



inCarlow

**DRAFT
CARLOW COUNTY
DEVELOPMENT PLAN
2022-2028**

**MATERIAL ALTERATIONS
- CONSULTATION STAGE
VOLUME 1
FEBRUARY 2022**

Draft Carlow County Development Plan 2022- 2028

Proposed Amendments to Draft Plan Volume 1

February 2022

Contents

Part 1 Purpose of document and legislative requirements

1.1	Introduction	4
1.2	Purpose of this document	4
1.3	How the document s organised	4
1.4	Mapping	5
1.5	How to make a submission	5

Part 2: Proposed Amendments to Written Statement of the Draft Carlow County Development Plan 2022-2028

Chapter 1: Introduction and Context	7
Chapter 2: Core Strategy and Settlement Strategy	8
Chapter 3: Housing	11
Chapter 4: Enterprise and Employment	16
Chapter 5: Sustainable Travel and Transport	18
Chapter 6: Infrastructure and Environmental Services	22
Chapter 7: Climate Action and Energy	26
Chapter 8: Community Development	28
Chapter 9: Landscape and Green Infrastructure	29
Chapter 10: Natural and Built Heritage	30
Chapter 11: Tourism and Recreation	40
Chapter 12: Urban Design and Placemaking	43
Chapter 13: Rural Design Guidelines	44
Chapter 14: Rural Development	45
Chapter 15: Town and Village Plans / Settlement Boundaries	46
Chapter 16: Development Management Standards	108

Appendix 1: List of persons / bodies who made submissions to Draft Carlow CDP Public Consultation

Appendix 2: Index of submissions and related amendments

See **Volume 2** for Environmental Assessments (Strategic Environmental Assessment /Appropriate Assessment) and Amendments to Appendices

Part 1: Purpose of this Document and the Relevant Legislative Requirements

1.1 Introduction

The Draft Carlow County Development Plan 2022-2028 was placed on display for a period of over 10 weeks commencing on the 21st July to 1st October 2021. At the end of the display period a total of 130 no. submissions had been received in response to that public consultation process. The Chief Executive's Report on the submissions received issued to the Elected Members on the 24th November 2021. This report summarises the submissions and observations received during the consultation period, which are set out alongside the Chief Executive's opinion and recommendations for the issues raised in same.

(The report can be accessed here <https://consult.carlow.ie/en/node/376/outcomes>).

In accordance with section 12(6) of the Planning and Development Act (as amended) this document sets out the proposed amendments made by the Elected Members of Carlow County Council following consideration of the Draft County Development Plan 2022-2028 and the Chief Executive's Report. Having considered the Draft County Development Plan 2022-2028 and the Chief Executive's Report on submissions received the Elected Members resolved at a Special Council Meeting on the 3rd February 2022 to amend the Draft Development Plan. A number of these amendments constitute Material Alterations to the Draft Development Plan and accordingly, the proposed amendments are required to be placed on public display for a period of not less than 4 weeks in accordance with Section 12(7)(b) of the Planning and Development Act 2000 (as amended).

1.2 Purpose of this Document

The purpose of this report is to help inform and assist the public and other interested parties in consideration of the proposed amendments to the Draft County Development Plan. The proposed amendments constitute Material Alterations to the Carlow Draft County Development Plan 2022-2028. Carlow County Council has screened the Proposed Material Alterations and determined that certain alterations require full Strategic Environmental Assessment (SEA) and certain Material Alterations require stage 2 Appropriate Assessment (AA). In accordance with Section 12(7) of the Planning and Development Acts 2000 (as amended), the SEA and AA Determinations, the SEA Environmental Report (which includes information on the likely significant effects on the environment of implementing relevant alterations) and the AA Natura Impact Report, with a copy of the proposed Material Alterations to the Draft Plan, will be available for public inspection from Wednesday, 23rd February 2022 to Wednesday, 23rd March inclusive. Written submissions or observations on the above must be received between Wednesday, 23rd February 2022 to Wednesday, 23rd March inclusive. The Chief Executive will then prepare a further report on all submissions or observations received during the above time period and subsequently submit this report to the Members for their consideration. Having considered the amendments to the Draft Plan and the Chief Executive's Report on submissions received, Members will make the new Carlow County Development Plan 2022-2028. The new Plan will come into effect 6 weeks after the making of same.

1.3 Vol 1 and Vol 2 - How the Documents are Organised

The adopted amendments to the Draft Plan are set out in Part 2 of this report. They include changes to the text of the Draft Carlow County Development Plan Written Statement. Volume 2 contains amendments to appendices together with the SEA Screening Determination and amended SEA Environmental Report (which includes information on the likely significant effects on the environment of implementing relevant alterations), amended SEA Non-Technical Summary, AA Screening Determination and amended AA Natura Impact Report.

For the purposes of reading this report please note the following:

- Text with ~~red~~ is proposed for deletion
- Proposed new text is identified in **green**
- Text in black is from the Draft Plan as is.

Please note: A number of proposed amendments may contain a mix of deleted text and new text which would contain both ~~red strikethrough~~ and **green** text.

1.4 Mapping

This document is accompanied by a number of mapping additions / changes as appropriate including sites subject to rezoning (Chapter 15).

1.5 How to Make a Submission

Written submissions or observations regarding the **proposed amendments only** must be received between 23rd February 2022 and 23rd March 2022, either:

- Online: Via the online consultation portal at <https://consult.carlow.ie/>
- Via email to carlowcdp@carlowcoco.ie: or
- In writing to: Senior Executive Officer, Material Alterations - Draft Carlow County Development Plan 2022-2028, Planning Department, Carlow County Council, Athy Road, Carlow.

Submissions / observations should be made by one medium only and should include:

- Proposed Amendment(s) Reference Number(s) as shown in the document.
- Full Name of the person making a submission / observation with address on a separate page.
- Details of organisation/community group/ company which you represent where relevant.

Submissions or observations will be made public on the website and at the offices of Carlow County Council and will also form part of the statutory Chief Executive's Report to be presented to the full Council. You are responsible for ensuring no vexatious, libellous or confidential information, including confidential information relating to a third party (in respect of which the third party has not, expressly, or impliedly in the circumstances, consented to its disclosure) is included in your submission. The Planning Authority reserves the right to redact any submission or part thereof that does not comply with this requirement.

The processing of personal data for the purposes of receiving and dealing with submissions is lawful under Article 6(1)(e) of the GDPR Regulations and is subject to the Council's Data Protection Policy, which is available to view at <http://www.carlow.ie/wp-content/documents/uploads/Data%20Protection%20Policy%20GDPR%20Carlow%20Co%20Co%2013th%20June%202018.pdf>

**Part 2: Proposed Amendments to Written
Statement of the Draft Carlow County
Development Plan 2022-2028**

Chapter 1: Introduction and Context

Section 1.0 and Section 1.6 Strategic Themes and Objectives

(Amendment No. 1) Insert additional text in green in Chapter 1 'Vision' (page 1) and Section 1.6 'Strategic Themes and Objectives' (page 13) as follows:

The Vision for County Carlow is to champion quality of life through local employment provision, high quality development, healthy placemaking and transformational regeneration, to grow and attract a diverse innovative economy, to support the transition **from a linear to a circular economy**, and to a low carbon climate resilient environment delivering in a manner that embraces inclusiveness and enhances our natural and built environment for future generations.

Section 1.2.1 Strategic Environmental Assessment

(Amendment No. 2) Insert additional text in green in Section 1.2.1 'Strategic Environmental Assessment' (page 2) as follows:

1.2.1 Strategic Environmental Assessment

Environmental assessment is a procedure that ensures that the environmental implications of decisions are considered before such decisions are made. Strategic Environmental Assessment (SEA) is the term which has been given to the environmental assessment of plans and programmes, which help determine the nature and location of individual projects taking place. SEA is a systematic process of predicting and evaluating the likely significant environmental effects of implementing a proposed plan or programme, in order to ensure that these effects are adequately addressed at the earliest stages of decision-making, in tandem with economic, social and other considerations. **All plans and programmes¹ to be adopted by the Council shall comply with the requirements set out in the SEA Directive (Directive 2001/42/EC) and transposing Regulations.** The SEA process was integrated into the preparation of the County Development Plan and the SEA Environmental Report is contained as a separate document accompanying the Plan (Appendix I).

Section 1.6 Strategic Themes and Objectives

(Amendment No. 3) Amend Section 1.6 'Strategic Themes and Objectives', Strategic Objective SO 10 (page 14-15):- deleted text in red, new text in green as follows:

SO 10: Conserve **protect** and enhance the County's Green Infrastructure ~~and ecosystem services supporting the sustainable management of natural assets and the biodiversity of the County's protected habitats and species to provide a wide range of environmental, social and economic benefits to communities including ecosystems and habitats) and associated biodiversity and so provide communities with a wide range of environmental, social and economic benefits (ecosystem services).~~

(Amendment No. 4) Insert additional Strategic Objective (page 15) Section 1.6 'Strategic Themes and Objectives', new text in green as follows:

SO 14: Support and promote tourism in the county as a key economic driver in a sustainable manner that is compatible with the sensitivity of rural areas, the existing quality of life, and the protection and enhancement of the county's natural environment.

¹ As defined by Article 2(a) of the SEA Directive, 'plans and programmes' shall mean plans and programmes, including those co-financed by the European Community, as well as any modifications to them: — which are subject to preparation and/or adoption by an authority at national, regional or local level or which are prepared by an authority for adoption, through a legislative procedure by Parliament or Government, and — which are required by legislative, regulatory or administrative provisions

Chapter 2: Core Strategy and Settlement Strategy

Section 2.8.1 Key Town – Carlow

(Amendment No. 5) Insert additional after Policy CS P4, Section 2.8.1 ‘Key Town – Carlow’ (page 25), new text in green as follows:

Protect, strengthen and enhance the biodiversity and ecological function of the green infrastructure network in Carlow Town, including the River Barrow, which is a designated Special Area of Conservation.

Section 2.8.2 District Towns

(Amendment No. 6) Insert additional Policy after CS P7, Section 2.8.2 ‘District Towns – Policies’ (page 26), new text in green as follows:

To support the continued growth and sustainable development of Tullow and Muine Bheag with appropriate levels of growth as provided in Table 2.7 Core Strategy. As part of the review of the Local Area Plan sustainable compact growth of town centre zoned sites will be prioritised together with a renewed focus on the town centre first principles and the appropriate development of regeneration / opportunity sites.

(Amendment No. 7) Insert additional Objective after Section 2.8.2 ‘District Towns – Policies’ (page 26), new text in green as follows:

To carry out an Area Based Transport Assessment for the District Towns of Tullow and Muine Bheag as an iterative process with the review of the relevant Local Area Plan which will support and inform the implementation of transport, demand management and land use measures to ensure the sustainable integration of land use and transport planning with an emphasis on enabling sustainable transport and mobility objectives for the Plan area.

Section 2.16 Core Strategy Table

(Amendment No. 8) Amend Section 2.16 ‘Core Strategy Table’ Table 2.7 (page 37):- deleted text in red, new text in green as follows:

SETTLEMENT TYPE	SETTLEMENT NAME	Population and Housing						Land Zoning Required					
		Census 2016 Population	Census 2016 (%)	Projected Population Increase 2028	Housing Target (units)	Housing Target (%)	Residual Provision (units/ha) ²	Housing Yield on Existing undeveloped Zoned Land in Existing Plan	Quantum of undeveloped zoned Town / Village Centre that can accommodate an element of Residential 2022-2028 (ha)	Quantum of Land Zoned New Residential (ha)	Potential Units deliverable on town Centre / Village Centre Lands 2022-2028	Quantum of Housing Units for land zoned new Residential	% of Units that can be accommodated on brownfield / infill (inc-Residual provision)
County		56,932		7,068	3,107								
Key Town	Carlow Town ³	19,994	35%	3064 3,017	1352 1330 (900 within TC area)	42.8%	333	790 ⁴ 1087 ⁵	8.75	17	370	530	100% ⁶
District Towns	Tullow	4,673	8%	919	404	13%	101	514	4.31	21 ⁷	52	295	Subject to LAP Review (2023)
	Muine Bheag	2,837	5%	671	295	10%	74	494	2.42	32.5 ⁸	52	362	Subject to LAP Review (2023)
Small Towns*	Rathvilly	944	1.7%	141	62	2%	16 (0.8ha)	N/A	1.4	5.0 5.8	10	52 68	68% 75%
	Leighlinbridge	914	1.6%	226	99	3%	-	N/A	0.2	4.42	6	93	100%
	Ballon	712	1.2%	141	62	2%	20 (2.0ha)	N/A	1.8	2.0 4.0	22	40 60	100%
	Borris	652	1.1%	141	62	2%	22 (2.2ha)	N/A	3.93	2.52 4.72	32	30 50	100% 73%
	Hacketstown	597	1%	127	56	1.8%	20 (1.9ha)	N/A	1.0	4.3 6.45	16	40 60	64% 47%
	Carrickduff	442	0.8%	76	33	1%	5	N/A	0	3.5 3.4	0	33 38	73% 29%
	Tinnahinch	306	0.5%	60	26	0.8%	-	26	0	2.4	0	26	100%
Larger Serviced Villages*	Palatine	398	0.7%	57	25	0.8%	-	N/A	2.34	1.23	11	14	64%
	Ballinabrannagh	466	0.8%	14 55	6 25	0.8%	6 (0.6ha)	N/A	1.37	2.46 4.86	4	5 27	100% 30%
	Rathoe	304	0.5%	41	18	0.6%	8 (0.7ha)	N/A	0.59	2.33 2.0	6	12 20	33% 23%
	Fennagh	402	0.7%	57	25	0.8%	-	N/A	1.8	0.69	15	10	80%
	Myshall	286	0.5%	51	23	0.7%	-	N/A	0.8	2.17	2	20	52%
	Clonegal	278	0.5%	21	9	0.3%	-	N/A	0.87	2.5	0	9	100%
	Kildavin	184	0.3%	35	16	0.5%	5 (0.5ha)	N/A	0.7	0.74 1.5	6	10 15	63% 29%
Tinryland	378	0.66%	21 27	9 12	0.3%	-	N/A	2.21	0.69 1.49	4	5 8	100% 75%	
Smaller Serviced Villages	Bennekerry, Old Leighlin, Nurney, Ardattin, Glynn, Ticknock, Ballinkillen, Bilboa, St. Mullins, Clonmore												
				271	119	3.8%							
Rural Areas	Rural Nodes and Rural One Offs												
	Grange, Drumphea, Ballymurphy, Garyhill, Rathanna, Newtown, Newtown- Fennagh.												
			934	406	13%								

² Additional units to be accommodated on serviced, zoned lands in settlements, over and above the minimum required in order to allow a degree of choice and to reflect the fact that not all zoned lands will be released for development during the lifetime of the plan.

³ Allocation includes Carlow Environs which will be subject to a Joint Urban Area Plan with Laois County Council. This plan provides an allocation of 900 units to the former Town Council Area with the balance of units to be provided in the Carlow Environs Area.

⁴ Town Council Area.

⁵ Carlow Environs LAP Area.

⁶ Town Council Area.

⁷ As per Core Strategy of existing Tullow LAP 2017-2023- Zonings will be reviewed as part of LAP process in 2023/2024.

⁸ As per Core Strategy of existing Muine Bheag / Royal Oak LAP 2017-2023- Zonings will be reviewed as part of LAP process in 2023/2024.

Section 2.23.2 Active Land Management

(Amendment No. 9) Insert additional Objective after CS O4, Section 2.23.2 'Active Land Management' (page 43), new text in green as follows:

Actively promote the redevelopment and renewal of areas in need of regeneration through appropriate active land management measures including availing of statutory powers under the Derelict Sites Act, Housing Act, Vacant Site Levy and supporting implementation of the Residential Zoned Land Tax together with other statutory provisions to actively promote regeneration of urban and rural areas within the County.

Section 2.24 Monitoring and Evaluation

(Amendment No. 10) Insert additional Policy after CS P12, Section 2.24 'Monitoring and Evaluation' (page 43), new text in green as follows:

As part of the two-year progress report to review and report on the implementation of active land management measures within the County, to monitor progress in activation of lands and to establish measurable targets thereafter for monitoring on an annual basis.

Section 2.25 Core Strategy Objectives

(Amendment No. 11) Insert additional text in green to CS O9, Section 2.25 'Core Strategy Objectives' (page 44) as follows:

Promote the integration of spatial planning and transport policy, **ensure the maintenance of the strategic function of the national roads' network in the County**, and promote sustainable public transport including a public bus service for Carlow town and active travel alternatives throughout the County.

Chapter 3: Housing

Section 3.4 Housing Strategy / Housing Need Demand Assessment

(Amendment No. 12) Amend Section 3.4 'Housing Strategy / Housing Need Demand Assessment and Policy HS P5 (pages 49- 50):- deleted text in red, new text in green as follows:

3.4 Housing Strategy /Housing Need Demand Assessment (HNDA)

The preparation of a Housing Strategy is a mandatory requirement under Part V of the Planning and Development Act 2000, as amended. The purpose of the Housing Strategy is to evaluate the housing needs of the existing and future population in the County.

The NPF (NPO 37) also requires each local authority to develop a Housing Need Demand Assessment (HNDA) which must underpin and support the preparation of housing strategies and housing policy. A HDNA is defined as "a database which allows local authorities to run a number of different scenarios to inform key decisions on housing need and supply". The HNDA will provide long-term estimates of future housing needs to support the preparation of Housing Strategies and inform housing policy outputs. While no formal guidance has issued regarding the expected requirements of the HNDA, the Department has published Section 28 Guidelines entitled 'Housing Supply Target Methodology for Development Planning'. These Guidelines underpin the development of the projected demand for the Housing Need and Demand Assessment (HNDA) tool for each county. The projected demand will inform the development of multi-annual social housing targets from 2021. As outlined in Section 3.1.3 this Plan must cater for an overall household demand of 3,107 households.

The Housing Strategy has determined that 926 households will not meet the affordability criteria for private **ownership or private** rental. These households are considered to require social and affordable housing. This equates to 29.8% of the anticipated households during the plan period. **Additional analysis pursuant to the Affordable Housing Act 2021 has determined that 10.7% of households will not be able to afford private market housing but will not be eligible for social housing, and will require affordable housing tenures.** In accordance with the ~~Urban Regeneration and Housing Act 2015~~ **Affordable Housing Act 2021** there will be a requirement for ~~up to 10%~~ **20%** social **and affordable** housing in developments on lands **in respect of which permission for the development of houses is granted** ~~zoned for residential use or a mixture of residential and other uses~~ with more than ~~nine~~ **four** residential units. Full details of the Housing Strategy are set out in Appendix IV.

HS P5: To apply a 10% social housing **and up to 10% affordable housing** requirement, pursuant to Part V of the Planning and Development Act 2000 (as amended), to land ~~zoned for residential use, or for a mixture of residential and other uses,~~ **in respect of which permission for the development of houses is granted,** except where development would be exempt from this requirement. **Affordable housing requirements will be subject to the demand for and viability of affordable housing on individual sites; the Council reserves the right to determine the appropriateness of 'Part V' affordable housing delivery for individual sites on a case-by-case basis.**

Section 3.8 Densities / Increased Heights

(Amendment No. 13) Insert additional text in green to Table 3.3 and Policy DN P4, Section 3.8 'Densities / Increased Heights – Policies' (page 55) , as follows:

DN P4: Apply graded densities in towns and villages having regard to the **Sustainable Residential Development in Urban Areas – Guidelines for Planning Authorities (2009) and the accompanying Urban Design Manual (2009), Circular Letter NRUP 02/21, the indicative residential density standards contained in Table 3.3, the** role of the town / village within the Settlement hierarchy, ensuring that developments are commensurate to the character of the existing built environment.

	Town / Village Centre	Edge of Centre
Carlow Town	>35ha	25-30ha
Tullow Muine Bheag	>30ha	20-30ha
Smaller Towns	25-30ha	20-25ha**
Villages	20-25ha	10-20ha

** Lower density residential development and serviced sites will be facilitated on appropriate sites within smaller towns and villages within the rural area in compliance with the programme for ‘new homes in small towns and villages’ NPO 18(b) .

Section 3.14 Traveller Accommodation

(Amendment No. 14) Insert map after Section 3.14 ‘Traveller Accommodation’ (page 59), which illustrated location of Traveller specific accommodation sites as follows:



Section 3.16.2 Rural Generated Housing Need

(Amendment No. 15) Amend Table 3.5 Rural Housing Policy Zone 1 ‘Category 2: Criteria for Functional Social Requirement’ (page 64):- deleted text in red, new text in green as follows:

RURAL HOUSING POLICY ZONE 1 RURAL AREAS UNDER URBAN INFLUENCE		
<u>CATEGORY 1:</u> CRITERIA FOR FUNCTIONAL ECONOMIC REQUIREMENT	OR	<u>CATEGORY 2:</u> CRITERIA FOR FUNCTIONAL SOCIAL REQUIREMENT
<p>The applicant shall demonstrate with relevant documentary proof, that they have a functional economic requirement to live in this rural area and wish to build a home for their own use. This includes persons who:</p> <p>(i) have existing occupational or employment related ties to the rural area, such as those involved in full-time agriculture, horticulture, forestry, as well as similar rural-based occupations, and where it can be adequately demonstrated to the satisfaction of the Planning Authority that it is their predominant occupation;</p> <p style="text-align: center;"><u>or</u></p> <p>(ii) can demonstrate their commitment to operate a full-time business from their proposed house in the rural area. The nature, viability, and location of any such business must be dependent on, and intrinsically linked to, the rural area. This must be supported by a business plan prepared by a suitably qualified and competent professional.</p>		<p>The applicant shall demonstrate with relevant documentary proof that they have a functional social requirement to live in this rural area, and wish to build a home for their own use. This includes persons who can demonstrate that they are living or have lived full-time in the local rural area for a minimum of 7 5 consecutive years at any stage prior to the making of the planning application, including returning migrants seeking a permanent home in their local rural area. For the purposes of this policy, ‘local rural area’ is defined as a site within an 8km radius of where the applicant is living or has lived.</p>
<p>Where an application for a rural house is being made on the basis of Category 1 <u>or</u> Category 2, the applicant shall also demonstrate:</p> <ul style="list-style-type: none"> ▪ that they do not own or have not been previously granted permission for a single house in the countryside in County Carlow and have not sold this house to an unrelated third party, save in exceptional circumstances; <u>and</u>, ▪ compliance with all normal siting and design considerations. <i>(Refer to also to Policy RH P6).</i> 		

Section 3.16.2 Rural Generated Housing Need

(Amendment No. 16) Insert additional Criteria to Rural Housing Policy Zone 2 Section 3.16.2 ‘Rural Generated Housing Need’ (page 65), new text in green as follows:

RURAL HOUSING POLICY ZONE 2 OTHER RURAL AREAS
CRITERIA
<p>(a)The applicant shall demonstrate compliance with all normal siting and design requirements. <i>(Refer also to Policy RH P6)</i></p> <p>(b) The applicant shall demonstrate that they are seeking to build their home in the rural area for their own full-time occupation, that they do not own or have not been previously granted permission for a single house in the countryside in County Carlow and have not sold this house to an unrelated third party, save in exceptional circumstances.</p> <p>(c) Any single housing developments within Rural Housing Policy Zone 2 will be required to demonstrate that new on-site wastewater treatment systems associated with single housing in Rural Housing Policy Zone 2, alone and in combination with existing systems, will not result in significant adverse effects on the River Slaney Valley Special Area of Conservation, including the Freshwater Pearl Mussel, which is a qualifying interest of the site.</p>

Section 3.16.4 Persons Residing in Bordering Counties - Policy

(Amendment No. 17) Amend Rural Housing Policy No. 5 Section 3.16.4 ‘Persons Residing in Bordering Counties – Policy’ (page 66):- deleted text in red, new text in green as follows:

It is the policy of the Council to:

RH P5: Consider applications for single housing in the countryside from applicants in neighbouring counties who are living or have lived full-time for a minimum period of ~~10~~ 7 consecutive years at a location within a 3km radius of the Carlow County border, at any stage prior to the making of the planning application, and subject to the following:

- (i) Where Rural Housing Policy Zone 1 applies, the applicant shall demonstrate compliance with Category 1, parts (a), (b) and (c), **or** with Category 2, parts (a), (b) and (c).
- (ii) Where Rural Housing Policy Zone 2 applies, the applicant shall demonstrate compliance with parts (a) and (b).
- (iii) The proposed site shall be within an 8km radius of where the applicant is living or has lived full-time for a minimum period of ~~10~~ 7 consecutive years.

Section 3.16.5 Siting and Design

(Amendment No. 18) Insert additional text in green to Section 3.16.5 'Siting and Design – Policies' (page 67), as follows:

The need to comply with the Spatial Planning and National Roads Guidelines for Planning Authorities DECLG (2012).

(Amendment No. 19) Amend Section 3.16.5 (vii) 'Siting and Design – Policies' (page 67) :- deleted text in red, insert new text in green, as follows:

(vii) The ability of a site to accommodate an appropriate on-site surface water management system in accordance with Sustainable Urban Drainage Systems (SuDS) measures, Carlow County Council SuDS Policy, ~~Urban Drainage Systems (SuDS) B.S 8301:1985~~ **the 'SuDS Manual' CIRIA C753**, and BRE Digest 365.

Section 3.16.11 Replacement of Derelict Houses in the Countryside

(Amendment No. 20) Insert additional text in green to Section 3.16.11 'Replacement of Derelict Houses in the Countryside – Policy RH P13' (page 68), as follows:

Facilitate the sensitive replacement of a structurally unsound derelict house (i.e. structure in ruinous or dangerous condition) as an alternative to the construction of a new single house elsewhere in the countryside. The development proposal, in terms of siting, scale, layout and design, shall be sympathetic to the character of the original structure and the site. Documentary evidence in the form of a structural survey and photographs shall be submitted in support of the application, **and a bat survey report as required and appropriate. Subject to the findings of the survey, a derogation licence under the European Communities (Birds and Natural Habitats) Regulations 2011 (as amended) may be required.** All other normal siting and design requirements will be applied, and the applicant/occupant will not be required to comply with rural housing policy criteria.

Chapter 4: Enterprise and Employment

Section 4.0 Introduction

(Amendment No. 21) Insert additional text in green to Section 4.0 'Introduction' (page 71), as follows:

Planning shapes the environment in which people live and work and it plays a key role in supporting the wider national economic, employment and enterprise objectives. With the establishment of the Local Enterprise Office under the Local Government Reform Act 2014, Carlow County Council has a more direct role in supporting economic development and employment opportunities by the preparation of a Local Economic and Community Plan, providing and supporting the delivery of infrastructure, implementing urban and rural economic initiatives with associated economic supports, by the zoning of appropriate lands for employment purposes and by ensuring that planning policy and objectives are supportive of business.

It is recognised that the opportunities for economic growth and investment in the immediate future are impacted arising from the Covid 19 Pandemic. **The Council will seek to build economic resilience by supporting an inherent part of the economic strategy for the Southern Region which focuses on building capacity while being responsive to emerging challenges. It acknowledges the need to ensure sufficient capacity is available in the Southern Region to bid for and win competitive bids for funding and to be ready to address potential risks to the economy. A key focus for the Council will be to develop and strengthen its bidding capacity, to identify infrastructure deficits and opportunities, to prepare strong business cases, to identify funding sources, to bid, and successfully attract competitive funding in accordance with RPO 70.**

~~Notwithstanding same,~~ The Council's Economic Strategy is aligned with proactive planning and will seek to co-ordinate investment with economic growth, making the County an attractive location for new business development. While the strategic role of Carlow Town is recognised for the future development of the County and Region it is important that enterprise development and economic growth can be facilitated throughout the County thereby seeking to achieve balanced and sustainable growth across County Carlow. The importance of rural development and the role of the rural economy in County Carlow is addressed in detail in Chapter 14.

Section 4.4 Enterprise and Employment

(Amendment No. 22) Insert additional Policy to Section 4.4.1 'Locations for Economic Development - Policies' (page 78), new text in green as follows:

ED P3: To drive economic growth arising from opportunities within Carlow due to its strategic location and connectivity on the Waterford-Kilkenny-Carlow-Dublin M9/Rail Network, to support collaboration and growth with strategic settlements on this route and to support the creation of Inter Urban Networks of Collaboration and Growth in accordance with RPO 30.

Section 4.4.3 Education and Skills

(Amendment No. 23) Insert additional text to Section 4.4.3 'Education and Skills' (page 85), new text in green as follows:

The RSES also recognises that lifelong learning and access to a variety of opportunities beyond school, is increasingly important. The role of employers in the development and provision of learning to ensure its relevance to the needs of the workforce is also supported.

(Amendment No. 24) Insert additional Policy to Section 4.4.3 'Education and Skills-Policies' (page 85), new text in green as follows:

ES P6: Support the development of the Southern Region as a Learning Region in support of RPO 186 and RPO 190 in partnership with the Regional Assembly, Local Authorities and other agencies as appropriate.

Section 4.7.3 Floorspace Requirements and Strategic Guidance on the Distribution of Floor space

(Amendment No. 25) Amend Section 4.7.3 ‘Floorspace Requirements and Strategic Guidance on the Distribution of Floor Space’ (page 92):- deleted text in red, new text in green, as follows:

4.7.3 Floorspace Requirements and Strategic Guidance on the Distribution of Floorspace

The floorspace potential for convenience and non-bulky comparison up to 2028 and distribution between the individual centres is identified in Table 4.6. The figures set out are a guide for the scale of new floorspace required to meet the needs of existing and future population of the County. A number of potential opportunity sites for the development of convenience and comparison retailing in Carlow Town, Tullow and Muine Bheag are identified in Appendix 1 of the Retail Strategy (Appendix V)

	Convenience	Non-Bulky Comparison
Net Future Floorspace	9,152	16,298
Area	Net Floorspace	Net Floorspace
Carlow Town	3,882	13,458
Remainder of County	4,941	2,375

Table 4.6 Future Floor Space Requirements

~~The lack of capacity for bulky comparison floorspace has been identified in the Retail Strategy. Additional floorspace has not been allocated for bulky comparison goods. However, this should not preclude bulky comparison floorspace (i.e. retail warehousing) in instances where it can be demonstrated that there will be a contribution to town centre vitality and viability due to its location, quality, accessibility and retail offer.~~

The quantitative assessment of the Retail Strategy has highlighted the lack of capacity for bulky comparison floorspace. However, a capacity assessment does not deal with the quality of floorspace which in the case of Carlow is quite poor in places and poorly located. In this context, it is not considered appropriate to make any floorspace allocation as part of this Retail Strategy. However, this should not preclude bulky comparison floorspace (i.e. retail warehousing) in instances where it can be demonstrated that there will be a contribution to town centre vitality and viability due to its location, quality, accessibility and retail offer. There should also be an evidenced based approach to any new bulky comparison floorspace and all planning applications should include a full retail impact statement which addresses existing bulky comparison provision in the town including as appropriate any change of use of existing retail bulky comparison premises elsewhere within the town to other non-retail uses since the making of this Retail Strategy. There are some issues with respect to the existing bulky comparison floorspace in terms of quality and location. Therefore, there will be opportunities to transition this floorspace to other non-retail uses over time and this will begin to address the capacity issue and support the case for more conforming bulky comparison floorspace at appropriate locations.

Section 4.8 Retail Policies

(Amendment No. 26) Insert additional Policy to Section 4.8 ‘Retail Policies’ (page 96), new text in green as follows:

RT P14: There will be a general presumption against large out-of-town retail centres in particular those located adjacent or close to existing, new or planned national roads/motorways, in accordance with the provisions of Retail Planning Guidelines for Planning Authorities, 2012.

Chapter 5: Sustainable Travel and Transport

Section 5.1.1 National Planning Framework, National Development Plan

(Amendment No. 27) Amend Section 5.1.1 'National Planning Framework, National Development Plan' (page 101):- deleted text in red, new text in green as follows:

5.1.1 National Planning Framework, National Development Plan.

Project Ireland 2040 supports the provision of a well-functioning integrated public transport system, enhancing competitiveness, sustaining economic progress and enabling sustainable mobility choices for citizens. In this regard, specific National Strategic Objectives seek to achieve the foregoing through requiring compact growth in towns and villages, achieving high quality international connectivity and transitioning to a low carbon and climate resilient society. The national investment priorities that will underpin the implementation of the National Planning Framework are contained in The National Development Plan 2018-2027 and will be further supported by the publication of the ~~forthcoming "Planning Land Use and Transport Outlook 2040" (in preparation by The Department of Transport, Tourism and Sport). PLUTO will comprise a long term framework to support the prioritisation of transport interventions and investment~~ **Department of Transport's forthcoming long-term investment framework for land transport."**

Section 5.1.6 Design Manual for Urban Roads and Streets

(Amendment No. 28) Insert additional text in green to Section 5.1.6 'Design Manual for Urban Roads and Streets' (page 103), as follows:

5.1.6 Design Manual for Urban Roads and Streets

The Design Manual for Urban Roads and Streets (DMURS) prepared for the Department of the Environment, Community and Local Government and Department of Transport, Tourism and Sport (updated in 2019) provides mandatory guidance for all urban roads and streets within the 60km/h urban speed limit. . **In response to the Covid-19 Pandemic, a supplementary DMURS Interim Advice Note was also published in 2020 on the DMURS website (available to download at www.dmurs.ie/supplementary-material).** The design standards for urban roads and streets seeks to balance the "place function" (i.e. the needs of residents and visitors) with the "transport function" (i.e. the needs of pedestrians, cyclists, public transport, cars and goods vehicles) while incorporating good planning and design practice with a focus on the public realm. The manual recognises the importance of assigning higher priority to pedestrians and cyclists, without unduly compromising vehicle movement in order to create secure, connected places that work for all members of the community.

Section 5.3 Sustainable Mobility / Modal Shift

(Amendment No. 29) Insert additional text in green to Objective MS O1, Section 5.3 'Sustainable Mobility / Modal Shift' (page 105), as follows:

MS O1: Support modal shift **at a County level** from private vehicles to sustainable modes **(walking, cycling Bus or Train)** to access work, school, college from 23% in 2016 **(Ref: Table 5.1)** to 28% in 2028.

(Amendment No. 30) Insert additional Objective MS O2 to Section 5.3 'Sustainable Mobility / Modal Shift' (page 105), as follows:

To carry out an Area Based Transport Assessment / Local Transport Plan in consultation with NTA, TII, IE and relevant stakeholders for Carlow Town, Tullow and Muine Bheag which will form an iterative process with the review of the relevant Local Area Plan and will include specifying baseline figures and ambitions /targets

for modal share, in order to encourage a modal shift away from the private car to more sustainable forms of transport, such as public transport, cycling and walking.

Section 5.5.1 Rail

(Amendment No. 31) Insert additional text in green to Section 5.5.1 'Rail' (page 107), as follows:

Carlow and Muine Bheag are serviced by the Dublin to Waterford intercity rail line. *The Rail Vision 2030: The Future of Rail Transport in Ireland* notes that the Dublin – Carlow line comprises one of high levels of demand on the mainline routes. Services from Carlow however are infrequent, with an hourly frequency at peak times and gaps of up to three hours between services during the day. Improvements to frequency and timetabling would improve Carlow's rail connectivity with the wider Eastern and Southern Region. **In this regard, it should be noted that as part of their Strategy 2027, which will have positive implications for rail connectivity from County Carlow, Iarnród Éireann is planning to enhance rail connectivity options to the north of Carlow at Kildare, including onward opportunities to Dublin, the West and South West of the country. Iarnród Éireann will also be publishing a Rail Freight 2040 Strategy that will address the reintroduction of new freight services on the rail network.**

Section 5.5.2 Bus

(Amendment No. 32) Amend Section 5.5.2 'Bus' (page 108):- deleted text in red, new text in green as follows:

5.5.2 Bus

The development of a quality bus system as an alternative to the private car is an essential element of an integrated and balanced land use transport system. Bus Eireann and private service providers operate public bus services in County Carlow. The delivery of a Carlow Town Bus Service in conjunction with the NTA is an objective of this Plan which will seek to connect the majority of residential areas within the town to the main employment, retail, health and education destinations. The provision of new direct pedestrian / cyclist paths to the bus stops from residential areas will shorten the distance, therefore improving the accessibility for residents living in these areas to the town bus network, thereby supporting the development of the '10 – minute Town' concept.

~~Transport for Ireland Local Link provides a rural local public transport bus service. The key priorities of the Local Link Rural Transport Programme seek to address rural social exclusion and the integration of rural transport services with other public transport services. The NTAs 'Local Link Rural Transport Programme Strategic Plan 2018 to 2022' aims to provide a quality nationwide community based public transport system in rural Ireland which responds to local needs. Its key priorities include the reduction of social exclusion and the integration of rural transport services with other public transport services. In addition, one of its key objectives is greater interaction/co-ordination with Local Authorities regarding the assessment of strategic transport needs and in the development of proposed transport plans for local areas. Rural transport services can perform an important role in providing for social and economic connectivity between small villages/rural areas and larger towns. While a service is provided in County Carlow greater connectivity and service provision is required between settlements in the county and wider region.~~

The NTAs 'Local Link Rural Transport Programme Strategic Plan 2018 to 2022' aims to provide a quality nationwide community based public transport system in rural Ireland which responds to local needs. Its key priorities include the reduction of social exclusion and the integration of rural transport services with other public transport services. In addition, one of its key objectives is greater interaction/co-ordination with Local Authorities regarding the assessment of strategic transport needs and in the development of proposed transport plans for local areas. Rural transport services can perform an important role in providing for social and economic connectivity between small villages/rural areas and larger towns. While a service is provided in County Carlow greater connectivity and service provision is required between settlements in the county and wider region.

(Amendment No. 33) Insert additional text in green to Section 5.5.2 'Bus', Policy PT 2 and include additional Policy PT P4: 'Bus' (page 108), as follows:

PT. P2: Support transport agencies, **including the National Transport Authority (NTA) and Iarnród Éireann**, in the provision of new public transport services and routes, enhancement of the quality, frequency and speed of existing train and bus public transport services with measures incorporated to facilitate access for all.

PT P4: Ensure that public transport infrastructure, as required and appropriate, is considered as part of any significant residential or commercial development proposals e.g. evaluation for requirement for new bus stops, turnaround facilities, pedestrian access, and layover facilities.

Section 5.8.2 National Road Network-Policies

(Amendment No. 34) Insert additional policies to Section 5.8.2 'National Road Network-Policies' (page 113), new text in green as follows:

NR P5: To implement Section 2.8 of the DoECLG Spatial Planning and National Roads Guidelines relating to the provision of service areas and roadside facilities on national roads or any updates thereto during the life of this Plan and subject to meeting all other planning and environmental criteria.

NR P6: To seek to ensure that the capacity and efficiency of the national road network drainage regimes in County Carlow are safeguarded for national road drainage purposes'.

Section 5.8.5 Urban Roads and Streets

(Amendment No. 35) Insert additional text in green to Section 5.8.5, Policy UR P1 'Urban Roads and Streets' (page 118), as follows:

UR P1: Ensure that all urban roads and streets in our towns and villages, including residential streets in housing estates are designed in accordance with the principles, approaches and standards set out in the 'Design Manual for Urban Roads and Streets' (2013/2019) and any further update to the Manual during the life of this Plan **and to implement TII Publication Standard DN-GEO-03084 'The Treatment of Transition Zones to Towns and Villages on National Roads' as appropriate.**

Section 5.9 Infrastructural Improvement Process

(Amendment No. 36) Insert additional text in green to Section 5.9 'Infrastructural Improvement Process' (page 119), as follows:

5.9 Infrastructural Improvement Process

All National Road projects excluding **TII National Road Schemes which will be progressed in accordance with TII Project Management Guidelines and Project Appraisal Guidelines** will be progressed in accordance with the "TII Project Management Guidelines, while Non-National Road Improvement projects will comply with the Department of Transport Guidance for the "Management and Appraisal of Regional and Local Strategic and Specific Road Improvement Programmes". Compliance must also be outlined in accordance with the "Public Spending Code- A Guide to Evaluating Planning and Managing Public Investment"

Section 5.14 Car Parking

(Amendment No. 37) Insert additional text in green to Section 5.14 'Car Parking' (page 121), as follows:

5.14.1 Car Parking

The Planning Authority will require car parking to be provided at the rates set out in Chapter 16 Development Management Standards. Reduced car parking provision maybe considered for commercial town centre sites in order to tackle urban decline, promote investment and help sustain more sustainable travel modes. **Flexibility in car parking standards for development (including residential) may also be applied in urban infill and brownfield sites in urban areas based on performance criteria in order to achieve targeted growth.**

(Amendment No. 38) Insert additional Policy CS P7, in green to Section 5.14 'Car Parking' (page 122), as follows:

To apply flexibility where appropriate in response to well-designed development proposals that can achieve urban infill and brownfield development objectives in urban areas subject to strict qualitative criteria being achieved and provided public safety is not compromised and the environment is suitably protected.

Chapter 6: Infrastructure and Environmental Services

Section 6.2 Public Wastewater Collection and Treatment

(Amendment No. 39) Amend Section 6.2 'Public Wastewater Collection and Treatment' (page 127):- deleted text in red, new text in green as follows:

6.2 Public Wastewater Collection and Treatment

Irish Water is responsible for the delivery, integration and implementation of strategic public wastewater projects and infrastructural improvements in the County. There are currently 25 no. public wastewater treatment plants (WWTP) in the County. ~~The upgrade of Tullow WWTP is at an advanced stage of design with construction proposed to commence in 2021.~~ **The upgrade of Tullow WWTP upgrade is currently at construction stage with anticipated timeframe for completion in Q4 2023. The anticipated timeframe for completion of the Muinebheag/Leighlinbridge WWTP upgrade is Q1 2024.** Improvement and upgrade works are also proposed for Mortarstown WWTP in Carlow, and Borris WWTP. **At the lower end of the settlement hierarchy, there are constraints in three of the Larger Serviced Villages, and Irish Water has recently announced funding for the provision of a WWTP upgrade at Ballinabrannagh under the "Small Towns and Villages Growth Programme" (STVGP).**

Irish Water will commence a Drainage Area Plan (DAP) for Carlow Town in Q1 2022. The DAP will assess the performance of the wastewater networks in the town. In parallel with the DAP, a Strategic Network Development Plan is also being progressed by Irish Water for Carlow Town, which will be high-level study that will help inform how undeveloped zoned sites within the town could be serviced.

Irish Water and Carlow County Council are continually progressing sewer rehabilitation activities, capital maintenance activities and other such works. Irish Water and Carlow County Council will continue to monitor the performance of the networks to ensure that the most urgent works are prioritised as required over the Plan period.

