## OFFALY COUNTY COUNCIL WEEKLY PLANNING 22/04/2024 to 28/04/2024

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

LRD APPLICATIONS

#### PLANNING APPLICATIONS GRANTED FROM 22/04/2024 To 28/04/2024

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

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	M.O. DATE	M.O. NUMBER
23/60109	David Watkins	P	12/09/2023	Construction of three bedroom dwelling and associated site works Townsend Street, Birr Co Offaly R42 AK60	25/04/2024	
23/60200	Eircom Limited	P	22/11/2023	the installation of a 21 metres lattice telecommunications support structure carrying antennas, dish, remote radio units (RRU's), GPS together with ground based equipment, fencing, access gate, cabinets, concrete plinth and all associated site development works for wireless data and broadband services Eir ADH, Spollanstown Industrial Estate Spollanstown Tullamore, Co. Offaly	25/04/2024	
24/60030	Eibhlin Hudson & Colin Wynne	Ρ	01/02/2024	a two-storey dwelling, domestic garage and connections to existing onsite services and all associated site works. 72 Tegan Court Mucklagh Co. Offaly	24/04/2024	

#### PLANNING APPLICATIONS GRANTED FROM 22/04/2024 To 28/04/2024

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	M.O. DATE	M.O. NUMBER
24/60056	Enda and Therese Stones	Ρ	29/02/2024	the construction of new one-storey extensions to the side/ Southeast and rear/ North of the existing semi-detached bungalow, new garage, new effluent treatment system and all associated site development works. Aghamore Clara Co. Offaly R35 Y472	24/04/2024	
24/60060	Laois and Offaly Education and Training Board	Ρ	01/03/2024	the change of use of an existing industrial/warehouse unit to educational use, to provide 3 No. Classrooms for electrical apprenticeship programmes, along with ancillary spaces for Storage, Toilets, Canteen and Staff Canteen, together with all associated siteworks. The building is listed on the Record of Protected Structures in the Offaly County Development Plan 2021-2027 under reference 23-242. Unit B1, Kilcruttin Business Centre Cormac Street/Spollanstown Road Tullamore, Co. Offaly R35 E9E5	25/04/2024	

#### OFFALY COUNTY COUNCIL

#### PLANNING APPLICATIONS

#### PLANNING APPLICATIONS GRANTED FROM 22/04/2024 To 28/04/2024

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

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

Total: 5

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/44	DON & BREDA DEVINE	R	22/04/2024	2024 AN EXISTING DOMESTIC GARAGE CLONAD DAINGEAN CO. OFFALY		N	N	N
24/45	ALEKSAS MELNICIUKAS	P	22/04/2024	THE ERECTION OF DWELLING HOUSE WITH PROVISION FOR FUTURE DEVELOPMENT OF ATTIC, INSTALLATION OF EFFLUENT WASTE WATER TREATMENT SYSTEM INCLUDING PERCOLATION SYSTEM, AND ALL ANCILLARY WORKS KILFOYLAN TUBBER CO. OFFALY		N	Ν	N
24/46	OLIVER EGAN	R	23/04/2024	(A) SINGLE-STORY EXTENSION TO SIDE OF HOUSE (B) RETENTION OF GARAGE AND DOMESTIC FUEL STORAGE AREA TO THE REAR OF HOUSE AND (C) BALCONY TO FRONT OF FIRST FLOOR OF HOUSE ANNAMOE PORTARLINGTON CO. OFFALY		N	Ν	N

