

Limerick City and County Council

Planning Department

Section 5 Application

DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT

Applicant's Name:

PATRICK SLEEDY

Applicant's Address:

ROOSKAGH EAST

ATHGA

Co. Limerick

Telephone No.



Name of Agent (if any):

Address:

/

Telephone No.

Address for Correspondence:

ROOSKAGH EAST

ATHGA

Co. Limerick

Location of Proposed development (Please include **EIRCODE**):

ROOSKACH EAST

ATHGA

Co. Limerick

V94R7FK

Description of Proposed development:

Construction of a slatted shed,
incorporating feed passages, cattle
crush and slatted tank.

Section of Exempted Development Regulations and/or section of the Act under which
exemption is claimed:

Section 5

Is this a Protected Structure or within the curtilage of a Protected Structure.

~~YES~~/NO

Applicant's interest in site: Owner

List of plans, drawings, etc. submitted with this application:

- Floor Plan, Cross Section, elevations
- Site layout Plan
- Site location map
- land holding map.

Have any previous extensions/structures been erected at this location YES/~~NO~~

If Yes please provide floor areas of all existing structures:

See farm structures record enclosed.

Signature of Applicant (or Agent)

Pat Sheehy

NOTES: Application must be accompanied by:

- (a) Fee of €80
- (b) Site location map
- (c) Site layout plan
- (d) Dimensioned plans and elevations of the structure and any existing structures.
- (e) Where the declaration is in respect of a farm building, a layout identifying the use of each existing building together with floor area of each building.

Application to be forwarded to:

**Planning Department,
Limerick City & County Council,
Dooradoyle,
Limerick,
V94 XF67**

**Enquiries:
Telephone: 061-556556
E-Mail: planning@limerick.ie**

Planning Pack Map



**Tailte
Éireann**

**CENTRE
COORDINATES:**
ITM 523497,634166

PUBLISHED: 23/04/2026
ORDER NO.: 50531854_1

MAP SERIES: 1:2,500
MAP SHEETS: 5160-D

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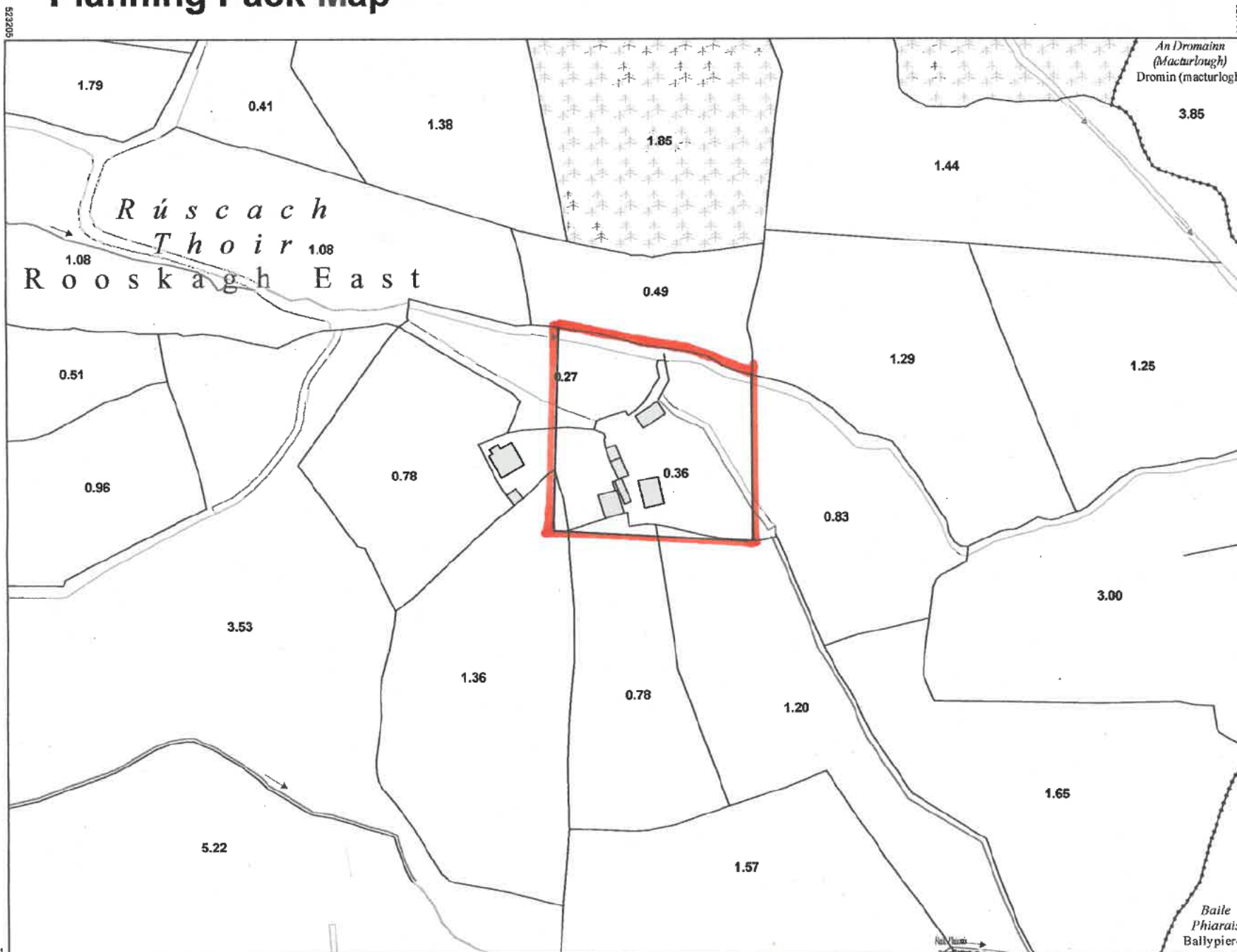
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Site Location Map



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Éireann**

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MAP SERIES: 6 Inch Raster
MAP SHEETS: LK035
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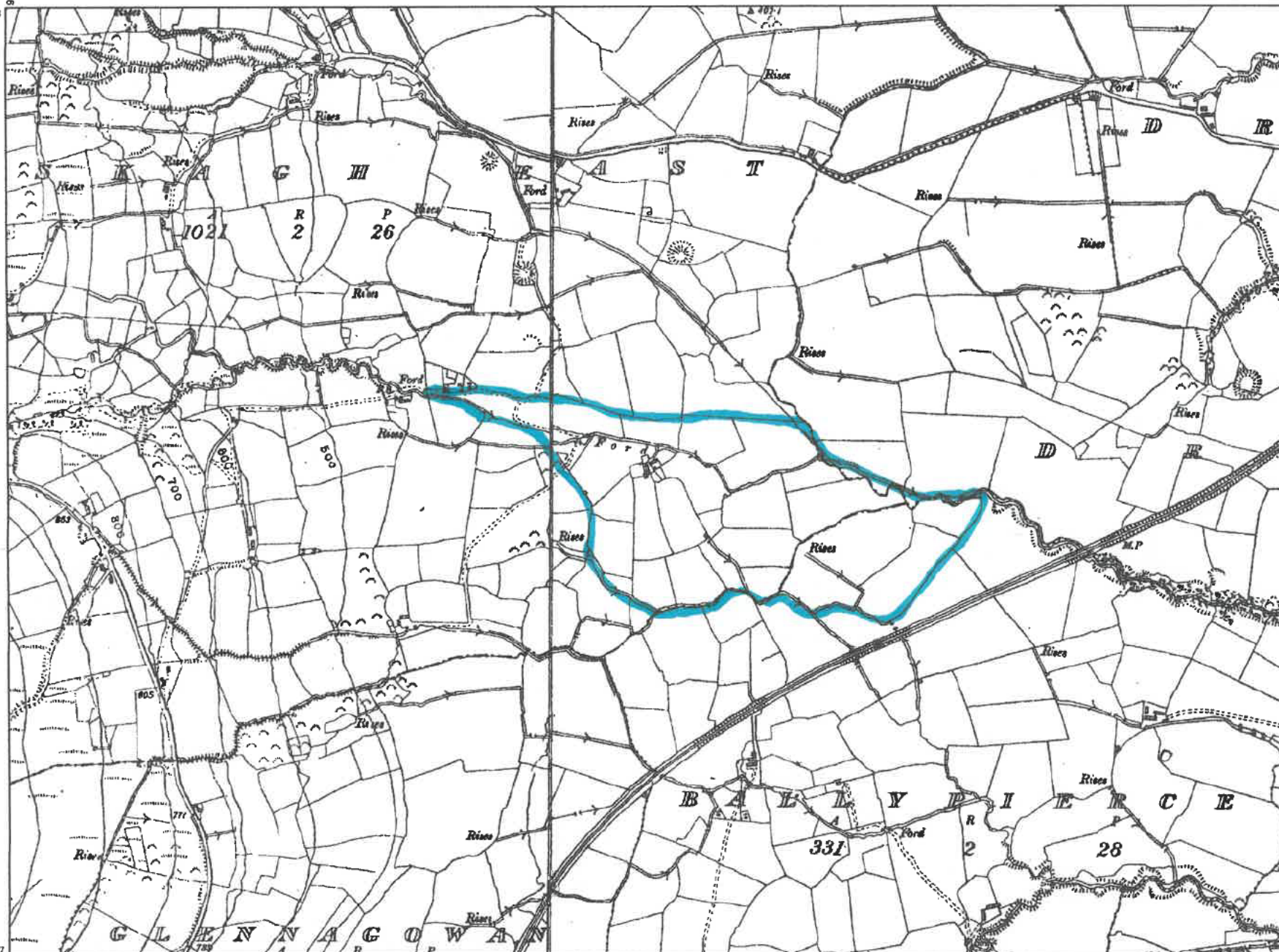
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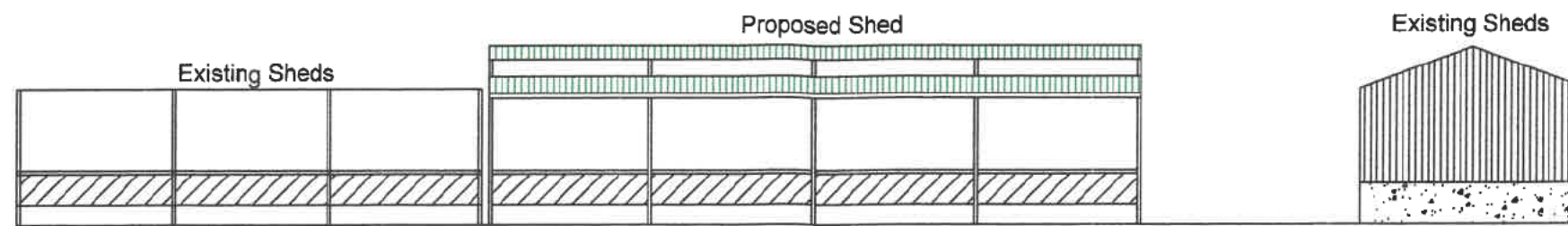
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0 200 400 600 800 1,000 Feet

