

# Submission to Kerry County Council on the Draft

## An Daingean Electoral Area Local Area Plan, 2020-2026

### Summary

The [Dingle Creativity and Innovation Hub](#) welcomes the publication of the draft *An Daingean Electoral Area Local Area Plan, 2020-2026* (which will be referred to in this document as the 'draft Dingle Local Area Plan (LAP)'). The following comments should be read in conjunction with the previous submission to Kerry County Council on the [draft County Development Plan](#) and the submission to the [Southern Region Spatial and Economic Strategy](#) (copy of both attached).<sup>1</sup>

#### **1. Process of Consultation**

As a general comment on the process of public consultation in respect of the LAP, it is recommended that the process of public consultation be reviewed with a view to increasing significantly the engagement with the public and explaining to the public the significance of both the LAP and the County Development Plan. Simply publishing a draft LAP (that is over 140 pages) and asking people to submit comments is not the most suitable process for a policy that will have such a profound impact on the future of the local community.

#### **2. Incorporating (in the LAP) compliance with EU and Irish Government targets in respect of Climate Change and Energy Transition**

The EU Commission proposals to revise the targets for emissions and use of renewable energy, with an increased ambition of at least a 55% emissions cut by 2030, a target likely to be adopted by the European Council shortly. This will impact on County Development Plans and LAP's and should be integrated into the thinking in this LAP.

In addition, 37% of the EU Covid Recovery Fund (c.€3 billion for Ireland) will be spent on climate initiatives, which will mean that there will be a need for increased ambition to be fully reflected in the [National Energy and Climate Plan, 2021-2030](#) (NECP), resulting in some funding for appropriate initiatives. It would be good to include some initiatives for the Dingle Peninsula.

#### **3. Basing the LAP on more comprehensive data is essential**

The draft LAP appears to draw on some good data (e.g CSO 2016 Census) but there is a notable lack of detailed data in relation to the current energy usage in the area and on what the required targets will be for the area to ensure compliance with the updated [Climate Action Plan \(2019\)](#) and the [Programme for Government, Our Shared Future \(2020\)](#) and other policies.

If this data are not available and utilised, it is simply not possible to state that, if the LAP is implemented, it will be in compliance with the targets in the Climate Action Plan and Programme for Government – two preconditions that should be expected of this LAP.

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<sup>1</sup> The comments will mainly relate to the areas in which the [Dingle Creativity and Innovation Hub](#) has a particular interest and which are relevant to the aims of the Dingle Hub: 'to build a flourishing community, fostering a vibrant and diverse ecosystem of stakeholders to facilitate the creation and maintenance of well-paid, year-round jobs on the Dingle Peninsula'. In addition, a parallel project, [Dingle Peninsula 2030](#), addresses the transition to low carbon and climate change issues (including biodiversity) and comments are included that relate to those areas.

#### **4. Sustainable Energy Communities and Energy Master Plans in the Local Area Plan**

The [Dingle Peninsula Sustainable Energy Community](#) (SEC) was established by Dingle Hub and is part of the Dingle Peninsula 2030 initiative. Many of the initiatives on the Dingle Peninsula relating to transition to a low carbon society and addressing the challenges of climate change and biodiversity have come about through the support of SEAI and in conjunction with the Dingle Peninsula Sustainable Energy Community. The [Energy Master Plan](#) developed by the SEC is an important document to be referenced and utilised in the LAP.

In discussions with SEAI, it was agreed that the Dingle Peninsula SEC would assist in the establishment of a Dairy Farmers' Sustainable Energy Community, which would help address the challenges posed by the transition for dairy farmers in the Peninsula. This SEC is now in the process of developing an Energy Master Plan and the SEC should be cited and referenced in the LAP.

Tourism is the biggest source of employment and makes a significant economic contribution to the Dingle Peninsula. [Dingle Peninsula Tourism Alliance](#) is the local body responsible for bringing together the tourism sector on the Peninsula and works closely with Kerry County Council, Failte Ireland and the local community. It has been very successful in developing sustainable tourism on the Peninsula. In recent times, it has been working closely with the Dingle Peninsula SEC/Dingle Hub, to actively address the transition to low carbon and the challenges of climate change and biodiversity. This will be important for the future of the tourism sector and also for addressing the transition to low carbon so it would be important to reference this work of the [Dingle Peninsula Tourism Alliance](#) in the LAP.

#### **5. Including energy infrastructure (together with other infrastructure) in the LAP**

While infrastructure is mentioned throughout the LAP, it usually refers to roads, water and waste water infrastructure. The references to energy, electricity and renewable energy infrastructure (including renewable energy generation, community energy, electricity, electric vehicle charging, etc.) are notably absent and should be remedied, as they will be critical for the future.

#### **6. Impact of Climate Action Plan on Agriculture, Land Use and the Circular Economy**

As mentioned above, implementation of the [Climate Action Plan \(2019\)](#) and the [Programme for Government, Our Shared Future \(2020\)](#) will require a 7% annual average reduction in greenhouse gases and this will, in turn, require significant changes in agriculture, land use and the circular economy. This does not appear to be addressed at all in the LAP and there is very little reference to these issues in the LAP.

[A Future Land Use Plan](#) should be published for the local area, outlining how the land use may require to change to accommodate the various policy requirements.

With the support of the [Sustainable Energy Authority of Ireland](#), Dairy Farmers' Sustainable Energy Community (SCE) has been established to specifically address the energy transition required for dairy farmers on the Peninsula. This SEC works closely with the Dingle Peninsula SEC (through [Dingle Creativity and Innovation Hub](#) and [Dingle Peninsula 2030](#)) and both SEC's be referenced in the LAP.

There is also an opportunity to build on the work being done by the Dingle Hub, Teagasc, Kerry Group and Net Feasa, together with local farmers, in a project about [Precision Farming](#). This project could usefully be extended across the Dingle Peninsula, in a partnership with Teagasc, through the [EU Ploutos Project](#) and this should be included in the LAP as a specific objective.

## **7. The LAP should support a specific vision for the Dingle Peninsula**

It would be helpful if the LAP articulated an agreed broad vision for the future of the Dingle Peninsula, along with a number of specific areas that could be addressed to deliver that vision. Work on this is currently underway through [Re-imagine Corca Dhuibhne and this should be referenced in the LAP](#).

For example, the commitment to supporting the aspirations of the Dingle Hub (and other hubs on the Dingle Peninsula) is welcome but it may be more beneficial to include some specific objectives in the LAP to support the Hub/s and the aims underpinning it:

*To build a flourishing community, fostering a vibrant and diverse ecosystem of stakeholders to facilitate the creation and maintenance of well-paid, year-round jobs on the Dingle Peninsula*

Based upon the various enterprise policies<sup>2</sup> enunciated by the Government and the EU Commission, there are significant opportunities to support the development of a sustainable community on the Dingle Peninsula, if the transition to low carbon and the opportunities afforded by digitisation and the creative sectors are fully embraced. From the work of the Hub, this has application across the community from the tourist sector to agriculture and the ICT to creative sectors.

## **8. Some challenges that may require to be addressed**

Some of the challenges to be addressed (and many of which were highlighted by the Covid-19 pandemic), include:

- Need to diversify the jobs' base so as to provide high-paid, high-quality, year round jobs  
For example, County Kerry is over-dependent on (i) Tourism (being responsible for more than 30% of the economy on the Dingle Peninsula; 20% of the county's economy and 10% nationally) and (ii) Agriculture, Forestry and Fishing (at c. 8% in the county vs 4% nationally). Conversely, the county is under-represented in sectors such as Professional, Scientific etc. (at 4% vs 6% nationally); ICT (at 2% vs 5.5% nationally); Finance, Insurance, Real Estate (at 2.5% vs 5% nationally); and Public Administration (3.7% vs 5% nationally).  
The over dependence of the Peninsula on tourism (at more than c. 30%) and the consequent need to diversify the jobs' base, so as to provide high-paid, high-quality, year round jobs
- Opportunities afforded by remote working  
As a result of Government policy and Covid-19, there are increasing opportunities for remote working both at home and in local hubs. If the facilities are provided, it should be relatively easy to increase the number of people working from home (in rural areas) and engaging as part of local hub networks – a new form of work in rural areas.
- Ageing population  
Nationally, the number of older people is growing. It should be noted that Dingle town, with an average age of 42.3 years (Kerry average is 40.6 years), has the fifth oldest population in Ireland and almost five years older than the national average. This issue should be specifically addressed in the LAP as there may be a need to ensure that local infrastructure, services and facilities can cater for that ageing population.

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<sup>2</sup> The international and national backdrops to policy development for the coming decade are based upon the following: (i) at European level, European Union Green Deal (2020) and EU Recovery Plan (2020) and (ii) at national level, the Irish Government's National Development Plan (Project Ireland 2040), Climate Action Plan (2019); July Jobs' Stimulus Plan (2020); Future Jobs Ireland, 2019 and the current consultation on Remote Working (Consultation), 2020.

- Housing

Providing suitable, reasonably-priced housing on the Dingle Peninsula is a challenge, particularly where over 35% of housing is holiday or second homes or used for AirBNB, thereby removing long-term rental properties from the market.

As is noted in the LAP, it is important that new housing is developed in settlements and not in rural areas.

- Transport/Mobility

In the [Energy Master Plan](#), it is noted that over 54% of the energy utilised on the Dingle Peninsula is for transport. This is due to the higher car ownership, the older age of cars and the dispersed nature of accommodation on the Peninsula requiring higher transport usage. Over 500 people travel from the Dingle Peninsula each day to work in Tralee and more work in Killarney/Killorglin. There is potential for far greater use of a newly-designed public transport network that supports the needs of areas, such as the Dingle Peninsula.

The importance of greenways, cycleways and blueways is critical for the future and these should be integrated into a county-wide network that facilitates greater use of such facilities. Excellent work is being done on this issue by Corcha Dhuibhne Greens and this should be specifically cited and supported in the LAP.

It was also noted that there was an enhanced experience for the local community and visitors alike from the removal of coaches from Sleah Head Drive during the summer of 2020 and consideration should be given, to including a condition, as part of the LAP. That would prohibit such coaches travelling beyond Dingle along the Sleah Head Drive.

## 9. **Specific comments on the detailed draft Local Area Plan**

There are some specific comments on the draft LAP and these are included in the attached submission.

## Background

### Executive Summary of the submission made to Kerry County Council on the Draft County Development Plan

The international and national backdrops to policy development for the coming decade are based upon the following:

- (i) at European level, [European Union Green Deal \(2020\)](#) and [EU Recovery Plan \(2020\)](#) and
- (ii) at national level, the Irish Government's [National Development Plan \(Project Ireland 2040\)](#), [Climate Action Plan \(2019\)](#); [July Jobs' Stimulus Plan \(2020\)](#); [Future Jobs Ireland, 2019](#) and the current consultation on [Remote Working \(Consultation\), 2020](#).

Kerry County Development Plan (2022-2028) and the Dingle Local Area Plan should take full cognisance of these policies and seek to avail of the opportunities and supports that will be provided both from the EU and from the Irish government to underpin these policies. There will be significant opportunities for business and job creation in the sectors covered by these policies and the Development Plan and Local Area Plan should seek to support those policies.

At a high level, some of the key issues will be based upon successfully addressing the following challenges:

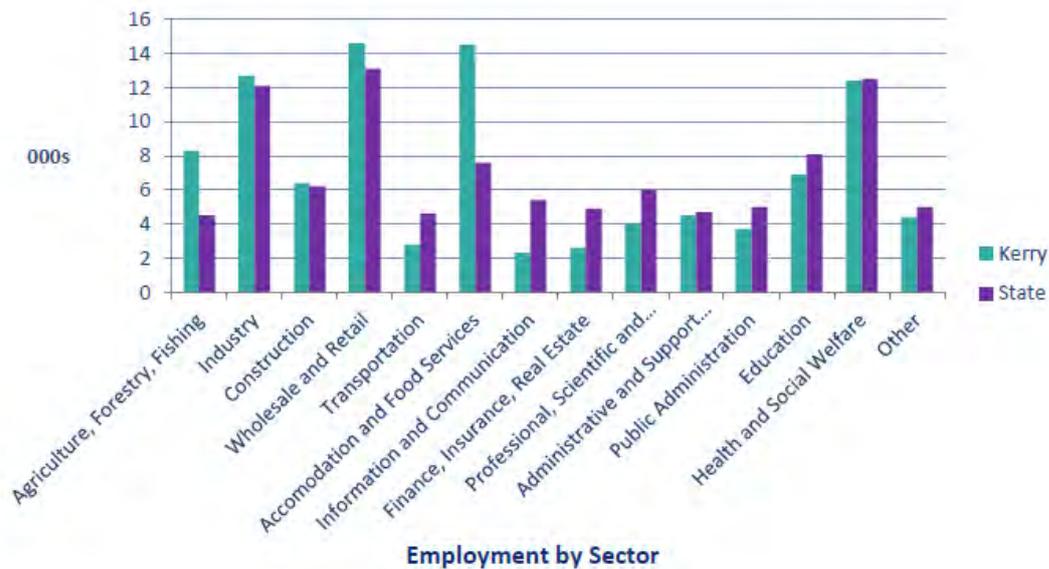
- (i) climate change, sustainability, biodiversity and the transition to zero carbon (by 2050); and
- (ii) availing of the opportunities provided by digitisation, including the opportunities for greater remote working from rural and peripheral areas.

Kerry County Council needs to position the County Development Plan as one that is aligned with both the EU and Irish Government policy aspirations and then seek to ensure that the Local Area Plans are also consistent with these policies, thereby making County Kerry an attractive location in which to live, work and study, while also ensuring that the county is an exemplar of what a sustainable future society looks like.

In the submission on the County Development Plan, it was recommended that to do this effectively, Kerry County Council should consider establishing a county-wide group to oversee the implementation of all the county-wide policies and initiatives and to ensure that they are consistent with the EU and national policies, as outlined above. The Council should commit significant resources to work in (and with) local communities across the county, so as to develop real engagement at local level in support of the twin initiatives and to assist communities in the transitions required.

For example, there will be a need for consistent local [Energy Master Plans](#) across the county (that include provision for the necessary electricity and other energy infrastructure), followed by significant initiatives to implement the Climate Action Plan within local communities. This will provide opportunities for 'green jobs' (in such areas as retrofitting buildings, installing heat pumps, local renewable energy generators, etc. and developing effective solutions to assist with the energy transition). It will also require an effective coordinated [Sustainable Mobility/Transport Policy](#) for County Kerry (including making provision for a modal shift to sustainable public transport, cycling and greater provision for electric vehicle infrastructure); a [Remote Working Policy](#) (linked with local digital hubs to provide new opportunities in local communities and attracting larger companies in main urban areas to support workers in local communities) is needed.

Looking at the current employment base in County Kerry (Fig 1: Employment by Sector), it is clear that County Kerry has an over-dependence on certain sectors and is under-represented in other sectors, many of which will be very important for ensuring sustainable development in the future.



For example, County Kerry is over-dependent on (i) Tourism (being responsible for 20% of the county’s economy vs 10 % nationally) and (ii) Agriculture, Forestry and Fishing (at c. 8% vs 4% nationally). Conversely, it is under-represented in sectors such as Professional, Scientific etc. (at 4% vs 6% nationally); ICT (at 2% vs 5.5% nationally); Finance, Insurance, Real Estate (at 2.5% vs 5% nationally); and Public Administration (3.7% vs 5% nationally).

The County Development Plan should identify the specific sectors in which County Kerry is going to seek to increase its presence and then produce Action Plans to ensure effective follow-up in developing and attracting the businesses and jobs in these areas. These sectors should specifically include the businesses involved in the ‘green economy’ and the ‘digital economy’.

The [Dingle Creativity and Innovation Hub](#) and the project ‘[Dingle Peninsula 2030](#)’ provide interesting insights that may be relevant to the wider county and may be helpful when considering the County Development Plan (2022-2028). Further details are provided below.

Comments<sup>3</sup>

A key document that is mentioned throughout the submission is the Dingle Peninsula Energy Master Plan -<https://www.marei.ie/wp-content/uploads/2020/06/Dingle-SEC-Energy-Master-Plan-February-2020.pdf>

This document contains both the current energy usage (based upon 2016 data) and what the implications are for the Dingle Peninsula if the Climate Action Plan (2019), Programme for Government, Our Shared Future (2020) and other policies are to be implemented.