Section 6.4 Wastewater Treatment – Commercial and Tourism Uses

(Amendment No. 40) Include additional text in green to policy WT P1, Section 6.4 'Wastewater Treatment-Commercial and Tourism Uses' (page 129) as follows:

WT P1: Ensure that the proposed wastewater treatment system for development in unserviced areas complies with the relevant EPA Code of Practice, the Water Framework Directive, the National River Basin Management Plan 2018-2021 (as maybe updated) and the Habitats Directive. **There will be a general presumption that development will be focused into areas that are serviced by public wastewater collection networks where available.**

Section 6.5 Surface Water Drainage / SuDS - Policies

(Amendment No. 41) Insert additional text to policy SW P2 to Section 6.5 'Surface Water Drainage/SuDS - Policies' (page 130), new text in green as follows:

Ensure, **as an alternative to underground tanks and piped outfalls to watercourses**, that all development proposals incorporate Sustainable Drainage Systems and promote the use of green infrastructure e.g. green roofs, green walls, planting and green spaces for surface water retention purposes, as an integrated part of SuDS and maximise the multi-functional potential of these systems including benefits for biodiversity and amenity value wherever possible.

(Amendment No. 42) Insert additional policies to Section 6.5 ‘Surface Water Drainage-SuDS - Policies’ (page 130), new text in green as follows:

SW P5: Seek to minimise in as far as is practical the discharge of additional surface water to combined (foul and surface water) sewers (in existing combined sewer serviced areas) in order to maximise the capacity of existing collection systems for foul water.

SW P6: Require all new developments to provide a separate foul and surface water drainage system and to incorporate sustainable urban drainage systems where appropriate in new development and the public realm.

Section 6.6.5 Management of Certain Waste Resources

(Amendment No. 43) Amend Section 6.6.5 ‘Management of Certain Waste Resources’ Construction and Demolition Waste (page 132) :- deleted text in red, new text in green as follows:

Construction and Demolition Waste: Reuse and recycling of construction and demolition waste will be supported by the Council. The Council will have regard to and require compliance with the ~~‘Best Practice Guidelines on the Preparation of Waste Management Plans for Construction and Demolition Projects’ (July 2006), in the management of waste from construction and demolition projects with~~ EPA’s **‘Best Practice Guidelines for the Preparation of Resource Management Plans for Construction & Demolition Projects 2021 in the management of waste from construction and demolition projects, which supersedes previous 2006 Guidelines published by the Department of the Environment, Heritage and Local Government.**

Section 6.8 Information and Communications Technology

(Amendment No. 44) Insert additional text in green to Section 6.8 ‘Information and Communications Technology’ (page 137) as follows:

6.8 Information and Communications Technology

Telecommunications investment is essential for furthering the social and economic development of County Carlow. The importance of advanced communications infrastructure is recognised for an information-based society, and as a key support for business, education and research. **The RSES supports the development of a Smart City and Smart Region (RPO 13 and 134) involving a systematic integration of information and communication technologies (ICT) in planning, design, operations and management.** Intensive digitisation of telecommunications offers a competitive advantage in attracting economic development and investment and contributing to sustainability goals by facilitating more flexible working arrangements, enabling people to work and communicate remotely. To this end, the need to build new infrastructure to provide increased capacity, improve the quality of coverage and to meet the demand for services is recognised. Carlow County Council acknowledges the importance of telecommunications, particularly broadband telecommunications, in terms of capitalising on investment opportunities and will encourage the further co-ordinated and focused development and extension of telecommunications infrastructure including broadband connectivity in the county, as a means of improving economic competitiveness.

Section 6.9.1 Water Quality

(Amendment No. 45) Amend Section 6.9.1 ‘Water Quality’ (page 140):- deleted text in red, new text in green as follows:

6.9.1 Water Quality

Water quality is a key issue that affects everybody, and its protection is the responsibility of all sections of society. Ensuring that our local natural water bodies are clean and well protected is critically important to our health and wellbeing. A healthy catchment provides high quality drinking water and supports local livelihoods such as agriculture, food production, tourism and water based recreational activities (walking, swimming,

angling and water sports). It also sustains and supports ~~water dependent ecosystems~~ **water dependent habitats and species** (plants, animals, fish and insects) that depend on clean, healthy waters to survive.

Section 6.10.3 The Planning System and Flood Risk Management Guidelines

(Amendment No. 46) Insert additional text to Section 6.10.3 'The Planning System and Flood Risk Management Guidelines' (page 145), new text in green as follows:

Flood zones are geographical areas within which the likelihood of flooding is in a particular range and they are a key tool in flood risk management within the planning process as well as in flood warning and emergency planning.

There are three types or levels of flood zones defined for the purposes of these Guidelines:

Flood Zone A – where the probability of flooding from rivers and the sea is highest (greater than 1% or 1 in 100 for river flooding or 0.5% or 1 in 200 for coastal flooding);

Flood Zone B – where the probability of flooding from rivers and the sea is moderate (between 0.1% or 1 in 1000 and 1% or 1 in 100 for river flooding and between 0.1% or 1 in 1000 year and 0.5% or 1 in 200 for coastal flooding);

and

Flood Zone C – where the probability of flooding from rivers and the sea is low (less than 0.1% or 1 in 1000 for both river and coastal flooding). Flood Zone C covers all areas of the plan which are not in zones A or B.

Section 6.10.5 Flood Risk Management – Objectives

(Amendment No. 47) Insert additional text to Objective FR O2, Section 6.10.5 'Flood Risk Management – Objectives' (page 145), new text in green as follows:

FR O2: Facilitate the provision of new, or the augmentation of existing flood defences and protective measures, where necessary **including natural flood management measures where deemed appropriate** and to support the implementation of proposed flood schemes **while also seeking to ensure zoning or development proposals support and do not impede or prevent the progression of these schemes** subject to compliance with the requirements of the EU Habitats Directive, the protection of natural and built heritage and visual amenities.

Section 6.13 Light Pollution

(Amendment No. 48) Insert additional new policy LP P3, Section 6.13 'Light Pollution' (page 147), new text in green as follows:

Seek to ensure that the use of energy efficient (LED) lighting, both in relation to planning applications and local authority projects, minimises any significant adverse effects on biodiversity with the use of appropriate lighting in sensitive areas.

Section 6.14 Major Accident Directive

(Amendment No. 49) Amend Section 6.14 'Major Accident Directive' (page 147):- ~~deleted text in red~~, new text in green as follows:

The EU Directive (96/82 EC) on the control of major accidents hazards, commonly referred to as the SEVESO II Directive, was adopted in 1999. ~~The Directive aims to prevent major accident hazards involving dangerous substances and chemicals and the limitation of their consequences for people and the environment. At present, there are no 'Seveso' sites (identified within the 'COMAH Regulations as 'locations where significant~~

~~quantities of dangerous substances are stored') within County Carlow.~~ The Directive is implemented in Ireland through the Chemicals Act (Control of Major Accident Hazards involving Dangerous Substances) Regulations 2015 (COMAH Regulations). The Directive aims to prevent accident hazards from dangerous substances and to limit the consequence of such accidents through the following measures:

- The siting of new Major Accident Hazard sites.
- Modification of existing Major Accident Hazard sites.
- Development in the vicinity of a Major Accident Hazard site which by virtue of its type or siting is likely to increase the risk or consequence of a major accident.
- Site specific emergency planning by the local authority and site operator.

A Major Accident Hazard Site (SEVESO Site) is a site where the occupier has notified the Health and Safety Authority (HSA) that they meet a specified threshold for quantities of hazardous substance as outlined in the above-mentioned Regulations i.e. sites defined by COMAH Regulations as '*locations where significant quantities of dangerous substances are stored*'. The HSA provides advice to Planning Authorities, where appropriate, in respect of planning applications for development within a certain distance of the perimeter of these sites. The Council is required to seek technical advice from the HSA in relation to any planning application directly pertaining to a SEVESO site or within "consultation distance" of these establishments. At present there are no SEVESO sites within County Carlow.

The HSA approach to Land-use Planning is set out in the document '*Policy & Approach of the Health and Safety Authority to COMAH Risk-based Land-use Planning*', which is available to download at https://www.hsa.ie/eng/Your_Industry/Chemicals/Legislation_Enforcement/COMAH/Land_Use_Planning/

(Amendment No. 50) Amend Section 6.14.1 'Major Accident Directive-Policies' (page 147) and include additional text in green as follows:

MA P2: ~~Consult with and have regard to the technical advice of the Health and Safety Authority in relation to proposed land uses in proximity to any future SEVESO site(s).~~

Have regard to the provisions of the Major Accident Directive (EC Directive 2012/18/EU), including any regulations under any enactment giving effect to that Directive, and to the technical advice of the Health and Safety Authority (HSA), in relation to any identified SEVESO sites in the county during the lifetime of this Plan and to the control of development with respect to:

- The siting of Major Accident Hazard sites.
 - The modification of an existing Major Accident Hazard site.
 - Specified development in the vicinity of a Major Accident Hazard site.
-

Chapter 7: Climate Action and Energy

Section 7.10.1 Renewable Energy

(Amendment No. 51) Include additional text in green to Section 7.10.1 'Renewable Energy (page 160):

7.10.1 Renewable Energy

The potential for each renewable energy type in Carlow is dependent on the abundance of the natural resource available, along with environmental and infrastructural constraints and facilitators. The scale of developments can range from micro to large-scale, providing energy for a single dwelling, a commercial property, or being exported to the electricity grid for distribution. **Renewable energy technologies can also be successfully co-located, or located alongside installations for energy storage, conversion, and grid stability. This approach can help enable greater penetration of renewable energy on the national grid, as well as integration of renewable electricity with transport and the gas grid.** Renewable energy development decreases reliance on fossil fuels and imports, reducing greenhouse gas emissions and improving security of supply.

(Amendment No. 52) Insert additional new policy RE P2, Section 7.10.1 'Renewable Energy' (page 161), new text in green as follows:

Support the co-location of renewable energy technologies on a case-by-case basis subject to compliance with planning and environmental criteria.

Section 7.10.3.2 Solar Energy

(Amendment No. 53) Amend Policy SE P1, Section 7.10.3.2 'Solar Energy' (page 165):- deleted text in red as follows:

Se p1:Favourably consider the redevelopment of brown field sites for ~~large~~ solar PV projects subject to proper planning and environmental considerations.

Section 7.10.3.6 Geothermal Energy (Ground Source Heat Pumps)

(Amendment No. 54) Include additional text in green to Section 7.10.3.6 'Geothermal Energy (Ground Source Heat Pumps)' (page 168):

7.10.3.6 Geothermal Energy (Ground Source Heat Pumps)

Ground-source heat pumps (GSHPs) exploit geothermal energy to provide space heating and cooling. The heat pumps utilise the low temperature geothermal resources closer to the surface, which act as a heat source during heating and a sink into which excess heat is released during cooling. Geothermal energy offers a reliable resource as the temperature of the earth below a certain depth, typically ten metres, is relatively stable. **In recognition of the important role geothermal energy plays in decarbonising the energy sector, the Geological Survey of Ireland (GSI) has published 'An Assessment of Geothermal Energy for District Heating in Ireland'. This document supports and complements a simultaneous 2020 publication by the Department of Environment, Climate and Communications entitled 'Geothermal Energy in Ireland, A Roadmap for a Policy and Regulatory Framework'.**

Section 7.13.4 Nature Based Approaches and Green Infrastructure

(Amendment No. 55) Amend text in Section 7.13.4 (para 4, page 176) :- deleted text in red, new text in green as follows:

Within County Carlow there are opportunities to expand and strengthen the green infrastructure network and to further explore its integration into both public and private developments in the future. It is ~~the Council's~~

~~intention~~ **an Objective of the Council under Objective GI. O1 in Chapter 9** to develop a Green Infrastructure Strategy for the County in consultation with all key stakeholders and with the public during the lifetime of this Plan. ~~It~~ **The Strategy** will identify key green infrastructure aims and objectives for Carlow, taking account of the priority projects identified in this Plan and it will provide for the delivery of these projects including the provision of appropriate funding mechanisms. ~~(Refer also to Chapter 9).~~

Section 7.13.6 Sustainable Urban Drainage Systems

(Amendment No. 56) Amend text in Section 7.13.6 (para 2, page 177):- deleted text in red, new text in green as follows:

In recognition of the importance of SuDS, and to reduce the potential impact of existing and predicted flood risks and to improve biodiversity and amenity value, the Council ~~has~~ **is preparing a new** SuDS policy/guidance document **which will be adopted during the lifetime of this Plan.** It is an objective of the Council to require all development (including extensions to existing development) proposals to incorporate SuDS measures. (Refer also to Chapter 6).

Chapter 8: Community Development

Section 8.8.1.4 Children and Young People – Policies

(Amendment No. 57) Insert additional text to policy YP P2, Section 8.8.1.4 ‘Children and Young People – Policies’ (page 191), new text in green as follows:

YP P2: Consider the needs of children and young people, including those with disabilities and additional needs, in the provision of indoor and outdoor play and recreational facilities, **and to consult with relevant stakeholders as maybe appropriate regarding design considerations for local authority developments.**

Section 8.8.3 People with Disabilities

(Amendment No. 58) Insert additional text to Section 8.8.3 ‘People with Disabilities’ (page 192), new text in green as follows:

According to Article 1 of the UN Convention on the Rights of Persons with Disabilities, persons with disabilities include those who have long-term physical, mental, intellectual, or sensory impairments which in interaction with various barriers may hinder their full and effective participation in society on an equal basis with others. **Carlow County Council is cognisant of the ‘National Disability Inclusion Strategy (NDIS) 2017-2022 and ratification by Ireland in 2018 of the United Nations Convention on the Rights of Persons with Disabilities (UNCRPD).**

Section 8.10 Education Facilities

(Amendment No. 59) Insert additional text to policy EF P2, Section 8.10 ‘Education Facilities - Policies’ (page 200), new text in green as follows:

EF P2: Support and facilitate, as appropriate and subject to site suitability, the development and expansion of education facilities and services in the County, **including:**

- **the development of ASD (Autism Spectrum Disorder) units throughout the County to ensure the needs of all students are met: and**
- **the protection of existing school sites for education use and where appropriate the land buffers adjoining them.**

(Amendment No. 60) Amend Policy EF. P6, Section 8.10 ‘Education Facilities - Policies’ (page 200):- deleted text in red, new text in green as follows:-

EF P6: ~~Encourage facilities connected with the integration of those with special needs into the education system of streamlined schools.~~ **Encourage the mainstream education provision of people with special needs, including the development, as appropriate, of necessary supporting facilities.**

Section 8.15. Arts and Cultural Facilities - Policies

(Amendment 61) Insert additional text to policy CA P1, Section 8.15 ‘Arts and Cultural Facilities - Policies’ (page 205), new text in green as follows:

CA P1: Encourage the provision of new or improved cultural, arts and entertainment facilities, particularly in the parts of the County where there is a deficiency in such provision, **and to recognise and support the role of arts and culture as a form of community infrastructure that can make a positive contribution to the public realm, including urban development, regeneration, and placemaking.**

Chapter 9: Landscape and Green Infrastructure

Section 9.8 Landscape - Policies

(Amendment No. 62) Insert additional text in green to Policy LA. P1 , Section 9.8 ‘Landscape - Policies’ (page 225) as follows:-

LA P 1: Protect and maintain the overall integrity of the County’s landscape, by recognising its capacity to sustainably integrate and absorb **appropriate** development, and by ensuring that development protects, retains and, where necessary, enhances the appearance and character of the landscape, and does not unduly damage or detract from those features which contribute to its value, character, distinctiveness and sensitivity e.g. landform, habitats, scenic quality, settlement pattern, historic heritage, amenity, land use and tranquillity.

(Amendment No. 63) Insert additional text in green to Policy LA. P2 , Section 9.8 ‘Landscape - Policies’ (page 225) as follows:-

LA P2: Ensure that development will not have a disproportionate landscape or visual impact in sensitive upland areas of the County (due to siting, layout, design or excessive scale, **height**, and bulk) and will not significantly interfere with or detract from scenic upland vistas, when viewed from the surrounding environment, including nearby areas, scenic views and routes, and from settlements.

Section 9.10 Benefits of Green Infrastructure

(Amendment No. 64) Insert additional text in green to Section 9.10 ‘Benefits of Green Infrastructure’ (page 228) as follows:-

Section 9.10 Benefits of Green **and Blue** Infrastructure

Green and blue infrastructure is essentially the green spaces and the water environment.

Section 9.11 Green Infrastructure – A Strategy for Carlow

(Amendment No. 65) Insert additional text in green to Policy GI P7 , Section 9.11 ‘Green Infrastructure Policies’ (page 230) as follows:-

GI P7: Promote a network of walking and cycling trails to enhance accessibility to the County’s green infrastructure network, and ensure such proposals are subject to **feasibility (including alternatives to the use of existing green infrastructure) and** route/site selection processes so that impacts to biodiversity and nature conservation interests are avoided’.

Chapter 10: Natural and Built Heritage

Section 10.2 Natural Heritage

(Amendment No. 66) Insert additional text in green to policy NH P2, Section 10.2 'General Natural Heritage - Policies' (page 234) as follows:-

NH P2: Ensure as far as is practicable that development does not adversely impact on wildlife habitats and species and that biodiversity is conserved for the benefit of future generations in the interests of sustainability. **This will include moving towards no net loss of biodiversity from plans adopted by and projects granted permission/authorised by the Council.**

(Amendment No. 67) Insert additional text in green to objective NH O1, Section 10.2 'General Natural Heritage - Objectives' (page 235) as follows:-

NH O1: **Implement relevant actions from the National Biodiversity Action Plan 2017-2021 (and any superseding plan) and to** prepare a County Heritage Plan and Biodiversity Action Plan during the lifetime of this **County Development Plan in accordance with RPO 126 in the RSES**, to ensure the protection and appreciation of heritage and nature at local level including recognition of rich biodiversity of designation of existing special areas of conservation i.e. Blackstairs Mountains, Slaney River Valley and River Barrow and River Nore SAC.

Section 10.3 Natura 2000 Sites

(Amendment No. 68) Amend Policy NS. P2 , Section 10.3 'Natura 2000 Sites - Policies'' (page 236):- deleted text in red new text in green as follows:-

NS P2: **Screening for Appropriate Assessment and if required Appropriate Assessment is undertaken for all plans to be adopted and projects to be granted permission/authorised by the Council.** Where likely significant effects have been identified **in respect of any plan or project not directly connected with or necessary to the management of a Natura 2000 site, either individually or in combination with other plans or projects,** ensure appropriate assessment, in accordance with Article 6(3) ~~and 6(4)~~ of the Habitats Directive. ~~is carried out in respect of any plan or project not directly connected with or necessary to the management of a Natura 2000 site in order to determine that there will not be adverse impacts on a Natura 2000 site, either individually or in combination with other plans or projects which may give rise to significant, cumulative, direct, indirect or secondary impacts on Natura 2000 sites will not be permitted unless for reasons of overriding public interest.~~ **The Council shall only agree to the plan or project after having ascertained that it will not adversely affect the integrity of the site concerned, unless the plan or project is subject to the provisions of Article 6(4) of the Habitats Directive.'**

(Amendment No. 69) Amend Policy NS. P3 , Section 10.3 'Natura 2000 Sites - Policies'' (page 236):- deleted text in red, new text in green as follows:-

NS P3: ~~Prevent development that would adversely affect the integrity of any Natura 2000 site located within or immediately adjacent to the county and protect and maintain favourable conservation status for habitats and protected species, including those listed under the Birds Directive, the Wildlife Act 1976 (as amended), Flora (Protection) Order (or other such Orders), and the Habitats Directive.~~ **Consider impacts within a plan or project's zone of influence, which may include Natura 2000 sites outside the County, when assessing whether a plan or project is likely to have significant effects on Natura 2000 sites'.**

(Amendment No. 70) Insert additional new policy NS. P4: Section 10.3 ‘Natura 2000 Sites - Policies’ (page 237) as follows:

NS P4: Maintain or restore the favourable conservation status of County’s Natura 2000 sites qualifying interest habitats and species.

Section 10.4 Natural Heritage Areas

(Amendment No. 71) Insert additional text in green to policy NHA P1, Section 10.4 ‘Natural Heritage Areas - Policies’ (page 237) as follows:-

NHA P1: Contribute towards the protection, **from significant adverse effects**, of the ecological **integrity and the** visual, recreational, environmental and amenity value of the County’s proposed Natural Heritage Areas (pNHAs) and associated habitats, including any designated Natural Heritage Areas (NHAs) during the lifetime of this Plan.

(Amendment No. 72) Insert additional text in green to policy NHA P2, Section 10.4 ‘Natural Heritage Areas - Policies’ (page 237) as follows:-

NHA P2: Ensure that development proposals within or adjacent to a proposed Natural Heritage Area (pNHA) or Natural Heritage Area (NHA) are designed and sited to minimise **significant** impacts on the biodiversity **(including net loss)** and ecological, geological and landscape value of the site, particularly plant and animal species listed under the Wildlife Act 1976 (as amended), the Habitats Directive and the Birds Directive, including their habitats.

(Amendment No. 73) Insert additional text in green to policy NHA P3, Section 10.4 ‘Natural Heritage Areas - Policies’ (page 237) as follows:-

NHA P3: Restrict development within a proposed Natural Heritage Area (pNHA) or Natural Heritage Area (NHA) to development that is directly related to the area’s amenity potential **or development that is required for the conservation management of these sites**, subject to the protection and enhancement of natural heritage and visual amenities including biodiversity and landscapes’.

Section 10.5 Non- Designated Areas, Habitats and Species

(Amendment No. 74) Insert additional text in green to Section 10.5 ‘Non-Designated Areas, Habitats and Species’ (page 240) as follows:-

10.5 Non-Designated Areas, Habitats and Species

There are wildlife habitats in County Carlow that are important on a county and local basis, acting as stepping stones in a wider ecological network. These wildlife habitats can include rivers and riverbanks, ponds, wetlands, **peatlands**, small woods and hedgerows, which are essential to the migration, dispersal and genetic exchange of wild species. Article 10 of the Habitats Directive states that Member States shall endeavour in their land use planning and development policies, to encourage the management of features of the landscape which are of major importance for wild flora and fauna.

The protection of habitats and species in County Carlow is not confined to areas designated for nature conservation, such as Natura 2000 sites or Natural Heritage Areas (NHAs). The protection afforded by law to certain plant, animal, and bird species also applies wherever they are found. This includes animals and birds listed in the Wildlife Act 1976 (as amended), the Birds Directive 1979, and the Habitats Directive 1992, as well as plant species listed in the Flora (Protection) Order 2015 (or other such Orders). The Council recognises that certain plant, animal and bird species are becoming rare and threatened.

The assessment of potential impacts on biodiversity in non-designated areas (and in areas designated for nature conservation) can be facilitated through the preparation of Ecological Impact Assessment (EclA). Where development proposals are not subject to Environmental Impact Assessment (EIA) or Appropriate Assessment (AA), potential impacts on biodiversity can be best assessed through EclA. An EclA will be required for any development proposal likely to have a significant impact on rare and threatened species including species protected by law and their habitats. The Chartered Institute of Ecology and Environmental Management (CIEEM) published 'Guidelines for Ecological Impact Assessment in the UK and Ireland (2018)', which can be accessed at www.cieem.net

Strict protection under the Habitats Directive applies to the species listed in Annex IV of that Directive, including plant and animal species. Annex IV includes all bat species and the European Otter. Where Annex IV species are present, measures to avoid damage and disturbance to them must be taken into account in the formulation of proposals for development. Where the risk of damage or disturbance is unavoidable, an application for a derogation licence may be made to the Minister for Housing, Local Government and Heritage under Regulation 54 of the European Communities (Birds and Natural Habitats) Regulations 2011 to 2021. It must outline all the alternative solutions considered and indicate which of the reasons listed in the legislation cover the application and also include all suggested mitigation measures. The Council will fulfil its duties in relation to the strict protection afforded to species listed in Annex IV of the Habitats Directive and associated national derogation licencing requirements.

(Amendment No. 75) Amend Policy ND. P2 , Section 10.5 'Non-Designated Areas, Habitats and Species - Policies'' (page 240):- deleted text in red, new text in green as follows:-

ND. P2: Ensure that development does not have a significant adverse effect on rare and threatened species, ~~including those listed in the Wildlife Act 1976 (as amended), the Birds Directive 1979, the Habitats Directive 1992, and the Flora (Protection) Order 1995,~~ **including those protected under the Wildlife Acts 1976 to 2021, the Birds Directive (2009/147/EC), the Habitats Directive (92/43/EEC) and including plant species listed on the Flora (Protection) Order 2015 (S.I. No. 356 of 2015)'.**

(Amendment No. 76) Insert additional text in green to policy ND P6, Section 10.5 'Non-Designated Areas, Habitats and Species - Policies' (page 241) as follows:-

ND P6: Ensure that the management of the Council's open spaces and parks is pollinator-friendly and provides more opportunities for biodiversity, **supporting the objectives of the National Pollinator Plan 2021-2025. Where it is used, herbicide should be certified and applied as per the manufacturer's instructions.**

(Amendment No. 77) Insert additional new policy ND P7, Section 10.5 'Non-Designated Areas, Habitats and Species - Policies' (page 241) as follows:-

ND P7: Support the implementation of the All Ireland Pollinator Plan 2021-2025 and to incorporate actions as appropriate into a Biodiversity Plan for County Carlow providing more opportunities for biodiversity in accordance with RPO 128.

(Amendment No. 78) Insert additional new policy ND P8, Section 10.5 'Non-Designated Areas, Habitats and Species - Policies' (page 241) as follows:-

ND P8: That biodiversity data generated during the lifetime of this Development Plan for the preparation of environmental assessment reports, shall be made available to the National Biodiversity Data Centre (NBDC).

Section 10.9 Geological Heritage

(Amendment No. 79) Insert additional text in green to Section 10.9 'Geological Heritage' (page 246) as follows:-

The 6 County Geological Sites (CGS) in the County are identified on <https://www.gsi.ie/en-ie/data-and-maps/Pages/default.aspx> and are listed below. In addition to their information on geological heritage, the Geological Survey of Ireland also produces a wide range of other publicly available maps and datasets ranging from bedrock and quaternary geology, to geotechnical, minerals, geophysics, geochemistry and geohazards. These maps and datasets are also accessible through the web link included in the foregoing.

Section 10.10 Invasive Alien Species

(Amendment No. 80) Amend Policy IS. P1 , Section 10.10 'Non-Designated Areas, Habitats and Species - Policies' (page 247):- deleted text in red, new text in green as follows:-

Prevent the spread of invasive alien species in the County, and to require landowners and developers to adhere to best practice guidance in relation to the containment and control of invasive alien species, including: ~~the 'Guidelines on The Management of Noxious Weeds and Non-Native Invasive Plant Species on National Roads' (2010 NRA) and~~

- *Invasive Species Ireland guidelines (see www.invasivespeciesireland.com).*
- *TII (2020) The Management of Invasive Alien Plant Species on National Roads – Standard GE-ENV-01104 <https://www.tiipublications.ie/library/GE-ENV-01104-01.pdf>*
- *TII (2020) The Management of Invasive Alien Plant Species on National Roads – Technical Guidance <https://www.tiipublications.ie/library/GE-ENV-01105-01.pdf>*

Section 10.11 Built Heritage

(Amendment No. 81) Insert additional Policy BH P6, Section 10.11 'General Built Heritage- Policies' (page 248) as follows:

Promote awareness and the appropriate adaptation of the County's architectural and archaeological heritage to deal with the effects of climate change.

Section 10.14 Protected Structures / Appendix VIII - Deletions

(Amendment No.82) To Delete CT 93 from the Record of Protected Structures, Appendix VIII (page 85), deleted text in red:



View of No. CT 93 on right

RPS No.	NIAH No	Address	Location	Composition	Rating	Importance
CT93	10000300	Shop Shamrock Sq	Shamrock Square	Corner semidetached late-Georgian house with good intact Victorian shopfront contemporaneous with neighbour. Date circa 1820— 1840	R	A,G

(Amendment No.83) To Delete CT 94 from the Record of Protected Structures, Appendix VIII (page 86), deleted text in red:



View of CT. No. 94 on left

RPS No.	NIAH No	Address	Location	Composition	Rating	Importance
CT94	10000299	Shop Shamrock Sq	Shamrock Square	Corner semidetached late-Georgian house with good intact Victorian shopfront contemporaneous with neighbour. Date circa 1820— 1840	R	A,G

Section 10.14 Protected Structures / Appendix VIII – Amendments

(Amendment No.84) To Amend CT 18 on the Record of Protected Structures, Appendix VIII (page 76), deleted text in red, new text in green, as follows;



RPS No.	NIAH No	Address	Location	Description	Rating	Importance
CT18	1000022 8	No. 49, Burrin Street	Burrin Street	<p>Semi-detached domestic dwelling. Date circa 1839</p> <p>49 Burrin Street is a five-bay two-storey end of terrace building, constructed in c.1820-40 on the east side of Burrin Street. Although vacant for many years, the house retains a strong architectural presence on the streetscape. The central door surround on the front façade and the vertical proportions of the windows contribute to the character of Burrin Street. The external form of the building is in a remarkably intact condition with the late-Georgian detailing of the front façade making a positive contribution to the streetscape of Burrin Street. As the interior has been subject to substantial damage by fire part of the building to include the front façade and external built form (walls/ roof) are included on the Record of Protected Structures.</p>	R	A G

(Amendment No.85) To Amend CT 112 on the Record of Protected Structures, Appendix VIII (page 88), new text in green, as follows



RPS No.	NIAH No	Address	Location	Description	Rating	Importance
CT112		Robert and Daniel Solicitors Church Street	Church Street	A four-bay, two-storey house with painted rendering . It has a handsome, round-headed, architrave, granite doorcase with a keystone. The doorcase is set up two granite steps. The house is immediately opposite the church and is important for the streetscape Date circa 1770 – 1800. Protection of the structure extends to part of the building comprising the front façade and external built form / footprint.	R	A

Section 10.12 Archaeological Heritage

(Amendment No. 86) Insert additional text in green to Section 10.12 'Archaeological Heritage' (page 248) as follows:-

10.12 Archaeological Heritage

Archaeological heritage is the surviving material remains of human presence in the landscape left by past societies and cultures. Whether situated above or below ground (i.e. terrestrial), or underwater in rivers and streams, it can include known and as yet unidentified sites, monuments, objects, man-made structures or altered natural structures. In many cases archaeology can comprise sites where there are no visible features, but where below surface remains are expected or known to exist. In terms of more formal classifications, archaeological heritage can consist of:

- National Monuments in the ownership/guardianship of the State or Local Authority.
- Archaeological and Architectural monuments/sites in the Record of Monuments and Places (RMP).
- Monuments in the Register of Historic Monuments.
- Zones of Archaeological Potential in Historic Towns.
- Underwater Archaeological Heritage, including Historic Wrecks. *Wrecks over 100 years old (whether previously known or just discovered) and all archaeological objects situated underwater, are protected under section 3 of the National Monuments (Amendment) Act 1987. Wrecks of any date and the potential location of wrecks or archaeological objects may also be protected under Section 3 of the 1987 (Amendment) Act by the making of an underwater heritage order, if considered to be of sufficient historical, archaeological or artistic importance to merit such protection. Information on known wrecks can be found in the Department's Wreck Viewer which holds records of over 18,000 known and potential wreck sites in Irish waters.*
- Previously unknown and unrecorded archaeological sites (including subsurface elements with no visible surface remains, both terrestrial and underwater).
- Potential sites located in the vicinity of large complexes of site or monuments.
- Existing or former wetlands, unenclosed land, rivers or lakes.
- Objects or artefacts of known or potential archaeological significance, including into the modern period and recent past (e.g. post-medieval archaeology).

(Amendment No. 87) Insert additional text in green to policy AH P7, Section 10.12 'Archaeological Heritage-Policies' (page 250) as follows:

AH P7: *Protect and conserve historic burial grounds within the County, including through the avoidance of extensions to them that would have an inappropriate level of impact on sub-surface archaeological remains or on their setting and amenity, and encourage their management and maintenance in accordance with best practice conservation principles, including 'Guidance for the Care, Conservation and Recording of Historic Graveyards' (The Heritage Council 2011) and 'Ireland's Historic Churches and Graveyards' (The Heritage Council), and in consultation with the National Monuments Service in the Department of Housing, Local Government and Heritage.*

(Amendment No. 88) Insert additional text in green to policy AH P8, Section 10.12 'Archaeological Heritage - Policies' (page 251) as follows:

AH P8: Promote public awareness of the archaeological heritage of the County, and encourage where appropriate and practicable, the provision of **appropriately designed and located** signage, **interpretative material**, and public access (**including disabled access**) for archaeological sites under the direct ownership, guardianship or control of the Council and/or the state.

(Amendment No. 89) Insert additional Policy AH P9, Section 10.12 'Archaeological Heritage' (page 251) as follows:

AH P9: Support community initiatives and projects regarding the preservation, presentation and access to archaeological heritage and underwater cultural heritage, provided such are compatible with appropriate conservation policies and standards, having regard to the guidance and advice of the Department of Housing, Local Government and Heritage.

(Amendment No. 90) Insert additional Policy AH P10, Section 10.12 'Archaeological Heritage' (page 251) as follows:

AH P10: Support the incorporation of recorded monuments into designated open spaces and public amenity spaces, provided this is done in a manner compatible with the protection and proper management and conservation of the monument in question. Accordingly, where such incorporation takes place an appropriate and enforceable permanent management and conservation plan will be required.

Chapter 11: Tourism and Recreation

Section 11.3 Fáilte Ireland Strategies

(Amendment No. 91) Insert additional text in green to objective FI O1, Section 11.3 'Fáilte Ireland Strategies - Objectives' (page 263) as follows:

FI O1: Support and facilitate Fáilte Ireland **and tourism stakeholder** initiatives for the development of tourism experiences in the County, which deliver on the Ireland's Ancient East brand **and the preparation and implementation of Regional Tourism Strategies.**

(Amendment No. 92) Amend Objective FI. O2 , Section 11.3 'Fáilte Ireland Strategies - Objectives' (page 263) :- deleted text in red, new text in green as follows:-

FI O2: Engage and collaborate with Fáilte Ireland **and other tourism stakeholders** ~~on their 'Tales of Two Worlds Visitor Experience Development Plan'~~ **in support of their preparation of Destination Experience Development Plans (DEDPs) and other tourism masterplans within the County and in adjoining counties as appropriate.**

Section 11.3.2 Tales of Two Worlds Visitor experience and Section 11.3.3 Great Houses and Gardens Experience

(Amendment No. 93) Amend Section 11.3.2 'Tales of Two Worlds Visitor Experience' (page 263) and Section 11.3.3 Great Houses and Gardens Experience:- deleted text in red, new text in green as follows:-

11.3.2 ~~Tales of Two Worlds Visitor Experience~~ **Destination Experience Development Plans**

In Carlow, Fáilte Ireland has commenced work on the 'Tales of Two Worlds' Visitor Experience Development Plan. This Plan brings together Ireland's historic houses and gardens, and the period in Ireland's history of famine and emigration. **Fáilte Ireland's Great Houses and Gardens Experience Development Programme looks at the house and garden experiences available across the County, including ways to develop guiding, events, cost, revenue management and sales distribution. Going forward these Visitor Experience Plans are going to form Destination Experience Development Plan (DEDPs).**

~~11.3.3 — Great Houses and Gardens Experience~~

~~Fáilte Ireland's Great Houses and Gardens Experience Development Programme looks at the house and garden experiences available across the County, including ways to develop guiding, events, cost, revenue management and sales distribution.~~

Section 11.4 Tourism in County Carlow

(Amendment No. 94) Insert additional text in green to Policy TD P1, Section 11.4 'Tourism Development - Policies' (page 265) as follows:

TD P1: Support and collaborate with relevant agencies and bodies such as Carlow Tourism, Tourism Ireland, Fáilte Ireland and The Arts Council, and key stakeholders and local communities, , **to further understand the needs of visitors in the County and** to develop, promote and maximise the tourism potential of the County, **and to ensure that tourism facilities are accessible to people with mobility issues, learning disabilities, people with visual or hearing impairments, young and elderly people.**

(Amendment No. 95) Insert additional Policy TD P8, Section 11.4 ‘Tourism Development - Policies’ (page 265) as follows

TD P8: Encourage and support investment in digital technology in the tourism sector in the County, with a particular focus on visitor attractions and activities with low digital presence and/or integration.

(Amendment No. 96) Insert additional text in green to Objective TD O1, Section 11.4 ‘Tourism Development - Objectives’ (page 266) as follows:

TD O1: Support the implementation of the County Carlow Tourism Strategy and Action Plan 2020-2025, **and any updated version of the Strategy and Action Plan.**

Section 11.5.8 Natural Heritage and Amenities

(Amendment No. 97) Insert additional Policy after HT P15, Section 11.5.8 ‘Natural Heritage and Amenities-Policies’ (page 270) as follows:

Encourage the development of shared facilities centres at inland water bodies, to support greater access to water for water-sports and water-based activities and events, subject to compliance with planning and environmental criteria.

Section 11.6 Greenways and Blueways

(Amendment No. 98) Insert additional text in green to Policy GB P3, Section 11.6 ‘Green and Blueway – Policies’ (page 272) as follows:

GB P3: Support the development of a tourism masterplan for the River Barrow, **and in collaboration with adjoining local authorities and stakeholders as appropriate**, which sets out an integrated framework for tourism development along the River Barrow.

Section 11.7 Carlow Town – Destination Town

(Amendment No. 99) Include additional text in green to Objective DT. O1, Section 11.7 ‘Destination Town – Objectives’ (page 272) as follows:

DT O1: To support, promote and maximise the role of Carlow Town as a designated Ireland’s Ancient East ‘Destination Town’, and to engage with Fáilte Ireland in developing and promoting future tourism initiatives in the town, including enhancement of public space, the development of a way finding project and welcome signage, **transport links, accommodation, the night-time economy, and the sustainable development of our natural and built heritage**, in order to capitalise on the potential benefit of the funding for the town.

Section 11.8 Culture, Arts and Entertainment

(Amendment No. 100) Insert additional Policy CA. P5, Section 11.8 ‘Culture, Arts and Entertainment - Policies’ (page 273) as follows:

CA P5: Encourage and support an improved night-time economy through the increased use of existing and temporary spaces for Culture, Arts and Entertainment uses including through extended opening hours for existing attractions, subject to compliance with planning and environmental criteria.

Section 11.10 Carlow Food, Drink and Craft

(Amendment No. 101) Insert additional text in green to Section 11.10 'Carlow Food, Drink and Craft' (page 274) as follows:

11.10 Carlow Food, Drink and Craft

Food plays a major part in the contemporary tourism and visitor experiences and provides a platform for supporting and expanding local economic development. Within the wider County Carlow area, a range of indigenous producers operate, inspired by the unique landscape and people of the County. **The impact of the Covid-19 pandemic has highlighted the important role of the outdoor dining and hospitality offering for businesses, which has now become a more prominent feature across the County. Under its Outdoor Dining Enhancement Scheme, Fáilte Ireland has provided funding for Tullow Street Upper, as well as Main Street Borris, for permanent outdoor dining structures. Businesses need to be supported to facilitate outdoor dining and hospitality for longer periods throughout the year, subject to compliance with planning and environmental criteria.**

Section 11.13 Outdoor Recreation

(Amendment No. 102) Insert additional Policy R. P12, Section 11.13 'Recreation - Policies' (page 280) as follows:

R P12: Support the development and promotion of the Turas Columbaus as part of the Columban Way Walk, including appropriately designed and located signage, and in collaboration with adjoining local authorities and key stakeholders as appropriate.

Section 11.16 Sports and Leisure Facilities

(Amendment No. 103) Insert additional text in green to Section 11.16 'Sports and Leisure Facilities' (page 285):

Section 11.16 'Sports and Leisure Facilities'

The County has a large number of purpose-built sporting and recreation facilities, provided through a mix of public, private, third level, school, community facilities, and voluntary organisations. There are purpose-built sports and recreation facilities in the County for the GAA, soccer and other playing pitch uses, and for golf, rowing, athletics, tennis, badminton, squash, **swimming**, sub aqua, and equestrian uses. **Apart from purpose-built facilities, the built environment of urban areas and the landscape of rural areas in the County, such as public roads, public footpaths, woodlands, and waterways, also support a range of other sports and leisure activities, such as walking, jogging, cycling, boating, fishing, and outdoor swimming.**

(Amendment No. 104) Insert additional text in green to Policy SL. P2, Section 11.16 'Sports and Leisure Facilities - Policies' (page 286) as follows:

SL P2: Support national sport policies and objectives, including collaboration with Sports Ireland and National Governing Bodies of Sport (NGBs), the County Carlow Local Sports Partnerships, clubs, communities and partnerships within and beyond sport, to increase sport and physical activity participation levels.

Chapter 12: Urban Design and Place Making

No amendments to Chapter 12.