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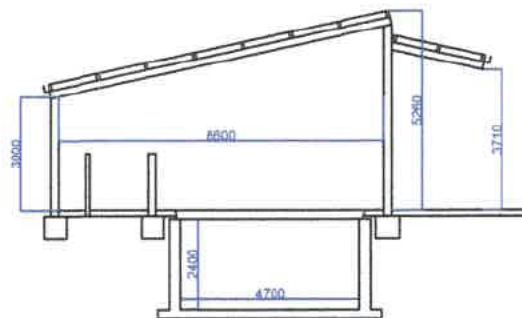
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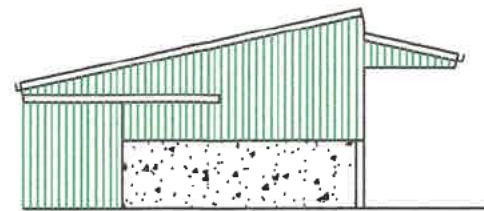




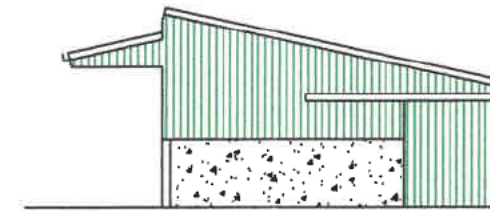
Contiguous Elevations



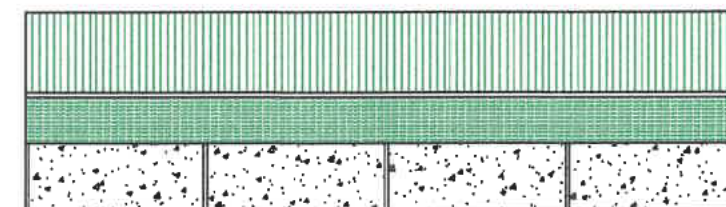
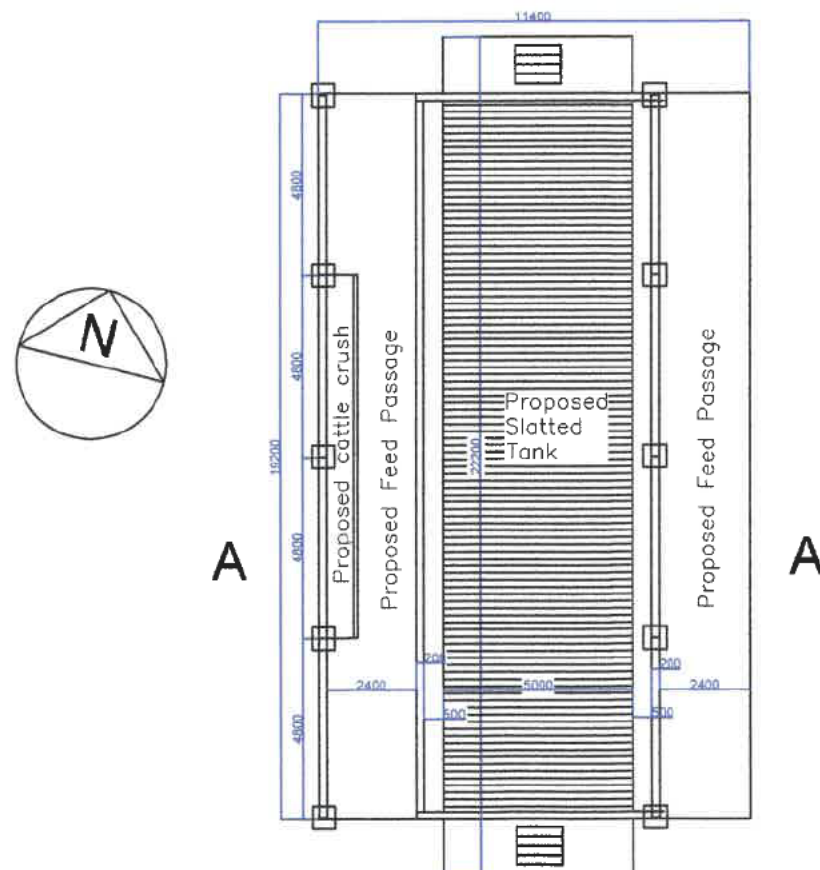
Cross Section A - A



