

+353 (0)49 555 5050

Clondargan, Stradone, Cavan, H12 NV06, Ireland

www.galetechenergyservices.com



An Coimisiún Pleanála
64 Marlborough Street
Dublin 1
D01 V902

22 October 2026
Our Ref: STK001ISL
Your Ref: --

Dear Sir/Madam,

Re: Planning Application for a wind energy development and all associated works at Largan, Boleysillagh, Cloonmeen, Toobrakan, and Tullaghanrock, County Roscommon.

1.0 INTRODUCTION

On behalf of our client, Islandmore Wind Farm Limited ('the Applicant'), please find enclosed a Strategic Infrastructure Development (SID) planning application for the abovementioned proposed development, submitted in accordance with Section 37E of the *Planning & Development Act 2000 (as amended)* ('the 2000 Act').

This planning application is being made directly to An Coimisiún Pleanála following its determination of 09 April 2026, on foot of a Pre-Application Consultation process, that the proposed development constitutes SID and that the planning application must be made directly to it in the first instance (Reference ABP-321711-25; see **Annex 1**). An Coimisiún Pleanála considered that the proposed development constitutes SID having regard to its size, scale, strategic economic importance to the State, its contribution to the fulfilment of national and regional policy objectives, and its location and the likelihood of effects on more than one planning authority.

2.0 DESCRIPTION OF THE PROPOSED DEVELOPMENT

This planning application seeks a 10-year planning permission for a proposed development generally described as follows:-

- 3 no. wind turbines with a hub height of 104 metres, a rotor diameter of 162 metres and an overall tip height of 185 metres;
- 7 no. wind turbines with a hub height of 82 metres, a rotor diameter of 136 metres and an overall tip height of 150 metres;
- All associated turbine foundations and crane hardstanding areas;
- All associated underground electrical and communications cabling;
- Construction of approximately 4 kilometres of wind farm access tracks;
- Construction of 6 no. site entrances and upgrade of 1 no. existing site entrance;

- 2 no. temporary construction compounds;
- 1 no. borrow pit which, when exhausted, will be utilised to permanently store excess excavated material;
- The storage, as required, of excavated material at dedicated spoil deposition areas;
- Felling of approximately 6.5 hectares of commercial forestry plantation to facilitate the construction and operation of wind farm infrastructure;
- All associated and ancillary site development, excavation, construction, landscaping and reinstatement works, permanent and temporary works to public roads along the turbine component haul route, the provision of site drainage infrastructure and environmental mitigation measures; and,
- A 40-year operational life from the date of commissioning of the entire proposed development.

2.1 WIND TURBINE DIMENSIONS

The proposed development includes 10 no. wind turbines. 3 no. turbines will have a hub height of 104m, a rotor diameter of 162m, an overall tip height of 185m and is based on a Vestas V162-7.2MW turbine model; while 7 no. will have a hub height of 82m, a rotor diameter of 136m, an overall tip height of 150m and is based on a Vestas V136-4.5MW turbine. No other turbine dimensions are included within the planning application nor assessed within the Environmental Impact Assessment Report (EIAR) and Natura Impact Statement (NIS).

It is important to note, however, that turbine technology advances rapidly with component dimensions constantly changing to maximise efficiency. It may therefore be the case that, at the time of construction, the abovementioned proposed turbine models are no longer available in the market. Accordingly, while the EIAR and NIS assesses the likely significant environmental effects of the proposed turbine models and their principal dimensions, as presented above, it also fully incorporates an assessment of any immaterial deviations thereof, in terms of hub height and rotor diameter, subject to maximum heights of 185m and 150m respectively.

Any proposal to immaterially deviate from the above hub and rotor dimensions will be subject to a separate future consent process. Any such consent would be required to demonstrate that the deviations to the turbine model and dimensions are immaterial, including by reference to the EIAR and NIS, and any conditions of planning consent.

2.2 PERMISSION PERIOD

A 10-year planning permission is being applied for in respect of this proposed development. That is, planning consent would remain valid for 10-years following the final grant of planning permission.

Section 41 of the *Planning & Development Act 2000* (as amended; 'the 2000 Act') states that a planning authority may "...having regard to the nature and extent of the relevant development and any other material considerations, specify the period, being a period of more than 5 years, during which the permission is to have effect".

We also note that the *Wind Energy Development Guidelines for Planning Authorities 2006* ('the 2006 Guidelines') state that:-

"Planning Authorities may grant permission for a duration longer than 5 years if it is considered appropriate, for example, to ensure that the permission does not expire before a grid connection is granted. It is, however, the responsibility of the applicants in the first instance to request such longer durations in appropriate circumstances".

Subject to a grant of planning permission, a 10-year planning permission is considered appropriate for a development of this nature and scale to ensure that all required supplementary statutory consents, including grid connection agreements, and licences can be put in place prior to the commencement of development.

2.3 OPERATIONAL DURATION

The operational lifetime of the proposed development is 40-years from the date of full and final commissioning. Prior to the expiry of this period, the Applicant will decide whether to continue to operate, replace or decommission the development. However, for the purposes of the EIAR and NIS, decommissioning is assumed.

It should be noted that the 2006 Guidelines state that:-

"The inclusion of a condition which limits the life span of a wind energy development should be avoided, except in exceptional circumstances."

Notwithstanding the above, the Applicant requests that, subject to a grant of permission, a 40-year operational period from the date of full and final commissioning of the proposed development be provided by way of condition of consent.

