
Appendix 3: Tourism Sites & Maps

As identified in Policy TOU 10, Ballybrannigan Harbour and an area within Clondra are identified as having significant tourism potential. The following zonings should be read in conjunction with the related mapping and with the relevant development plan standards. Small scale tourism proposals for domestic purposes will not normally be permitted under these zonings.

i) Tourism Zoning- Clondra

To primarily provide for mixed use and marina development, including residential uses, compatible social and community facilities, local shopping and commercial facilities, recreational facilities, open spaces and supporting tourism development. This shall be in tandem with the creation and provision of a Marina at the developer's expense on developing the site and be subject to the provision of a site for educational purposes.

The provision of the Marina will be provided through developing the specific zoning as outlined on the following related map, which identifies the preferred area for such development.

It is intended to achieve this zoning, in particular the development of a marina, through the development management process, as conditions on any future planning permissions. No other development will be permitted until the provision of the marina is clearly demonstrated. The Marina shall be provided in consultation with the National Parks and Wildlife Service, Waterways Ireland and the Department of the Environment, Heritage and Local Government.

Development carried out under this zoning shall give consideration to the natural landscape setting of the area and in particular the nearby Royal Canal, River Camlin, River Shannon and Cloondara Canal.

ii) Tourism Zoning- Ballybranigan Harbour

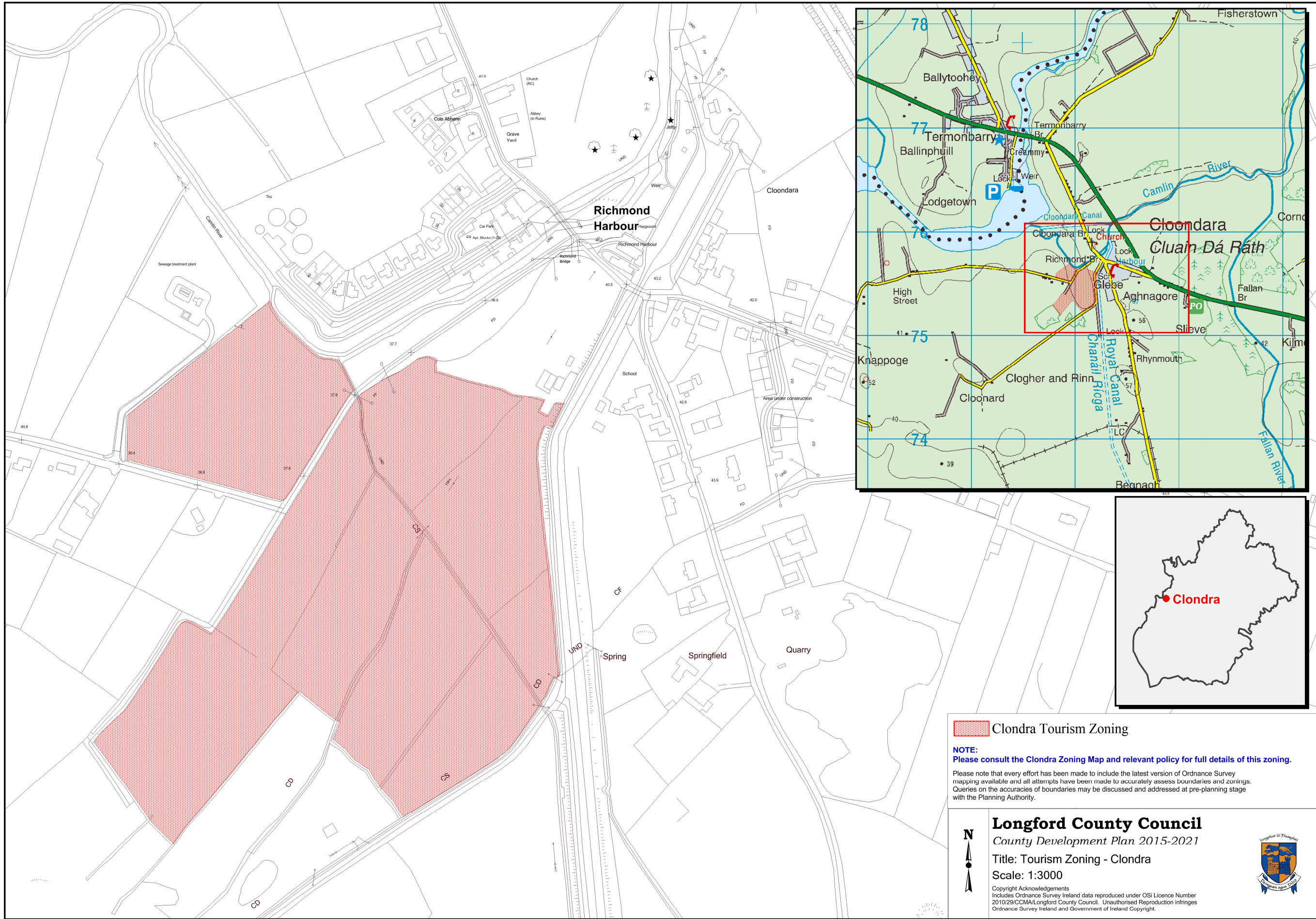
To primarily provide for the provision of a canal harbour/ marina and supporting tourism infrastructure, including the rejuvenation of existing canal buildings and a