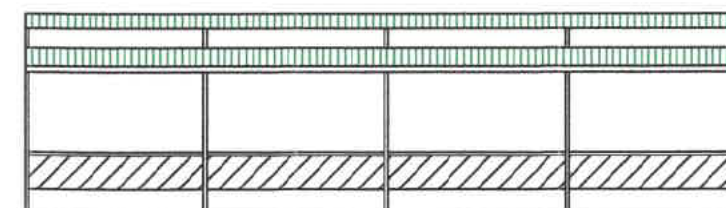
Southern Elevation



Northern Elevation



Western Elevation



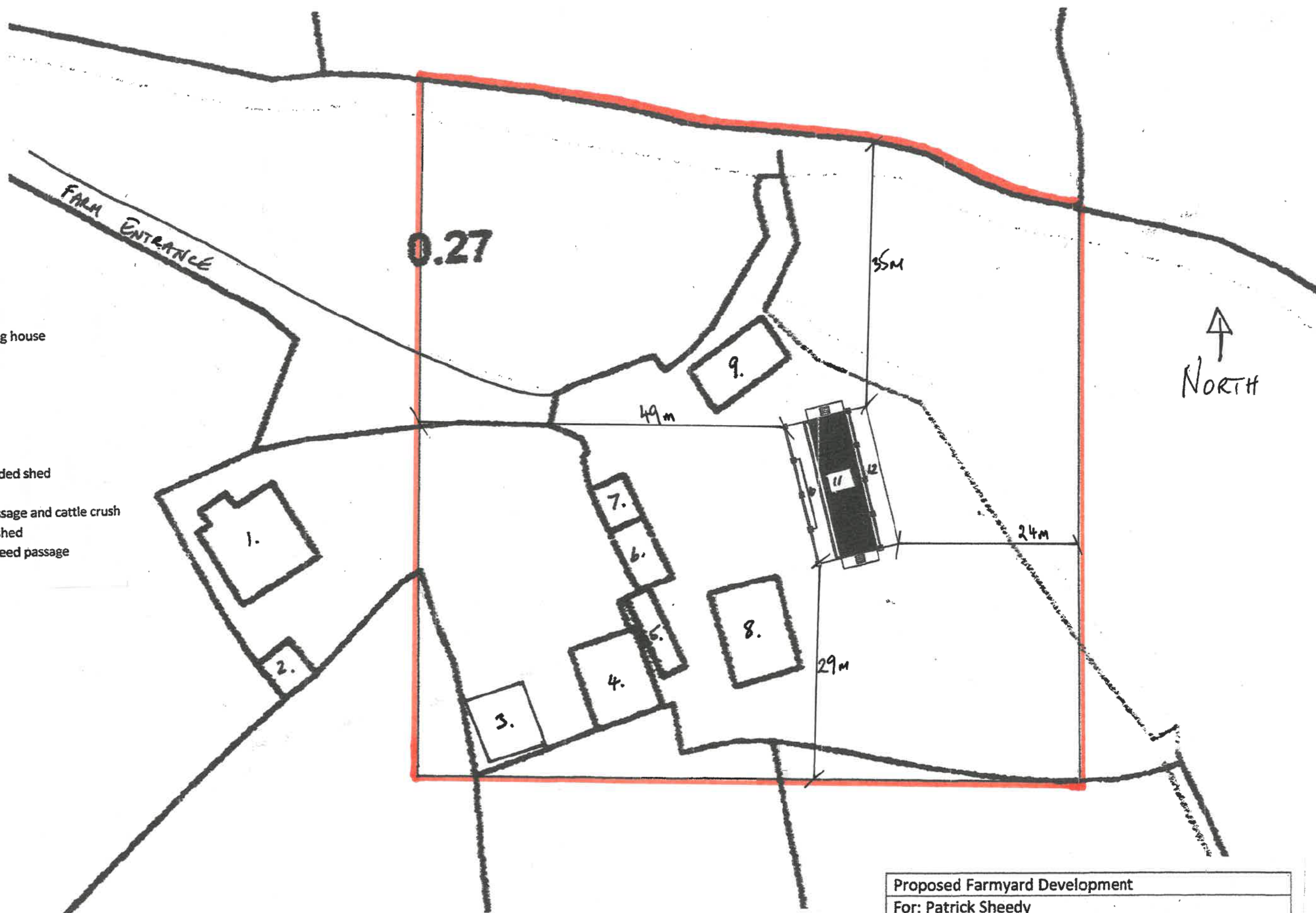
Eastern Elevation

All building work shall be carried out in accordance with relevant
Department of Agriculture, Food and the Marine building specifications

Proposed Farmyard Development
For: Patrick Sheedy
At: Rooskagh East, Athea, Co. Limerick
Date: 11/04/2026
Scale: 1:200
Drawn By: Joe Kelleher B.Agr.Sc.
Of: Teagasc, Newcastle West, Co. Limerick

Legend:

1. Applicant's dwelling house
2. Storage shed
3. Haybarn
4. Machinery shed
5. Storage shed
6. Storage shed
7. Storage shed
8. Existing straw bedded shed
9. Existing workshop
10. Proposed feed passage and cattle crush
11. Proposed slatted shed
12. Proposed roofed feed passage



Proposed Farmyard Development
For: Patrick Sheedy
At: Rooskagh East, Athea, Co. Limerick
Date: 01/04/2026
Scale: 1:500
Drawings Prepared By: Joe Kelleher B.Agr.Sc.
Of: Killeedy, Ballagh, Co. Limerick

Killeedy
Ballagh
Co. Limerick

01/04/2026

Dear sir/madam,

Re; Patrick Sheedy, Rooskagh East, Athea, Co. Limerick

Please find attached effluent management plan for the above named. Mr. Sheedy purchases in approximately 40 calves from dairy herds annually and rears them to 18 months. These are currently housed in straw bedded shed no 8, however, the current facilities are out-dated and labour intensive. Once the development is complete, Mr. Sheedy will have well in excess of 24 weeks storage capacity.

Silage Effluent

Only wilted baled silage is made on this farm and is stored on a gravel hardstand to the east of shed no. 8.

Farmyard Manure Management

Minimal FYM will be produced on this farm as all cattle will be housed on slats. The existing straw bedded shed will be used to house any sick animal. Farmyard manure cannot be stored in a field during the prohibited spreading period for farmyard manure. It can be stored in a field during the spreading season, but it must be stored in a compact heap and you cannot store it within the buffer zones in the following table. Farmyard manure is the only organic fertiliser that may be stored in a field during the spreading season and no organic fertiliser may be stored in the field during the prohibited spreading period.

Buffer zones applicable when farmyard manure is stored in a field	
Water body/Feature	Buffer zone
Any water supply source providing 100m ³ or more of water per day, or serving 500 or more people	250 metres
Any water supply source providing 10m ³ or more of water per day, or serving 50 or more people	250 metres
Any other water supply for human consumption	50 metres
Lake shoreline	20 metres
Exposed cavernous or karstified limestone features (such as swallow holes and collapse features)	50 metres
Any other surface waters	20 metres

Stocking Rate

Mr. Sheedy farms 21Ha of land in total and is currently stocked at 105kgs of Organic Nitrogen/Ha. This will not increase post development.

Farm Roadways

The farm roadways on this farm are a good state of repair and are primarily used for machinery purposes rather than the movement of cattle. All roadways are sloped away from watercourses in accordance with Department of Agriculture specification S199.

Separation distances

I wish to confirm that the proposed location of the new structure complies with the paragraph from Department of Agriculture specification S123.

The site shall be carefully chosen with a view to minimising operational and constructional problems. It shall be well separated from potential fire hazards and sheltered if possible. As a general guide, a storage facility for silage effluent/slurry/soiled water should be located not less than 50m from any waterbody in the case of new farmyards, and not less than 10m in the case of extensions/modifications to an existing facility. The minimum distance between a storage facility and a public/private water supply source, either surface or ground, shall be 60m for new farmyards and this may be reduced to not less than 30m for existing farmyards subject to a hydro-geological survey. In vulnerable situations this distance shall be increased up to 300m.

I trust that this is satisfactory,

Yours faithfully

Joe Kelleher

Joe Kelleher B. Agr. Sc
Agricultural Advisor

Farmyard Manure (FYM) Storage

Patrick Sheedy - 2025

Storage Requirements

County **Limerick** Storage Period **18** weeksEnter Required Storage Period to be used (If different from above) **24** weeksWeekly Rainfall **26** mm

FYM Production

(In situations where animals are housed on integrated "Slat + Straw" facilities, only include half the number of animals on this page. The other half should be included on the 'Slurry Storage' page)

"No. Weeks" may be changed if appropriate. For example, the storage period for calves could be reduced for spring calving cows

Animal	Number Housed	No. on FYM	No. Weeks	Straw Usage	FYM per animal per week (m ³)	Total Straw Usage (kg)	Seepage Produced (m ³)	Total FYM Produced (m ³)
Dairy Cow			24					
Suckler Cow			24					
Cattle >2 yr			24					
Cattle 1-2 yr			24					
Cattle 0-1 yr	40	1	24	High	0.324	624	0.0	7.8
Calf			10					
Lowland ewe			24					
Mountain ewe			24					
Lambs (Finishing)			24					
Horse (450kg LW)			24					
Horse (540kg LW)			24					
Totals						624 kg	0.0 m ³	7.8 m ³

Straw Requirement

Total Straw required **624** kgBale Type **Round (4x4)** Av. weight per bale **138** kgEstimated No. of Bales Required **5**

N.B. This is an **estimate only**, as the weight of straw bales will vary considerably

FYM Storage**(a) Storage under animals**

Enter Details of Sheds containing animals housed on FYM (Penning areas only)

Shed	Length (m)	Width (m)	Depth of FYM (m)	Storage Capacity for FYM (m ³)
8 (Existing Shed)	13.3	7.2	0.3	28.7

Total Storage under animals **28.7**
m³

(b) Covered FYM Heaps

Enter Details of FYM Stores that are Covered (ie Roofed)

Store	Length (m)	Width (m)	Depth of FYM (m)	Seepage Produced (m ³)	Storage Capacity for FYM (m ³)
				0.0	

Totals Seepage FYM
 0.0 0.0
 m³ m³

(b) Uncovered FYM Heaps

Enter Details of FYM Stores that are uncovered (ie Outdoor)

No. Weeks of active use 24 weeks

Store	Length (m)	Width (m)	Depth of FYM (m)	Seepage Produced (m ³)	Storage Capacity for FYM (m ³)