3.0 PLANNING APPLICATION DOCUMENTATION

An Coimisiún Pleanála will find enclosed all of the required planning application plans and particulars in sufficient detail, including in respect of turbine dimensions, to fully describe the nature and extent of the proposed development and to enable its potential impacts to be fully assessed, as follows:-

- Planning Application Form;
- Site Notice;
- Newspaper Notices (2 no.);
- Letters of Landowner Consent;
- Statutory Undertaker Letter;
- Environmental Impact Assessment Portal Confirmation Notice;
- Planning Application Fee (€100,000);
- Planning Application Notification Letter issued to each prescribed body;
- Planning Application Drawings (see Schedule of Drawings attached to the Planning Application Form);
- Planning Statement;
- Environmental Impact Assessment Report, including:
 - Volume I – Assessment of the Project;
 - Volume II – Technical Annexes in support of Volume I;

- Non-Technical Summary; and,
- Natura Impact Statement.

As instructed by the Commission, we have provided 1 no. hard copy and 9 no. electronic copies of all planning application plans and particulars. In addition, 1 no. hard copy and 1 no. digital/soft copy have been furnished to Roscommon County Council. Furthermore, all planning application and associated documentation is available to view at the dedicated project website: www.islandmorewindfarmsid.ie.

3.1 SITE NOTICES

12 no. site notices have been erected in respect of this proposed development at appropriate locations, including at the main entrances to the proposed development site and at all relevant access points to the subject lands, so as to be easily visible and legible by persons using the public road network and the public concerned.

The site notices will be monitored on a regular basis by the Applicant to ensure, to the best possible extent, that they remain *in situ* and are not otherwise defaced or become illegible.

In the event that notices are removed or tampered with, the Applicant will seek to ensure that they are replaced as quickly as possible.

3.2 ENVIRONMENTAL IMPACT ASSESSMENT PORTAL

As required, an Environmental Impact Assessment (EIA) Portal submission confirmation notice accompanies this planning application in accordance with the *Planning & Development Regulations 2001 (as amended)*.

3.3 NOTIFICATION OF PRESCRIBED BODIES

The Applicant was also instructed by An Coimisiún Pleanála in its SID determination to furnish copies of the planning application to each of the prescribed bodies listed at **Table 1**. Each of the prescribed bodies have been advised of the URL of the project website where all planning application documentation can be viewed and downloaded.

Prescribed Body	Means of Receiving Planning Application Documentation
An Chomhairle Ealaíon (the Arts Council)	Notified of URL of dedicated project website
An Taisce	Notified of URL of dedicated project website
Department of Agriculture, Food and the Marine	Notified of URL of dedicated project website
Department of Culture, Communications and Sport	Notified of URL of dedicated project website
Department of Enterprise, Tourism and Employment	Notified of URL of dedicated project website
Department of Housing, Local Government and Heritage	Notified of URL of dedicated project website
Department of Rural and Community Development and the Gaeltacht	Notified of URL of dedicated project website
Fáilte Ireland	Notified of URL of dedicated project website
Health Service Executive	Notified of URL of dedicated project website

Inland Fisheries Ireland	Notified of URL of dedicated project website
Ireland West Airport	Notified of URL of dedicated project website
Irish Aviation Authority	Notified of URL of dedicated project website
Mayo County Council	Notified of URL of dedicated project website
Minister for Climate, Energy and the Environment	Notified of URL of dedicated project website
Northern & Western Regional Assembly	Notified of URL of dedicated project website
Office of Public Works	Notified of URL of dedicated project website
Roscommon County Council	1 no. hard copy and 1 no. digital/soft have been provided
Sligo County Council	Notified of URL of dedicated project website
The Commission for Regulation of Utilities	Notified of URL of dedicated project website
The Heritage Council	Notified of URL of dedicated project website
Transport Infrastructure Ireland	Notified of URL of dedicated project website
Uisce Éireann	Notified of URL of dedicated project website

Table 1: Notified Prescribed Bodies

4.0 ENVIRONMENTAL IMPACT ASSESSMENT

4.1 OVERVIEW

A full EIAR has been submitted with this planning application to inform the EIA to be carried out by An Coimisiún Pleanála. The EIAR is presented as 2 no. volumes, which should be read in conjunction with each other, as follows:-

- **Volume I** comprises the main EIAR text and follows a 'Grouped Format' structure where each environmental factor is assessed and presented as a separate chapter. The EIA Directive prescribes the range of environmental factors which should be used to organise descriptions of the environment and likely environmental effects. These have been supplemented with additional environmental factors owing to the characteristics of the proposed development under assessment, as follows:-
 - Chapter 1: Introduction;
 - Chapter 2: Assessment of Project Alternatives;
 - Chapter 3: Description of the Project;
 - Chapter 4: Population & Human Health;
 - Chapter 5: Biodiversity;
 - Chapter 6: Land & Soils;
 - Chapter 7: Water;
 - Chapter 8: Air Quality
 - Chapter 9: Climate;
 - Chapter 10: Landscape;
 - Chapter 11: Cultural Heritage;
 - Chapter 12: Noise & Vibration;

- Chapter 13: Shadow Flicker;
- Chapter 14: Material Assets; and,
- Chapter 15: Interactions of the Foregoing.
- **Volume II** comprises a range of annexes, including technical data and reports, which informed the impact assessment provided in **Volume I** so as to ensure the EIAR is transparently supported by evidence. All environmental mitigation measures, as prescribed within the EIAR, have also been compiled into a standalone document and submitted at **Volume II**.

A separate **Non-Technical Summary** of the EIAR is also provided to facilitate the wider public concerned in their involvement in the statutory consultation during the planning application determination stage.

