

**OFFALY COUNTY COUNCIL  
WEEKLY PLANNING  
01/01/2024 to 07/01/2024**

<b>GRANTED PLANNING APPLICATIONS (Includes Section 42 Applications)</b>	√
<b>RECEIVED PLANNING APPLICATIONS (Includes Section 42 Applications)</b>	√
<b>F.I. RECEIVED</b>	√
<b>INVALID APPLICATIONS</b>	√
<b>REFUSED APPLICATIONS</b>	<b>n/a</b>
<b>APPEALS NOTIFIED</b>	<b>n/a</b>
<b>APPEAL DECISIONS</b>	<b>n/a</b>
<b>SECTION 5</b>	√
<b>EIAR/EIS</b>	<b>n/a</b>
<b>NIS</b>	<b>n/a</b>
<b>PLANNING APPLICATIONS WHICH RELATE TO THE PROVISION OF, OR MODIFICATIONS TO, AN ESTABLISHMENT.</b>	<b>n/a</b>
<b>MATERIAL CONTRAVENTIONS OF DEVELOPMENT PLAN</b>	<b>n/a</b>
<b>LRD PRE PLAN REQUESTS</b>	<b>n/a</b>
<b>LRD OPINIONS</b>	<b>n/a</b>
<b>LRD APPLICATIONS</b>	<b>n/a</b>

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## P L A N N I N G   A P P L I C A T I O N S

## P L A N N I N G   A P P L I C A T I O N S   R E C E I V E D   F R O M   0 1 / 0 1 / 2 0 2 4   T o   0 7 / 0 1 / 2 0 2 4

**under section 34 of the Act the applications for permission may be granted permission, subject to or without conditions, or refused;  
The use of the personal details of planning applicants, including for marketing purposes, maybe unlawful under the Data Protection  
Acts 1988 - 2018 and may result in action by the Data Protection Commissioner, against the sender, including prosecution**

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/1	EMMET LYNCH	P	02/01/2024	THE PARTIAL DEMOLITION TO THE REAR OF EXISTING 2 STOREY BUILDING, CONSTRUCTION OF NEW 2 STOREY EXTENSION TO THE REAR AND 2 NO. DORMER WINDOWS TO THE REVISED FRONT ELEVATION, RESET FLOOR LEVELS TO ALLOW FOR USE AS SHORT STAY ACCOMMODATION CONSISTING OF 3 FAMILY ROOMS AT FIRST FLOOR LEVEL AND COMMUNAL AND ADMINISTRATION SPACE TO GROUND FLOOR LEVEL ALONG WITH COMMUNAL YARD AREA TO REAR. ALL SERVING AS AN EXTENSION TO, AND WITHIN THE CURTILAGE OF, THE CONVERTED PREMISES HUGH LYNCH'S PUBLIC HOUSE (A PROTECTED STRUCTURE RPS NO. 23-386). ASSOCIATED GROUNDWORKS, LANDSCAPING, DRAINAGE, ENGINEERING, AND ANCILLARY WORKS NECESSARY TO FACILITATE THE DEVELOPMENT TO BE INCLUDED NO. 30 KILBRIDE ST, TULLAMORE CO. OFFALY R35 XR81		Y	N	N
24/2	KATHERINE & ADRIAN HAINES	R	05/01/2024	AN UNFINISHED SINGLE STOREY DOMESTIC OUTBUILDING WITH CARPORT TO THE REAR OF THE EXISTING DWELLING AND THE PERMISSION TO COMPLETE, INCLUDING ALL ASSOCIATED SITE WORKS CLONOGHILL LOWER BIRR CO. OFFALY		N	N	N

## P L A N N I N G   A P P L I C A T I O N S

## P L A N N I N G   A P P L I C A T I O N S   R E C E I V E D   F R O M   0 1 / 0 1 / 2 0 2 4   T o   0 7 / 0 1 / 2 0 2 4