Totals Seepage FYM
 0.0 0.0
 m³ m³

FYM Storage Balance**(a) Seepage Produced**

	m ³	Gallons
Under Animals	0.0	0
From Uncovered FYM Stores	0.0	0
Total FYM Seepage to be Stored	0.0	0
	m ³	Gallons

(b) FYM Produced

FYM Produced

Total FYM Produced **7.8** m³

Total Storage Available

	m ³
Under Animals	28.7
Covered FYM Stores	0.0
Uncovered FYM Stores	0.0
	0.0

Total FYM Storage Available **28.7** m³

Surplus Storage Available **21.0** m³

Slurry Storage

Patrick Sheedy - 2025

Storage Requirements

County **Limerick** Storage Period **18** weeksEnter Required Storage Period to be used (if different from above) **24** weeksWeekly Rainfall **26** mm

Slurry Produced

(In situations where animals are housed on Integrated "Slat + Straw" facilities, only include half the number of animals on this page. The other half should be included on the FYM page)

(a) From Animals

	No. not on FYM or Out-wintered	No. on Slurry	No. Weeks	m ³ / week	m ³	Gallons
Dairy Cow			24	0.33		
Suckler Cow			24	0.29		
Cattle >2 yr			24	0.26		
Cattle 18-24 months			24	0.26		
Cattle 12-18 months			24	0.15		
Cattle 6-12 months	39	40	24	0.15	144.0	31,680
Cattle 0-6 months			24	0.08		

Total Storage Required for Animals **144.0** **31,680**
m³ Gallons

(b) From Dirty Yards

(Enter the dimensions of any open yard from which the rainfall must be collected and stored as slurry)

(This should NOT include dairy collecting yards, or FYM stores)

Yard	Length m	Width m	Area m ²

Total yard area for rainfall collection (m²)

Weekly Rainfall (mm) 26

No. Weeks 24

Total Storage Required for Dirty Yards **0** **0**
m³ Gallons

= Area x (Weekly Rainfall / 1000) x No. Weeks

(c) From FYM Seepage

(From FYM Page)

Seepage from under animals 0.0
Seepage from FYM stores 0.0

Total Storage Required for FYM Seepage **0.0** **0**
m³ Gallons

(d) From Dairy Washings

(From Dairy Washings Page, if appropriate)

Total Storage Required for Dairy Washings to be stored with Slurry **0.0** **0**
m³ Gallons

(Enter full internal dimensions of all tanks. Net storage will be calculated automatically)

(Enter full internal dimensions of all tanks. Net storage will be calculated automatically)

Gross Volume (m ³)	Freeboard Reduction (m ³)	Net Storage (m ³)
250.4	20.9	229.5

Gross Volume (m ³)	Freeboard Reduction (m ³)	Net Storage (m ³)
-----------------------------------	--	----------------------------------

229.5	50,501
m ³	Gallons

Gross Volume (m ³)	Rainfall + Freeboard Reduction	Net Storage (m ³)
-----------------------------------	--------------------------------------	----------------------------------

Gross Volume (m ³)	Rainfall + Freeboard Reduction	Net Storage (m ³)
-----------------------------------	--------------------------------------	----------------------------------

Gross Volume (m ³)	Rainfall + Freeboard Reduction	Net Storage (m ³)
-----------------------------------	--------------------------------------	----------------------------------

0.0	0
m ³	Gallons

50,501
Gallons

m ³	Gallons
144.0	31,680
0	0
0.0	0
0.0	0

144.0	31,680
m³	Gallons

229.5	50,501
m³	Gallons

85.5	18,821
m³	Gallons



Killeedy
Ballagh
Co. Limerick

07/07/2026

Dear sir/madam,

Re: Patrick Sheedy, Rooska East, Athea, Co. Limerick

Re; Declaration under section 5 Ref: EC/074/25

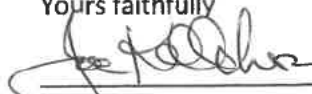
I wish to refer to your letter dated 10/06/2026 to the above-named seeking clarification of a few matters. Please find our responses to your points below;

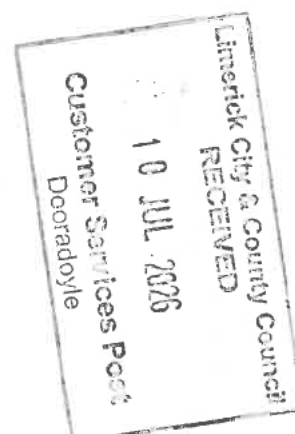
1. Mr. Sheedy wishes to confirm that the proposed structure will not be constructed within 60m of a public or private water source. Please see location of well serving the dwelling house and farmyard on site layout map attached.
2. Mr. Sheedy wishes to confirm that no unpainted sheeting will be used on the roofing or side sheeting of the proposed slatted shed.
3. In relation to safety, paragraphs 1.1 to 1.5 of Department of Agriculture, Food and the Marine building specification S123 shall be adhered to. Please find copy attached. The following sign shall be erected at each agitation point.



I trust that this is satisfactory,

Yours faithfully


Joe Kelleher B. Agr. Sc



Planning Pack Map



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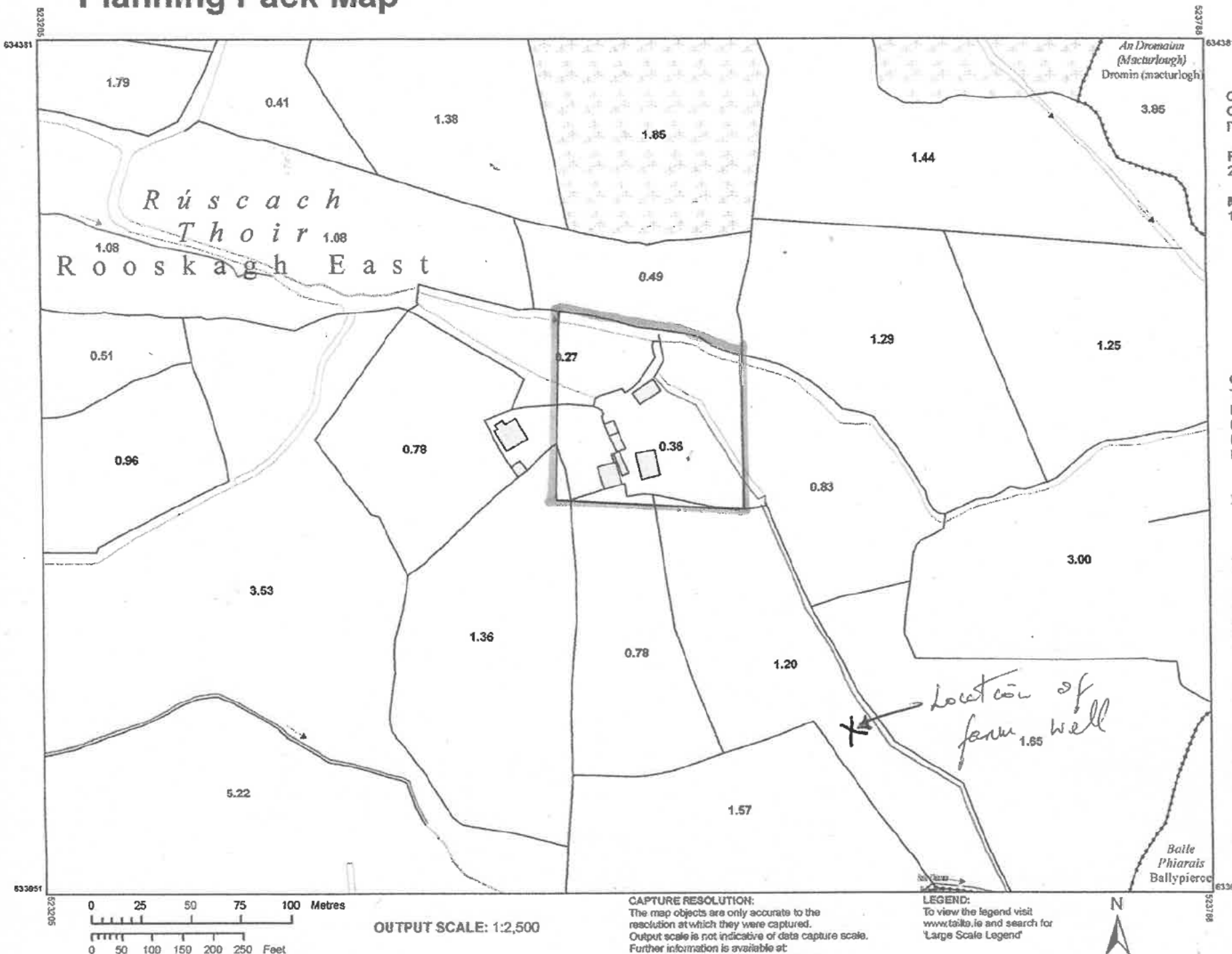
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1 Safety

1.1 Responsibility for Safety

Applicants are reminded that they have a duty under the Safety, Health, and Welfare at Work Act 2005 to provide a safe working environment on the farm, including farm buildings, for all people who may work on that farm. There is a further duty to ensure that any contractor, or person hired to do building work, provides and/or works in a safe environment during construction. Applicants are advised of the need to acquaint themselves with the provisions of the Safety, Health and Welfare at Work Act 2005 and the regulations made hereunder, in particular the Safety Health and Welfare at Work (Construction) Regulations 2013. General guides to this Act and regulations, prepared by the Health and Safety Authority, are available at www.hsa.ie.