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/47	7 JOSEPH MCEVOY R 24/04/2024		24/04/2024	A DOMESTIC GARAGE AND ASSOCIATE SITE DEVELOPMENT WORKS 19 PHILIPSVALE, DAINGEAN CO. OFFALY R35 K285		Ν	Ν	Ν
24/48	STEPHEN GERAGHTY	Ρ	24/04/2024	24 INTERNAL AND EXTERNAL ALTERATIONS TO EXISTING SINGLE STOREY DWELLING INCORPORATING REMOVAL OF EXISTING FRONT PORCH AND CONSTRUCTION OF NEW FRONT PORCH, ADDITION OF 1 NO. NEW WINDOW, REMOVAL AND CLOSING UP OF 1 NO. WINDOW AND ENLARGEMENT OF 1 NO. EXISTING WINDOW TO REAR, REDUCING SIZE OF 1 NO. WINDOW TO SIDE, ENLARGEMENT OF 1 NO. EXISTING WINDOW TO FRONT AND ADDITION OF 2 NO. ROOF WINDOWS TO SIDE 45 CHARLEVILLE VIEW TULLAMORE CO. OFFALY		N	N	Ν
24/49	CORMAC KELLY FARMING LIMITED	Ρ	25/04/2024	CONSTRUCTION (A) NEW CATTLE SHED WITH UNDERGROUND SLATTED SLURRY STORAGE (B) MANURE PIT/DUNGSTEAD AND ASSOCIATED SITE WORKS NEWTOWN, TUBBER CO. OFFALY N37 Y993		N	Ν	Ν

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/50	KINNEGAD VETERINARY LTD	Р	25/04/2024	CHANGE OF USE FROM STORE TO VETERINARY CLINIC FORMER RAILWAY TICKET OFFICE FR KEARNS ST, EDENDERRY CO. OFFALY		Y	N	N
24/60135	Michael O Lohan	R	22/04/2024	retention of 2 no. storage units Mullaghakaraun Banagher Co. Offaly R42V273		N	N	N
24/60136	Kenneth Claffey	R	22/04/2024	Dwelling House, Domestic Garage, Septic Tank and Percolation and all ancillary works previously granted under 03/1320 but mapped incorrectly Clonbonniff Belmont Co. Offaly R42 EK15		N	Ν	N

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/60137	Clara GAA Club	Р	22/04/2024	a 10 year permission for the refurbishment of the existing St. Brigid's Convent building, demolition of existing ball wall and rear extensions, the construction of a 2-storey extension to the rear of the existing building on a phased basis providing, dressing rooms and associated facilities, toilets, storage, plant room, gym, and the erection of a spectator stand, ball wall and all-weather training area. The development will also incorporate the provision of carparking, paths, paving, walking track lighting, floodlighting, alterations to pitches, ball stops, dug-outs, landscaping, fencing and railings, foul sewer drainage, surface water drainage to a soakaway on site, and all associated site development works to complete the development. The proposed development includes works to a Protected Structure, St. Brigid's Convent, OCC RPS No. 12- 016, NIAH Reg No. 14802011 Kilbeggan Road Clara Co. Offaly R35 DX62		Y	N	Ν
24/60138	Enda McIntyre	Ρ	23/04/2024	5 No. 1 bed glamping pods, 2 No. 2 bed glamping pods, connection to public amenities, upgrade of access and all ancillary works Shannon Harbour Birr Co. Offaly		N	Ν	Ν

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU		WASTE LIC.
24/60139	FINTAN MAHER	Р	23/04/2024	PROPOSED REAR EXTENSION TO THE EXISTING COTTAGE, NEW DOMESTIC GARAGE, PROPOSED SEPTIC TANK WITH SECONDARY EFFULENT TRATEMENT SYSTEM, PERCOLATION SYSTEM AND ALL ASSOCIATED SITE WORKS THE COTTAGE SHANDERRY SHANDRA LANE, PORTARLINGTON, CO. OFFALY R32P0EE		Ν	N	Ν
24/60140	CIARÁN DEMPSEY	Р	24/04/2024	CONSTRUCTION OF A DETACHED SINGLE STOREY BUNGALOW, SINGLE STOREY DETACHED DOMESTIC GARAGE, SECONDARY EFFLUENT TREATMENT SYSTEM, UTILISATION OF EXISTING FAMILY ENTRANCE (SHARED) AND ALL ASSOCIATED SITE WORKS BALLYSHANE BRACKNAGH CO. OFFALY		Ν	Ν	Ν
24/60141	Brendan and Sabrina Nannery	P	24/04/2024	Extension to rear of house forming Kitchen/Dining room and all ancillary services. Retention permission of the dormer conversion, front elevation, rear lobby, outbuildings and shed, front boundary and entrance gates Ardnurcher Glebe, Horseleap, Co. Offaly N37R851		N	N	N

