

Draft An Daingean Electoral Area Local Area Plan

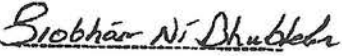
Baile Na nGall

Dear Sir / Madam

We wish to make a submission regarding Baile na nGall Village. We feel including the area shaded yellow and marked "plot" on the attached map would enclose the Village in a more traditional cluster type development and tie in the existing large development which stands out on its own to the Northwest of the existing Village. This development stands out from several viewpoints all around the area. Allowing the development of a house on our proposed plot would lessen the impact of this stand-alone development and give a more defined cluster look to the area. It would also mean that a local family (who have lived locally for generations) could build a permanent residence in the Village and reduce the ratio of holiday home to permanent residents inhabited by traditional Gaeltacht families.



Signed
Larry Madden



Signed
Siobhan Ni Dhubhda



Lisa O'Carroll

From: Elliot Hughes | Dingle Distillery [REDACTED]
Sent: Tuesday 29 September 2020 20:43
To: planpolicy
Subject: Dingle Distillery - Local Area Plan Dingle

[Caution: External Sender] Use care when opening attachments or clicking links unless you can verify the sender.

To whom it may concern,

I'm writing on behalf of the Dingle Distillery in regards to the recently released Local Area Plan. Following review, I wished to submit the following point. The distillery site is a long established industrial location, which is currently just outside the town boundary as indicated on the draft Local Area Plan. It is in addition a significant tourism facility within the town and provides year round employment for a significant number of people locally. We believe therefore that it would be more appropriately incorporated into the town and zoned accordingly.

Kind Regards,

Elliot Hughes
Managing Director
Dingle Distillery
Head 47 Nassau Street, Dublin 2, Ireland
Office: [REDACTED]
Mobile: [REDACTED]
Email: [REDACTED]
Website: www.dingledistillery.ie,

[REDACTED]
Dingle
Co Kerry
29/9/2020

To Senior Planner, Planning Department, Kerry County Council

A Cara,

I refer to the Draft An Daingean Local Area Plan.

I am a full time resident of The Wood Dingle and ask that KCC note the following comments in relation to the Draft Plan.

1. The plan section 2 refers to Age Friendly Communities and states that it is the policy of KCC to support older people to live with dignity and independence in their own homes and communities for as long as possible. I am retired resident of The Cottages at The Wood and live on the southern side of the busy Dingle to Sleah Head Road. We are within walking distance of the town centre but the footpath which passes our houses is not connected to the town. Numerous representations to KCC have failed to resolve this matter.

It would be proper that the 2020 plan recognise the urgent need to provide a proper footpath on the southern side of the road to allow residents safe access to a road crossing point and to the town.

2. I refer to Map 2a in the local area plan Mixed use opportunity site.

There is a site (coloured grey) which is on the seaward (southern) side of the road between the cottages and Mara Beo.

The site is open to the sea and provides the amenity of a view of the sea to all passing the area and maintains the town's connection with the harbour.

This is a reclaimed piece of foreshore.

The site is part of an Architectural Conservation Area.

In 2020 plan it is re-listed as "mixed use opportunity site".

On the previous 2012 plan this site is listed as residential.

On the 2006 area plan this site was listed as an amenity and was denied planning permission on the basis of this designation (planning application 19/9/2007 ref 073663).

The new designation is unjustifiable and would provide an opportunity to a developer to deprive the town and visitors of this amenity area and the amenity of the view of the harbour that the site provides.

3. As a result of the Covid 19 crisis Dingle attracted a new and vibrant selection of visitors in 2020. Most notable was the large number of Camper vans. These visitors had very few options for overnighting in proximity to the town other than to occupy the main waterfront car park. These valuable visitors should be recognised in the plan.

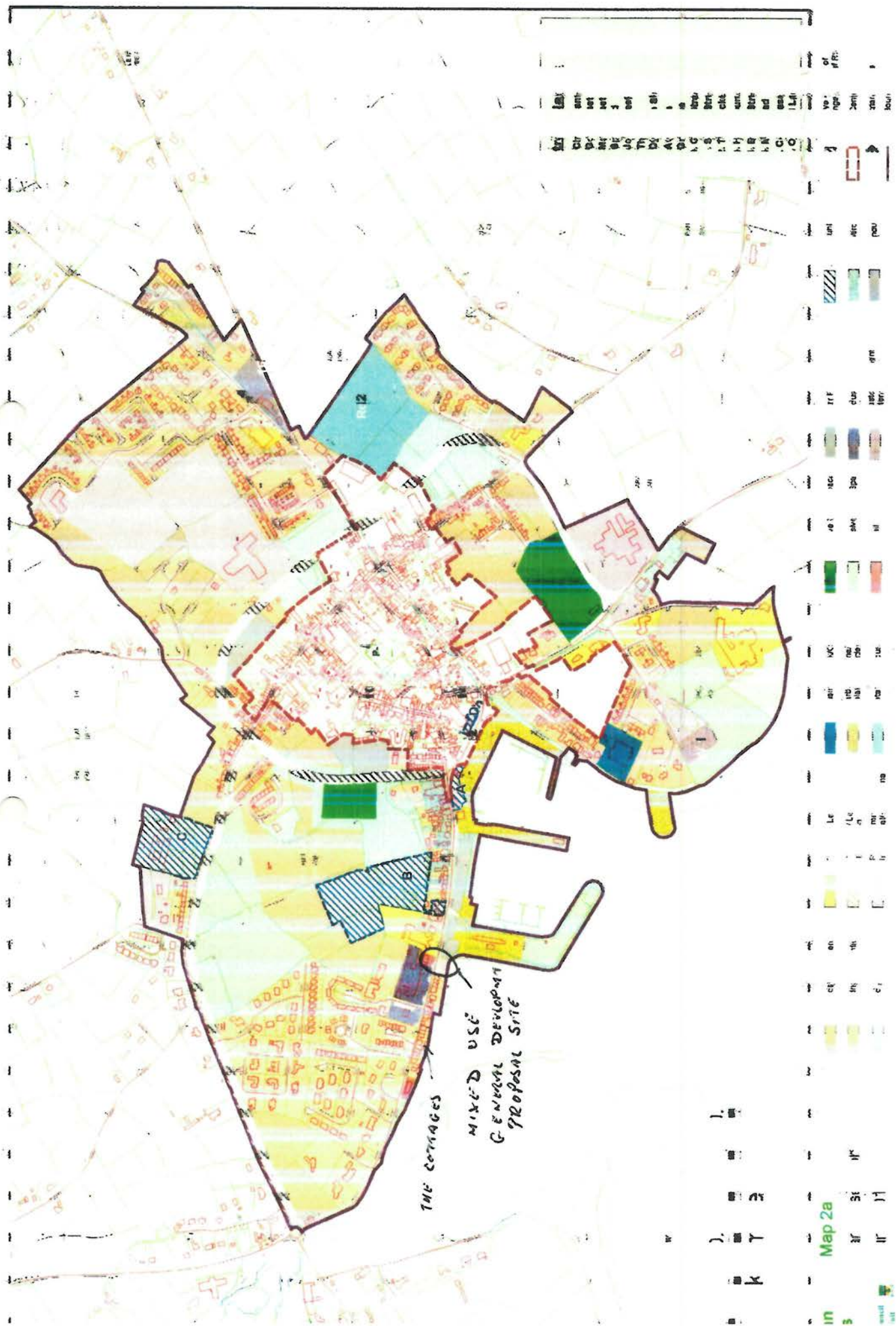
The plan should encourage the provision of suitable and safe facilities for camper vans within walking distance of the town.

