

LAOIS COUNTY COUNCIL

PLANNING AND DEVELOPMENT ACTS 2000 (as amended)

AND

PLANNING AND DEVELOPMENT REGULATIONS 2001 (as amended)

Notice of Proposed Development by Laois County Council

In accordance with Part XI, Section 179 of the Planning and Development Act 2000 (as amended) and Part VIII, Article 80 & 81 of the Planning and Development Regulations 2001 (as amended) Laois County Council hereby gives notice of its intention to carry out the following development:

Location	Nature of Development
Clonrooske View in the townland of Knockmay.	<p>The development will consist of the construction of a residential development with a total of 12 houses, all at a site of 0.4092 hectares, in Portlaoise, Co Laois, accessed from Harpurs Lane. The site is bounded east and west by residential properties and to the north by lands zoned for future residential development and to the south by Harpurs Lane.</p> <p>Details of house types: TYPE A, 3 bed, 2 storey detached, (1 no). TYPE B, 3 bed, 2 storey semi-detached, (2 no). TYPE C, 2 bed, 2 storey semi-detached, (8 no). TYPE D, 5 bed, 1 storey detached, giving a total of 1,195 sqm. The development also includes foul and surface water drainage works, surface water attenuation tank, footpaths, landscaped open space including passive and active areas including play area. Total of 21 no. carparking spaces within curtilage and all associated site works and boundary treatments.</p>

Laois County Council has prepared an EIA Screening Report in accordance with the requirements of the Planning and Development Regulations 2001 (as amended). On the basis of this Screening Report, Laois County Council has determined that there is no likelihood of significant effects on the environment (Article 120 of Planning and Development Regulations, amended 2018). Accordingly, it has been determined that an EIA is not required in respect of this proposed development.

Any person may, from **19th July 2022 to 16th August 2022** inclusive, apply to An Bord Pleanála for a screening determination as to whether the development would be likely to have significant effects on the environment.

Plans and particulars of the above proposed development are available for viewing on our online consultation portal at <https://consult.laois.ie> from **19th July 2022 to 16th August 2022** inclusive.

Plans and particulars are also available for inspection at the offices of Laois County Council, Áras an Chontae, JFL Avenue, Portlaoise from **19th July 2022 to 16th August 2022** inclusive.

Submissions or observations with respect to the proposed development, dealing with the proper planning and the sustainable development of the area in which the development would be situated, **may be made online at <https://consult.laois.ie> before 5.00 p.m. on 30th August 2022.**

Submissions or observations with respect to the proposed development, dealing with the proper planning and the sustainable development of the area in which the development would be situated, **may also be made in writing** to: Angela McEvoy, Director of Services, Laois County Council, Áras an Chontae, Portlaoise, Co. Laois to be received not later than **5.00 p.m. on 30th August 2022.** .Submissions should be clearly marked: **Clonrooske View, Portlaoise 12 housing unit development – Part VIII.**

Note: Only submissions made in the above manner will be considered as valid submissions for the purposes of the Chief Executive's Report that will be presented to Council.

The Council is subject to the provisions of the Freedom of Information (FOI) Act. If you consider that any of the information supplied by you is either commercially sensitive or confidential in nature, this should be highlighted and the reasons for its sensitivity specified. In such cases, the relevant material will, in response to FOI requests, be examined in light of exemptions provided for in the FOI Act.

Angela McEvoy
DIRECTOR OF SERVICES