

LONGFORD COUNTY COUNCIL

SECTION 179 OF THE PLANNING AND DEVELOPMENT ACT 2000

(as amended)

PART 8 OF THE PLANNING AND DEVELOPMENT REGULATIONS 2001 (as amended)

PROPOSAL TO CARRY OUT A DEVELOPMENT REFERRED TO AS –

PART 8 - NO. 111

**New carpark & safety barriers along the Drumlish to Arvagh
Regional Road (R198). Landscaping works around the new
amphitheater in Moyne.**

Report in Accordance with

Section 179 of the Planning and Development Act 2000 (as amended)

and

Part 8 of the Planning & Development Regulations 2001 (As

Amended)

November 2023

To: The Cathaoirleach and Members of Longford County Council.

Being satisfied that the requirements of subsections (1) and (2) of Section 179 of the Planning and Development Act 2000 as amended, and Articles 79 to 85 inclusive of the Planning and Development Regulations 2001 (as amended) have been fully complied with in relation to the above proposed development, I have prepared the attached report in accordance with the requirements of subsection (3) of Section 179 of the Planning and Development Act 2000 as amended and formally submit same to the Cathaoirleach and members of Longford County Council for consideration.

The report includes the following sections:

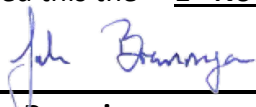
1. Introduction / Site Location of the proposed development.
2. The nature and extent of the proposed development and the principal features thereof are as set out in Section 2 of the Report.
3. Section 3 of the Report evaluates the consistency of the development with the proper planning and sustainable development of the area to which the development relates, having regard to the provisions of the development plan.

I am satisfied that all issues have been fully considered in the evaluation and that the proposed development is consistent with the proper planning and sustainable development of the area to which the development relates, having regard to the provisions of the development plan, for the reasons set out in the report.

4. The persons and bodies who made submissions or observations with respect to the proposed development in accordance with the provisions of the above Act and Regulations are listed at Section 4.
5. Section 5 sets out details in relation to Appropriate Assessment.
6. Section 6 sets out the EIA Screening Determination.
7. Sets out the recommendation of the Planning Authority in relation to the proposed development regarding the planning considerations and submissions and observations received.

In accordance with the provisions of Section 179(3)(b)(v) of the Planning and Development Act 2000 (as amended) I recommend that the proposed development should be proceeded with subject to the conditions listed in Section 6 of the attached report.

Dated this the **1st November 2023**



**John Brannigan,
Director of Services.**

Note:

Planning and Development Act 2000 (as amended) – Subsection 4 of Section 179.

- (4) (a) The members of the local authority shall, as soon as may be, consider the proposed development and the report of the Chief Executive under subsection (3).
- (b) Following consideration of the Chief Executive's Report under paragraph (a), the proposed development may be carried out as recommended in the Chief Executive's Report, unless the local authority, by resolution, decides to vary or modify the development, otherwise than as recommended in the Chief Executive's Report, or decides not to proceed with the development.
- (c) A resolution under paragraph (b) must be passed not later than 6 weeks after receipt of the Chief Executive's Report.



Longford County Council

PLANNING DEPARTMENT

**New carpark & safety barriers along the Drumlish to Arvagh Regional Road
(R198). Landscaping works around the new amphitheater in Moyne.**

Report in Accordance with

Section 179 of the Planning and Development Act 2000 (as amended)

and

Part 8 of the Planning & Development Regulations 2001 (As Amended)

October 2023

1. INTRODUCTION/ SITE LOCATION

Introduction:

The proposal is for the construction of a new carpark on the opposite side of the local road from the graveyard in Leggagh, Moyne. The second project is the erection of safety barriers along the Drumlish to Arvagh Regional Road (R198), along with landscaping works in the amenity area around the newly constructed Amphitheatre, which is located to the south of Moyne Community School.