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24/3	MOHSIN KHAN SHAHZADAGUL	P	02/01/2024	CHANGE OF USE OF THE GROUND FLOOR OF EXISTING PREMISES FROM A VACANT BUTCHER SHOP TO A NEW RESTAURANT WITH TAKE AWAY. FIRST FLOOR OF THE EXISTING BUILDING WILL REMAIN AS PER ITS CURRENT USE AND DOES NOT FORM PART OF THE PLANNING APPLICATION. THE EXISTING FACADE OF THE BUILDING WILL REMAIN WITH THE EXCEPTION OF NEW SIGNAGE BRIDGE STREET TULLAMORE CO. OFFALY		N	N	N
24/60001	James & Lorraine Hogan	P	03/01/2024	ALTERATIONS AND EXTENSION TO EXISTING DWELLING HOUSE CONSISTING OF THE FOLLOWING: DEMOLITION OF EXISTING EXTENSION TO THE SIDE OF THE DWELLING, NEW SINGLE STOREY/DORMER EXTENSION TO THE SIDE OF THE DWELLING, ALTERATIONS TO THE INTERNAL LAYOUT OF THE EXISTING DWELLING AND ALL ASSOCIATED SITE WORKS. RETENTION PERMISSION IS ALSO BEING SOUGHT FOR THE EXISTING GARAGE LOCATED TO THE REAR OF THE DWELLING AND THE EXISTING TREATMENT SYSTEM Grange Killeigh Co. Offaly		N	N	N

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/60002	Grid System Services Ltd Company	P	04/01/2024	a 10 year planning permission. The development will consist of a grid system services facility within a total site area of 3.5 hectares. The proposed development will have a projected life span of 30 years. The development will include 1 no. single storey electrical substation building, 1 no. customer substation control and switch rooms, up to 20 no. electrical inverter/transformer station modules mounted on concrete plinths, up to 80 no. containerised battery blocks on concrete support structures and associated heating, ventilation and air conditioning units (HVAC units), access tracks and upgraded site entrance, associated electrical cabling and ducting, security gates and perimeter security fencing up to 2.6m palisade fencing, CCTV security monitoring system, landscaping works and all associated ancillary infrastructure. Derrynagall or Ballydaly Tullamore Co. Offaly		N	N	N

**Total: 5**

**\*\*\* END OF REPORT \*\*\***

## PLANNING APPLICATIONS

## PLANNING APPLICATIONS GRANTED FROM 01/01/2024 To 07/01/2024

In deciding a planning application the planning authority, in accordance with section 34(3) of the Act, has had regard to submissions or observations received in accordance with these Regulations;

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	M.O. DATE	M.O. NUMBER
23/401	GARETH CLEARY & FIONA COSGROVE CLEARY	P	18/10/2023	CONSTRUCTION OF A DWELLING HOUSE, DOMESTIC GARAGE, SEPTIC TANK/ETS PERCOALTION AREA AND ALL ASSOCIATED SITE WORKS MEELAGHANS TULLAMORE CO. OFFALY	02/01/2024	
23/60059	Collins Lane Housing Development Ltd.	P	09/08/2023	A Large Scale Residential Development (LRD). The proposed development consists of 126 no. residential units comprised of 102 no. dwelling houses and 24 no. apartments and a childcare facility/creche. The houses are arranged as 7 no. two-story, detached houses (5 no. 3-bedroom, and 2 no. 4-bedroom), 50 no. two-storey, semi-detached houses (2 no., 4-bedroom, 44 no. 3-bedroom and 4 no. 2-bedroom), 21 no. two-storey terraced houses (in 7 terraces each with 3 no. 2-bedroom houses) and 24 no. three-story (third floor in roof/dormer space), semi-detached houses (containing 4 bedrooms). The apartments are arranged as two-story (and part single-story) units with own-door access with 2 no. units, each containing 4 no. 2-bedroom apartments (2 no. 2-bed at ground floor level and	05/01/2024	

