



Part 8 Report

R392 Ballymahon Main Street Upgrade

On behalf of **Longford County Council**

Prepared by


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Civil
Structural
Traffic

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Document History

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1. Introduction

CST Group Chartered Consulting Engineers, Lotts Urbanism & Architecture, and Murray Landscape Architects were appointed by Longford County Council to complete an Infrastructural Review Study to enable the effective presentation, management and development of Ballymahon's infrastructure and public realm into the future. This review analysed the existing strengths, weaknesses, opportunities and threats in Ballymahon to form an infrastructure and public realm study that provides for the future of Ballymahon and harnesses the opportunities presented by Center Parcs Longford Forest and the Royal Canal Greenway.

On completion of this report, CST Group Chartered Consulting Engineers were appointed to complete a Part 8 Planning Application for the scheme. The proposed works area encompasses a section of Main Street within Ballymahon, which forms part of the R-392 Regional Road, extending from Nally's Corner to St. Matthew's Church. The extent of this application is shown on Drawing No. 116259-2000 & 2001 attached as Appendix A.

2. Nature and Extent of the Works

2.1 The Proposed works, as outlined on the accompanying drawings will involve:

- i. Breaking out of the existing footpaths and carriageway.
- ii. Construction of new bituminous carriageway and concrete footpaths to a new alignment within the boundaries of the existing streetscape.
- iii. Provision of tree pits, planting of trees and other landscaping measures to be dispersed throughout the length of the proposed works area.
- iv. Provision of defined car parking within the proposed works area.
- v. Replacement of existing street lighting with decorative columns and/or wall mounted lanterns.
- vi. Minor alterations to existing surface water drainage features within the proposed works area.
- vii. Provision of Ducts for undergrounding of existing cables.

3. Principal Features of the Proposed Works

3.1 New Carriageway

The new carriageway will be constructed between Nally's Corner and St. Matthew's Church and will consist of:

- 2 No. 3.0m wide traffic lanes (one southeast bound and one northwest bound)
- 1 No. 2.5m wide two-way cycleway
- A total of 84 No. parking spaces consisting of 55 No. 5.5m wide perpendicular, 8 No. echelon and 21 No. parallel parking bays
- A 55m section of raised 'Table-Top' Carriageway
- A 60m island section in the centre of the carriageway with a pedestrian crossing

3.1.1 2 No. 3.0m wide traffic lanes

The proposed two number 3.0m traffic will be constructed in bitumen/asphalt. This carriageway will follow the horizontal alignment shown on the drawings accompanying this application.

3.1.2 1 No. 2.5m wide two-way cycleway

The proposed 2.5m wide cycleway will be constructed on the south side of the street as shown on the accompanying drawings. This cycleway will be constructed at-grade with the footway. The cycleway will cross several existing accesses as shown on the drawings. The cycleway will be constructed in a material that contrasts with the footway and will include an edging kerb.

3.1.3 Parking bays

The 55 No. 5.5m perpendicular, 8 No. Echelon and 21No. parallel parking bays will be constructed at-grade with the carriageway and at specified locations will contain buildouts with trees as shown on the drawings.

3.1.4 55m Section of Raised 'Table-Top' Carriageway

The proposed 'Table-Top' section of the carriageway will be constructed in block paving, stamped concrete or a coloured asphalt. This Table-Top will be at the same level as the adjacent footway for this section of the works. This will act as traffic calming for the regional road. A section of the Table-Top is shown on the accompanying drawings.

3.1.5 60m Island Section in the Centre of the Carriageway

The proposed island section will be constructed in the centre of the carriageway at the location shown on the associated drawings. The island will consist of a raised island that will be kerbed, with grass and other minimal maintenance vegetation. There will be a pedestrian crossing area within the island as shown on the drawings.