1.2 Safety during Construction

Farmer/Applicant Responsibility: Please note that neither the Minister nor any official of the Department shall be in any way liable for any damage, loss or injury to persons, animals or property in the event of any occurrence related to the development and the applicant shall fully indemnify the Minister or any official of the Minister in relation to any such damage, loss or injury howsoever occurring during the development works. Farmers/Applicants are reminded that under the Safety Health and Welfare at Work (Construction) Regulations 2013 and under Section 17 of the Safety, Health and Welfare at Work Act 2005 that they have significant responsibilities in relation to any construction works that they are planning or undertaking. It is the farmer/applicant's responsibility to appoint, in writing, a competent Project Supervisor for the Design Process (PSDP) before design work starts, and to appoint, in writing, a competent Project Supervisor for the Construction Stage (PSCS) before construction begins.

Dangers: Where the applicant/farmer is undertaking any part of the above work, it is his/her responsibility to seek competent advice and to undertake all temporary work required to ensure the stability of excavations, superstructure, stanchion foundations, wall foundations, to guard against possible wind damage and to avoid any other foreseeable risk. It is also his/her responsibility to ensure that any drains, springs or surface water are diverted away from the works.

Power lines: Due to the complex criteria involved, where buildings are proposed within 35 metres of the centre of any overhead power line, the landowner shall contact ESB Networks in advance to ascertain the specific minimum building clearance requirement. It is a requirement on landowners under The Electricity Supply Acts to notify ESB Networks, at least, two months before commencement of any construction works near overhead lines. As a guide, table 1 below sets out the usual minimum clearance distances required, however, ESB Networks shall be contacted and their advice followed for any structure within 35m of the centre line of an overhead power line. ESB will provide landowners with written confirmation of the required clearances. Landowners can contact ESB through phone numbers provided on their electricity bills.

Where building work is undertaken near power lines there is also a safety issue regarding Machinery, Tipper Trucks and Elevators operating without proper safety measures in place. When landowners contact ESB they will be provided with relevant safety literature.



1 Safety

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Table 1: In general the following clearances apply to various voltage levels.

Voltage	Clearance
Low Voltage	0.5 to 3 Metres
Medium Voltage	3 to 6 Metres
38KV Lines	10 to 17 Metres
110kv Lines	23 Metres
220KV Lines	30 Metres
400KV Lines	35 Metres

Note:

- ESB overhead lines consist of lines at various voltage levels and require specific safety clearances from buildings depending on voltage level and construction type.
- Clearances are specific to the line voltage, building height, location in line span and ground levels.

Danger to children: It is the applicants responsibility to prevent children from playing or spending time in the vicinity of any construction work.

1.3 Safety Notices

A safety notice shall be securely fixed beside every new agitation point. The notice should be as close to the agitation point as possible. A typical agitation point safety notice is shown in Figure 1 below. **It is recommended that the sign is** not less than 490mm wide by 410mm high and shall be printed on an aluminium alloy board.

1.4 Toxic Gases and Agitation

Harmful gases are generated in slurry stores and these have been responsible for both human and animal deaths. Good ventilation in slatted buildings is always important, and is vital during agitation or emptying of the tanks. Where silage effluent has been added to the slurry there can be a danger of more concentrated gases. Therefore:

1. Tanks shall always be agitated and/or emptied from the external agitation points, and never from openings within the house.
2. Agitation shall take place on windy days.
3. All animals shall be removed from the house before agitation commences. It is recommended that animal holding pens are installed close to the house to facilitate this removal.
4. All doors, and any feed-flaps, shall be fully opened before agitation/emptying begins and kept open until completion of tank emptying.
5. No person shall enter the house during agitation or emptying.
6. When agitating slurry always work upwind of the tank.
7. Some poisonous slurry gases are heavier than air. No person should climb down into an emptied or part-emptied tank without breathing apparatus. Such apparatus requires full training before it can be used.
8. Always keep the tank openings secure.
9. If possible avoid agitating alone. Always ensure that someone knows that agitation is being undertaken and the expected completion time.

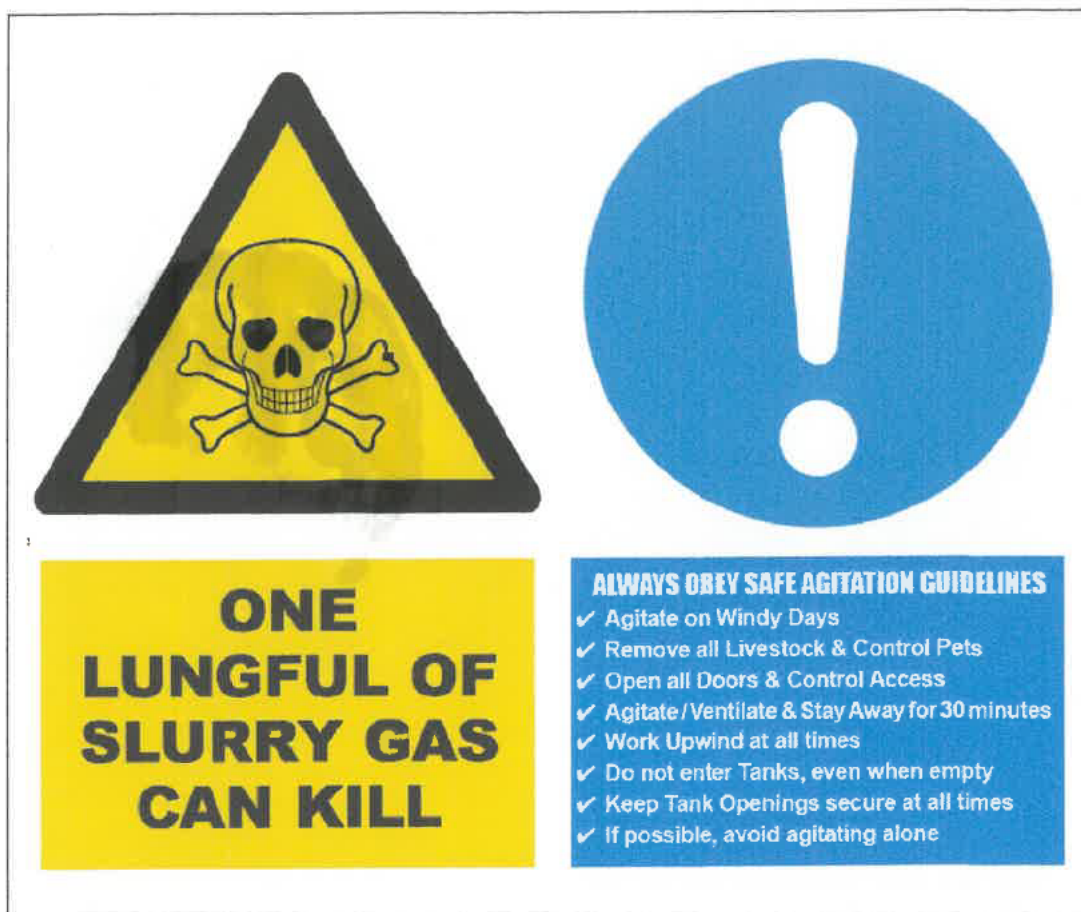


Figure 1: Typical agitation point safety notice.

1.5 Safety Tank Fencing

A stock proof and child proof fence, 1.8m high, shall be provided around all external tanks not already protected by safety covers as specified in Clause 4.7 (see also section 11).