Some key environmental matters pertaining to the proposed development are also addressed and summarised below.

4.2 BIODIVERSITY

A comprehensive biodiversity study of the proposed development has been undertaken in accordance with all best-practice survey methods related to wind energy developments and a detailed assessment on the likely significant effects of the proposed development is included at **Chapter 5 (Volume I)** of the EIAR.

The assessment concludes that, with the effective implementation of embedded design, mitigation and habitat management measures; the proposed development can be constructed, operated and decommissioned without resulting in significant adverse effects on biodiversity. With the effective implementation of the measures set out within the chapter and Habitat Management Plan, the proposed development is assessed to, overall, pose minor, temporary adverse effects on biodiversity and long-term potentially positive effects on habitats and the fauna they support. Therefore, with the successful implementation of all ameliorative actions, the project is assessed to be acceptable from an ecological perspective and complies with relevant biodiversity conservation objectives and environmental assessment requirements.

Please note that; in accordance with best practice; some sensitive information relating to specific species which supports the assessment carried out in this chapter of the EIAR, has been made available only to the Commission and Roscommon County Council. It has not been made available on the dedicated SID planning application website and should not be made available for public viewing.

4.3 SOILS & WATER

Having regard to the characteristics of the proposed development and the presence of peat throughout, a detailed assessment of the likely effects of the proposed development on land, soils and geology has been conducted in accordance with relevant guidance. The assessment has been informed through desktop surveys and extensive fieldwork including peat probing, trial pitting and borehole drilling. A detailed assessment on the likely significant effects of the proposed development is included at **Chapter 6 (Volume I)** of the EIAR.

The assessment concludes that, with the embedded design measures and proposed mitigation measures, the proposed development is not likely to result in any significant effects on land, soils or geology.

The proposed development site contains a number of small lower-order watercourses; however, the project design has sought to avoid direct interactions with watercourses and maintain appropriate buffer zones where appropriate. The assessment of the proposed development has been informed by desktop surveys and fieldwork comprising hydrological mapping of the site, hydrochemistry measurements and surface water sampling.

Overall, it is assessed that there is no likelihood for significant effects on the hydrological environment and, with the implementation of appropriate mitigation measures, the proposed development can be constructed, operated and decommissioned without affecting the Water Framework Directive status of any waterbody or posing a risk of flooding. A standalone Flood Risk Assessment has been prepared and is provided at **Annex 7.2 (Volume II)** of the EIAR and a Water Framework Directive Compliance Assessment is provided at **Annex 7.4 (Volume II)**.

4.4 LANDSCAPE

In accordance with SPPR 2 of the *Draft Revised Wind Energy Development Guidelines 2019*, a visual amenity setback of 4-times tip height of the wind turbines to residential dwellings has been applied as part of the design of the proposed development, and no dwellings are located within this setback (see **Annex 2**).

A full set of photomontages of the proposed development are provided at **Annex 10.2 (Volume II)** of the EIAR. These photomontages were prepared to inform a landscape and visual impact assessment, presented at **Chapter 10 (Volume I)** of the EIAR. The landscape and visual impact assessment concludes that, during the operation phase, the highest level of impact significance is 'Substantial-Moderate' which is recorded from a number of viewpoints in close proximity to the wind turbines.

Outside of the central study area, the significance of impacts reduces considerably and generally ranges between 'Moderate-Slight' and 'Imperceptible' due to the diminishing presence of the wind turbines within views as other features and characteristics become the prevailing influence on the view.

Given the proximity of the existing Largan Hill Wind Farm to the proposed development site (see drawing enclosed at **Annex 3** for context), a particular emphasis was placed on the likelihood of cumulative visual effects between these projects. The assessment concludes that, despite some instances of visual tension and clutter, the combined visual and landscape effects are not likely to be significant.

In terms of cumulative effects more widely, including other wind farms, it is assessed that 'Slight' cumulative effects will be experienced; and overall, significant landscape or visual effects are not assessed as likely.

4.5 NOISE & VIBRATION

A comprehensive assessment of likely effects arising from the proposed development in respect of noise and vibration has been undertaken (**Chapter 12 (Volume I)**).

The assessment of construction and decommissioning phase noise has been carried out with reference to British Standard BS 5228-1:2009+A1:2014 *Code of practice for*

noise and vibration control on construction and open sites – Part 1 Noise (BS5228-1) and assesses the noise levels likely to be generated by plant, machinery and construction/decommissioning activities. During the construction and decommissioning phases, it is assessed that; with the implementation of appropriate mitigation measures; noise and vibration effects are unlikely to be significant

The assessment of operational phase noise has been carried out in accordance with the 2006 Guidelines and the UK Department for Energy Security & Net Zero document *Assessment and Rating of Wind Turbine Noise* and models the likely noise levels are noise receptors (dwellings) in the vicinity of the proposed development. The assessment finds that, with the employment of embedded mitigation, significant effects (including cumulative effects with the existing adjacent Largan Hill Wind Farm) are not assessed as likely.

4.6 SHADOW FLICKER

An assessment of likely effects arising from the proposed development in respect of shadow flicker has been undertaken (**Chapter 13 (Volume I)**).

The 2006 Guidelines also provide that shadow flicker is not normally an issue where setback distances are more than 500m to sensitive receptors. Nevertheless, the EIAR assesses the potential number of shadow flicker hours per year likely to be experienced under 'expected' and exceptional 'worst-case' scenarios at all dwellings within 10-times tip height of the proposed wind turbines.