The use of the main waterfront car park for overnight camping is contrary to the undertakings given to local residents by KCC when this car park was developed.

I request that KCC in reviewing 2020 plan take the above comments into consideration.

Yours sincerely,

Brian Farrell



THE COTTAGES
 MIXED USE
 GENERAL DEVELOPMENT
 PROPOSAL SITE

Map 2a

1. 1
 2. 2
 3. 3
 4. 4
 5. 5
 6. 6
 7. 7
 8. 8
 9. 9
 10. 10
 11. 11
 12. 12

in 5
 3F 3C 11
 1F 11

24

Lisa O'Carroll

From: ic engineers <info@icengineers.ie>
Sent: Wednesday 30 September 2020 15:32
To: planpolicy
Subject: An Daingean Electoral Area Local Area Plan 2020-2026
Attachments: Milltown Map 2020-McCarthy Site 001.pdf

[Caution: External Sender] Use care when opening attachments or clicking links unless you can verify the sender.

FAO Forward Planning Department

An Daingean Electoral Area Local Area Plan 2020-2026 - Milltown area

I am acting on behalf of my client Mr. Gerard McCarthy, Cloonmore, Milltown, who wishes for his property at (Larkin's Bakery), Milltown to be considered for possible future development. It is proposed that the lands be zoned as Mixed Use to cater for both commercial and residential. Site Location Map 001 attached.

Please let me know if more information is required to substantiate these requests.

Regards,
Damian Murphy BE MIEI

Iveleary Consulting
The Square
Bridge Street
Milltown
Co. Kerry

Tele: +353 66 9795978
Mobile: +353 872506545
email info@icengineers.ie

Property outlined in red
Area = 0.1364 Hectares

ITM Coordinates
E 482410
N 600630

Proposed to Zone for mixed
use -
Residential and Commercial
development

NO.	DESCRIPTION	DATE	BY

A.	REVISED DESCRIPTION	DATE	BY

Scale: 1:500
Drawn By: August '20
Date: 2008

Drawing Title:
Site Location
Proposed Zoning

Client:
Gerard McCarthy,
Milltown, Co. Kerry



ic engineers
Project Development & Management

1100, The Shanks, Bridge Street,
Milltown, Co. Kerry
Tel: 09743 23535
Email: info@icengineers.ie
Web: www.icengineers.ie



Lisa O'Carroll

From: ic engineers <info@icengineers.ie>
Sent: Wednesday 30 September 2020 15:40
To: planpolicy
Subject: An Daingean Electoral Area Local Area Plan 2020-2026
Attachments: Casey Milltown, Site Location Map 001.pdf

[Caution: External Sender] Use care when opening attachments or clicking links unless you can verify the sender.

FAO Forward Planning Department

An Daingean Electoral Area Local Area Plan 2020-2026 - Milltown area

Hi,

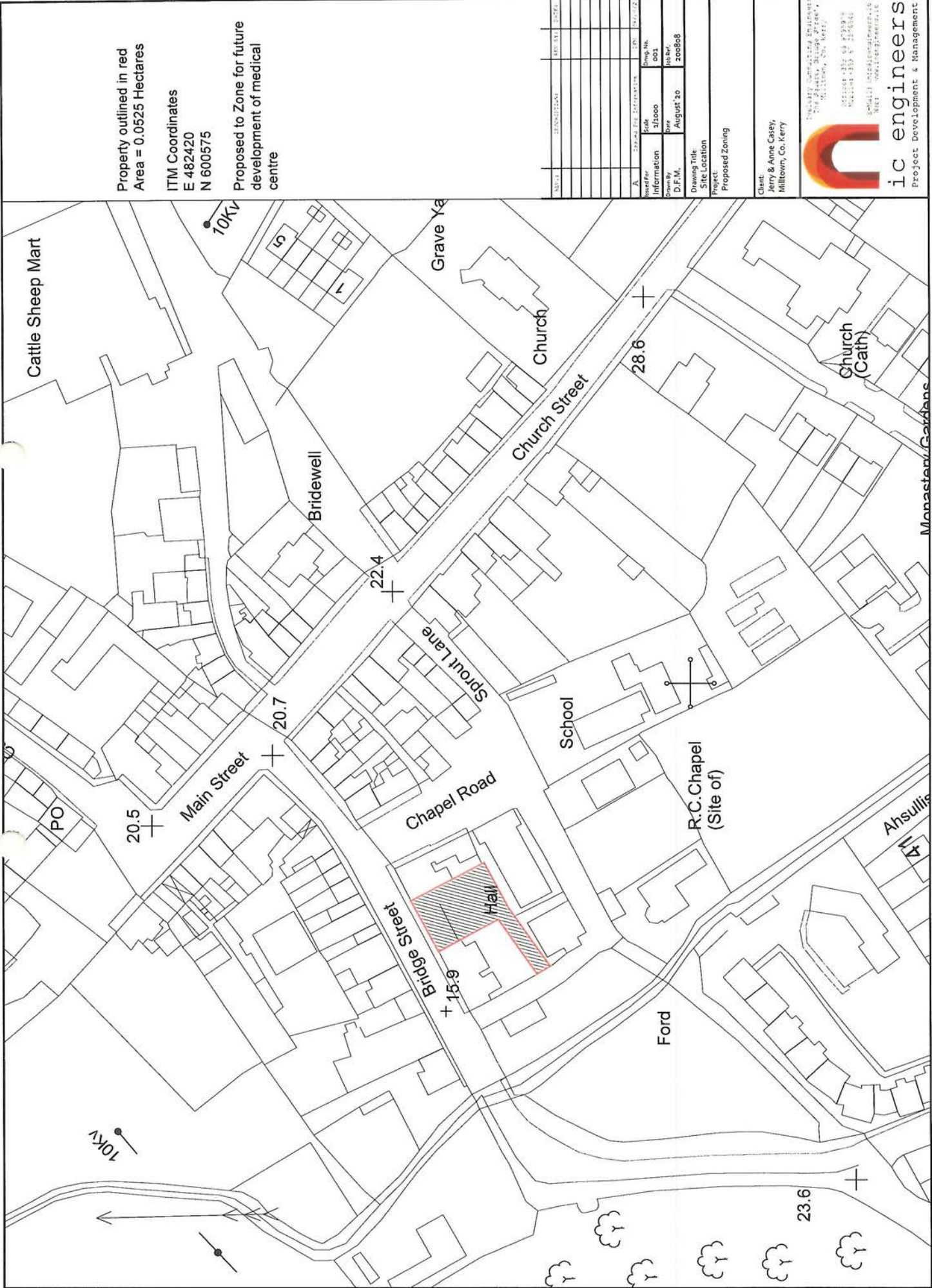
I am acting on behalf my clients Jerry & Ann Casey of O'Doherty's Pharmacy, Bridge Street Milltown, land owners of the property shown on the attached site location map 001. They would like for this property to be considered for zoning as a proposed future medical centre as per drawing.