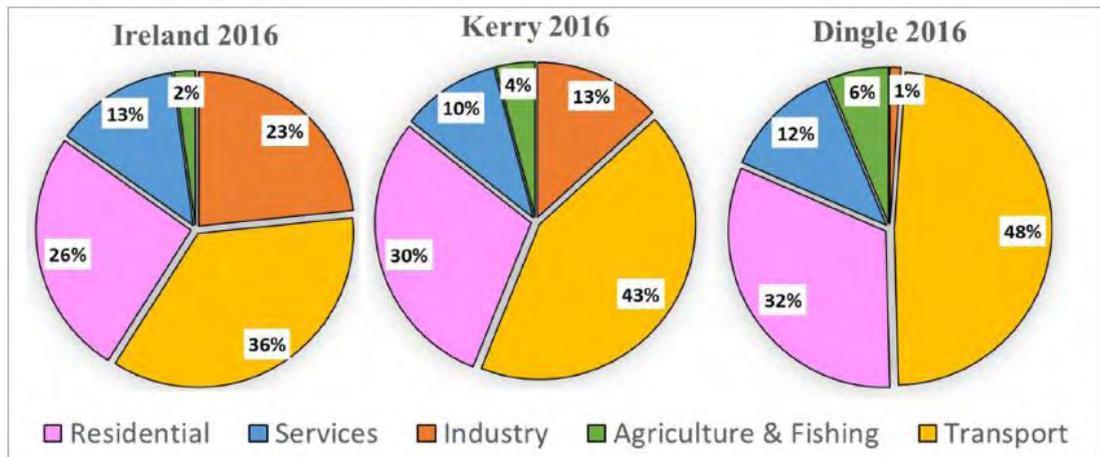


Figure 2 - Energy balance in 2016; Ireland, Co. Kerry and the Dingle Peninsula

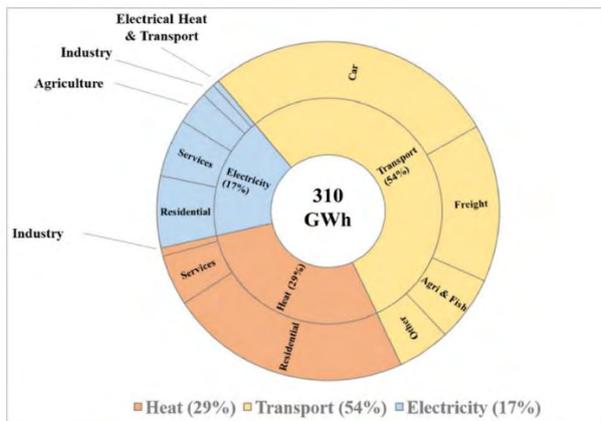


Figure 3 - The Dingle Peninsula's energy use by mode in 2016

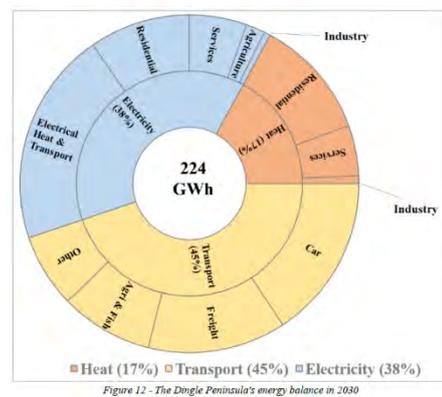


Figure 12 - The Dingle Peninsula's energy balance in 2030

Local Area Plan Requirements (p.6/7)

The Planning and Development Acts set out matters that must be included in a Local Area Plan. Consideration can only be given to matters that relate to the proper planning and sustainable development of the area so the underlined matters below are what are considered in this submission.

- Focus on identifying and meeting the needs of communities rather than development for development's sake

<sup>3</sup> Comments refer to the relevant page (in parenthesis) in the draft Local Area Plan and the quotations from the LAP are in *italics*

- Promote local economic development and employment growth by focusing on issues such as the creation of vibrant and dynamic town centres where local businesses thrive and the provision of low cost accommodation for start-up businesses.
- Integrate environmental considerations into local planning by addressing both the causes and the effects of climate change including flood risk, maximising bio-diversity and providing green infrastructure.
- Ensure adequate sufficient and appropriate provision is made for schools.
- Encourage smarter travel patterns through more compact, less sprawling and better structured urban areas and facilitating more sustainable and healthier travel habits such as walking, cycling and the use of public transport.
- Deliver high quality urban design that improves people's quality of life.
- The LAP must achieve balance between the needs and aspirations of the community with the requirements of the Planning Authority and the expectations of stakeholders.(p.7)
- MD plans will therefore need to augment the "integration" of climate action into planning policy – directly through policies and objectives that support climate action but also indirectly through spatial and physical planning (p.8)

#### Climate Change (p.8)

*It is the policy of the Council to ensure that all relevant guidance documents are adhered to in relation to climate change.*

This statement that the Council is committed to addressing climate change is noted but it is not clear how compliance can be measured if there is no quantitative data utilised for energy usage etc.

*Underpinning national policy on climate change is the National Transition Objective - the goal of achieving a "low carbon, climate resilient and environmentally sustainable economy by the end of the year 2050". The key challenge is to integrate (or mainstream) the National Transition Objective into all levels of national, regional and local decision-making. This is envisaged by the parallel national dual strategies of mitigation - of greenhouse gas emissions (GHG), and adaptation - to the impacts of climate change. It is noted that "any reference to development in this plan should be considered to refer to 'sustainable development'".*

*Kerry County Council's vision is to fulfil a leadership role in assessing and responding to impacts of climate change, be fully engaged with the risks and opportunities of a changing climate and build a resilient future for and together with the communities of County Kerry. (KCC Climate Adaptation Strategy, 2019)*

While welcoming these commitments, it is not apparent from the draft LAP, how these commitments are to be met. The LAP would benefit by greater clarity on these issues.

*MD plans will therefore need to augment the "integration" of climate action into planning policy – directly through policies and objectives that support climate action but also indirectly through spatial and physical planning. The latter needs to dictate a vision for the future development of the LAP area that for example supports local transport initiatives; provision of green infrastructure; appropriate zoning/development of lands in urban cores and addressing of flooding issues.(p.8)*

This is a welcome statement but it does not appear to be clearly carried through to the LAP, particularly in the specific objectives.

As a minimum, the county and each local area should have an Energy Master Plan (with good quality data and targets for the area based on the Climate Action Plan and Programme for Government) and there should be a County Sustainable Transport/Mobility Strategy.

Strategic Vision and Development Strategy (p.12)

*The Electoral Area Local Area Plan is guided by the National Strategic Outcomes of the NPF, including the following Shared Goals (p.12)*

Compact Growth: *Creating more attractive places in which people can live and work through managing the sustainable growth of compact towns and villages.*

- Enhanced Regional Accessibility: *Enhancing accessibility between key urban centres of population and their regions.*
- High-Quality International Connectivity: *Improving access to our ports and airports.*
- A Strong Economy, supported by Enterprise, Innovation and Skills: *Building regional economic drivers and by supporting opportunities to diversify and strengthen the rural economy, to leverage the potential of places.*
- Strengthened Rural Economies and Communities: *Strengthening rural areas to play a key role in defining our identity, in driving our economy and our high quality environment.*
- Enhanced Amenities and Heritage: *Ensuring that our towns and villages are attractive and can offer a good quality of life. Investing in well-designed public realm, which includes public spaces, parks and streets, as well as recreational infrastructure. Providing amenities in rural areas, such as national and forest parks, activity-based tourism and trails such as greenways, blueways and peatways.*
- Sustainable Mobility: *As part of the national climate mitigation plan support the use of electric vehicles and smarter travel initiatives in the Electoral Area.*
- A Sustainable Management of Water, Waste and other Environmental Resources: *Conserving and enhancing the quality of these resources will also become more important in a crowded and competitive world as well as our capacity to create beneficial uses from products previously considered as waste, creating circular economic benefits*
- Access to Quality Childcare, Education and Health Services: *Good access to a range of quality education and health services, relative to the scale of a region, city, town, neighbourhood or community is a defining characteristic of attractive, successful and competitive places. Compact, smart growth in urban areas and strong and stable rural communities will enable the enhanced and effective provision of a range of accessible services.*
- Transition to a Low Carbon and Climate Resilient Society: *The National Climate Policy Position establishes the national objective of achieving transition to a competitive, low carbon, climate-resilient and environmentally sustainable economy by 2050.*

This submission will focus mainly on those sections underlined above.

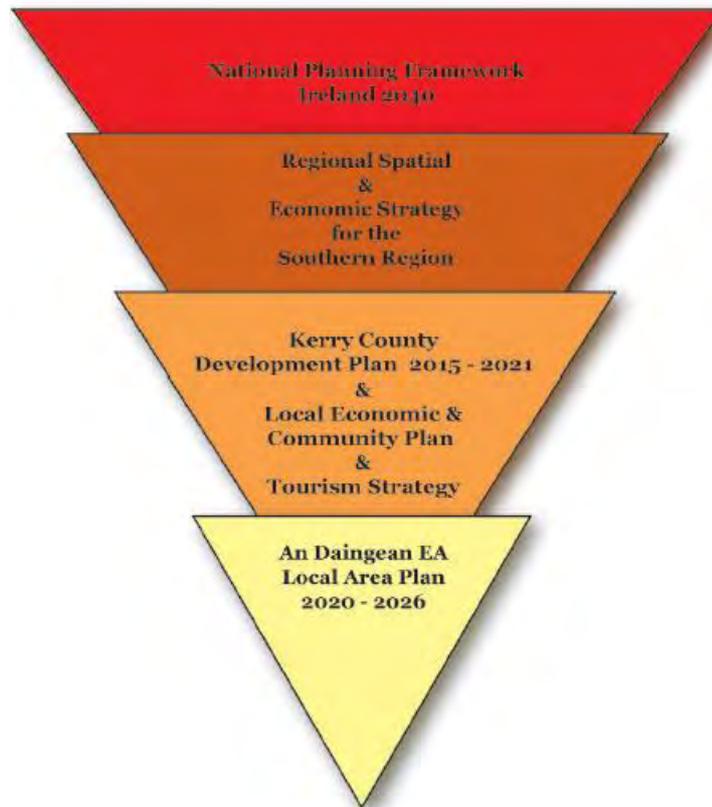


Figure 2.1:  
Diagrammatic flow chart illustrating the hierarchical relationship between land-use, spatial and economic plans .

To achieve the stated objectives of Kerry County Council, it is recommended that the Local Area Plan should be accompanied by:

- An Energy Master Plan for the Area that is integrated into a county-wide Energy Master Plan
- A Sustainable Transport/Mobility Strategy for the area that is integrated into a county-wide Sustainable Transport/Mobility Strategy – and incorporates public transport, private transport, cycleways, walking, etc.
- A Community Engagement process, to underpin and support the commitment by KCC (p.8): *‘to pursue an active role in public awareness, engagement and motivation to act in relation to the challenges and opportunities presented by climate change.*
- A Future Land Use Plan, outlining how the land use may require to change to accommodate the policy requirements.

All of these documents should reflect how the targets set out in the [Climate Action Plan \(2019\)](#) and the [Programme for Government, Our Shared Future \(2020\)](#) can be achieved through the LAP.

The draft LAP is a significant document and, to ensure local community engagement and ownership of the final LAP, it is very important that the community is engaged in the process. Publishing the draft LAP and holding one webinar, is not real engagement and that process needs to be improved significantly.

### Strategic Issues (p.15)

The key strategic issues for the Electoral Area are outlined and some of them are particularly welcome and relevant to this submission.

- *The reinforcement of the social and economic strength of the area by building critical mass of population and jobs in the designated towns and villages.*
- *The further development and expansion of the Dingle Creativity and Innovation hub focusing on entrepreneurship.*
- *The promotion of the sustainable development of the area's agricultural and aquaculture communities and other traditional rural based economic activity while simultaneously fostering sustainable economic diversification and development in rural areas.*
- *The promotion and use of alternative energy use within the area for domestic and commercial developments.*
- *To build a sustainable tourism future that maximises and diversifies the tourism product to the highest standard particularly into non-traditional areas and extends the tourist season taking particular care of the natural and built environment.*
- *The development of the technological capacity within the area through supporting the rollout of broadband and telecommunications, infrastructure, facilitating the development of digital hubs and the establishment of start-up enterprise space in existing unoccupied buildings.*
- *The establishment of the region as a potential destination for Foreign Direct Investment, through building on Dingle / Daingean Uí Chúis regional strengths and through a focussed marketing campaign in collaboration with state agencies and existing businesses in the area.*
- *That climate change adaptation considerations be mainstreamed and integrated successfully into all functions and activities of the local authority and the wider community ensuring operational protocols, procedures and policies implement an appropriate response in addressing the diversity of impacts associated with climate change*
- *To conserve, manage and where possible enhance the area's natural heritage including habitats, species, landscapes and geological heritage and to promote increased understanding and awareness of the natural heritage in the area*

### Overall Development Strategy (p.16/17)

*Emphasis will be on the growth of the main settlements of Dingle / Daingean Uí Chúis, Milltown, Furies and Castlemaine and as principal locations for future investment in housing, employment, infrastructure, social and community facilities. (The development of other village settlements in the plan area is restricted in the short to medium term due to absence of adequate wastewater infrastructure and plans for capital investment. In established settlements where suitable lands exist, lands have been identified for long-term residential use, R4). (p.16)*

The commitment by KCC is noted and welcome.

*Kerry County Council will promote the role of the town/village centre as the preferred location for future residential and retail development. In line with this, priority will be given to the regeneration and renewal of the Municipal District's towns, villages and rural nodes, in order to support vibrant and strengthened communities, and drivers of economic growth.*

*The provision of housing and zoning of lands is dependent on capital expenditure and infrastructure or plans for same, hence the concentration of zoned lands in the regional and district towns. (p.17)*

*Its intrinsic qualities, including social, recreational, cultural and environmental assets, combined with high quality employment opportunities will provide a unique location and quality of life for the residents and visitors. (p.17)*

*Easy access to high quality broadband is available in all areas facilitating homeworking and development of co-working Hubs. (p.17)*

The acknowledgement by KCC of the importance of broadband is noted and welcome.

*The provision of adequate water and wastewater infrastructure will facilitate the sustainable development of villages without adverse impact on the environment.*

While infrastructure is mentioned throughout the LAP, it usually refers to roads, water and waste water infrastructure. The references to energy, electricity and renewable energy infrastructure (including renewable energy generation, community energy, electricity, electric vehicle charging, etc.) are notable and should be remedied, as they will be critical for the future, particularly to the implementation of the Climate Action Plan and Programme for Government.

Consideration should be given to changing the objective (p.17) that *'The tourism product is fully nurtured and enabled to realise its maximum potential'* to *'The tourism product is fully nurtured and enabled to realise its optimal potential'* as maximising tourism potential would likely lead to conflict with other objectives in the Plan, such as recognising the importance of sustainable development and high quality of life for local residents, having suitable, affordable, long-term rental accommodation available for residents of the Peninsula, developing a diversified jobs' base, etc.

*The infrastructure, environment and the coordinated support of all actors for the creation of employment opportunities, particularly in indigenous creative and knowledge-based industries, will be a priority underpinning the future development of the area.*

#### Overall Strategic Development Objectives (p.18)

Overall, these objectives are welcome but:

- (i) there is a need to address the implications of the Climate Action Plan in the Strategic Development Objectives, as it is not clear that they have been adequately considered, at sufficient level of granularity (in areas such as renewable energy infrastructure, sustainable transport and mobility, in addition to settlement patterns etc.);
- (ii) there is a need to clarify a vision for the type of jobs that might be best suited for the Dingle Peninsula; and
- (iii) as tourism is the dominant industry on the Dingle Peninsula, there is a need to widen the jobs' base so as to make the Peninsula more attractive for other sustainable businesses that will, if successful, enhance the sustainable year round tourism sector.

The [Dingle Creativity and Innovation Hub](#) has outlined its objectives and they are relevant to the Local Area Plan, so it may be worth considering them into the LAP.



## What we're looking to achieve

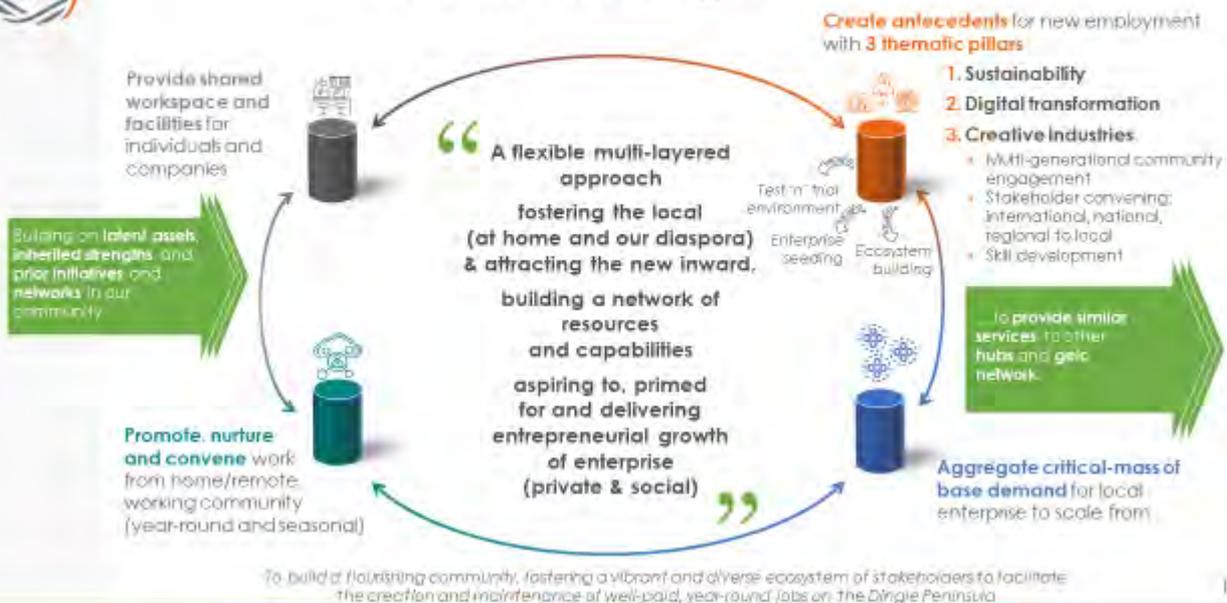
“ To build a flourishing community, fostering a vibrant and diverse ecosystem of stakeholders to facilitate the creation and maintenance of well-paid, year-round jobs on the Dingle Peninsula ”



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## How we're doing it



11

The Dingle Hub has three thematic pillars, which it sees as offering potential opportunities for job creation on the Dingle Peninsula:

- Sustainability
- Digital Transformation
- Creative Industries

To complement the Dingle Hub, there is an initiative, [Dingle Peninsula 2030](#), to support the transition to a low carbon society by 2030 and to help address the biodiversity challenge.

