

SITE NOTICE

CORK COUNTY COUNCIL

PLANNING & DEVELOPMENT & FORESHORE (AMENDMENT) ACT 2022 PLANNING & DEVELOPMENT ACT 2000 (as amended)

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
<p>Lands at "An Tamhnaigh", Tawnies Lower, Clonakilty</p> <p>In the townland of: Tawnies Lower</p>	<p>The construction of a new housing development consisting of:</p> <ul style="list-style-type: none">• 35 No. Residential Units including:<ul style="list-style-type: none">- 1 no. two storey four bed accessible house- 4 no. two storey three bed townhouses- 10 no. two storey two bed townhouses- 6 no. two bed duplex apartments- 4 no. two bed apartments- 10 no. one bed apartments• Communal bin & bike stores and a total of 49 No. car parking spaces including 3 No. accessible parking space.• Soft landscaping including green spaces, planting and trees.• Connection to public utilities.• All associated site and ancillary works, including roads, footpaths and drainage.	<p>Housing Directorate, Cork County Council, Floor 4 (Reception Area), County Hall</p> <p>West Cork Municipal District Offices, Cork County Council, Kent Street, Clonakilty, Co. Cork</p>

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/resident/planning-and-development/public-consultations>
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 An Tamhnaigh, Tawnies Lower, Clonakilty", 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 28th March 2024 and ending on 29th 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