

SITE NOTICE

**CORK COUNTY COUNCIL
PLANNING & DEVELOPMENT & FORESHORE (AMENDMENT) ACT 2022
PLANNING AND DEVELOPMENT (SECTION 179A) REGULATIONS 2023**

Notice is hereby given, pursuant to the provisions of the Planning and Development and Foreshore (Amendment) Act 2022 and in accordance with the requirements of the Planning and Development (Section 179A) Regulations 2023 that Cork County Council propose to undertake the following development:

SCHEDULE

LOCATION	NATURE & EXTENT OF DEVELOPMENT	OFFICES AT WHICH PLANS AND PARTICULARS MAY BE INSPECTED
Lands at Elm Grove, Crann Ard, Fermoy In the townland of: Ballynamona, Fermoy	The construction of a new housing development consisting of: <ul style="list-style-type: none">• 26 No. Residential Units including:<ul style="list-style-type: none">○ 1 No. 4 bed, 7-person 2 storey house.○ 17 No. 3 bed, 5-person 2 storey house.○ 8 No. 2 bed, 3-person 2 storey house.• Construction of new public roadside footpath• Construction of new pedestrian crossing with beacons• 54 No. car parking spaces.• Soft landscaping including green spaces, planting, and trees.• Construction of new foul Pumping Station and rising main• Connection to public utilities• All associated site and ancillary works	Housing Directorate, Cork County Council, Floor 4 (Reception Area), County Hall Fermoy Municipal District Offices, Cork County Council, Fermoy Town Hall, Courthouse Road, Fermoy, Co. Cork

The plans and particulars may be inspected as follows:

1. By visiting the stated offices above.
2. Online at the following address:
<https://www.corkcoco.ie/en/planning/part-8-development-consultation>

3. On receipt of a written request the Council will post or email a copy of the plans and particulars to a member of the public who wishes to receive a copy.
4. The request should be headed: 'Housing Scheme at Crann Ard, Fermoy', and addressed to the Housing Directorate, Cork County Council, Floor 4, Co. Hall, Cork or emailing part8housing@corkcoco.ie, stating whether you wish to have the plans etc. sent in hard copy form or by email.

As per Article 81A of the Planning and Development (Section 179A) Regulations 2023 an Environmental Impact Assessment (EIA) screening determination has been made and concludes that there is no real likelihood of significant effects on the environment arising from the proposed development once standard industry environmental management systems are in place. A determination has been made that an **EIA is not required**. A determination has been made that the proposed development **is not required to undergo an appropriate assessment (AA)** under the Habitats Directive.

As per Article 81A a person may question the validity of any decision of the planning authority by way of an application for judicial review, under Order 84 of the Rules of the Superior Courts (S.I. No. 15 of 1986), in accordance with sections 50 and 50A of the Act.

Plans and particulars of the proposed development will be available for inspection and/or purchase at the locations outlined above (see Point No. 1 above) on each day during which the said offices are open for the transaction of business (excluding Bank Holidays) for a period beginning on 1st March 2024 and ending on 2nd May 2024.

**Director of Services, Housing Directorate,
Cork County Council**

It should be noted that the Freedom of Information Act applies to all records held by Cork County Council