The Local Area Plan should seek to develop a vision for the local area that is challenging but realistic and can help secure the sustainable development of the area. It should also specifically address the requirements to comply with the Climate Action Plan, as these do not appear to be clearly addressed.

The issue of the impact of the Climate Action Plan on agriculture practices and land use needs to be addressed in the LAP.

The LAP should also reference and support the Dairy Farmers' Sustainable Energy Community and the Energy Master Plan which they are about to undertake and, ultimately, the actions that will arise from that.

OS-02 (p.18) states as follows:

*Prioritise the regeneration and renewal of the towns, villages and rural nodes in the An Daingean EA LAP area in order to support vibrant and strengthened communities and drivers of economic growth.*

This objective is welcome but the implications of the Climate Action Plan should also be considered in the Strategic Development Objectives, as it is not clear that they have been adequately considered. For example, the importance of generating and using local renewable energy and enhancing local food supply chains should be more clearly articulated.

OS-05 (p.18) states as follows:

*Provide for the development of the area in a manner which is environmentally sustainable and protects its social, cultural, linguistic, environmental and economic assets for future generations.*

This objective is welcome but the implications of the Climate Action Plan should also be considered in the Strategic Development Objectives, as it is not clear that they have been considered.

OS-06 (p.18) *Facilitate the development of local employment opportunities in locations compatible with surrounding uses. (p.19)*

This objective should be amended to '*Facilitate the development of diversified local employment opportunities in locations compatible with surrounding uses.*'

OS-07 (p.18) *Promote the sustainable development of tourism in appropriate locations while protecting the underlying environmental attributes and resources in the area, upon which much of the tourist industry is based (p.19)*

[Dingle Peninsula Tourism Alliance](#) has not been referenced in the LAP and this body is working closely with Dingle Hub/SEC to encourage its members to consider and implement environmentally sustainable practices. For example, a webinar in May 2020 focused on low carbon tourism businesses and provided practical information for implementation of this.

There is a potential for some conflict between promoting '*the sustainable development of tourism in appropriate locations while protecting the underlying environmental attributes and resources in the area*'. It is important that tourism development on the Dingle Peninsula is balanced and sustainable; does not damage the local environment; and does not crowd out other sustainable developments on the Peninsula. It should support a diversified job base on the Peninsula that provides all-year, high quality jobs that support the local community; allow for a high quality of life for local residents; and have available suitable, affordable, accommodation (including long-term rental accommodation) for residents of the Peninsula.

### Population and Housing (p.18/19)

The statement (p.18) that a significant number of rural developments (one-off housing) has taken place does not distinguish between the construction of primary residential homes or holiday homes and that is an important consideration on the Dingle Peninsula.

*Over the corresponding census period from 2011 to 2016 a significant number of rural developments in the form of one-off rural housing has taken place.*

*385 additional points have been added in this seven-year period ..... Of these 78% are located in the rural area of the Electoral Area, that is, outside of the development boundary of the settlements in the plan area.*

The conclusions drawn in the draft Local Area Plan are welcome and supportive of the Climate Action Plan.

*This pattern of development outside of existing settlements will continue to weaken the attractiveness of these towns and villages to inward investment, future jobs and services. Conversely unsustainable patterns of high rates of development in rural areas can result in excessive car based commuting patterns in order to access employment, shops and other services and places greater demands on uneconomical infrastructure development and the need for other services outside of the main settlement areas. In addition, this settlement pattern is at variance with climate action policy which seeks to consolidate urban settlements.*

This is critical to the future sustainable development of the Peninsula, particularly in respect of Climate Action and this statement is noted: *“This settlement pattern is at variance with climate action policy which seeks to consolidate urban settlements”.*

#### 2.2.1 Strengthening the Urban Structure (p.20)

*In accordance with the settlement hierarchy of the Kerry County Development Plan, designated towns and villages need to ensure they retain their service centre function and develop sustainably as attractive places to live, work and visit. Section 2.2.1 of the County Plan outlines the strategic aims of the core strategy which include the following:*

- *Support the achievement of more sustainable towns and villages appropriate to the scale of the settlement and its position in the settlement hierarchy.*
- *Support the creation of a compact urban form in all settlements.*
- *Consolidate population growth and employment in areas best served by public infrastructure and transport.*
- *Promote and support the integration of land use and transport while encouraging a modal shift to greater use of sustainable modes of transport including public transport, walking and cycling.*

These statements are noted and welcome and should be part of the final LAP. In addition, the energy requirements and transport/mobility requirements for the Peninsula should be identified and specifically integrated into the Local Area Plan.

#### 2.2.2 Priorities of the Electoral Area Local Area Plan (p.20/21)

*In order to achieve the strategic aims of the Kerry County Development Plan (2015-2021,) outlined above, this Local Area Plan focuses on:*

*1. Ensuring that the area of zoned residential land use in towns and village settlements in the Municipal District facilitates the population targets as set out in the County Development Plan's Core Strategy and to allow for the long term proper planning and sustainable development of these settlements, particularly where significant infrastructural investments have been/will be made.*

*2. Ensuring that developments meet the diverse housing needs of the existing and future population in order to sustain vibrant, socially balanced communities – places people will want to live now and into the future.*

*3. Encouraging re-development and renewal of town and village cores through various regeneration and renovation measures rather than continual expansion and sprawl of settlements out into the countryside.*

*A target of at least 30% of new housing should be delivered within the existing built up town boundaries of Dingle / Daingean Uí Chúis, Castlemaine, Firies and Milltown on infill and or brownfield sites. The achievement of the above will necessitate the building of a critical population mass in these settlements relative to their size.*

Focusing on the development of the towns and villages makes very good sense not only from a planning perspective but also from the social and economic perspectives. As people live longer and require more access to social and healthcare as they grow older, having people live within or adjacent to communities (in towns and villages) can ensure that the necessary social and healthcare can continue to be provided in a timely, efficient and cost-effective manner.

Nationally, the number of older people<sup>4</sup> is growing. It should be noted that Dingle town, with an average age of [42.3 years](#) (Kerry average is 40.6 years), has the fifth oldest population Ireland and almost five years older than the national average. This issue should be specifically addressed in the LAP as there may be a need to ensure that local services and facilities can cater for that ageing population. There may also be a requirement for smaller houses that may be suitable for older people who may wish to move in from the more rural areas to towns and villages or settlements.

These aims for the LAP, as outlined in this section, are good but they are not sufficient.

There is a need to consider what the future society will look like as a sustainable, low carbon society, with a high-paying, good-quality, all-year jobs and a diversified jobs' base. This will entail addressing (as part of the infrastructure and other needs) such issues as follows:

- (i) Houses of the future will be required to be heated by some form of renewable energy source and the Climate Action Plan has indicated that air-sourced heat pumps will be the likely source for individual houses but there may also be some form of community heating systems in towns and villages.  
To comply with the Government's Climate Action Plan, the [Dingle Peninsula Energy Master Plan](#) recommends that over 70% of home heating on the Dingle Peninsula will be required (by 2030) to be from heat pumps or equivalent.  
This issue should be considered in the LAP.
- (ii) There is a growing trend towards the generation of electricity from renewable sources by local householders, farmers and other owners of premises (e.g utilising solar panels and/or wind, and associated batteries). [SEAI](#) provides grants to

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<sup>4</sup> [65 years and over](#): This age group saw the largest increase in population since 2011, rising by 102,174 to 637,567, a rise of 19.1%. Over half a million or 577,171 in this older age group lived in private households, an increase of 19.6%, while those in nursing homes increased by 1,960 to 22,762.

support this and this requirement for changes to renewable energy will have to increase over time if the targets in the Climate Action Plan are to be achieved. Rather than encouraging and facilitating each individual householder to undertake the upgrading of their own premises, there are many benefits to be gained by forming local energy cooperatives and sharing the infrastructure and the upgrading costs. There are also possibilities for generating ongoing revenues to local people through providing local energy coops and/or virtual power plans and other options.

- (iii) Transport and mobility will migrate towards greater use of electricity and/or biofuels/hydrogen or other low/zero carbon sources and, over time, the fossil fuels will be totally phased out. The infrastructure for this new form of transport needs to be accommodated in the LAP and it needs to be provided in advance of demand, so as to facilitate the transition.
- (iv) The issue of transport and mobility should be addressed by publishing a Local Area Transport/Mobility Strategy (aligned with a County Transport/Mobility Strategy) that addresses transport and mobility needs for the future.  
For example, currently from the Dingle Peninsula, more than 500 people travel daily to/from Tralee to work and they do not utilise the public transport. Work is underway by [Dingle Peninsula 2030](#) to address that but it should be addressed as part of a Transport/Mobility Strategy.
- (v) To support the transition to low carbon, enhanced electricity infrastructure will be required at local, county and national levels. If required in the Local Area (as is likely), provision should be made for that in the LAP.

#### 2.2.2.1 Building Critical Mass (P.20)

*The newly-adopted regional guidelines emphasise the importance of building critical mass and compact growth in line with the national strategic outcomes and investment priorities of the National Planning Framework.*

*Dingle LEA has the lowest existing population of all the Electoral areas/Municipal Districts, however significant potential exists for population growth within the settlements in line with the core strategy outlined in section 3.1.3 of the Kerry County Development Plan 2015-2021.*

*The distribution of the population targets within the Municipal District reflects the need to focus development into the principal towns of the region - Dingle / Daingean Uí Chúis, Milltown, Castlemaine and Furies in order to create the critical mass necessary to support the existing level of services and to generate demand for new services commensurate with the functions of each settlement*

This approach is a sensible approach and the focus on building critical mass in settlements is important.

#### Long-term Planning (p.21)

*Non-statutory masterplans will be required to provide an overall vision/site analysis for residentially zoned land-banks. This is to ensure future development integrates in a coherent and sustainable manner and avoids haphazard piecemeal development on a field by field basis. Existing and potential access routes should be preserved to ensure ease of movement particularly for pedestrians and cyclists.*

Cognisance should be taken of the energy and transport/mobility needs to address the Climate Action Plan within the Local Area Plan. Also, the future of agriculture and land use should also be included.

### Areas of Employment (p.22)

*In the majority of the urban centres, the greatest number of jobs are in the broad sector of distributive services, which includes the wholesale and retail trade as well as hotels and restaurants.*

The dependency of County Kerry on tourism is approx. 20% of the economy (worth c. €1billion per annum to the county). This is approximately twice the national average dependency on these sectors. The Dingle LEA has an even higher dependency on tourism. While this brings significant benefits to both Dingle LEA and County Kerry, it may also mitigate against other year-round, high-paying jobs being created on the Peninsula. The significant dependency on one sector, such as tourism, has highlighted the vulnerability of this strategy and merits consideration by the local community, as part of the LAP process.

### Dingle Creativity and Innovation Hub (p.23)

The roles played by Dingle Creativity and Innovation Hub and the Údarás na Gaeltachta Hub are acknowledged and there is clearly potential to link these hubs more and then develop new complimentary hubs in others villages such as Annascaul, Inch, Cloghane, Castlegregory and Milltown, thereby providing a network of Hub participants across the Peninsula.

It is also noted that approx. 500 workers leave the Dingle Peninsula each day and travel (in individual cars) to Tralee for work. Discussions are underway with Bus Éireann and Local Link Kerry to see if a percentage of these people could be facilitated in a modal shift to public transport. This is going to be important in addressing the challenges posed by decarbonising transport.

### Importance of Tourism (p. 24/25)

While the importance of tourism to County Kerry and the Dingle Peninsula is acknowledged and the key role of the [Dingle Peninsula Tourism Alliance](#) is very much appreciated, there would be benefits in reviewing the balance between 'growing the tourism product' and ensuring the sustainability of tourism in the broader societal context 'that emphasises the significance of taking particular care of the natural and built environment and one that also supports and nurtures the cultural and linguistic heritage in such a way that these elements continue to prosper in a sustainable manner'.

The Kerry County Tourism Strategy 'Tourism Strategy and Action Plan (2016)' is noted and welcome, as is the *Dingle Peninsula Visitor Experience Development Plan (Draft 2019)*.

### Wild Atlantic Way – Traffic and Visitor Management (p.26)

*Kerry County Council and Failte Ireland have identified the need to improve traffic and visitor management along the Wild Atlantic Way in Dingle and Sleah Head - with traffic congestion and safety concerns arising particularly during the peak summer months.*

This issue has been mentioned over many years by the [Dingle Peninsula Tourism Alliance](#) and it is very important for the quality of life on the Peninsula.

### WAW-01 (p. 26)

*Address traffic and visitor management issues along the Wild Atlantic Way in a sustainable manner, having regard to environmental sensitivities and designations in the area.*

Covid-19 demonstrated how the absence of coaches on the Sleah Head Drive enhanced to tourism experience for tourists (including cyclists and walkers) while also enhancing the quality of life for local residents, due to reduced congestion, noise and traffic. The LAP should consider prohibiting coaches

on the Sleah Head Drive and limiting access to smaller buses (which would preferably be electric, as these vehicles begin to become available.)

#### WAW-05 (p.27)

*Facilitate improvement of pedestrian/cycling infrastructure along the Wild Atlantic Way including the provision of a footbridge for pedestrian access at Milltown Bridge in Dingle.*

The construction of more integrated cycleways and greenways on the Dingle Peninsula (including around the Sleah Head Drive) would significantly enhance the quality of life on the Peninsula.

*It is important that due environmental consideration is given when providing for new routes/heritage trails/greenways/cycleways or intensifying the use of less established routes. The preservation and strengthening of existing amenity trails infrastructure is supported by this plan.*

#### Holiday homes/Second Homes (p.27/28)

*The entire County but in particular the Dingle Peninsula has experienced extreme pressure for holiday or second homes in recent years, particularly in visually sensitive landscapes. It is clear from the 2016 Census that the level of holiday homes in some areas far exceeds the local indigenous population. The overall result of this sporadic one-off development is an incremental deterioration of the visual landscape and in some cases, wider environmental qualities.*

#### Holiday homes/Airbnb (p.66)

*Dingle / Daingean Uí Chúis has experienced significant demand for holiday home developments within the town in recent years. It is estimated that more than one third of all dwelling units in the town are either holiday homes or second homes. There are currently c.180 units listed on Airbnb.*

*There are a large number of units used for holiday, rental and short-term leasing. Some estates are entirely for holiday homes which are idle for a large proportion of the year which militates against the creation of viable communities and results in unaffordable accommodation for locals or semi-permanent residents. Many of these holiday home developments were constructed with the benefit of incentivised taxation schemes.*

Of the 1,209 houses on the Peninsula, only 62% of them are permanently occupied.

From the Dingle Peninsula Energy Master Plan, holiday/second homes count for more than 26% of houses on the Dingle Peninsula (much higher than the national average). There are likely to be particular challenges in upgrading these homes to the required standards of energy efficiency and use of renewable energy, as the owners do not live permanently in the houses.

*It is noted in the draft LAP that 'holiday developments shall be concentrated in to existing towns, villages and settlements, thereby minimising the impact on the open landscape.... As outlined in section 3.3.4 of the County Development Plan, one-of holiday / second homes will generally not be permitted in rural areas.'*

This commitment is noted and welcome.

#### Infrastructure (p.28-30)

While the references to water (and wastewater) and roads infrastructure are noted and are important, there is limited reference in this section to either renewable energy/electricity infrastructure or sustainable transport/mobility infrastructure (including the provision of adequate cycleways and

greenways), all of which are critical for long-term sustainable development and transition to low carbon. These issues should be addressed in the LAP and there should be specific objectives included in the Plan.

Provision of suitable parking, water, toilet facilities and electric vehicle charging at beaches and other attractions should be included in the objectives for the infrastructure provision.

Consideration should be given to including community-based (and owned) energy infrastructure, such as solar, wind, anaerobic digestion, battery storage, hydro etc. along with community heating projects (based on renewable energy), where possible, in settlements. This is best done by having a plan-led as opposed to developer-led approach and the LAP should address these issues.

#### D-CI-01/02 (p.30)

*Facilitate the interconnection of existing and proposed cycle paths and greenways throughout the county in a sustainable manner and at appropriate locations.*

*Promote a more cycle friendly environment through the sustainable provision of improved cycling infrastructure at appropriate locations. Development in urban areas shall have regard to the 'National Cycling Manual' (National Transport Authority, June 2011.)*

The importance of greenways, cycleways and blueways (integrated into a county-wide network that facilitates greater use of such facilities) is critical for the future but, to be more specific with projects, consideration might be given to elaborating on particular plans for such cycleways and cycling infrastructure, in the same manner that details are provided for road infrastructure.

Excellent work is being done on this issue by Corcha Dhuibhne Greens and the specific projects mentioned by them should be referenced and supported in the LAP.

#### D-RI-02 (p.29)

*Facilitate the sustainable provision of EV charging points and infrastructure, in all new commercial and residential developments.*

This proposal may be very challenging, if not impossible to implement, if the electricity infrastructure is not adequate, particularly in more remote areas. There should be a plan-led approach to this and it should be agreed with ESB Networks. There will also be a need to provide such EV charging facilities in remote areas where tourists visit and there are many new funding mechanisms coming on stream for this work. It should be included as a specific objective in the LAP.