Posts shall be 2.3m long minimum of either:-

- Reinforced concrete 125mm x 125mm at butt end (to IS EN 12839)
- Galvanised angle iron 60mm x 60mm x 6mm thick
- Galvanised tubular steel, 75mm outside diameter, and 3.2mm thick

Uprights and strainers shall be embedded 400mm into the tank wall or in 0.5m square concrete base alongside the tank wall, not more than 3.0m apart. Alternatively they may be fixed to the outside of the tank with proprietary bolts to manufacturer's instructions. Four strands of 3.2 mm plain wire, to I.S. 126, shall be strained, and stapled or tied to the uprights with tying wire. Chain link fencing, 2.5mm, (to IS EN 10223-6), 1.8m high, shall be secured to the outside of the line wires over entire fence. One strand of 2.5mm barbed wire, to I.S. EN 10223-1, shall be placed along the top of the fence. The coatings of both the plain wire and barbed wire shall comply with I.S. EN 10244-2 (Galvanised to Class A or Class B using a Galfan type alloy).

Other proprietary fence systems will be acceptable if the above criteria are met.

An agitation platform, as per clause 4.7, shall be constructed outside the fence line of all new tanks, so that the tank can be kept secure at all times. It is strongly recommended that such a platform is constructed when an existing tank is being re-fenced. **Where an agitation platform, in accordance**

File Reference number	EC-074-26
Applicant	Patrick Sheedy
Location	Rooska East, Carrogkerry, Athea, Co. Limerick V94R7FK

1.0 Description of Site and Surroundings:

The application site is located in the townland of Rooska East, which is approximately 4km west of Newcastle West. There is a hardcore area and farmyard via private road that runs south from local road L-7079. The existing farm structures include:

Straw Bedded Cattle Shed –	96sq.m	Class 6
Haybarn –	88sq.m	Class 9
Machinery Shed –	101sq.m	Class 9
Storage Shed –	41sq.m	Class 9
Storage Shed –	31sq.m	Class 9
Storage Shed –	22sq.m	Class 9
Workshop –	<u>79sq.m</u>	Class 9
Existing floor area	458sq.m	

2.0 Proposal:

This is an application requesting a Section 5 Declaration on whether the following works are or are not development or are or not exempted development:

- Construction of slatted shed, incorporating feed passages, cattle crush and a slatted tank

This Section 5 declaration includes the following:

- Application form
- Site location
- Elevations
- Floor plans
- Cover letter
- Farmyard Maure Storage Calculations
- Farm Structures Record

3.0 Planning History:

None

3.1 Enforcement History

None

4.0 Relevant An Coimisiún Pleanála referrals

None.

5.0 Assessment

Consideration as to whether a development constitutes exempted development or not is governed by Sections 4 and 5 of the Planning and Development Act 2000 (as amended) and Articles 5, 6, 7, 8, 9, 10 and 11 of the Planning and Development Regulations 2001 (as amended).

5.1 Is the proposal development?

Section 2(1) in this Act, except where otherwise requires –

‘works’ includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal.

‘**structure**’ as any building, structure, excavation, or other thing constructed or made on, in or under any land, or part of a structure so defined, and –

(a) Where the context so admits, includes the land on, in or under which the structure is situated.

Section 3(1) defines ‘**development**’ as ‘the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land’.

The proposed development on site, comprising the construction of a slatted shed, feed passages, cattle crush and slatted tank, constitutes ‘works’ and ‘development’.

5.2 Is the proposal exempted development?

Class 6 of Part 3 of Schedule 2

Works consisting of the provision of a roofed structure for the housing of cattle, sheep, goats, donkeys, horses, deer or rabbits, having a gross floor space not exceeding 300 square metres (whether or not by extension of an existing structure), and any ancillary provision for effluent storage.

The proposed Slatted shed has a floor area of 219sq.m.

1. No such structure shall be used for any purpose other than the purpose of agriculture.

The shed shall be used for agricultural purposes.

2. The gross floor space of such structure together with any other such structures situated within the same farmyard complex or within 100 metres of that complex shall not exceed 450 square metres gross floor space in aggregate.

The existing class 6 structure in the farmyard- Straw Bedded Shed 96sq.m and the proposed slatted shed 219sq.m would have a combined floor area of 315sq.m, this does not exceed 450sq.m

3. *Effluent storage facilities adequate to serve the structure having regard to its size, use and location shall be constructed in line with Department of Agriculture, Food and Rural Development and Department of the Environment and Local Government requirements and shall have regard to the need to avoid water pollution.*

All works and materials are stated to conform with Department of Agriculture, Food and Rural Development and Department of the Environment and Local Government requirements.

4. *No such structure shall be situated, and no effluent from such structure shall be stored, within 10 metres of any public road.*

The proposed structure is approximately 500m from the nearest public road.

5. *No such structure within 100 metres of any public road shall exceed 8 metres in height.*

The height of the proposed structure does not exceed 5.5 metres.

6. *No such structure shall be situated, and no effluent from such structure shall be stored, within 100 metres of any house (other than the house of the person providing the structure) or other residential building or school, hospital, church or building used for public assembly, save with the consent in writing of the owner and, as may be appropriate, the occupier or person in charge thereof.*

The nearest house or structure is approximately 320 metres away.

7. *No such structure shall be constructed within a flood zone identified in statutory land use plans as Flood Zone A or Flood Zone B or where the probability of flooding is moderate to high or erosion control zone.*

The structure is not proposed to be constructed within Flood Zone A or B.

8. *No such structure shall be within 60 metres of a public or private water source.*

The location of the water source that serves the dwelling and yard on site is unclear.

9. *No such structure shall be situated, at the closest point, less than 50 metres from a water course or water body in the case of new farmyards, and not less than 10m in the case of extensions/modifications to an existing facility.*

The proposed structure is not situated less than 35 metres from a water course or water body.

10. *No unpainted metal sheeting shall be used for roofing or on the external finish of the structure.*

The colour of the proposed metal cladding is not indicated.

11. *The use of this Class of exemption requires a declaration from the relevant Planning authority under section 5 of the Principal Act, declaring the exemption is applicable prior to commencement of construction.*

The proposed development is being assessed under section 5 of the Principal Act.

12. Ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety.

For the avoidance of doubt explicit confirmation of compliance with this condition would be beneficial for the Planning Authority to accurately assess this application.

6.0 Article 9 Restrictions

The proposed development is not restricted by any of the restrictions in Article 9 of the Planning and Development Regulations 2001 (as amended).

7.0 Appropriate Assessment

Having regard to the nature and scale of the proposed development and the absence of proximity or connectivity to a Natura 2000 European Site, no Appropriate Assessment issues arise and it is not considered that the proposed development would be likely to have a significant effect individually or in combination with other plans or projects, on a European Site. An appropriate assessment screening report and determination is attached to this report.

8.0 Environmental Impact Assessment

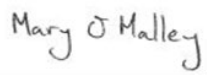
Having regard to the nature, size and location of the proposed development and to the criteria set out in Schedule 7 of the Regulations it has been concluded at preliminary examination that there is no real likelihood of significant effects on the environment arising from the proposed development. EIA, therefore, is not required.

9.0 Conclusion/Recommendation

It is recommended further information is requested as follows:

1. The applicant is required to confirm compliance with Condition 8 of Class 6, *that* no such structure shall be within 60 metres of a public or private water source. It is noted that the location of the water source serving the existing farmyard and dwelling is not identified on the documents submitted.
2. The applicant is required to confirm compliance with Condition 10 of Class 6, *that no unpainted metal sheeting shall be used for roofing or on the external finish of the structure.*

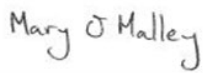
3. The applicant is requested to confirm whether ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety as required under Condition 14 of Class 6(a) of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Executive Planner	Mary O Malley	Date:
Signature:		10/06/2026
Senior Executive Planner	Barry Henn	Date:
Signature:		10/06/2026

Appendix 1: AA PN01 Screening Form

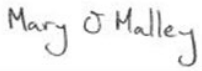
STEP 1: Description of the project/proposal and local site characteristics:				
(e) File Reference No:		EC-237-25		
(e) Brief description of the project or plan:		Slatted shed		
(e) Brief description of site characteristics:		Hardcore and cattle handling facility		
(e) Relevant prescribed bodies consulted: e.g. DHLGH (NPWS), EPA, OPW		N/A		
(e) Response to consultation:		N/A		
STEP 2: Identification of relevant Natura 2000 sites using Source-Pathway-Receptor model and compilation of information on Qualifying Interests and conservation objectives.				
European Site (code)	List of Qualifying Interest/Special Conservation Interest ¹	Distance from proposed development ² (km)	Connections (Source-Pathway-Receptors)	Considered further in screening Y/N
002165 Lower River Shannon SAC	https://www.npws.ie/protected-sites/sac/002165	3.8km	Yes	Yes
004161 Stack's to Mullaghareirk Mountains, West Limerick Hills and Mount Eagle SPA	Stack's to Mullaghareirk Mountains, West Limerick Hills and Mount Eagle SPA National Parks & Wildlife Service	140m	None	No
STEP 3: Assessment of Likely Significant Effects				
(a) Identify all potential direct and indirect impacts that may have an effect on the conservation objectives of a European site, taking into account the size and scale of the project under the following headings:				
Impacts:		Possible Significance of Impacts: (duration/Magnitude etc)		
Construction phase e.g - Vegetation clearance - Demolition - Surface water runoff from soil excavation/infill/landscaping (including borrow pits) - Dust, noise, vibration - Lighting disturbance - Impact on groundwater/dewatering		None. No direct encroachment or hydrological connection		