Chapter 13: Rural Design Guide

Section 13.4.7 Landscaping and Boundary Treatments

(Amendment No. 105) Amend Section 13.4.7 'Key Principles – Landscaping and Boundary Treatments' (page 321):- deleted text in red, new text in green as follows:-

Key Principles

Landscaping and Boundary Treatments

- Work with the landscape by formulating a layout and design that responds to existing landscape features.
 - Remove as little of the existing landscaping features as possible i.e. trees, hedgerows, stone walls, sod banks, contours etc.
 - Use contours of site to soften the setting of a rural house.
 - Avoid suburban type landscaping and formal symmetrical layouts. Straight lines are not appropriate in rural areas.
 - Avoid surrounding the house with hard landscaping which will divorce it from the natural context of the site.
 - Avoid tarmacadam, concrete and brick driveways. Aim for self-draining **grasscrete or gravel** which is more suitable for a rural setting in terms of visual impact and surface water drainage. **In the interests of environmental protection and biodiversity use of herbicides should be minimised.**
 - Design informal layouts.
 - ~~Plant wild meadows or trim grass areas which are more natural to rural areas.~~ **Incorporate wildflower meadows by enhancing existing grass areas through reduced mowing. Planting new areas of wildflowers should be seen as a last resort and then only native species of Irish origin should be used.**
 - Reduce or avoid large areas of mown lawn.
 - Plant native trees in groups of three or more. Create new mixed hedgerows of native/local species to maintain biodiversity.
 - Avoid planting non-native single species such as Leyland Cypress.
 - Retain ponds and ditches on the site.
 - **Provide appropriate setback from watercourses (including streams and drains), woodlands and wetlands allowing natural vegetation to develop.**
 - Avoid replacing boundaries with unsympathetic fencing, pre-cast decorative concrete blocks and artificial stone.
 - Where possible commence planting of the required boundaries before the construction of the house commences.
-

Chapter 14: Rural Development

Section 14.4 Agriculture

(Amendment No. 106) Insert additional text to Policy AG P4, Section 14.4 'Agriculture' (page 334), new text in green as follows:

AG P4:Ensure that all agricultural activities comply with legislation on water quality, such as the Phosphorous Regulations, Water Framework Directive and Nitrates Directive. **In relation to intensive agricultural installations (i.e. intensive pig and poultry farming), recent EPA Guidance (2021) on Assessment of the Impact of Ammonia and Nitrogen on Natura 2000 sites from intensive agriculture installations should be consulted when carrying out project assessment.**

Chapter 15: Town and Village Plans / Settlement Boundaries

Section 15.1 Key Town – Carlow Town

(Amendment No. 107) Insert new section and policy after Section 15.1, new text in green as follows:

15.1.1 Flood Risk Management – Carlow Town

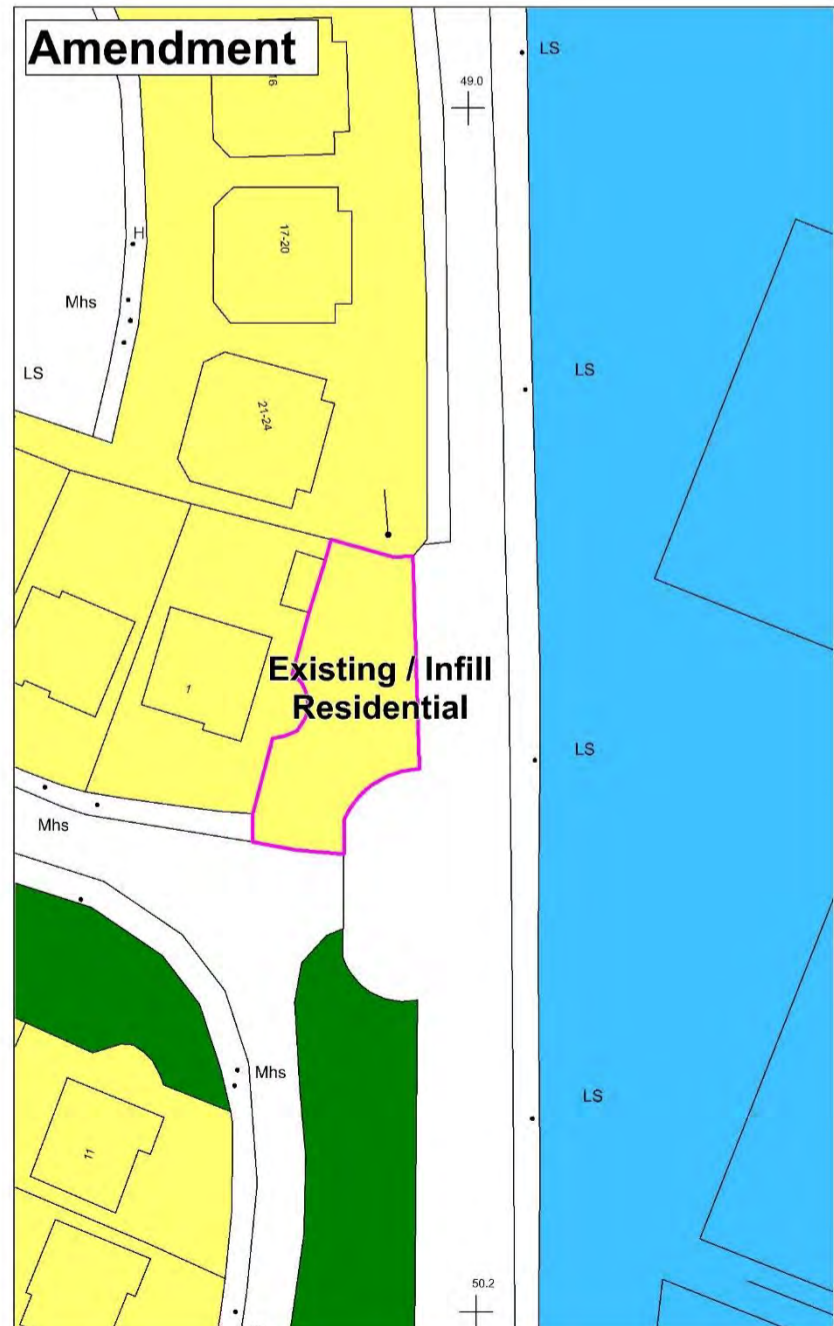
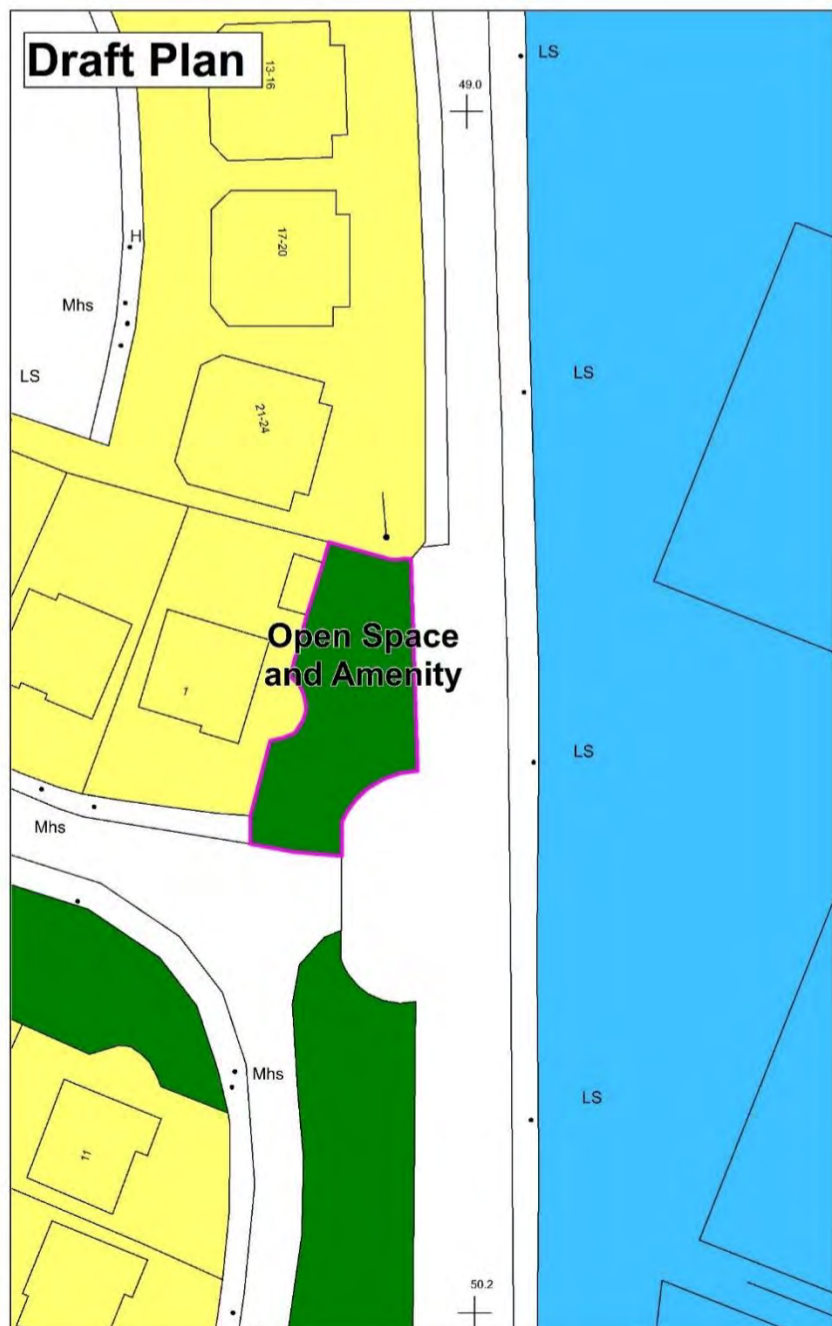
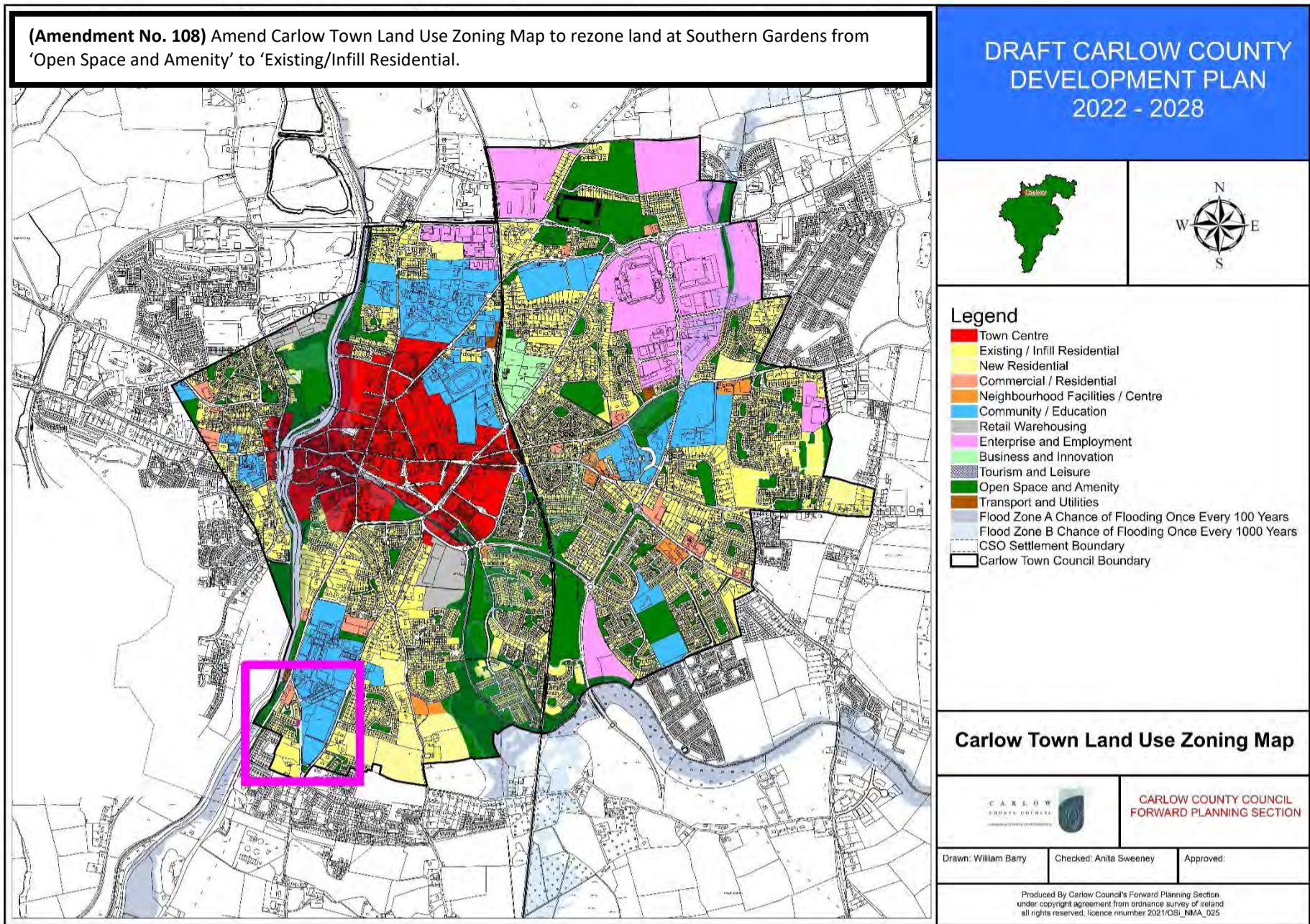
The flood risk mitigation measures and justification tests for Carlow Town are detailed in Section 7.11 and Section A.4 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

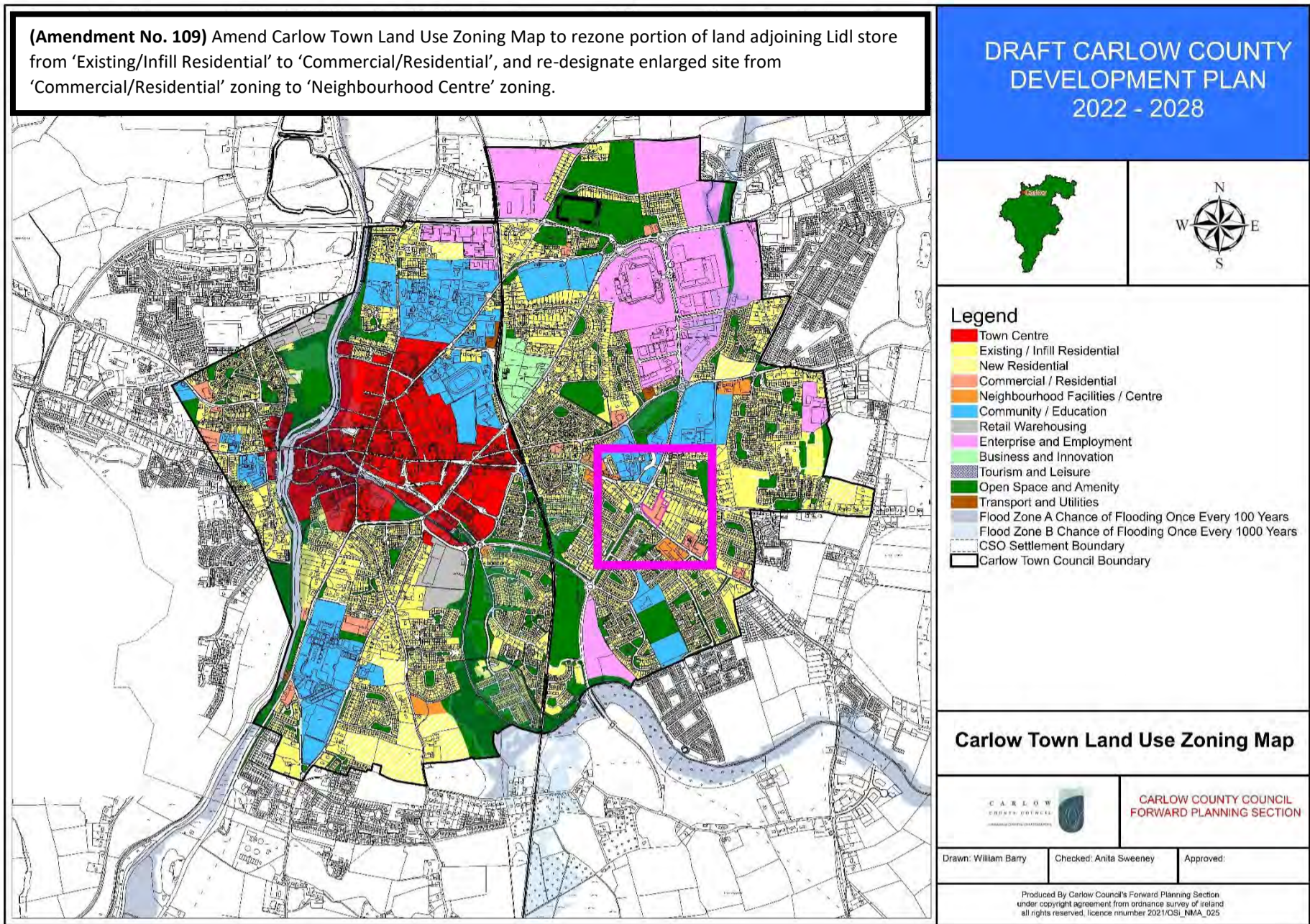
Flood Risk Management – Carlow Town - Policy

It is the policy of the Council to:

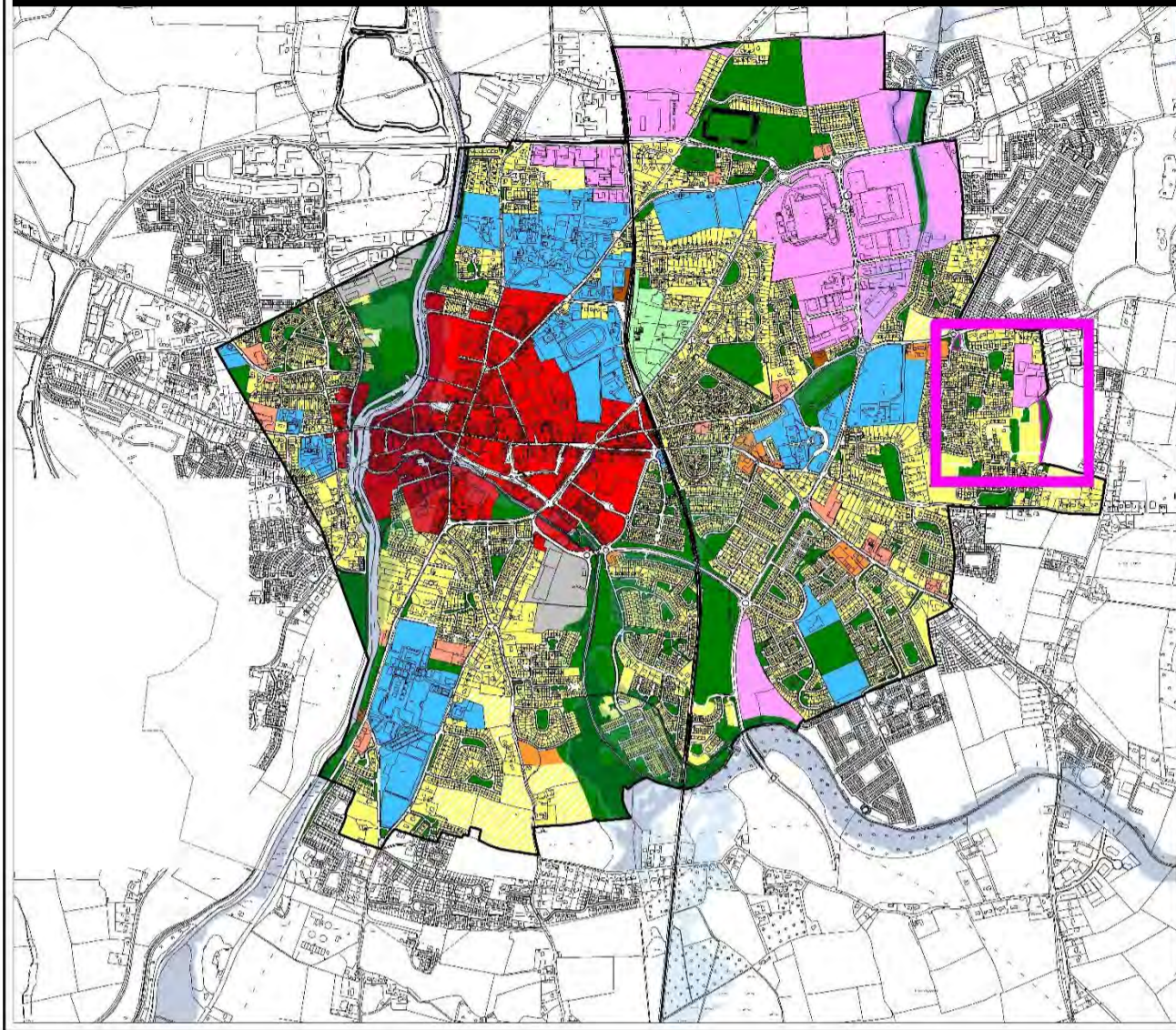
CW. P1: require the following flood risk mitigation measures to be implemented in Carlow Town:

- *Defended Town Centre lands: Flood risk to be mitigated by raising ground levels to achieve appropriate finished floor levels.*
 - *Undefended Town Centre lands: Development is to be restricted to existing vulnerability use and extensions/refits/changes of use.*
 - *Enterprise & Employment 2 lands (Ref: SFRA Section A4.5 Knocknagee Stream downstream of Castle Oaks area) No less vulnerable development to take place in Flood Zone A.*
 - *Community & Educational/Commercial and Existing Residential lands downstream of Castle Oaks: Development restricted to extensions renovations and changes of use.*
 - *Existing Residential/Enterprise & Employment in Mill Race/Springfield area to south of Town: Development restricted to extensions renovations and changes of use.*
 - *Town Centre and Existing Residential to the west of the Barrow: Development restricted to extensions renovations and changes of use in undefended areas, while in defended areas flood risk to be mitigated by raising ground levels to achieve appropriate finished floor levels.*
-





(Amendment No. 110) Amend Carlow Town Land Use Zoning Map to rezone portion of land on Hacketstown Road from 'Open Space and Amenity' to 'Existing Residential Infill', and to rezone land adjoining Brownhill Rise from 'Open Space and Amenity' to 'New Residential'.



DRAFT CARLOW COUNTY DEVELOPMENT PLAN 2022 - 2028



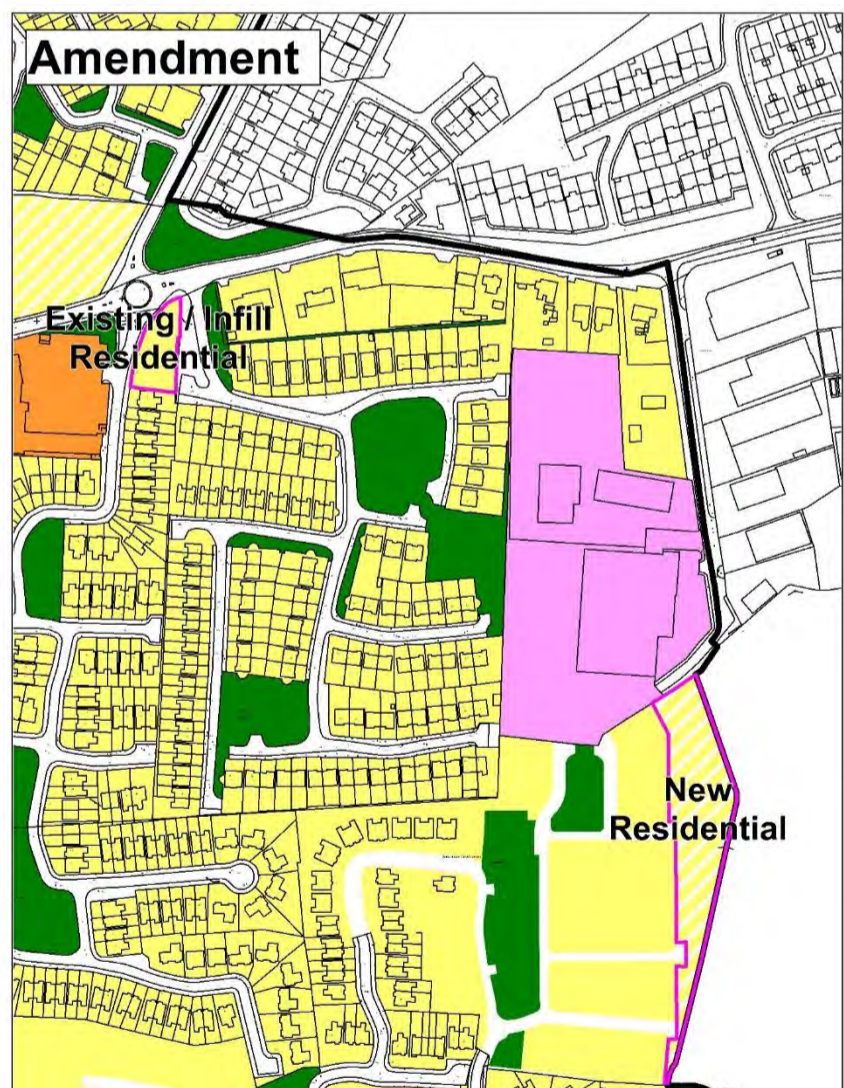
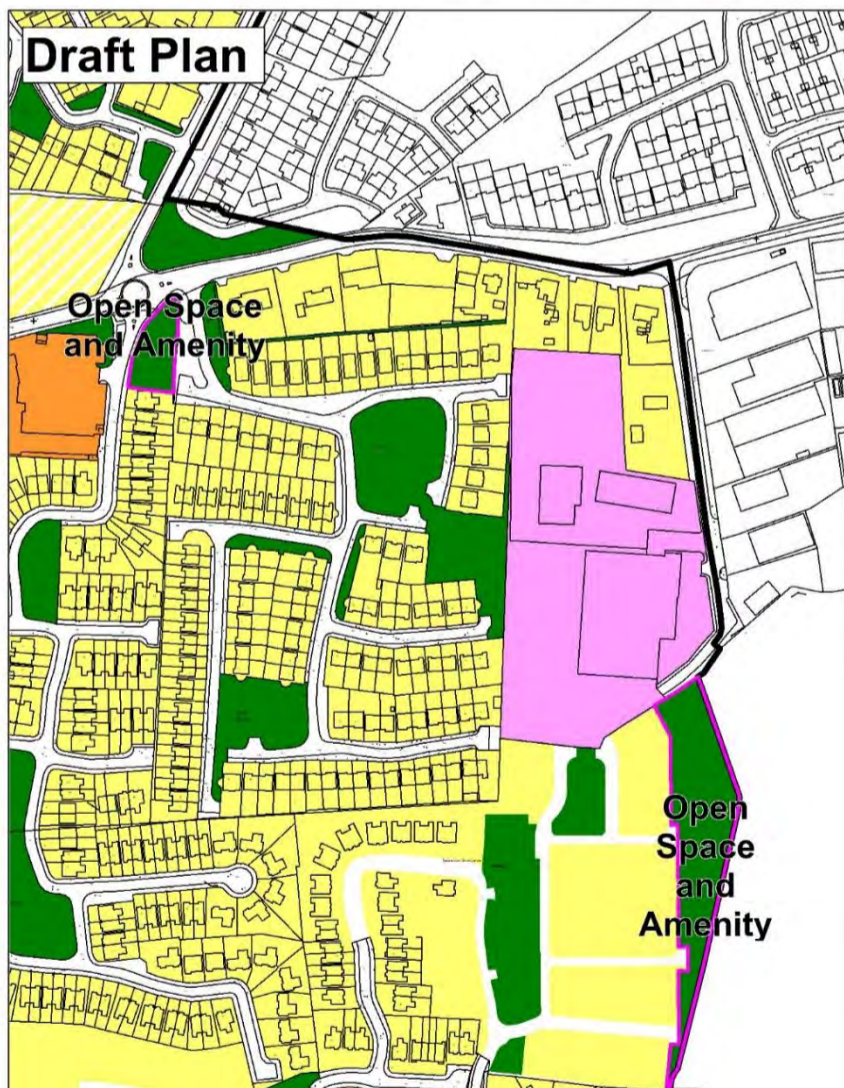
- Legend**
- Town Centre
 - Existing / Infill Residential
 - New Residential
 - Commercial / Residential
 - Neighbourhood Facilities / Centre
 - Community / Education
 - Retail Warehousing
 - Enterprise and Employment
 - Business and Innovation
 - Tourism and Leisure
 - Open Space and Amenity
 - Transport and Utilities
 - Flood Zone A Chance of Flooding Once Every 100 Years
 - Flood Zone B Chance of Flooding Once Every 1000 Years
 - CSO Settlement Boundary
 - Carlow Town Council Boundary

Carlow Town Land Use Zoning Map




Drawn: William Barry Checked: Anita Sweeney Approved:


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(Amendment No. 111) Amend Carlow Town Land Use Zoning Map to rezone portion of land at Browneshill Wood from 'Open Space and Amenity' to 'Existing Residential/Infill' and insert a new corresponding specific objective that *Redevelopment of this site shall be subject to relocation of the access road to front any new development proposed and shall be fully located within the lands zoned existing residential / infill*, and amend Carlow Town Land Use Zoning Map to rezone portion of land at Browneshill Wood from 'Existing Residential/Infill' to 'Open Space and Amenity'.

DRAFT CARLOW COUNTY
DEVELOPMENT PLAN
2022 - 2028






Legend

- Town Centre
- Existing / Infill Residential
- New Residential
- Commercial / Residential
- Neighbourhood Facilities / Centre
- Community / Education
- Retail Warehousing
- Enterprise and Employment
- Business and Innovation
- Tourism and Leisure
- Open Space and Amenity
- Transport and Utilities
- Flood Zone A Chance of Flooding Once Every 100 Years
- Flood Zone B Chance of Flooding Once Every 1000 Years
- CSO Settlement Boundary
- Carlow Town Council Boundary

Carlow Town Land Use Zoning Map



CARLOW COUNTY COUNCIL
FORWARD PLANNING SECTION

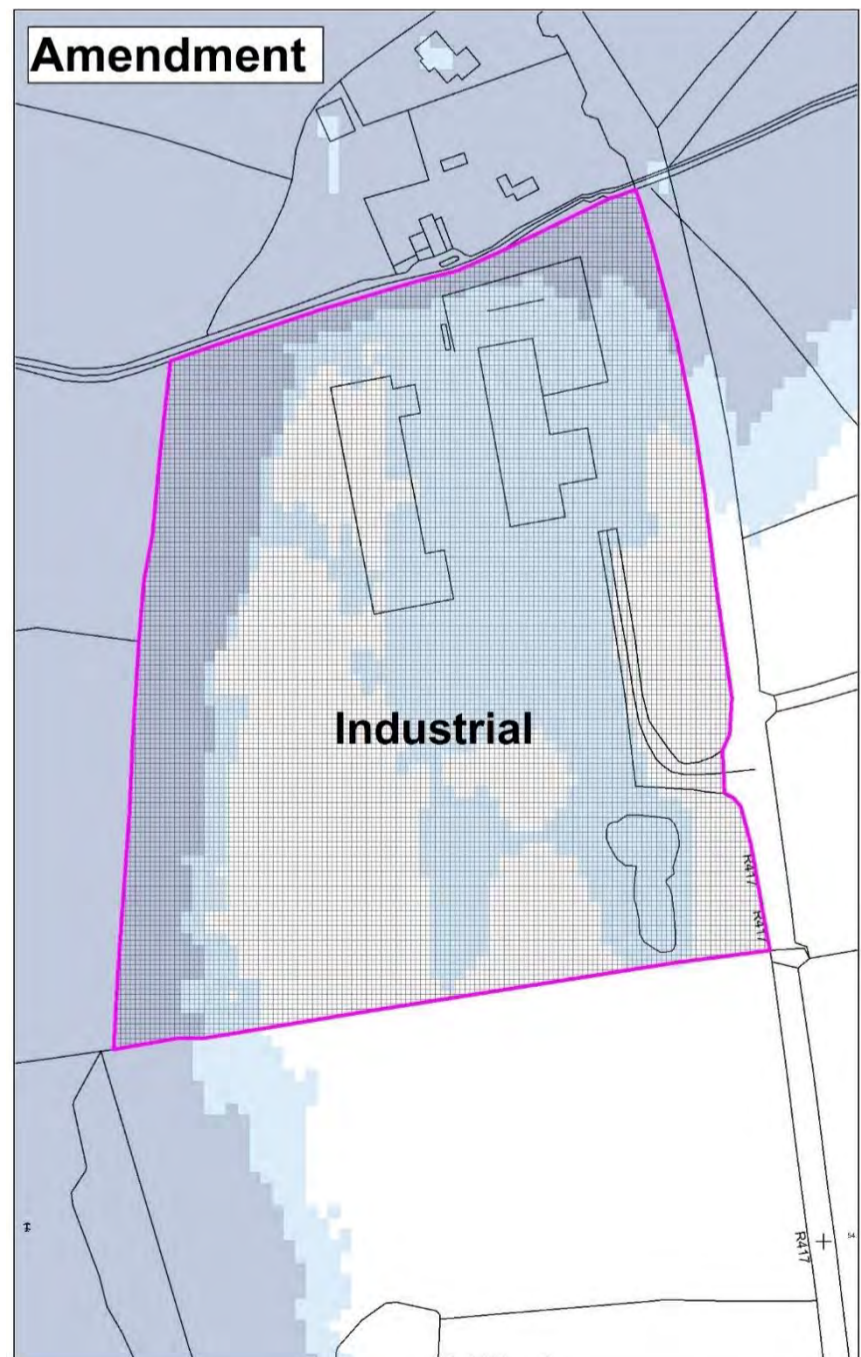
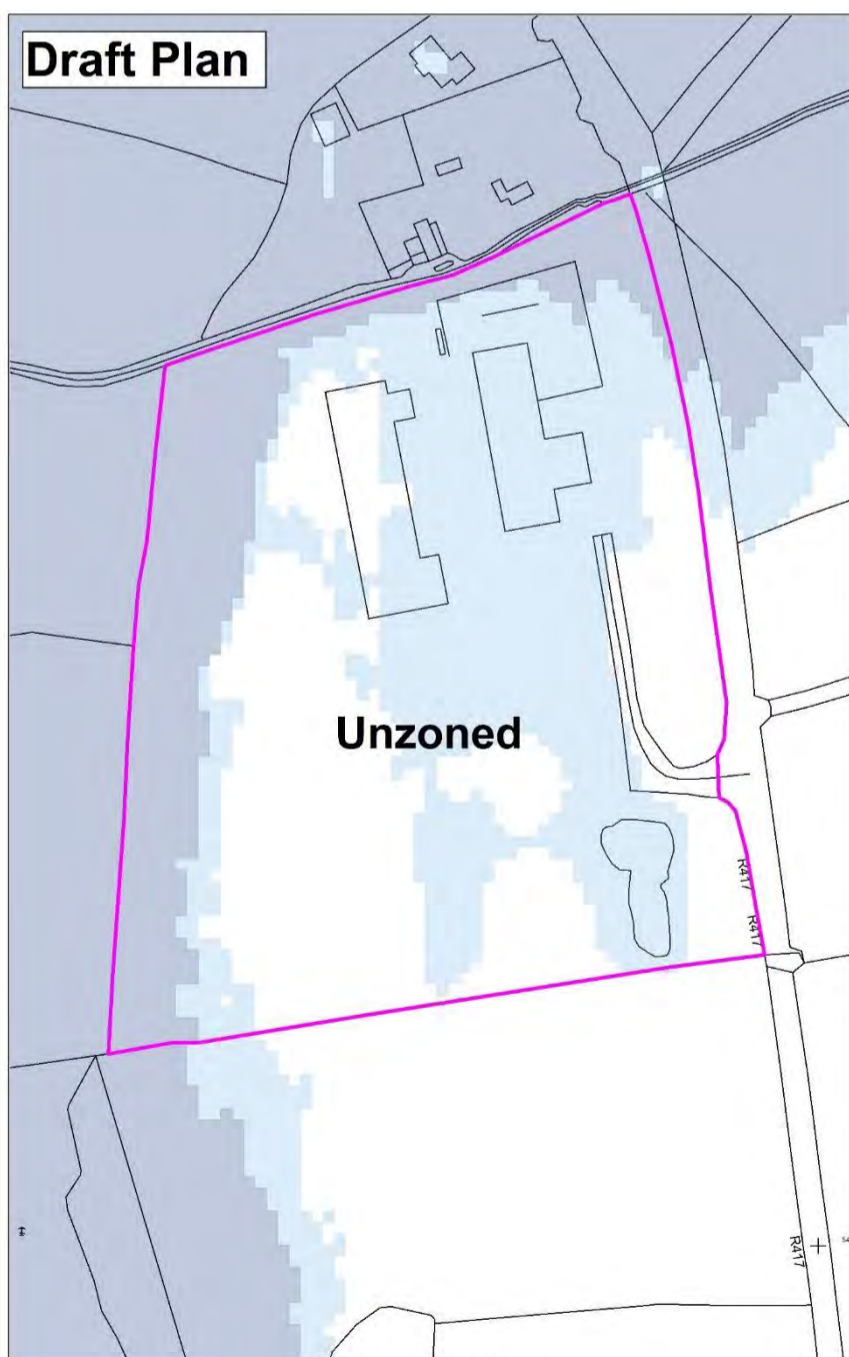
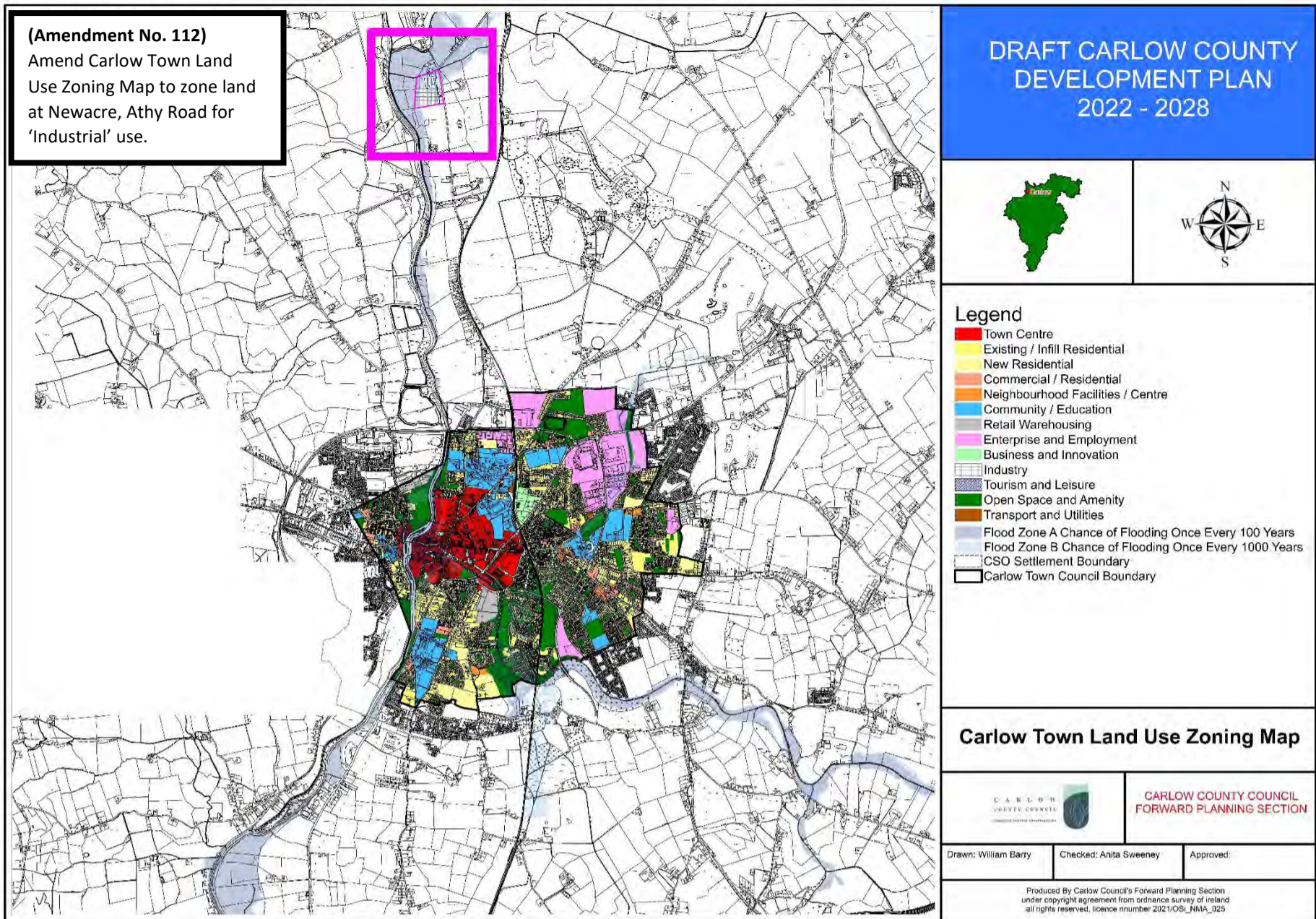
Drawn: William Barry

Checked: Anita Sweeney

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(Amendment No. 113) Amend Carlow Town Objectives Map to highlight areas that will contribute to meeting compact growth target of 30%, to identify settlement consolidation sites, regeneration sites, and to outline core retail areas and retail opportunity sites detailed in the Draft County Retail Strategy.