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU		WASTE LIC.
24/60142	Yvonne Gibson	Ρ	24/04/2024	the construction of a single storey extension to the side and rear of the existing house and all associated site works 20 Ardan View Tullamore Co Offaly R35 KF89		N	Ν	N
24/60143	John & Ann Hassett	R	26/04/2024	Permission to retain and complete the following: 1/ Completion of existing partially constructed revised dwelling, carport, domestic garage and entrance. 2/ Omission of previously approved Granny Flat. 3/Construction and installation of a revised new septic tank and percolation area and all ancillary works Rathbeg, Sharavogue, Co. Offaly R42 CP73		Ν	Ν	Ν
24/60144	Stefan Stoyanov and Veneta Stoyanova	R	26/04/2024	the construction of a single storey house extension to the rear of existing house and lean to roof covered areas to the rear and side of the existing house and all associated site works and services 27 Chancery Park Road Tullamore Co. Offaly. R35 C2D9		Ν	Ν	Ν

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE RECEIVED	DEVELOPMENT DESCRIPTION AND LOCATION	EIS RECD.	PROT. STRU	IPC LIC.	WASTE LIC.
24/60145	Paul and Roseanne Dolan	Р	26/04/2024	a new dwelling, a new proprietary effluent treatment and polishing filter, a new replacement road entrance, and all ancillary site works. Clonlyon Castlequarter Belmont Co. Offaly		N	Ν	N
24/60146	Eoghan Donegan	R	26/04/2024	Retention of partially constructed two-storey extension and permission to complete and all associated site works 12 The Willows, Clonminch Tullamore Co. Offaly R35V290		N	N	N
24/60147	Yvonne Recks	Ρ	26/04/2024	Reconstruction and extension to house, relocation of vehicular entrance gate and construction of domestic garage and all associated site services and works. No. of buildings 2 Height of house 5.814 Height of Garage 4.887 Church Road, Clara, Co. Offaly, R35NA72		Ν	N	Ν

#### **OFFALY COUNTY COUNCIL**

#### PLANNING APPLICATIONS

#### PLANNING APPLICATIONS RECEIVED FROM 22/04/2024 To 28/04/2024

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

Total: 20

#### PLANNING APPLICATIONS REFUSED FROM 22/04/2024 To 28/04/2024

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

FILE	APPLICANTS NAME	APP.	DATE	DEVELOPMENT DESCRIPTION AND LOCATION	M.O.	M.O.
NUMBER		TYPE	RECEIVED		DATE	NUMBER

#### PLANNING APPLICATIONS REFUSED FROM 22/04/2024 To 28/04/2024

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

3/236	DECLAN & DIANA RAINSFORD	P	26/05/2023	A) THE DEMOLITION OF FRONT BOUNDARY WALL, GATE,	23/04/2024
				OUTBUILDINGS AND REAR EXTENSIONS (TOTAL FLOOR AREA	
				OF DEMOLITION (243 SQM). (B) THE PROVISION OF 14 NO.	
				DWELLING UNITS IN TOTAL (3 NO. ALTERED & REFURBISHED	
				EXISTING RESIDENTIAL UNITS AND 11 NO. NEW RESIDENTIAL	
				UNITS) IN THREE BUILDINGS (A, B & C) ARRANGED AROUND	
				A CENTRAL LANDSCAPED COURTYARD; BLOCK A:	
				ALTERATIONS AND REFURBISHMENT OF 3 NO. EXISTING	
				DWELLING UNITS FRONTING ONTO CHURCH ST. RESULTING	
				IN THE PROVISION OF 2 NO. 2-BED, 4 PERSON APARTMENTS	
				AND 1 NO. 2 BED, 3 PERSON APARTMENT; BLOCK B: THE	
				CONSTRUCTION OF 1 NO. DETACHED, 2 STOREY, 2-BED	
				TOWNHOUSE; BLOCK C: THE CONSTRUCTION OF A NEW 2-4	
				STOREY APARTMENT BUILDING CONSISTING OF 10 NO.	
				DWELLING UNITS MADE UP OF 4 NO. 1-BED, 1 NO. 2-BED, 3-	
				PERSON UNITS AND 5 NO. 2-BED, 4-PERSON UNITS; (C)	
				ASSOCIATED SITE WORKS INCLUDING, THE PROVISION OF 8	
				NO. SURFACE LEVEL CAR PARKING SPACES AND BICYCLE	
				STORE FOR RESIDENTS WITHIN THE CENTRAL COURTYARD	
				ACCESSED FROM CHURCH ST., THE RELOCATION OF THE	
				EXISTING SITE ENTRANCE, ADJUSTMENTS TO FOOTPATH,	
				ROAD MARKINGS, RELOCATION OF PARKING SIGNAGE, A	
				PUBLIC BIN AND THE PROVISION OF PUBLIC LIGHTING,	
				STREET FURNITURE AND LANDSCAPING AT CHURCH STREET	
				NO. 46 & NO. 47 CHURCH STREET	
				TULLAMORE	
				CO. OFFALY	