#### Anaerobic-Biogesters/Biomass (p.30)

*Kerry County Council will facilitate the sustainable development of this method of renewable energy, in appropriate locations.*

#### D-RE -01

*Promote and facilitate the development of anaerobic bio/digesters and other methods of renewable energy, at appropriate locations.*

This support is welcome and it would be preferable for Kerry County Council, working with the local community, to take a plan-led (county-wide and local area) approach as opposed to a developer-led approach in each area.

### Broadband (p.30)

*The countywide availability of high-speed broadband is a vital infrastructural requirement to ensure the continued economic and social development of the County.*

This statement is noted and the importance of high-quality and reliable broadband availability cannot be over-estimated. By linking the home/business availability with 1GB/s fibre availability in Hubs, there is a greater likelihood that rural areas can prosper in the future.

For resilience and security, the fibre should be run in ducts (underground) and not across poles (as it currently is) from Camp to the tip of the Peninsula. Failure to do this will result in long-term problems.

To underpin the commitment to becoming a 'smart' region, including a Smart Farming and Water and Environmental Monitoring initiative, there is a requirement to harness the role of ICT and Internet of Things to develop remote, real-time monitoring of water and environmental quality across the region. Significant investment is required in ICT in rural regions, including for Smart Farming. While the provision of adequate broadband is very important, it should be complemented by a public open low-power wide area network (or similar) such as exists in a pilot project on the [Dingle Peninsula](#), where it supports Smart Farming, Water and Environmental Monitoring and Internet of Things (IoT) use cases.

It is recommended that this proposal be included as a specific objective in the LAP.

### Town and Village Renewal (p.34)

*Objectives have also been included throughout the plan to improve movement through the towns and villages. This will be achieved through the enhancement of pedestrian infrastructure and the development of amenity spaces for residents and visitors to pass through, relax and play in. Recognising and promoting urban green and blue spaces and other areas of biodiversity value within urban settings is also promoted. Links between green and blue infrastructure to health and well-being are also acknowledged and promoted in the plan.*

This statement is noted and supported and it is recommended that some other issues should also be considered for inclusion, such as the following:

- (i) installation of low-power public lighting that is activated by movement;
- (ii) wild meadows to support biodiversity;
- (iii) traffic calming measures and pedestrianisation, to facilitate older people and disabled people; and
- (iv) suitable public seating and other street furniture.

### Arts, Heritage and Culture (p.37)

*The arts and heritage in this area are vibrant, rich in content, in history and in potential. The local authority will ensure that this potential is maximised to ensure that arts/heritage will play a central role in the development of the town and villages of the MD area.*

### Objective: D-AHC-1 (p.37)

*Work in partnership with the education sector, communities and other agencies to develop creativity and cultural hubs in key locations in An Daingean EA where possible.*

#### Objective: D-AHC-2

*Protect the linguistic and cultural heritage of the Gaeltacht, including the promotion of Irish as the community language.*

*Udarás na Gaeltachta works closely with community groups to administer community employment schemes, support youth clubs and community enterprise schemes. It offers incentives and supports to businesses to start, develop or locate a business in the Gaeltacht area. It provides gteic/hubs that include hot desk and shared space facilities for remote workers and eworkers in addition to fully equipped office spaces and incubation units with high speed internet access to facilitate innovation and concept development.*

The statements and associated objectives are supported and they are important to realising the vision of the Dingle Hub.

#### Social infrastructure/ Community Development (p.39)

##### Objective D-SC-1

*Work in partnership with the health/education sector, communities and other agencies to develop facilities in key locations, where possible.*

This objective is supported and there is a requirement for a community centre in Dingle town, as there is no such facility for community activities, including youth activities. This should be a specific objective.

#### Age Friendly Communities; Older People (p.40)

*Kerry has an aging population and is likely that the population over 80 will quadruple by 2040. As people get older, they are likely to have increasingly complex healthcare needs, with a requirement for services and facilities to support provision of suitable and necessary care. 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.*

This commitment by KCC is welcome but it is not clear how it is proposed to honour the commitment, particularly for those people living in remote areas. As part of the transition to low carbon, the houses of these people will be required to be upgraded and this should assist in raising the quality of life for the residents.

The 'social living concept' from the [Re-imagine Workshop](#) and [NEWKD's](#) participation in the EU [Smart Village portal](#) should be referenced here to assist in progressing this initiative.

#### Dingle Peninsula 2030 (p.40)

*This is an initiative for a more environmentally and economically sustainable future on the Dingle Peninsula. The goal is the transition of the peninsula into a low-carbon society.*

The statement explaining what [Dingle Peninsula 2030](#) initiative includes is welcome and it may be appropriate to include an objective that the LAP would support the vision of the initiative and the specific projects underway as part of this.

#### Rural Area Types (p.40)

*The current level and pattern of development in some rural parts of the An Daingean EA is unsustainable. The cumulative impact of development in the countryside has the potential to reduce*

*its value as a regional asset by damaging the landscape, water quality, biodiversity interests and to create additional and unnecessary problems for the supply of infrastructure and services and to increase car dependency and high energy use. This settlement pattern is also at variance with mitigation and adaptation to climate change which seeks to reduce energy use, transport requirements and disturbance of greenfield sites.*

This statement is noted and it highlights the impact on higher car dependency and energy use.

#### Cycle Paths/ Walkways/ Greenways/Blueways (p.41)

*Considerable potential exists for the sustainable development of greenways through the plan area, thereby connecting the towns and villages to the wider area. The development of a Greenway along the old railway line between Tralee and Dingle is an objective of this local area plan and is in accordance with objective RD-28 of the Kerry County Development Plan 2015-2021.*

*... Kerry County council will facilitate the route selection, design and environmental assessment of a Looped Cycle/walkway between An Clochan and Dingle / Daingean Uí Chúis in a sustainable manner.*

The commitment to building Cycle Paths, Walkways, Greenways and Blueways and the objectives (D-AI-01 to D-AI-10) is noted and welcome.

#### Remote-Working (p.44)

*The Council considers it vital to maximise the opportunities afforded for remote-based working by developing infrastructure and technology. Broadband internet access can contribute significantly to the local economy, by allowing access to new markets that provide new economic opportunities and encourage the spread of entrepreneurial activity and ideas. Of particular relevance to west Kerry, it offers opportunities for maintaining population in the area. Remote working can also be beneficial in reducing the need to travel. Remote working is encouraged by Kerry County Council subject to it not affecting the residential amenities of adjacent properties and being in accordance with the proper planning and sustainable development of the area.*

*Remote working within Hubs will be prioritised by Kerry County Council as this is beneficial to the economic development of the smaller villages and nodes*

This commitment by Kerry County Council is noted and welcome and it would benefit by listing an accompanying objective in the LAP.

#### Dingle Hubs (p.70)

*Dingle Creativity and Innovation Hub is a unique community development partnership between Kerry County Council, Údarás na Gaeltachta, Net Feasa and the Dingle Business Chamber and is based in Cuilin Business Park. These co-working spaces/hubs offer significant opportunities for indigenous start-ups or for individuals to relocate.*

The statement is noted and welcome and it would be good to see the support included in specific objectives.

#### Objective: D-SIA-2 (p.70)

*Support the Dingle Energy Masterplan, the Dairy Farmer Energy Master Plan and the Hotmap Project subject to the environmental assessment of actions proposed.*

The objective is noted and welcome but it is not clear how it is going to be integrated into the LAP.

Site C Dingle Old Hospital Site (p.75)

*Aim: To redevelop this large prominent site in a sustainable manner for Enterprise/innovation (Hub), tourist/arts & culture related uses, while protecting its architectural and cultural heritage.*

This aim is noted and is welcome and Dingle Hub is involved in the project.

Inch Beach Camping  
Inch Beach  
Tralee  
Co. Kerry

01/10/20

*Draft An Daingean Electoral Area Local Area Plan  
Inch*

Dear Sir/Madam

I wish to make a submission regarding Inch. I have viewed the first attached map and I do not fully understand what the proposed boundaries of the Development Node is supposed to be and if there is supposed to be area allowed to expand existing developments. I own the existing camping site at Inch and it is shown on the second attached map as the area shaded green. Inch has become a very popular area for camping and I was not able to cope with the numbers arriving this summer. This meant that a lot of people had to camp on the beach where there are no overnight facilities.

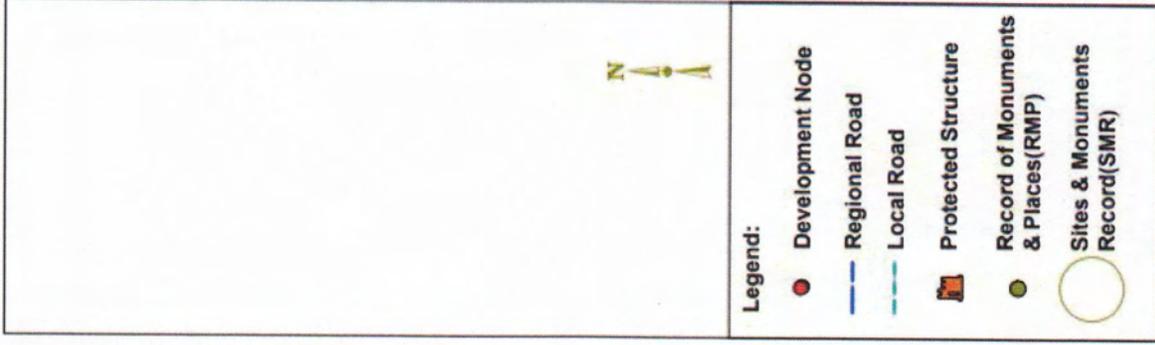
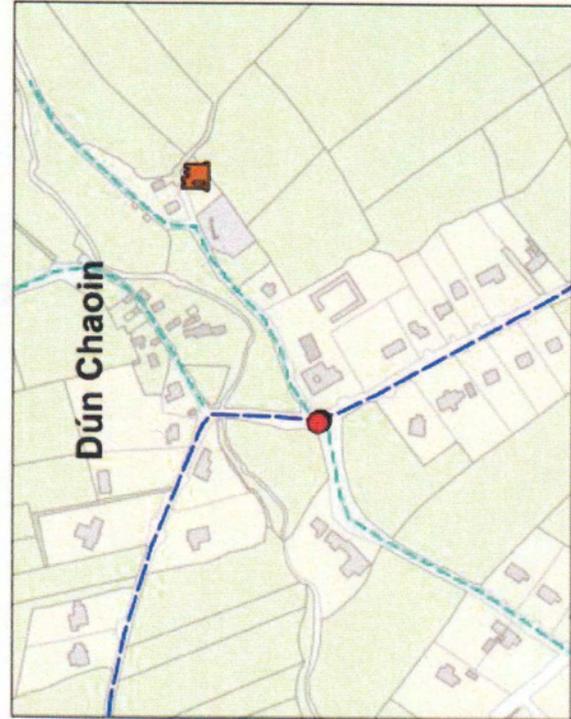
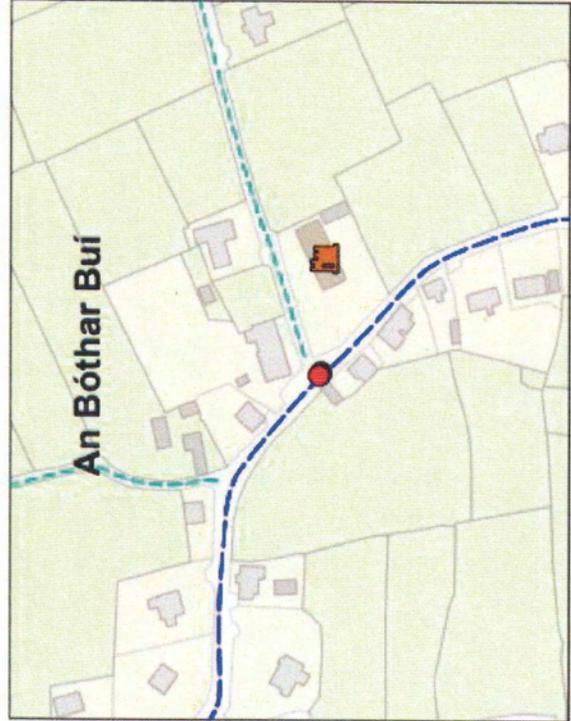
I am now intending to expand my business by increasing the campsite area into my lands shaded yellow on the second map. This will mean an increase in the toilet and other facilities with new wastewater treatment systems and polishing filters. This should reduce the pressure on the beach and dunes.

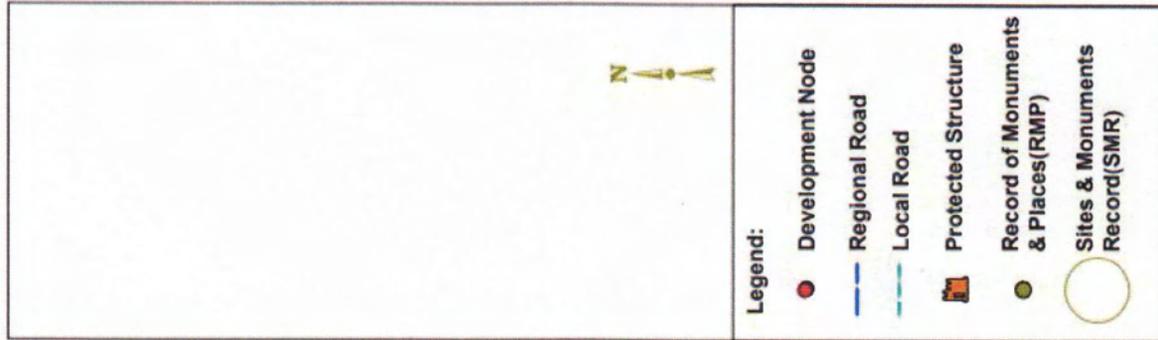
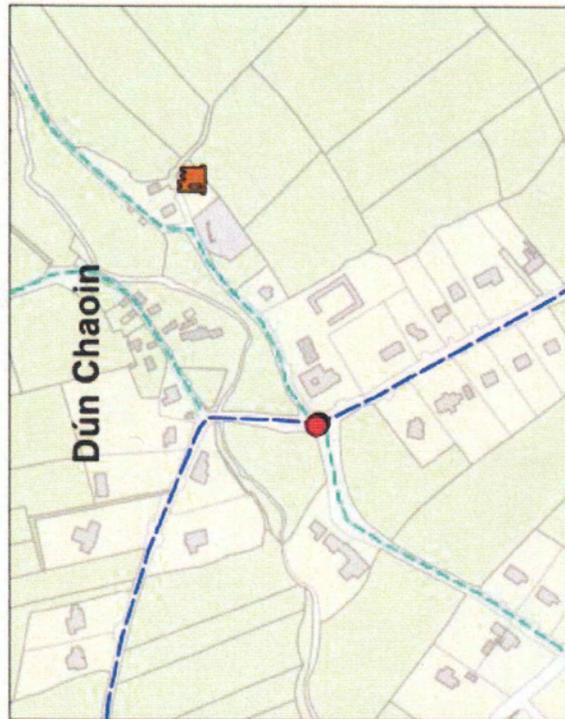
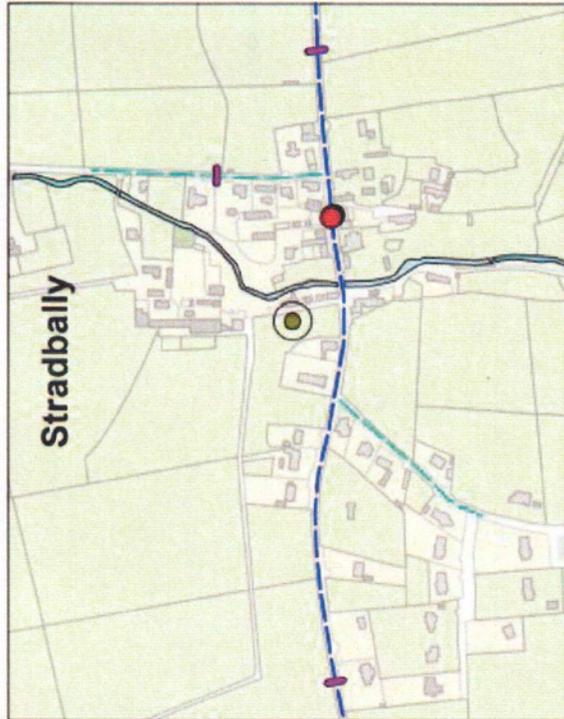
I would appreciate it if my proposal was noted and that my lands are considered as part of the development node.

*George Hussain*

*M. H.*

*Z. HUSSAIN*





**Sharon O'Keeffe**

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**From:** Michelle Lane  
**Sent:** Friday 2 October 2020 09:02  
**To:** Declan O'Malley; Darren Burke  
**Cc:** Sharon O'Keeffe  
**Subject:** FW: 20-052 EM004 KCC PD - Submission to the An Daingean, Electoral Area Local Area Plan 2020-2026 for Castlegregory Village

**Attachments:** 20-052 RP001 KCC PD 01.pdf

**Follow Up Flag:** Follow up  
**Flag Status:** Completed

Michelle Lane  
 Planning Department  
 Kerry County Council  
 Ext. [REDACTED]  
 [REDACTED]

**From:** Warren Reidy <info@wrpd.ie>  
**Sent:** Thursday 1 October 2020 16:21  
**To:** Michelle Lane [REDACTED]  
**Subject:** 20-052 EM004 KCC PD - Submission to the An Daingean, Electoral Area Local Area Plan 2020-2026 for Castlegregory Village

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

Good afternoon Michelle,

I wish to lodge the attached submission on behalf of my clients, Michéal Lynch and Joe O'Sullivan in relation to Castlegregory in the An Daingean, Electoral Area Local Area Plan 2020-2026.