Please let me know if more information is required to substantiate these requests.

Regards,
Damian Murphy BE MIEI

Iveleary Consulting
The Square
Bridge Street
Milltown
Co. Kerry

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Mobile: +353 872506545
email info@icengineers.ie



Property outlined in red
Area = 0.0525 Hectares

ITM Coordinates
E 482420
N 600575

Proposed to Zone for future
development of medical
centre

NO. 1	20/08/2020	20/08/2020	20/08/2020
A. Scale: 1:10000			
Scale	1:10000	Prop. No.	001
Drawn by	August '20	Date	200808
D.F.M.	August '20	Scale	1:10000
Drawing Title: Site Location			
Project: Proposed Zoning			

Client:
Jerry & Anne Casey,
Milltown, Co. Kerry



ic engineers
Project Development & Management

INCORPORATED ENGINEERS
THE ENGINEERING BOARD
MILLTOWN, CO. KERRY
REGISTERED OFFICERS
REGISTERED ENGINEERS
REGISTERED ARCHITECTS
REGISTERED PLANNERS
REGISTERED SURVEYORS
REGISTERED STRUCTURAL ENGINEERS
REGISTERED CIVIL ENGINEERS
REGISTERED ELECTRICAL ENGINEERS
REGISTERED MECHANICAL ENGINEERS
REGISTERED CHEMICAL ENGINEERS
REGISTERED AERONAUTICAL ENGINEERS
REGISTERED AGRICULTURAL ENGINEERS
REGISTERED METALLURGICAL ENGINEERS
REGISTERED MARINE ENGINEERS
REGISTERED MINING ENGINEERS
REGISTERED PETROLEUM ENGINEERS
REGISTERED RAILWAY ENGINEERS
REGISTERED TRANSPORT ENGINEERS
REGISTERED TOWN PLANNERS
REGISTERED WATER ENGINEERS
REGISTERED WIND ENGINEERS
REGISTERED WOOD ENGINEERS
REGISTERED YACHT ENGINEERS

25

Lisa O'Carroll

From: ic engineers <info@icengineers.ie>
Sent: Wednesday 30 September 2020 15:43
To: planpolicy
Subject: Fw: An Daingean Electoral Area Local Area Plan 2020-2026
Attachments: Burke Milltown, Lyre 2 Site Location 002.pdf; Burke Milltown, Lyre 1 Site Location 001.pdf

[Caution: External Sender] Use care when opening attachments or clicking links unless you can verify the sender.

FAO Forward Planning Department

An Daingean Electoral Area Local Area Plan 2020-2026 - Milltown area

Hi,

I am acting on behalf my client John Burke, Castlemaine, who would like his lands to be considered in the development plan, both in Lyre, Milltown and the town of Milltown as follows:

Drwg. Burke Milltown Site Location 001 is proposed for use as light industry
Drwg. Burke Milltown Site Location 002 is proposed for development as a retirement village

Please let me know if more information is required to substantiate these requests.