hotel. This zoning will also provide for residential provision, social and community facilities, local shopping facilities, recreational facilities and open spaces, however, these land uses will only be facilitated in tandem with the provision of a Canal Harbour/Marina facilities at the developer's expense.

The provision of the Canal Harbour/ Marina facilities will be provided through developing the specific zoning as outlined on the following related map. It is intended to achieve this through the development management process, as conditions on any future planning permissions. No other development will be permitted until the provision of the Canal Harbour/ Marina is clearly demonstrated. The Canal Harbour/Marina shall be provided in consultation with the National Parks and Wildlife Service, Waterways Ireland and the Department of the Environment, Heritage and Local Government.

Any application for development shall demonstrate how the proposal will create an important linkage to the adjoining settlement of Ballymahon, thus generating increased use of the Canal as an amenity for the residents of Ballymahon and supporting the *Waterways Corridor Study 2004*, published by the Heritage Council.

Development carried out under this zoning shall give consideration to the natural landscape setting of the area and in particular the adjoining Royal Canal.



 Clondra Tourism Zoning

NOTE:
Please consult the Clondra Zoning Map and relevant policy for full details of this zoning.

Please note that every effort has been made to include the latest version of Ordnance Survey mapping available and all attempts have been made to accurately assess boundaries and zonings. Queries on the accuracies of boundaries may be discussed and addressed at pre-planning stage with the Planning Authority.