Please confirm receipt of same by return e-mail?

Kind regards,

Warren.

WARREN REIDY MIEI MCIQB



Goulane, Castlegregory, Co. Kerry.

Ph: (066) 7139515  
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Proposal to extend proposed development  
boundaries to accommodate camping/glamping facilities required for  
Castlegregory.



*Aerial view of Castlegregory (Google Maps)*

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COMPANY REGISTRATION 416880

To whom it may concern,

The following is a proposal, on behalf of our clients Michéal Lynch and Joseph O'Sullivan, in respect of the draft development plan for Castlegregory, in the An Daingean, Electoral Area Local Area Plan 2020-2026, for your consideration.

The vision for Castlegregory as described in the draft municipal plan is to *'ensure that it develops as an attractive seaside location for residents and visitors alike and that future development preserves the village's unique character and reinforces it where necessary'*.

The development boundary as proposed in the draft plan *'defines the existing extent of the area where new development may be considered, whilst also allowing for some expansion for residential development to the west and south of the village core'*.

We contend that the development boundary is too restrictive to promote the plans objectives for tourism as set out in the draft plan, objective **CG-00-02: Encourage the sustainable extension and diversification of tourist facilities at appropriate locations**. The draft plan states that *'Castlegregory and the Maharees have specific niche products which can further establish and position themselves, as niche tourism destinations such as camping, water-based activities/events, hillwalking, inland fisheries and sea angling. The further development of these niche activities has the potential to make a significant contribution to the economy of Castlegregory due to their diverse range and wide seasonality.'*

Our clients, Michéal Lynch and landowner Joseph O'Sullivan propose to develop a camping/glamping/motorhome site at the west end of Castlegregory on a green field site. The lands proposed are at the furthest extent of the landowner's landholding to provide adequate distance from their private home, but which would still be within the village environs and the 50kph speed limit. The land between the proposed camping site and the landowners home bounds the public road and they would be satisfied to make provision for a new public footpath to connect to the existing public footpath. This would also provide a route for future sewer lines, the extension of broadband ducting etc., connections as and if required. In the mean-time, there is ample space for on-site wastewater treatment in a location where it is anticipated suitable soakage is available.

This proposal would support the Tourism Objectives of the draft plan, the objectives under tourism **CG-TM-01: Encourage the sustainable provision of an all year-round tourism and recreational facility at an appropriate location**

**CG-TM-02 Encourage the provision of camping/ glamping facilities at an appropriate location in**

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COMPANY REGISTRATION: 416880

*the village and surrounding areas.*

**CG-TM-04:** *Encourage the provision of overnight motorhome facilities at an appropriate location within the village.*

**CG-TM-05** *Support the creation of a Blueway connecting the village with surrounding areas/settlements in a sustainable manner.*

The proposal also supports the Vehicular and Pedestrian Traffic objectives by taking the excessive traffic for the required future camping developments from the congested Maharees road where most of the current holiday camping development exists, to the west end of Castlegregory village which is underutilised.

The proposal supports and meets the following objective as set out in the draft plan;

**CG-T-01:** *Seek the sustainable provision/ improvement of continuous footpaths / walkways at appropriate locations.*

There has always been huge demand for camping/glamping/motorhome facilities in Castlegregory, where camping takes place in tents, tourers and motorhomes in every available location such as car parks and in the sand dunes. This was never more evident than this year when there was even more demand than there has ever been. Uncontrolled camping took place in large numbers all around the parish, on beaches, sand dunes and public car parks. It is important to recognise the new Covid 19 reality in the Development Plan, to make provision and zoning accordingly.

We respectfully request of Kerry County Council, that the lands shown hatched red on the enclosed map be adopted into the Local Area Plan for Castlegregory in the An Daingean, Electoral Area Local Area Plan 2020-2026 to accommodate future camping/glamping/motorhome facilities in Castlegregory.

Signed:



**Warren Reidy MIEI MCIOB**

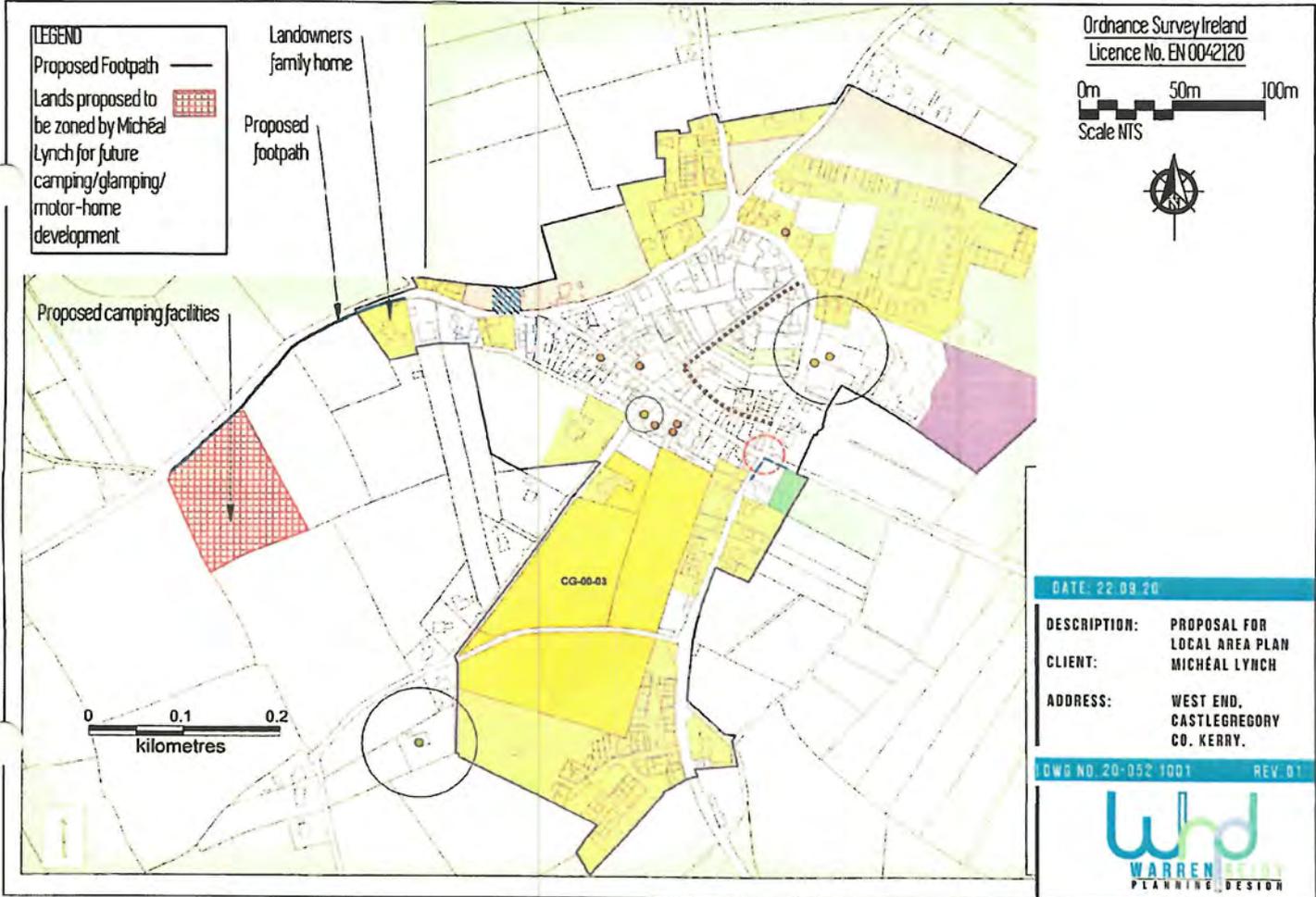
**Warren Reidy Planning & Design Ltd.**

On behalf of Michéal Lynch  
Joseph O'Sullivan,  
C/O Tailors Row,  
Castlegregory,  
Co. Kerry.

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• GOULANE, CASTLEGREGORY, KERRY • T: 066 71 39515 • E: [INFO@WRPD.IE](mailto:INFO@WRPD.IE) •

COMPANY REGISTRATION: 416880



**Lisa O'Carroll**

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**From:** Jill Burton [REDACTED]  
**Sent:** Thursday 1 October 2020 14:38  
**To:** planpolicy  
**Subject:** Fairfield Close, Dingle Local Area Plan

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

To whom it may concern

If the Kerry County Council sees fit to re-zone Fairfield Close under this plan would this mean that the current green area would disappear?

I would like to point out that this green area on the Goat Street new road and Fairfield Close is an area which is enjoyed by residents and their children for outdoor recreation and enjoyment. If this were to be re-zoned to residential the estate would be so densely populated with new houses, more traffic etc. We would lose this wonderful green area.

Our objection is currently with an bord pleanala and Zinbar Developments.

Thank you

J. Burton  
[REDACTED]  
Dingle

Sent from my iPhone

An Feidhmeannach Pleanála Sinsearach  
Aonad Polasaí Pleanála  
Comhairle Contae Chiarraí  
Áras an Chontae  
Trá Lí  
Co. Chiarraí

1 Deireadh Fómhair 2020

Tag: DréachtPhlean Forbartha Áitiúil 2020-2026 an Daingin

A chara,

Is mian liom tagairt a dhéanamh do DhréachtPhlean Forbartha Áitiúil An Daingin do thréimhse pleanála 2020-2026. Fáiltíonn Údarás na Gaeltachta roimh an ndeis a bheith páirteach i bpróiseas comhairliúcháin maidir le moltaí a dhéanamh a thacaíonn leis an bplean seo. Chuige sin, cuirim chugat ár gcuid tuairimí agus moltaí ó thaobh an phlean thuasluaite.

## 1.0 Réamhrá

Tá sé léirithe ag Údarás na Gaeltachta ([www.udaras.ie](http://www.udaras.ie)) le 40 bliain anuas go bhfuil ról rathúil ag an eagrais i dtaca le forbairt teanga, eacnamaíochta agus shóisialta na Gaeltachta agus tá obair na heagraíochta fréamhaithe i saol eacnamaíochta, cultúrtha agus sóisialta na gceantar sin. Tá cúraimí agus freagrachtaí straitéiseacha uathúla forbartha ag an eagraíocht chun an Ghaeltacht a fhorbairt tré chur chuige comhtháite. Lena chinntiú go mbeidh Gaeltacht rathúil inbhuanaithe ann, níor chóir go mbreathnófaí ar an teanga, ar an eacnamaíocht, ar an bpobal agus ar an timpeallacht mar nithe atá scartha óna chéile.

Is sa chomhthéacs sin atá na moltaí seo curtha faoi bhur mbráid le bheith tógtha san áireamh sa Phlean Forbartha áitiúil nua. Aithníonn na moltaí seo ról lárnach na Comhairle Contae i gcur chun cinn na Gaeltachta agus beartais phleanála, infheistíochta agus riaracháin á mbainistiú ag an gComhairle le linn na tréimhse pleanála seo. Is tré fheidhmiú cáiréiseach an phlean forbartha áitiúil seo a thiocfar ar chuid de na beartais agus ar na hidirghabhálacha is tábhachtaí i ngeall ar fhorbairt inmharthanach na gceantar agus na bpobal Gaeltachta i gcontae Chiarraí.

## 2.0 Údarás na Gaeltachta agus Forbairt na Gaeltachta

Údarás na Gaeltachta:

Feidhmíonn Údarás na Gaeltachta mar údarás reachtúil, réigiúnach, forbartha a bhfuil freagracht air i maidir le forbairt shocheacnamaíochta agus shochtheangeolaíochta na Gaeltachta. Tá a chuid freagrachtaí reachtúla leagtha amach in Acht na Gaeltachta, 2012

(<https://data.oireachtas.ie/ie/oireachtas/act/2012/34/eng/enacted/a34112full.pdf>).

Comhlíonann an eagraíocht raon leathan feidhmeanna maidir le cúrsaí forbartha agus **tá a chlár forbartha agus infheistíochta ina chuid dílis d'inhuanaitheacht** eacnamaíochta, teangeolaíochta, cultúir agus sóisialta na Gaeltachta.

Soláthraíonn na bearta infheistíochta agus forbartha sin tacaíochtaí tábhachtacha i réimsí éagsúla ar a n-áirítear -

- soláthar maoinithe agus tacaíocht airgeadais do ghnóthaí agus do chomhlachtaí trádála
- straitéis forbartha fiontraíochta agus cothú agus buanú fostaíochta
- forbairt ar fhiontair pobail agus eagrais forbartha pobail
- tógáil agus bainistiú ar infreastruchtúr forbartha gnó idir eastáit tionsclaíochta, páirceanna gnó agus G-Teiceanna
- infheistíocht i bhforbairt na hoiliúna agus forbartha scileanna

Chomh maith leis seo, déantar infheistíocht straitéiseach i bpróiseas forbartha pobail agus pleanála teanga faoi mar atá leagtha amach in Acht na Gaeltachta (2012) agus i riaradh scéimeanna, tionscnamh agus beartas eile i dtaca le forbairt na hearnála pobail.

Ráiteas Misin agus Fís Údarás na Gaeltachta

Is é ráiteas misin an Údaráis ná: **“Pobal agus geilleagar fuinniúil, rathúil, inhuanaithe Gaeltachta a fhorbairt agus an Ghaeilge mar phríomhtheanga phobail na Gaeltachta a neartú agus a bhuanú le go mbeidh an Ghaeltacht mar réigiún den scoth ar chaighdeán domhanda.”** ([www.udaras.ie](http://www.udaras.ie)). Is í fís Údarás na Gaeltachta ná: **“Pobal inhuanaithe Gaeltachta a chothú ina mbeidh an Ghaeilge mar phríomhtheanga, le heacnamaíocht láidir ag baint úsáid inhuanaithe as na hacmhainní go léir a bheidh ar fáil agus le caighdeán maireachtála den chéad scoth.”** Déanann an tÚdarás gach iarracht na cuspóirí seo a bhaint amach trí fhorbairt fiontraíochta agus tionscnaimh cruthaithe fostaíochta a chothú agus a mhaoiniú, chomh maith le tacaíocht a thabhairt do ghníomhaíochtaí straitéiseacha teangabhunaithe, pobail agus cultúrtha.

Tá breis eolais faoi obair an Údaráis le fáil ag [www.udaras.ie](http://www.udaras.ie)

### 3.0 Ról na bPáirtithe Leasmhara

Ní hí an Ghaeltacht aisti féin amháin a chinnteoidh gach a bhfuil i ndán don Ghaeilge mar theanga labhartha na Gaeltachta agus ní chinnteoidh Údarás na Gaeltachta as féin é ach an oiread. Cé go leanfaidh an tÚdarás leis an dualgas atá leagtha air a chomhlíonadh, níl sé ar ár gcumas tionscnaimh áirithe a chur i bhfeidhm mura tagann siad leis an gcúram reachtúil orainn. Tá ról lárnach ag Comhairle Contae Chiarraí i bhforbairt agus i gcaomhnú na teanga agus i bhforbairt na bpobal Gaeltachta. Cé go bhfuil feidhmeanna agus tionscnaimh ar son na Gaeltachta agus na Gaeilge á dtreorú ag Údarás na Gaeltachta, tá sé tábhachtach go dtuigfí go bhfuil an tÚdarás mar eagraíocht atá ag feidhmiú i gcroílár na forbartha fiontraíochta agus forbartha pobail sna ceantair Ghaeltachta agus dá réir gur feithicil

sinn do chomhoibriú cuimsitheach agus comhtháite a thionscnamh i measc na n-eagras poiblí sin atá ag freastal ar na ceantair sin.

#### 4.0 Gaeltacht Chontae Chiarraí

Tá dhá cheantar ar leith i nGaeltacht Chiarraí – ceantar amháin i gCorca Dhuibhne agus ceann eile in Uíbh Ráthach - agus tá daonra de 8,756 (Daonáireamh 2016) inti, sin 6% de dhaonra Chiarraí agus 8.8% de dhaonra iomlán na Gaeltachta. Tá achar tíreolaíoch de 642 km<sup>2</sup> i nGaeltacht Chiarraí agus is ionann sin agus thart ar 9% de thalamh uile na Gaeltachta.

In 2019, bhí 7,844 fostaithe go lánaimseartha i gcliantchomhlachtaí de chuid an Údaráis agus bhí 695 de na poist seo lonnaithe i nGaeltacht Chiarraí.

#### 5.0 An Phleanáil Teanga – cúlra agus comhthéacs reachtúil:

##### 5.1 *An Straitéis 20 Bliain don Ghaeilge, 2010-2030*

Tá sé mar aidhm ag an *Straitéis 20 Bliain don Ghaeilge 2010-2030* líon na gcainteoirí laethúla Gaeilge lasmuigh den chóras oideachais in Éirinn a mhéadú go 250,000 duine, líon na gcainteoirí laethúla Gaeilge sa Ghaeltacht a ardú 25% agus líon na ndaoine a bhfuil eolas acu ar an nGaeilge a mhéadú go 2 mhilliún duine thar shaolré na Straitéise.

Ar ndóigh is aidhm thar a bheith uailmhianach agus dhúshlánach í seo, ní hamháin **d’Údarás na Gaeltachta agus do phobal na Gaeltachta ach don Stát agus don Státchóras** trí chéile.