Regards,
Damian Murphy BE MIEI

Iveleary Consulting
The Square
Bridge Street
Milltown
Co. Kerry

Tele: +353 66 9795978
Mobile: +353 872506545
email info@icengineers.ie

KUPATI LE MAP

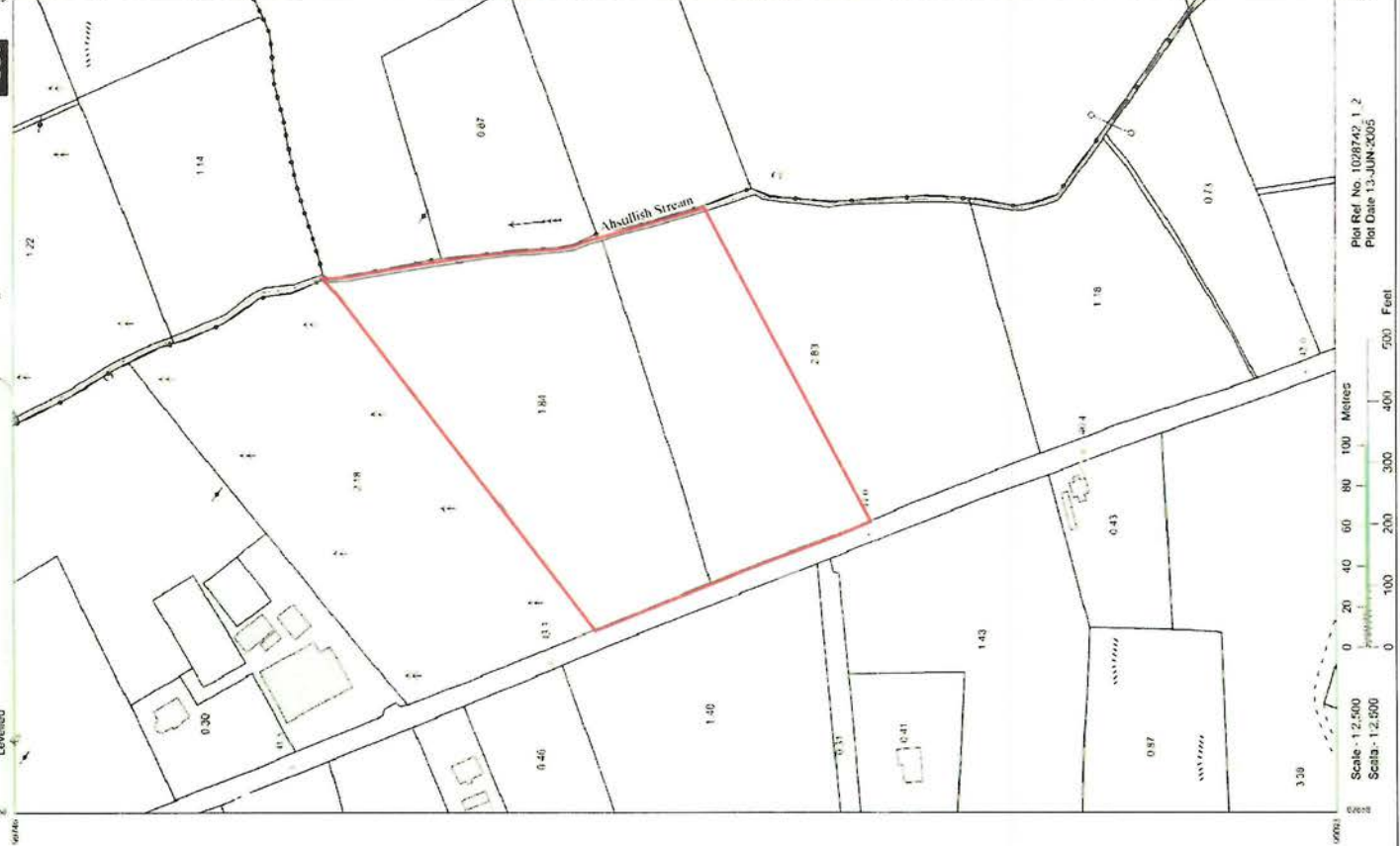
REVISED 2005
Levelled

OSI

THE GENETIC FT. COORDS
482836.599476

DISTRICT TOWN
MILLTOWN

MAP SHEET NO.
1:2500
5934:B



Authorised by
Kerry County Council
Milltown, Co. Kerry

OSI
Office of the Surveyor
Milltown, Co. Kerry

Scale: 1:2500
Date: 13-JUN-2005

Property outlined in red
Area = 3.0585 Hectares

ITM Coordinates
E 482850
N 599505

Proposed to Zone for future
development of light industry

Scale	3:2500	Drawn No.	001
Date	August '00	Drawn By	00884
D.F.M.	August '00	Drawn By	200807
Drawing Title Lyre & Site Location			
Project Proposed Zoning			

Client
John Burke,
Milltown, Co. Kerry

ic engineers
Project Development & Management

THE GENETIC FT. COORDS
482836.599476
DISTRICT TOWN
MILLTOWN, CO. KERRY

OSI MAP SHEET NO.
1:2500
5934:B

Surveyed 2001-2003
 Revised 2008
 Levelled

Rural PLACE Map



ITM CENTRE PT. COORDS
 482518.599909

DESCRIPTION

MAP SHEETS



1:2500
 5871-D



Produced by National Map Services,
 107 T. Cross, 107 Cross Street,
 Dublin 1, Dublin 1, Ireland
 Co. Dublin
 www.osi.ie
 Ordnance Survey, Dublin

Survey conducted by Ordnance Survey,
 Ordnance Survey, 107 Cross Street,
 Dublin 1, Dublin 1, Ireland
 Ordnance Survey, Dublin
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Grid and contours. No contour interval shown.
 Contours are shown in a 5m interval. A 10m contour
 interval is shown in the area of the Sub-Station.
 All distances are given in metres. The bearings
 are given in degrees from the grid. All bearings
 are given to the nearest 0.1°. The bearings
 of any lines are given to the nearest 0.1°.

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Plot Ref. No 1419687_1_1
 Plot Date 03-MAR-2011

Scale: 1:2,500
 Scale: 1:2,500

0 50 100 150 200 250 Metres

0 100 200 300 400 500 Feet

Property outlined in red
 Area = 2.295 Hectares

ITM Coordinates
 E 482630
 N 599940

Proposed to Zone for future
 development of residential
 retirement village / assisted
 living.

Author	201101212011	REV. 01	2011
Drawn By			
Check No.	201101212011		
D.F.M.	August '20		
Job No.	200807		
Drawn By	212500	002	
Scale			
Sheet No.			
Project			
Proposed Zoning			

Drawing Title:
 Lyre 2, Site Location

Client:
 John Burke,
 Milltown, Co. Kerry



ic engineers
 Project Development & Management

Professional Engineer
 The Dublin, Dublin, Ireland
 Registered Professional Engineer
 No. 123456789

Registered Professional Engineer
 No. 123456789

Lisa O'Carroll

From: Dingle Peninsula Tourism Alliance dptalliance@gmail.com
<dptalliance@gmail.com>
Sent: Wednesday 30 September 2020 16:07
To: planpolicy
Subject: An Daingean Local Area Plan Submission
Attachments: Cloghane Local Area Plan Letter.docx; Submission - Draft An Daingean Electoral Area Local Area Plan 2020-2026.docx

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A Chara,

My name is Fallon Ní Ghrifín and I am the Tourism Development Officer with the Dingle Peninsula Tourism Alliance. Attached is a letter asking that the concerns and requests of the local community in Cloghane in relation to the Draft of the Local Area Plan for the An Daingean Electoral Area be considered very seriously. I have also attached the original submission made by the community in Cloghane for reference. Thank you for taking the time to consider the requests laid out in both letters.

Is Mise le Meas,
Fallon Ní Ghrifín.
Tourism Development Officer.

Comhaontas Turasóireachta Chorca Dhuibhne
Aonad 4 Páirc Gnó na Coille
Daingean Uí Chúis
Co. Chiarraí

Dingle Peninsula Tourism Alliance
Office 4, The Wood Business Park
Dingle
Co. Kerry
(066) 9152448
www.dingle-peninsula.ie
www.facebook.com/dingle.official
Instagram: @DinglePeninsulaTourism
Twitter: @DinglePeninsula



IRELAND'S
**DINGLE
PENINSULA**
CORCA DHUIBHNE

Dingle Peninsula Tourism Alliance,
Unit 4, The Wood Business Park,
Dingle,
Co. Kerry.