Longford County Council

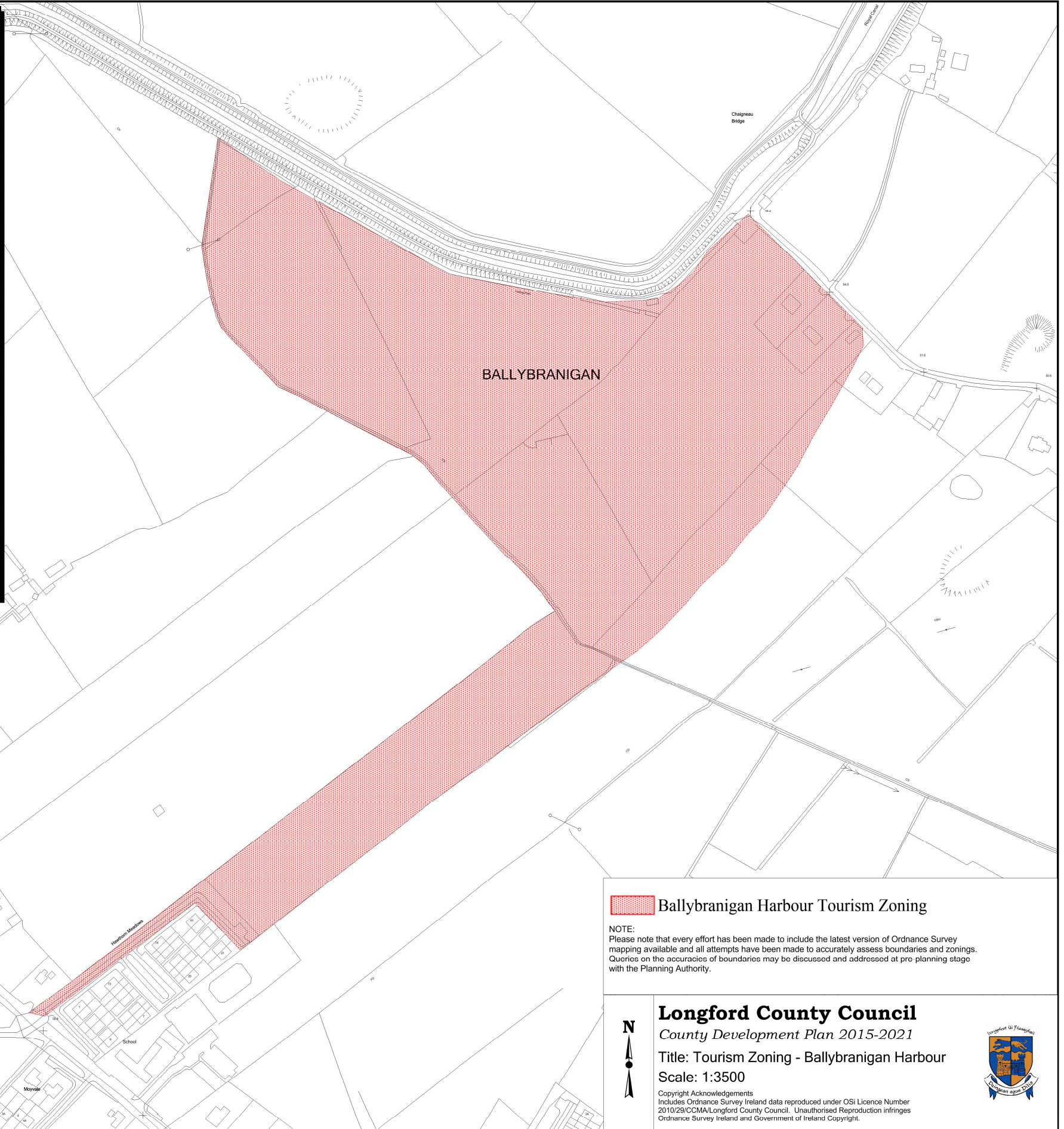
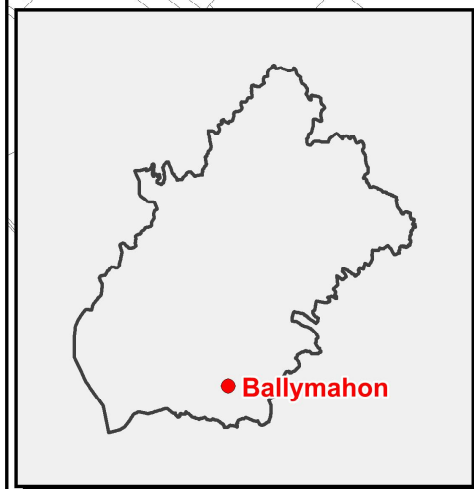
