

Classifieds

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OFFALY COUNTY COUNCIL

We, Collins Lane Housing Development Limited intend to apply for permission for development on lands at Collins Lane, Tullamore, Co. Offaly.

It is proposed to modify the planning grant at Collins Lane (ref. 23/60059) as follows:

The proposed modification comprises to change the creche unit from a single storey to a two storey unit with a creche on the ground floor increased from the original granted planning (23/60059) 317m² to 506.53m². Further, 8 one-bed apartments are proposed to the first floor. The total GIA of the entire building is 1,049.42m². The increase area includes the addition of multiple classrooms, increased area of the sanitary area, toilets, kitchen, office, along with associated creche facilities. A set down area has been introduced and car parking for both the creche and the apartments have been increased in order to comply with Regulations.

The Planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the planning authority during its public opening hours.

A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee, €20, within the period of 5 weeks beginning on the date of receipt by the authority of the application, and such submissions or observations will be considered by the planning authority in making a decision on the application. The planning authority may grant permission subject to or without conditions, or may refuse to grant permission.

OFFALY COUNTY COUNCIL

We, Tess and John Egan, intend to apply for permission for development at Clonony Beg, Shannon Harbour, Co. Offaly, R42 NV32.

The development will consist of (A) a new single storey extension to the existing dwelling, (B) renovation works to the existing dwelling, and all associated site works.

The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority during its public opening hours. A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20) within the period of 5 weeks beginning on the date of receipt by the authority of the application.

PLANNING NOTICES

OFFALY COUNTY COUNCIL

We, Droughill Builders Ltd., intend to apply for planning permission for demolition of existing agricultural buildings and construction of 19 no. dwellings, comprising of a mix of single and two storey house types- 2 no. 2 beds, 13 no. 3 beds and 4 no. 4 beds, new road and footpath connections to adjoining Frankford estate, new site boundary treatments, hard and soft landscaping, ancillary site services and all associated site works, at Frankford, Kilcormac, Co. Offaly. The planning application may be inspected or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the planning authority during its public opening hours. A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee, €20, within the period of 5 weeks beginning on the date of receipt by the authority of the application.

OFFALY COUNTY COUNCIL

We, Harmony Solar Offaly Limited intend to apply for permission for development consisting of the realignment of the access route to the central land parcel of the solar farm development from Rath Road, granted permission under parent permission (Reg. Ref. 23/74). Permission is also sought to erect a post and rail fence and associated site works, all at Harvest Lodge, Rath Road, Townland of Gortnamuck, Kilcormac, County Offaly. The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority during its public opening hours. A submission or observation in relation to the application may be made in writing to the planning authority on payment of the prescribed fee (€20) within the period of 5 weeks beginning on the date of receipt by the authority of the application.

PUBLIC NOTICES

OFFALY COUNTY COUNCIL

We, Ballyteige Solar Limited, intend to apply for permission for development at this site on the townlands of Ballyteige Little, Ballyteige Big and Colehill, Tullamore, Co. Offaly. The Proposed Development will consist of an amendment to a previously consented development (Planning Reference 2198 by Offaly County Council) comprising of; (i) removal of the 38kV substation and infrastructure within the most northern field (Field 1), (ii) internal access track reduced from c.3.4km to c. 3.2km, relocated and tweaked to include turning areas, (iii) replacement of string inverters instead of combined central inverters and MV transformers, the central MV transformers remain, and increase from 11No. to 12 No., however there will be a reduction in their associated handstanding areas and the number of string inverters is 128, (iv) table layout updated (reduced), (v) PV angle tilt reduced from 10° and 40° to 10° and 30°, (vi) separation area between infrastructure and OHL towers increased, (vii) an additional badger sett buffer added (viii) temporary construction compound has been relocated from Field 1 to Field 4, (ix) alter Condition No. 10 to increase the boundary fencing from 1.8m-2m high to 2.4m high and reduce in the perimeter fence length, (x) CCTV number increase from 81 to 118 and their locations have been amended, (xi) adjustment of the development period from 5 years to 10 years, and (xii) alter Condition No. 11 to change the operational lifetime from 35 years to 40 years. The planning application area comprises of 60.53hectares. This planning application is accompanied by a Natura Impact Statement (NIS). This development is covered by the provisions of the Renewable Energy Directive III (Directive (EU) 2023/2413) and it is important to note that the planning application may be subject to section 34D of the Planning and Development Act 2000, as amended. When a notice issues in accordance with section 34D(b), the provisions of article 26A of the Planning and Development Regulations 2001 to 2025 shall apply. The planning application and Natura Impact Statement may be inspected or purchased at a fee not exceeding reasonable cost of making a copy, at the offices of the Planning Authority during its public opening hours. A submission or observation in relation to the application may be made in writing to the Planning Authority on payment of the prescribed fee (€20) within the period of 5 weeks beginning on the date of receipt by the Planning Authority of the application, and such submissions or observations will be considered by the Planning Authority in making a decision on the application. The Planning Authority may grant permission subject to or without conditions, or may refuse to grant permission.