##### 5.2 *Acht na Gaeltachta, 2012*

Achtaíodh Acht na Gaeltachta in 2012 chun bonn reachtúil a chur faoin *Straitéis 20 Bliain*, i measc forálacha eile. Cuireann an tAcht tús leis an bpróiseas pleanála teanga, gné lárnach den *Straitéis*, agus is tríd an bpróiseas pleanála teanga a chuirfear tacaíocht ar fáil, ar bhealach córasach agus comhtháite don Ghaeilge mar theanga teaghlaigh agus pobail sa Ghaeltacht agus lasmuigh di.

Faoin Acht, aithnítear Limistéir Phleanála Teanga Ghaeltachta, Bailte Seirbhíse Gaeltachta agus Líonraí Gaeilge ach plean teanga a bheith ullmhaithe ag pobal na háite agus aontaithe de réir na gcritéar pleanála teanga. Tá an Ghaeltacht anois roinnte i 26 Limistéar Pleanála Teanga (LPT), agus tá 16 Baile Seirbhíse Gaeltachta (3 cinn sa Ghaeltacht agus 13 cinn lasmuigh de) agus 3 Líonra Gaeilge aitheanta ag an Roinn Cultúir, Oidhreachta agus Gaeltachta chomh maith.

Is éard atá i gceist le Baile Seirbhíse Gaeltachta ná baile atá suite sa Ghaeltacht nó gar di agus a bhfuil ról tábhachtach aige i seachadadh seirbhísí poiblí, fóillíochta, sóisialta agus trádála do mhuintir na Gaeltachta.

Is éard atá i gceist le Líonra Gaeilge ná ceantar ina bhfuil bunmheas criticiúil tacaíochta don Ghaeilge ón bpobal agus ón Stát cheana.

Táthar ag súil go n-oibreoidh an pobal, an earnáil phoiblí, an earnáil phríobháideach agus an earnáil dheonach ar fad le chéile chun tacú leis an nGaeilge sna ceantair sin atá aitheanta faoin Acht. Tacófar leis an teanga mar theanga teaghlaigh agus pobail sa Ghaeltacht agus i gceantair eile taobh amuigh di trí phleananna teanga a chur i bhfeidhm ag leibhéal an phobail.

Faoi fhorálacha an Achta, is é Údarás na Gaeltachta atá freagrach as tacaíocht a **thabhairt d’eagraíochtaí ó thaobh pleananna teanga a ullmhú agus a fheidhmiú** i ngach LPT agus sna trí Bhaile Seirbhíse Gaeltachta atá taobh istigh de theorainn na Gaeltachta.

**Cuirfidh Foras na Gaeilge tacaíocht ar fáil d’eagraíochtaí a roghnaítear le pleananna** teanga a ullmhú agus a fheidhmiú sna Bailte Seirbhíse Gaeltachta agus sna Líonraí Gaeilge taobh amuigh den Ghaeltacht.

Tá an Roinn Cultúir, Oidhreachta agus Gaeltachta freagrach as pleananna teanga a fhaomhadh de réir na gcritéar pleanála teanga a leagtar amach san Acht.

### 5.3 Céard atá i gceist le Pleanáil Teanga?

Is iomaí sainmhíniú atá tugtha ar an bpleanáil teanga, ach go bunúsach is féidir cur síos ar an bpleanáil teanga mar idirghabhálacha/gníomhaíochtaí/chleachtais a bhfuil sé mar aidhm acu tionchar a imirt ar an teanga a labhraítear i bpobal faoi leith chun athrú pleanáilte in úsáid teanga a bhaint amach sa phobal sin.

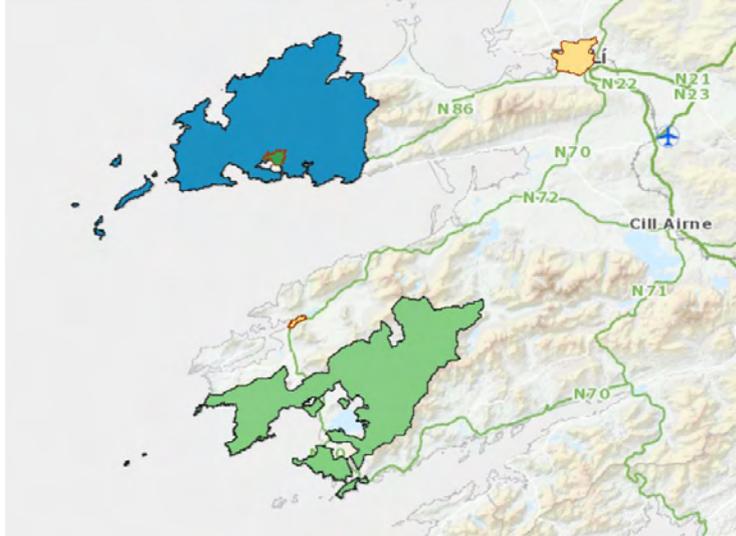
Is é an aidhm atá leis an bpleanáil teanga sa chomhthéacs seo ná cur le líon na gcainteoirí Gaeilge agus an Ghaeilge a chaomhnú mar theanga theaghlaigh agus phobail. Tá réimse leathan gníomhaíochtaí i gceist le cur i bhfeidhm na pleanála teanga, lena n-áirítear:

- Gníomhaíochtaí a eascraíonn go díreach as polasaithe Stáit;
- Gníomhaíochtaí a bhaineann leis an bpobal agus le heagraíochtaí atá ag gníomhú ar son an phobail; agus
- Gníomhaíochtaí a bhaineann leis an tsochaí trí chéile: sna hearnálacha poiblí, príobháideacha agus deonacha.

Braitheann rath an phróisis phleanála teanga go mór mór ar na cinntí a dhéanann an duine aonair faoina c(h)leachtas teanga féin agus an tionchar a bhíonn aige sin ar chúrsaí teanga sa teaghlach agus sa phobal agus i gcúrsaí oideachais, sóisialta, gnó agus poiblí. Baineann an phleanáil teanga chomh maith leis an gcaoi a dtacaíonn an earnáil phoiblí, phríobháideach agus dheonach leis an duine aonair chun na cinntí laethúla sin a dhéanamh.

### 5.4 An Próiseas Pleanála Teanga i gCiarraí

Tá Gaeltacht Chiarraí roinnte ina dá LPT: LPT Chiarraí Thiar agus LPT Chiarraí Theas. Tá Daingean Uí Chúis, Trá Lí agus Cathair Saidhbhín aitheanta mar Bhailte Seirbhíse Gaeltachta:



*(Léarscáil ón Roinn Cultúir, Oidhreachta agus Gaeltachta<sup>1</sup>, LPT le himlíne dhubh agus Bailte Seirbhíse le himlíne dhearg)*

Tá pleananna teanga don dá LPT ceadaithe ag an Roinn agus Oifigigh Pleanála Teanga fostaithe sa dá cheantar leis na pleananna a chur i bhfeidhm (Oifigeach amháin i gCiarraí Theas agus Oifigeach Pleanála Teanga agus Oifigeach Cúnta i gCiarraí Thiar). Tá Plean Teanga Chiarraí Thiar ar fáil ag <https://tobardhuibhne.ie/plean-teanga-2/> agus Plean Teanga Chiarraí Theas ag <http://www.uibhrathach.ie/>. Tá Plean Teanga ullmhaithe do Bhaile Seirbhíse Gaeltachta Dhaingean Uí Chúis agus é faoi bhráid na Roinne faoi láthair.

### 5.5 Príomhriachtanais na Limistéar Pleanála Teanga i gCiarraí

Díríonn bearta an dá phlean teanga i nGaeltacht Chiarraí ar gach uile réimse de shaol na bpobal sin, lena n-áirítear:

- An Córas Oideachais (lena n-áirítear seirbhísí luathoideachais)
- Seirbhísí Cúraim Leanaí, Réamhscolaíochta agus Tacaíochta Teaghlaigh, lena n-áirítear seirbhísí tacaíochta teanga
- **Seirbhísí don Aos Óg agus d'Aoisghrúpaí Eile**
- Deiseanna Foghlama taobh amuigh den Chóras Oideachais
- An Earnáil Ghnó
- Eagraíochtaí Pobail agus Comharchumainn
- Na Meáin Chumarsáide
- Seirbhísí Poiblí
- Pleanáil agus Forbairt Fhisiciúil
- Seirbhísí Sóisialta agus Caitheamh Aimsire; agus
- Staid na Gaeilge sa Limistéar – dearcadh, cumas agus nósmaireacht an phobail ina leith

<sup>1</sup> <https://dahg.maps.arcgis.com/apps/webappviewer/index.html?id=7090794ee2ca4b53bb785b84c2bd9ad8>

Sa dá phlean, táthar ag díriú ach go háirithe ar thacaíochtaí do theaghlaigh agus do dhaoine óga, ar fheiceálacht na Gaeilge sa dá cheantar agus ar sheirbhísí a sholáthar trí Ghaeilge do phobal Ghaeltacht Chiarraí. Ar ndóigh, cuideoidh na pleananna teanga seo go mór le Comhairle Contae Chiarraí ó thaobh a cuid aidhmeanna féin a bhaint amach (féach, mar shampla, Cuspóirí H-15 – H-24 i bPlean Forbartha Contae Chiarraí 2015-2021).

Mar a aithnítear i bPlean Forbartha Contae Chiarraí, is fiú oidhreacht chultúrtha cheantair Ghaeltachta Chiarraí – lena n-áirítear úsáid na Gaeilge – a chothú, ach go bhfuil gá le pobal bríomhar atá inbhuanaithe go sóisialta agus ó thaobh na heacnamaíochta de chun an Ghaeilge a chaomhnú sna ceantair seo. I bhfianaise an mhéid sin, táthar ag súil le comhoibriú le Comhairle Contae Chiarraí agus na pleananna teanga LPT agus Bailte Seirbhíse á bhfeidhmiú, go háirithe mar a bhaineann sé le cúrsaí comharthaíochta, soláthar seirbhísí, agus pleanáil agus forbairt fhisiceach.

#### *5.5.1 Limistéar Pleanála Teanga Chiarraí Thiar*

Tá Plean Teanga Chiarraí Thiar á chur i bhfeidhm sa Limistéar Pleanála ag Comharchumann Forbartha Chorca Dhuibhne Teo. Is í an fhís atá leagtha amach i bPlean Teanga Chiarraí Thiar ná:

- Cur le dlús an phobail i gCiarraí Thiar agus céatadán na gcainteoirí laethúla a ardú sa LPT ar fad trí chéile.
- Go n-ardófaí céatadán na leanaí atá á dtógaint le Gaelainn ó 30% go 40% thar thréimhse 20 bliain go céimniúil.
- Go n-ardófaí céatadán na gcainteoirí laethúla lasmuigh den chóras oideachais ó 28.7% go 40% thar an tréimhse chéanna.

Tá téacs iomlán Plean Teanga Chiarraí Thiar ar fáil ar <https://www.udaras.ie/assets/uploads/2020/05/Plean-Teanga-Chiarraí-Thiar-Dréacht-deiridh.pdf>.

## 6.0 An Gréasán Náisiúnta Gteic:



Tá gréasán náisiúnta “Gteic” forbartha ag an Údarás, gréasán de mhoil dhigiteacha fud fad na Gaeltachta.

Go dáta, tá 8 Mol oscailte i gcontaetha Chiarraí, Chorcaí, Dhún na nGall, na Gaillimhe agus Mhaigh Eo. Tá c.6,162m.cr de spás fiontraíochta, oifigí agus araile forbartha mar chuid den ghréasán seo. Cuirfidh na háiseanna seo leis an infreastruchtúr agus áiseanna atá ar fáil dóibh siúd atá i mbun gnó nó ag cianoibriú ón nGaeltacht. Ciallóidh sé go mbeidh breis áiseanna, seirbhísí agus deiseanna ar fáil do dhaoine le hoibriú as na láithreacha seo sa Ghaeltacht.

Sna moil seo, cuirfear réimse leathan áiseanna agus seirbhísí ar fáil mar shampla:

- Áiseanna oifige príobháideacha
- Spás oifige roinnte
- Áiseanna cruinnithe
- Áiseanna cumarsáid le ceangal ardluas leathanbhanda

Is ceart tagairt a dhéanamh don ghréasán seo i gcomhthéacs fhorbairt na fiontraíochta agus áiseanna/seirbhísí cianoibrithe atá ar fáil sa chontae mar chuid de Phlean Forbartha an Chontae.

## 7.0 *Clár Oibre an Údaráis – An Comhthéacs Réigiúnach*

### Na Pleananna Spáisiúla Réigiúnacha:

Bhí ionchur ag an Údarás i gcomhar le heagrais eile Stáit agus i gcomhairle lenár gcomhghleacaithe sna trí Chomhthionól Réigiúnacha maidir le frámú a dhéanamh ar na struchtúir agus ar an ábhar a bhain leis na pleananna spáisiúla réigiúnacha a chur le chéile.

## Tograí Straitéiseacha atá luaite sa Dréachtphlean i nGaeltacht Chorca Dhuibhne:

### *7.1.1 Sean Ospidéal Dhaingean Uí Chúis*

Tá Sean Ospidéal Dhaingean Uí Chúis fágtha folamh le hos cionn deich mbliana agus é in úinéireacht Fheidhmeannas na Seirbhíse Sláinte. Le gairid, tá tús curtha le phás 1 d'fhorbairt an togra seo trí chabhair deontais ó chiste maoinithe an RRDF agus Údarás na Gaeltachta. I láthair na huaire, tá Máistirphlean á réiteach le cur ar chumas an Údaráis agus na heagrais eile Stáit agus áitiúla an tionscnamh seo a fhorbairt. Tá sé beartaithe dhá thaispeántas turasóireachta a fhorbairt mar chuid den togra iomlán mar aon le háiseanna Gteic, spás forbartha fiontraíochta agus oiliúna san áireamh, a fhorbairt ar an suíomh. Táthar ag súil é a mhaoiniú trí infheistíocht Stáit ón Údarás agus ó Fháilte Éireann agus maoiniú seachtrach eile de chuid an RRDF.

Moltar go nglacfaí leis an moladh atá léirithe ar an mapa ar leathanach 79 go mbeidh suíomh agus láthar an tSeanOspidéil aitheanta faoi rangú C7 agus mar shuíomh **forbartha/'opportunity site'**. Moltar go dtógfaí san áireamh an chuid eile den ngabháltas talún thar 22 acra mar chuid den láthair forbartha seo.

### *7.1.2 Baile an Fheirtéaraigh, Phás 2*

Tá forbairt ar Phás 2 de Bhaile an Fheirtéaraigh Thiar faoi lán seoil agus Máistirphlean á réiteach don fhorbairt bheartaithe sin trí chabhair deontais RRDF agus Údarás na Gaeltachta. Sa togra seo, tá sé beartaithe áiseanna nua forbartha pobail agus áiseanna teagaisc a fhorbairt taobh le hoifigí Chomharchumann Forbartha Chorca Dhuibhne Teo.

## 8.0 Moltaí Sonracha i dtaca leis An Daingean - Dréacht Phlean Forbartha Áitiúil 2020-2026:

Sa mhéid a leanann, tá coimriú déanta ar mholtaí Údarás na Gaeltachta agus súil againn go dtógfaidh an Chomhairle na moltaí seo san áireamh agus Plean Forbartha Áitiúil An Daingin (2020-2026) á thabhairt chun críche.

Tógtar san áireamh agus an aighneacht seo á réiteach nach bhfuil fáil ar leagan Ghaeilge den ndruchtphlean forbartha ag an am seo. Uime sin, tá aithris déanta ar an leagan Béarla agus cur síos á dhéanamh ar na cupsóirí forbartha áirithe.

Cinntidil	Tagairt	Moltaí an Údaráis
2.1 <i>Strategic Vision and Development Strategy</i>		
2.1.2.5 National Implementation Plan 2018 – 2020	<i>The further development of Dingle/ Daingean Uí Chúis' harbour/port</i>	Tacaíonn an tÚdarás leis an gcuspóir forbartha seo. Tá tábhacht ar leith ag baint leis an gcalafort seo ó thaobh fhorbairt na hearnála mara, na forbartha turasóireachta

	<i>for fishing, tourism and recreational use and as a potential service port for the maintenance of potential future offshore energy projects.</i>	agus an tionscail iascaireachta. Chomh maith leis sin, tá deiseanna láidre forbartha ann maidir leis na féidearthachtaí a bhaineann leis mar láthair chun tograí fuinneamh inathnuaite a fhorbairt agus á chur chun cinn sa todhchaí.
	<i>The protection of the linguistic and cultural heritage of the Gaeltacht including the promotion of Irish as the community language.</i>	Tacaíonn an tÚdarás leis an gcuspóir seo maidir le teanga agus oidhreacht chultúrtha na Gaeltachta a chosaint, a chaomhnú agus a chur chun cinn agus tús áite a thabhairt don Ghaeilge mar theanga phobail.
2.1.4		
<i>Overall Development Strategy</i>		
OS-08	<i>The unique linguistic and cultural heritage of the Gaeltacht including the promotion of Irish as the community language will be protected.</i>	Tacaíonn an tÚdarás leis an gcuspóir seo go dtabharfar gach cosaint do shaibhreas teangan agus chultúrtha na Gaeltachta agus go ndéanfar an Ghaeilge a chur chun cinn mar theanga phobail
2.2		
<i>Population/Housing</i>		
	<i>+1.8% increase in population growth</i>	Is é ár dtuairim mheáite gur cheart go ndéanfadh an Chomhairle Contae na beartais comhtháite a phleanáil agus a chur i bhfeidhm chun líon na ndaoine sa cheantar a mhéadú agus féachaint chuige go bhfuil soláthar dóthainneach do thithe sóisialta nó forbairtí eile tithíochta (m.s. Clúid) curtha ar fáil do phobal na háite agus go mbeidh coinníoll teanga ag dul le % ard de na forbairtí tithíochta seo.