Re: Draft An Daingean Electoral Area Local Area Plan 2020-2026

To whom it may concern,

My name is Fallon Ní Ghrifin and I am the Tourism Development Officer with the Dingle Peninsula Tourism Alliance (DPTA). The DPTA is the official marketing body for the Dingle Peninsula brand both nationally and internationally and represents over 180 businesses and every village and community across the Peninsula. Our main aim is to support our businesses and communities in any way we can.

I am writing today to ensure that the needs and requests of the local community in Cloghane village, as laid out in their recent submission, are heard and considered. Their primary concern is with the sewerage system in the village and the lack of development that has been done to it in the almost 90 years it has been in place. This problem is now having a direct impact on the quality of the water in the area.

From a tourism perspective, the quality of the water is of critical importance as, particularly this year, we have seen a huge uptake on water-based activities such as swimming, kayaking, fishing, sea-angling, boat trips and water sports. Therefore, ensuring that the quality of the water is of a clean, healthy standard is extremely important so that both our locals and visitors can enjoy the area in a safe manner.

An objective of the DPTA is to spread tourism around the Peninsula. Cloghane is rich in beautiful landscape and wonderful people and it is important that the needs of the community are met so that they can continue to welcome visitors in a safe manner.

Thank You for taking the time to read this letter, and I hope that you will consider the concerns of the community in Cloghane. If I can be of any further assistance please let me know.

Le Gach Dea Ghuí,

Fallon Ní Ghrifin.
Tourism and Development Officer.

Comhaontas Turasóireachta Chorca Dhuibhne, Ionad 4, Páirc
Gnó na Coille, Daingean Uí Chúis, Co. Chiarraí

Dingle Peninsula Tourism Alliance, Office 4, The Wood
Business Park, Dingle, Co. Kerry

Tel: +353 (066) 915 2448 **Ephost:** info@dingle-peninsula.ie

Facebook: www.facebook.com/dingle.official
Instagram: @DinglePeninsula
Twitter: @DinglePeninsula

www.dingle-peninsula.ie

Cloghane,
Tralee,
Co. Kerry.

14 September 2020

Re: Draft An Daingean Electoral Area Local Area Plan 2020-2026

To whom it may concern.

In the recently released Draft An Daingean Electoral Area Local Area Plan 2020-2026 the focus in Small Villages such as An Clochán (Cloghane) is to limit any development to within the settlement boundary.

The merits of this policy in terms of one-off housing and development outside these boundaries, especially for those who wish to build family homes on their own property, are being debated elsewhere and, while important, are not the main focus of my submission.

The settlement boundary in Cloghane encompasses the existing village and two greenfield sites to the south of the village. The entirety of the settlement area is connected to the existing sewerage scheme in the village, a sewerage scheme that was put in place in 1932 and has had limited development in the almost 90 years since it was built.

This lack of development on the sewerage scheme means that virtually all material that enters the sewer is being discharged untreated into the tidal estuary. Human waste, cleaning chemicals, bleach, foodstuffs, medical waste, runoff and rubbish from roadside drains are amongst a myriad of pollutants that make their way through the sewer, unfiltered, untreated and unmeasured into the bay.

The mouth of the sewer is nothing short of a disgrace at this point, and capacity issues and high tides frequently see the manhole covers blown open at the entrance to the waterfront in Cloghane. As well as a health issue, this is also a health and safety issue, especially for children who are in danger of falling into an open sewer.

The locals of the area are aware of the dangers and watch and warn their children, but the many tourists that visit Cloghane are not, and it is only a matter of time before a child will fall through the open manhole cover, or contract a serious illness.

Tourists frequently go swimming or kayaking in the estuary, blind to the fact that they are immersing themselves in the discharge from the sewer. It is embarrassing to have to tell these people what the smell is, and that they should shower and clean themselves thoroughly immediately.

Increasing the numbers of people within the settlement area will, obviously, increase the amount of untreated waste entering the estuary. Add to that, the increased cleaning required due to Covid-19 means more and more chemicals are entering the estuary unfiltered.

Additionally, the vast majority of the existing available housing stock within the settlement area is all well over 70 years old and would require extensive modernisation by anyone moving in. The waste produced by such building works would, again, make its way untreated into the estuary.

The Development Plan speaks of the need to develop niche-tourism, and the development of marine resources and marine-based leisure activities in areas such as Cloghane. How is Cloghane to engage in such development with raw sewage flowing into the bay? How is the area to reach its potential, indeed how are we to even define our potential, under these circumstances?

Areas like Cloghane are in a position to take advantage of the recent shift towards remote work, which will allow those from the area to live and work in the area. This strengthens the ability of various bodies to fulfil their mandates and commitments across a wide range of activities including cultural, historical and, most crucially, the Irish language. Is ceantar Gaeltachta í An Clochán, agus, más féidir linn daoine le Gaeilge a mhealladh abhaile, déanfaidh sé sin mhaitheas do stádas na Gaeilge, atá i mbaol san áit.

In addition to the effects on the human population and the potential for growth in the area, the issue of the environmental impact cannot be understated.

At low tide, portions of the estuary are now frequently covered in a green/brown scum. It's not algae or some other form of plant, it is a scum that settles on the top of the sand, and is easily visible from land.

The estuary in Cloghane is a Natura 2000 site, under the Habitats Directive, and part of the Atlantic Biogeographical region. It is also part of the Tralee Bay and Magharees Peninsula West to Cloghane SAC and Tralee Bay Complex SPA.

How does the release of raw sewerage into the estuary fit with these designations?

An EU report into "Managing Natura 2000 sites: The provisions of Article 6 of the 'Habitats' Directive 92/43/EEC" published in 2013 outlines the procedure to be followed when planning new developments that might affect a Natura 2000 site. The procedures include "Any plan or project likely to have a significant effect on a Natura 2000, either individually or in combination with other plans or projects, shall undergo an Appropriate Assessment to determine its implications for the site."

Has an appropriate assessment of the proposed restriction of development into the Cloghane settlement area and its impacts on the Natura 2000 site via increased amounts of untreated waste entering the estuary been undertaken? If so, can that be made publicly available? If not, why not?

The effects of the pollution of the estuary are visible in the changes that have taken place in recent years. In the past there have been nesting pairs of curlews in the estuary, but they rarely make an appearance anymore. Independent Chair of the Curlew Task Force, Alan Lauder, said the curlew population is in danger of disappearing in just 10 years. We have a prime nesting site in Cloghane which would be perfect to aid in the recovery of the curlew population.

The recently reintroduced white-tailed sea eagle has also been spotted in the area, nesting in the woods on the opposite side of the estuary from Cloghane village. These, and other species that would benefit from a clean environment, are protected under the EU Birds Directive.

How does knowingly polluting their habitat sit with our country's commitments to these directives?