#### PLANNING APPLICATIONS REFUSED FROM 22/04/2024 To 28/04/2024

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

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Total: 1

#### INVALID APPLICATIONS FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DEVELOPMENT DESCRIPTION AND LOCATION
24/43	D & S BAUCON IRELAND LTD	P	25/04/2024	THE CONSTRUCTION OF A TWO STOREY EXHIBITON AND ADMINISTRATION BUILDING, A SEPARATE MANUFACTURING WORK-SHOP INCLUDING STAFF FACILITIES; VISITOR AND STAFF CAR PARKING, BICYCLE PARKING, AN ASSEMBLY STORAGE AREA, HGV DELIVERY AND PARKING AREA, SITE BOUNDARY ENCLOSURE FENCING, SW AND FW SEWER CONNECTIONS TO THE EXISTING CAMPUS SEWAGE SYSTEMS, EXTENSIVE SOFT AND HARD LANDSCAPING WORKS INCLUDING TREE AND SHRUB PLANTING, ALL AS INDICATED ON THE APPLICATION DRAWINGS AND SUPPORT DOCUMENTATION SITE NO. 12, EDENDERRY BUSINESS CAMPUS EDENDERRY CO. OFFALY
24/60134	Brenda Fitzpatrick Hennessy	Р	23/04/2024	material change of use for personal training one-on-one sessions 34 Columcille Road Edenderry Co Offaly R45 XV74
24/60135	Michael O Lohan	R	24/04/2024	retention of 2 no. storage units Mullaghakaraun Banagher Co. Offaly R42V273

#### INVALID APPLICATIONS FROM 22/04/2024 To 28/04/2024

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FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DEVELOPMENT DESCRIPTION AND LOCATION
24/60138	Enda McIntyre	Ρ	24/04/2024	5 No. 1 bed glamping pods, 2 No. 2 bed glamping pods, connection to public amenities, upgrade of access and all ancillary works Shannon Harbour Birr Co. Offaly
24/60142	Yvonne Gibson	Ρ	25/04/2024	the construction of a single storey extension to the side and rear of the existing house and all associated site works 20 Ardan View Tullamore Co Offaly R35 KF89

Total: 5

#### FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DATE RECEIVED		DEVELOPMENT DESCRIPTION AND LOCATION
23/412	DAMIEN SHEEDY	Ρ		26/04/2024	F	A BUNGALOW TYPE DWELLING AND DOMESTIC GARAGE WITH EFFLUENT TREATMENT SYSTEM AND PERCOLATION AREA WITH NEW VEHICULAR ENTRANCE AND ALL ASSOCIATED SITE WORKS CLONDOOLUSK PORTARLINGTON CO. OFFALY

#### FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DATE RECEIVED		DEVELOPMENT DESCRIPTION AND LOCATION
23/60071	Offaly Solar Energy AS Ltd.	Ρ		26/04/2024	F	The installation of a solar photovoltaic (PV) farm, including a Battery Energy Storage System (BESS) consisting of 48no. units and provision of a bridge crossing the Silver River, on 87.96Ha./217.37 acres of lands comprising 18no. agricultural fields on two separate land parcels within the townlands of Lumcloon and Falsk, Gallen Co. Offaly (E: 613500; N: 720000 – centre of site). The solar farm will consist of a series solar photovoltaic (PV) panels mounted on steel support structures to a height not greater than 3.00m. Development ancillary to the siting of solar PV panels includes 19no. transformers; pole-mounted CCTV cameras; underground cabling; deer fenceline measuring 2.00m high; a proposed 5.00m wide graded track between an existing site entrance and BESS; internal access tracks; widening of 2no. existing field entrances and all associated development. Two temporary compounds, measuring 5250sqm approx. in overall area, will be established during the construction phase of the solar farm. The planning permission will have a duration of 10-years, with a subsequent operational lifetime of 40- years, after which it will be decommissioned with all associated lands returned to their original use excluding the Silver River bridge crossing, which shall be retained. A Natura Impact Statement (NIS) has been prepared and submitted in support of this planning application. Lands within the townlands of Lumcloon and Falsk Gallen Co. Offaly

#### FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 22/04/2024 To 28/04/2024

FILE NUMBER	APPLICANTS NAME	APP. TYPE	DATE INVALID	DATE RECEIVED		DEVELOPMENT DESCRIPTION AND LOCATION
23/60149	Kilcormac Development Association	Р		26/04/2024	F	for change of use from storage yard to public carpark, public lighting, electric vehicle parking, and all associated site works. This development is within the curtilage of a N.I.A.H. Building ref. no. 14815007. Main Street Kilcormac Co. Offaly
24/23	EAMONN COFFEY	P		25/04/2024	F	CONSTRUCTION OF A NEW DWELLING HOUSE, DOMESTIC GARAGE/FUEL SHED, INSTALL SEPTIC TANK WITH PERCOLATION AREA AND ALL ASSOCIATED SITE WORKS KYLEBOHER KILCORMAC CO. OFFALY
24/60020	Peter and Mary O'Neill	Ρ		24/04/2024	F	(A) The construction of a new Four Bedroom Dormer Bungalow (B) a New Septic Tank and Percolation Area. (C) New gates and piers off shared vehicular entrance into the new house from the existing layby off R401 and (D) all other associated site development work. RATHLUMBER, EDENDERRY, CO. OFFALY,

#### OFFALY COUNTY COUNCIL

#### PLANNING APPLICATIONS

#### FURTHER INFORMATION RECEIVED/VALIDATED APPLICATIONS FROM 22/04/2024 To 28/04/2024

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Total: 5

Date: 09/05/2024

#### OFFALY COUNTY COUNCIL

## PLANNING APPLICATIONS

#### FURTHER INFORMATION RECEIVED FROM 22/04/2024 To 28/04/2024

Received Date	File Number	Applicants Name	Application Received
24/04/2024	24/60020	Peter and Mary O'Neill	26/01/2024
25/04/2024	24/23	EAMONN COFFEY	28/02/2024
26/04/2024	23/412	DAMIEN SHEEDY	03/11/2023
26/04/2024	23/60071	Offaly Solar Energy AS Ltd.	17/08/2023
26/04/2024	23/60149	Kilcormac Development Association	16/10/2023

