

Chief Executive
Kilkenny County Council
County Hall
John Street
Kilkenny R95 A39T

cc. Planning Department and Elaine O'Reilly, Kilkenny County Council

12th March 2025

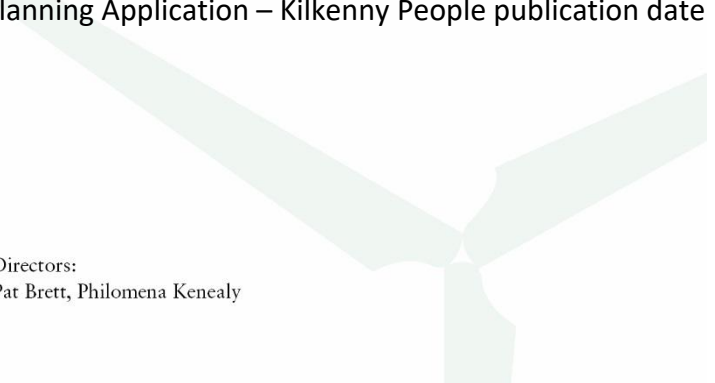
**Notification of a direct application to An Bord Pleanála in respect of a Strategic
Infrastructure Development
Proposed Ballynalacken Windfarm Project, County Kilkenny.**

Dear Sir,

On behalf of our client Rowanmere Limited, please be advised that following pre-application consultations between Rowanmere Limited and An Bord Pleanála (the Board) in relation to the proposed Ballynalacken Windfarm Project in County Kilkenny, the Board served notice that it is of the opinion that the proposed development would be Strategic Infrastructure Development (SID) and therefore any application for planning permission for the development must be made directly to An Bord Pleanála under section 37E of the Planning and Development Act 2000, as amended (ABP Ref. 312016-21).

I herein notify Kilkenny County Council that the planning application for Ballynalacken Windfarm Project is now ready for submission directly to An Bord Pleanála. The Board has instructed that copies of the Planning Application be lodged with Kilkenny County Council. I attach

- 2 No. hard copies and 5 No. electronic copies on CD of the complete Planning Application
- 1 No. electronic copy on CD of Site Boundary DWG file
- Copy of the Newspaper Notice of the Planning Application – Kilkenny People publication date 7th March 2025.





The Board has also instructed that these application documents are made available at the offices of Kilkenny County Council, County Hall, John Street, Kilkenny, for public inspection 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 **commencing on 21st March 2025**. The Board also advises that the application documentation should remain available for public inspection during the currency of the application. Submissions or observations may be made only to An Bord Pleanála, 64 Marlborough Street, Dublin 1; or via the An Bord Pleanála website www.pleanala.ie, relating to:-

- The implications of the proposed development for proper planning and sustainable development;
- The likely effects on the environment of the proposed development;
- The likely significant effects of the proposed development on a European site, if carried out.

Submissions/observations must be accompanied by a fee of €50 (except for certain prescribed bodies) and must be sent in writing directly to An Bord Pleanála or online (www.pleanala.ie) not later than **5.30pm. on the 9th May 2025**. The application documents may also be viewed/downloaded on the following website: www.ballynalackenwindfarmplanning.ie

You are advised that The Board may in respect of an application for permission/approval, decide to:-

- Grant permission with or without conditions, or
- Grant permission with specified modifications, with or without conditions, or
- Grant permission in part, with or without conditions, or
- Refuse permission.

1. SCHEDULE OF SUBMITTED DOCUMENTS TO KILKENNY COUNTY COUNCIL

Paper Copies of the complete Planning Application comprising;

1 No. paper copy of Volume A - Application Documents comprising

- Completed Application Form
- Notification to Kilkenny County Council
- Cover Letter to An Bord Pleanála
- Newspaper Notice Kilkenny People dated 07.03.2025
- Newspaper Notice Irish Independent dated 07.03.2025
- Site Notice and Site Notices placement location Map (12 No. locations)
- Schedule of prescribed bodies to whom notification of the making of the application has been sent and Sample Notice
- Letters of Consent from Landowners
- EIA Portal Confirmation Notice. [EIA Portal Identification Number 2025034](#)

2 No. paper copies of Volume B Planning Drawings

2 No. paper copies of Volume C Environmental Impact Assessment Report (EIAR) comprising

- EIAR for Ballynalacken Windfarm Project comprising twenty chapters with relevant Figures and Appendices at the end of each Chapter



- Non-Technical Summary of the EIAR

2 No. paper copies of Volume D Environmental Management Plan

2 No. paper copies of Volume E Appropriate Assessment Report including Figures and Appendices

Note: Number of paper copies agreed with the Planning Department of Kilkenny County Council by email dated 22/04/2024.

Electronic copies on CD of the complete Planning Application (5 No. copies)

Electronic copy on CD of Site Boundary DWG file (1 No. copy)

1.1 Site Notices

Twelve site notices have been erected in respect of this proposed development at appropriate locations, including at the main entrances to the development sites and at all relevant access points to the subject lands, ensuring they are easily visible and legible by persons using the public road. The Applicant will regularly monitor these notices to ensure they remain in place and are not defaced or rendered illegible. Should any notices be removed or damaged, the Applicant will promptly replace them to maintain visibility and compliance.

