

LRD Opinion Issued 20th to 24th of October 2025

Ref No	Applicant Name	Location / Address	Description of Proposed Development	Date of Receipt	Date of Issue of Opinion
LRD25-08	Pontorac Limited	Popes Hill, Popes Road, Blackpool, Cork.	The proposed development will consist of a Large-Scale Residential Development (LRD): (1) the demolition of a terrace of 4no. existing dwellings, 3no. of which are derelict, and ancillary sheds and their replacement with 1no. single-storey 3-bed detached bungalow accessed via a modified private driveway. (2) the construction of 103no. dwellings (11,119.1m²) (11no. 1 beds, 25no. 2-beds, 62no. 3-beds, and 6no. 4-beds) of between 2-4 storeys in height, to include 50no. townhouses (3no. 2-bed units; 41no. 3-bed units, 6no. 4-bed units); and 53no. duplex apartments (11no. 1-bed apartments, 22no. 2-bed apartments, and 20no. 3-bed apartments); (3) The proposed development will also include a ground floor crèche (163.2m²) with rear garden and front set down area. (4) The proposed development will also include 107no. car parking spaces; internal roads and pathways, including internal traffic calming measures and pedestrian crossings; the provision of private, communal and public open space, including all balconies and terraces; hard and soft landscaping and boundary treatments; retaining walls; revisions to the existing access; 2no. pedestrian connections with Glentrasna Park to the north; and all associated site development, landscaping and boundary treatment, and drainage works, including SuDS.	04/09/2025	24/10/2025