Total F.I. Received: 5

## AN BORD PLEANÁLA

## APPEALS NOTIFIED FROM 22/04/2024 To 28/04/2024

FILE	APPLICANTS NAME	APP.	DECISION	L.A.	DEVELOPMENT DESCRIPTION	B.P. DATE
NUMBER	AND ADDRESS	TYPE	DATE	DEC.	AND LOCATION	
24/60038	Cayenne Holdings Limited Church Road, Tullamore, Co. Offaly R35 P8X0	P	27/03/2024	R	LARGE SCALE RESIDENTIAL DEV. (LRD) RESIDENTIAL, COMMERCIAL (CAFÉ/RESTAURANT & RETAIL) & CHILDCARE USES ALL CONTAINED IN A NO OF BUILDINGS (BLOCKS 1—6) RANGING IN HEIGHT FROM 2-13 STOREYS OVERALL (INCL. MEZZANINE LEVELS AT GROUND FLOOR), INCL. 'D.E. WILLIAMS HOUSE. 204NO.APARTMENTS PROPOSED WITHIN 4NO. APARTMENT BUILDINGS - MIX OF 102NO.1-BEDS; 91NO.2-BEDS & 11NO.3-BED UNITS - PROVIDED WITH BALCONIES OR OUTDOOR PRIVATE AMENITY AREAS. THE RESIDENTIAL ELEMENT C. 16,765 SQM. THE NON-RESIDENTIAL ELEMENT - A CHILDCARE FACILITY (C. 224 SQM) & 20NO. COMMERCIAL UNITS ALL AT GROUND & MEZZANINE LEVELS (C.3,926 SQM OVERALL); 9NO. ARE PROPOSED AS CAFÉ/LICENSED RESTAURANT UNITS, 11NO. UNITS PROPOSED COMMERCIAL UNITS FOR RETAIL. BLOCK NO.1 IS 8 STOREYS - 74NO. APARTMENT, A CHILDCARE FACILITY & OUTDOOR PLAY SPACE, 6NO.RETAIL UNITS. BLOCK NO.2 IS 6 STOREYS - 20NO. APARTMENT & 3NO. RETAIL UNITS. BLOCK NO.3 IS 11-13 STOREYS - 82NO.APARTMENT & 2NO.RETAIL UNITS, CYCLE & UNDERCROFT CAR PARKING SPACES. 3NO.SUPPORT POLES TO ACCOMMODATE 2NO. 0.3M MICROWAVE LINK DISHES AND 9NO. SUPPORT POLES TO EACH ACCOMM. 1NO. 2M 2G/3G/4G ANTENNA & 1NO. 5G ANTENNA ASSOCIATED TELECOMMUNICATIONS EQUIP. ON ROOF OF THIS BLOCK. BLOCK NO.4 COMPRISES TWO ELEMENTS THAT ARE 5 & 6 STOREYS - 28NO. APARTMENT & 2 NO.CAFÉ/LICENSED RESTAURANT. BLOCK NO.5 IS 2—3 STOREYS & PARTIALLY WITHIN THE EXISTING DE BRUNS BUILDING, CHANGE OF USE TO 2NO. CAFÉ/LICENSED RESTAURANT UNITS . BLOCK NO.6 IS 2—3 STOREYS ABOVE BASEMENT & PARTIALLY CONTAINED WITHIN THE EXISTING DE WILLIAMS HOUSE & STONE-BUILT,	

## AN BORD PLEANÁLA

#### APPEALS NOTIFIED FROM 22/04/2024 To 28/04/2024

	FORMER OUTBUILDING TO INCLUDE CHANGE OF USE TO CAFÉ/LICENSED RESTAURANT USE (5 NO. UNITS) INCL.PROVISION OF NEW LINK STRUCTURE TO ACCESS BOTH BUILDINGS. PEDESTRIAN & CYCLIST ACCESS FROM PATRICK ST & OFFALY ST & VIA PROPOSED EAST-WEST PEDESTRIAN ST. LOCATED ON THE NORTHERN BOUNDARY (ALSO FOR DELIVERIES/REFUSE). VEHICULAR ACCESS TO SERVE THE DEV. WILL BE PROVIDED FROM O'CONNELL ST & OFFALY ST/COLUMCILLE ST. ALL ASSOCIATED & ANCILLARY SITE DEVEL. & INFRASTRUCTURAL WORKS. THE GROSS FLOOR AREA C. 21,700 SQM ON A SITE C. 8,530SQM. THE APPLICATION MAY ALSO BE INSPECTED ONLINE WWW.THEDISTILLERYYARD.IE - SET UP BY APPLICANT. (FULL DETAILED DESCRIPTION IN ATTACHED APPENDIX A). THE SITE GENERALLY BOUNDED BY PATRICK STREET (SOUTH) AND COLUMCILLE STREET (EAST), TO THE WEST BY O'CONNELL STREET, TO THE NORTH BY OFFALY STREET AND A SITE WITH PLANNING PERMISSION UNDER REG. REF. '21414'. D.E. WILLIAM'S HOUSE (PROTECTED STRUCTURE) PATRICK STREET, DE BRUNS PATRICK STREET, NOS. 1-4 DE BRUNS PATRICK STREET, NOS. 1-6 THE CORN LOFT PATRICK STREET AND CAR PARK/QUINNSWORTH KILBRIDE STREET TULLAMORE CO. OFFALY
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## Application for Declaration under Section 5

Ref No	Name	Development Address	Date App, for Declaration Rec.
DEC 24/42	Avril Browne	Lettybrook, Kinnitty, Co. Offaly	25/04/2024