3.2 Underground Services

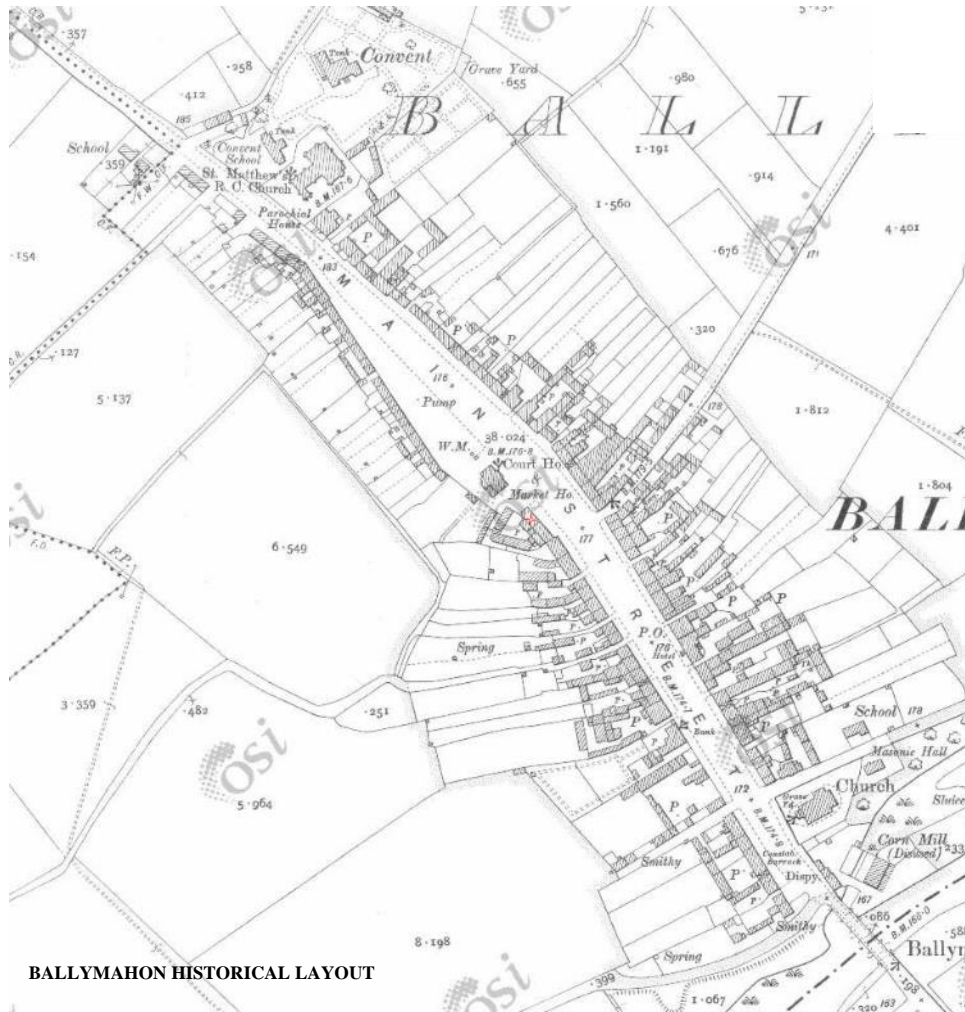
New ducting will be provided to allow for the future undergrounding of the power supply within the town. This will include spare ducting for future services.

3.3 Public Lighting

3.3.1 It is proposed to provide a new public lighting system along the length of the scheme. This will comprise pole mounted and building mounted street lamps.

4. Archaeology and Architectural Heritage

Ballymahon’s role as a market town has given it a strong urban form. The evolution of the form of the town can be traced over a series of historic maps. The full extent of what is regarded as the historic town can be seen on the Ordnance Survey map of 1912, reproduced below.



Much of the historical building fabric shown on the map has survived to the present day. The map shows that the former Market House building (modern day library) of 1819-26 occupied a very prominent position in the town. To the north of the Market House the street was originally wider than today, configured as a spacious market place tapering away to the north and terminated at its southern end by this key building, which represented the commercial function of the town. Today the western side of the street has been realigned, and its building fabric replaced, except for a short terrace at its northern end.

The National Monuments Service of the Department of Culture, Heritage and the Gaeltacht classifies Ballymahon as an historic town (Reg. No. LF027-003006), and it is stated to be scheduled for inclusion in the next revision of the Record of Monuments and Places.

Other sites recorded in the vicinity of the works are:

- Church - Reg. No. LF027-003001
- Graveyard - Reg. No. LF027-003002
- Bridge - Reg. No. LF027-003003

The following buildings are listed on the Record of Protected Structures (all stated to be of Regional importance), and are located in the immediate area of the project:

- Ballymahon Market House - Reg. No. 13316010
- House- Reg. No. 13316009
- House- Reg. No. 13316008
- House- Reg. No. 13316004
- House - Reg. No. 13316008
- Youth Reach - Reg. No. 13316006
- Dean Egan Library - Reg. No. 13316028
- Scoil Náisúnta Naomh Colmcille - Reg. No. 13316003
- St. Matthew's Roman Catholic Church - Reg. No. 13316007

To mitigate against archaeological and heritage impacts, the following measures would be implemented:

In the detailed design of the project, intrusion into below-ground strata would be minimised;

- Monitoring of intrusive groundworks would be carried out by a qualified archaeologist;
- In any areas of proposed tree planting, shallow-rooting species would be used in areas adjacent to archaeological monuments.

It is the National Monuments Service, in consultation with the local authority, who would formulate and ratify any archaeological mitigation that might be required. The National Monuments Acts (1930 - 2004) describe the responsibilities in reporting the finding of archaeological items to the National Museum of Ireland and the National Monuments Service of the Department of Arts, Heritage and the Gaeltacht.