DRAFT CARLOW COUNTY DEVELOPMENT PLAN 2022 - 2028



- Legend**
- Settlement Consolidation Sites
 - Regeneration Sites
 - Infrastructure Assessment Lands
 - Core Retail Area
(See Appendix V Retail Strategy)
 - Opportunity Site
(See Appendix V Retail Strategy)
 - ◆ National Inventory of Architectural Heritage
 - Record of Protected Structures
 - National Monuments
 - Public Right of Ways
 - Sli Na Sláinte Walking Routes
 - Trails of the Saints
 - Architectural Conservation Areas
 - ▨ Natural Heritage Areas
 - ▨ Proposed Natural Heritage Areas
 - ▨ Special Areas of Conservation
 - ▨ Flood Zone A Chance of Flooding Once Every 100 Years
 - ▨ Flood Zone B Chance of Flooding Once Every 1000 Years
 - Carlow Town Council Boundary

Carlow Town Objectives Map



**CARLOW COUNTY COUNCIL
FORWARD PLANNING SECTION**

Drawn: William Barry

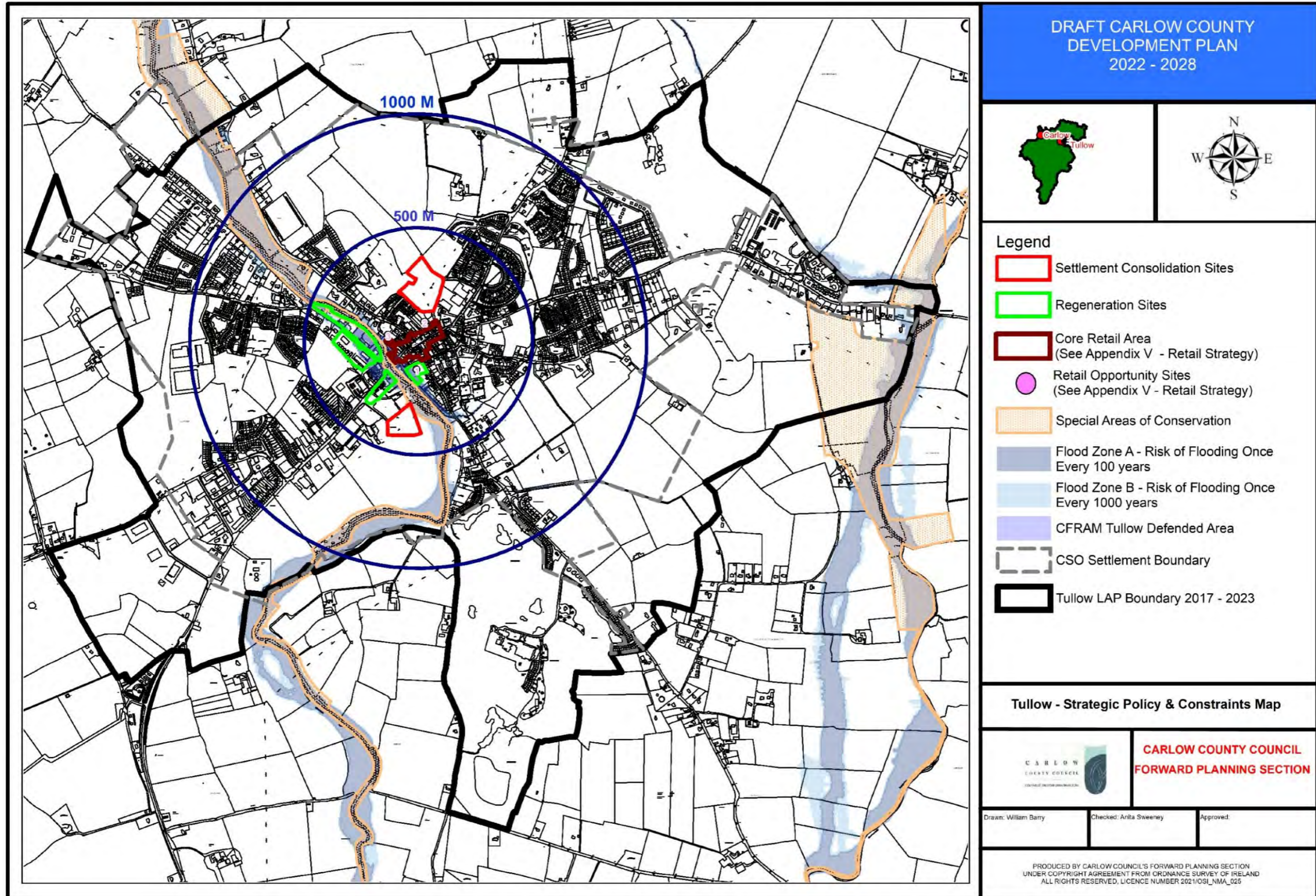
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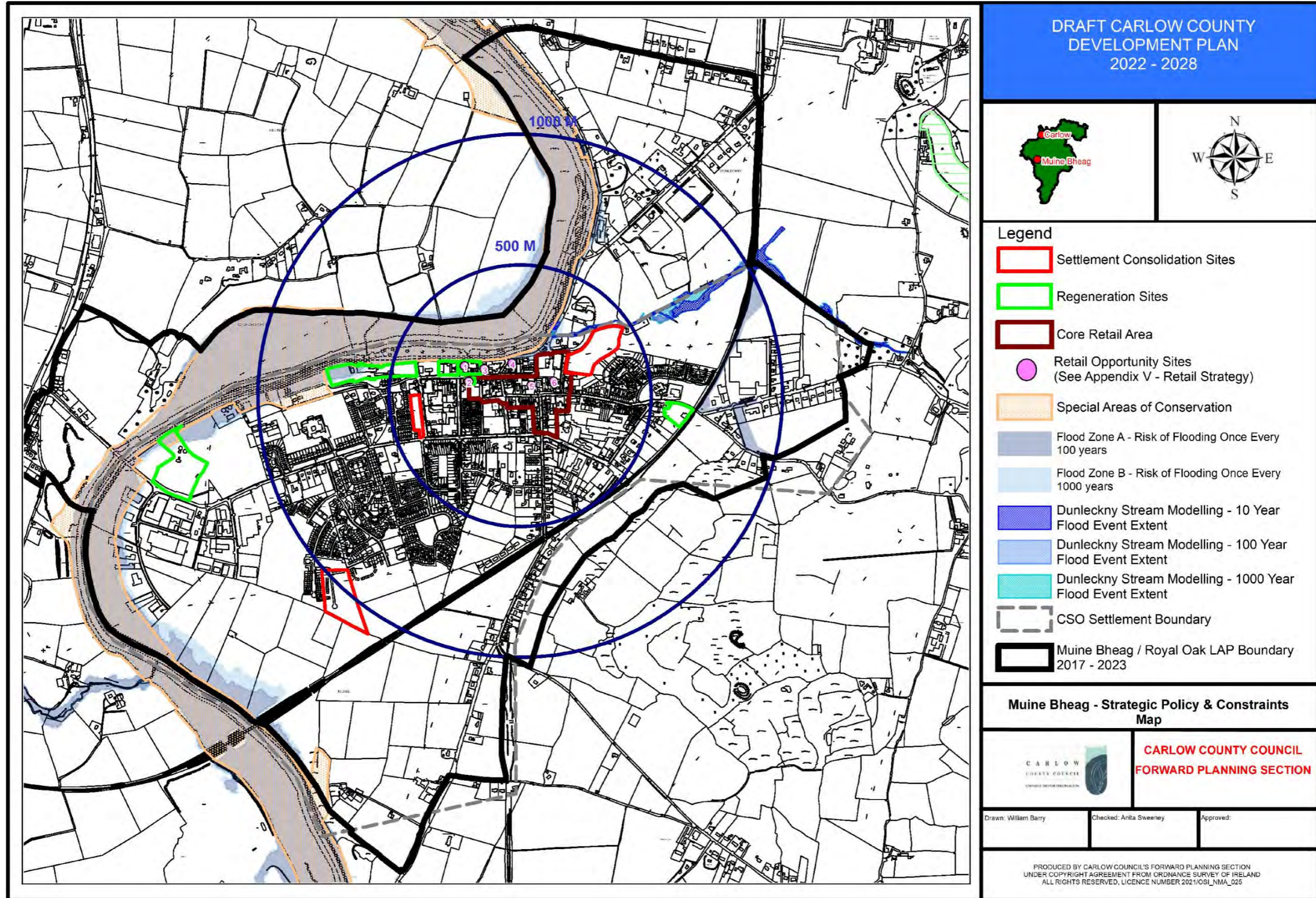
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Section 15.2 District Towns - Tullow and Muine Bheag

(Amendment No. 114) Insert Strategic Policy and Constraints Maps for Tullow and Muine Bheag to highlight areas that will contribute to meeting compact growth target of 30%, to identify settlement consolidation sites, regeneration sites, and to outline core retail areas and retail opportunity sites detailed in the Draft County Retail Strategy.





Section 15.3 Small Towns

Section 15.3.1 Rathvilly Plan

(Amendment No. 115) Insert new section and text after Section 15.3.1.11, with new additional corresponding policies after Section 15.3.1.17, new text in green as follows:

15.3.1.12 Flood Risk Management

The flood risk mitigation measures and justification tests for Rathvilly are detailed in Section 7.30 and Section A.11 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

Additional policies after Section 15.3.1.17:

Flood Risk Management

It is the policy of the Council that:

RV. P19: Areas of the existing residential zoning (residential and low density residential) located within Flood Zone A and Flood Zone B (as identified on Map 11.1 of the SFRA) are subject to the following requirements:

Development is:

- *Limited to extensions, renovations and change of use.*
- *Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

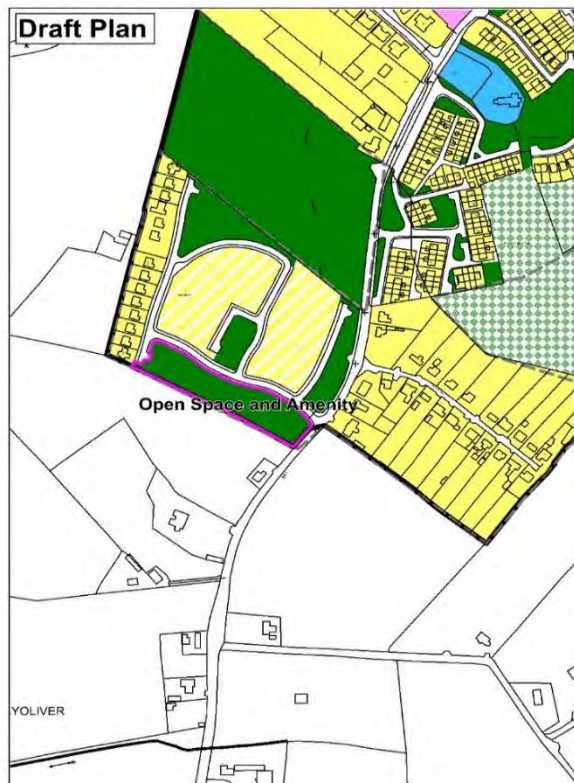
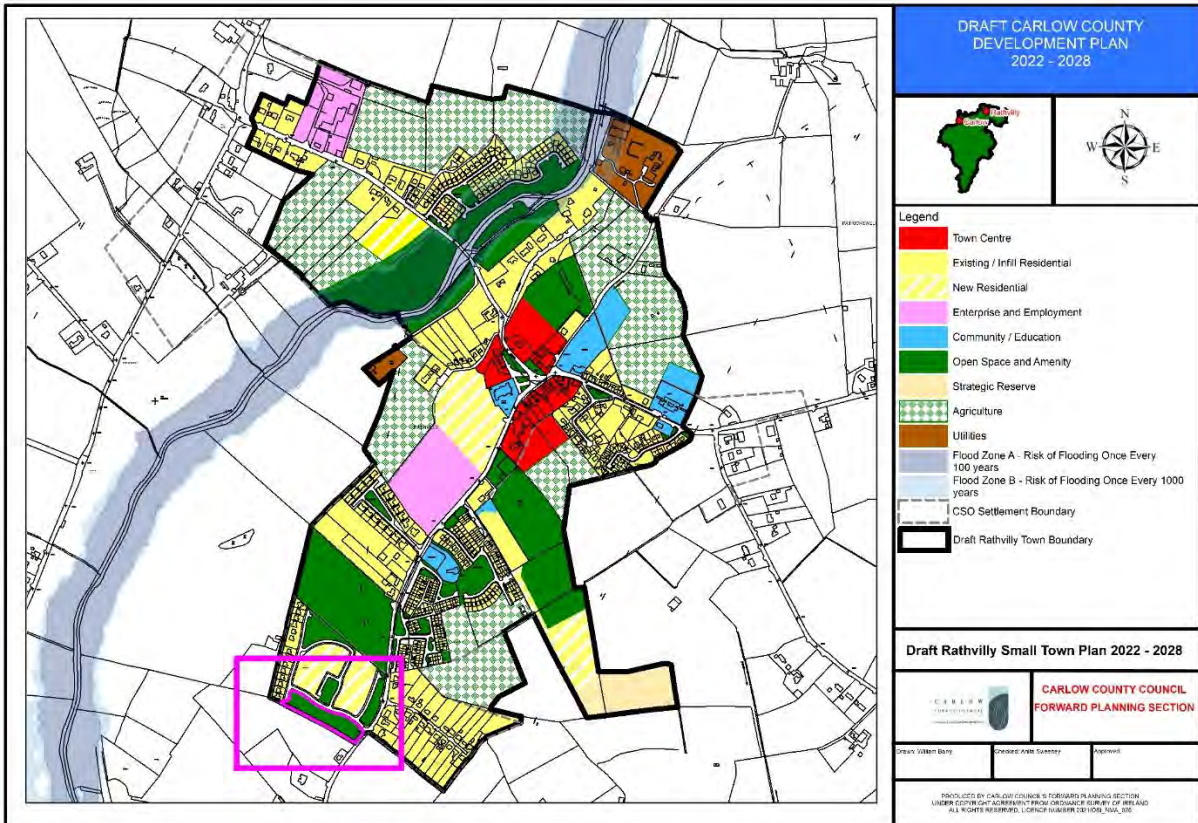
Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative (CFRAM MPW) and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents.*
- *The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
- *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- *Bedrooms should be located in the upstairs of two-storey buildings when extending existing property;*
- *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events.*

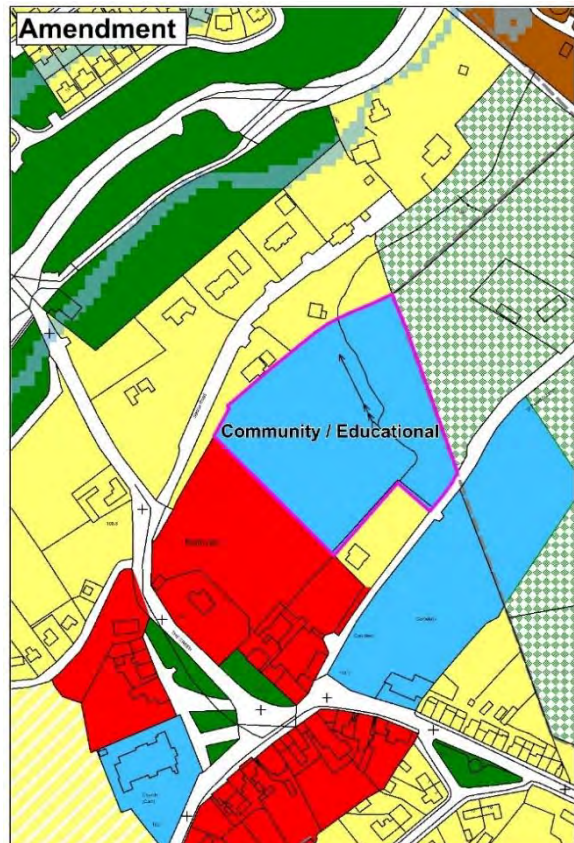
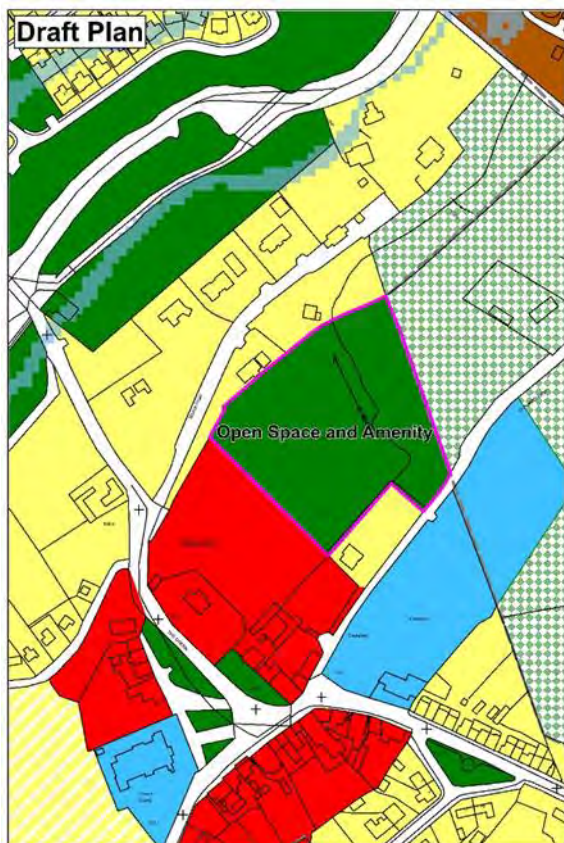
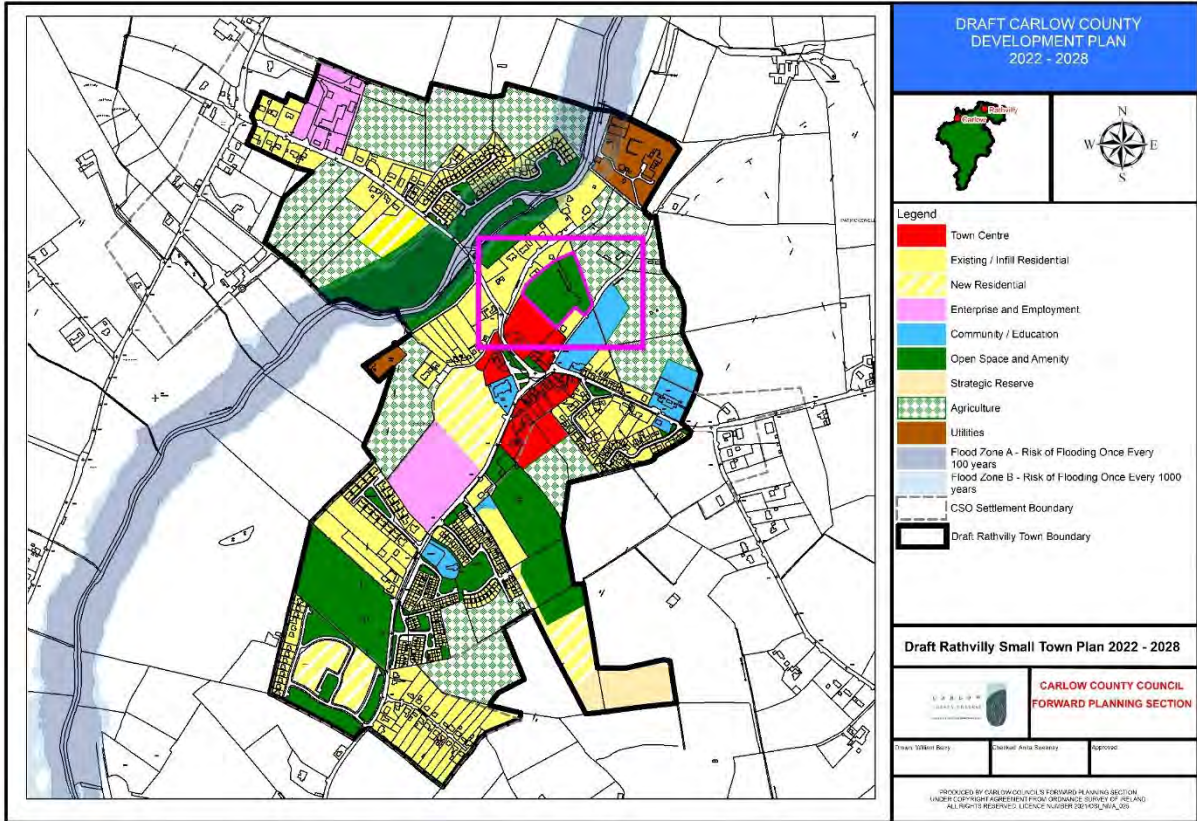
RV. P20: Any future expansion of the Water Treatment Plan should be subject to a Flood Risk Assessment which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *An appropriately detailed hydraulic model will be required to confirm flood levels and extents as the existing flood data is indicative and does not provide flood levels.*
- *The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events.*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

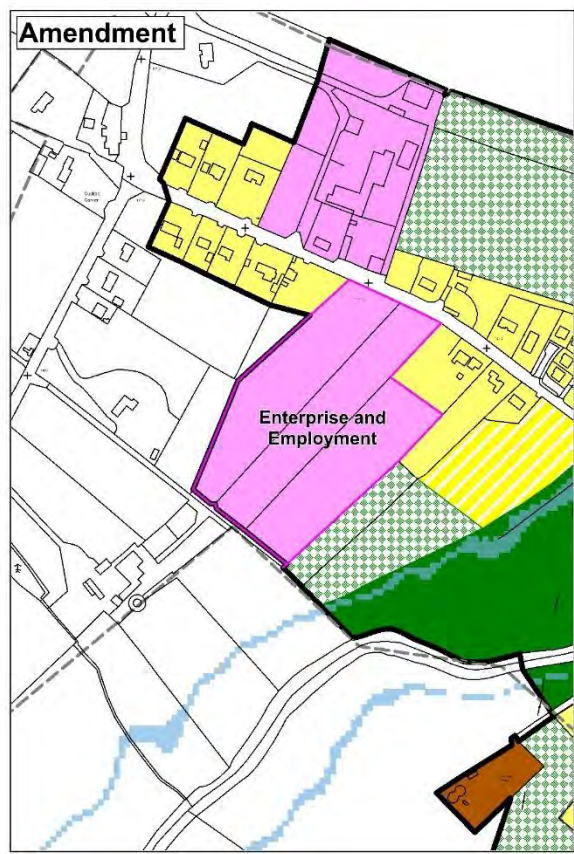
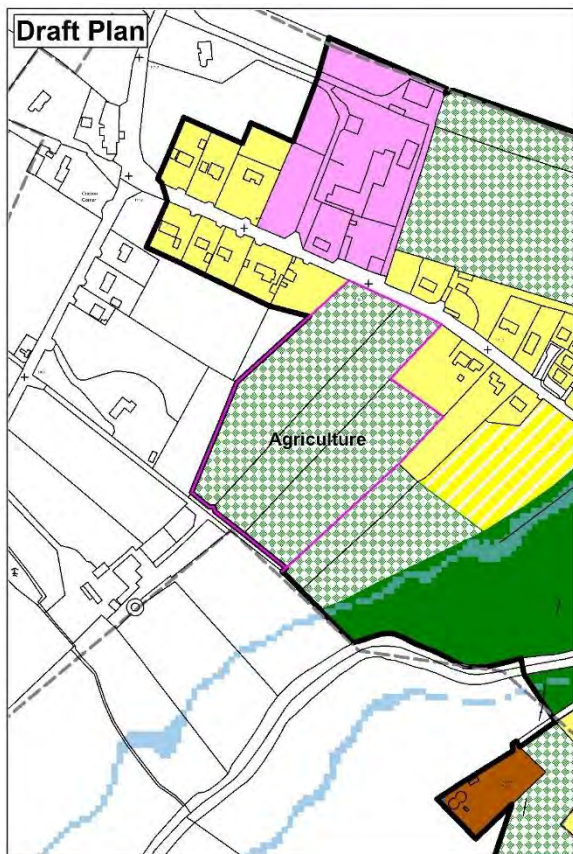
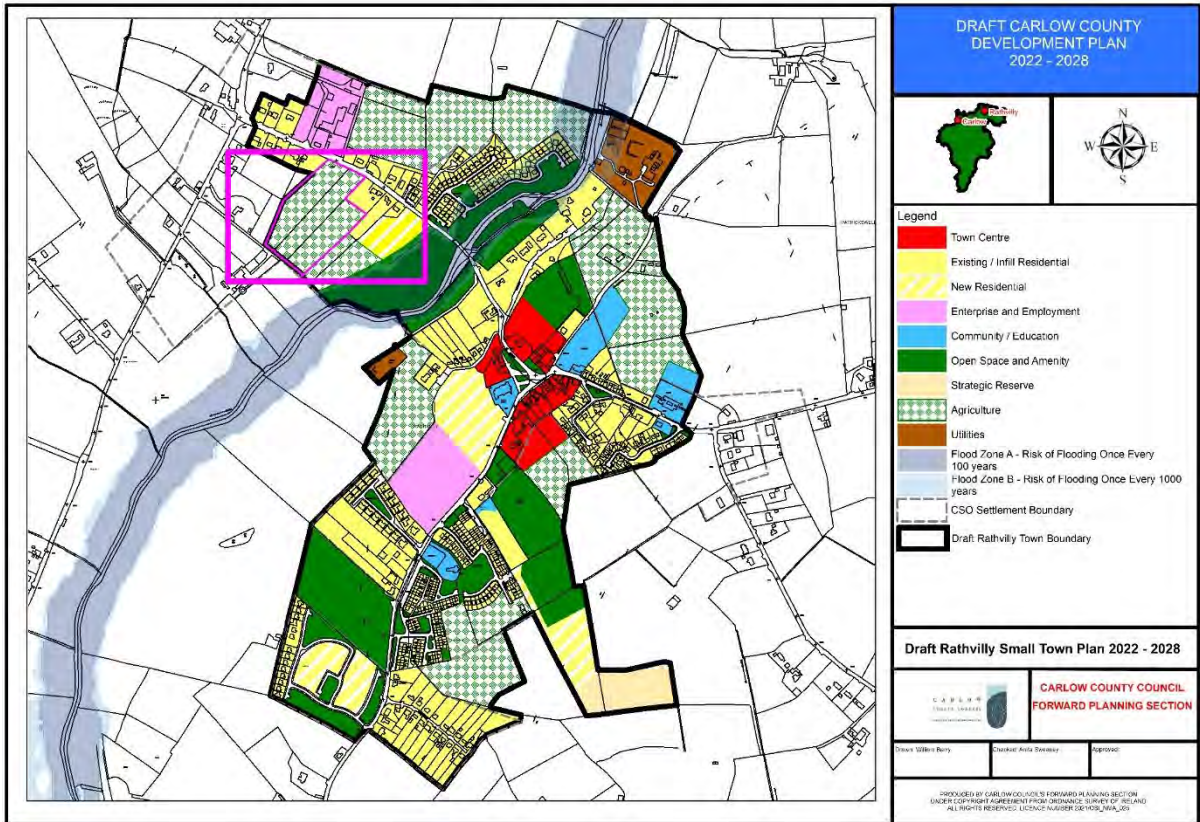
(Amendment No. 116) Amend Rathvilly Land Use Zoning Map to rezone area at southern end of Ard Bhaile from 'Open Space and Amenity' to 'New Residential' and amend Rathvilly Plan to provide for additional 16 no. units in Ard Bhaile (total 34 no. units).



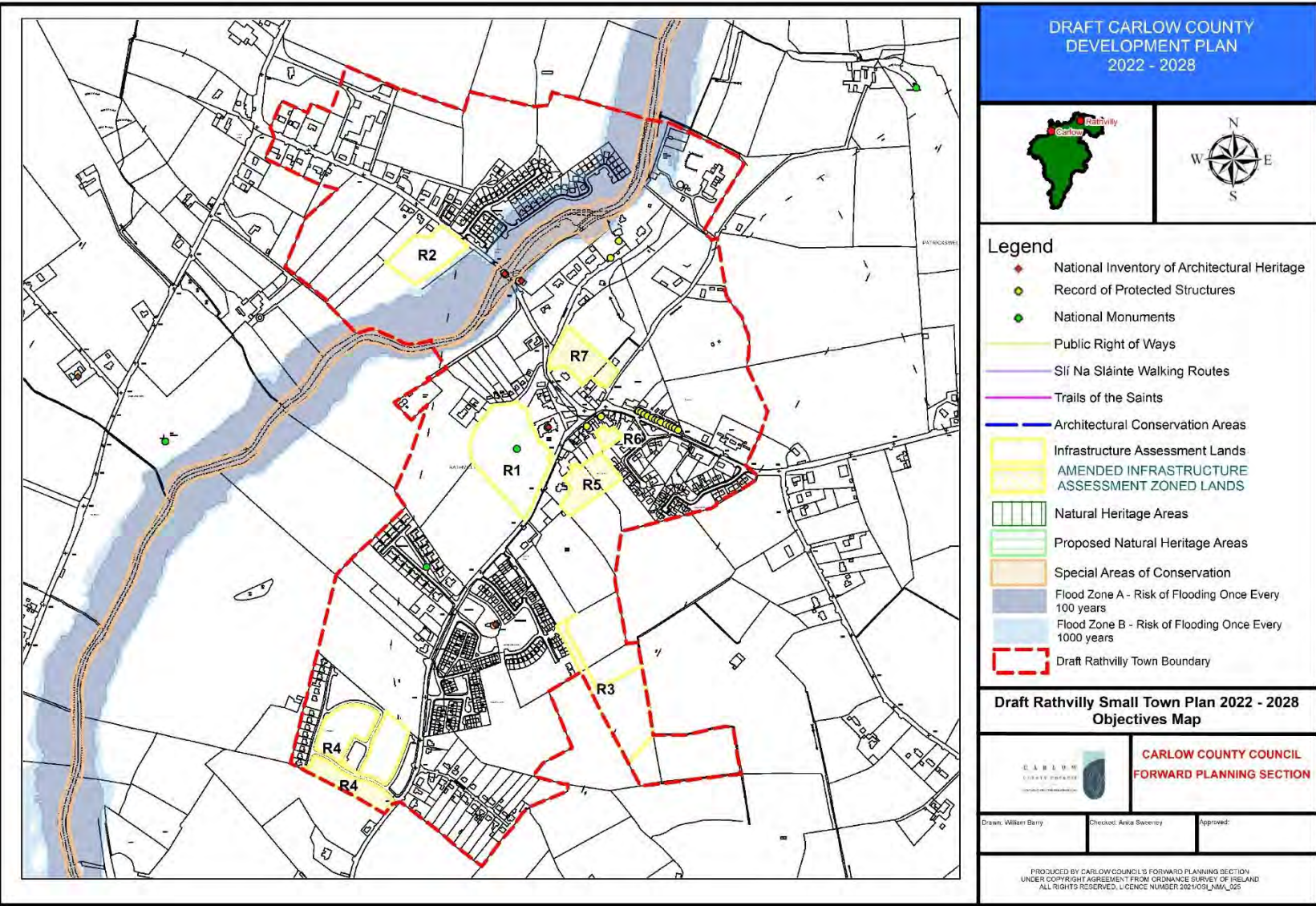
(Amendment No. 117) Amend Rathvilly Land Use Zoning Map to rezone land from 'Open Space and Amenity' to 'Community/Educational/Institutional'.



(Amendment No. 118) Amend Rathvilly Land Use Zoning Map to rezone land from 'Agriculture' to 'Enterprise and Employment' and insert a new corresponding specific objective that *Any development proposals shall incorporate measures to protect the residential amenities of adjoining properties.*



(Amendment No. 119) Amend Rathvilly Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.3.2 Leighlinbridge Plan

(Amendment No. 120) Insert new section and text after Section 15.3.2.11, with new additional corresponding policy after Section 15.3.2.17, new text in green as follows:

15.3.1.12 Flood Risk Management

The flood risk mitigation measures and justification tests for Leighlinbridge are detailed in Section 7.21 and Section A.9 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

Additional policy after Section 15.3.2.17:

Flood Risk Management

It is the policy of the Council to:

LB. P20: Manage flood risk in Leighlinbridge in accordance with the following provisions:

1. Manage flood risk in Leighlinbridge within the existing town centre and existing residential affected by flood risk in accordance with the following provisions:

- *Any future planning applications for extensions/refits/change of use should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:*
- *The sequential approach should be applied if possible;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events.*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy*

2. Any future development on lands zoned Community/Education with existing nursing home development, shall be subject to FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is from the CFRAM but there is limited reporting on water levels. An appropriately detailed FRA would be required to demonstrate how flood risk is mitigated if developing in close proximity to Flood Zone A/B;*
- *The sequential approach should be applied and any extension to the Nursing Home must not encroach into Flood Zone A or B;*
- *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

3. Any future development on the site of the Arboretum zoned Enterprise and Employment should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *The sequential approach should be applied;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas; and,*

- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

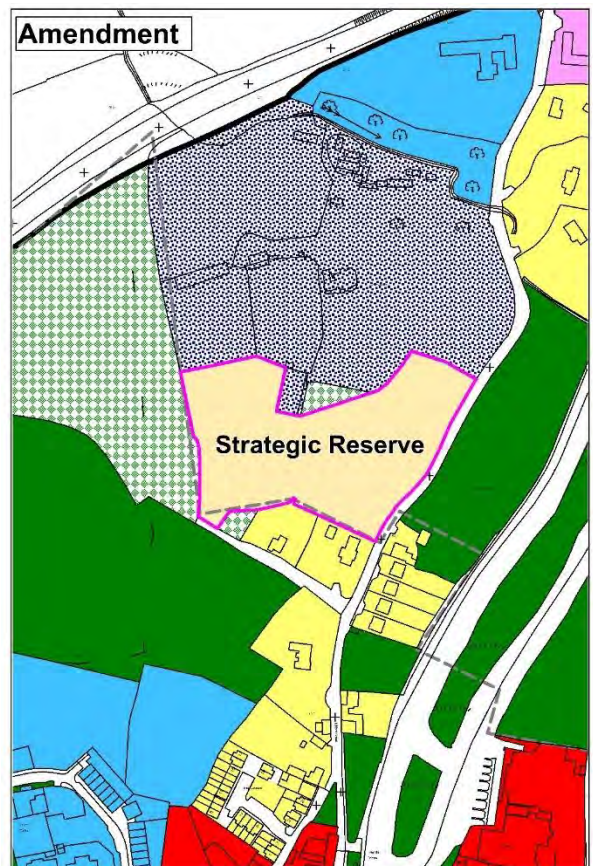
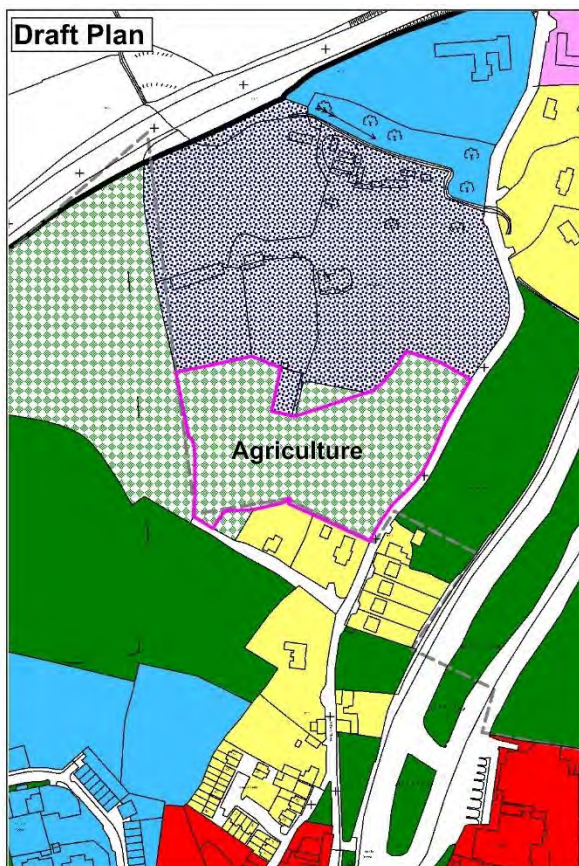
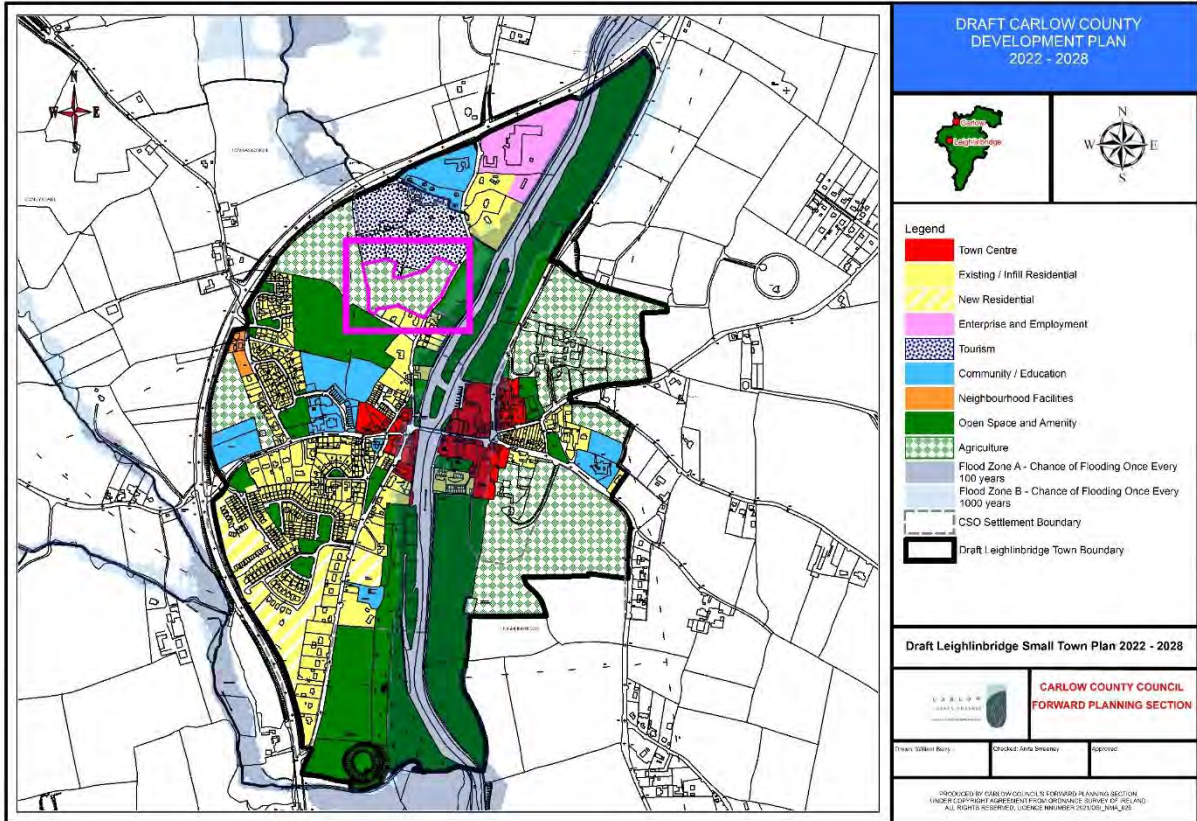
4. Development of land zoned Tourism at Rathvinden House within Flood Zone A and B shall be:

- *Limited to extensions, renovations and change of use (for highly vulnerable uses).*
- *Infill highly vulnerable development and demolition and reconstruction can only take place in Flood Zone C.*

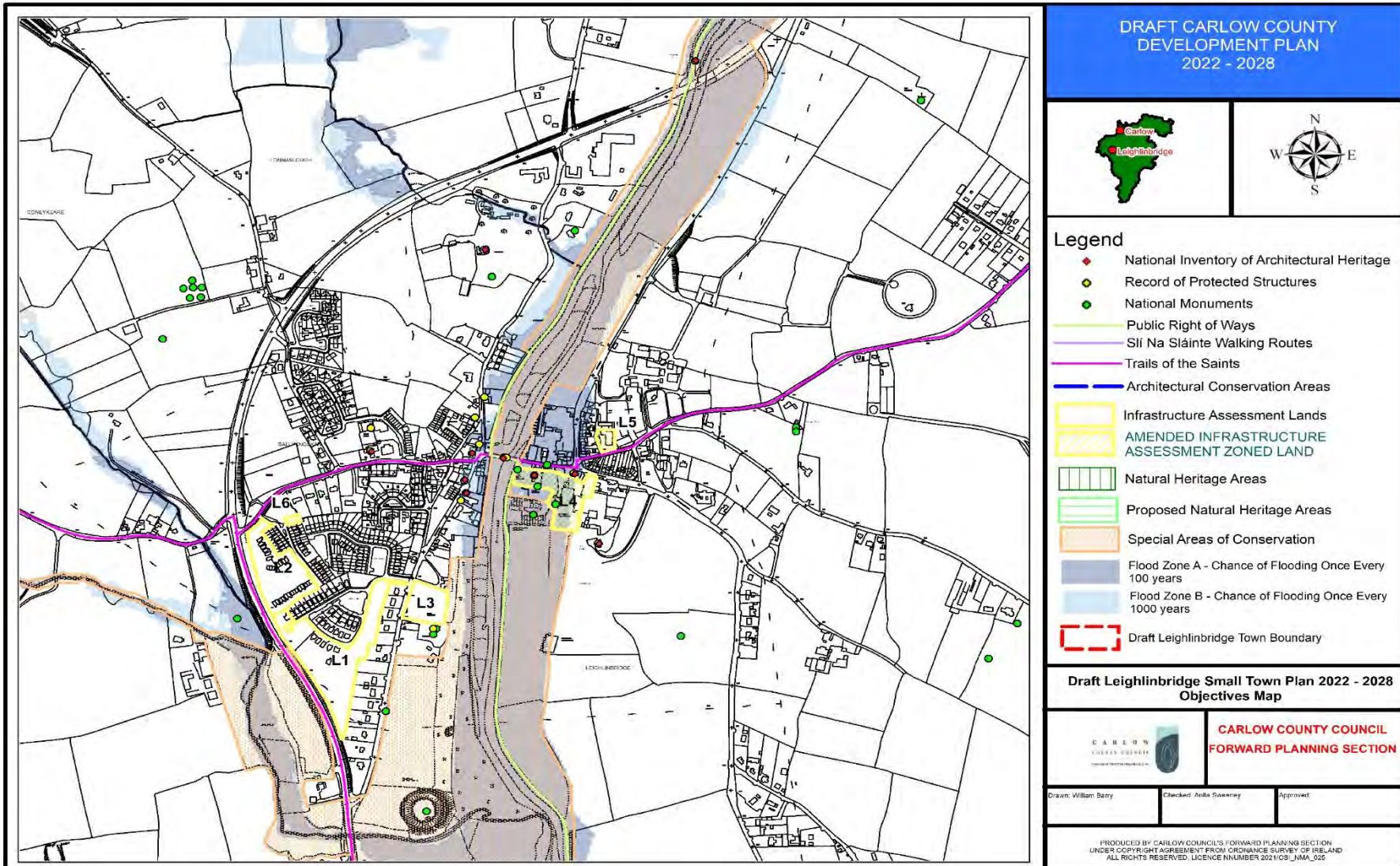
Any future development within the site should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
 - *Bedrooms should be located in the upstairs of two-story buildings when extending existing property;*
 - *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
 - *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas; and,*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
-

(Amendment No. 121) Amend Leighlinbridge Land Use Zoning Map to rezone land on Milford Road from 'Agriculture' to 'Strategic Reserve'.