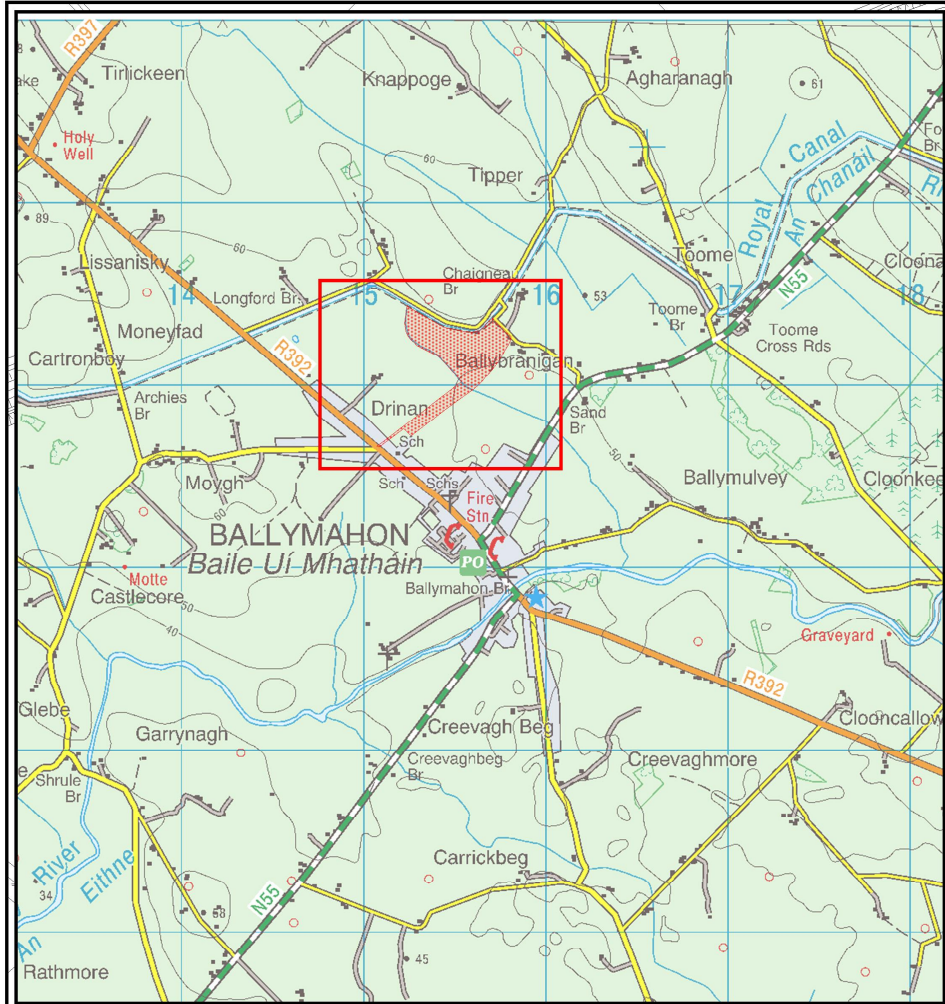
County Development Plan 2015-2021

