

**COMHAIRLE CONTAE ROS COMÁIN
ROSCOMMON COUNTY COUNCIL
PLANNING & DEVELOPMENT ACT 2000 (as amended)
PLANNING & DEVELOPMENT REGULATIONS 2001 (as amended) – Part 8
NOTICE IN RELATION TO SPECIFIED DEVELOPMENT**

Notice is hereby given pursuant to the provisions of Section 179 of the Planning and Development Act 2000 (as amended) and Article 81 of the Planning and Development Regulations 2001 (as amended) that Roscommon County Council proposes carrying out the following works:

The conversion of Edenville House ('Blacks House' - Protected Structure RPS reference 03900217, site of Recorded Monument RMP ref RO039-100) to a multi-purpose community facility which is to be developed for Creative, Cultural, Social, Community, Educational and Recreational purposes. The proposed works will include the following:

- **Demolition of non-historic structures on the site.**
- **Refurbishment and conservation works to the existing former military barracks building (Edenville House).**
- **Construction of a new Vertical Circulation Core.**
- **Stabilisation, refurbishment and conservation works to the existing boundary wall.**
- **Stabilisation and interim preservation work to the various outbuildings on the site.**
- **External Landscaping works including vehicular access to the North of the site and car parking**
- **All other associated site and ancillary works**

An Appropriate Assessment screening report and Environmental Impact Assessment screening report in respect of the development have been carried out and are available for inspection. The reports concluded that a full EIAR is not required, and that the development does not need to proceed to Stage 2 Appropriate Assessment.

Where any person considers that a development proposed to be carried out would be likely to have significant effects on the environment, he or she may, at any time before the expiration of 4 weeks beginning on the date of publication of the notice referred to in article 81(2), apply to An Bord Pleanála for a screening determination as to whether the development would be likely to have such effects.

Plans and particulars of the proposed development will be available for inspection at the offices of Roscommon County Council, Áras an Chontae, Roscommon Town. Plans and particulars will be available for purchase (at a fee not exceeding the reasonable cost of making a copy) from **27th June 2025 until 25th July 2025** inclusive, during office hours at the offices of Community and Enterprise, Roscommon County Council, Áras an Chontae, Roscommon Town – telephone 09066 37100. Plans and particulars of the proposed development are also be available for inspection online using the following link: <https://consult.roscommoncoco.ie/en/consultation/edenville-house-part-8>



Submissions or observations with respect to the proposed development, dealing with the proper planning and sustainable development of the area in which the development would be situated, may be made in writing to the undersigned on or **before 5pm on 8th August 2025.**

**Signed: - Mark Keaveney
Director of Services
Áras an Chontae
Roscommon Town
Email: regeneration@roscommoncoco.ie**

Date of Notice: 27th June 2025