(Amendment No. 122) Amend Leighlinbridge Objectives Map to include additional sites for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.3.3 Ballon Plan

(Amendment No. 123) Insert new section and text after Section 15.3.3.11, with new additional corresponding policy after Section 15.3.3.17, new text in green as follows:

15.3.1.12 Flood Risk Management

The flood risk mitigation measures and justification tests for Ballon are detailed in Section 7.7 and Section A.1 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

Additional policy after Section 15.3.3.17:

Flood Risk Management

It is the policy of the Council to:

BA. P18: Manage flood risk in Ballon in accordance with the following provisions:

1. Development of areas zoned existing residential within Flood Zone A and B shall be:

- Limited to extensions, renovations and change of use.*
- Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
- FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- Bedrooms should be located in the upstairs of two-storey buildings when extending existing property;*
- Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
- Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and; Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and*
- Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

2. Developments within areas of the institutional zoning (WWTP) within Flood Zone A and Flood Zone B shall be in accordance with the following provisions:

Any future expansion of the WWTP should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- Existing flood data is indicative and does not provide flood levels.*
- An appropriately detailed hydraulic model will be required to confirm flood levels and extents.*
- The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
- FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*

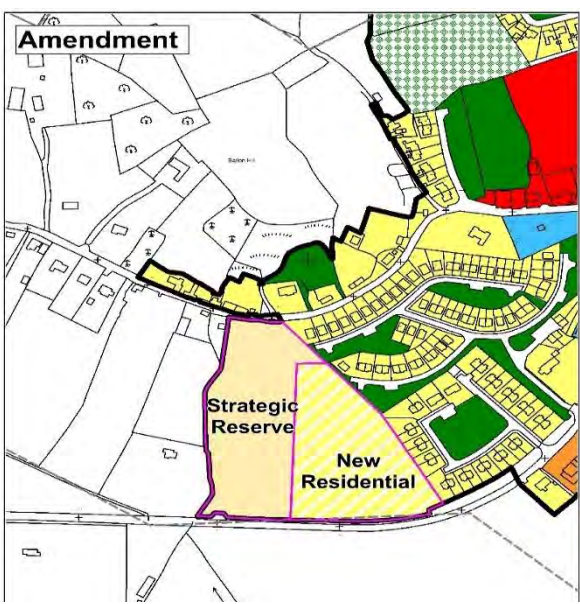
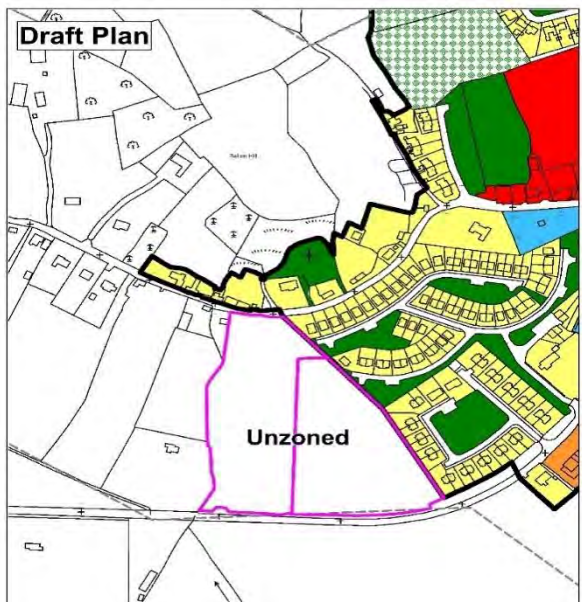
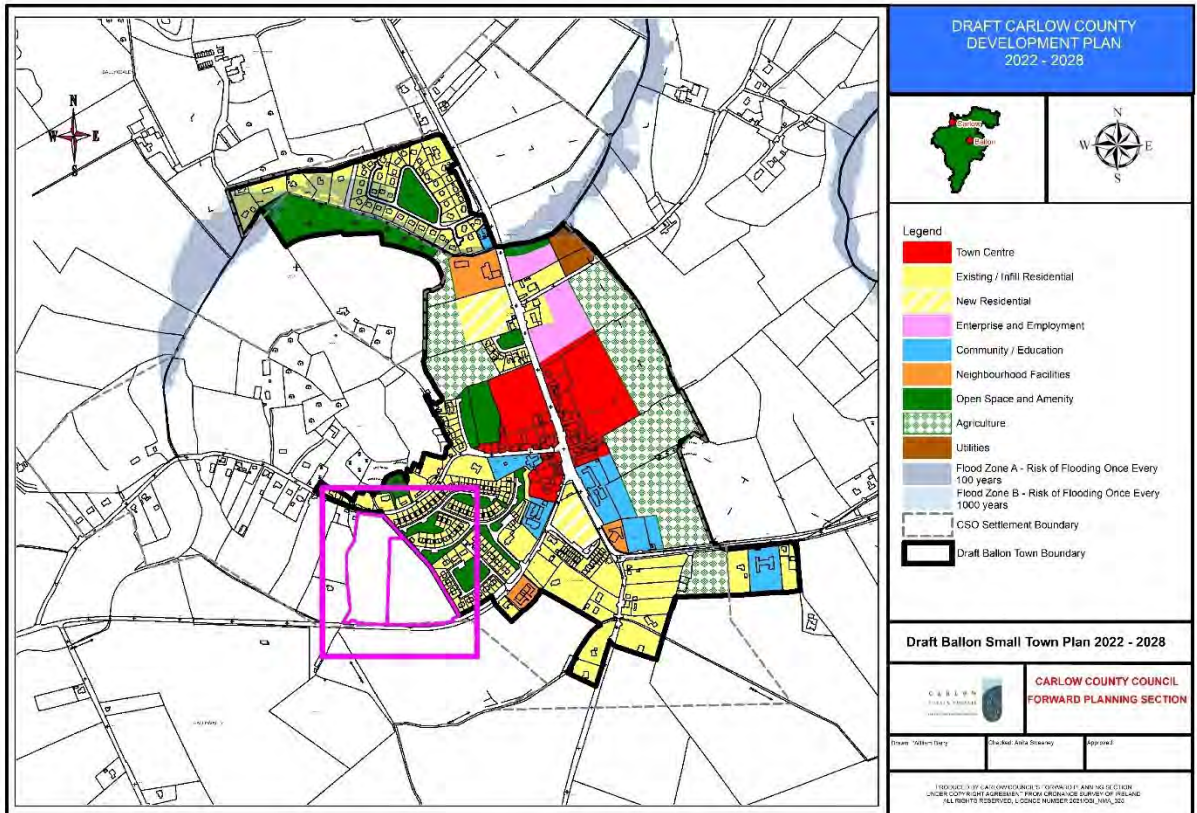
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

3. Development at Ballon Garda Station within area zoned Community/Education and within Flood Zone A and B shall be in accordance with the following provisions:

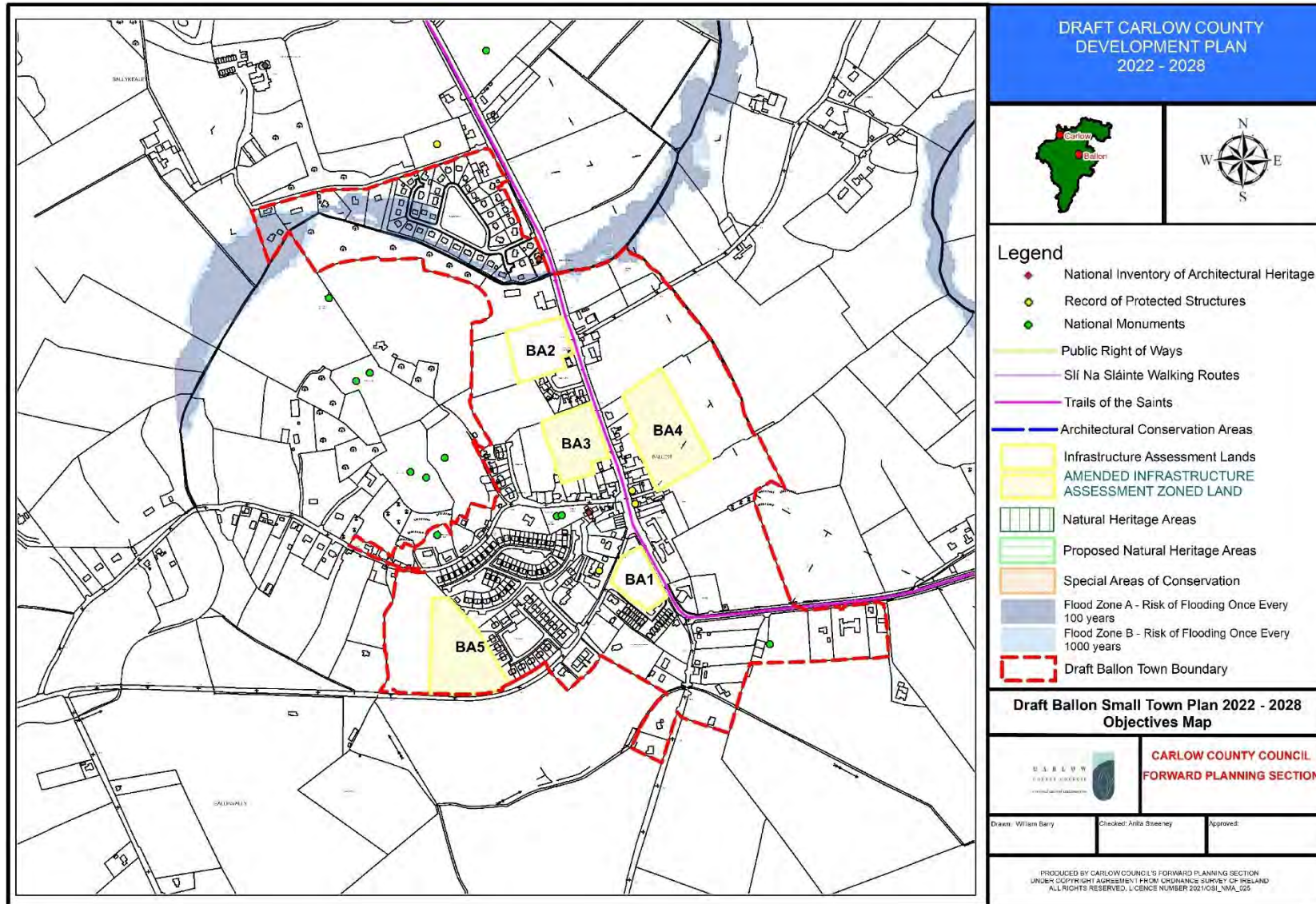
Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *The sequential approach should be applied and any extension to the Garda Station must not encroach into Flood Zone A or B;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Finished floor levels should be above the 1% AEP level plus climate change and freeboard; and,*
 - *Any development shall also be required to be built in accordance with CCC SuDS Policy.*
-

(Amendment No. 124) Amend Ballon Land Use Zoning Map to extend town boundary and zone 2ha of land 'New Residential', with specific corresponding objective *It is an objective of the Council to facilitate low-density residential development (max no. 20 units), subject to the appropriate phasing of the scheme and high-quality design and siting considerations, which will provide for an integrated development including pedestrian permeability through the site to the existing adjoining development. The scheme shall also provide high-quality landscaping and public open space provision and shall comply all other proper planning and sustainable development considerations as appropriate*, and zone the remainder of the field to which the land forms part 'Strategic Reserve'.



(Amendment No. 125) Amend Ballon Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.3.4 Borris Plan

(Amendment No. 126) Insert new section and text after Section 15.3.4.11, with new additional corresponding policy after Section 15.3.4.18, new text in green as follows:

15.3.1.12 Flood Risk Management

The flood risk mitigation measures and justification tests for Borris are detailed in Section 7.9 and Section A.2 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

Additional policy after Section 15.3.4.18:

Flood Risk Management

It is the policy of the Council to:

BO. P25: Manage flood risk in Borris in accordance with the following provisions:

1. Any future expansion of the school should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following;

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- *The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
- *Flood Zone A/B would principally be suitable for playing pitches/water compatible use only;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

2. Development at the Kelly's Steel Works Site shall be limited to the existing less vulnerable use. Redevelopment as highly vulnerable housing would not be permitted. Any future planning applications on the site should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents.*
- *The sequential approach should be applied if possible;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

3. Development of areas zoned existing residential within Flood Zone A and B shall be:

- *Limited to extensions, renovations and change of use.*

- *Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

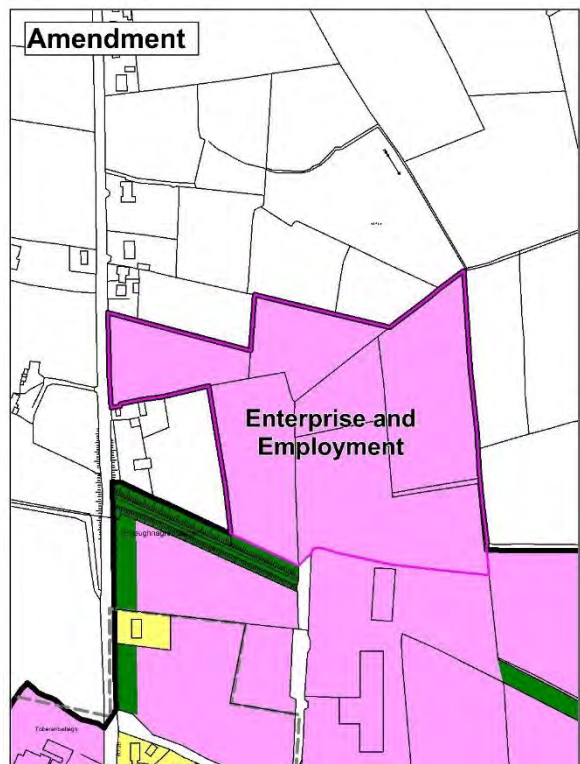
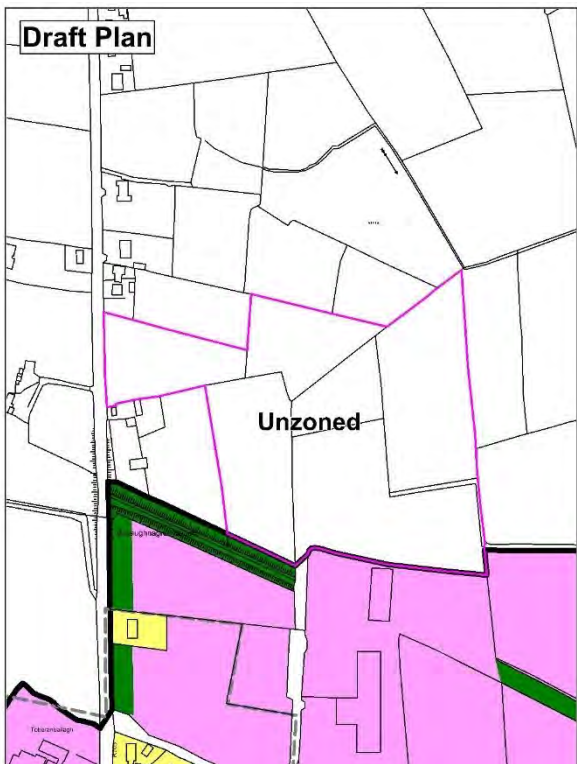
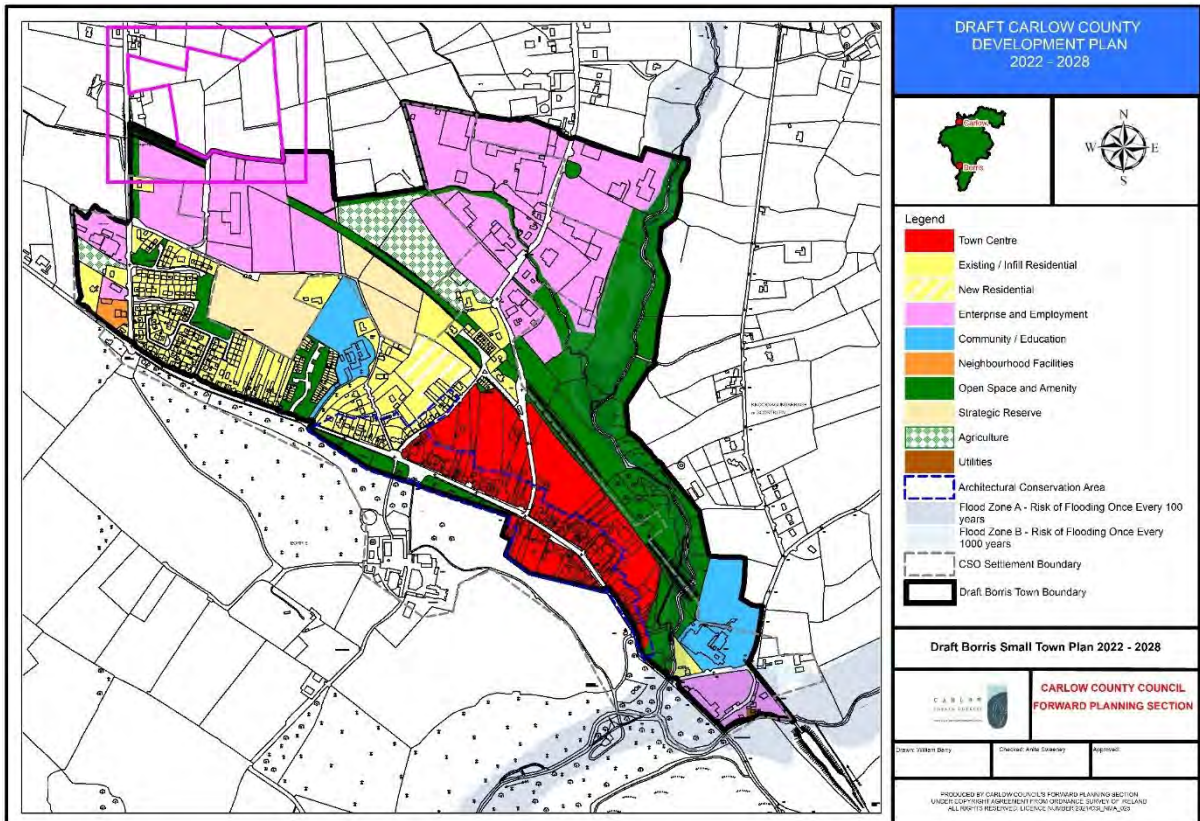
Any future development should be subject to an FRA which should follow the general guidance provided in Section of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- *The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
- *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- *Bedrooms should be located in the upstairs of two-story buildings when extending existing property;*
- *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

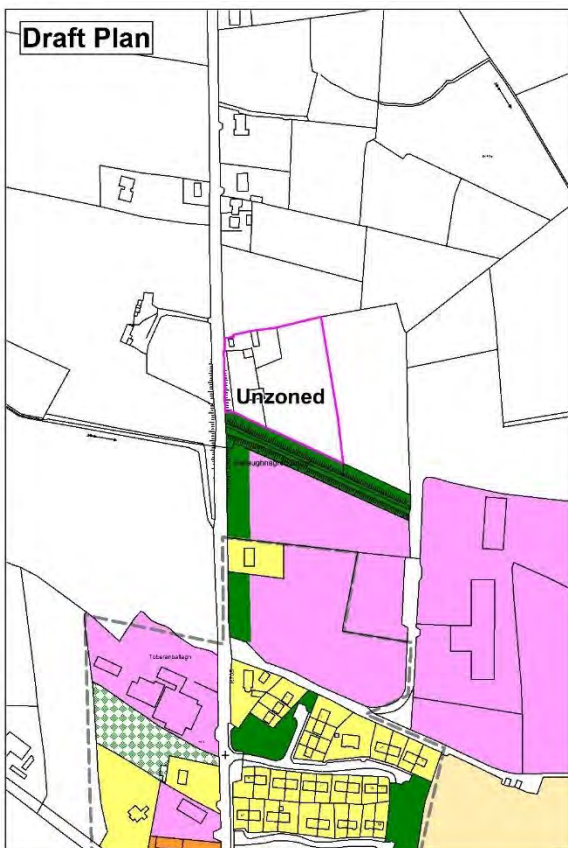
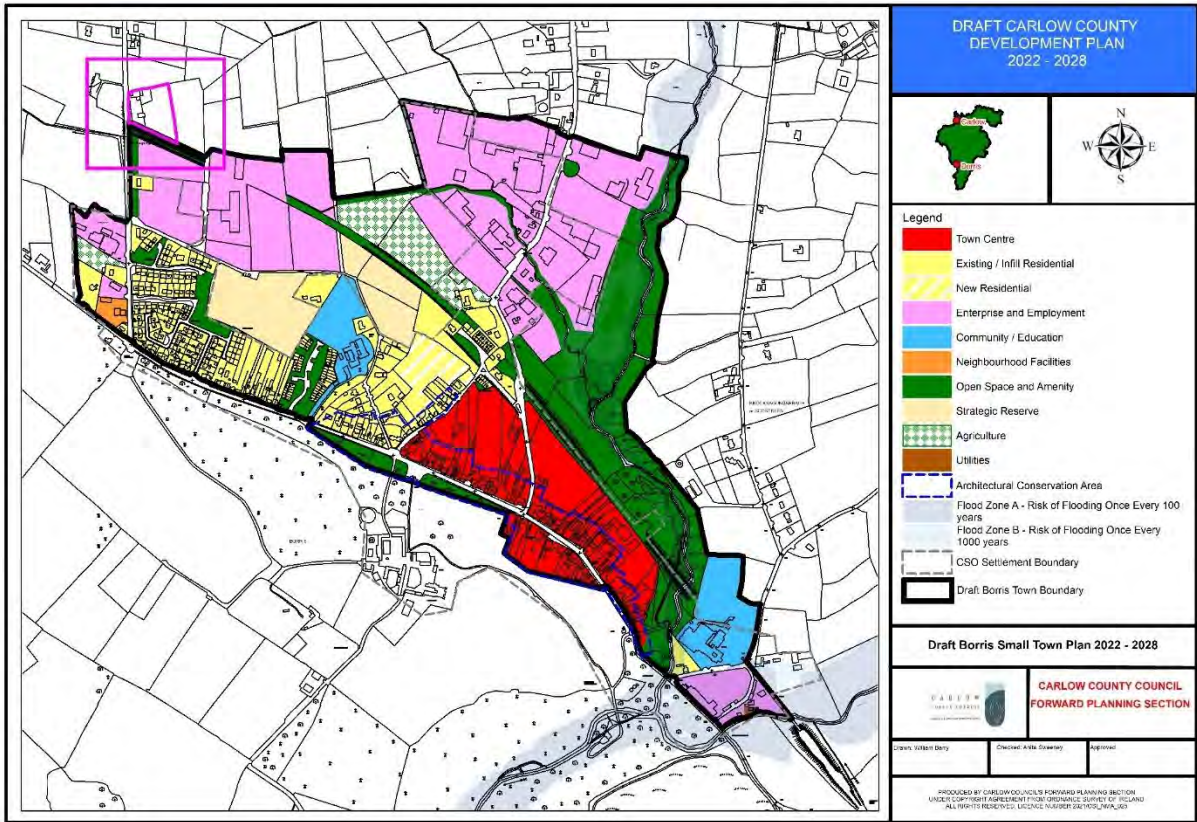
4. Any future planning applications on area comprising northeast corner of lands zoned Enterprise and Employment to the north of Borris should avoid development within Flood Zone A and be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *The sequential approach should be applied if possible;*
 - *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas; and,*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
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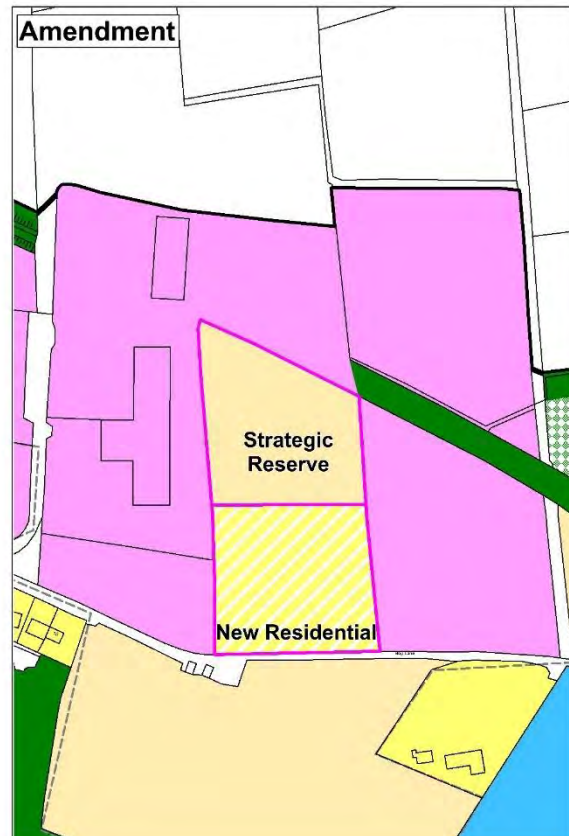
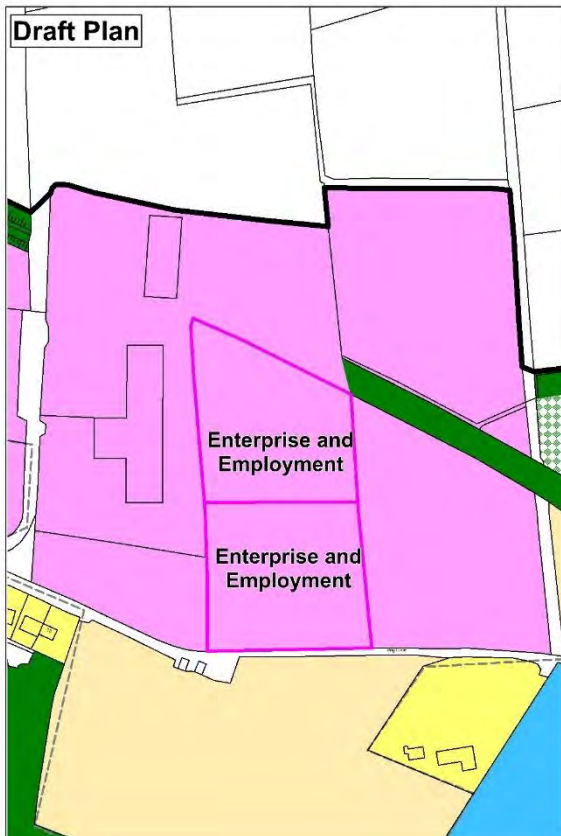
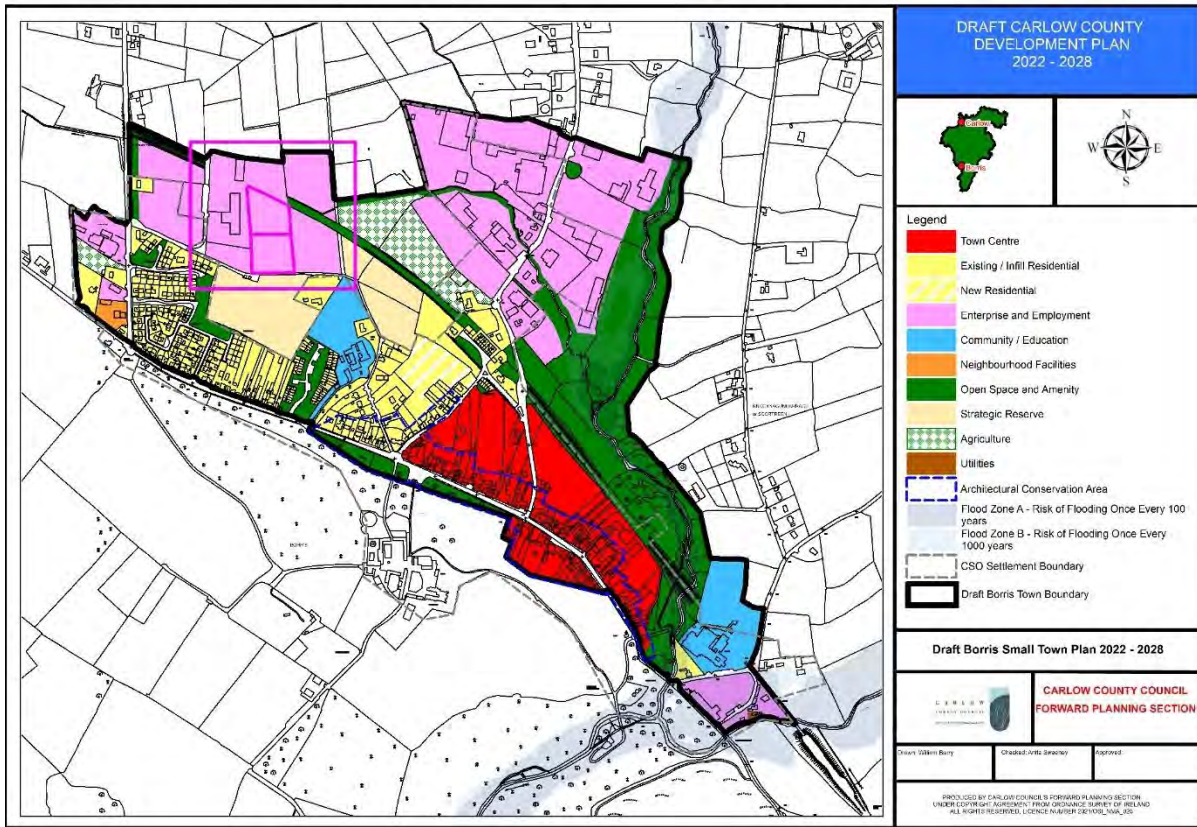
(Amendment No. 127) Amend Borris Land Use Zoning Map to extend the town boundary and zone land (6.06ha) 'Enterprise and Employment', and insert corresponding specific objective that *development extends sequential from the existing developed area, shall provide for appropriate traffic access arrangements, the protection of residential amenities of adjoining properties and detailed landscaping plan to protect the visual amenities of the area including proposals to seek the retention of mature established trees and field boundaries to the landholding.*



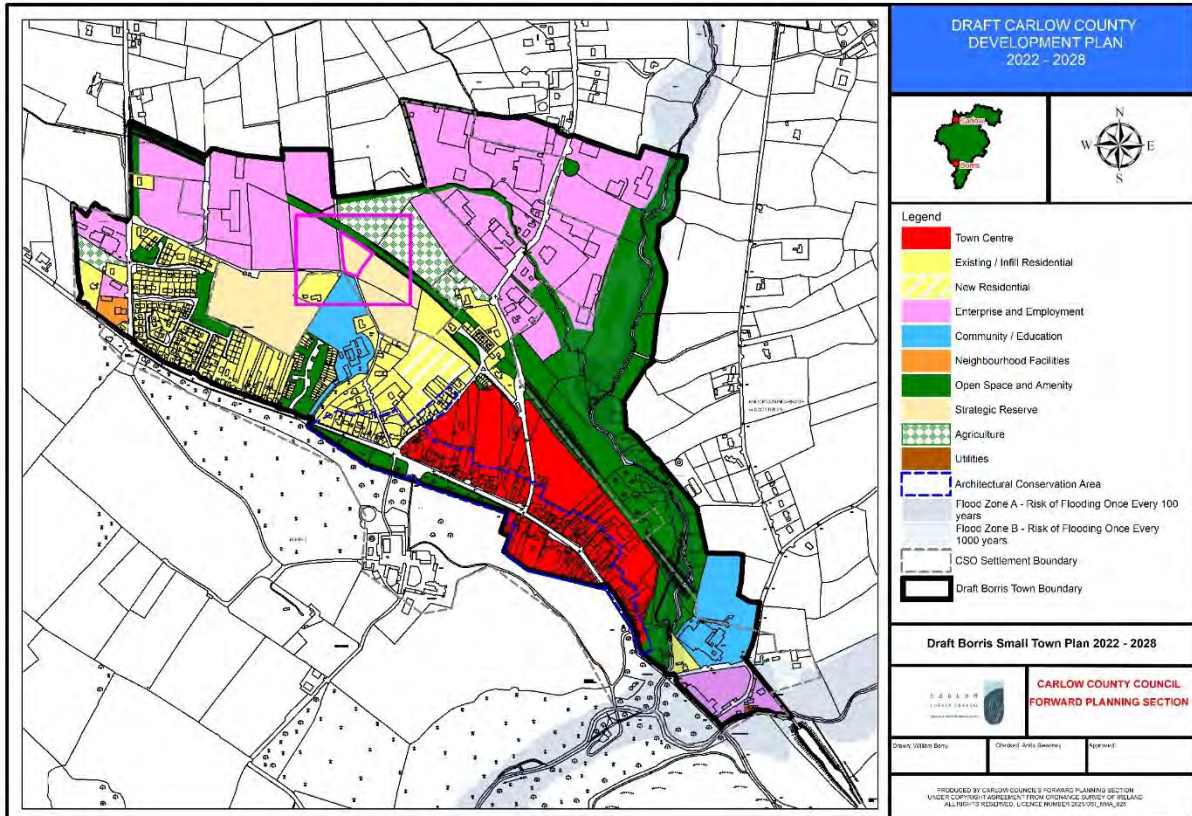
(Amendment No. 128) Amend Borris Land Use Zoning Map to extend the town boundary and zone land adjoining R705 'Agriculture'.



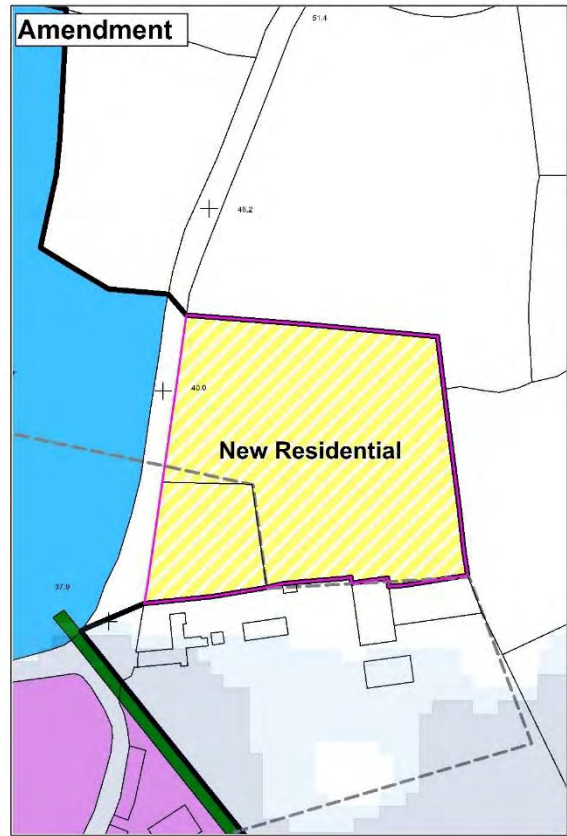
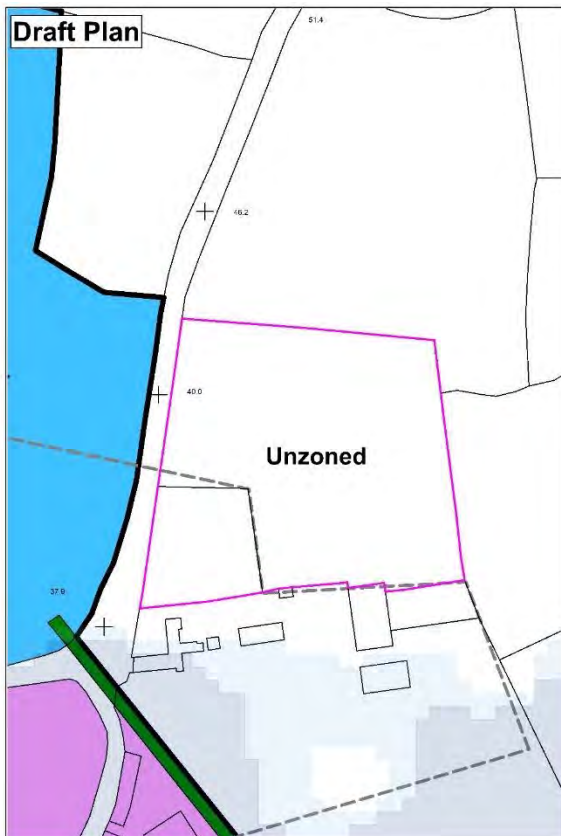
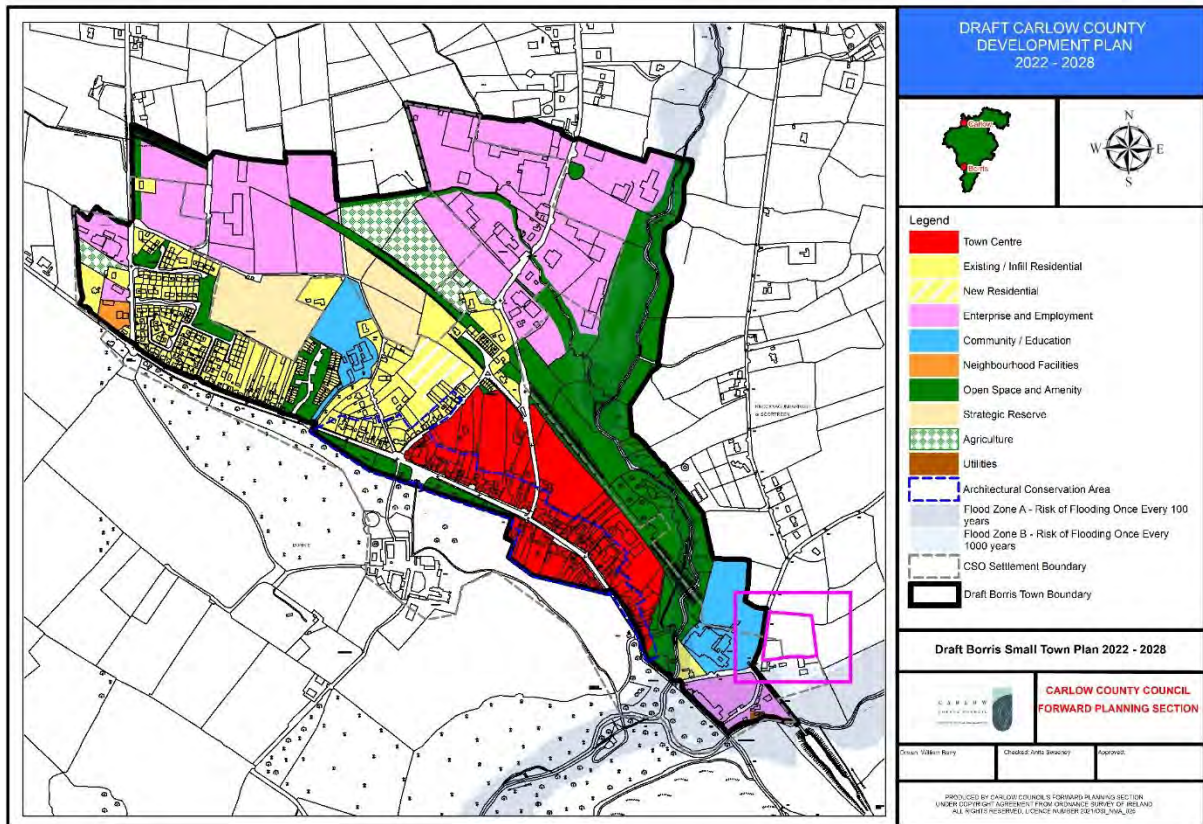
(Amendment No. 129) Amend Borris Land Use Zoning Map to rezone land (c0.8ha) adjoining Bog Lane from 'Enterprise and Employment' to 'New Residential' (max 10 no. units serviced sites), and zone the remainder of the field to which the land forms part 'Strategic Reserve'.



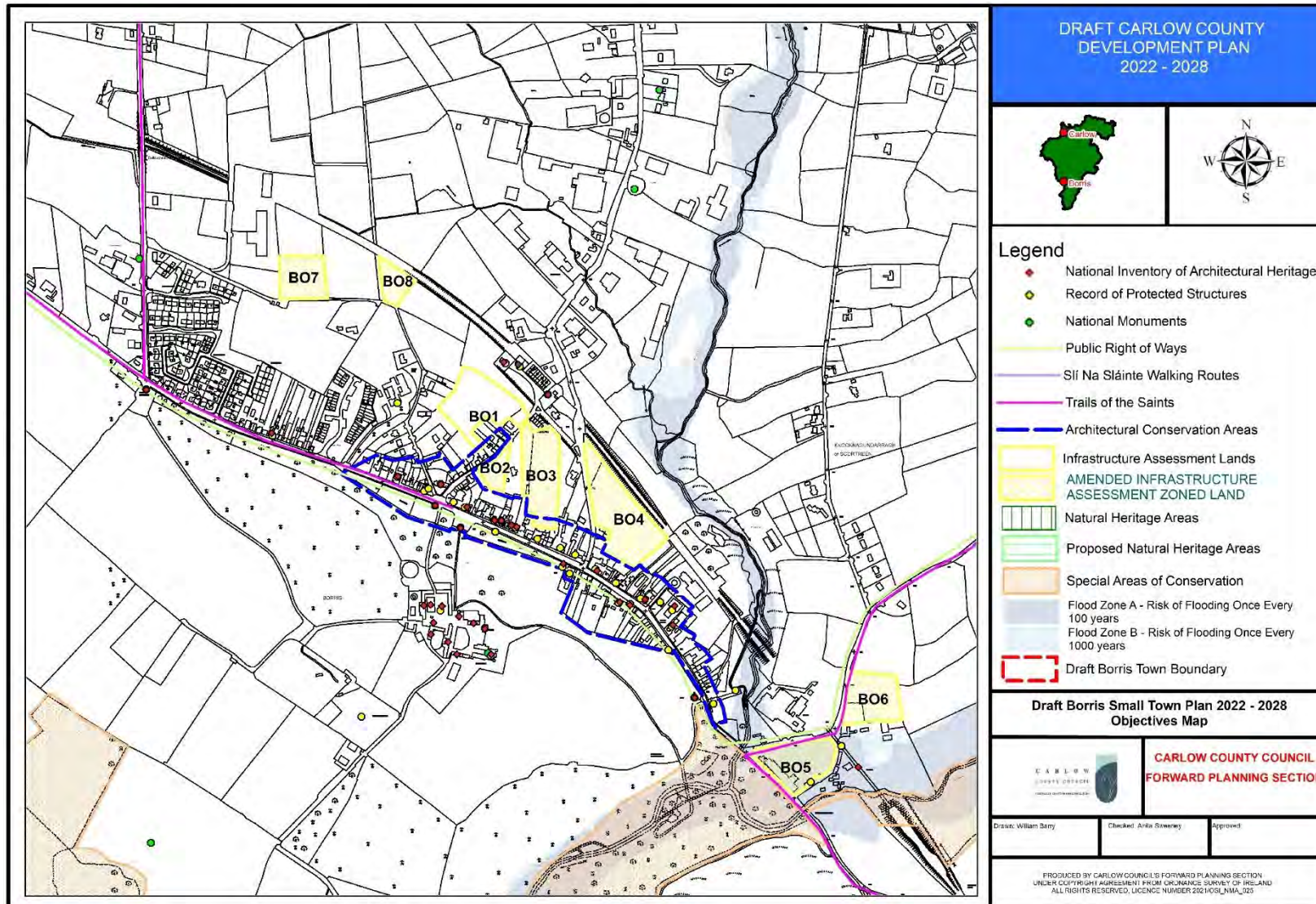
(Amendment No. 130) Amend Borris Land Use Zoning Map to rezone land adjoining Bog Lane from 'Strategic Reserve' to 'New Residential' with corresponding specific objective *It is an objective of the Council to facilitate low density residential development (max. 2 no. units permissible) subject to all proper planning considerations including upgrade of Bog Lane and adequate provision of water and wastewater infrastructure to service the site.*



(Amendment No. 131) Amend Borris Land Use Zoning Map to extend the town boundary and zone land (c.1ha) 'New Residential' (to accommodate max 10 no. units).