During the operation phase, 84 no. receptors are predicted to experience shadow flicker with effects ranging between of 6-minutes and 1-hour 9-minutes on any given day in a 'worst-case' modelled scenario. Under the 'expected' shadow flicker assessment model, 84 no. receptors are, again, predicted to experience shadow flicker with effects ranging between 7-minutes and 19-hours 27-minutes per annum.

Cumulatively, with the Largan Hill Wind Farm, the level of shadow flicker in a 'worst-case' scenario remains 1-hour 9-minutes on any day; while the level under 'expected' conditions remains at 19-hours 27-minutes per annum.

Notwithstanding the predicted levels of shadow flicker, the Applicant has committed to the implementation of technological mitigation measures to shut-down the wind turbines at predetermined times when shadow flicker exposure could potentially occur. These measures will ensure that no dwelling/receptor will experience shadow flicker effects and, therefore, no significant effects are likely.

5.0 APPROPRIATE ASSESSMENT

Following the completion of a Stage 1 Appropriate Assessment Screening, a full NIS (Stage 2) has been prepared and submitted with this planning application. The NIS is presented as a separate, standalone document and submitted to inform a Habitats Directive Appropriate Assessment to be carried out by An Coimisiún Pleanála pursuant to Council Directive 92/43/EEC and Bird Directive 2009/147/EC. The NIS addresses the entirety of the project, including relevant cumulative, off-site, and secondary developments.

The NIS concludes; in light of best scientific knowledge; that there is reasonable scientific certainty that there will be no significant effects from the proposed development, either individually or in combination with other plans or projects,

adversely affecting the conservation interests or conservation objectives of any Natura 2000 sites. It is therefore concluded that proposed development will not, beyond reasonable scientific doubt, adversely affect the integrity of any Natura 2000 site either directly or indirectly.

6.0 RENEWABLE ENERGY DEVELOPMENT PLANNING STATEMENT

A Renewable Energy Development Planning Statement has been prepared and is enclosed with the planning application.

7.0 CONCLUSION

Having regard to the above, we respectfully request that An Coimisiún Pleanála grant planning permission for the proposed development. We trust that the plans and particulars submitted are in order and sufficient for your consideration of this planning application. Should you have any queries in relation to any of the information enclosed, please do not hesitate to contact this office.

Yours sincerely,

Galetech Energy Services

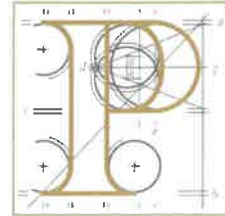
Galetech Energy Services

ANNEX 1 – STRATEGIC INFRASTRUCTURE DEVELOPMENT DETERMINATION



Our Case Number: ABP-321711-25

Your Reference: Islandmore Wind Farm Limited



An
Coimisiún
Pleanála

Galetech Energy Services
Clondargan
Stradone
Co. Cavan
H12 NV06

13 APR 2026

Date: 09 April 2026

Re: 10 no. turbine wind farm.

Located in Toobrack, Tullaghanrock, Boleysillagh, Cloonmeen, Islandmore, Attiantaggart and Largan, Co. Roscommon

Dear Sir / Madam,

Please be advised that following consultations under section 37B of the Planning and Development Act, 2000 as amended, the Commission hereby serves notice under section 37B(4)(a) that it is of the opinion that the proposed development falls within the scope of paragraphs 37A(2)(☐) and (☐) of the Act. Accordingly, the Commission has decided that the proposed development would be strategic infrastructure within the meaning of section 37A of the Planning and Development Act 2000, as amended. Any application for permission for the proposed development must therefore be made directly to An Coimisiún Pleanála under section 37E of the Act.

Please also be informed that the Commission considers that the pre-application consultation process in respect of this proposed development is now closed.

Attached is:

- **Appendix 1:** Prescribed bodies to be notified of the application for the proposed development
- **Appendix 2:** Schedule of Information which is considered necessary to submit in order to facilitate the undertaking of the Completeness Check under Section 37JA of the Planning and Development Act 2000, as amended

Further notifications should also be made where deemed appropriate.

In accordance with section 146(5) of the Planning and Development Act, 2000 as amended, the Commission will make available for inspection and purchase at its offices the documents relating to the decision within 3 working days following its decision. This information is normally made available on the

Teil	Tel	(01) 858 8100
Glaó Áitiúil	LoCall	1800 275 175
Facs	Fax	(01) 872 2684
Láithreán Gréasáin	Website	www.pleanala.ie
Ríomhphost	Email	communications@pleanala.ie

64 Sráid Maoilbhríde	64 Marlborough Street
Baile Átha Cliath 1	Dublin 1
D01 V902	D01 V902

list of decided cases on the website on the Wednesday following the week in which the decision is made.

The following information relates to challenges to the validity of a decision of An Coimisiún Pleanála under the provisions of the Planning and Development Act 2000, as amended.

Judicial review of An Coimisiún Pleanála decisions under the provisions of the Planning and Development Acts (as amended).

A person wishing to challenge the validity of a Commission decision may do so by way of judicial review only. Sections 50, 50A and 50B of the Planning and Development Act 2000 (as substituted by section 13 of the Planning and Development (Strategic Infrastructure) Act 2006, as amended/substituted by sections 32 and 33 of the Planning and Development (Amendment) Act 2010 and as amended by sections 20 and 21 of the Environment (Miscellaneous Provisions) Act 2011) contain provisions in relation to challenges to the validity of a decision of the Commission.

