

The Lisheen Mine Site

AN EXCELLENT DEVELOPMENT OPPORTUNITY



A PRIME INDUSTRIAL SITE

The Lisheen site is currently host to the Lisheen lead and zinc mine which has been operational since 1997.

Lisheen's mineral asset is forecast to be exhausted by 2014 and mining operations will cease thereafter. Plans for a full restoration of the site are now well advanced. This offers enormous potential for additional or alternative industrial development at the site.

The front cover image shows an impression of the Lisheen site post mine closure and fully restored to the standards agreed with all regulatory authorities. If further sustainable use can be made of the existing facilities, these can remain if required.

A DEVELOPMENT OPPORTUNITY

This brochure has been produced to give an overview of the site's excellent facilities and services, which make it highly attractive for future industrial development.

- Strategically located adjacent to the M8 motorway, the site is well placed for both national distribution and export.
- The site has its own electrical substation, ample water supply, water treatment plant, extensive industrial facilities, office buildings and car parking.
- The site's contribution to the economic and social life of the area is greatly valued and appreciated and the Lisheen management team has built excellent relationships with the local community.

The site provides a turnkey opportunity for any company wishing to locate an industrial facility or associated commercial activity in the area.

SITE LOCATION & INFRASTRUCTURE

The Lisheen site boasts a landbank of some 1,125 acres (455 hectares), zoned industrial and currently operating under IPPC licence.

The site location benefits from a low population density rural setting with easy access to a high quality road infrastructure.

The nearby town of Thurles is also on the main Dublin Cork Intercity railway line.



Satellite image of the 1,125 acre (455 hectare) Lisheen site landbank



"a low population density rural setting". Elevated view of the existing site looking east

TRANSPORT & LOGISTICS

The site is strategically located, close to the high capacity inter-urban M8 motorway connecting the capital Dublin with Cork city.

The purpose built 8 km primary road connects the site directly to the former N8 national road (now R639) which connects to the M8 motorway at Junction 4, Urlingford and Junction 6, Horse & Jockey mid-way between Dublin and Cork.

The road system currently caters for up to 60 truck loads of material a day, travelling to the port at Cork Harbour – the second largest natural harbour in the world. Lisheen has an established logistics operation which includes chartering its own marine vessels from Cork.



Lisheen cargo leaves the Port of Cork



Ore concentrate truck

WATER

The Lisheen site has an ample supply of fresh water offering a daily supply of 50 million litres of potable water sourced from the underlying aquifer.

There is also an on-site water treatment plant with a daily capacity of 30 million litres. The current operation has four licenced discharge points with two servitudes to local rivers and a precedent for water storage on-site.



POWER

The current Lisheen operation is one of the top five energy users in the country with an approximate load of 18MW.

The site has its own electricity substation with a 110kV transmission line to the grid, which can provide a secure 120MVA supply.



RENEWABLE ENERGY

Lisheen has the potential to become a renewable energy hub. The site is currently home to 18 wind turbines with a 36MW capacity.

12 additional turbines are currently being added which will take capacity up to 60MW. In addition, there is opportunity to develop a pumped storage system using the existing mine shaft along with the on-site water supply and wind farm to create an underground hydroelectricity facility.

This would have the potential to generate a further 55MW of renewable electricity to meet both peak and off peak demand periods.



- *Renewable Energy*
- *Security of Supply*
- *Facility to Import and Export Power*
- *Reduced Energy Costs*
- *Enhanced Sustainability/ Corporate Reputation*

HIGHLY SKILLED LOCAL WORKFORCE

Industrial activity at the Lisheen site has helped to nurture a highly skilled local workforce.

The current mining operation employs nearly 400 people, including engineers, electricians, surveyors, environmental scientists, geologists, process operators, back office support and a senior management team.

Engineering expertise on site includes civil, chemical, electrical, environmental, mechanical, mining and process. Back office support includes accounting, financial, procurement, HR and IT services.