(Amendment No. 132) Amend Borris Objectives Map to include additional sites /proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.3.5 Hacketstown Plan

(Amendment No. 133) Insert new section and text after Section 15.3.5.12, with new additional corresponding policy after Section 15.3.5.19, new text in green as follows:

15.3.1.12 Flood Risk Management

The flood risk mitigation measures and justification tests for Hacketstown are detailed in Section 7.19 and Section A.7 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

Additional policy after Section 15.3.5.19:

Flood Risk Management

It is the policy of the Council to:

HT. P19: Manage flood risk in Hacketstown in accordance with the following provisions:

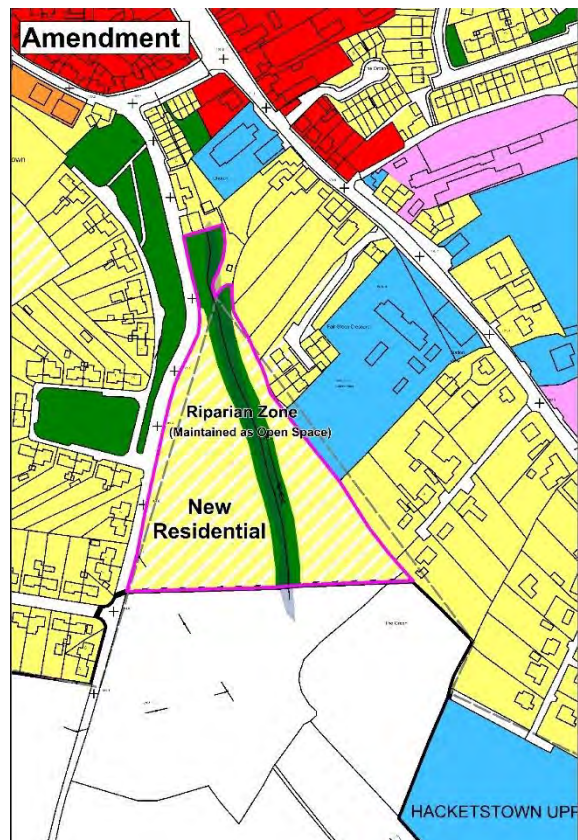
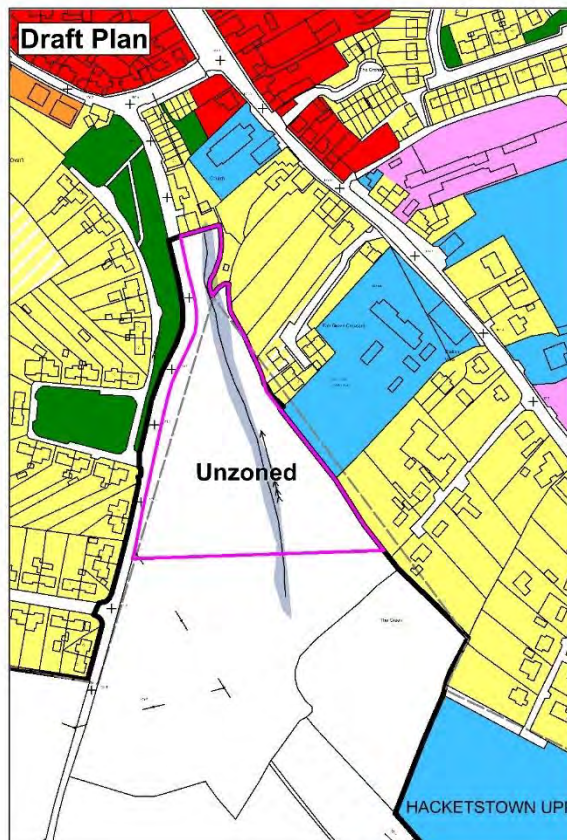
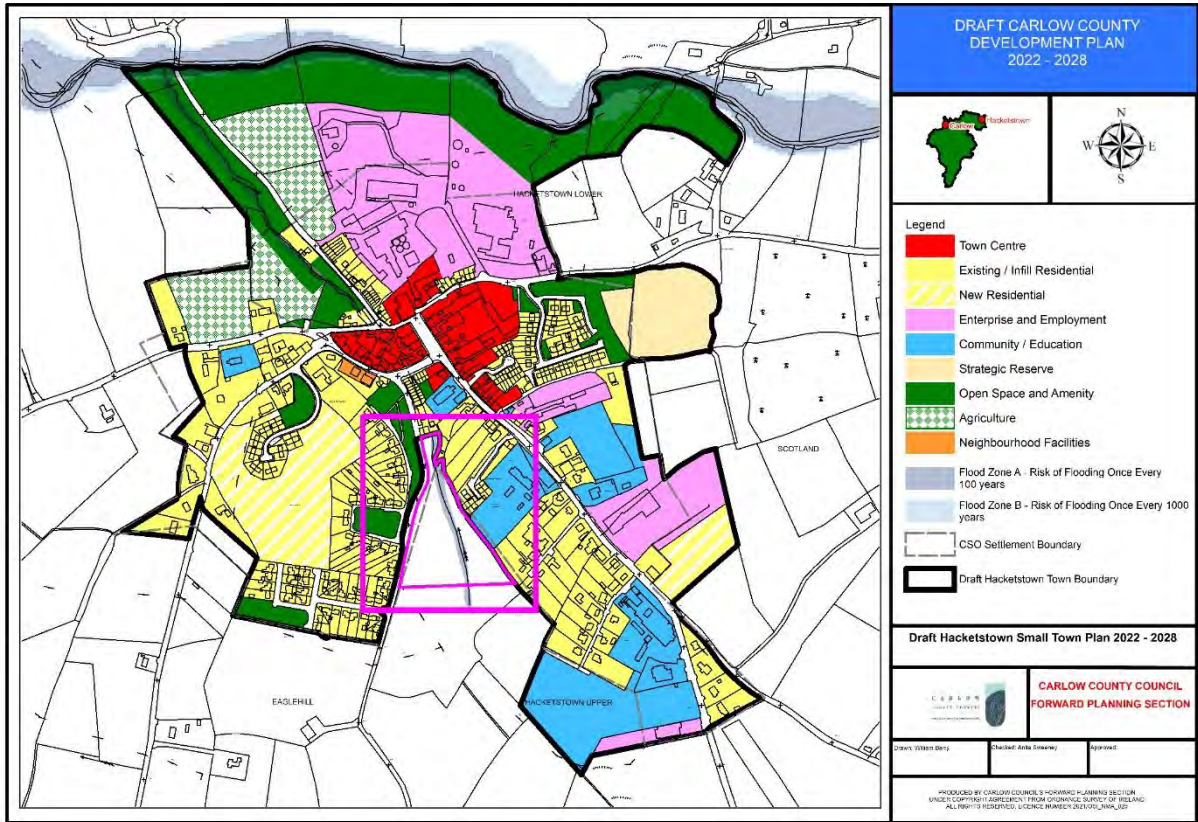
Development within the existing residential zoning along the steep unnamed stream flowing in culvert through the residential lands shall be:

- *Limited to extensions, renovations and change of use;*
- *Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

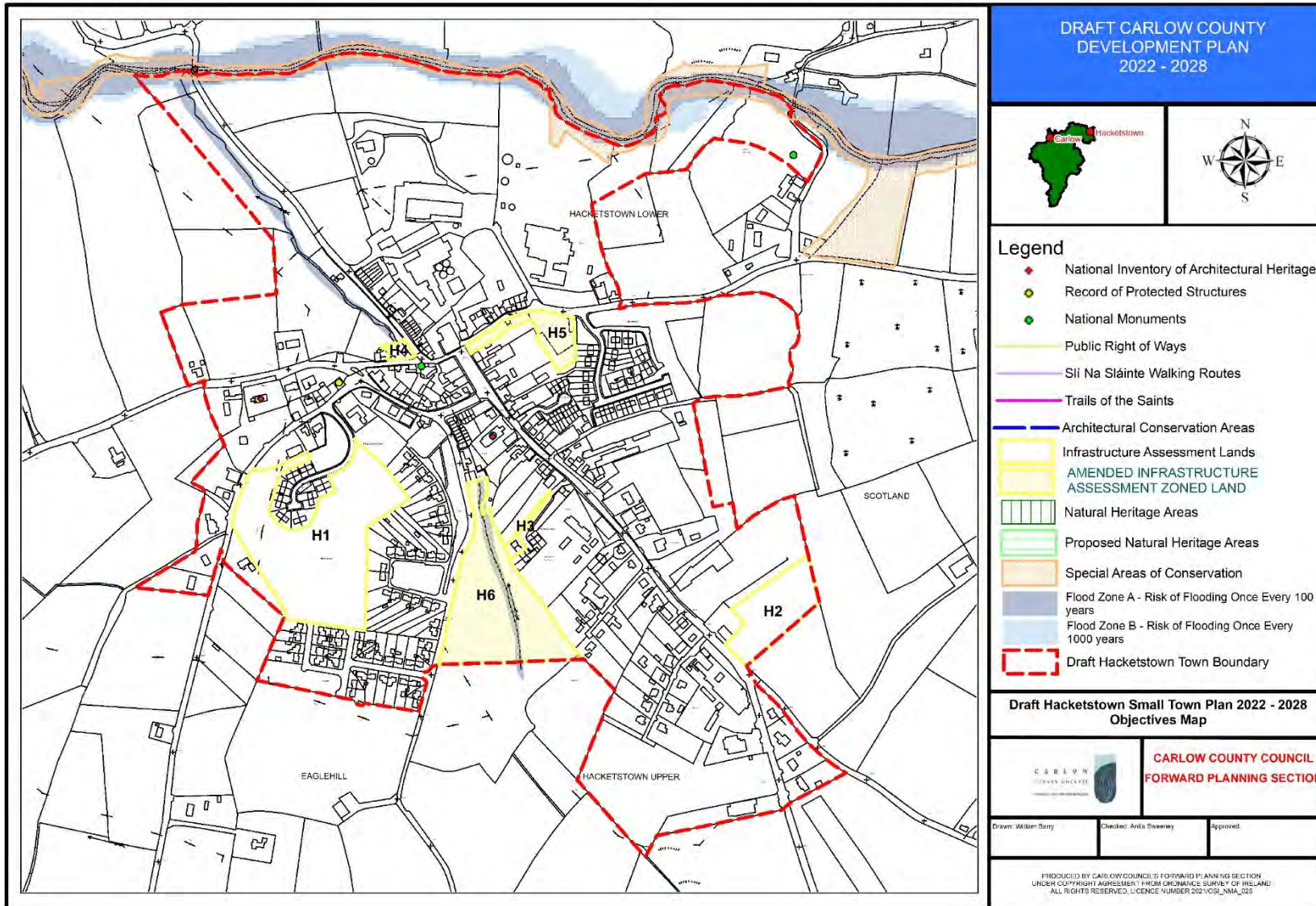
Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
 - *The residual risk of culvert blockage should be investigated;*
 - *Bedrooms should be located in the upstairs of two-storey buildings when extending existing property in Flood Zone A/B;*
 - *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas; and,*
 - *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events.*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
-

(Amendment No. 134) Amend Hacketstown Land Use Zoning Map to extend the town boundary and zone land (1.9ha) 'New Residential' (to accommodate max 20 no. units).



(Amendment No. 135) Amend Hacketstown Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.3.6 Carrickduff Plan

(Amendment No. 136) Insert new section and text after Section 15.3.6.10, with new additional corresponding policy after Section 15.3.6.16, new text in green as follows:

15.3.1.12 Flood Risk Management

The flood risk mitigation measures and justification tests for Carrickduff are detailed in Section 7.10 and Section A.3 of the Strategic Flood Risk Assessment (SFRA) prepared as part of this County Development Plan (See Appendix III). General guidance on development management and flood risk is set out in Section 6 of the SFRA.

New policy after Section 15.3.6.16:

Flood Risk Management

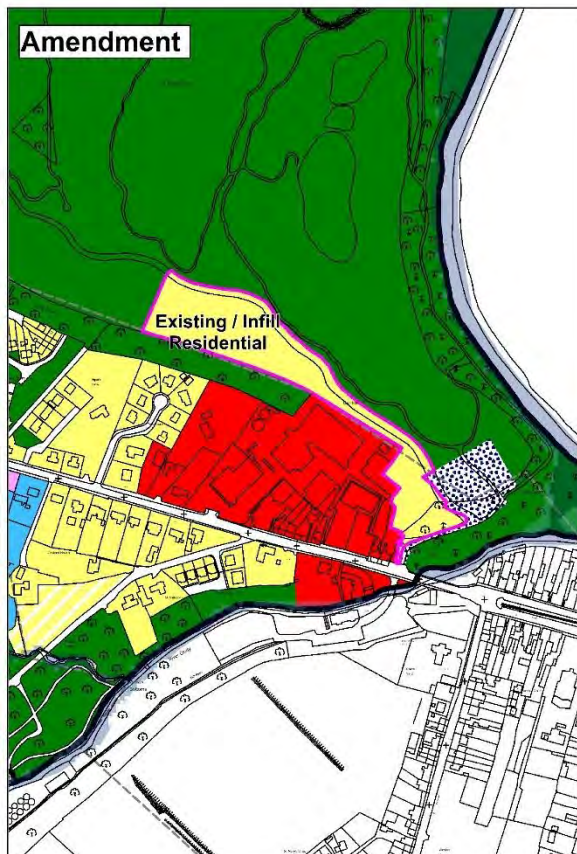
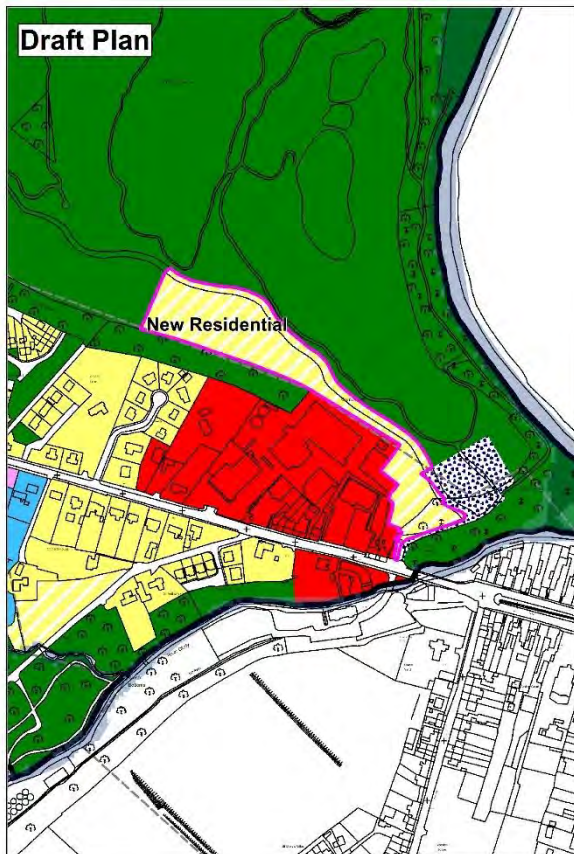
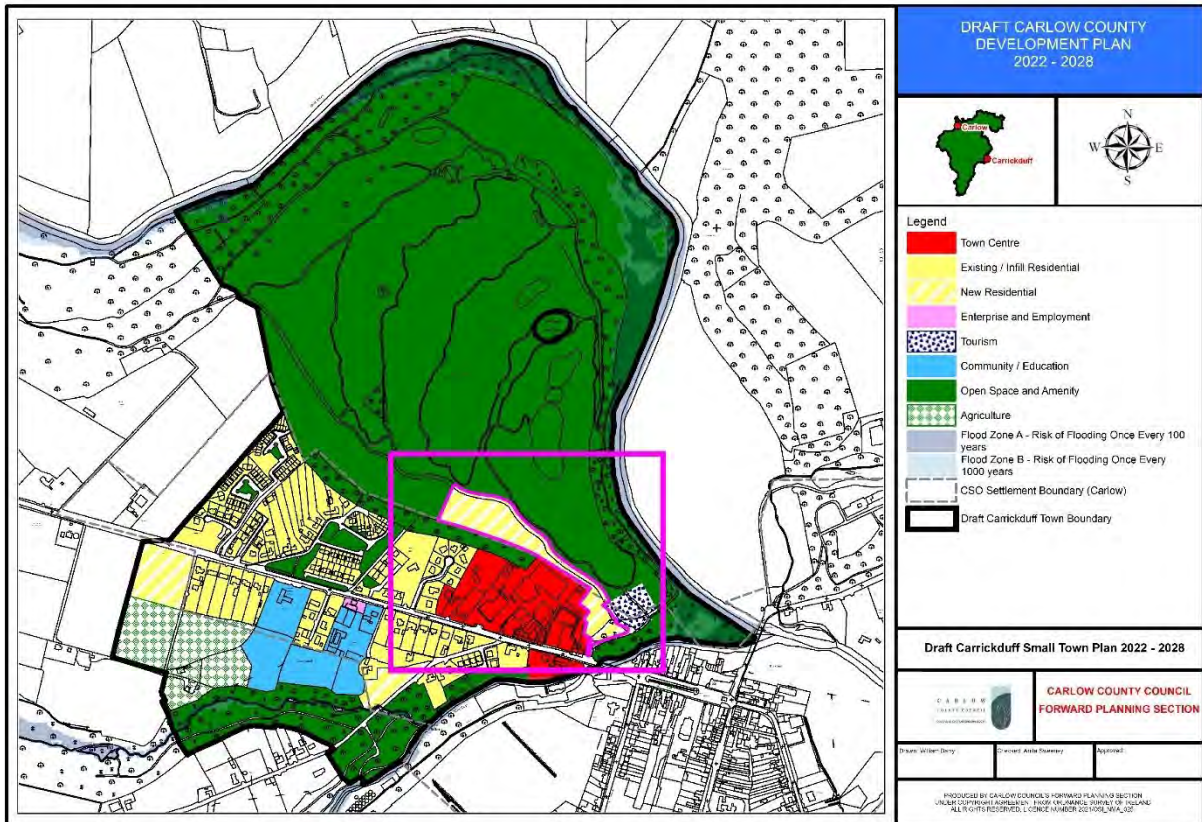
It is the policy of the Council to:

CD. P20: Manage flood risk in Carrickduff in accordance with the following provisions:

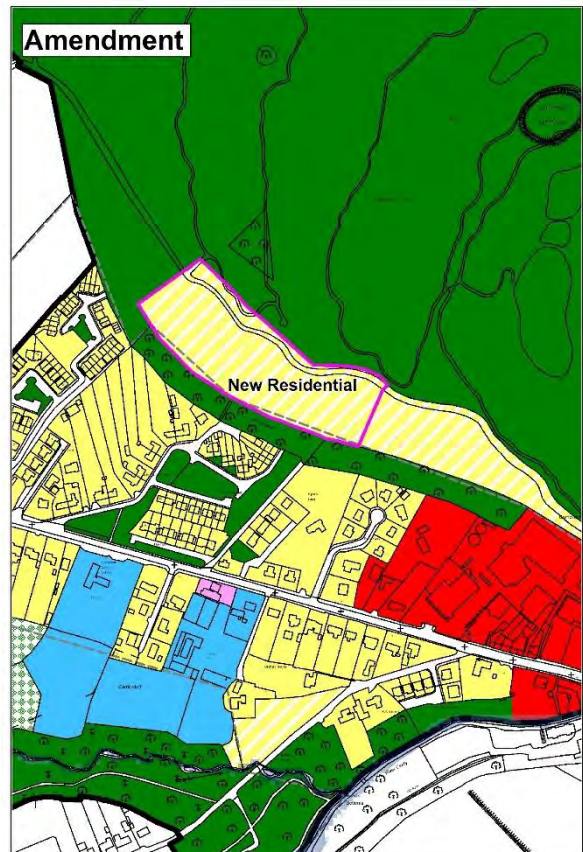
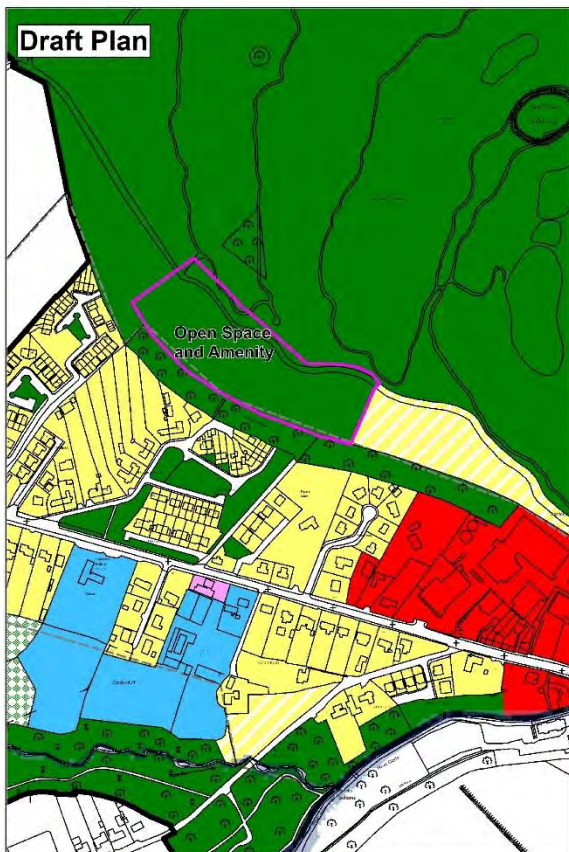
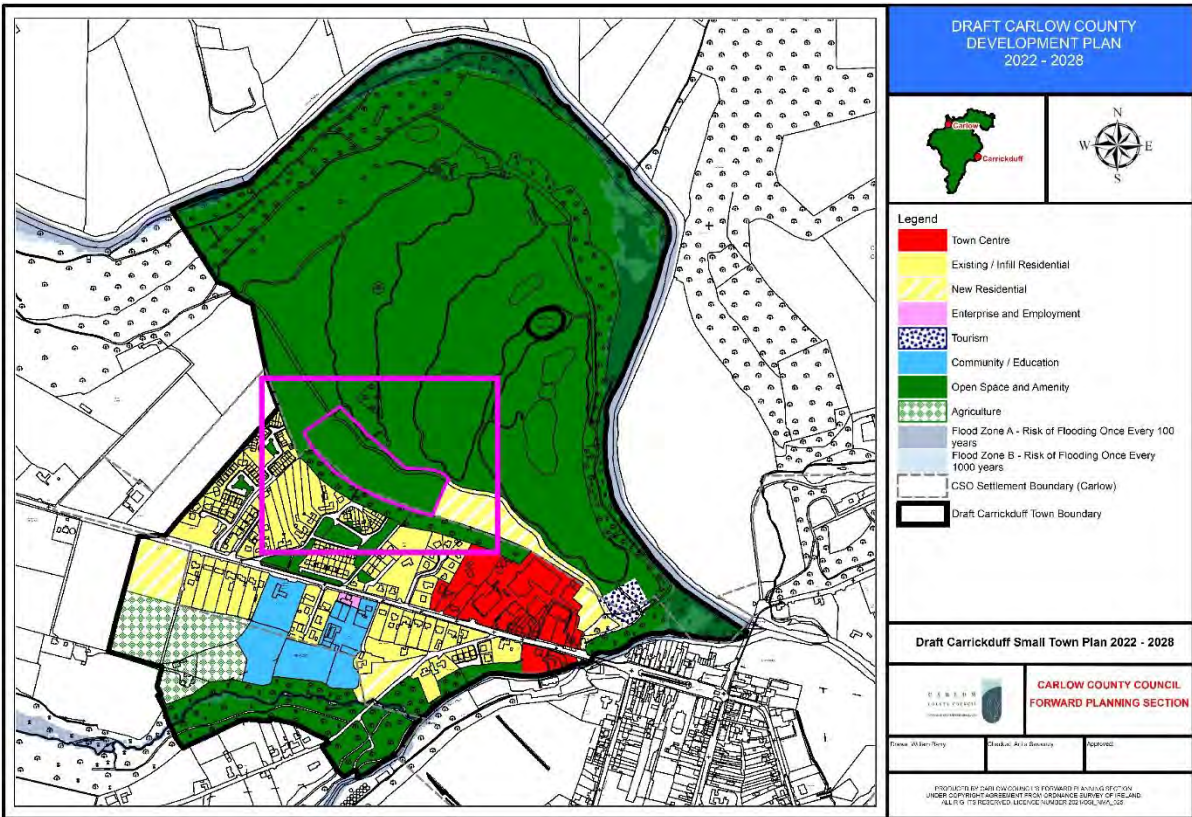
Any future development in the town centre zoned lands at risk of flooding along the Clody River area must place water compatible development within Flood Zone A/B with no raising of land levels. All development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
 - *Flood Zone A/B would principally be suitable for water compatible use only;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and;*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
-

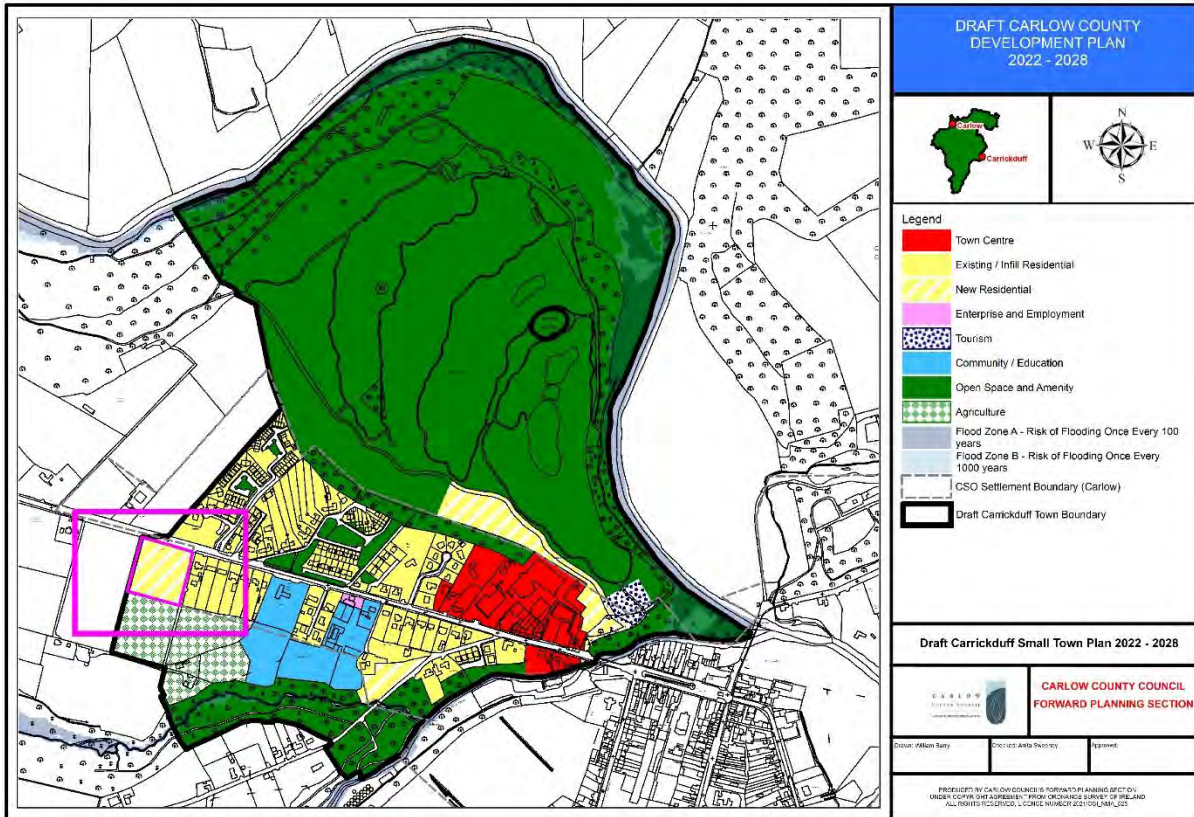
(Amendment No. 137) Amend Carrickduff Land Use Zoning Map to rezone land from 'New Residential' to 'Existing Residential/Infill'.



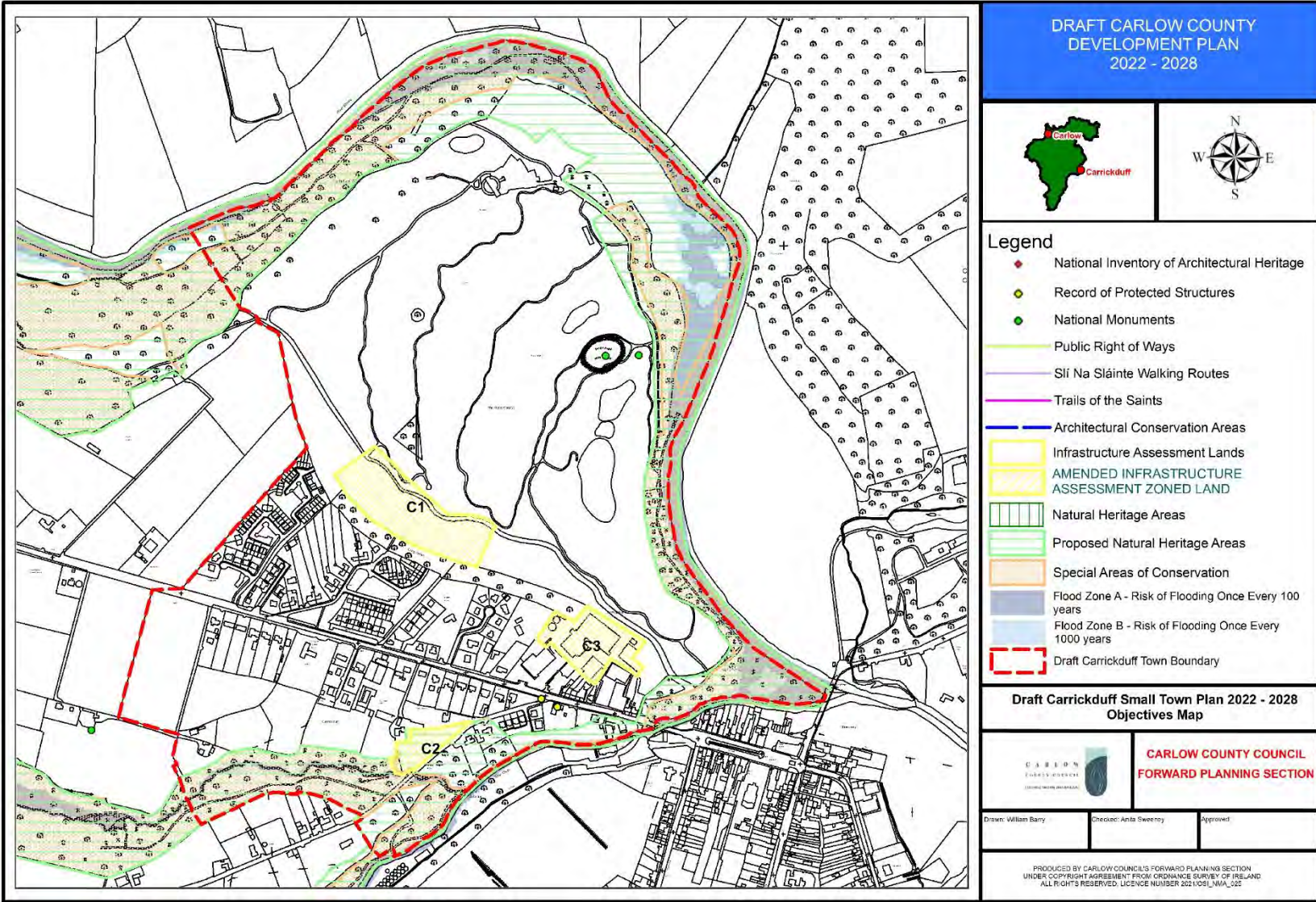
(Amendment No. 138) Amend Carrickduff Land Use Zoning Map to rezone land from 'Open Space and Amenity' to 'New Residential' (to accommodate max 27 no. units).



(Amendment No. 139) Amend Carrickduff Land Use Zoning Map to rezone land (1.3ha) from 'New Residential' to 'Agriculture'.



(Amendment No. 140) Amend Carrickduff Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.4 Larger Serviced Villages

Section 15.4.1 Palatine

(Amendment No. 141) Insert new policy under Section 15.4.1, new text in green as follows:

Flood Risk Management

PL. P15: Manage flood risk in Palatine in accordance with the following provisions:

1. Development on part of the Village Core residential lands to the east of the L4015 and within Flood Zone A and Flood Zone B shall be:

- Limited to extensions, renovations and change of use.*
- Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
- FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- Bedrooms should be located in the upstairs of two-storey;*
- buildings when extending existing property;*
- Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
- Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
- Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- Any development shall also be required to be built in accordance with CCC SuDS Policy.*

2. Development within areas of the existing residential zoning within the Meadowbank Estate within Flood Zone A and Flood Zone B shall be:

- Limited to extensions, renovations and change of use.*
- Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

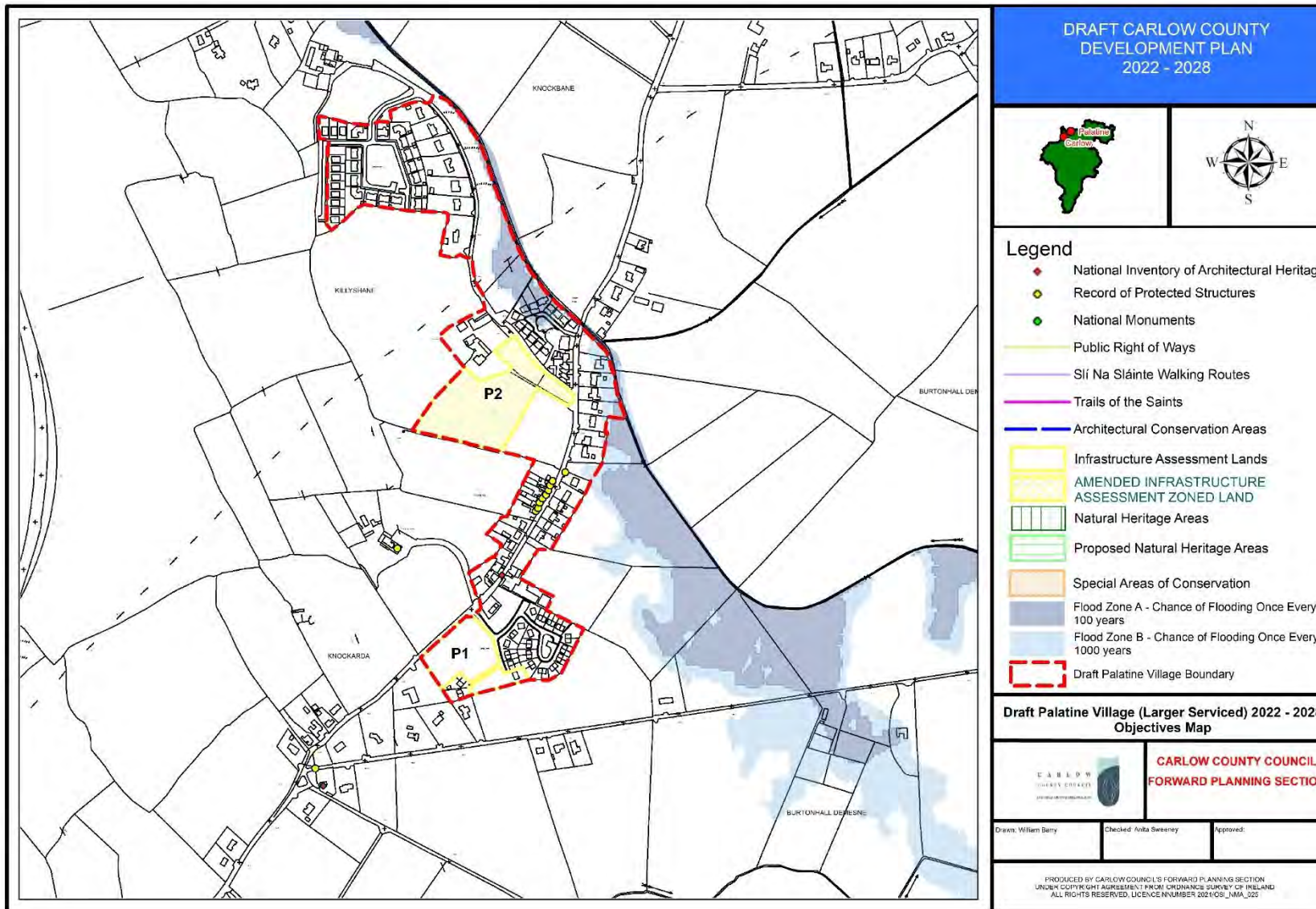
- Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents.*
- The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
- FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- Bedrooms should be located in the upstairs of two-storey buildings when extending existing property;*
- Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
- Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*

- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

3. Any future expansion of the WWTP should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following

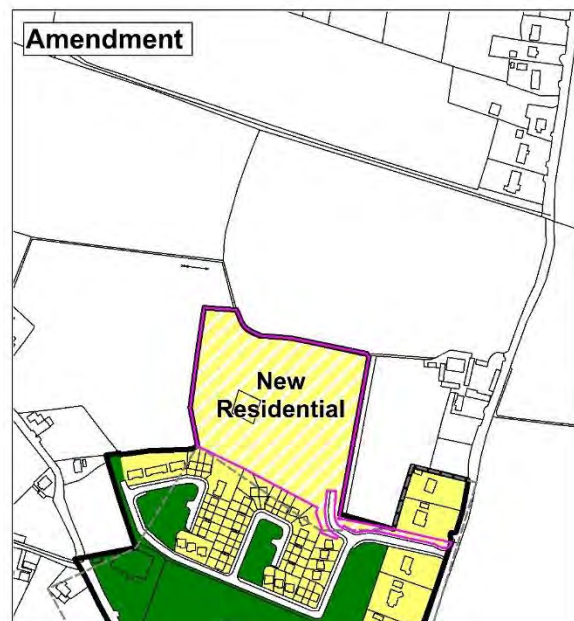
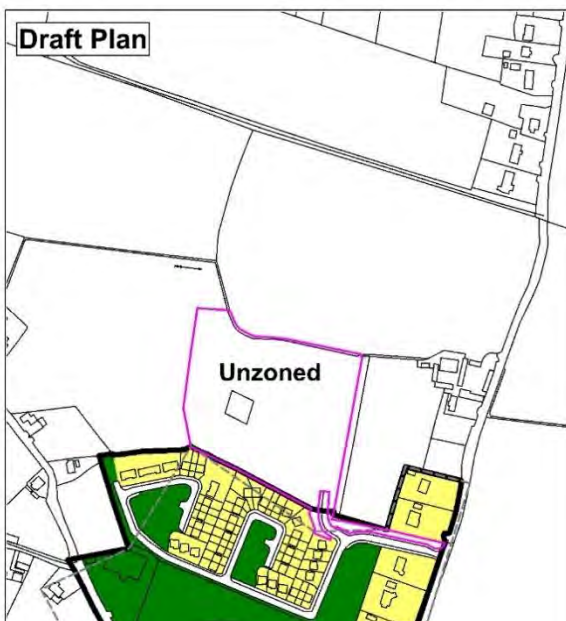
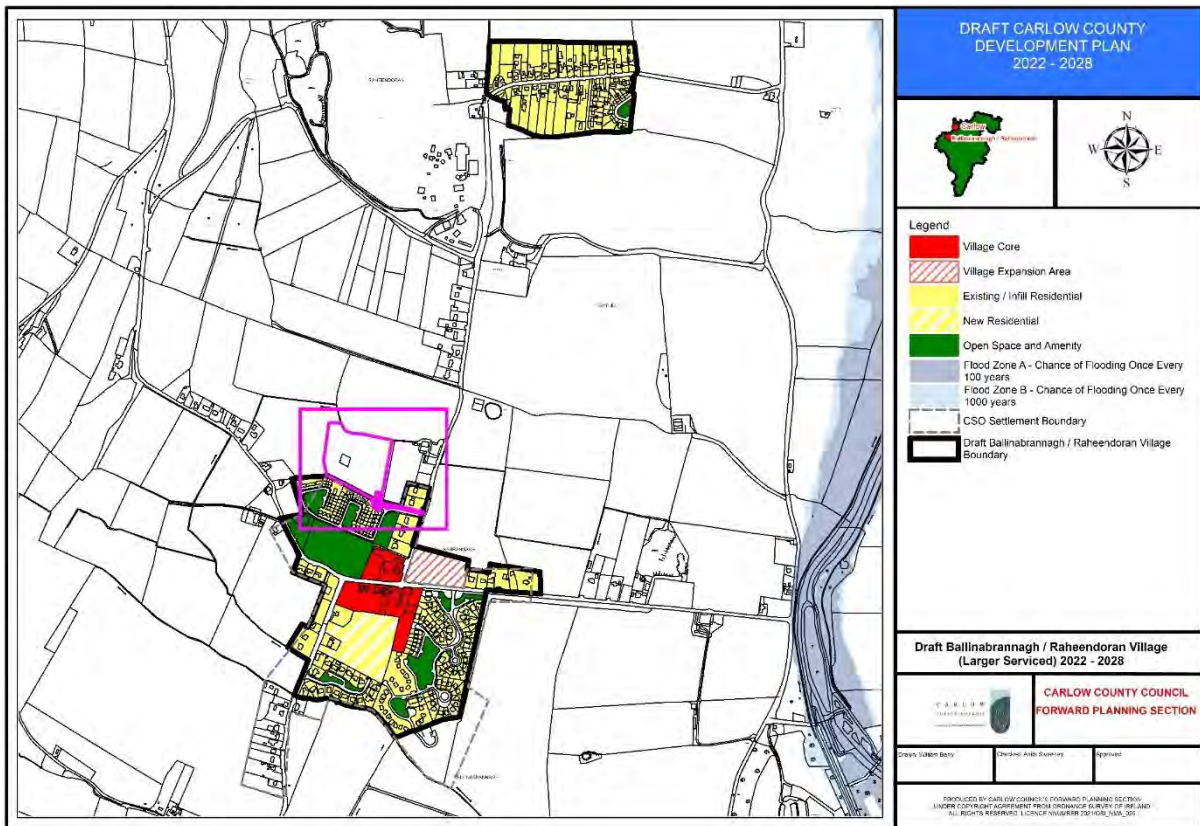
- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
 - *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and;*
 - *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
-

(Amendment No. 142) Amend Palatine Objectives Map to include additional sites for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).