- Storage of excavated/construction materials - Access to site - Pests	
Operation phase e.g. - Direct emission to air and water - Surface water runoff containing contaminant or sediment - Lighting disturbance - Noise/vibration - Changes to water/groundwater due to drainage or abstraction - Presence of people, vehicles and activities - Physical presence of structures (e.g collision risk) - Potential for accidents or incidents	None. No direct encroachment or hydrological connection
In-combination/Other	N/A.
(a) Describe any likely changes to the European site:	
Examples of the type of changes to give consideration to include: - Reduction or fragmentation of habitat area - Disturbance to QI species - Habitat or species fragmentation - Reduction or fragmentation in species density - Changes in key indicators of conservation status value (water or air quality etc) - Changes to areas of sensitivity or threats to QI - Interference with the key relationships that define the structure or ecological function of the site	None. No direct encroachment or hydrological connection
(a) (Are 'mitigation' measures necessary to reach a conclusion that likely significant effects can be ruled out at screening?)	
☐ Yes ☒ No	
STEP 4: Screening Determination Statement	
The assessment of significance of effects:	

Describe how the proposed development alone or in-combination is/is not likely to have significant effects on European site (s) in view of its conservation objectives.		
Given the sites size, no hydrological connection to any SAC/SPA, no encroachment on any SAC/SPA and the limited scale of the development proposed, an AA is not required.		
Conclusion: AA is not required.		
	Tick as appropriate:	Recommendation:
i. It is clear that there is no likelihood of significant effects on a European Site	☒	The proposal can be screened out: Appropriate Assessment not required.
ii. It is uncertain whether the proposal will have a significant effect on a European Site	☐	☐ Request further information to complete screening ☐ Request NIS ☐ Refuse planning permission
iii. Significant effects are likely	☐	☐ Request NIS ☐ Refuse planning permission
Signature and Date of Recommending Officer:	 Mary O Malley, Executive Planner _____ 10/06/2026	
Signature and Date of the Decision Maker:	 _____ Barry Henn, SEP 10/06/2026	

Appendix 2: EIA Screening

Establishing if the proposal is a 'sub-threshold development':		
Planning Register Reference:	EC-74-26	
Development Summary:	Slatted shed, incorporating feed passages, cattle crush and a slatted tank	
Was a Screening Determination carried out under Section 176A-C?	No. Proceed to Part A	
A. Schedule 5 Part 1 - Does the development comprise a project listed in Schedule 5, Part 1 , of the Planning and Development Regulations 2001 (as amended)? (Tick as appropriate)		
N/A	EIA is mandatory No Screening required	
X No	Proceed to Part B	
B. Schedule 5 Part 2 - Does the development comprise a project listed in Schedule 5, Part 2 , of the Planning and Development Regulations 2001 (as amended) and does it meet/exceed the thresholds? (Tick as appropriate)		
X No, the development is not a project listed in Schedule 5, Part 2	No Screening required	
Yes the project is listed in Schedule 5, Part 2	EIA is mandatory No Screening required	
Yes the project is of a type listed but is <i>sub-threshold</i> :	Proceed to Part C	
c. If Yes , has Schedule 7A information/screening report been submitted?		
Yes, Schedule 7A information/screening report has been submitted by the applicant	Screening Determination required	

No, Schedule 7A information/screening report has not been submitted by the applicant	Preliminary Examination required
Signature and Date of Recommending Officer:	 Mary O Malley, Executive Planner 10/06/2026
Signature and Date of the Decision Maker:	 Barry Henn, Senior Executive Planner 10/06/2026

Appendix 3: Site visit photos





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Limerick City & County Council
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Dooradoyle
Limerick
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t: 061 556 000

DEVELOPMENT MANAGEMENT, PLANNING

REG POST:

EC/074/25

10 June 2026

Patrick Sheedy,
Rooska East,
Athea,
Co. Limerick.

RE: Declaration under Section 5

Dear Sir/Madam,

I refer to the above Section 5 Application you are hereby requested to submit the following further information:

1. The applicant is required to confirm compliance with Condition 8 of Class 6, *that* no such structure shall be within 60 metres of a public or private water source. It is noted that the location of the water source serving the existing farmyard and dwelling is not identified on the documents submitted.
2. The applicant is required to confirm compliance with Condition 10 of Class 6, *that no unpainted metal sheeting shall be used for roofing or on the external finish of the structure.*
3. The applicant is requested to confirm whether ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety as required under

Condition 14 of Class 6(a) of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Your application will not be further processed until confirmation of the above is received. A complete response should be submitted.

I hereby give you notice that the statutory period of three weeks during which the Planning Authority is required to give a decision will date from the receipt of a satisfactory response to the notice seeking further information.

Please quote your planning reference number on all correspondence EC/074/26.

Yours sincerely,

A handwritten signature in black ink, appearing to be 'C. Doyle', is written over a horizontal line.

**(for) Senior Planner,
Development Management**

Killeedy
Ballagh
Co. Limerick

09/05/2026

Dear sir/madam,

Re: Patrick Sheedy, Rooskagh East, Athea, Co. Limerick

Please find application to have a proposed slatted shed deemed exempt from planning permission. Under the new planning rules introduced in December 2025, the maximum size of a single exempt animal housing structure has increased to 300m² provided that the total area of animal housing per farm holding is below 450m². You will see the dimensions of the various sheds on Mr. Sheedy's farm on the farm structures list attached, which confirm he is under these thresholds.

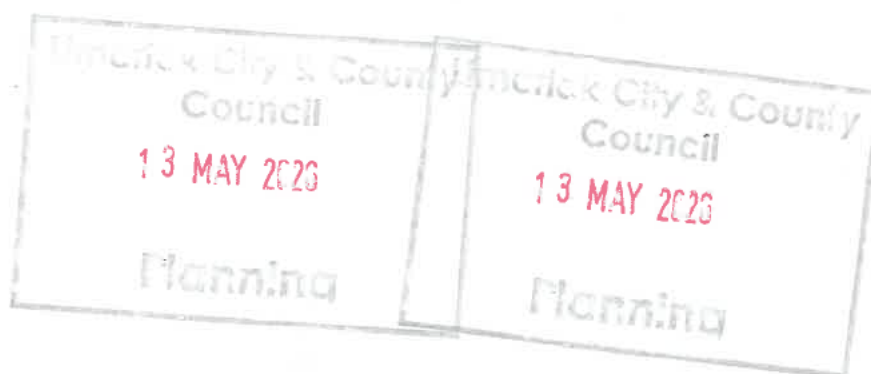
We would ask that you accept this application to have this slatted shed deemed exempt from planning permission.

I trust that this is satisfactory,

Yours faithfully

Joe Kelleher

Joe Kelleher B. Agr. Sc
Agricultural Advisor



Class 6								Class 8								Class 9							
ANIMAL HOUSING								DAIRY (etc); SILOS; SOILED YARDS								STORAGE BUILDINGS; CLEAN YARDS							
ID. No.	Description of structure	Animal Type	Animal Nos	Discharge to: (ID No.)	Length (metres)	Width (metres)	Area (m²)	ID. No	Description of structure	Discharge to: (ID No.)	Length (metres)	Width (metres)	Area (m²)	ID. No	Description of structure	Length (metres)	Width (metres)	Area (m²)					
A. EXISTING STRUCTURES IN FARMYARD								A. EXISTING STRUCTURES IN FARMYARD								A. EXISTING STRUCTURES IN FARMYARD							
8	Straw Bedded Shed	Cattle	1	11	13.3	7.2	96							3	Haybarn	9.2	9.6	88					
														4	Machinery shed	11	9.2	101					
														5	Storage shed	11.5	3.6	41					
														6	Storage Shed	8.5	3.6	31					
														7	Storage Shed	6.1	3.6	22					
														9	Workshop	12.2	6.5	79					
B. PROPOSED NEW STRUCTURES								B. PROPOSED NEW STRUCTURES								B. PROPOSED NEW STRUCTURES							
10-12	Slatted Shed	Cattle	30	11	19.2	11.4	219																
Total Area (m²)							315	Total Area (m²)								Total Area (m²)							362

C. EXISTING SLURRY AND SOILED WATER STORAGE FACILITIES

ID. No.	Description (open, slatted, precast, etc)	Effluent type stored	Length (metres)	Width (metres)	Depth (metres)	Volume (m³)
Total Volume (m³)						

D. PROPOSED SLURRY AND SOILED WATER STORAGE FACILITIES

ID. No.	Description (open, slatted, precast, etc)	Effluent type stored	Length (metres)	Width (metres)	Depth (metres)	Volume (m³)
11	Slatted Tank	Cattle Slurry	22.2	4.7	2.4	230
Total Volume (m³)						230

WE HEREBY DECLARE THAT THE ABOVE INFORMATION AND THE ACCOMPANYING LAYOUT PLAN ARE A TRUE RECORD OF EXISTING AND PROPOSED STRUCTURES FOR THIS FARM.

