

WESTMEATH COUNTY COUNCIL

SITE NOTICE

LARGE SCALE RESIDENTIAL DEVELOPMENT

We, JH Kinnie Limited, intend to apply for **Permission** for a Large-Scale Residential Development (LRD) at this site of c.4.279 ha (gross) at Boreen Bradach, Kinnegad, Co. Westmeath. The main development site is bounded by Boreen Bradach Road (L-5014)/Bun Daire estate to the east/north-east, St Etchen's National School to the west and St Etchen's Court to the south.

The proposed development will comprise a residential scheme of 129 no. houses along with childcare facility (c.261.3 sq.m). The development will include 2 no. 1-bed houses, 11 no. 2-bed houses, 97 no. 3-bed houses and 19 no. 4-bed houses, ranging in height from one to two storey and including detached, semi-detached and terraced units.

Provision of vehicular, pedestrian/cyclist access from the L-5014 (Boreen Bradach Road) and associated upgrades to the local road.

All associated site development works, including 263 no. car parking spaces (including 30 no. EV spaces), 330 no. cycle parking spaces. Provision of public and private open spaces, landscaping, boundary treatments, waste management areas, and services provision (including 2 no. ESB substations). All associated works required to enable this development including connection to the Uisce Eireann network.

The planning application may be inspected, or purchased at a fee not exceeding the reasonable cost of making a copy, at the Offices of the Planning Authority, Áras an Chontae, Mullingar during its public opening hours. The LRD application may also be inspected online at the following website set up by the applicant: www.kinnegadlrd.ie

A submission or observation in relation to the application may be made in writing to the Planning Authority at the above office on payment of the prescribed fee, €20, within the period of 5 weeks beginning on the date of receipt by the Authority of the application, and such submissions or observations 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: 

Sean Maguire (Agent)

Address: McGill Planning Ltd., 9 Pembroke Street Upper, Dublin 2, D02 KR83

Date of Erection of Site Notice: 13th May 2025