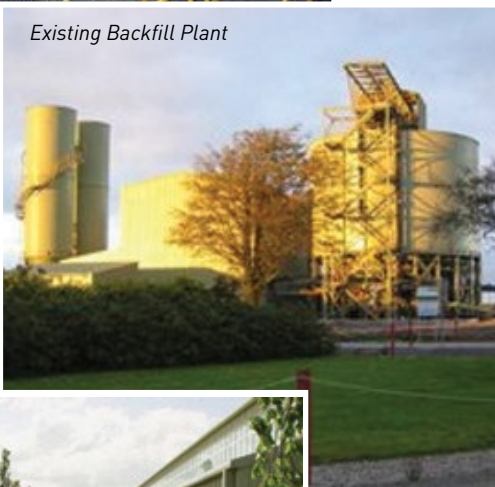
The site enjoys a history of positive industrial relations.



Existing Milling Plant



Existing Backfill Plant



Administration Building

EXISTING FACILITIES

- *Ore stockpile building*
- *Ore processing building with overhead gantry crane*
- *110kV sub station*
- *Paste backfill plant*
- *Tailings Management Facility*
- *Water treatment plants and infrastructure for discharge to local rivers*
- *Administration offices*
- *Maintenance workshops*
- *Warehousing & storage compounds*
- *Weighbridge*
- *Two laboratories (Environmental & Analytical)*
- *Advanced security system with automatic gates and extensive CCTV*

DOING BUSINESS SUSTAINABLY

The Lisheen site has an established reputation for sustainable operations. The mining operation boasts excellent compliance with pollution control regulations with no prosecutions throughout its 15 years of operation. As a testament to the facility's sustainable operations, a member of staff was a finalist in the Sustainable Energy Authority of Ireland's (SEAI) sustainable energy awards 2011.



MINE CLOSURE AND SITE RESTORATION

The current operators of the Lisheen Mine have developed a comprehensive mine closure and restoration plan which received approval from the Environmental Protection Agency (EPA).

Once implemented, the plan will see the complete rehabilitation of the mine site to its former greenfield condition.



A central component of the plan is the progressive rehabilitation of the mine's Tailings Management Facility (TMF). The TMF is a 156 acres (63 hectares), fully-lined, impounded lagoon. The rehabilitation involves the construction of a rock cap across the lagoon, covered with topsoil and vegetation to provide a grassland area suitable for a variety of future uses including grazing.

If further sustainable use can be made of the existing facilities, these can remain if required.



Mine closure and site restoration



PLANNING & PERMITTING TRACK RECORD

The Lisheen site boasts an excellent track record in project planning and development. The site has successfully progressed five planning applications since its establishment. Lisheen wind farm, for example, was granted full planning consent in just 14 months.



Aerial view of site looking south

LOCAL COMMUNITY

Any business operating out of Lisheen can benefit from the site's well earned reputation for sound environmental practice and good corporate relations with its neighbours. The Lisheen operation has put itself at the heart of the local community through its support for sporting, educational and cultural initiatives.



The local Moyne Templetuohy GAA club



Elevated view looking north-east

LISHEEN AT A GLANCE

Size of site:	1,125 acres (455 hectares) zoned industrial
Electricity supply:	On-site 110kV substation grid connection
Renewable energy:	30 wind turbines
Water supply:	On-site fresh water supply - 50 million litres/day
Water discharge:	Water treatment and discharge licence
Nearest motorway:	M8 (17 km)
Nearest ports:	Cork (130 kms), Dublin (140kms)
Current workforce:	400
On-site parking:	300 vehicles

EXPLORE THE OPPORTUNITY

The Lisheen site offers interested project promoters an attractive, landscaped and secure industrial site with a full range of on-site services, environmental compliance, sustainable energy, excellent community relations and an established history of industrial development.

Interested parties are encouraged to explore the opportunities that the Lisheen site may offer their industrial development ambitions. The Lisheen management will be happy to discuss your requirements and the services this site offers.



FOR SITE INQUIRIES PLEASE CONTACT

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