Site Location

The subject site is not located within the defined settlement envelopes as presented in the Longford County Development Plan 2021-2027 but is located between the two areas. The proposed development is presented in two parts:

- The first is the proposed construction of a new carpark on the opposite side of the local road L-1024 from the graveyard in Leggagh, Moyne, approximately 70m to the south-west of the subject site.



Fig. 1: Aerial image of subject site with extent of proposal works marked in red (Source: Google Maps 2023)

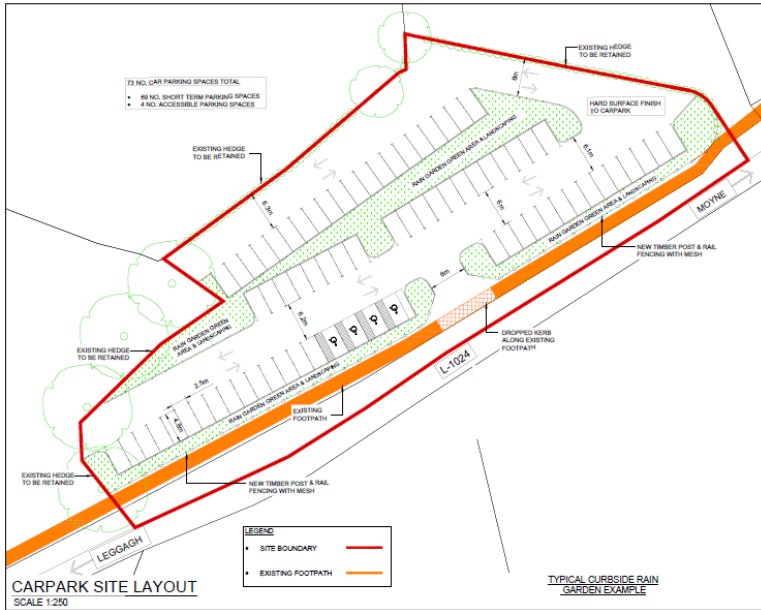


Fig 2 – car park layout

The proposed carpark as presented in the drawings proposes 73 no. car parking spaces which includes 69 no. short term parking spaces and 4 no. accessible parking spaces.

- The second part includes the proposed installation of approximately 290m in length of safety barriers along the Drumlish to Arvagh Regional Road (R198) in two sections, along with landscaping works in the amenity area around the newly constructed amphitheatre immediately south of Moyne Community School.

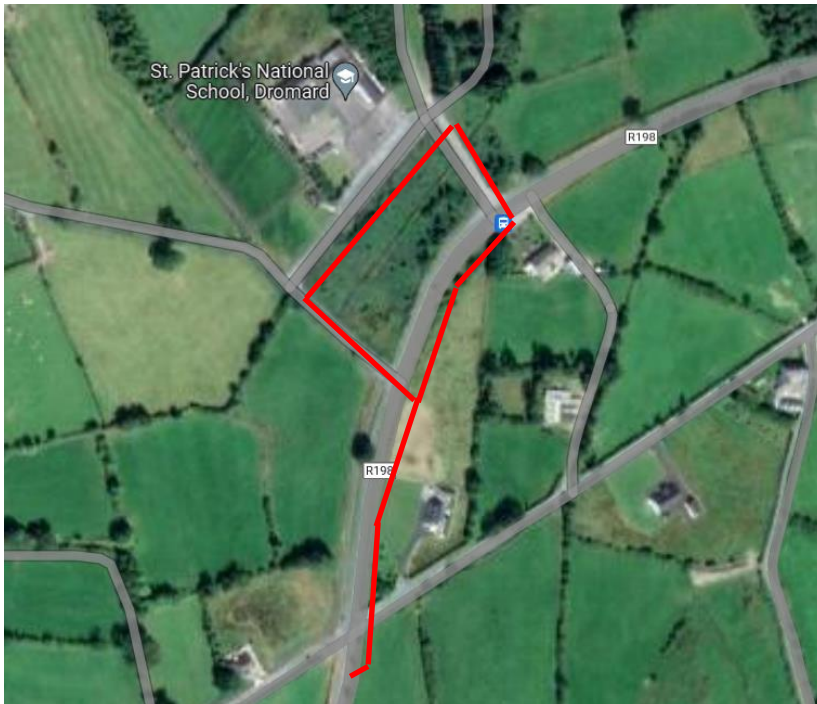


Fig. 2: Aerial image of subject site with extent of proposal works marked in red (Source: Google Maps 2023)



