prescribed Authorities;
- Copy of EIAR Portal Notification;
- Suite of Planning Drawings;
- Planning Application fee.

- A signed copy of the Resolution and Agreement in accordance with the provisions of Section 85 of the Local Government Act 2001 between Kilkenny County Council and Carlow County Council.

The prescribed fee of €30,000 was issued to An Bord Pleanála was issued on the **5<sup>th</sup> December 2025**, with the accompanying reference 'Graiguenamanagh Tinnahinch FRS 177AE'

The particulars of the development, together with the EIAR and NIS will be available for inspection within the period of 6 weeks from Monday 22<sup>nd</sup> December 2025 to Wednesday 11<sup>th</sup> February 2026 (inclusive of both dates) at:

- The Planning Section of Kilkenny County Council, County Hall, John Street, Kilkenny City. R95 A39T between the hours 9am to 1pm & 2pm to 4pm Monday to Friday (Excluding Public Holidays),
- Thomastown Municipal District Office, Ladyswell, Thomastown, Co. Kilkenny R95 TX68, and Callan Municipal District Office, Clonmel Road, Callan, Co. Kilkenny, R95 RK06; from 9am to 1pm & 2pm to 5pm Monday to Friday (Except Public Holidays).
- The Offices of An Bord Pleanála, 64 Marlborough Street, Dublin 1, D01 V902 between 09:15am-5:30pm Monday to Friday (Excluding Public Holidays).

The provisions of section 251 of the Planning and Development Act 2000 relating to the holiday period between the 24th December and 1st January, both days inclusive, have been taken into account in the calculation of the response date. Your submission in response to this notice must be received by the Commission not later than 5.30 p.m. on the date specified above.

We trust this information is sufficient for the planning application, however, should you require any further information, please do not hesitate to contact the undersigned below.

**Dated this 12/12/2025**

Signed:



Seamus Kavanagh,  
A/Director of Services,  
Kilkenny County Council