PUBLIC NOTICES

Planning and Development Acts 2000 (as amended)

Notice of Direct Planning Application to An Coimisiún Pleanála in respect of a Strategic Infrastructure Development, County Offaly.

In accordance with section 182A of the Planning and Development Act 2000 (as amended) Ballyteige Solar Limited gives notice of its intention to make an application to An Coimisiún Pleanála for ten-year planning permission in relation to the following proposed development in the townlands of Ballyteige Little, Wood of O, Corndarragh, Derrynagall or Ballydaly, Ardan and Puttaghan, Co. Offaly. The proposed development for which permission under Section 182A is being sought constitutes the following:

- A permanent 110kV Air Insulated Switchgear Substation consisting of:
 - o 1 No. Compound (c.8733m²) consisting of; 3 No. work areas, CCTV, associated drainage enclosed in 2.6m high palisade fencing and gates;
 - o 1 No. Eirgrid control building (c.440.15m²), 110kV bay arrangement, 4 No. lightning poles, compound road;
 - o Crane hardstand, 2 No. transformers and 2 No. auxiliary transformers, 110kV electrical equipment and back-up generator;
 - o 2 No. Independent Power Purchaser (IPP) control buildings (total 147.3m²) and compound including toilet, 2 No.
 - o 2No. grid code compliance equipment, 2No. harmonic filters, car parking and telecoms pole)
- Remaining associated infrastructure consists of:
 - o perimeter fencing;
 - o Access tracks (upgraded, existing and new);
 - o Temporary construction compound and tracks
 - o Temporary and permanent road re-alignment of a section of Wood of O local road;
 - o c. 7.5km of underground 110kV cabling with joint bays on access track and local roads with associated horizontal directional drilling; and
 - o c. 610m of medium voltage underground cabling trenching with associated horizontal directional drilling.
 - o All associated and ancillary site development, excavation, construction, landscaping and reinstatement works and the provision of site drainage.

The site of the proposed development has a total area of 11.02 hectares. This application is a new 110kV Substation to connect into the existing Thornsberry Substation. The Substation is to facilitate the Ballyteige Solar Farm (PA Ref:2198), and the Derrygrogan Solar Farm (PA Ref:22378 and ABP 318041-23).

General - Internal

The applicant is seeking a ten-year permission from the date of consent of the 110kV Substation. A Natura Impact Statement (NIS) has been prepared and accompany this planning application. The planning application, and Natura Impact Statement (NIS) may be inspected free of charge or purchased on payment of a specified fee (which fee shall not exceed the reasonable cost of making such copy) during public opening hours for a period of seven weeks commencing on 16th December 2025 at the following locations: □ The Offices of An Coimisiún Pleanála, 64 Marlborough Street, Dublin 1 D01 V902 (9:15am – 5:30pm, Monday to Friday). □ The offices of Offaly County Council, Planning Department, Charleville Road, Tullamore, Co. Offaly, R35 F893. The application may also be viewed /downloaded on the following website: www.colehillSID110kv.ie Submissions or observations may be made only to An Coimisiún Pleanála ("the Commission") 64 Marlborough Street, Dublin 1 in writing or online at www.pleanala.ie during the above-mentioned period of seven weeks relating to:

- i. The implications of the proposed development for proper planning and sustainable development of the area concerned, and
 - ii. the likely effects on the environment of the proposed development, if carried out, and
 - iii. the likely effects of the proposed development on a European site, if carried out.
- Any submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be received by An Coimisiún Pleanála not later than 5:30 p.m. on 3 rd February 2026 and must include the following information:

- the name of the person making the submission or observation, the name of the person acting on his or her behalf, if any, and the address to which any correspondence relating to the application should be sent,
- the subject matter of the submission or observation, and
- the reasons, considerations and arguments on which the submission or observation is based in full (Article 217 of the Planning and Development Regulations 2001, as amended, refers).

Any submissions or observations which do not comply with the above requirements cannot be considered by the Commission. The Commission may at its absolute General - Internal discretion hold an oral hearing on the application (refer to "A Guide to Public Participation in Strategic Infrastructure Development" at www.pleanala.ie). The Commission may in respect of an application for permission decide to -

1. grant the permission, or
2. 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
3. grant permission in respect of part of the proposed development (with or without specified modifications of the forgoing kind), and any of the above decisions may be subject to or without conditions, or
4. refuse to grant the permission

Any enquiries relating to the application process should be directed to the Strategic Infrastructure Development Section of An Coimisiún Pleanála (Telephone: 01 8588100). A person may question the validity of any such decision of the Commission by way of an application for judicial review, under Order 84 of the Rule of the Superior Courts (S.I. No. 15 of 1986, as amended by S.I. No 691 of 2011), in accordance with Section 50 of the Planning and Development Act, 2000, as amended.

Practical information on the review mechanism can be accessed on the Commission Pleanála's website <https://www.pleanala.ie/en-ie/home> or on the Citizens Information Service website, www.citizeninformation.ie

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