1.2 Prescribed Bodies Notified

For your information, on the instruction of An Bord Pleanála, the following Prescribed Bodies have also been notified of the submission of this planning application and a copy of the complete Planning Application has been furnished for their examination. The Prescribed Bodies notified are

- Laois County Council
- Department of Housing, Local Government and Heritage
- Transport Infrastructure Ireland
- Inland Fisheries Ireland
- Southern Regional Assembly
- An Chomhairle Ealaíon
- Commission for Regulation of Utilities
- Irish Aviation Authority
- Department of the Environment, Climate and Communications
- An Taisce
- Department of Agriculture, Food and the Marine
- Department of Tourism, Culture, Arts, Gaeltacht, Sport and Media
- Fáilte Ireland
- Health Service Executive
- Heritage Council
- Office of Public Works



2. SUMMARY OF THE PROPOSED BALLYNALACKEN WINDFARM DEVELOPMENT

The Ballynalacken Windfarm Project is a proposal for a twelve-turbine windfarm on the Castlecomer Plateau, between the towns of Ballyragget and Castlecomer in north Kilkenny and just south of the County Laois border at Ballinakill. The entire Ballynalacken Windfarm Project is located in County Kilkenny.

The wind turbines and associated works are proposed for a linear layout (north to south) to the west of Cromwell's Road, at locations in Byrnesgrove; Commons; Ballymartin; Ballynalacken; Ballyoskill and Loughill townlands. The proposed twelve wind turbines have a rotor diameter of 117m. Regarding hub heights, two hub heights are proposed – 84m for one of the turbines and 96.5m for all other eleven turbines, thus giving an uppermost tip height of 142.5m for one turbine and 155m for all other turbines. There will also be wind turbine associated works including foundations and hardstanding areas, windfarm roads, underground cabling within the site and eleven (11) site entrances from the public road, eight being existing entrances to farms/forestry.

An electrical control building is proposed for Ballymartin townland within the windfarm site. An 110kV windfarm substation and associated access road is proposed for a location at a lower elevation to the windfarm site, in Tinnalintan townland (Tinnalintan Substation). There will be underground cabling (4km in length) to connect the windfarm control building to the Tinnalintan Substation. It is proposed to connect Ballynalacken Windfarm to the National Grid at the existing EirGrid Ballyragget Substation on the Ballinakill Road, by 2km of underground grid connection cabling from the Tinnalintan Substation to the Ballyragget Substation.

Ancillary works to facilitate the development will include a 30m meteorological mast; an 18m telecoms relay pole; felling of circa 21 hectares of commercial forestry plantation; site drainage network and sediment control systems; three (3) temporary construction compounds; two (2) temporary borrow pits; long-term and temporary deposition areas for overburden and landscaping and reinstatement work. A new viewing/picnic area with parking for three (3) cars, is proposed for a location off Cromwell's Road, looking west to the Slieve Bloom mountains. This will be created just off the road at Site Entrance #7 and will be provided with cultural, ecological and windfarm information boards and a pedestrian entrance onto the windfarm.

There will be road widening works required in the vicinity of the windfarm site – temporary widening at two junctions in Ballymartin townland and permanent road widening by circa. 1 meter on the L5845, L5840 and the L5846 roads - adjacent to the windfarm site. Also, a temporary hardcore Turbine Blade Transfer area, adjacent to the Kilkenny/Castlecomer road (N78) in Damerstown West townland is proposed. This area will be used to transfer turbine blades onto a specialist blade lifter trailer which will facilitate transporting the turbine blades through Castlecomer, to the site.

A 10-year planning permission is being applied for in respect of this proposed development. A 10-year planning permission is considered appropriate for a development of this nature and scale so as to ensure all required supplementary statutory consents and grid connections can be put in place. The operational lifetime of the proposed development is 35-years from the date of commissioning.



3. POLICY CONTEXT

Kilkenny City and County Development Plan 2021-2027 is supportive of climate action and development of renewable resources including wind energy, in suitable locations in the County. The proposed development location is identified as a suitable location for wind energy development in the Wind Energy Development Strategy for the County. The developer has also identified the site as suitable for the development of a windfarm due to elevation and scale, absence of EU Designated Sites, prospect of achieving an adequate separation distance from the nearest houses and national grid connection possibilities.

The Proposed Ballynalacken Windfarm Project will contribute positively to the increasing imperative to ameliorate climate change by generating electricity without polluting greenhouse gas (GHG) emissions. The Ballynalacken turbines are predicted to generate 140million kilowatt hours of renewable electricity every year, which will be transported to the electricity grid in the area. The generation of this amount of electricity will offset 35,700 tonnes of CO₂e per annum that would otherwise be emitted if the electricity generated by the Ballynalacken turbines, was instead generated by gas, coal and oil. There will be enough electricity generated to supply circa 31,000 homes. The Community Benefit Fund is predicted to be €280,000 per annum, to be distributed locally through near neighbour payments and support of local clubs, tourism and renewable energy initiatives. The expected contribution of commercial rates to the local authority area of County Kilkenny is circa €800,000 per annum.

The proposed development of Ballynalacken Windfarm of c.50MW installed capacity is compatible with European and National Policy on the de-carbonisation of the electricity sector as part of Climate Action imperatives. The proposal is also compatible with European and National policy to develop indigenous, renewable sources of electricity generation in the context of security of supply independent of gas supply, particularly from Russia and other fossil fuel suppliers outside of the EU area.

4. CONCLUSION

I trust that the documentation provided is in order and is sufficient for your consideration of the proposed Ballynalacken Windfarm development. Should you have any queries in relation to any of the information enclosed, please do not hesitate to contact the undersigned at pk@ecopower.ie.

Yours sincerely

Philomena Kenealy, Director Rowanmere Limited
Ballynalacken Windfarm Project Manager Ecopower Developments Limited