The validity of a decision taken by the Commission may only be questioned by making an application for judicial review under Order 84 of The Rules of the Superior Courts (S.I. No. 15 of 1986). Sub-section 50(7) of the Planning and Development Act 2000 requires that subject to any extension to the time period which may be allowed by the High Court in accordance with subsection 50(8), any application for judicial review must be made within 8 weeks of the decision of the Commission. It should be noted that any challenge taken under section 50 may question only the validity of the decision and the Courts do not adjudicate on the merits of the development from the perspectives of the proper planning and sustainable development of the area and/or effects on the environment. Section 50A states that leave for judicial review shall not be granted unless the Court is satisfied that there are substantial grounds for contending that the decision is invalid or ought to be quashed and that the applicant has a sufficient interest in the matter which is the subject of the application or in cases involving environmental impact assessment is a body complying with specified criteria.

Section 50B contains provisions in relation to the cost of judicial review proceedings in the High Court relating to specified types of development (including proceedings relating to decisions or actions pursuant to a law of the state that gives effect to the public participation and access to justice provisions of Council Directive 85/337/EEC i.e. the EIA Directive and to the provisions of Directive 2001/12/EC i.e. Directive on the assessment of the effects on the environment of certain plans and programmes). The general provision contained in section 50B is that in such cases each party shall bear its own costs. The Court however may award costs against any party in specified circumstances. There is also provision for the Court to award the costs of proceedings or a portion of such costs to an applicant against a respondent or notice party where relief is obtained to the extent that the action or omission of the respondent or notice party contributed to the relief being obtained.

General information on judicial review procedures is contained on the following website, www.citizensinformation.ie.

Disclaimer: The above is intended for information purposes. It does not purport to be a legally binding interpretation of the relevant provisions and it would be advisable for persons contemplating legal action to seek legal advice.

If you have any queries in the meantime, please contact the undersigned officer of the Commission or email sids@pleanala.ie quoting the above mentioned An Coimisiún Pleanála reference number in any correspondence with the Commission.

Teil	Tel	(01) 858 8100
Glaó Áitiúil	LoCall	1800 275 175
Facs	Fax	(01) 872 2684
Láithreán Gréasáin	Website	www.pleanala.ie
Ríomhphost	Email	communications@pleanala.ie

64 Sráid Maoilbhríde	64 Marlborough Street
Baile Átha Cliath 1	Dublin 1
D01 V902	D01 V902

Yours faithfully,



Sinead White
Executive Officer
Direct Line: 01-8737202

PC09

Teil
Glaio Áitiúil
Facs
Láithreán Gréasáin
Ríomhphost

Tel
LoCall
Fax
Website
Email

(01) 858 8100
1800 275 175
(01) 872 2684
www.pleanala.ie
communications@pleanala.ie

64 Sráid Maoilbhríde
Baile Átha Cliath 1
D01 V902

64 Marlborough Street
Dublin 1
D01 V902

Appendix 1 – Prescribed Bodies

- Department of Planning and Local Government and Heritage
- Minister of Environment and Climate & Communications
- Roscommon County Council
- Sligo County Council
- Mayo County Council
- The Northern and Western Regional Assembly
- Transport Infrastructure Ireland
- An Chomhairle Ealaíon (Arts Council)
- The Heritage Council
- Fáilte Ireland
- An Taisce
- Uisce Éireann
- Inland Fisheries Ireland
- Irish Aviation Authority
- Ireland West Airport
- Department of Agriculture, Food & Marine
- Department of Tourism, Culture, Arts, Gaeltacht, Sports and Media
- HSE
- The Commission for Regulation of Utilities
- Office of Public Works

Appendix 2 – Schedule of Information to Inform the Completeness Check

This Schedule of Information seeks to provide details which will facilitate An Coimisiún Pleanála in undertaking the Completeness Check required by Section 37JA of the Planning and Development Act 2000, as amended in order to process the application. It shall not be construed as comprising an assessment of the application documentation or a consideration of the merits of the proposed development.

Details of Proposed Development at Closure

Pre-Application Ref.	ABP-321711-25
Prospective Applicant:	Islandmore Wind Farm Ltd
Date of Final Meeting:	10th February 2026
Number of Turbines:	10
Design Flexibility opinion:	No
Is Grid Connection Included:	No
Is a BESS included:	No
Accommodating works for TDR:	Yes

Information

Plans and Particulars	
Public Notice	• Time Period for Consultation and Fee for Submissions • Standalone Website Address • EIAR and NIS referenced • Reference to Section 37JA • All townlands within the site boundary to be correctly referenced.
Prescribed Bodies	• Notification of All Prescribed Bodies and a copy of the correspondence sent to same.
Land Ownership	• Interest in land

	Written consent of all other landowners (<i>Inc. legally binding agreement & land registry map if required</i>)
Design Flexibility	Design flexibility not sought.
Fee	
EIA Portal	Letter from Portal
Planning Statement	- Renewable Energy Designation Policy Statement - Statement outlining compliance with all relevant policies and objectives in the County Development Plan including a justification for material contravention of same if relevant. - Consultation overview - Community Benefit Fund - Planning history, including of surrounds and description of Largan Hill (dimensions and operational life).
Drawings	- Drawing Schedule - Site location map - Site layout plan (proximity of turbines to Largan Hill turbines to be annotated) - Plans, elevations, sections and cross-sections - Wayleaves shown - Grid Connection Route - Scales appropriate
EIAR	
No design Flex	Two turbine types (3no. with a hub height of 104m, a rotor diameter of 162m and an overall tip height of 185m; and 7 no. wind turbines with a hub height of 82m, a rotor diameter of 136m and an overall tip height of 150m). Grid connection to be assessed but does not form part of planning application.
Non-Technical Summary	Provided as a standalone section.
Introduction	- Legislative context - Scoping Consultation - Community Engagement Report