**OFFALY COUNTY COUNCIL**

**PLANNING APPLICATIONS**

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2 no. 2-bed at first floor level) and 2 no. terraced apartment units each containing 8 no. apartments (4 no., 2-bed at ground floor level and 4 no., 1-bed at first floor level). Bin/recycling stores and bicycle shelters are proposed for the apartments. The development also includes a single-story, childcare facility/creche containing pre-school and after-school facilities with associated, on-site parking, bicycle shelter, bins/recycling stores and amenity/play areas. Proposed vehicular access is proposed to be provided off the existing roundabouts (on the north-south link road between Collins Lane (R443) and the Educate Together School), one by the continuation of the existing road serving the Jehovah Witness Hall site, one by a new roadway from the central roundabout (through the neighbourhood centre zoned site). A new vehicular entrance serving the development is also proposed off the R443, Collins Lane. An internal link road is proposed to The Hawthorns housing estate to the north of the site. Works include all new estate roads, boundary treatments, public open space serving the development including amenity/play areas, landscaping, pedestrian, cycle facilities and landscaping along the R443. Works include waste and surface water services, the under-grounding of overhead power lines and ground-mounted transformers, related and ancillary services and all

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**PLANNING APPLICATIONS**  
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				associated site-works. The application may also be viewed on-line on a website set up by the applicants at <a href="http://www.collinslanehousinglrd.com">www.collinslanehousinglrd.com</a> Collins Lane (R443) Ardan Tullamore, Co. Offaly R35 WK53	
23/60113	Darragh Reams & Klaudia Marcjanik	P	13/09/2023	Construction of a three bedroom 2 story dwelling and garage. The application will also include a new biofilter treatment system and percolation area, new entrance and all associated site works and drainage Vicarstown Ferbane Co. Offaly	05/01/2024

**Total: 3**

**\*\*\* END OF REPORT \*\*\***

## P L A N N I N G   A P P L I C A T I O N S

## INVALID APPLICATIONS FROM 01/01/2024 To 07/01/2024

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DEVELOPMENT DESCRIPTION AND LOCATION
23/431	SHAUNA CASSIDY & ROBERT MITCHELL	P	02/01/2024	ERECTION OF DWELLING HOUSE WITH PROVISION FOR FUTURE DEVELOPMENT OF ATTIC, INSTALLATION OF EFFLUENT WASTE WATER TREATMENT SYSTEM INCLUDING PERCOLATION SYSTEM, NEW ENTRANCE AND ALL ANCILLARY WORKS BOHERFADDA BALLYCUMBER CO. OFFALY
23/60239	Grid System Services Ltd Company	P	03/01/2024	a 10 year planning permission. The development will consist of a grid system services facility within a total site area of 3.5 hectares. The proposed development will have a projected life span of 30 years. The development will include 1 no. single storey electrical substation building, 1 no. customer substation control and switch rooms, up to 20 no. electrical inverter/transformer station modules mounted on concrete plinths, up to 80 no. containerised battery blocks on concrete support structures and associated heating, ventilation and air conditioning units (HVAC units), access tracks and upgraded site entrance, associated electrical cabling and ducting, security gates and perimeter security fencing up to 2.6m palisade fencing, CCTV security monitoring system, landscaping works and all associated ancillary infrastructure Derrynagall or Ballydaly Tullamore Co. Offaly



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## INVALID APPLICATIONS FROM 01/01/2024 To 07/01/2024

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DEVELOPMENT DESCRIPTION AND LOCATION
23/60242	OLIVIA AND BARRY WALLACE	P	02/01/2024	CONSTRUCTION A NEW DWELLING WITH A NEW GARAGE, A NEW ENTRANCE, A NEW SEPTIC TANK AND PERCOLATION AREA AND A NEW WELL AND ALL ASSOCIATED SITE WORKS BALLYSTANLY ROSCREA CO. OFFALY
23/60243	Tony Kilduff	P	03/01/2024	at Lakelands, Clonfinlough on approx 8.28 Hectares of land consists of the refurbishment of an existing (19th Century) single storey, stone built, farm cottage (area 73.8m2) to be repurposed as a communal kitchen and dining area and extended to provide a WC block on the north gable of the cottage. The provision of four new single storey dwellings, three of which are single bed live/work artist studio units. The fourth house will be a two bed house for the sole use of the owner/client. The Gross floor areas of new development will be 505.5m2 . The units are proposed to be stand alone and 'off grid.' Power for the units will be provided by a solar array laid out at ground level on the site. It is proposed that water will be provided from a well on site, and most of the surface water run- off will be attenuated and filtered for re-use as potable/non-potable water. The group of houses will be serviced in terms of foul water and waste requirements by a septic tank system built and installed to specifications by specialists. Planting of trees and hedging will be installed to screen the development from the road and environs. An access road and hard and other soft landscaping will also form part of the development. 'Lakelands' Clonfinlough Co. Offaly

