

CORK CITY COUNCIL

SITE NOTICE

Longview Estates Ltd. intend to apply for planning permission for a Large Scale Residential Development (LRD) at a site of c. 7.62ha located at Lahardane and Ballincolly, Ballyhooley Road, Cork City.

The development will provide for the construction of 262 no. residential units (total GFA c. 25,427.7 sqm), comprising:

- i. 2 no. 4 storey apartment buildings (Blocks A & B) comprising 54 no. apartments (33 no. 1 bedroom & 21 no. 2 bedroom);
- ii. 3 no. 2-storey apartment buildings (Blocks C, D & E) comprising 14 no. 2-bedroom duplex apartments;
- iii. 194 no. houses in a mixture of 2-storey terraced, semi detached and mews end of terrace units (34 no. 4-bedroom, 136 no. 3-bedroom, 24 no. 2-bedroom); and
- iv. A proposed creche (c. 452.7 sqm)

The development will also include: vehicular access points to the east and north of the proposed site connecting to the constructed distributor road to the adjoining Longview Estates (permitted under ABP-306325-20 as amended by CCC Reg Ref 23/42409 / ABP-318904-24 and CCC Reg Ref 25/43863); a pedestrian link to the west; all associated car parking, cycle parking and bin storage facilities; associated internal roads, pedestrian and cycle paths; public lighting; public open space (c. 14,362 sqm); communal amenity space; landscaping and boundary treatments; connection to public utilities; drainage and surface water management works including attenuation and swales; all ancillary site infrastructure; ESB sub stations and site development and excavation works above and below ground. The proposed development will be constructed in a series of phases, or one continuous phase in accordance with the phasing plans and construction management plans.

The application may be inspected online at the following website: www.lahardanelrd1.ie

The planning application may also be inspected or purchased, at a fee not exceeding the reasonable cost of making a copy, at the offices of the Planning Authority, Cork City Council, City Hall, Cork, during its public opening hours: 10.00 a.m. to 4.00 p.m., Monday to Friday (excluding Public Holidays).

A submission or observation in relation to the application may be made in writing to the Planning Authority, accompanied by the prescribed fee of €20, within the period of 5 weeks beginning on the date of receipt by the authority of the application. Submissions or observations received will be considered by the Planning Authority in making a decision on the application.

The Planning Authority may grant permission subject to or without conditions or may refuse to grant permission.

Signed:



Ciara Lester, Tom Phillips + Associates (Agent), Mathew House, Father Mathew Street, Cork, T12 TN56.

Date of erection of site notice: 25th June, 2026