	• Methodology/methodologies for the assessment of the environmental factors and for the description and consideration of the significance of effects • Study Area(s) and justification for same. • Project Team (Author qualifications, experience and expertise) • Technical Difficulties/Limitations
Description of the Proposed Development	• Detailed description (all stages) of the characteristics of the proposed development including use of natural resources, production of waste, emissions & disturbances • Table of Turbine Location Details • Construction Environmental Management Plan • Decommissioning Plan • Waste & Resource Management Plan
Consideration of Alternatives	• Site selection & design process • Reasonable alternatives considered (Layout, scale, technologies, grid connection, turbine delivery, substation infrastructure, construction methodology etc)
Population and Human Health	• Population & Settlement Patterns • Economic Activity & Employment • Tourism & Amenities (Inc. recreational trails/waterways) • Human Health & Wellbeing (Reference Studies) • Property Devaluation/House Prices
Biodiversity	• Derogations (Required/Obtained) • Ecological Impact Assessment • Biodiversity Enhancement Areas/Management Plan (<i>Proposed Peat Restoration</i>) • Bat Surveys (to include): ○ Preliminary Roost Assessment Surveys, ○ Bat activity transect surveys,

	○ Static bat detector deployments, ○ Emergence/re-entry bat roost, ○ Hibernation ○ Survey data to include a min. of 30 days in each season, in a variety of weather conditions with detectors at different height levels. • Invasive Species Management Plan • Terrestrial Surveys (<i>Habitat & ecology (inc protected flora, extent and quality of protected habitat to be removed to be clarified, invasive plant species, mammals, amphibians and reptiles)</i>) • Aquatic Surveys (<i>Habitat & ecology (inc river habitat, macroinvertebrate, electro-fishing, fisheries)</i>)
Ornithology	• Surveys (<i>Vantage Point, Breeding & non-breeding, hinterland, Dusk, Walkover, Roost & Winter surveys</i>) • Connectivity with European Sites • Collision Risk Model (CRM) Assessment • Monitoring Programme • Cumulative Assessment
Noise and Vibration	• Baseline Noise Levels • Map of all receptors within 4 x Tip of Turbines • Predicted Noise Levels • Proposed Noise Limits (cumulative) • Operational Noise Monitoring Proposal • Mitigation Strategy for Operational Amplitude Modulation and Tonal Noises • Cumulative Noise Assessment (<i>to include Largan Hill</i>)
Shadow Flicker	• Shadow Flicker Analysis • Wind Turbine Control Measures
Air and Climate	• Carbon Impact Assessment including Embodied Energy Assessment and Climate Change Vulnerability Assessment

	• Dust Generation/Emissions and Management • Vehicle Emissions and Management
Land, Soils & Geology	• Ground Condition Assessment (inc): ○ Ground Investigations Report ○ Site Investigations Report ○ LIDAR Survey ○ On site precipitation monitoring and use of climate data ○ Ground and surface water monitoring and in-situ hydraulic conductivity testing. ○ Slope Stability Analysis. • Peat and Spoil Management Plan
Hydrology, Hydrogeology & Water Quality	• Hydrological Assessment • Hydrogeological Assessment • Flood Risk Assessment • Surface water/Drainage Management Plan • Standalone Water Framework Directive Compliance Report • Emergency Response Plan • Water Quality Management Plan • Drinking Water Source (UE and GWSS) Assessment
Landscape & Visual	• Photomontages • ZTV Analysis (20km radius from development site) • Landscape Character Assessment • Viewpoint Assessment • Analysis of cumulative LVIA with Largan Hill
Traffic & Transportation	• Turbine Delivery Route & Swept Path Analysis • Haul Route & Swept Path Analysis • Traffic and Transport Assessment • Traffic Management Plan (including Construction traffic) • Stage 1 Road Safety Audit

