



Clare County
Development Plan
2023-2029

Draft Clare CDP 2023-2029 - Public Consultation Portal

Submitted By: Anonymous user

Submitted Time: March 28, 2022 2:09 PM

Name

Patrick Scanlon c/o Andrew Hersey Planning

Address

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Email Address

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Please confirm your Email Address

[Redacted Email Confirmation]

Volume 1

Core Strategy, Settlement Strategy and Housing

Volume 3(a) Ennis Municipal District Written Statements and Settlement Maps

Volume 3(b) Shannon Municipal District Written Statements and Settlement Maps

Volume 3(c) Killaloe Municipal District Written Statements and Settlement Maps

Killaloe

Volume 3(d) West Clare Municipal District Written Statements and Settlement Maps

Associated Documents

None of the above

Environmental Reports

None of the above

Your Submission

Location Map



Upload Files

Submission Clare County Development Plan Patrick Scanlon.pdf, 0.47MB

Draft Clare County Development Plan 2023-2029,
Planning Department,
Clare County Council,
New Road,
Ennis,
Co Clare.
V95 DXP2

Date: 28th March 2022

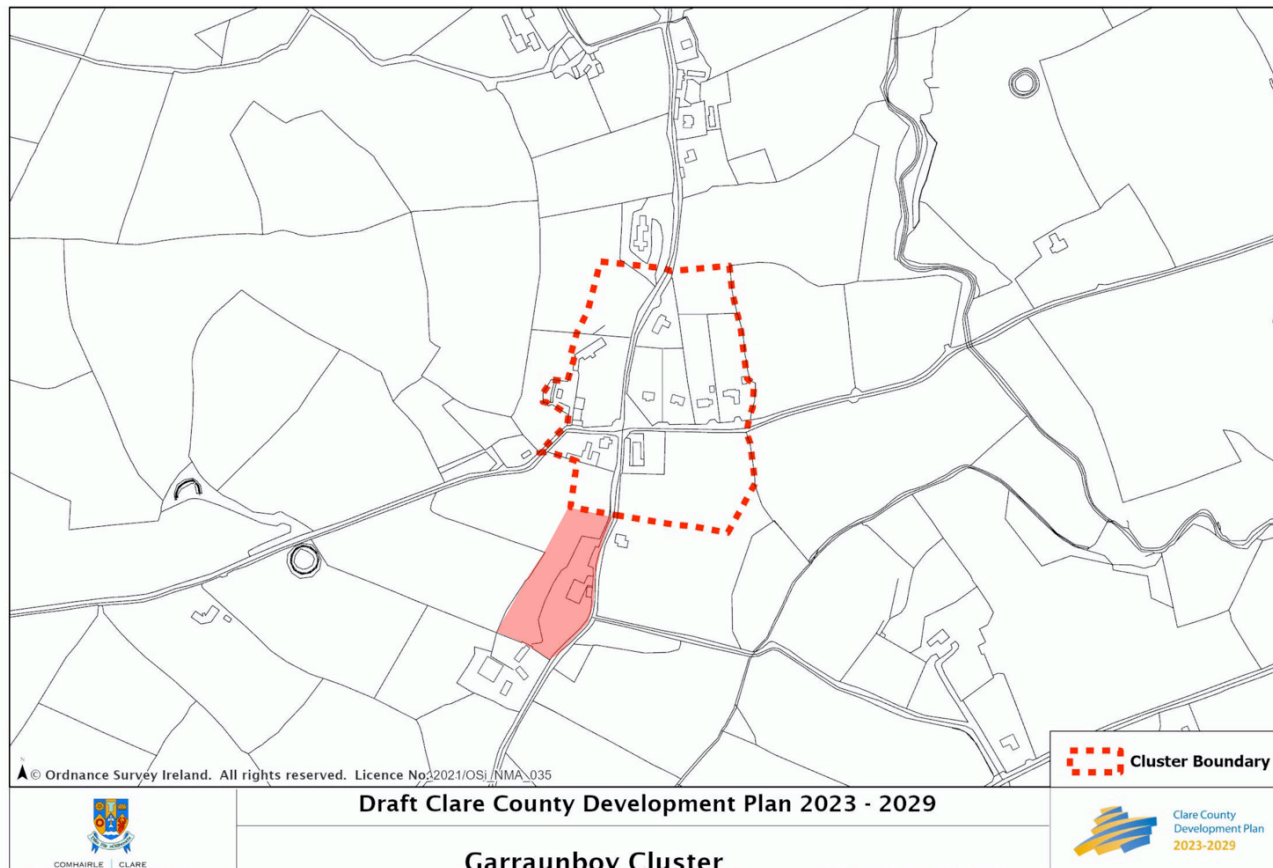


Figure 1 - Land shaded red to be included within cluster

Re: Submission to Draft Clare County Development Plan 2023-2029 regarding lands at Garraunboy, Killaloe, Co. Clare

1.0 Introduction



I, Andrew Hersey Chartered Town Planning Consultant MIPI am acting on behalf of my client Patrick Scanlon of [REDACTED]. My clients own the land as shaded red in the above screenshot of the zoning map for Garraunaboy in the Draft Clare County Development Plan 2023-2029

The purpose of this submission is to get the lands shaded red in the above map zoned as part of the cluster

2.0 The Proposal

My clients owns the lands to the south of the existing cluster as shaded red in the above map. There are already in existence farm buildings on this plot of land which my client is hoping to develop in the future into a commercial enterprise that would support his farm and contracting business. He is hoping to develop these existing sheds as a workshop for his farm machinery, store, office spaces to run the farm and contracting business from and potentially accommodation for seasonal workers.

With respect of the above, I have instructed my client that getting permission for the above would be easier in the case where it were zoned as part of the cluster. I note a 'Cluster' is defined in the draft plan as:

These are the smallest type of settlement in the hierarchy and their character reflects traditional building patterns with a loose collection of rural dwellings clustered around one or more focal points. Focal points may include existing rural houses around a crossroad or a community or social facility such as a shop, school, church or post office. The strategy for these settlements is to facilitate a small number of additional dwellings and/or small enterprises to consolidate the existing pattern of development around the focal points and utilise existing services in the area

Objective CDP 4.9 also applies which states:It is an objective of Clare County Council:

To ensure that clusters throughout the County maintain their existing character providing only for very small scale growth of dwellings and/or small enterprises where they can be suitably integrated with respect to the setting and context

My clients commercial agricultural enterprise would therefore comply with the zoning objective for clusters. He therefore urges the Planning Authority to extend the boundary of the cluster so as to accommodate his lands to allow for the development of these existing sheds as a commercial agricultural enterprise.

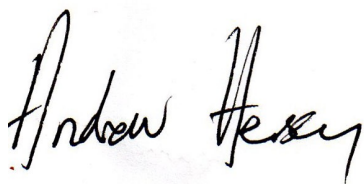
3.0 Conclusion



In conclusion, my clients request that the lands shaded red in the above map be included as part of the Garraunboy cluster. Including these lands will aid my client in developing an agricultural enterprise at this location which will result in greater employment opportunities in this rural area.

With respect of the foregoing I, Andrew Hersey MIPI on behalf of my client Patrick Scanlon, urge the Planning Authority to extend the cluster boundary as proposed above.

If you have any queries regarding the same please contact me at 087-6870917 or by email at hersey.andrew@gmail.com.



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