		<p>Moltar gur cheart tús áite a thabhairt do pholasaithe forbartha a bheadh dírithe ar chobhsú agus ar chothromú maidir le dáileadh daonra de sa chontae, cur chuige a thagann go beacht leis na paraiméadair atá luaite sa Chreat Pleanála Náisiúnta agus i straitéisí náisiúnta, réigiúnacha agus áitiúla eile. Braitheann inmharthanacht na bpobal tuaithe, ina measc pobal Ghaeltachta Chorca Dhuibhne, go hiomlán ar pholasaithe leis an mbunaidhm seo luaite leo a bheith á chur i bhfeidhm go gníomhach agus ar bhonn leanúnach.</p>
2.3		
<i>Employment and Economic Activity</i>		
D-EEA-01	<i>Facilitate the location of new local enterprise units and businesses in the town.</i>	<p>Tacaíonn Údarás na Gaeltachta leis an gcuspóir forbartha seo agus tá maoin agus gabháltas talún i seilbh na heagraíochta go bhféadfaí a fhorbairt chun críche an chuspóra seo. Tá tagairt shonrach déanta againn i gcuid eile den aighneacht seo don forbairt shuntasach ata idir lámha i dtaca leis na cuspóirí seo ar shuíomh an tSeanOspidéil sa Daingean.</p>

D-EEA-02	<p><i>Facilitate future employment provision within the town and stimulate activity to support the development of Dingle / Daingean Uí Chúis as a thriving and economically sustainable town.</i></p>	<p>Mar chuid lárnach do chlár forbartha an Údaráis tá feidhmiú beartais agus pleananna fiontraíochta agus fostaíochta. Tacaíonn feidhmiú na bpleananna seo le baint amach an chuspóra seo. Beidh Údarás na Gaeltachta ag cabhrú trí infheistíocht a dhéanamh chun forbairt a dhéanamh ar an mbaile agus ar an gceantar máguaird chun deiseanna fostaíochta agus forbartha eacnamaíochta a chuir chun cinn.</p> <p>Moltar go mbeadh cur chuige aontaithe idir An tÚdarás, An SEAI agus an Chomhairle i ngeall ar bheartais phleanála a chabhródh le barrchostais reáchtála do ghnóthaí a íslíú trí thionscadail caomhnaithe agus bainistíochta fuinnimh a chur i bhfearas ag tarraingt ar thaithí a eascraíonn ó fheidhmiú Cláir AE RegEnergy agus LECO, mar shampla.</p>
D-EEA-04	<p><i>Facilitate the further sustainable development of the Harbour/Waterfront/Marina area as a potential economic generator.</i></p>	<p>Aithníonn Údarás na Gaeltachta go bhfuil deiseanna ann faoin a bhféadfaí tuilleadh forbartha a chur chun cinn ar láthair an Mharina agus tacóidh an tÚdarás le forbairt an infrastruchtúir seo.</p>
D-EEA-05	<p><i>Support the fishing industry and marine related activities</i></p>	<p>Moltar gur cheart plean oibre ar leith a aontú i gcomhar le BIM, leis an Roinn Talmhaíochta, Bia agus Mara agus le geallshealbhóirí eile i ngeall</p>

		ar fhorbairt inmharthanach an tionscail seo. San áireamh anseo bheadh béim ar leith ar tháirgí bhreis luacha bia mara agus tacú le margaíocht a dhéanamh ar an gceantar <b>mar 'Cheantar Bia Eiseamláireach'</b> .
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D-EEA-06	<p><i>Support and facilitate the development of the Dingle Creativity Hub and the Údarás na Gaeltachta Hub and the further development of linkages with other creativity/innovation hubs throughout the county and region.</i></p>	<p>I gcomhar le páirtneírí eile, tá Údarás na Gaeltachta agus Mol Teic i mbun plean forbartha a réiteach d'athfhorbairt láthair an tSean Ospidéil sa Daingean. Beifear ag iarraidh ar an gComhairle Chontae ról gníomhach a ghlacadh i gcur chun cinn na forbartha seo ar mhaithe leis na spriocanna seo a bhaint amach agus chun cur le deiseanna fostaíochta, oiliúna agus chun seirbhísí agus áiseanna a chur ar fáil a thacóidh le daoine agus gnóthaí cian-oibriú a chur chun cinn mar mhúnla nua oibre sa cheantar seo.</p> <p>Tá tacaíocht leanúnach á soláthar ag Údarás na Gaeltachta do Mhol Teic agus cuirfimid leis na féidearthachtaí forbartha sin in aon tslí gur féidir linn trí cheangal a dhéanamh leis an ngréasán Gteic atá forbartha go dáta ag an Údarás fud fuid na Gaeltachta.</p>
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<p><i>Údarás na Gaeltachta Hub</i></p>	<p><i>Comharchumann Forbartha Chorca Dhuibhne Teo and Meitheal Forbartha na Gaeltachta Teoranta in Baile an Fheirtéaraigh offer further economic opportunities for the area.</i></p>	<p>Ní ann do MFG mar chomhlacht forbartha.</p> <p>Ba cheart na leasaithe seo a dhéanamh sa leagan Béarla mar atá curtha ar fáil faoi láthair:</p> <p><i>“Comharchumann Forbartha Chorca Dhuibhne Teo located in Baile an Fheirtéaraigh offer further economic opportunities for the area”</i></p>
<p>Tourism Strategy &amp; Action Plan</p>		
<p>WAW-01</p>	<p><i>Address traffic and visitor management issues along the Wild Atlantic Way in a sustainable manner, having regard to environmental sensitivities and designations in the area.</i></p>	<p>Tacaíonn Údarás na Gaeltachta leis an gcuspóir seo</p>
<p>WAW-02</p>	<p><i>Facilitate the sustainable development of viewing points and other facilities at appropriate locations along the Wild Atlantic Way</i></p>	<p>Tacaíonn Údarás na Gaeltachta leis an gcuspóir seo</p>
<p>WAW-03</p> <p>WAW-04</p>	<p>Facilitate road improvement works, the provision of lay byes/passing spaces and parking spaces in appropriate locations.</p>	<p>Tá sé riachtanach an t-infrastruchtúr a bheith forbartha chun dóthain áiseanna páirceála a bheith ar fáil sa bhaile agus sna ceantair máguaird.</p> <p>Moltar tacú leis an gcuspóir seo agus an córas nua a</p>

	<i>Facilitate the development of a clockwise one-way system for tourist traffic around Slea Head Drive on the Wild Atlantic Way to ease congestion along the route through the provision of passing bays, traffic islands, signage, lining and any other necessary measures at appropriate locations compatible with environmental designations in the area.</i>	reáchtáil ar bhonn píolótach mar chéad chéim. Moltar chomh maith gur cheart tabhairt faoin obair seo tar éis próiseas cuimhsitheach comhairliúcháin leis na geallshealbhóirí éagsúla.
WAW-05	<i>Facilitate improvement of pedestrian/ cycling infrastructure along the Wild Atlantic Way including the provision of a footbridge for pedestrian access at Milltown Bridge in Dingle.</i>	Tacaíonn Údarás na Gaeltachta leis an gcuspóir seo chun infrastruchtúr agus áiseanna do chosaithe agus rothaithe a chur ar fáil ar Shlí an Atlantaigh Fhiáin.  Tacaímid le droichead a fhorbairt do choisithe i mBaile an Mhuilinn.
<i>2.5 Environment and Heritage of the Municipal District</i>		
<i>2.5.5 Arts, Heritage and Culture</i>		
D-AHC-1	<i>Work in partnership with the education sector, communities and other agencies to develop creativity and cultural hubs in key locations in An Daingean EA where possible.</i>	Tá greasán de mhoil dhigiteacha forbartha ar fud na Gaeltachta ag Údarás na Gaeltachta le roinnt blianta anuas. Tacóidh agus comhoibreoidh an tÚdarás le háisínteachtaí eile maidir le forbairtí agus infheistíochta a dhéanamh i réimse an oideachais agus i bhforbairt áiseanna agus infrastructhúr cuí.

		Moltar gur cheart béim ar leith a chur ar chomhpháirtíocht idir na heagrais éagsúla stáit, grupaí pobail agus infheisteoirí príobhaideacha chun na deiseanna seo a chíoradh agus a chur chun cinn.
D-AHC-2	<i>Protect the linguistic and cultural heritage of the Gaeltacht including the promotion of Irish as the community language.</i>	Clúdaíonn ceantar Chorca Dhuibhne os cionn 50% den cheantar feidhme. Tá sé tábhachtach go ndéanfaí na beartais chuif a chur i bhfeidhm a thabharfaidh cosaint d' <b>oidhreacht agus</b> do chultúr uathúil na bpobal Gaeltachta.
<b>Gaeltacht Objectives</b>		
G-04	<i>Encourage the provision of facilities for the teaching / learning of the Irish language and for the production of traditional entertainment and the presentation of culture through the medium of Irish.</i>	Moltar don Chomhairle Contae ról gníomhach a ghlacadh i gcur chun cinn na forbartha atá beartaithe ag CFCD Teo. i mBaile an Fheirtéaraigh maidir le háiseanna nua teagaisc agus forbartha pobail a thabhairt chun críche.
G-05	<i>Ensure that Council services are provided in the Gaeltacht through Irish as per Official Languages Act 2003.</i>	Tá soláthar seirbhís poiblí agus stáit trí Ghaeilge sa Ghaeltacht mar bhunchloch sna beartais phleanála teanga atá leagtha amach faoi scáth Acht na Gaeltachta agus Acht na dTeangacha Oifigiúla, 2003.  Tá sé riachtanach go mbeadh cur chuige agus cleachtas na Comhairle ina leith seo sonraithe go beacht sna pleannanna atá le cur faoi bhráid ag an gComhairle.

G-06	<i>Encourage the development of Irish Language schools/Coláiste Samhraidh in the area.</i>	Moltar don Chomhairle Chontae ról gníomhach a ghlacadh i gcur chun cinn na forbartha atá beartaithe ag CFCD Teo. i mBaile an Fheirtéaraigh maidir le háiseanna nua teagaisc agus forbartha pobail a thabhairt chun críche.
G-07	<i>Support the Tobar Dhuibhne (language Plan for West Kerry) 2017 and the Plean Teanga Dhaingean Uí Chúis.</i>	Moltar go ndéanfar plean oibre bliantúil a aontú idir an Comhairle Chontae, CFCD Teo. (atá ag feidhmiú mar cheanneagraíocht sa phróiseas pleanála teanga) agus Údarás na Gaeltachta a leagfaidh síos na spriocanna forbartha sonracha agus na tionscadail thacaíochta as a mbeidh an Chomhairle Contae freagrach i ngeall ar fheidhmiú an phlean teanga faoi scáth Thobar Dhuibhe.
G-08	<i>Support the development of Irish Language Tourism in the Gaeltacht Chorca Dhuibhne.</i>	Tacaíonn Údarás na Gaeltachta leis an gcuspóir seo.
G-09	<i>Ensure that developments of multiple residential units (3 or more) in An Ghaeltacht settlements shall be subject to linguistic and occupancy requirements in order to protect the linguistic and cultural heritage of An Ghaeltacht including the promotion of Irish as the community language.</i>	Moltar gur cheart tuairisc rialta a chur ar fáil faoi fheidhmiú an chuspóra seo agus go ndéanfaí athbhreithniú rialta air i gcomhar leis na Ranna Stáit cuí.

G-10	<i>Ensure that a minimum of 33% of housing developments on R1 &amp; R4 zoned lands shall be reserved for Irish speakers. The standard of Irish required shall be determined and assessed by Kerry County Council.</i>	Moltar gur cheart tuairisc rialta a chur ar fáil faoi fheidhmiú an chuspóra seo agus go ndéanfaí athbhreithniú rialta ar i gcomhar leis na Ranna Stáit cuí.
G-11	<i>Support Údarás na Gaeltachta and other stakeholders in their aims to preserve and strengthen Irish as a living language and nurturing of enterprise/employment.</i>	Tá ról na Comhairle bunriachtanach i gcur chun cinn na gclár oibre atá á bhfeidhmiú ag Údarás na Gaeltachta. Tá tionscadail agus tograí forbartha, an próiseas pleanála teanga agus an fhorbairt ar infrastruchtúr agus áiseanna forbartha sa limistéar spléach ar chomhoibriú agus chomhpháirtíocht na Comhairle.
2.6 Rural Areas		
Amenity Infrastructure		
D- AI -01  D-AI -02	<i>Facilitate the sustainable development of the Tralee-Dingle/ Daingean Uí Chúis Greenway.</i>  <i>Facilitate the sustainable development of the Fáilte Ireland proposed national coastal walking trail, including route selection and environmental assessment subject to environmental assessments.</i>	Tacaíonn an tÚdarás leis na mianta seo mar atá leagtha síos faoin gceannteideal seo agus beidh comhoibriú na heagraíochta ar fáil maidir leis na gnéithe sin atá le forbairt sa Ghaeltacht.

D-AI-03	<i>Facilitate the interconnection of existing and proposed cycle paths and greenways throughout the county in a sustainable manner.</i>	
D-AI-04	<i>Support the sustainable development of blueways at appropriate locations in the E.D. area.</i>	
D-AI-08	<i>Facilitate the sustainable development of the Dingle / Daingean Uí Chúis to An Clochán Looped cycle/walkway Way, including route selection, design and environmental assessment.</i>	
<b>2.6.11 Remote Working</b>		
	<i>Remote working within Hubs will be prioritised by Kerry County Council as this is beneficial to the economic development of the smaller villages and nodes.</i>	Soláthraíonn an tÚdarás spásanna cianoibrithe i gCorca Dhuibhne agus beidh tuilleadh infrastruchtúr le forbairt sa toadhchaí. Tacóidh an tÚdarás leis an sprioc forbartha seo sa Ghaeltacht
<b>2.7 An Blascaod Mór</b>		
D-BM-c-01 - D-BM-c-03	<i>Permit restoration and conservation of standing houses where the roof is still intact. Any such work shall</i>	Tacaíonn an tÚdarás leis na cuspóirí forbartha mar atá leagtha síos faoi na míreanna seo maidir le forbairt agus caomhnú an Bhlascaoid mar aon leis na mianta atá léirithe chun

<p>D-BM-c-02</p> <p>D-BM-c-03</p> <p>D-BM-01</p> <p>D-BM-02</p>	<p><i>require planning permission and be in compliance with the Habitats Directive.</i></p> <p><i>Permit stabilisation and restoration of stonewalls of house ruins, following best restoration and conservation practise in accordance with the <b>'Conservation and Repair of Masonry Ruins' issued by the DoEHLG in 2010.</b> Any such work shall require planning permission and will have to be in compliance with the Habitats Directive.</i></p> <p><i>Ensure any works or development on the island are in compliance with the Habitats Directive.</i></p> <p><i>Explore, during the period of this plan, the designation of the Great Blasket Island as a World Heritage Site.</i></p> <p><i>Support and regulate the primary conservation land-use and secondary education/tourism land-use on the island and limit activities, land use, infrastructure or new buildings that are secondary to the main functions.</i></p>	<p>aitheantas UNESCO a bhaint amach don Oileán.</p>
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D-BM-03	<i>Preserve and protect the cultural (archaeological, architectural and literary) heritage and the natural heritage character of the landscape.</i>	Moltar go ndéanfaí infheistíocht i bhforbairt na gcéanna ar an oileán agus an mórthír i nDún Chaoin a eascóidh rochtain ar an oileán agus ar a bhfuil na seirbhísí farantóireachta ag brath.
<b>2.8 Land Use Zoning</b>		
LS-ZON-01	<i>Ensure that all development permitted shall comply with the relevant zoning classification of the site as set out in this Local Area Plan.</i>	Tacaíonn Údarás na Gaeltachta leis an gcuspóir forbartha seo.
<b>3.1 Overall Policies &amp; Objectives</b>		
<b>3.1.1.2 Residential developments</b>		
WK-R-10	<i>Ensure that residential developments in the Gaeltacht area shall have Irish place names only.</i>	Tacaíonn Údarás na Gaeltachta leis an gcuspóir forbartha seo.
3.2.5.1 Employment and Economic Activity	<p><i>Údarás na Gaeltachta has an industrial estate at Baile na Buaille, approximately 1.6 kilometres west of Dingle / Daingean Uí Chúis, and an enterprise park at Cúilín <del>and a Ceardlann (Craft Village)</del> in the town.</i></p> <p><i>There are warehouses in Flemingstown to the east of Dingle / Daingean Uí</i></p>	<p>Moltar na leasaithe mar a leanas san alt seo sa leagan Béarla sa phlean a bheidh le foilsiú:</p> <p><i>“Údarás na Gaeltachta has an industrial estate at Baile na Buaille, approximately 1.6 kilometres west of Dingle / Daingean Uí Chúis, an enterprise park at Baile an Mhuilinn, Cúilín and Páirc Ghnó na Coille at the Wood in Dingle town. The agency has facilities in Baile an Fheirtéaraigh which include Lárionad Forbartha and An Máimín. Other industrial sites on the Peninsula include a single unit at Glaise Bheag and <b>Baile an Ghóilín.</b>”</i></p>

	<p><i>Chúis which serve the town, and a large hardware/builders supply outlet (Mac Gearailt) situated in Baile na Buaille.</i></p>	<p>Moltar na leasaithe mar a leanas a mholadh san alt seo sa leagan Béarla sa phlean a bheidh le foilsiú:  <i>“There are warehouses in Flemingstown to the east of Dingle / Daingean Uí Chúis which serve the town, and a builder’s supply outlet (Mac Gearailt) situated in Baile na Buaille”</i></p>
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### Forbairt na Sráidbhailte Gaeltachta:

Faoi mar atá sonraithe sa dréachtcháipéis tacaíonn Údarás na Gaeltachta leis na cuspóirí forbartha maidir le forbairt inmharthanach sna Sráidbhailte Gaeltachta. Tacóidh an tÚdarás leis an gComhairle Chontae agus eagrais eile Stáit nó pobal chun críche na gcuspóirí seo.