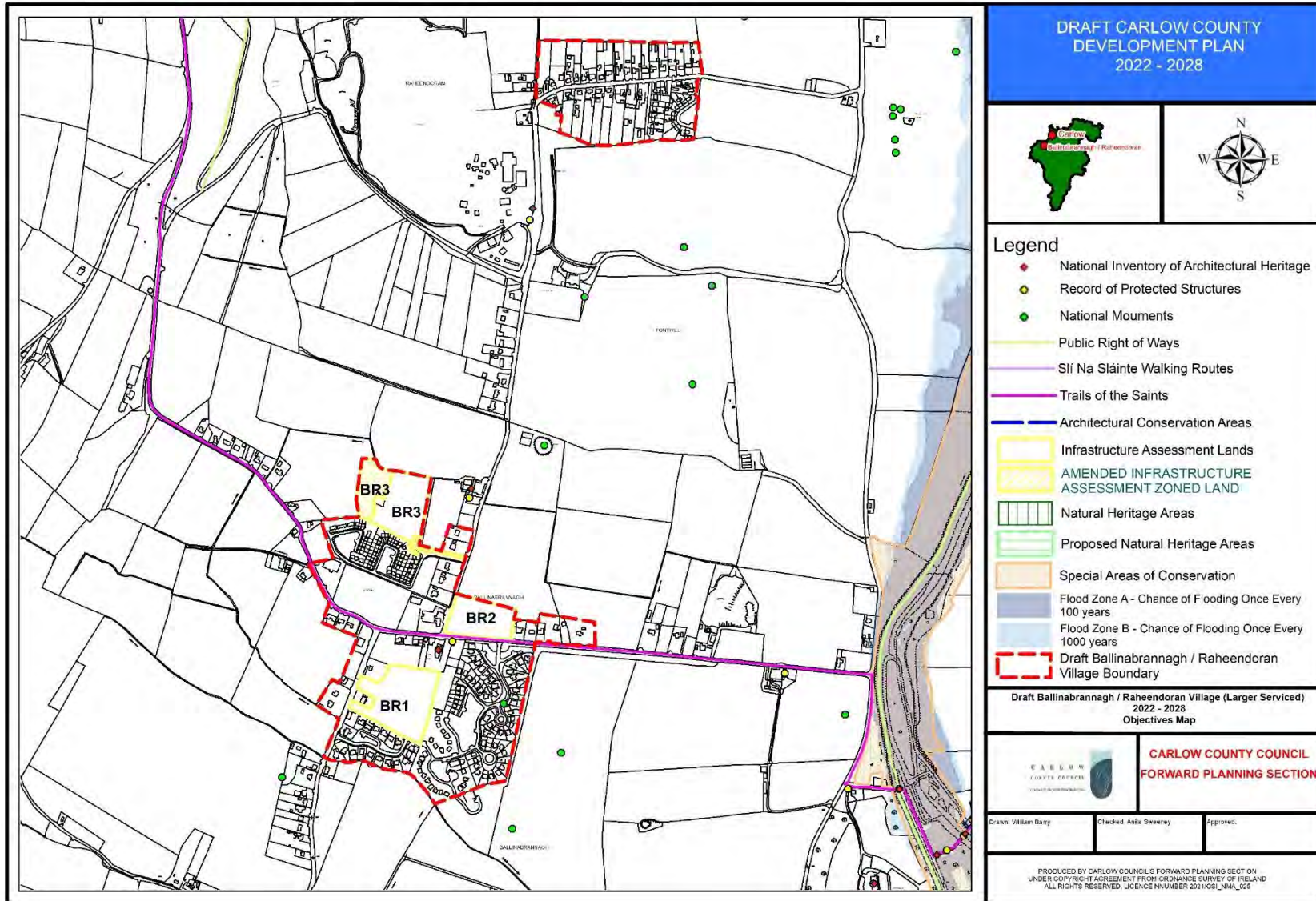


Section 15.4.2 Ballinabrannagh/Raheendoran

(Amendment No. 143) Amend Ballinabrannagh/Raheendoran Plan Land Use Zoning Map to extend village boundary and zone land 'New Residential', with corresponding specific objective that *It is an objective of the Council to consider the provision of a maximum of 22 no. residential units, subject to the appropriate phasing of the scheme and high-quality design and siting considerations, which will provide for an integrated development including pedestrian permeability through the site to the existing adjoining development. The scheme shall also provide high-quality landscaping and public open space provision and shall comply all other proper planning and sustainable development considerations as appropriate.*



(Amendment No. 144) Amend Ballinabrannagh Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.4.3 Rathoe

(Amendment no. 145) Insert new policy under Section 15.4.3, new text in green as follows:

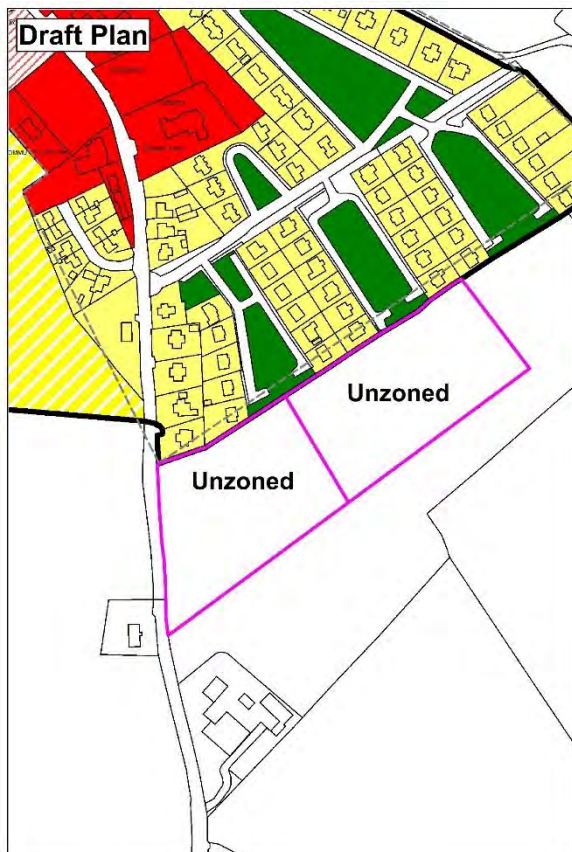
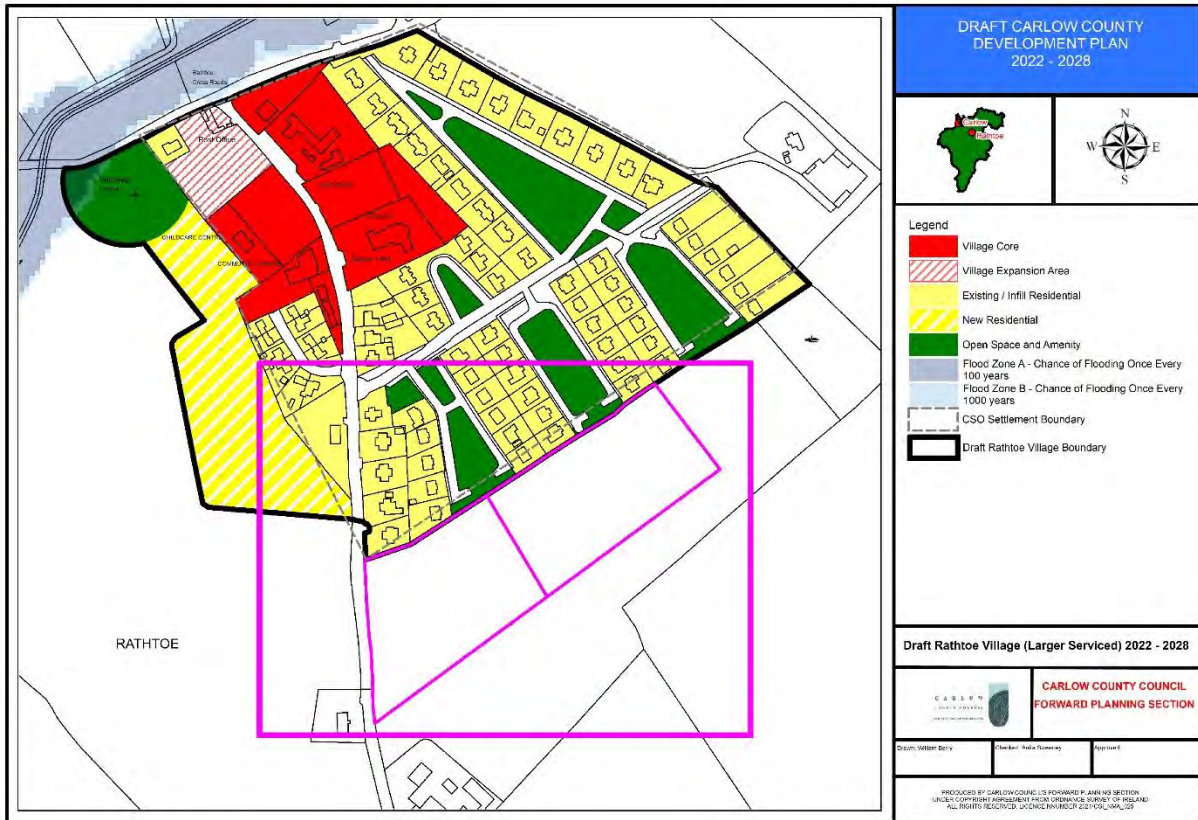
Flood Risk Management

RT. P16: Manage flood risk in Rathoe in accordance with the following provisions:

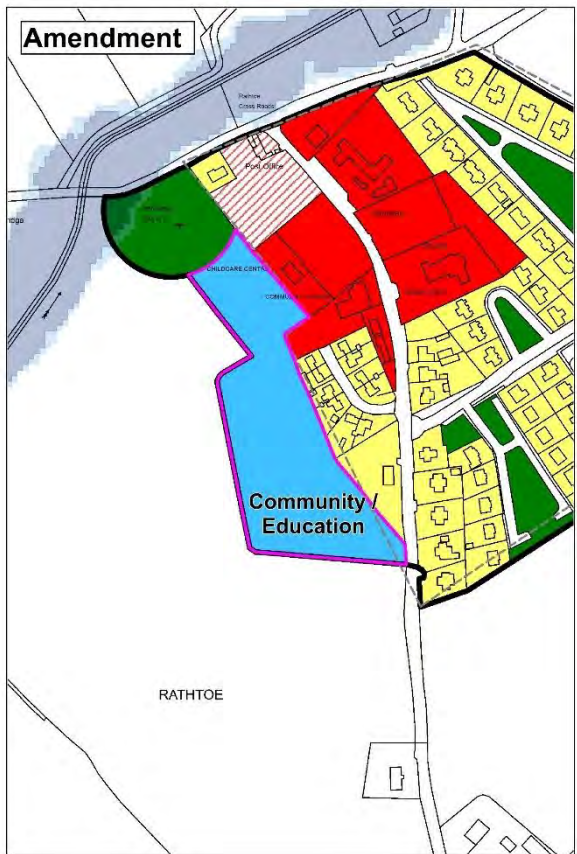
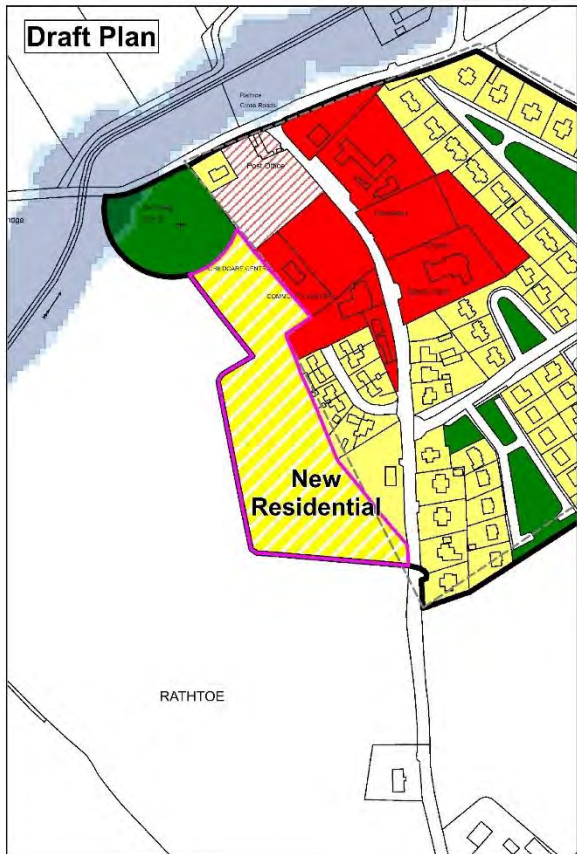
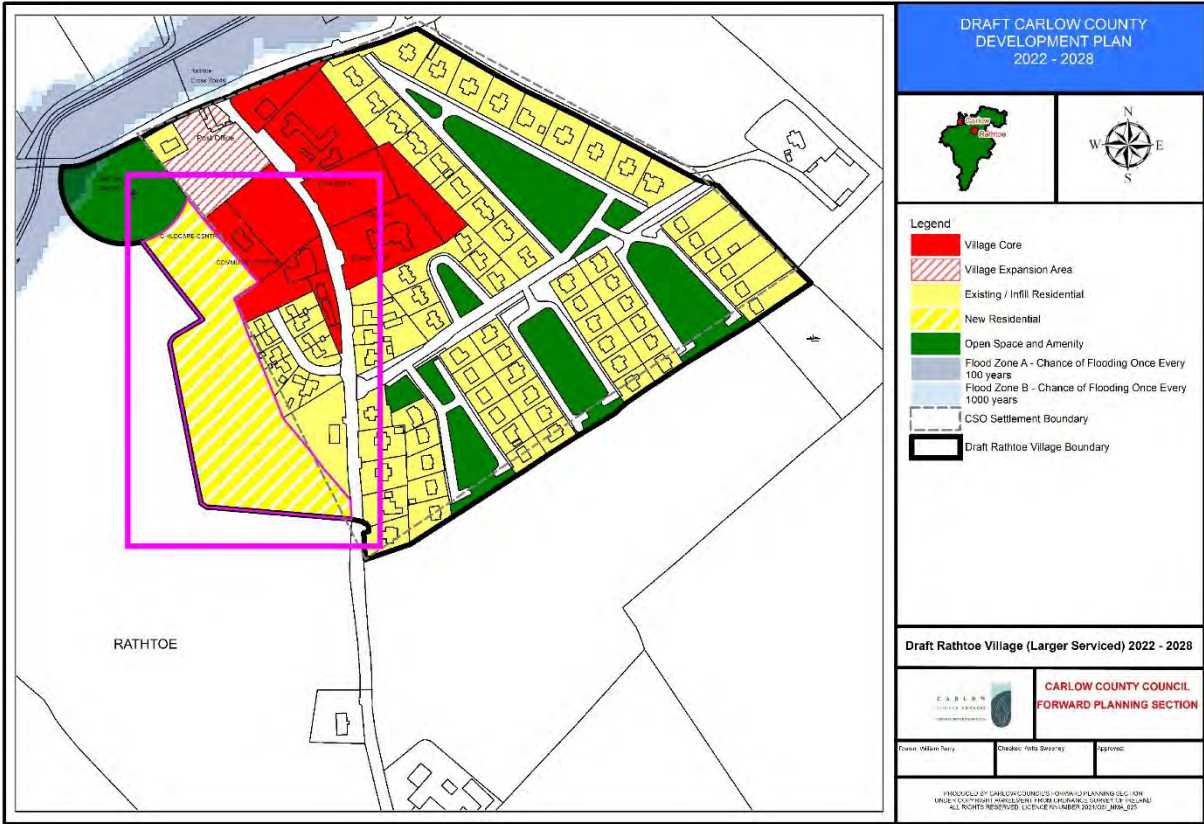
New highly vulnerable development is only appropriate within Flood Zone C. New less vulnerable development is only appropriate within Flood Zone B/C. Any future development adjacent to the Flood Zones should be subject to an FRA which must follow the general guidance provided in Section 6 of the SFRA and specifically address the following:

- ***Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents.***
 - ***FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;***
 - ***Finished floor levels should be above the 1% AEP level plus climate change and freeboard;***
 - ***Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events.***
 - ***Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.***
-

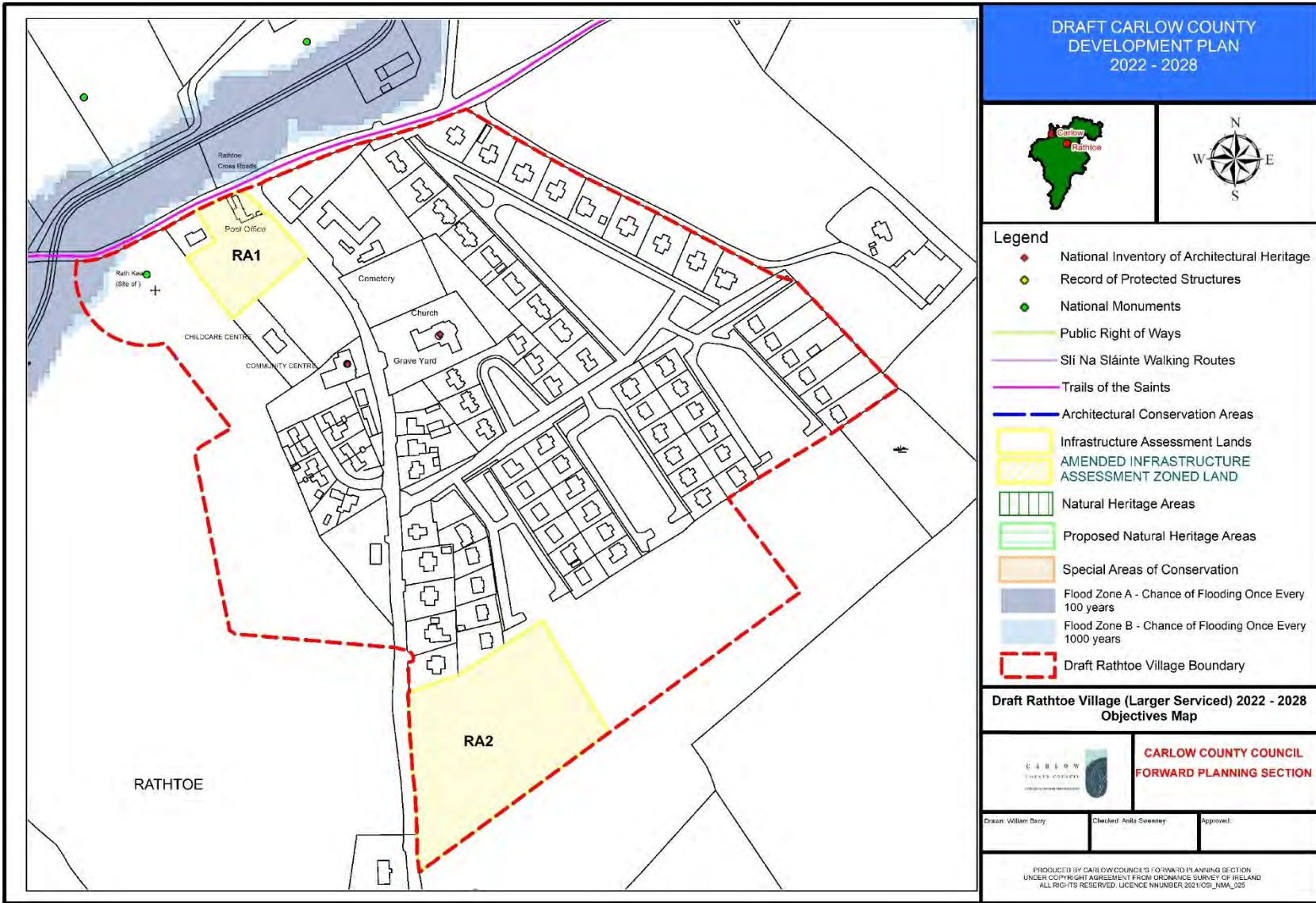
(Amendment No. 146) Amend Rathoe Land Use Zoning Map to extend village boundary and zone land (2ha) 'New Residential' and land (2ha) 'Strategic Reserve'.



(Amendment No. 147) Amend Rathoe Land Use Zoning Map to rezone land from 'New Residential' to 'Community/Education'



(Amendment No. 148) Amend Rathtoe Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



DRAFT CARLOW COUNTY DEVELOPMENT PLAN 2022 - 2028



- Legend**
- ◆ National Inventory of Architectural Heritage
 - Record of Protected Structures
 - National Monuments
 - Public Right of Ways
 - Sli Na Sláinte Walking Routes
 - Trails of the Saints
 - Architectural Conservation Areas
 - Infrastructure Assessment Lands
 - AMENDED INFRASTRUCTURE ASSESSMENT ZONED LAND
 - Natural Heritage Areas
 - Proposed Natural Heritage Areas
 - Special Areas of Conservation
 - Flood Zone A - Chance of Flooding Once Every 100 years
 - Flood Zone B - Chance of Flooding Once Every 1000 years
 - Draft Rathtoe Village Boundary

Draft Rathtoe Village (Larger Serviced) 2022 - 2028 Objectives Map



Draizin: William Barry Checked: Aodh Sweeney Approved:

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Section 15.4.4 Fennagh

(Amendment No. 149) Insert new policy under Section 15.4.4, new text in green as follows:

Flood Risk Management

FN. P16: Manage flood risk in Fennagh in accordance with the following provisions:

1. For areas zoned existing residential within the Woodglade Estate within Flood Zone A and B, development shall be:

- *Limited to extensions, renovations and change of use; and,*
- *Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- *The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
- *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
- *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
- *Bedrooms should be located in the upstairs of two-storey buildings when extending existing property;*
- *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

2. For part of the Village Core lands to the east of the R724 located within Flood Zone A and Flood Zone B. Any future expansion of the WWTP should be subject to an FRA, it would not be appropriate to place residential or other highly vulnerable use in the Village Core lands. Any future FRA should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

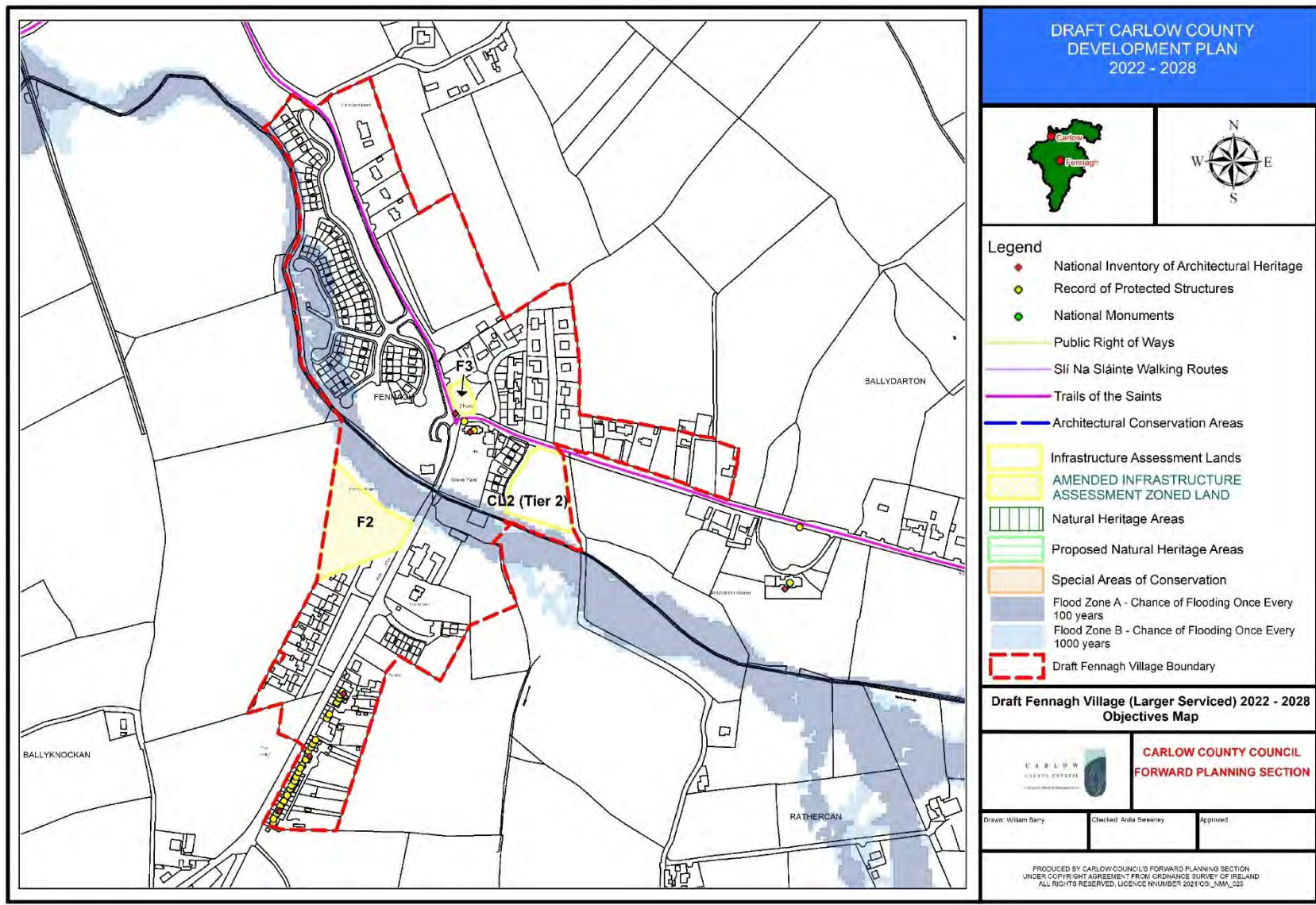
- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- *The sequential approach should be applied and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas, and;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

3. Parts of the Creche and Church site are located within Flood Zone A/B. Any future expansion of the creche should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

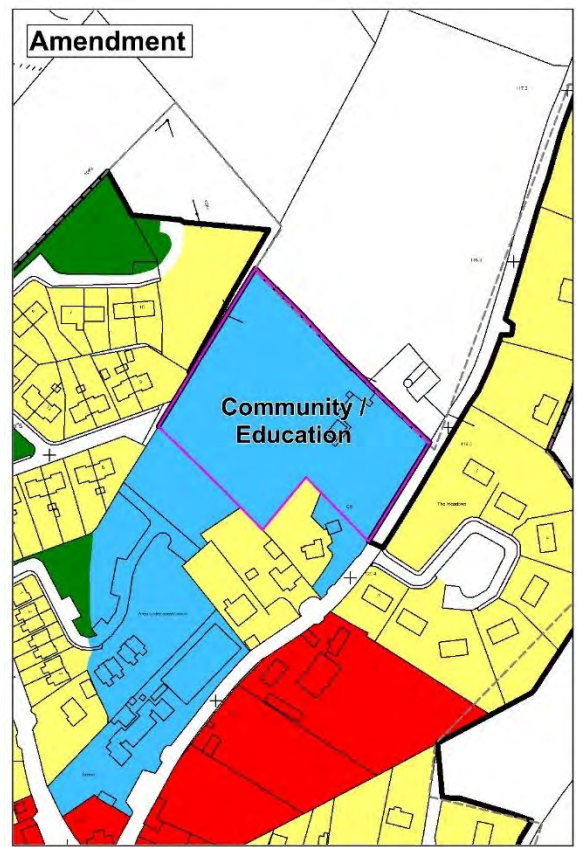
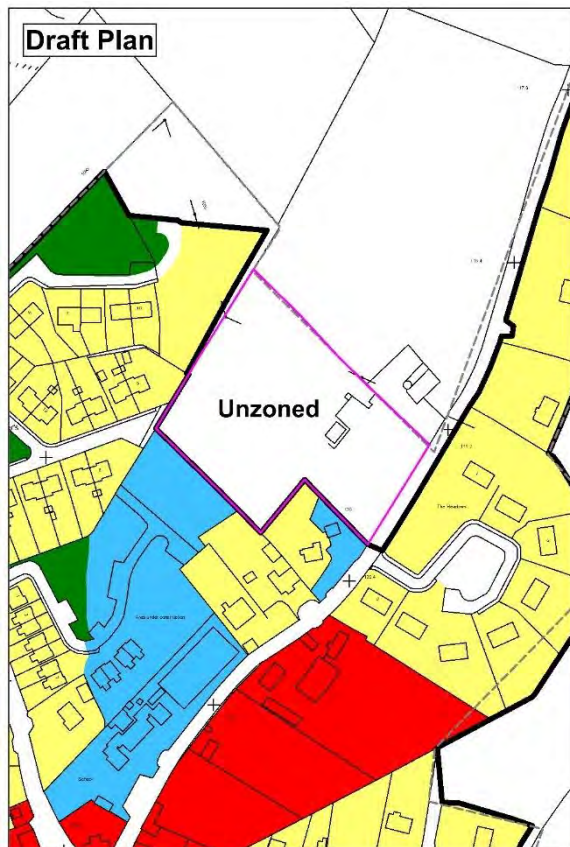
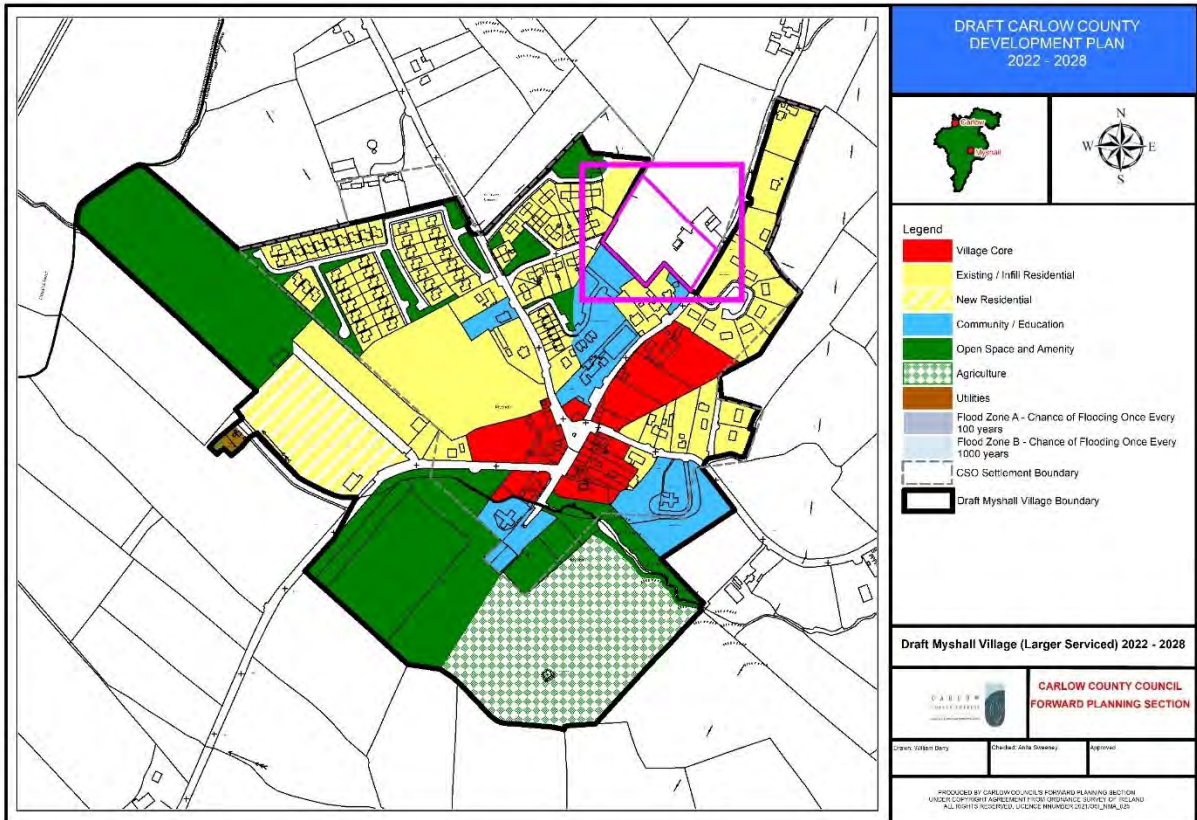
- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- *The sequential approach should be applied and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
- *Flood Zone A/B would principally be suitable for playing pitches/water compatible use only;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

The Church lands adjacent/within the Flood Zone are used as a burial ground. A groundwater impact assessment may be advisable for the lower lying part of the site adjacent/within the Flood Zones to ensure groundwater is not negatively impacted.

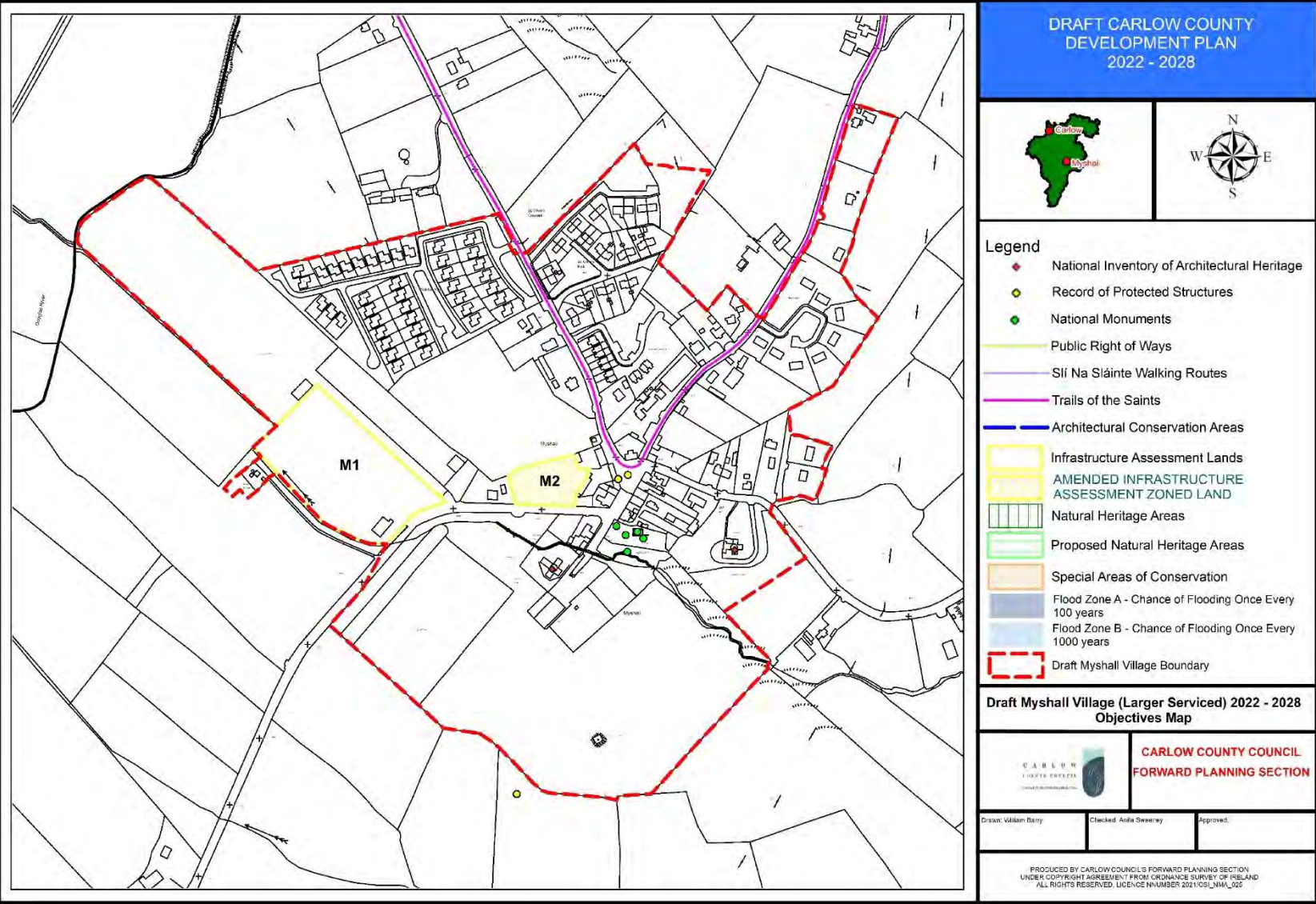
(Amendment No. 150) Amend Fennagh Objectives Map to include additional sites for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.4.5 Myshall
(Amendment No. 151) Amend Myshall Land Use Zoning Map to extend village boundary and zone land 'Community/Education'.



(Amendment No. 152) Amend Myshall Objectives Map to include additional sites for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.4.6 Clonegall

(Amendment No. 153) Insert new policy under Section 15.4.6, new text in green as follows:

Flood Risk Management

CG. P19: Manage flood risk on part of the village core lands to the east of the L2021 within Flood Zone A and B in Clonegal in accordance with the following provisions:

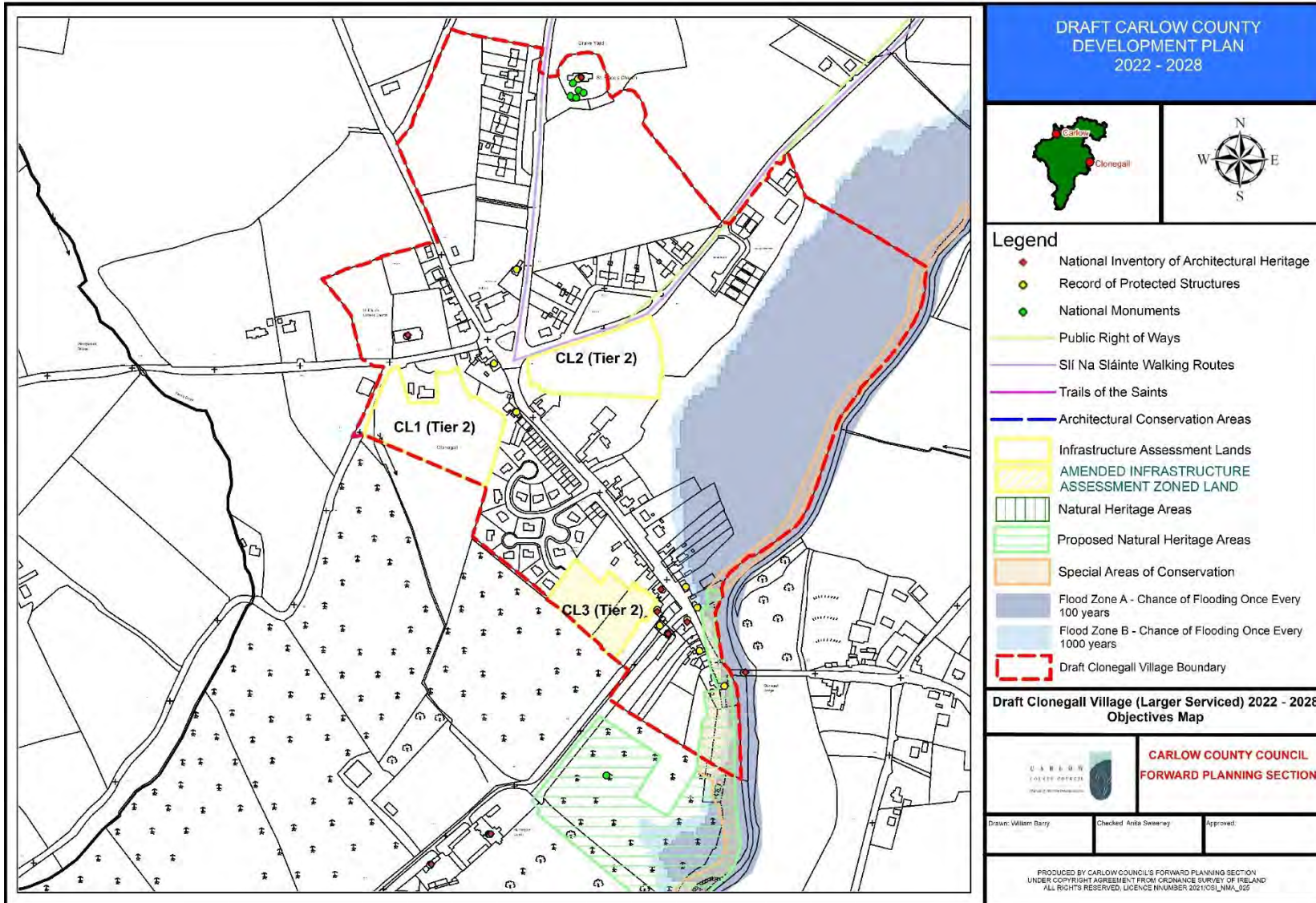
Development shall be:

- *Limited to extensions, renovations and change of use; and,*
- *Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
 - *The residual risk of bridge blockage should be investigated;*
 - *Bedrooms should be located in the upstairs of two-storey buildings when extending existing property in Flood Zone A/B;*
 - *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
 - *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
-

(Amendment No. 154) Amend Clonegall Objectives Map to include additional sites for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



Section 15.4.7 Kildavin

(Amendment No. 155) Insert new policy under Section 15.4.6, new text in green as follows:

Flood Risk Management

KD. P17: Manage flood risk in Kildavin in accordance with the following provisions:

1. Village Core and utilities lands to the East and West of the R724 within Flood Zone A and B shall comply with the following provisions:

Any future expansion of the WWTP or Childcare facility Village Core and Utilities Lands should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
- *The sequential approach should be applied, and highly vulnerable elements of the site should be located in Flood Zone C, or raised/bunded/protected;*
- *FRA should address climate change scenarios in relation to operational levels and potential mitigation measures;*
- *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas; and,*
- *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events.*
- *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*

2. Areas of the existing residential zoning within the Glasheen Estate within Flood Zone A and Flood Zone B shall comply with the following provisions:

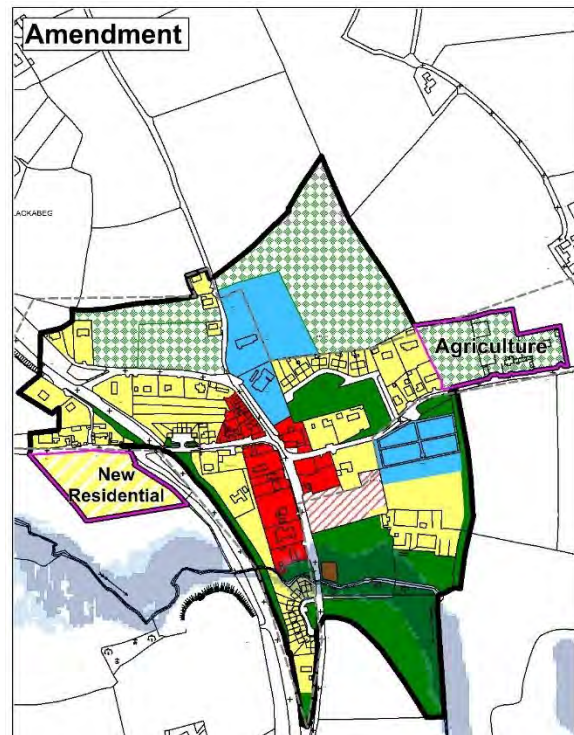
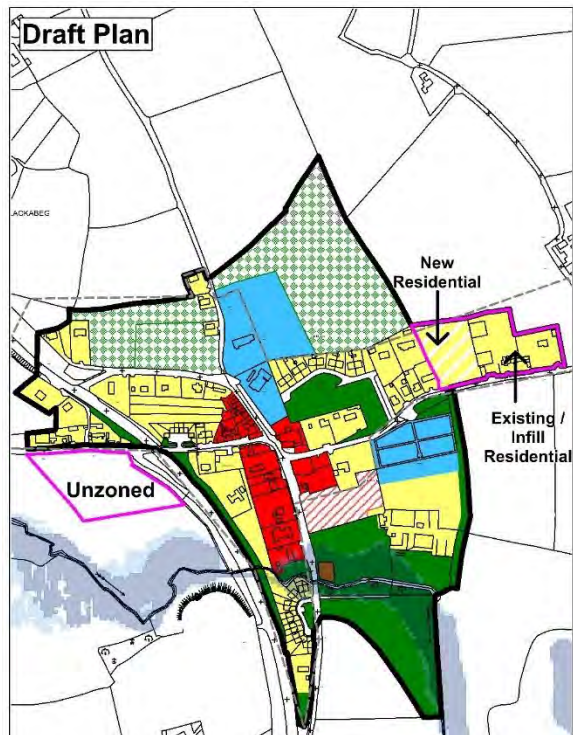
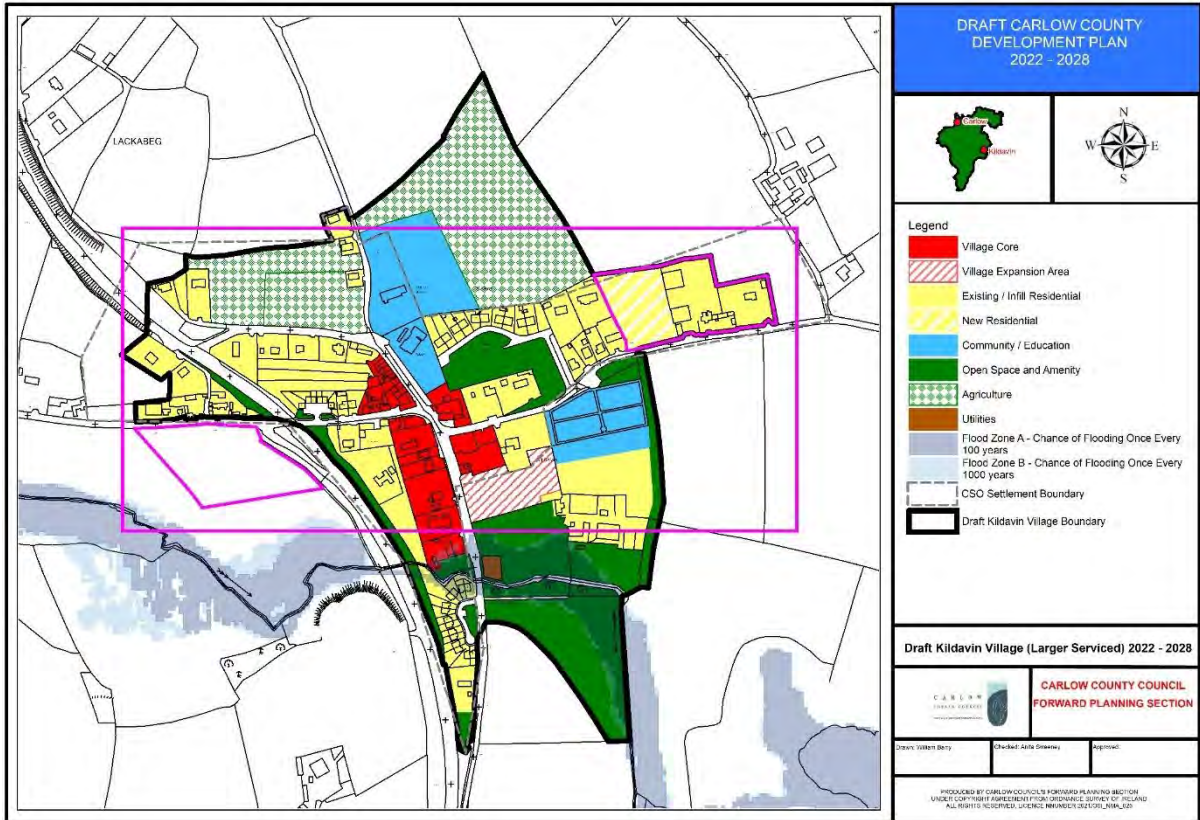
Development shall be;