The local community are convinced that the removal of raw sewage from the estuary would have dramatic impact on a host of wildlife in the bay. The porpoises, seals and dolphins which were frequent visitors in the past would return. The cockles, mussels and periwinkles, which were abundant 25 years ago but have now virtually disappeared, would reappear. Salmon and trout numbers would improve.

Cloghane and its surrounds are an area of remarkable natural beauty. Images of the area are frequently used in promotional material and videos by Kerry County Council, Údarás na Gaeltachta, Wild Atlantic Way, Fáilte Ireland and a host of private and public companies. Pictures of the area can be seen on RTÉ, TG4, Virgin Media and Sky Sports regularly. The area was even featured in the Irish Government's promotional video in support of the recently successful bid for a seat on the UN Security Council.

Is it fair, especially for public bodies, local authorities and government, to exploit an area for promotional benefit, but do nothing to prevent its continued destruction through pollution?

In conclusion, I believe it is totally irresponsible of Kerry County Council to push development into the settlement area in Cloghane without specifically addressing the issue of the existing, inadequate sewerage scheme in the development plan. A catch all objective to "Facilitate and support the upgrade of existing wastewater treatment infrastructure" should be read for what it is, a get-out clause whereby the council, and other relevant authorities, can say that it is an objective of their development plan but are not committed to actually taking action to remedy the issue.

The upgrading of the sewerage scheme in Cloghane is not a new issue. The people of the village have been highlighting this for well over 20 years. It is beyond time that it is specifically included in development plans for the peninsula and county. We cannot stay at the bottom of the list forever.

Yours sincerely

Dónal Moriarty

Email

Tel

28

Ó Muircheartaigh Ó Bambaire

Innealtóirí Sibhialta
Agus Comhairleoirí Pleanála



- ◆ sráid an dá gheata ◆
- ◆ daingean Uí chúis ◆
- ◆ co. chiarraí ◆
- ◆ Fón: - (066) 91 52233 ◆
- ◆ Fax: - (066) 91 52627 ◆
- ◆ email: - moriartybambury@eircom.net ◆

Senior Planner.
Kerry County Council,
Planning Dept,
Co. Buildings,
Rathass,
Tralee.

9/09/2020



Re: Draft An Daingean EA LAP 2020 - 2026.
On behalf of :Mr. Richard Keane, The Wood, Dingle.

A Chara,

We wish to make a submission, on behalf of our client Mr. Richard Keane, regarding his lands at The Wood, Dingle to the Draft An Daingean EA LAP 2020 - 2026.

See attached copy of Site Location Map showing the site in question edged in red.

Ref. No. 09-020-J046-01

The lands in question under the current LAP are zoned industrial.

Under the proposed Draft An Daingean EA LAP 2020 - 2026 the proposed zoning of the property has been altered to Existing Residential use.

The site in question was previously the local ESB Head Office.

Our client wishes to make a submission to alter the draft plan proposed zoning from Existing Residential to Mixed Use (M1). This will afford the site in question a better opportunity of being developed at this prominent location, close to sea front as one enters / exits Dingle from / to the west.

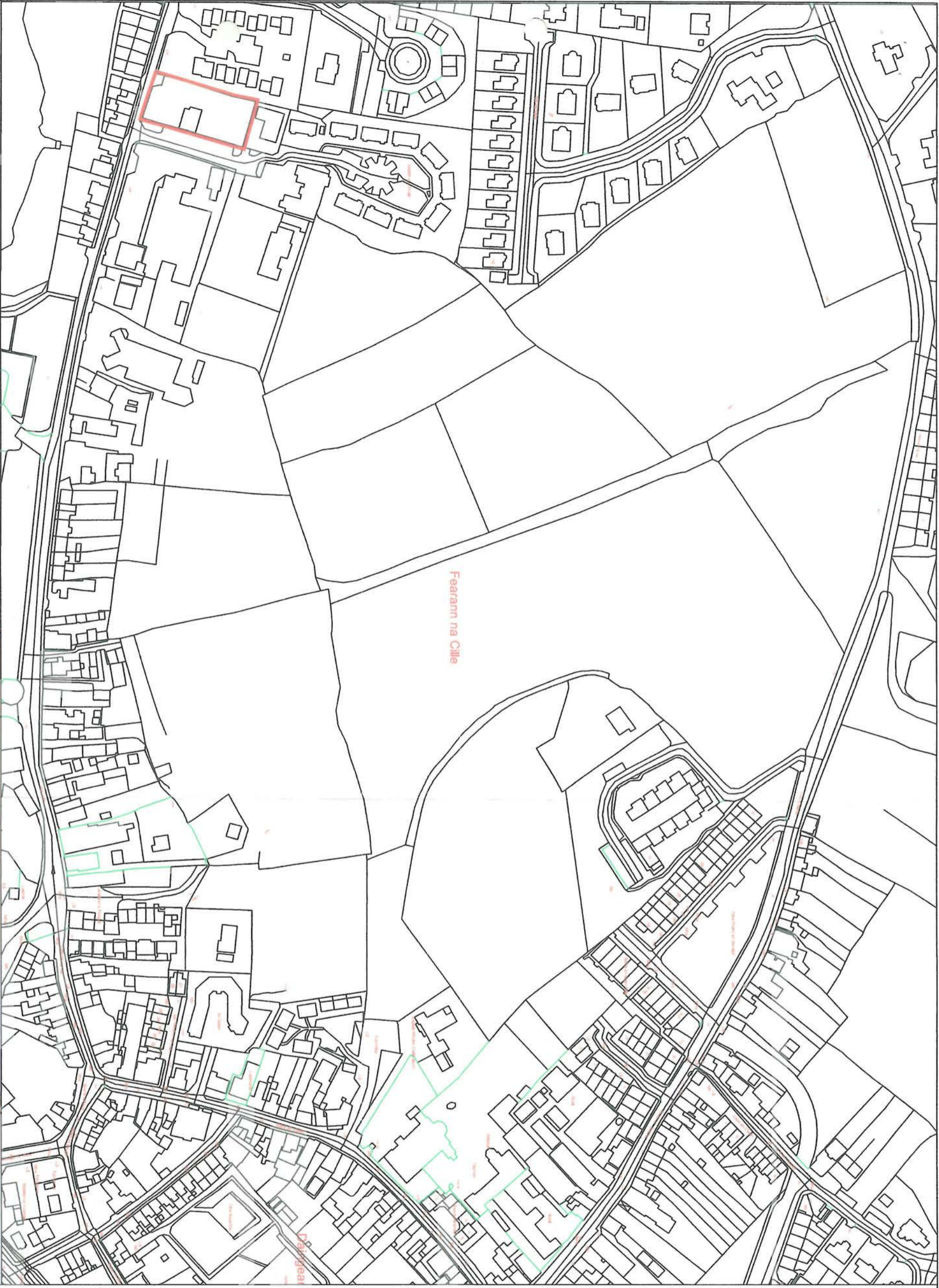
The lands in question have the ability to connect to all services including public sewer. It lies within the 50 KPH zone and has a number of large houses in close proximity which serve as Guesthouses serving the thriving tourist industry.