Title: Tourism Zoning - Clondra

Scale: 1:3000

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 **Ballybranigan Harbour Tourism Zoning**

NOTE:
Please note that every effort has been made to include the latest version of Ordnance Survey mapping available and all attempts have been made to accurately assess boundaries and zonings. Queries on the accuracy of boundaries may be discussed and addressed at pre-planning stage with the Planning Authority.



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County Development Plan 2015-2021

Title: Tourism Zoning - Ballybranigan Harbour

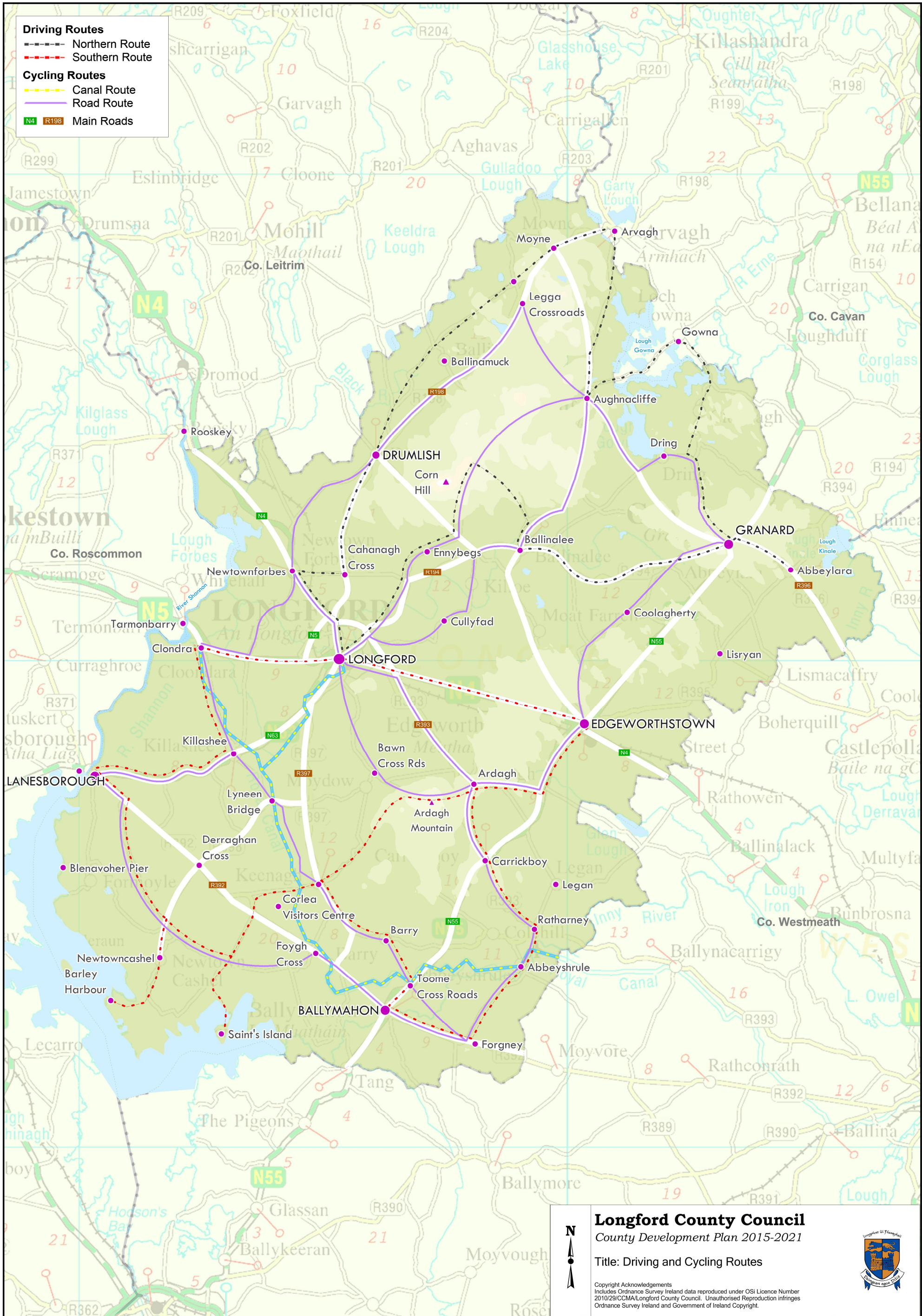
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Driving and Cycling Map

As identified in Section 4.5 of this Plan, there are numerous linkages that exist within the County that can be utilised to exploit the tourism potential of the County and the following Driving and Cycling Routes Map forms part of this.



Driving Routes

- Northern Route
- Southern Route

Cycling Routes

- Canal Route
- Road Route

Main Roads

- N4 R198

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County Development Plan 2015-2021

Title: Driving and Cycling Routes

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