I gcás an chriosú talún **atá luaite d’fhorbairt** Sráidbhaile an Bhuailtín (Baile an Fheirtéaraigh) (lth. 108-109), moltar gur cheart go ndéanfaí an talamh taobh thiar den mbaile ar a bhfuil an Lár-Ionad Forbartha suite agus atá i seilbh Údarás na Gaeltachta agus Comharchumann Forbartha Chorca Dhuibhne Teoranta, a bheith tógtha san áireamh faoi chatagóir forbartha M1.

I gcás an Chlocháin, sa mhapa ar lth. 125 den nDréacht Phlean molann Údarás na Gaeltachta go ndéanfaí forbairt ar an suíomh atá i seilbh an Údaráis chun áiseanna agus infrastructúr a thógáil ann agus go mbeadh an suíomh seo le criosú faoi chatagóir M1. Is suíomh é seo a chreideann an tÚdarás go bhfuil deis ann forbairt eacnamaíocht agus sóisialta a dhéanamh ann agus tá an tÚdarás i gcomhar le Comharchumann Forbartha an Leitriúigh Teoranta ag obair ar an mbeartas sin.

### 9.0 Forbairt Earnáil na Turasóireachta (3.2.5.5)

Tá tionscal na turasóireachta rí-thábhachtach agus luachmhar do Chontae Chiarraí agus forbairt déanta ar an earnáil seo sa Ghaeltacht le blianta fada. Tá 18% d’fhórsa saothair an Chontae fostaithe san earnáil seo agus tá cuid mhór den fhostaíocht sa Ghaeltacht spléach ar an earnáil seo chomh maith. Tá infheistíocht shuntasach déanta ag Údarás na Gaeltachta i bhforbairt na hearnála seo le blianta beaga anuas. Tá tograí straitéiseacha turasóireachta aitheanta ag an eagraíocht ar fud na Gaeltachta agus infheistíocht nach beag déanta i bhforbairt agus cur chun cinn na gclár oibre atá á riaradh acu. Tá na cuspóirí agus mianta mar atá leagtha amach sa tábla thíos ag teacht le cuspóirí forbartha na heagraíochta agus glacfaidh Údarás na Gaeltachta ról forbartha i bpé gné chun na cuspóirí thíos a bhaint amach.

Tá sé tábhachtach go bhfuil baile Dhaingean Uí Chúis aitheanta mar lárionad turasóireachta agus an iliomad cuairteoirí ag teacht chuig an baile ó cheann ceann na bliana, ní hamháin do bhiaiste na turasóireachta ach taobh amuigh den am sin chomh maith. Chuige sin is léir go bhfuil an baile ag druidim i dtreo na chéad chuspóir mar atá sonraithe thíos agus an séasúr ag dul i bhfad bliain i ndiaidh bliana. In ainneoin na

gconstaicí atá buailte ar an earnáil mar gheall ar Covid-19 tá an tÚdarás ag obair lenár gcliaint le déanamh cinnte de go dtagann siad slán tríd an ngéarchéim seo. Tá comhoibriú suntasach idir sinn féin agus Fáilte Éireann agus obair leanúnach ar bun idir an dá eagrais maidir le forbairt agus cur chun cinn na hearnála turasóireachta sa Ghaeltacht. Mar chuid lárnach den comhoibriú seo bhí réiteach an VEDP do cheantar Chorca Dhuibhne ina bhfuil spriocanna sonracha leagtha amach ann le baint amach.

Tacaíonn an tÚdarás leis na cuspóirí mar atá leagtha amach sa dréachtphlean forbartha áitiúil mar a leanas ó thaobh na Turasóireachta dhe:

D-T-1	<i>Promote the town as an all year-round tourist destination.</i>
D-T-2	<i>Facilitate the provisions as contained in the Kerry Tourism Strategy 2016-2020.</i>
D-T-3	<i>Facilitate the sustainable extension and diversification of tourist facilities throughout the town.</i>
D-T-4	<i>Encourage the sustainable improvement of existing and new recreational facilities at appropriate locations.</i>
D-T-5	<i>Promote the development potential of the harbour/marina area in a sustainable manner.</i>
D-T-6	<i>Work with Fáilte Ireland, for the further enhancement and promotion of the Wild Atlantic Way touring route.</i>
D-T-7	<i>Support the creation of a Blueway connecting the town with surrounding areas/settlements in a sustainable manner.</i>

## Achoimre

Tá sé den riachtanas go ndéanfar gach deis tacaíochta agus forbartha a chur ar fáil do phobal na Gaeltachta atá leochaileach agus imeallach le cinntiú go leanfaidh siad de bheith inmharthanach mar phobal. Tríd an nDréachtPhlean Forbartha Áitiúil, déanfar na spriocanna agus dúshláin fhadtéarmacha a aithint agus a sholáthar a mbeidh iontaoibh ag an bpobal astu sa mhéid is a bhaineann le hinfheistíocht a dhéanamh i mbunú fiontar nua, i gcruthú agus i gcaomhnú an bhonneagair fhostaíochta, i **mbeartais pleanála teanga agus pobail a mbeidh d'aidhm acu** oidhreacht, cultúr agus teanga na gceantar seo a chosaint agus a chaomhnú.

Táimid ag tnúth lenár gcuid tograí agus clár oibre a phlé libh in am trátha. Is mian linn leis a dhaingniú go bhfuilimid tiomanta i leith tacú le Comhairle Contae Chiarraí i bhfeidhmiú - Plean Fhorbartha Áitiúil 2020 - 2026 an Daingin sa Ghaeltacht agus é

curtha i gcrích. Fáilteoidh foireann an Údaráis roimh an ndeis casadh le Feidhmeannaigh na Comhairle chun cuidiú leo na míreanna den phlean forbartha áitiúil seo mar a bhaineann go dlúth le Gaeltacht Chorca Dhuibhne a chíoradh agus a bheachtú in am tráth.

Is mise le meas,

DocuSigned by:

*Dónal Ó Liatháin*

DD37FA404C3943C...

Dónal Ó Liatháin  
Bainisteoir Réigiúnach an Deiscirt

Lisa O'Carroll

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**From:** [REDACTED]  
**Sent:** Thursday 1 October 2020 16:49  
**To:** planpolicy  
**Cc:** 'Pádraig Firtéar'; 'Lorcán Ó Cinnéide'  
**Subject:** Plean Aitiuil -An Blascaod Mor  
**Attachments:** FaB - aighneacht faoin bPlean aitiuil don mBlascaod Mór, 1 10 2020.doc  
**Importance:** High

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

Declan O'Malley,  
Oifigeach Pleanála, Comhairle Chondae Chiarraí.

Declan, a chara,

Leis seo, tá aighneacht ó Fhondúireacht an Bhlascaoid faoin ***bPlean Áitiuil don mBlascaod Mor***.

Bheimis buíoch as admháil uaibh go bhfuil glactha leis an aighneacht seo.

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*We attach a submission from the **Blasket Island Foundation** (Fondúireacht an Bhlascaoid),  
Setting out our views on the Council's draft Local Area Plan for An Blascaod Mór.*

*Many thanks for your attention; we would be glad to receive a confirmation  
That the submission has been received in good order.*

Le gach dea ghui

**Pádraig Firtéar** (Cathaoirleach)  
& **Micheál Ó Cinnéide**, Rúnai,  
Fondúireacht an Bhlascaoid Teo.

# Moltaí & Tuairimí don gComhairle Condae, Plean Áitiúil an Bhlascaoid.

1ú Deire Fomhair 2020

Do : Oifigeach Pleanála, Comhairle Chondae Chiarraí

Ó Phádraig Firtéar (Cathaoirleach) & Micheál Ó Cinnéide, Rúnai, Fondúireacht an Bhlascaoid (FaB).

Cc Bainisteoir, Ionad an Bhlascaoid

Cuireann an Fhondúireacht fáilte roimh an deis seo ár dtuairimí faoin bPlean Áitiúil a roinnt libh. This submission sets out our feedback on the draft **Local Area Plan**, (LAP) Dingle area, as it relates the Blaskets, as published in September 2020.

- 1. Cúlra/Background.** Tá taithí fada again, le breis is 30 bliain, ar chomhoibriú leis na h oifigigh ó Oifig na nOibreacha Poibli agus ó **Comhairle Chondae Chiarraí** faoi thodhchaí an Bhascaoid, is faoi pholasaí an Stáit i leith caomhnú an oileáin. Since Fondúireacht an Bhlascaoid (FaB) was founded in 1985, we have engaged regularly with Government Ministers, with a succession of Kerry County Managers, and with officials /architects from Office of Public Works (OPW) on the planning, design and evolution of the Blasket park.
- 2.** We welcome the LAP approach: *“The Local Area Plan supports a modern approach of eco-tourism that underpins conservation and sustainability and avoiding exploitation which, at the same time, recognising the socio-economic benefit for the local community.”* (Section 2.3.10.)
- 3.** We strongly welcome and support the aim as set out, *“In recognition of its cultural and natural value, the Dept of Culture, Heritage and the Gaeltacht/Dúchas aim to apply to UNESCO for World Heritage Site status for the island to secure further legislative protection for the island’s cultural and natural heritage* (Section 2.3.4) and we encourage OPW/Council to continue this work.
- 4.** We would recommend a review/rephrasing of section D-BM-cO1 *“Permit restoration and conservation of standing houses, where the roof is still intact. Any such work shall require planning permission”*; - it is our understanding that OPW have linked up with a Conservation architect and will be working to stabilize some of the Village houses from 2021, including An Dáil, so that they can be preserved and safely accessed. While recognizing the needs for conservation value, it is our view the phrase *“where the roof is intact”* is too restrictive. Likewise, the phrasing in D-BM 04 may be over-restrictive.

5. **Balanced Use.** FaB has consistently supported a balanced approach to the management Island. In that context, we support the LAP statement

*“the main functions of the island are the conservation of its cultural and natural heritage and the facilitation of cultural, educational, recreational and ecological tourism”* (Section 2.3.3)

but we would have concerns at the proposed “hierarchy of uses” contained in Objective D-BM -O2 *“Support and regulate the primary conservation land-use and secondary education/tourism land-use on the island and limit activities, land use, infrastructure or new buildings that are secondary to the main functions.”*

6. We support the plans re improving safe access to the Island, linked with visitor management *“it is the policy of KCC to improve ferry access from mainland to an Blascaod Mór, in a manner compatible with environmental designations”* (Section 2.3.11) and we welcome the designation of the seas around the Blasket archipelago as a **Special Area of Conservation (SAC)**, which links with the cultural elements from the Blasket writers.

## 7. **In Summary/Future Vision.**

Mar fhocal scoir, cuirimid fáilte roimh an dearcadh atá léirithe sa Phlean seo agus ag an bhfoireann Pleanála go dtí seo agus molaimid go leanódh sibh leis an spirid seo ins na blianta romhainn.

FaB continues to support a carefully balanced approach to the future management of the Blaskets, and supports the setting out in the LAP of these twin, equal aims of

- **Conservation** of the unique cultural, historic and natural capital of the Island
- and
- Ensuring safe **public access**/education and recreation, as a Living island and a unique ecological “blue /green space”, within an agreed Management plan.

As stated in the 2004 Plan, *“The island is a National treasure”*. We believe that the Great Blasket and Ionad an Bhlascaoid can & should evolve /stretch to achieve their potential iconic status in west Kerry and as a key destination for Irish and overseas visitors, on the Wild Atlantic Way.

Overall, (subject to the comments above) we welcome the new draft Local Area Plan and we encourage the **Council /OPW** teams to continue with the targets set out in the Plan, so that the Blasket Islands and Ionad an Bhlascaoid can achieve their potential, as valued pieces of the Kerry cultural mosaic in the decade to come.

**Lisa O'Carroll**

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**From:** sean moriarty <moriartydesign.sean@hotmail.com>  
**Sent:** Thursday 1 October 2020 17:16  
**To:** planpolicy  
**Subject:** Draft An Daingean Electoral Area Local Area Plan 2020-2026  
**Attachments:** LAP Objection D Moriarty.pdf

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

Dear Sir/Madam

Please find attached an objection to the Local Area Plan for Annascaul village on behalf of Dora Moriarty, Main Street, Annascaul.

Regards

Sean Moriarty.

Dora Moriarty,  
Main Street,  
Annascaul.  
01/10/2020

Dear Sir/Madam,

I wish to lodge an objection to the proposed zoning of Annascaul village in the proposed Local Area Plan. In particular I want to object to the zoning of my garden as a protected landscape.

I have shown an approximation of my property in red on your map below.

My objection is based on the fact that I have a very narrow long back garden and you are proposing to zone the northern part as protected landscape. This is part of my garden and has always been used as ancillary to the house and used as a domestic garden. I may want to build a decent size garage or green house etc in the future and the only space available would be the end of the garden due to the site shape.

Please revise your map and put all of my garden back as part of my overall site.

Thank You.

Dora Moriarty.



58

**Lisa O'Carroll**

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**From:** sean moriarty <moriartydesign.sean@hotmail.com>  
**Sent:** Thursday 1 October 2020 17:18  
**To:** planpolicy  
**Subject:** FW: Draft An Daingean Electoral Area Local Area Plan 2020-2026  
**Attachments:** LAP Objection M Devine.pdf

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

Dear Sir/Madam  
Please find attached an objection to the Local Area Plan for Annascaul village on behalf of Mike & Nora Devine, Main Street, Annascaul.  
Regards  
Sean Moriarty.

Mike & Nora Devine,  
Main Street,  
Annascaul.  
01/10/2020

Dear Sir/Madam,

We wish to lodge an objection to the proposed zoning of Annascaul village in the proposed Local Area Plan. In particular we want to object to the zoning of by garden as a protected landscape.

We have shown an approximation of our property in red on your map below.

Our objection is based on the fact that we have a very narrow long back garden and you are proposing to zone the northern part as protected landscape. This is part of our garden and has always been used as ancillary to the house and used as a domestic garden. We may want to build a decent size garage or green house etc in the future and the only space available would be the end of the garden due to the site shape.

Please revise your map and put all of our garden back as part of our overall site.

Thank You.

Mike & Nora Devine.



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**Lisa O'Carroll**

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**From:** sean moriarty <moriartydesign.sean@hotmail.com>  
**Sent:** Thursday 1 October 2020 17:19  
**To:** planpolicy  
**Subject:** Draft An Daingean Electoral Area Local Area Plan 2020-2026  
**Attachments:** LAP Objection J ODonnell.pdf

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

Dear Sir/Madam

Please find attached an objection to the Local Area Plan for Annascaul village on behalf of Jimmy & Aine O'Donnell, Main Street, Annascaul.

Regards

Sean Moriarty.

Jimmy & Aine O'Donnell,  
Main Street,  
Annascaul.  
01/10/2020

Dear Sir/Madam,

We wish to lodge an objection to the proposed zoning of Annascaul village in the proposed Local Area Plan. In particular we want to object to the zoning of by garden as a protected landscape.

We have shown an approximation of our property in red on your map below.

Our objection is based on the fact that we have our dwelling and business on our site and you are proposing to zone the northern part as protected landscape. This is part of our garden and has always been used as ancillary to the house and business. We may want to build a decent size garage or expand our business etc in the future and the only space available would be the end of the garden due to the site shape.

Please revise your map and put all of our garden back as part of our overall site.

Thank You.

Jimmy & Aine O'Donnell.



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**Lisa O'Carroll**

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**From:** Fergal O'Slattara [REDACTED]  
**Sent:** Thursday 1 October 2020 18:05  
**To:** planpolicy  
**Subject:** Draft Local area plan, Blasket Islands.

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

To whom it concerns,

I'm writing concerning the proposed planning changes in the local area plan regarding the Blasket island. Between 2002 and 2004 a Blasket island management plan was drawn up involving the land owners, OPW, Kerry County Council and other interested parties under the chairmanship of Co. manager Martin Nolan, which laid out a agreed framework in which everyone would move forward. As part of the plan, Landowners were to be allowed do up their homes and outbuildings in keeping with the traditional vernacular and were permitted to use the property for commercial use or rental etc subject to planning permission and in keeping with the tradition of the island.

Management plan has yet to be fully implemented, due to no fault of the land holders, and this local area plan would prevent it from ever doing so. It disenfranchises those who have not yet been able to re roof their houses, effectively turning them into four stone walls. It prohibits all other Landowners, other than those presently involved, in engaging in commercial activities of any kind , and effectively puts the last nail on the coffin of the Blasket island village as a living place where its culture, language and environmental heritage could be celebrated and would effectively condemn it to rubble.

As a Landowner, I am requesting that the planning policy in relation to the island would follow the outline laid out by the Blasket island management plan. I am in favour of the main themes in relation to preserving its cultural and environmental heritage, but not at the expense of the property owners many of whose families had been living there for generations.

Regards,  
Fergal ó Slattara