Fig 3 – site layout along the R198 near the existing Amphitheatre

2. NATURE AND EXTENT OF PROPOSED DEVELOPMENT

Scope of Proposed Works

The development will consist of:

- The construction of a new carpark on the opposite side of the local road L-1024 from the graveyard in Leggagh, Moyne, approximately 70m to the south-west of the subject site. The proposed carpark includes 73 no. car parking spaces which includes 69 no. short term parking spaces and 4 no. accessible parking spaces.
- The proposed installation of approximately 290m in length of road safety barriers along the Drumlish to Arvagh Regional Road (R198) in two sections (129m along the amphitheatre and 161m south on the along the R198 approaching the amphitheatre at St. Patrick's National School); along with landscaping works in the amenity area around the newly constructed amphitheatre immediately south of Moyne Community School.

3. PLANNING CONSIDERATION/EVALUATION

The site is located within the functional area of Longford County Council and outside of the designated the development envelope of Moyne village settlement as outlined in the Longford County Development Plan (CDP).

As such the provisions of the Longford County Development Plan 2021 – 2027 apply. The proposed development is considered to be in keeping with the local area and is considered appropriate.

Longford County Development Plan 2021-2027 relevant policies

CPO 5.42 Encourage the use of materials and engineering solutions that optimise natural surface water drainage as part of Sustainable Urban Drainage Systems (SuDS) associated with large scale car parks.

CPO 5.48 Retrospectively provide public transport, walking and cycling infrastructure and facilities in existing development areas to achieve growth in sustainable mobility.

CPO 5.68 Promote walking through the development and expansion of a network of safe walking trails within towns and villages and their environs. Such routes can link with existing walking trails, Sli na Slainte and the Green Infrastructure Network and existing or new public rights of way.

CPO 6.10 Encourage the development of improved connectivity, provision of services and good quality public realm in urban locations and create an environment for investment in high quality residential development and supporting services and amenities such as schools, shops, recreation areas and open spaces.

CPO 7.3 Provide alternatives to the car and to prioritise and promote cycling and walking in the design of streets and public spaces.

CPO 7.8 Promote the development of healthy and attractive places by ensuring:

- Provision of open space should consider types of recreation and amenity uses required;
- Public open spaces to have good connectivity and be accessible by safe, secure walking and cycling routes;
- Open space to be planned for on a multi-functional basis incorporating ecosystem services, climate change measures, Green Infrastructure and key landscape features in their design.

Upon examination of the proposal in the context of the above policies, it is considered that the proposed development is in keeping with the policies as outlined in the Longford County Development Plan 2021-2027.

4. PUBLIC/ STATUTORY BODIES CONSULTATION, SUBMISSIONS, REPORTS, ETC.

The proposed works were duly and properly notified as required by Section 179 of the Planning and Development Act, 2000 (as amended) and Part 8 of the Planning and Development Regulations 2001 (as amended).

The plans and particulars for the proposed development of a new carpark on the opposite side of the local road from the graveyard in Leggagh, Moyne. The second project is the erection of safety barriers along the Drumlish to Arvagh Regional Road (R198), along with landscaping works in the amenity area around the newly constructed Amphitheatre, which is located to the south of Moyne Community School were made available for public inspection at the offices of Longford County Council, Áras an Chontae, Great Water Street, Longford during official public opening hours, excluding weekends and bank holidays, from Friday 18th of August 2023 up to and including Friday the 15th of September, 2023.

Submissions or observations with respect to the proposed development, dealing with the proper planning and sustainable development of the area in which the development would be situated, were invited to be made in writing to the Planning Section, Longford County

Council, Áras an Chontae, Great Water Street, Longford, Co. Longford to arrive not later than 4pm on Friday the 29th of September 2023.