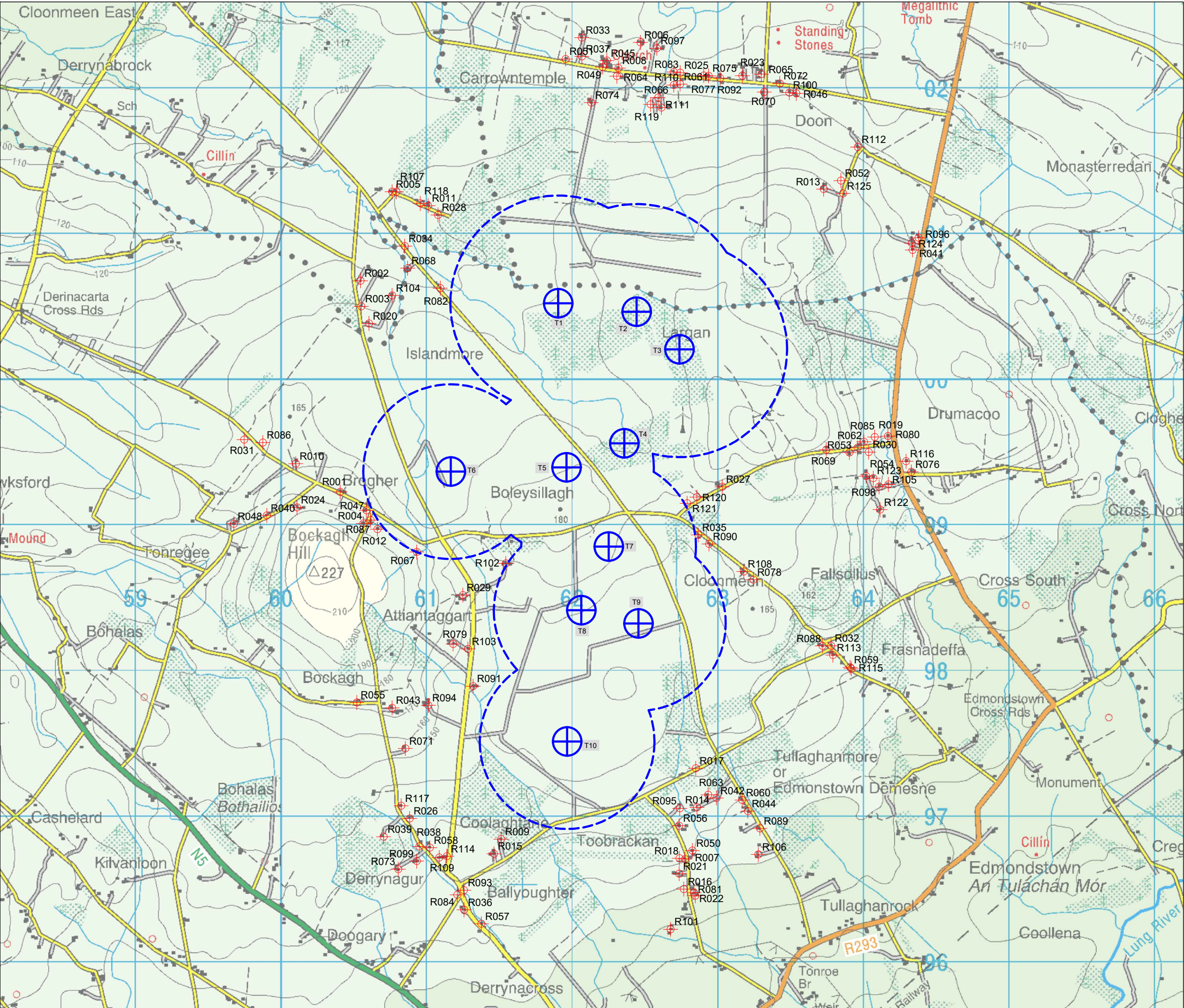
	• Design Report (TII requirements)
Material Assets	• Gas/ESB networks • Telecommunications Impact Study • Aviation Review Statement • Any other relevant material assets identified in consultation process
Cultural Heritage	• Heritage Impact Assessment & a Historic Landscape Character Assessment • Archaeological Impact Assessment
Major Accidents and Disasters	• Construction Stage • Operational Stage • Impact of Climate Change
Cumulative Assessment	Projects considered should be clearly identified and the location of the cumulative assessment clearly labelled within each Chapter as relevant.
Interactions of the Foregoing	Description of interactions between factors.
Compendium of Mitigation Measures	Intent expressed for the implementation of mitigation measures to be clearly set out as – ‘shall’. Commitments need to be expressed clearly and be specific.
Compendium of Significant Effects	Chapter detailing all the pre-mitigation and post mitigation (residual) significant effects and magnitude/duration
Appendices	All appendices and sub appendices to be submitted in hard and soft copy. To include: • Glossary of Terms • Noise Survey Results & Calibration Certificates • Material Volume Calculations • Statement of Competency • Other relevant documents
AA Screening report	• Author qualifications, experience and expertise • Methodology • Zone of Influence (ZOI) and identification of relevant European Sites to be based on a

	Source-Pathway-Receptor Model using the precautionary principle • Must include consideration of: River Moy SAC 002298 and Lough Gara Special Protection Area (SPA) (Site Code: 004048).
NIS	• Author qualifications, experience and expertise • Methodology • Collision Risk Modelling (CRM) • Biodiversity & Ornithology Surveys for QI & SCI species and habitats in accordance with Best Practice • Consideration of relevant Land, soils & geology reports/assessments* • Consideration of relevant Hydrological, hydrogeological & water reports/assessments* • Compendium of Mitigation Measures (<i>Intent expressed for implementation of mitigation measures – 'shall'</i>) * As stipulated above for EIAR.
Appendices	All appendices and sub appendices to be submitted in hard and soft copy.
Other Documents (To include):	
Civil Engineering Report	• Site Entrances • Access Tracks • Wind turbines • Cable routes & connections • Substation (Compound & Buildings) • Meteorological Mast • Temporary construction compounds • Borrow Pits & Deposition Areas • Haul Route • Turbine Delivery Route • Surface Water Design • Wastewater

	• Potable Water • Decommissioning & Restoration
--	---

ANNEX 2 – DWELLINGS MAP





LEGEND:

DWELLINGS

WIND TURBINE LOCATIONS

WIND TURBINE 4X ROTOR DIAMETER

Prepared Using Irish Transverse Mercator (ITM).

Date:

Rev:

Description:

Drawn By:

Prepared By:

GALETECH

ENERGY SERVICES

Galetech Energy Services

Clondargan, Stradone

Co. Cavan, H12 NV06

info@galetechenergyservices.com

www.galetechenergyservices.com

Client:

ISLANDMORE WIND FARM LIMITED

Job Title:

ISLANDMORE WIND FARM

Drawing Title:

DWELLINGS MAP

Drawing No.