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<b>FILE NUMBER</b>	<b>APPLICANTS NAME</b>	<b>APP. TYPE</b>	<b>DATE INVALID</b>	<b>DEVELOPMENT DESCRIPTION AND LOCATION</b>
23/60251	Mark & Ursula Willis	P	04/01/2024	AN EXTENSION AND ALTERATIONS TO AN EXISTING DWELLING CONSISTING OF THE FOLLOWING; DEMOLITION OF THE EXISTING FRONT AND REAR FLAT ROOF EXTENSIONS AND THE CONSTRUCTION OF A NEW SINGLE STOREY EXTENSION. PERMISSION IS ALSO SOUGHT FOR A NEW TREATMENT SYSTEM AND RAISED PERCOLATION AREA, RELOCATION OF THE EXISTING SITE ENTRANCE AND ALL ASSOCIATED SITE WORKS Droughtville Kinnitty Birr, Co. Offaly R42FY60

**Total: 5**

**\*\*\* END OF REPORT \*\*\***

## P L A N N I N G   A P P L I C A T I O N S

## FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 01/01/2024 To 07/01/2024

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DATE RECEIVED		DEVELOPMENT DESCRIPTION AND LOCATION
23/219	COLM BYRNE AND RHONA BERGIN	P		03/01/2024	F	1. PROPOSED CONSTRUCTION OF A TRADITIONAL STYLE TWO-STOREY DWELLING, WITH FIVE BEDROOMS, 2. PROPOSED DOMESTIC STORAGE GARAGE WITH SOLAR PANELS, 3. PROPOSED EFFLUENT TREATMENT SYSTEM AND ALL ASSOCIATED ANCILLARY SITE WORK FOR PERCOLATION AREA, 4. REPLACEMENT OF EXISTING ENTRANCE WITH TRADITIONAL STYLE GATES, REPLACEMENT PIERS AND ALL OTHER ASSOCIATED SITE WORKS DERRYCORUS EDENDERRY CO. OFFALY
23/227	JOHN MOYLAN & SARAH MCGUINNESS	P		03/01/2024	F	A NEW DWELLING HOUSE, DOMESTIC GARAGE, WASTEWATER TREATMENT SYSTEM, BORED WELL, DRIVEWAY AND ENTRANCE AND ALL ASSOCIATED SITE WORKS KNOCKNAHORNA BANAGHER CO. OFFALY

**Total: 2**

**\*\*\* END OF REPORT \*\*\***

**OFFALY COUNTY COUNCIL  
P L A N N I N G   A P P L I C A T I O N S**

**FURTHER INFORMATION RECEIVED FROM 01/01/2024 To 07/01/2024**

<b>Received Date</b>	<b>File Number</b>	<b>Applicants Name</b>	<b>Application Received</b>
03/01/2024	23/219	COLM BYRNE AND RHONA BERGIN	19/05/2023
03/01/2024	23/227	JOHN MOYLAN & SARAH MCGUINNESS	24/05/2023

**Total F.I. Received: 2**

## Application for Declaration under Section 5

<b>Ref No</b>	<b>Name</b>	<b>Development Address</b>	<b>Date App, for Declaration Rec.</b>
DEC 24/1	Kilbeggan Organic Foods	Unit 3F, Cluster 2, Axis Business Park, Tullamore, Co. Offaly	05/01/2024
DEC 24/2	Maire Callaghan	Enterprise Centre, St. Brendans St, Birr, Co. Offaly	05/01/2024