

**CORK COUNTY COUNCIL**

**Planning & Development Act 2000 - 2004**

**To: Martin O'Donovan  
C/O Michael Sweeney  
M.S Farm Services  
Mooresfort  
Lattin, Co. Tipperary**

**Planning  
Register No: 056575**

**Application by: Martin O'Donovan**

**Of: C/O Michael Sweeney M.S Farm Services Mooresfort Lattin, Co.  
Tipperary**

**On: 12/09/2005**

**For: Construction of 2 no. pig houses, 2 no. extensions to existing pig houses, 2  
no. meal bins and servicing concrete and hardcore yards**

**At: Cooligboy, Timoleague, Bandon**

Further to Notice dated the 07/11/2005 Cork County Council hereby conveys a grant of **PERMISSION** for the application described above subject to the conditions set out in the schedule (if any) attached to the said Notice dated 07/11/2005 of its intention to grant **PERMISSION**

Signed on behalf of Cork County Council

Planning Dept.,  
Model Business Park,  
Model Farm Road, Cork.



**DATE: 13/12/2005**

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**NOTE FOR GUIDANCE OF DEVELOPERS**

**A grant of Planning Permission or Permission Consequent on the grant of Outline Permission does NOT of itself empower a person to carry out a development unless that person is otherwise legally entitled to do so. Unless otherwise stated or unless it is revoked a Permission or Permission Consequent on the Grant of Outline Permission is valid for a period of five years.**

**Any development which takes place prior to the payment of a financial contribution required by any of the conditions attached to a Permission or Permission Consequent on the grant of Outline Permission will be unauthorised until compliance with the condition or conditions.**

**Please note that there is an onus on developers to ensure that there is no danger to the public as a result of the proposed development.**

**CORK COUNTY COUNCIL**  
**LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) ACT 2000**  
**NOTIFICATION OF DECISION TO GRANT PERMISSION**

(with conditions)

Reference No. in Planning Register  
REG NO. 05/6575

Martin O'Donovan,  
C/O Michael Sweeney  
M.S Farm Services  
Mooresfort  
Lattin, Co. Tipperary

In pursuance of the powers conferred upon them by the above mentioned Act and for the reason set out in the First Schedule hereto, The Council of the County of Cork have by Order dated  
Decided to GRANT PERMISSION for the development of land namely;

27 NOV 2005

Construction of 2 no. pig houses, 2 no. extensions to existing pig houses, 2 no. meal bins and servicing concrete and hardcore yards

At: Cooligboy Timoleague Bandon

In accordance with the plans and particulars submitted by the applicant

On: 12/09/2005

And subject to the conditions (2) set out in Column 1 of the Second Schedule attached hereto. The reasons for the imposition of the said conditions are set out in Column 2 of the schedule.

An appeal against a decision of the Planning Authority may be made to An Bord Pleanala by any authorised person before the EXPIRATION of the period of FOUR WEEKS beginning on the day of the giving (i.e. Date of Order) of the decision of the Planning Authority. (SEE NOTES ATTACHED)

If there is no appeal against the said decision, a grant of **PERMISSION** in accordance with the decision will be issued after the expiration of the period within which an appeal may be made to An Bord Pleanala. It should be noted that until a grant of has been issued the development in question is NOT AUTHORISED.

Signed on behalf of the said Council

Planning Department,  
Model Business Park,  
Model Farm Road,  
Cork

Date:

 27 NOV 2005

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SEE NOTES ATTACHED

**FIRST SCHEDULE**

***Planning Ref. No. 05/6575***

It is considered that subject to compliance with the conditions set out in the second schedule, the proposed development would not seriously injure the amenities of the area and would be in accordance with the proper planning and sustainable development of the area.

	<b>Condition</b>	<b>Reason</b>
<b>1</b>	The proposed development shall comply with the terms and conditions of Planning Permission Reg. No. 03/4251 which governs the overall development of the lands of which the site forms part.	In the interests of the proper development of the site.
<b>2</b>	All construction work shall be carried out in accordance with current Department of Agriculture and Food specifications.	In the interests of safety.

02/11/2005

12/19

**1. General Details**

<i>Application Number</i>	056575
<i>Applicant's Name</i>	Martin O'Donovan
<i>Development Description</i>	Construction of 2 no. pig houses, 2 no. extensions to existing pig houses, 2 no. meal bins and servicing concrete and hardcore yards
<i>Location</i>	Cooliboy

**2. Assessment**

This application relates to the development of additional accommodation within the existing complex – not additional animal numbers are proposed. There is no policy objection in principle and the proposed housing shall form part of the existing cluster.

**3. Recommendation**

PERMISSION is recommended as follows:

1. Conditions of Environmental Dept. report, if any – no report on file to date.

	<b>Condition</b>	<b>Reason</b>
	The proposed development shall comply with the terms and conditions of Planning Permission Reg. No. 03/4251 which governs the overall development of the lands of which the site forms part.	In the interests of the proper development of the site.

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Pio Condon,  
Area Planner.

