

AN BORD PLEANALA

APPEAL NOTIFIED FROM 22/01/2024 TO 26/01/2024

FUNCTIONAL AREA: Cork City

FILE NUMBER	APPLICANTS NAME AND ADDRESS	APP. TYPE	DECISION DATE	L.A. DEC.	DEVELOPMENT DESCRIPTION AND LOCATION	B.P. DEC. DATE
23/41837	Ballinvuskig Solar Farm Ltd. c/o John Willoughby MKO Tuam Road Galway H91VW84	Permission		01/02/2024	Permission for development at a c. 44.4 ha site at Ballinvuskig, Douglas, Co. Cork. The development will consist of modifications to the permitted solar farm (Pl. Ref. No: 19/5371, ABP Ref. PL04.305186). The proposed modifications are entirely within the boundary of the permitted development and will consist of: (I) The exclusion of the permitted 38kV substation and grid connection which comprised of a loop in to the existing 38kV overhead line on site; (II) The exclusion of the permitted battery storage unit and container unit; (III) A reduction in number of inverter/transformer stations from 12 no. permitted to 8 no. inverter/transformer stations; (IV) The provision of a ring main unit to facilitate the connection of Ballinvuskig solar farm to a proposed 110kV substation at Ballinrea Co. Cork; (V) Assorted changes to the internal access tracks and the layout and dimensions of their permitted photovoltaic panels which will increase the solar photovoltaic footprint from c. 178,600 sq.m of ground mounted solar panels to c. 188,000 sq.m of ground mounted solar panels; and (VI) All associated site works and ancillary infrastructure. A Natura Impact Statement (NIS) has been prepared in respect of the proposed development and the NIS will be submitted to the planning authority with the application. Ballinvuskig Douglas Co.Cork	25/01/2024

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23/42340	Majorfield Ltd c/o Brian O Kennedy & Associates Architects & Engineers Shannon House Church Road Cork	Permission		28/01/2024	Permission for Alterations to existing mixed-use building namely; change of use of part of ground floor and entire first, second, and third floors from office space to residential consisting of 3no. studio apartments along with an alteration to the rear elevation including new rear window and all associated site development works 64 St Patricks Street Cork	22/01/2024

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23/42409	Longview Estates Ltd c/o Orla O Callaghan Tom Philips & Associates No. 1 Horgans Quay Waterfront Square Cork City T23PPT8	Permission		29/01/2024	Permission for a Large Scale Residential Development (LRD) comprising amendments to a permitted Strategic Housing Development (SHD) of 753 no. units (ABP-306325-20) at a site located at Lahardane, Ballyvolane, Cork City. The proposed development will consist of amendments to Neighbourhoods 2 and 4 of the permitted SHD. The proposed amendments in Neighbourhood 2 include (a) the removal of 3 no. residential units and a change of house types resulting from replacing 3 no. detached houses with 2 no. detached houses; replacing 2 no. semi-detached houses with 1 no. detached house and omitting a mid-terrace unit so that a terrace of 4 no. houses becomes a terrace of 3 no. houses including amendments to the road layout and amenity pathway in Neighbourhood 2 and all associated services. The proposed amendments in Neighbourhood 4 include (b) the reorientation of 4 no. residential units in Neighbourhood 4 and localised amendments to the road layout and all associated services. The proposed development includes for ancillary site works associated with the modifications. The application may be inspected online at the following website set up by the applicant: LRD Website: www.longviewlrd.ie Lahardane Ballyvolane Cork City	22/01/2024
Total		3				