Submissions

There were no submissions received in respect of the proposed Part VIII Scheme and the identified projects.

Internal Reports

Roads Engineer – report received 28/09/2023.

The proposed safety barrier along the R198 should be in accordance with TII standard DN-REQ-03034 – The Designs of Road Restraint Systems.

Permanent fencing adjacent to national roads shall be Timber Post and Tension Mesh Fence complying with this specification and as per the TII Publications SCDs shall be used as appropriate.

- CC-SCD-00320 Timber Post and Tension Mesh Fence or
- CC-SCD-00321 Timber Post and Tension Mesh Stud Fence

Area Engineer – report received 28/09/2023

- Design details for the roadside barrier to be confirmed and accord TII standards.
- Post and Rail Fence at the carpark design amended to meet TII standards for Timber Post and Tension Mesh Fence, or if set back a reasonable distance from the road edge.

5. APPROPRIATE ASSESSMENT

An Appropriate Assessment screening report was carried out by Ms. Noreen McLoughlin a trained and qualified Consultant Ecologist. The submitted report for the proposed development indicated that the proposed development will not have any significant impact on any Natura 2000 site.

The report confirmed that there are 2 Natura 2000 sites within 15km of the application site.

- The Lough Oughter and Associated Loughs SAC (000007) – 13km north-east of the site

- The Lough Oughter Complex SPA. (004049) – 13.2km north-east of the site

Given the nature and extent of the proposed development, as well as its location, it is not considered that the development would result in any significant impacts on the Natura 2000 network. Having reviewed the qualifying interests (habitats and species related interests) of the Natura 2000 sites closest to the proposed development, it is considered that there are no likely adverse impacts arising from the proposed development on the integrity of the Natura 2000 network. Accordingly, it is considered that there is no requirement to progress to a full Appropriate Assessment in this case.

6. E.I.A

The proposed development was initially screened for EIA, see attached screening report submitted as part of the application. As the development is not a project listed in Schedule 5, Part 2 of the Planning & Development Regulations mandatory EIA is not required, and the proposed development does not need EIA Screening.

7. RECOMMENDATION

Having regard to the above mentioned planning considerations, it is considered that the proposed development would be in accordance with the proper planning and sustainable development of the area. It is therefore recommended that the Council approve the proposed development by resolution subject to the following conditions:

1. The proposed landscaping plans for the carpark area and the amphitheatre shall be submitted to Planning Authority for its agreement and approval. The planting schemes shall include native species and shall be planted in the first planting season; any plants that become diseased and die within the first 2 years shall be replaced with plants of an appropriate and equivalent species and size.

The proposed landscape plans shall fully assess and consider the existing mature trees and hedgerows around the sites and consider their protection and inclusion within any proposed and designed scheme.

Reason In the interests of visual amenity and biodiversity.

2. The design of the fence at the car park along L-1024 from the graveyard in Leggagh shall conform with TII Publications SCDs and shall be used as appropriate.
 - CC-SCD-00320 Timber Post and Tension Mesh Fence or
 - CC-SCD-00321 Timber Post and Tension Mesh Stud Fence

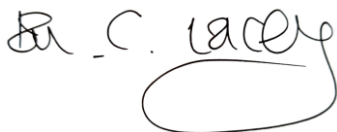
Reason In the interests of road and pedestrian safety

3. The design of the proposed safety barrier along the R198 shall be in accordance and conform with TII standard DN-REQ-03034 – The Designs of Road Restraint Systems.

Reason In the interests of road and pedestrian safety

4. Any alteration required for the proposed development to meet the necessary guidelines shall be submitted to the Planning Authority for record purposes

Reason: In the interest of proper planning and sustainable development



Ian Lacey, Executive Planner



Rita Connaughton, Acting Senior Planner

SITE PHOTOS:

L-1024 FROM THE GRAVEYARD IN LEGGAGH



SITE PHOTOS:

R198 MOYNE AMPITHEATRE