Dec 1  
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<b>ENVIRONMENT DEPARTMENT</b>	
<b>PLANNING REPORT</b>	
<b>Planning Register Number : 05/6575</b>	<b>Date: 2-Nov-05</b>
<b>Applicant: Martin O' Donovan. Cooligboy, Timoleague, Bandon.</b>	<b>APL req.: No WPL req.: No</b>

**Development: Construction of Pig Finisher Houses, Meal Bins, etc.**

I have no objection to planning permission being granted for the development.

The activity carried on by the applicant on this site (pig production), is an activity which requires an Integrated Pollution Control Licence from the EPA. The applicant has a current IPC licence for this site Ref. No. 680, the current licence covers the number of pigs proposed to be accommodated on site by the applicant. The applicants agent, Mr. Michael Sweeney, MS Farm Services, states that the purpose of the development is to provide extra space for the finishing pigs to comply with welfare regulations. Sufficient slurry storage facilities are to be provided for all pigs on site, & sufficient spreadlands are available.

Section 256 of the Planning & Development Act, 2000 states that;  
The Environmental Protection Agency Act, 1992, is hereby amended in section 98—

(a) by the substitution for subsection (1) of the following subsections—

"(1) Notwithstanding *section 34* of the *Planning and Development Act, 2000*, or any other provision of that Act, where a licence or revised licence under this Part has been granted or is or will be required in relation to an activity, a planning authority or An Bord Pleanála shall not, where it decides to grant a permission under *section 34* of that Act in respect of any development comprising the activity or for the purposes of the activity, subject the permission to conditions which are for the purposes of—

(a) controlling emissions from the operation of the activity, including the prevention, limitation, elimination, abatement or reduction of those emissions, or

(b) controlling emissions related to or following the cessation of the operation of the activity.

I have therefore not attached any conditions in relation to control of emissions from this development as this is clearly an issue for the EPA.

02 NOV 2005  
PLANNING DEPARTMENT  
CORK COUNTY COUNCIL

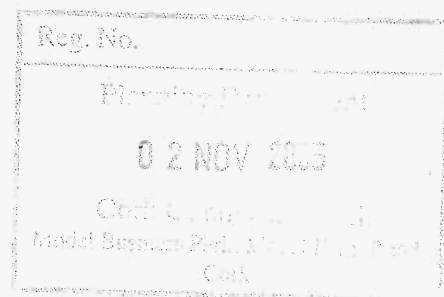
I recommend that a cover letter be issued to the applicant with any grant of planning permission issued, advising the applicant that the development shall be in compliance with the Integrated Pollution Control Licence. I also recommend that Cork County Council notify the Environmental Protection Agency of any grant of planning permission issued with regard to this development.

I recommend that the following conditions be attached to any permission granted in this respect;

1. All construction work shall be carried out in accordance with Department Of Agriculture & Food specifications.



Frank O' Flynn,  
Senior Executive Scientist.



# Comhairle Chontae Chorcaí Cork County Council

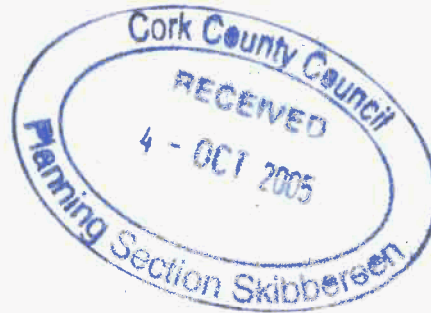
Area Engineer's Office,  
Emmet Square,  
Clonakilty,  
Co. Cork.



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Web: <http://www.corkcoco.com/>

**Planning Department  
Cork County Council.  
Model Business Park.  
Model farm Road  
Cork**

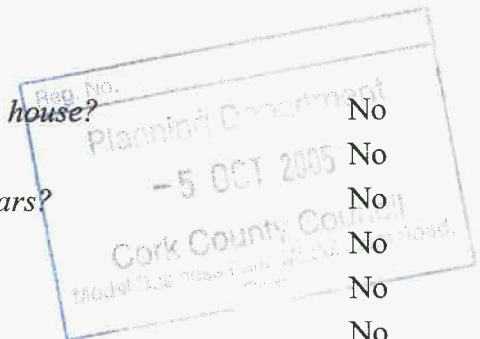


02 October 2005

**Re:** Planning Reg Ref No W/05/6575

The following is my report on the above application:

<i>Will the development involve the demolition of a habitable house?</i>	No
<i>Is a Public Water Supply available?</i>	No
<i>Is a Public Water Supply likely to be available within 7 years?</i>	No
<i>Is a Group Water Supply available?</i>	No
<i>Is a Public Sewer available?</i>	No
<i>Is a public Sewer likely to be available within 7 years?</i>	No
<i>Is the Site Notice correctly displayed?</i>	Yes
<i>Date of Site Inspection</i>	30 September 2005



The site is situated north of local secondary road L8060 near Timoleague

The proposal is to construct 2 additional pig houses and feeding bins within an existing pig rearing complex.

As the site is situated in a rural area, this proposal is generally acceptable.

It is noted that there is no proposal to increase stock numbers.

Permission has already been granted on the site for a waste digester.

I recommend that permission be granted subject to the recommendations of the Environmental Officer, regarding the handling, storage and disposal of slurry and other effluent.

No development charges are warranted.

A handwritten signature in blue ink, underlined.





John Conroy  
Senior Executive Engineer