Is Mise Le Meas,

Michael Moriarty B.E CEng MIEI
For and on behalf of Moriarty & Bambury

DIRECTORS:

MCHAEL MORIARTY – 087 2432160
JIMMY BAMBURY – 086 2630236
VAT NO. – 8254476P



Description:
 Digital Cartographic Model (DCM)

Publisher / Source:
 Ordnance Survey Ireland (OSI)

Data Source / Reference:
 PRIME2

File Format:
 Autodesk AutoCAD (DWG_R2013)

File Name:
 v_50079281_1.dwg

Clip Extent / Area of Interest (AOI):
 LUX:LLY= 443821.0443,601024.9254
 LRX:LRV= 444651.0443,601024.9254
 ULX:ULY= 443821.0443,601639.9254
 URX:URY= 444651.0443,601639.9254

Projection / Spatial Reference:
 Projection= IREN1995_JIrish_Transverse_Mercator

Centre Point Coordinates:
 X.Y= 444236.0443,601332.4254

Reference Index:
 Map Series | Map Sheets
 1:1,000 | 5862-11
 1:2,500 | 5861-D
 1:2,500 | 5862-C
 1:2,500 | 5861-8
 1:2,500 | 5862-A

Data Extraction Date:
 Date= 16-Aug-2019

Source Data Release:
 DCIMS Release V1.120.106

Product Version:
 Version= 1.3

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The representation on this map of a road, track or footpath is not evidence of the existence of a right of way.

Ordnance Survey maps never show legal property boundaries, nor do they show ownership of physical features.



Site Edged in Red
 Area = 0.22 Hectares - 0.54 acres
 Scale 1:2500

NOTAI	REV. No.	DATE	REVISIONS
1- Is le haghaidh larratas Pleanála arbhain na líníochta seo			
2- Beidh na hOibreacha go léir á chur i bhfeidhm de réir na Rialacháin Tógála Reatha			
3- Ná tóg scála ón líníocht seo - Usáid na buntréimhais cúl arbhain			

Ó Muircheartaigh Ó Bambaire
 Innealtóir Sibhialla Agus Comhairteoir Pleanála

• sílá an dá ghnéas
 • dárigeán UI chus
 • co. chialaral
 • email: moiltey@ambaury.com

• Fón: (069) 91 5223
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Mr. Richard Keene
 Draft An Doingeán EA LVP Submission
 The Wood,
 Dingle
 Co. Kerry

Site Location Map

Scale: 1-2500
 Date: 28-09-2020

Drawing No: 09-020-1046-01
 Revision: 1

Ó Muircheartaigh Ó Bambaire

Innealtóirí Sibhialta
Agus Comhairleoirí Pleanála



- ◆ sráid an dá gheata ◆
- ◆ daingean Uí chúis ◆
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Senior Planner.
Kerry County Council,
Planning Dept,
Co. Buildings,
Rathass,
Tralee.
29 / 09 / 2020.



Re: Draft An Daingean EA LAP 2020 - 2026.
On behalf of : Mr. & Mrs Maurice & Kathleen O Connor. Gortonora, Dingle.

A Chara,

We wish to make a submission, on behalf of our clients Maurice & Kathleen O Connor, regarding their lands at Gortonora, Dingle to the Draft An Daingean EA LAP 2020 - 2026.
See attached copy of Site Location Map showing the site in question edged in red.

Maurice O Connor is a native of Dingle, (John St.,) and has ran the family business, Galvin's Travel Agency, at John St. for over 30 years since he took over from his uncle. His son Niall has now , having returned from Australia, taken over the family business.

In the proposed Draft An Daingean EA LAP 2020 - 2026 our clients were disappointed to see that the site in question is not included within the proposed Town Boundary and therefore would be considered as General Rural which has criteria which in our view does not lend itself to the site in question.

The lands in question are just above John St., bounding our clients own family home and is the only section of ground either not developed or not within the town boundary between the town and the road serving Gortonora.

DIRECTORS:

MCHAEL MORIARTY – 087 2432160
JIMMY BAMBURY – 086 2630236
VAT NO. – 8254476P

The land in question have the ability to connect to all services including public sewer. It lays within the 50 KPH zone and has a number of large houses in close proximity some which serve as guesthouses serving the thriving tourist industry.

To consider the site in question as General Rural is not fair and proper in our view, it is an area which although not Town Centre is within what one would consider the extended town area. It may be convenient for planning departments to have definite lines to identify different areas however the practicality of the matter is that this is not the case on the ground. Our clients have planned for some time to pass on the family business to their son and to help make this a viable proposition it is imperative that he is afforded the opportunity to build his own home at this location.

Mr. O'Connor would also like to bring to the planning authority's attention that he was more than accommodating when approached by Kerry County Council to facilitate the widening of the public road bounding his property.

In reality Dingle has developed , *not in a rigid grid like manner* but in a more evolving pattern which may not be to a town planners liking and therefore to try and implement any rigid system must, in the interest of fair and proper planning, have cognisance to existing patterns and previous plans.

To consider the site in question as Rural is not fair, when one looks at the definition of RURAL

Definition of 'rural'

rural

Rural places are far away from large towns or cities.

Rural means having features which are typical of areas that are far away from large towns or cities.

The site in question does not fulfil the criteria as cited above. Planners may say they have to have certain zones to adjudicate on planning proposals but this site should not in our view be considered RURAL we are not asking that it be considered Town Central but in reality it is part of Dingle Town and we contend that there has to be a buffer zone where one off houses are permitted at the extents of the town.

Is Mise Le Meas,

Michael Moriarty B.E.