Prepared by: Joe Kelleher B.Agr.Sc.

FARM STRUCTURES RECORD

**Report on application under Section 5 of the Planning and Development Act 2000
(as amended)**

File Reference number	EC-074-26
Applicant(s)	Patrick Sheedy
Location	Rooska East, Carrigkerry, Athea, Co. Limerick V94 R7FK

Previous Assessment:

This application relates to the proposed construction of a slatted shed, incorporating feed passages, cattle crush and a slatted tank. Previous assessment concluded that the Planning Authority was not in a position to determine whether the development falls within an exempted development class under Class 6 Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Submitted Documents:

The authorised agent of the applicant submitted the following as response to RFI:

- In relation to RFI point 1, the applicant has indicated that the proposed structure will not be constructed within 60m of a public or private water source. The applicant has attached the location of the well that serves the dwelling house and the farmyard on a site layout map.
- In relation to RFI point 2, the applicant has indicated no unpainted sheeting will be used on the roofing or side sheeting of the proposed slatted shed, which would then therefore comply with condition 10 of Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).
- In relation to RFI point 3, the applicant confirmed ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding

Slurry Safety as required under Condition 12 of Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Assessment:

Consideration as to whether a development constitutes exempted development or not is governed by Sections 4 and 5 of the Planning and Development Act 2000 (as amended) and Articles 5, 6, 7, 8, 9, 10 and 11 of the Planning and Development Regulations 2001 (as amended).

Is the proposal development?

Section 2(1) in this Act, except where otherwise requires –

‘works’ includes any act or operation of construction, excavation, demolition, extension, alteration, repair or renewal and, in relation to a protected structure or proposed protected structure, includes any act or operation involving the application or removal of plaster, paint, wallpaper, tiles or other material to or from the surfaces of the interior or exterior of a structure.

‘structure’ as any building, structure, excavation, or other thing constructed or made on, in or under any land, or part of a structure so defined, and –

(b) in relation to a protected structure or proposed protected structure, includes—

(i) the interior of the structure,

(ii) the land lying within the curtilage of the structure,

(iii) any other structures lying within that curtilage and their interiors, and

(iv) all fixtures and features which form part of the interior or exterior of any structure or structures referred to in subparagraph (i) or (iii);

Section 3(1) defines **‘development’** as ‘the carrying out of any works on, in, over or under land or the making of any material change in the use of any structures or other land’.

The proposal concerns the construction of a slatted shed, incorporating feed passages, cattle crush and a slatted tank, constituting ‘works’ and ‘development’.

Is the proposal exempted development?

To assess whether the proposed development is exempted development, the proposed construction of a slatted shed, incorporating feed passages, cattle crush and a slatted

tank will be assessed against Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended)

Class 6 - *Works consisting of the provision of a roofed structure for the housing of cattle, sheep, goats, donkeys, horses, deer or rabbits, having a gross floor space not exceeding 300 square metres (whether or not by extension of an existing structure), and any ancillary provision for effluent storage.*

The applicant has submitted details for the assessment of the items as requested in RFI:

8. No such structure shall be within 60 metres of a public or private water source.

The applicant has indicated that the proposed structure will not be constructed within 60m of a public or private water source. The applicant has attached the location of the well that serves the dwelling house and the farmyard on a site layout map.

10. No unpainted metal sheeting shall be used for roofing or on the external finish of the structure.

The applicant has stated that no unpainted sheeting will be used on the roofing or side sheeting on the proposed slatted shed.

12. Ancillary provision shall include as appropriate the installation of any signage, fencing or other safety infrastructure as recommended by the Health and Safety Authority regarding Slurry Safety.

The applicant has provided they will install signage and have provided a document about farm health and safety that they will adhere to. This condition is satisfied.

Conclusion/Recommendation

The development proposal refers to relates to the proposed construction of a slatted shed, incorporating feed passages, cattle crush and a slatted tank. It is considered the proposed development meets the criteria under Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Regard has been had to –

(a) Section 2, 3 and 4 of the Planning and Development Act 2000 (as amended)

(b) Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended)

(c) The plans & particulars submitted with the application received on 13/05/2026 and 10/07/2026.

It is therefore considered that said works are development and exempted development under Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended).

Student Planner	Conor Deering	Date:
Signature:		13/07/2026
Senior Executive Planner	Barry Henn	Date:
Signature:		16/06/2026



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DEVELOPMENT MANAGEMENT, PLANNING

REG POST:

Patrick Sheedy
Rooska East,
Athea,
Co. Limerick.

EC/074/26

17 July 2026

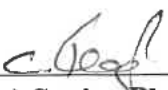
Re: Declaration under Section 5

Dear Sir/Madam,

I refer to the above application for Section 5 Declaration on Development and Exempted Development.

Please find herewith a copy of Council's decision on same.

Yours faithfully,


(for) Senior Planner,
Development Management

LIMERICK CITY & COUNTY COUNCIL

APPROVED OFFICER'S ORDER

SECTION 5 – DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT

No. AOO/DC/2026/902

File Ref No. EC/074/26

SUBJECT: Declaration under Section 5.
Planning and Development Act 2000 as amended
Planning and Development Regulations 2001 as amended

RE: **Construction of a slatted shed, incorporating feed passages, cattle crush and a slatted tank at Rooska East, Athea, Co. Limerick**

ORDER: Whereas by Director General's Order No. DG/2026/056 dated 25th May 2026, Dr. Pat Daly, Director General, Limerick City & County Council did, pursuant to the powers conferred on him by Section 154 of the Local Government Act, 2001, (as amended by the Local Government Reform Act, 2014 and the Local Government (Mayor of Limerick) and Miscellaneous Provisions Act, 2024), delegate unto Barry Henn, Senior Executive Planner the functions as defined in the Local Government Acts, 1925 to 2024.

 Now therefore pursuant to the delegation of the functions aforesaid, I, Barry Henn, Senior Executive Planner, having considered the report and recommendation of Conor Deering, Student Planner dated 13/07/2026, hereby order that a Declaration under Section 5 of the Planning and Development Act 2000 (as amended) be issued to Patrick Sheedy, Rooska East, Athea, Co. Limerick to state that the works as described above is

Development and is Exempt Development.

Signed



SENIOR EXECUTIVE PLANNER, DEVELOPMENT MANAGEMENT,
PLANNING

Date

17 | 07 | 2026



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SECTION 5 – DECLARATION ON DEVELOPMENT AND EXEMPTED DEVELOPMENT

DECLARATION NO.

EC/074/26

Name and Address of Applicant: Patrick Sheedy, Rooska East, Athea, Co. Limerick

Agent: N/A

Whether the construction of a slatted shed, incorporating feed passages, cattle crush and a slatted tank at Rooska East, Athea, Co. Limerick is or is not Development or is or is not Exempted Development. The works as described on the plans submitted with the application on the 13th day of May 2026 and further information received on the 10th day of July 2026.

AND WHEREAS the Planning Authority has concluded that the construction of a slatted shed, incorporating feed passages, cattle crush and a slatted tank at Rooska East, Athea, Co. Limerick **DOES** come within the scope of exempted development under Class 6 of Part 3 of Schedule 2 of the Planning and Development Regulations 2001 (as amended). See Report attached.

NOW THEREFORE the Planning Authority in exercise of the powers conferred on it by Section 5(2) (a) of the Planning and Development Act 2000 (as amended) hereby decides that the said development as described above is **Development and is Exempted Development.**

Signed on behalf of the said Council 

Date: 17.7.2026

NOTE: A Declaration on Development or Exemption issued by Limerick City & County Council may be referred to An Coimisiún Pleanála on payment of €220 for review within 4 weeks after the issuing of the declaration.