Stage:

EIAR

Scale:

Date:

Revision No.:

(A3) 1:25,000

24/07/2026

REV02

Drawn By:

Checked By:

Confirmed By:

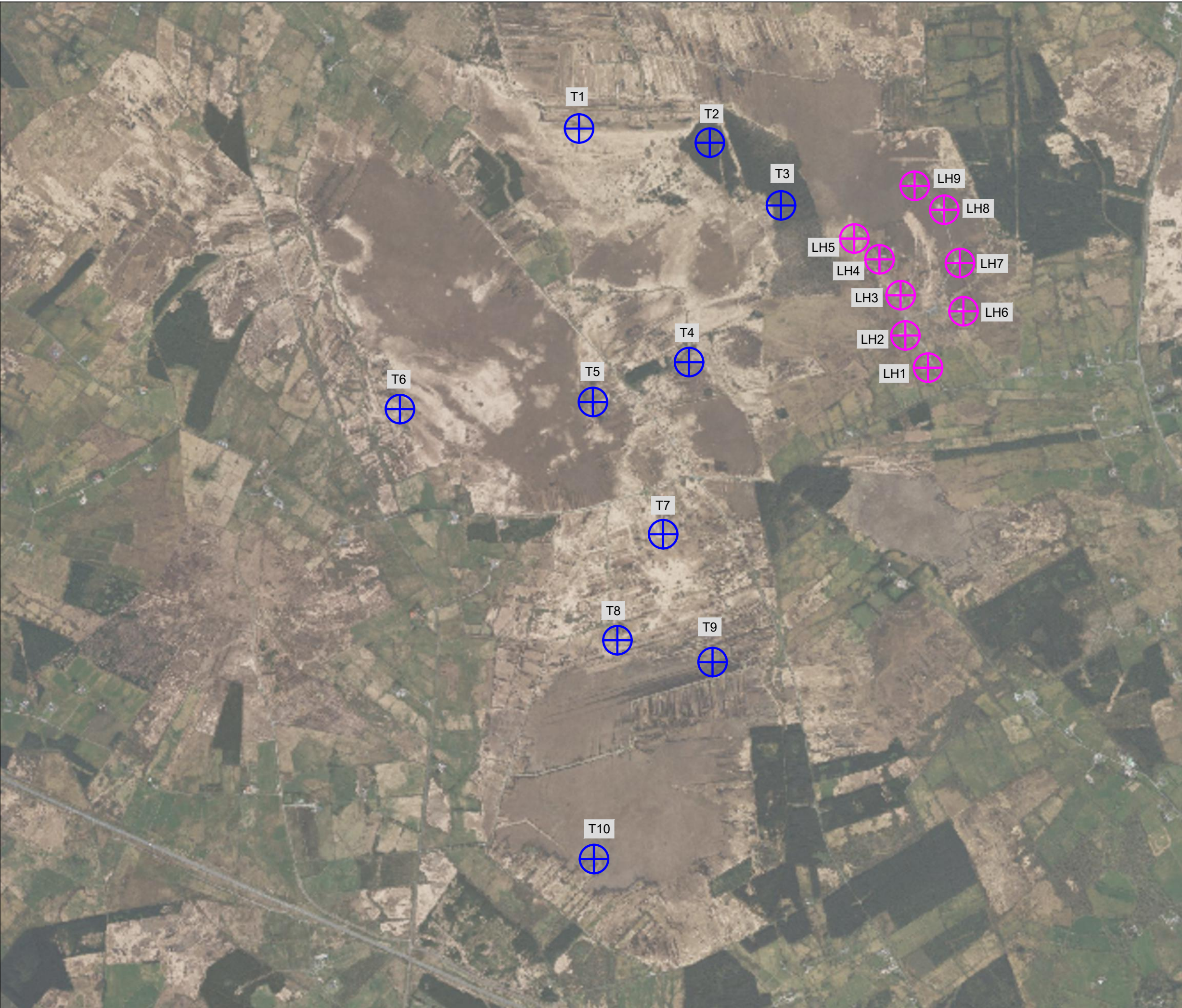
EF

JB

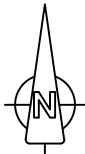
SC

ANNEX 3 – DRAWING OF PROPOSED DEVELOPMENT & LARGAN HILL WIND FARM





- LEGEND:
- ⊕ ISLANDMORE WIND FARM TURBINE LOCATIONS
 - ⊕ LARGAN HILL WIND FARM TURBINE LOCATIONS



Islandmore Wind Farm Turbine ID	Nearest Largan Hill Wind Farm Turbine ID	Distance (m)
T1	LH5	1,222
T2	LH5	715
T3	LH5	332
T4	LH5	851
T5	LH5	1,271
T6	LH5	2,007
T7	LH1	1,290
T8	LH1	1,703
T9	LH1	1,510
T10	LH1	2,449

Prepared Using Irish Transverse Mercator (ITM).

Date:	Rev:	Description:	Drawn By:
-------	------	--------------	-----------

Prepared By:



Galetech Energy Services
Clondargan, Stradone
Co. Cavan, H12 NV06
info@galetechenergyservices.com
www.galetechenergyservices.com

Client: ISLANDMORE WIND FARM LIMITED		
Job Title: ISLANDMORE WIND FARM		
Drawing Title: PROXIMITY TO LARGAN HILL WIND FARM		
Drawing No.	Stage: EIAR	
Scale: (A3) 1:15,000	Date: 24/07/2026	Revision No.: REV02
Drawn By: EF	Checked By: JB	Confirmed By: SC



GALETECH
ENERGY SERVICES