Michael Moriarty B.E CEng MIEI
For and on behalf of Moriarty & Bambury Ltd

DIRECTORS:

MCHAEL MORIARTY – 087 2432160
JIMMY BAMBURY – 086 2630236
VAT NO. – 8254476P



Site Edged in Red
Area = 0.91 Hectares



- KOTAI
- 1- Is le haghaidh iarratas Pleanála amháin na líníochta seo
 - 2- Beith na hOibreacha go léir á dhul i bhfeidhm de réir na Riatachán Tógála Reatha
 - 3- Na tóg scála ón líníocht seo - Usáid na buntríochais cíó amháin

REV No.	DATE	REVISION

O'Connor
Family Home

O'Connor
Family Business

Description: Digital Cartographic Model (DCM)
 Publisher / Source: Ordnance Survey Ireland (OSI)
 Data Source / Reference: PRIME2
 File Format: Autodesk AutoCAD (DWG_R2013)
 File Name: v_50006996_1.dwg

Clip Extent / Area of Interest (AOI):
 LLX,LLY = 444539,106,600662,5455
 LRX,LRV = 445369,106,600662,5455
 ULX,ULY = 444539,106,601277,5455
 URX,URY = 445369,106,601277,5455

Projection / Spatial Reference:
 Projection = IRNET95_Irish_Transverse_Mercator
 Centre Point Coordinates:
 X,Y = 444954,106,600970,0455

Data Extraction Date: Date = 10-May-2018
 Version / Release: Version = 1.0
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Ó Muircheartaigh
Ó Bambaire
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Grádaire	Mr. Maurice O'Connor
Dáta	Dáta An Dáingean EA LIP Submission
Grádaire	Gardamora, Dingle co. Kerry
Grádaire	Site Location Map
Grádaire	Scale 1-2500
Grádaire	Date 28-09-2020
Grádaire	Date 09-020-1046-03

30

Ó Muirheartaigh Ó Bambaire

Innealtóirí Sibhialta
Agus Comhairleoirí Pleanála



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Senior Planner.
Kerry County Council,
Planning Dept,
Co. Buildings,
Rathass,
Tralee.
29 / 09 / 2020.

Re: Draft An Daingean EA LAP 2020 - 2026.
On behalf of : Michael Neligan.
Spa Road, Dingle.



A Chara,

We wish to make a submission regarding our clients lands at Ballybeg, Dingle to the Draft An Daingean EA LAP 2020 - 2026.

See attached copy of Site Location Map showing the location in question edged in red.

Ref. No. 09 / 020 / J046 / 13

In the proposed Draft An Daingean EA LAP 2020 - 2026 the site in question is included within the proposed Town Boundary and is proposed as A Flood Storage Area.

As our client requests that his land be zoned for agricultural use and not as a Flood Storage area

Is Mise Le Meas,

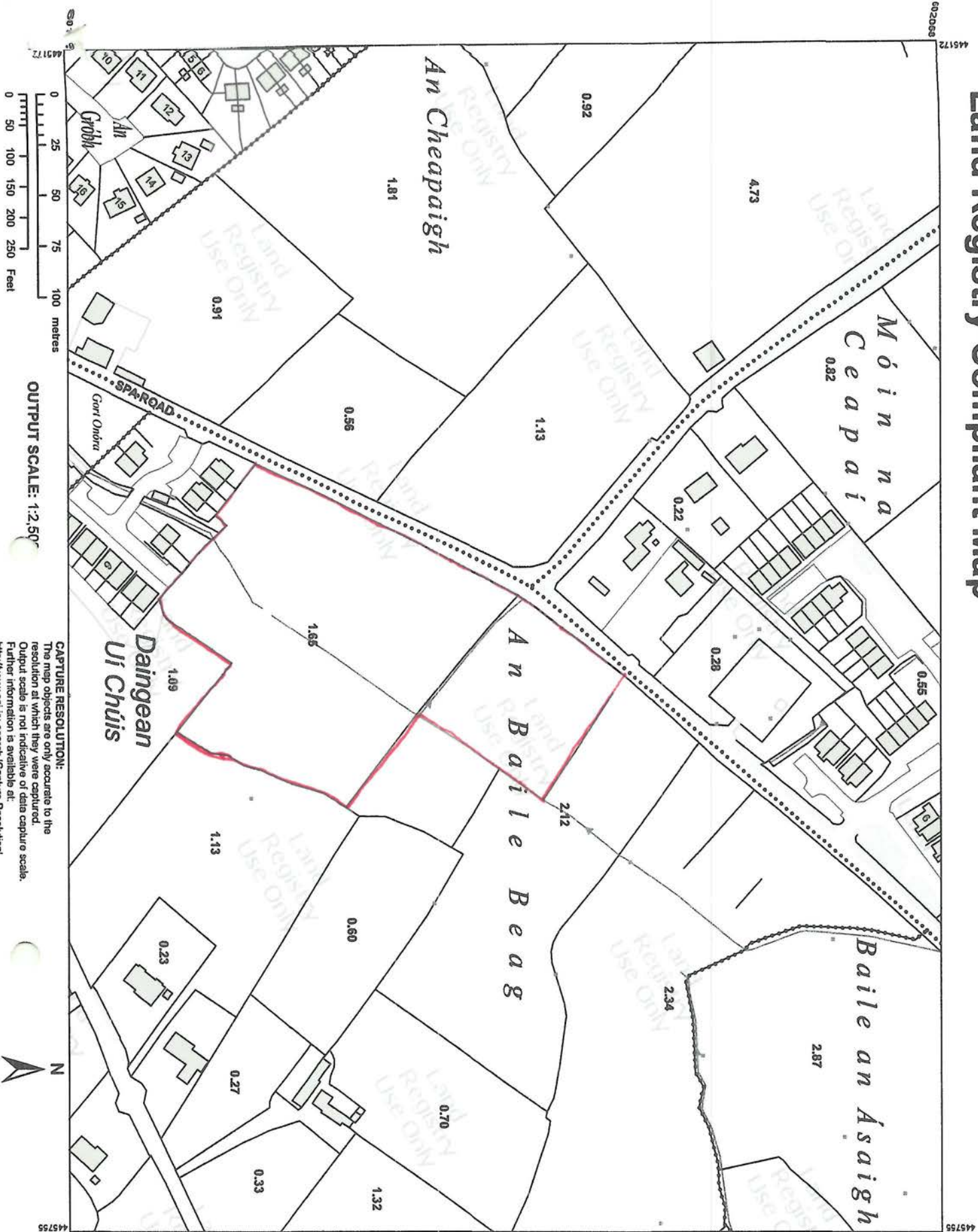
Michael Moriarty B.E.

Michael Moriarty B.E CEng MIEI
For and on behalf of Moriarty & Bambury Ltd

DIRECTORS:

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VAT NO. – 8254476P

Land Registry Compliant Map



National Mapping Agency

CENTRE COORDINATES:
 ITM 445464.601853

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OUTPUT SCALE: 1:2,500