- *Limited to extensions, renovations and change of use; and,*
- *Infill residential development and demolition and reconstruction can only take place in Flood Zone C.*

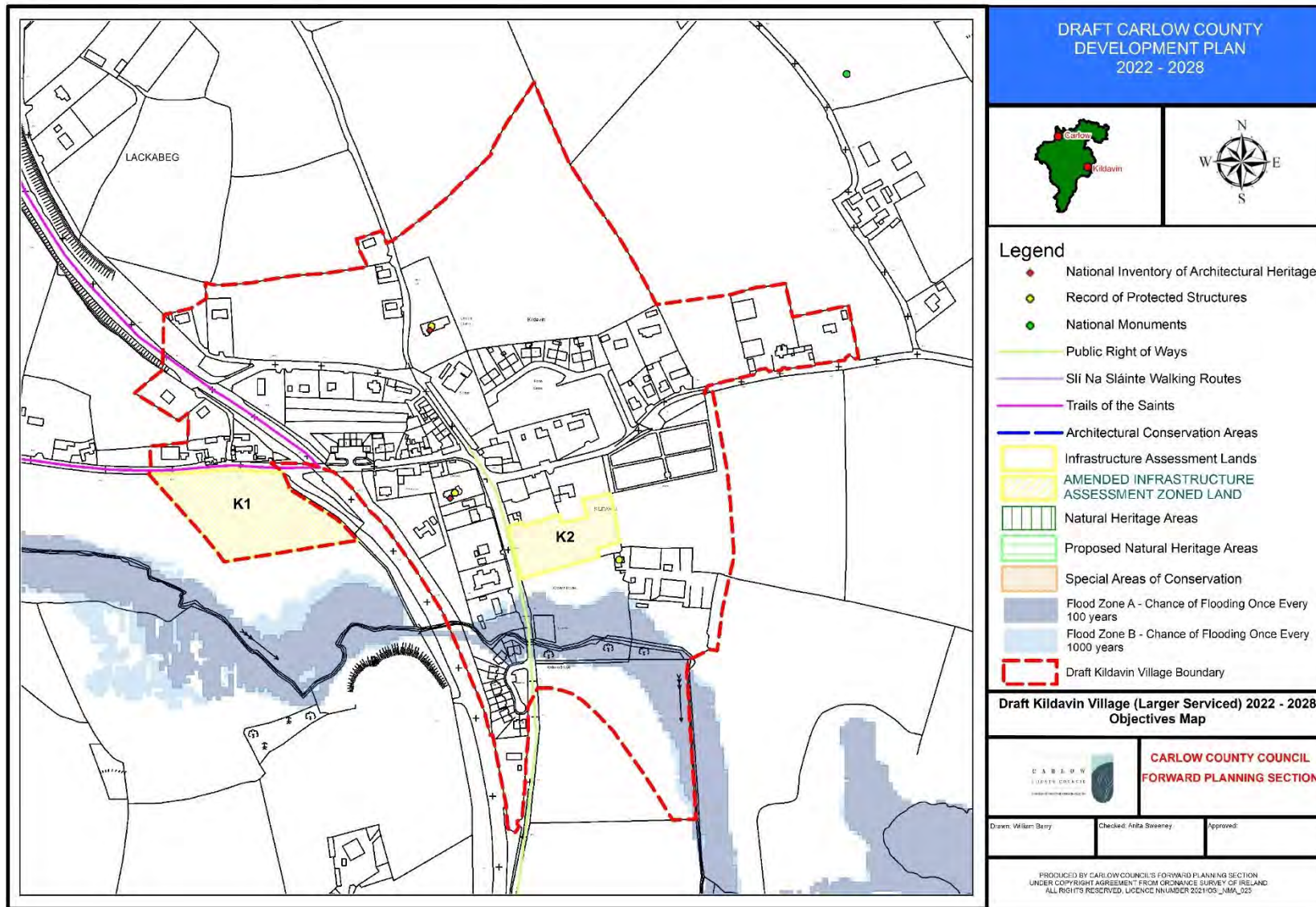
Any future development should be subject to an FRA which should follow the general guidance provided in Section 6 of the SFRA and must specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *The sequential approach should be applied, and highly vulnerable infill and redevelopment shall not be permitted in Flood Zone A or B;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
 - *Bedrooms should be located in the upstairs of two-storey buildings when extending existing property;*
 - *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
 - *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
-

(Amendment No. 156) Amend Kildavin Land Use Zoning Map to rezone land from 'New Residential' and 'Existing Residential/Infill' to 'Agriculture', and extend village boundary to zone land (1.5ha) 'New Residential' with corresponding specific objective *It is an objective of the Council to facilitate low density residential development (max. no. 15 no. units) subject to high-quality design and siting considerations, which will provide for an integrated development, and which shall also provide high-quality landscaping and public open space provision and shall comply all other proper planning and sustainable development considerations as appropriate.*

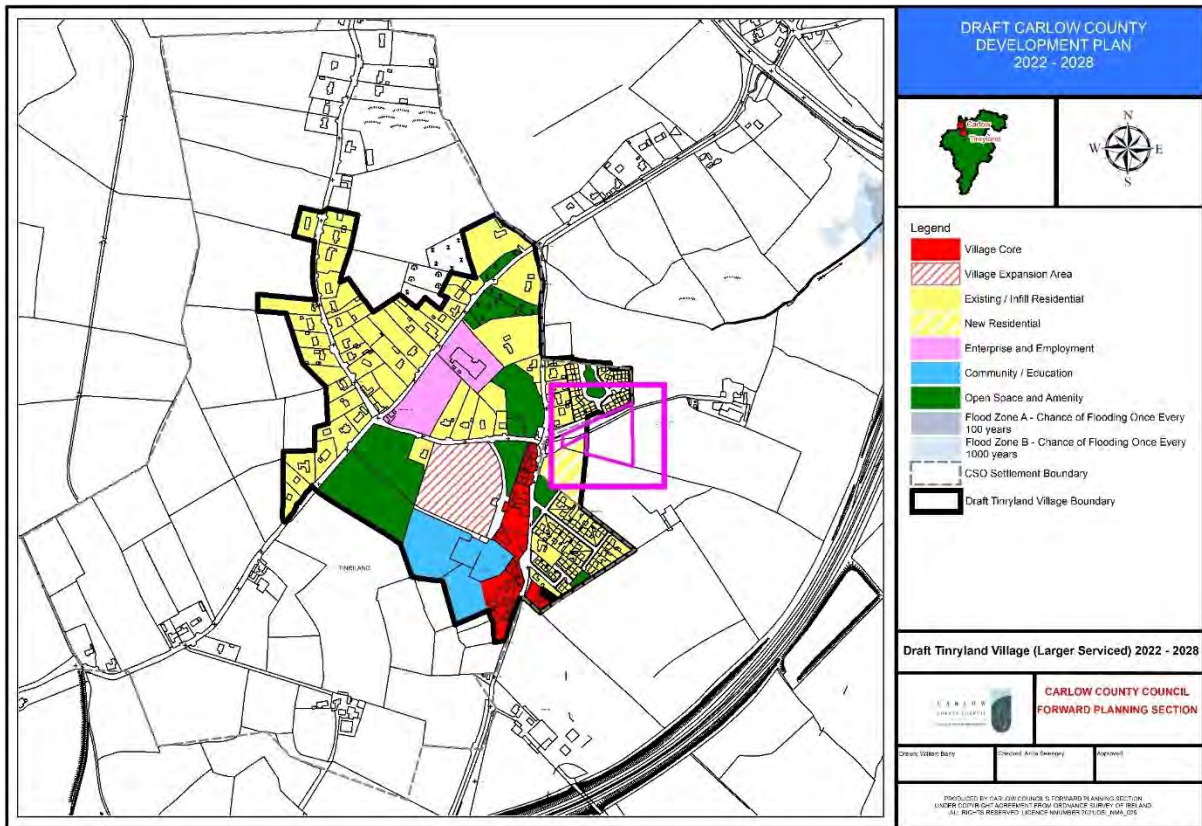


(Amendment No. 157) Amend Kildavin Objectives Map to include additional sites / proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).

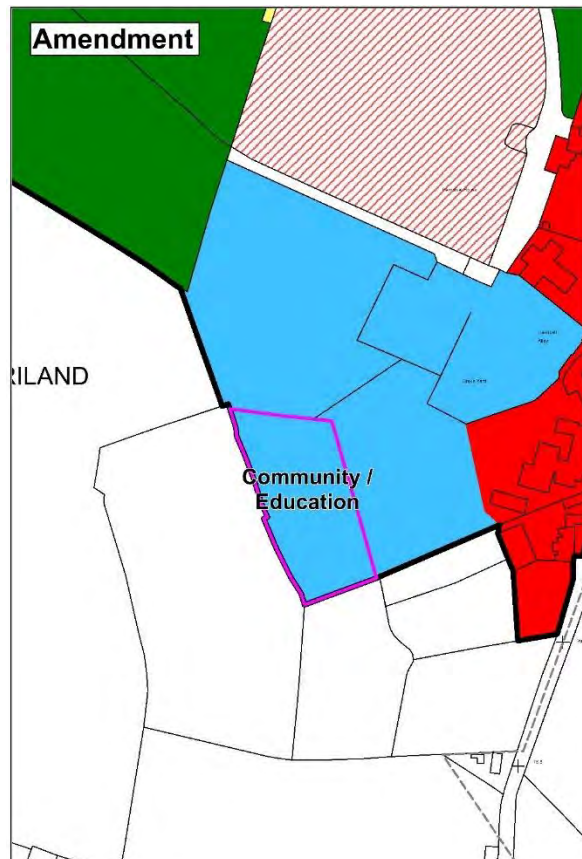
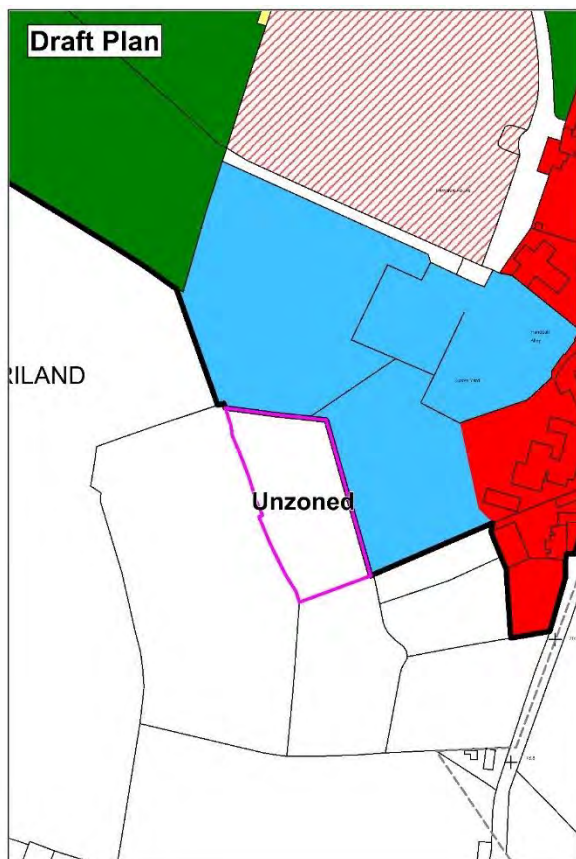
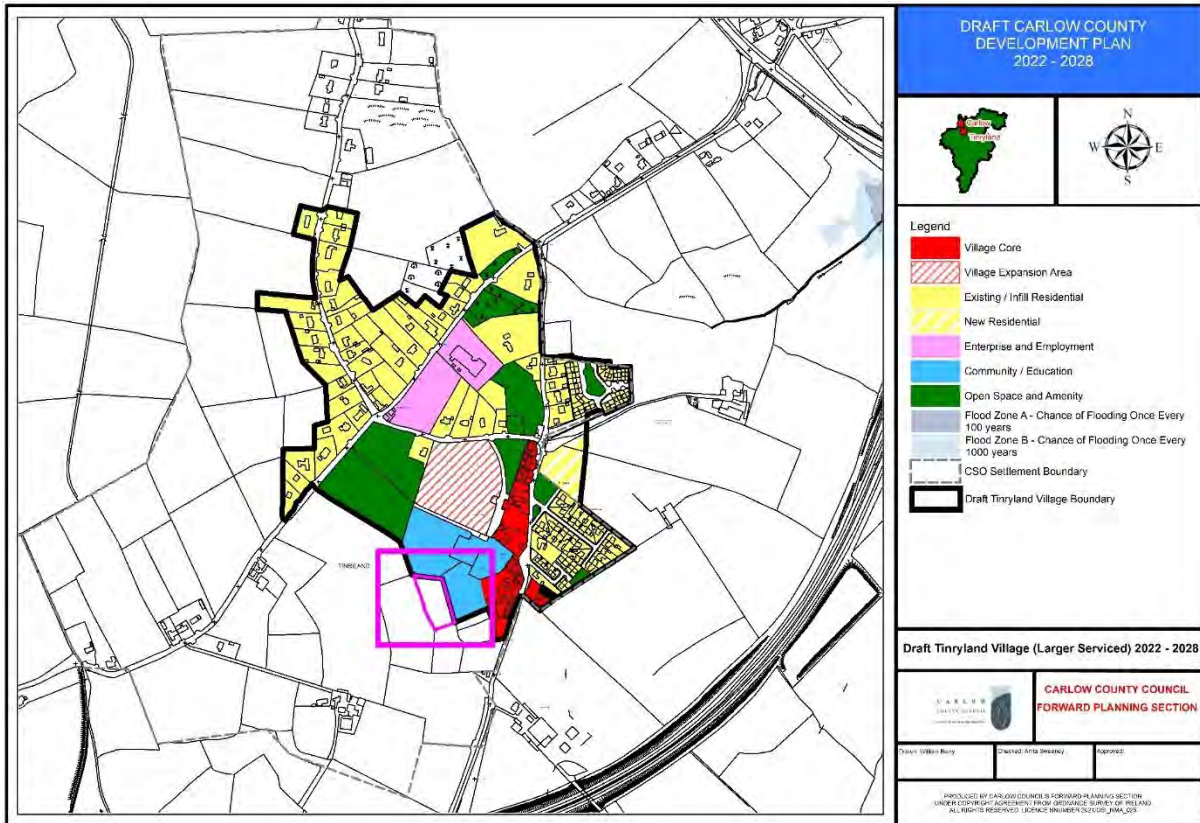


Section 15.4.8 Tinryland

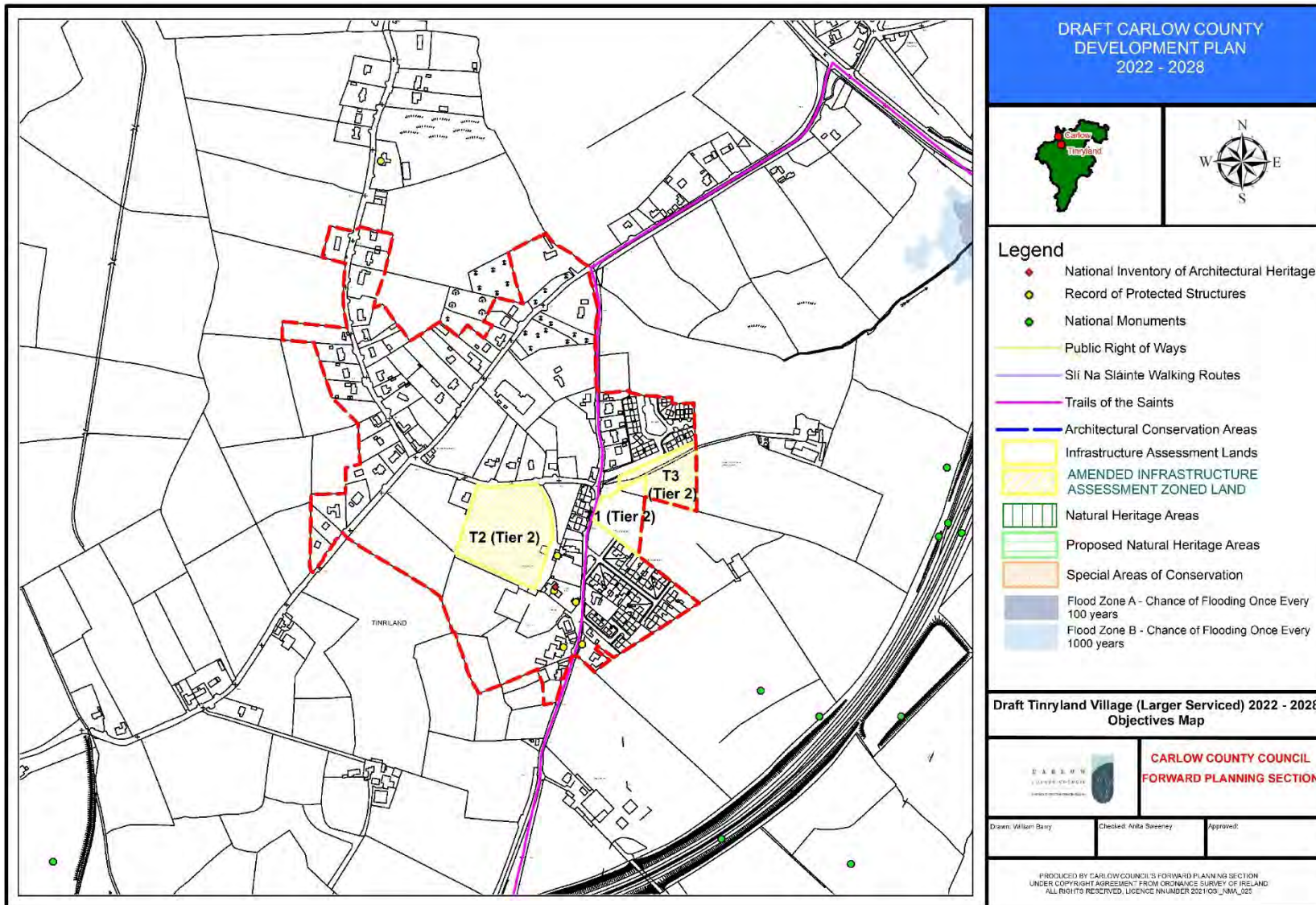
(Amendment No. 158) Amend Tinryland Land Use Zoning Map to extend the village boundary and zone land 'New Residential' (3 no. units on individual wastewater treatment systems).



(Amendment No. 159) Amend Tinryland Land Use Zoning Map to extend the village boundary and zone land 'Community/Education'.



(Amendment No. 160) Amend Tinryland Objectives Map to include additional sites/ proposed residential zoning(s) for consideration as part of the Infrastructure Lands (Vol 2- Appendix X).



15.5 Smaller Serviced Villages (Bennekerry/Glynn/Old Leighlin/St. Mullins)

(Amendment No. 161) Insert new policy under Section 15.5, new text in green as follows:

Flood Risk Management

SV. P10: Manage flood risk in Bennekerry, Glynn, Old Leighlin and St. Mullins in accordance with the following provisions:

New highly vulnerable development is only appropriate within Flood Zone C. New less vulnerable development is only appropriate within Flood Zone B/C. For existing development within Flood Zone A/B it is not appropriate to undertake significant redevelopment whereby additional numbers of people are introduced into the Flood Zone.

Any future development should be subject to an FRA which must follow the general guidance provided in Section 6 of the SFRA and specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
 - *For existing development in Zone A/B extensions/renovations bedrooms should be located in the upstairs of two-storey buildings;*
 - *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
 - *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events; and,*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
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Section 15.6 Rural Nodes

Ballymurphy

(Amendment No. 162) Insert new policy under Section 15.6, new text in green as follows:

Flood Risk Management

RN. P7: Manage flood risk in Ballymurphy in accordance with the following provisions:

New highly vulnerable development is only appropriate within Flood Zone C. New less vulnerable development is only appropriate within Flood Zone B/C. For existing development within Flood Zone A/B it is not appropriate to undertake significant redevelopment whereby additional numbers of people are introduced into the Flood Zone.

Any future development should be subject to an FRA which must follow the general guidance provided in Section 6 of the SFRA and specifically address the following:

- *Existing flood data is indicative and does not provide flood levels. An appropriately detailed hydraulic model will be required to confirm flood levels and extents;*
 - *FRA should address climate change scenarios in relation to FFLs and potential mitigation measures;*
 - *Finished floor levels should be above the 1% AEP level plus climate change and freeboard;*
 - *For existing development in Zone A/B extensions/renovations bedrooms should be located in the upstairs of two-storey buildings;*
 - *Flood resilient construction materials and fittings should be considered if in Flood Zone A/B;*
 - *Proposals should not impede existing flow paths or cause flood risk impacts to the surrounding areas;*
 - *Emergency evacuation plan and defined access / egress routes should be developed for extreme flood events;*
 - *Any development shall also be required to be built in accordance with Carlow County Council SuDS Policy.*
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Chapter 16: Development Management Standards

Section 16.10.11 Car Parking

(Amendment No. 163) Insert additional text in green to Section 16.10.11 'Car Parking' (page 515) as follows:

National Policy Objective 13 of the NPF advocates that planning standards should be flexibly applied in response to well-designed development proposals that can achieve urban infill and brownfield development objectives in settlements of all sizes. The development management standards regarding car parking provision may be relaxed in urban infill and brownfield sites subject to strict qualitative criteria and provided public safety is not compromised and the environment is suitably protected

Section 16.10.12 EV Charging Points

(Amendment No. 164) Amend Section 16.10.2 'EV Charging Points' (page 517):- deleted text in red, new text in green as follows:

All developments should provide facilities for the charging of battery-operated cars ~~at a minimum rate of 10% of the total car parking spaces or as maybe updated by national guidance.~~ **in accordance with the standards in in S.I. No. 393/2021 EU (Energy Performance of Buildings) Regulations 2021 and Table X below, or as maybe updated by national legislation and guidance.**

~~The remainder of the car parking spaces should be constructed (wiring and ducting) so as to be capable of accommodating future charging points, as required.~~

EV Charging Points	
Residential multi-unit developments both new buildings and buildings undergoing major renovations (with private car spaces including visitor car parking spaces).	A minimum of 1 EV charge point space per five car parking spaces (ducting for every car parking space shall also be provided).
New dwellings with in-curtilage car parking.	Installation of appropriate infrastructure to enable installation of recharging point for EVs.
Non-residential developments (with private car parking spaces including visitor car parking spaces with more than 10 spaces e.g. office developments).	Provide at least 1 recharging point, and a minimum of 1 space per five car parking spaces should be equipped with one fully functional EV charging point.
Developments with publicly accessible spaces (e.g. supermarket car park, cinema etc.)	Provide at least 1 recharging point, and a minimum of 1 space per five car spaces should be equipped with one fully functional EV Charging Point.

Section 16.11.5 Construction and Environmental Management Plans

(Amendment No. 165) Amend Section 16.11.5 (k) 'Construction and Environmental Management Plans' (page 518-519):- deleted text in red, new text in green as follows:

16.11.5 Construction and Environmental Management Plans

Construction Environment Management Plans shall be a requirement of any major planning permission for residential, community, employment or infrastructure related development and implemented throughout the construction / operational period as appropriate. **The Plan shall be prepared having regard to the EPA Best**

Practice Guidelines for the preparation of Resource Management Plans for Construction and Demolition Waste Projects', Such plans shall incorporate relevant mitigation measures which have been integrated into the plan / project and where relevant any Environmental Impact Assessment or Appropriate Assessment.

CEMPs typically provide details of intended construction practice for the proposed development, including:

- a) location of the sites and materials compound(s) including area(s) identified for the storage of construction refuse;
- b) location of areas for construction site offices and staff facilities;
- c) details of site security fencing and hoardings;
- d) details of on-site car parking facilities for site workers during the course of construction;
- e) details of the timing and routing of construction traffic to and from the construction site and associated directional signage;
- f) measures to obviate queuing of construction traffic on the adjoining road network;
- g) measures to prevent the spillage or deposit of clay, rubble or other debris;
- h) alternative arrangements to be put in place for pedestrians and vehicles in the case of the closure of any public right of way during the course of site development works;
- i) details of appropriate mitigation measures for noise, dust and vibration, and monitoring of such levels;
- j) containment of all construction-related fuel and oil within specially constructed bunds to ensure that fuel spillages are fully contained (such bunds shall be roofed to exclude rainwater);
- k) disposal of construction/demolition waste and details of how it is proposed to manage excavated soil, including compliance with **the EPA's 'Best Practice Guidelines for the Preparation of Resource Management Plans for Construction & Demolition Projects 2021, which supersedes previous 2006 Guidelines published by the 2006 Best Practice Guidelines on the Preparation of Waste Management Plans for Construction and Demolition Projects'**, Department of the Environment, Heritage and Local Government;
- l) a water and sediment management plan, providing for means to ensure that surface water runoff is controlled such that no silt or other pollutants enter local water courses or drains;
- m) details of a water quality monitoring and sampling plan;
- n) if peat is encountered - a peat storage, handling and reinstatement management plan;
- o) measures adopted during construction to prevent the spread of invasive species (such as Japanese Knotweed);
- p) appointment of an ecological clerk of works at site investigation, preparation and construction phases; and
- q) details of appropriate mitigation measures for lighting specifically designed to minimise impacts to biodiversity, including bats.

Section 16.12.1 Built Environment – Climate Action

(Amendment No. 166) Insert additional text in green to Section 16.12.1 'Built Environment- Climate Action' (page 523) as follows:

Section 16.12.1 Built Environment – Climate Action

The Council will encourage all new development proposals to incorporate sustainable building practices, **sustainable products** and incorporate design and layout criteria which minimise energy use, including by passive solar design, energy efficient building design and emission reduction measures.

Section 16.15.1 Tourism Development

(Amendment No. 167) Insert additional text in green to Section 16.15.1 'Tourism Development' (page 531) as follows:

16.15.1 Tourism Development

Any proposal for a tourism related activity or development shall include a supporting business and design statement outlining the following:

- Justification for proposal by reference to anticipated demand of the public for the local environmental attractions;
- An overview of the proposal setting out how the concept for the project was initiated and why it is suited for the location chosen;
- How the design and scale which should be simple in form and function will integrate into the landscape so as not to interfere with the visual setting of sensitive visual attractions;
- How the proposal would complement the natural and cultural heritage of the area while respecting local biodiversity;
- The potential impacts of the proposal on local infrastructure in particular roads and water services;
- Anticipated modes of transport to the facility;
- **Promotion of accessible tourism and** provision of inclusive access
- Any signage / interpretative panels required; and
- How the development would complement established tourism complexes and facilities in the County.

Section 16.16 Extractive Industries

(Amendment No. 168) Insert additional text in green to Section 16.16.3 Extractive Industries' (page 534) as follows:

16.16.3 Extractive Industries

The development, continuation of use or diversification of activities relating to the extractive industry will be assessed having regard to the Quarrying and Ancillary Activities (DEHLG 2004) (or any superseding national policy document, Guidelines for Environmental Management in the Extractive Industry (EPA, 2006), Guidance on Biodiversity in the Extractive Industry (NPWS), GSI's Geological Heritage Guidelines for the Extractive Industry (2008), the Archaeological Code of Practice (2009) and the Irish Concrete Federation Environmental Code (2005) and any other relevant superseding policy guidance.

Applicants should submit the following information at application stage:

- Map showing total site area, area to be excavated, and any ancillary proposed development, nearest dwellings or any other development (within 1 km of the site), **including any established rights of way through the site;**
- Description of the aggregate(s) to be extracted, method of extraction, any ancillary processes (such as crushing, concrete manufacture, etc.), equipment to be used, stockpiles, storage of soil and overburden, storage of waste materials, settling ponds;
- Total and annual tonnage of extracted aggregates, expected life of the extraction, maximum extent and depth of working, phasing programme;
- Description of development works (buildings, fixed and mobile plant, roads, fuel tanks, water supply and drainage, earth mounds, etc.);
- Description of water courses and water table depth, natural and cultural heritage, traffic impact and waste management;
- Description of cumulative impact when taken together with other quarries in the vicinity;
- Likely environmental effects including EIA where relevant;
- Proposed mitigation measures;
- Phased restoration and after-care proposals; and
- Proposals for surface water management and flood risk minimisation.

Section 16.18 Land Use Zoning

(Amendment No. 169) Amend Table 16.9 'Land Use Zoning Categories, Objectives and Land Use Acceptability' Ref: E Neighbourhood Facilities / Centre (page 543):- deleted text in red, new text in green as follows:

REF.	LAND USE ZONING CATEGORY	OBJECTIVE AND GUIDANCE	PERMITTED IN PRINCIPLE USES	OPEN FOR CONSIDERATION USES
E	Neighbourhood Facilities/Centre	<p>Objective: To provide for and improve local neighbourhood centres and facilities.</p> <p>It is intended that land zoned for 'Neighbourhood Centre' or 'Neighbourhood Facilities' will be developed to provide an appropriate range of local services including commercial, office, retail and community uses, to support the local community.</p> <p>Neighbourhood centres may where appropriate, include an element of residential development subject to achieving the protection of residential amenities and compliance with development management standards, residential particularly above ground floor level will be encouraged.</p> <p>Neighbourhood centres or facilities are intended to serve the immediate needs of a localised catchment i.e. the local working and residential population and complement, rather than compete with similar retail uses within the established town or village centres. Medical clinics, professional offices, childcare facilities (crèche), small convenience stores, local shops and cafes are envisaged for these particular areas. The threshold or floor area proposed for each neighbourhood centre will be assessed in relation to the nature and extent of retail provision in accordance with the current retail strategy, the intended catchment area for the neighbourhood centre and the impact that the proposal may have on the vitality and viability of the established town centre. No single shop unit shall be greater than 1,200sqm gross floor area. 1,200sqm net floor area.</p> <p>New neighbourhood centres and facilities shall be of high-quality design in accordance with the development management standards set out in Chapter 16 of this Plan</p>	<p>Shop (convenience ≤ 1,500sq.m 1,200 sqm net.), Café/Tea Room, Restaurant, Dwelling, Health Centre/Clinic, Medical and related Consultancy, Park/Playground, Childcare Facilities, Bring Banks, Digital Innovation Hub/Co-working Space.</p>	<p>Car Park, Community Facility, Cultural Uses, Library, B&B/Guesthouse, Fast-food Takeaway Outlet, Offices, Recreational Facility, Community Hall, Sports Hall and Utility Structures.</p>

(Amendment No. 170) Insert new Land Use Zoning Category ‘Industry’, in Table 16.8 ‘Land Use Zoning Categories’ and Table 16.9 ‘Land Use Zoning Categories, Objectives and Land Use Acceptability’ Ref: I(2)(page 546), new text in green as follows:

REF.	LAND USE ZONING CATEGORY	OBJECTIVE AND GUIDANCE	PERMITTED IN PRINCIPLE USES	OPEN FOR CONSIDERATION USES
I	Industry	<p><i>Objective: To provide for industrial development and ancillary office use.</i></p> <p><i>This zoning provides for general and specialised industrial uses, associated with high inputs of energy, water and materials and the management of environmental emissions including noise, dust, and odour. Other uses ancillary or similar to industrial uses will be considered in this zone on their merits.</i></p>	<p><i>Industry, industry (light), manufacturing, science and technology-based industry, ancillary office, car park, workshops, garages/panel beating/car repairs, plant storage.</i></p>	<p><i>Agri. Business, research and development, bring banks/civic amenity, science and technology enterprise, training centre, warehouse, store, depot, utility structures and facilities, petrol service station, heavy commercial vehicle parks.</i></p>

Section 16.19 Implementation and Monitoring

(Amendment No. 171) Insert new Section 16.16.19 ‘Implementation and Monitoring’ (page 552) new text in green, as follows:

16.19 Implementation and Monitoring

16.19.1 Introduction

Carlow County Council is committed to the continuous process of implementing and monitoring the policies and objectives contained in the Carlow County Development Plan 2022-2028 and will occupy a leadership role in progressing same.

Many policies and objectives in the Plan relate to development management processes, which can be implemented through established internal procedures in the Council. The intention of other policies and objectives in the Plan can be wide-ranging, and for this reason their successful implementation can necessitate a collaborative approach with a range of agencies and stakeholders, including local communities, governmental and non-governmental bodies and agencies, and adjoining local authorities.

It should also be noted that there are policies and objectives aimed at supporting an intended outcome, rather than being the direct means of delivering the outcome. In this regard, the implementation of policies and objectives in the Plan, including the desired planning outcomes, can be subject to external factors such as the availability of resources, political support, and economic circumstances in terms of Council funding and the availability of capital from other sources.

The Council’s Planning Department is primarily responsible for implementing and monitoring the Plan through its forward planning and development management functions. However, the cross-functional content of the Plan is such that it also coordinates the policies and objectives of the Council’s other internal departments, such as the Transportation Department, Environment and Water Services Departments, Housing Department, Community Department, and Local Enterprise Office. In addition, the scope of certain objectives in the Plan can be such that external bodies such as Irish Water, the Environmental Protection Agency, the OPW, or Transport Infrastructure Ireland, can be responsible for their implementation.

In the preparation and drafting of this Plan every effort has been made, as far as is practicable, to formulate policies and objectives that are specific, measurable, achievable, and realistic. The policies and objectives in the Plan have all also been formulated with the aim of fulfilling the Vision for County Carlow, including the cross-cutting themes which underpin the Plan and the Strategic Objectives, as set out in Chapter 1 (See Table 16.10 below). The Strategic Objectives in the Plan are themselves broadly aligned with the National Strategic Outcomes of the NPF, the Regional Strategic Outcomes of the RSES, and the United Nations Sustainable Development Goals.

Table 16.10

Strategic Objectives		
S. O1	Compact Growth, Consolidation, Regeneration.	Direct new development in accordance with the Core and Settlement Strategies which will provide for the sustainable development of the County for the period 2022-2028 in accordance with the principles of compact growth, consolidation and regeneration.
S. O2	Carlow Town	Support and promote the role of Carlow Town as a Regional and Inter-regional economic growth driver and to fulfil its role as a Key Town, focussed on regeneration, implementation of Project Carlow 2040 A Vision for Regeneration, sustainable development, quality of life and economic investment.
S. O3	IT Carlow & Technological University of the South East	Support and facilitate the development and further expansion of IT Carlow, its links with industry and its transition with IT Waterford to the Technological University of the South East which is critical for the optimum social and economic development of the region.
S. O4	Role of District Towns	Promote consolidation and growth in the District Towns of Tullow and Muine Bheag along with targeted investment to improve local employment, services and sustainable transport options, building on existing assets.
S. O5	Economic Development	Maintain and promote a broad economic and employment base in the County which seeks to maximise the economic assets of the County, including third level institutes, the strategic location of Carlow proximate to Dublin and Waterford Cities along the M9 and the Midlands along the N80.
S. O6	Rural Areas	Support the role of rural areas with an increased emphasis on the renewal of smaller towns and villages and to seek to sustain the livelihood of rural communities by promoting the development of the wider rural economy while recognising the need to sustainably manage land and resources.
S. O7	Quality of life, healthy placemaking & good design	Protect and enhance the unique character and identity of Carlow's towns and villages and improve quality of life and well-being through regeneration, healthy placemaking, good quality design with the creation of attractive public spaces that are vibrant, distinctive, safe and accessible and which promote and facilitate positive social interaction.
S. O8	Climate adaptation & mitigation	Transition to a low carbon and climate resilient County by developing renewable indigenous energy resources, by supporting energy efficiency, reducing energy demand, and by implementing mitigation and adaptation responses to climate change.
S. O9	Protection of natural & built heritage	Afford suitable protection to the environment, built, cultural and natural heritage assets of Carlow, to ensure their survival for future generations and to ensure they contribute to the future sustainable development of the County.

S. O10	Green infrastructure & eco-systems services	Conserve and enhance the County’s Green Infrastructure and ecosystem services supporting the sustainable management of natural assets and the biodiversity of the County’s protected habitats and species to provide a wide range of environmental, social and economic benefits to communities.
S. O11	Infrastructure & environmental services.	Promote the provision and maintenance of high-quality infrastructure and infrastructural networks and environmental services which seek to complement the overall economic and settlement strategy and contribute to the sustainable development of the area.
S. O12	Transportation & land use planning	Ensure the proper integration of transportation and land use planning through the increased use of sustainable transport modes and the minimisation of travel demand to achieve a sustainable, integrated and low carbon transport system.
S. O13	Sustainable communities	Promote, develop and maintain sustainable communities in the County, through the provision of a range of facilities and services to meet the diverse and expanding needs of all residents including the needs of younger persons, thereby supporting community participation and social inclusion, and improving the quality of life for everyone.

16.19.2 Legislative Context

16.19.2.1 Office of the Planning Regulator

The legal basis for the Office of the Planning Regulations (OPR), including its role and functions, was established under the Planning and Development (Amendment) Act 2018. The OPR operates an independent monitoring role in relation to the assessment of all local authority forward planning programmes and advises Government on the implementation of local authority statutory planning processes.

16.19.2.2 Two Year Progress Reports

In accordance with the provisions of Section 15 of the Planning and Development Act 2000 (as amended), the Council has a statutory obligation to:

- Secure the implementation of the objectives in this Plan; and,
- Prepare a report on achieving the objectives not more than 2 years after the making of this Plan.

The Council also has a statutory obligation to prepare and submit a report to the Southern Regional Assembly every 2 years, which must outline the progress made in supporting relevant objectives in the Regional Spatial and Economic Strategy (RSES). The requirements of Section 22A(2) of the Planning and Development Act 2000 (as amended) refer in this regard.

16.19.3 Implementation

The implementation of the Plan will be achieved in a number of different ways, including:

- The application of the policies, objectives, standards, and related provisions in the assessment of planning applications for permissions, including local authority development. In view of the cross-cutting and multi-faceted scope of many of the policies and objectives in the Plan, they will contribute to the achievement of multiple Strategic Objectives in the Plan, which are themselves interconnected.
- The integration of the strategies, policies, and objectives of the Plan with lower order plans including the Local Area Plans for Carlow Town and Environs, Tullow, and Muinebheag, and with the Small-Town Plans for Rathvilly, Leighlinbridge, Ballon, Borris, Hacketstown, and Carrickduff.
- Investment in infrastructure and environmental services that underpin the policies and objectives of the Plan. The Strategic Objectives in the Plan, and the Core Strategy, establish the priorities for the provision and improvement of infrastructure and environmental services by the Council and by other agencies, subject to the availability of funding.

- The ongoing monitoring of the strategies, policies, and objectives in the Plan as appropriate.
- Identifying the need for any adjustments to strategies, policies, and objectives over the lifetime of the Plan, as appropriate, and in future reviews.

16.19.4 Funding

The fulfilment of policies and objectives in the Plan, including strategies or projects, will be dependent on capital funding from the Government and other state agencies. The Council's own funds are allocated under the annual budget that is adopted each year by the Elected Members.

16.19.4.1 Development Contributions

Development contributions for the provision of infrastructure and services such as roads, footpaths, surface water drainage, amenity and open space provision, will be applied as appropriate to development proposals granted permission. The details and basis for the determination of the contributions are set out in the Council's Development Contributions Scheme, which is adopted in accordance with Section 48 of the Planning and Development Act 2000 (as amended).

16.19.4.2 Other Sources of Funding

Other sources of funding that will assist in the implementation of policies and objectives in the Plan include:

- **Rural and Urban Regeneration Funds (RRDF and URDF):** These funds arise from the National Development Plan in support of the National Planning Framework (NPF) and other national strategies and are available to support the implementation of local authority developments plans and local economic and community plan objectives. The types of projects eligible for funding include measures to address building vacancy and refurbishment, public realm improvements, enabling infrastructure, and sustainable mobility.
- **Climate Action Fund:** This aims to support initiatives that contribute to the achievement of Ireland's climate and energy targets.
- **Smarter Travel and Active Travel Funding:** Funding allocated by the National Transport Agency (NTA) to support area-based transport assessments, local transport plans, and sustainable transport projects.
- **Irish Water Capital Investment Funding:** Funding for new and upgraded water and waste water infrastructure e.g. wastewater treatment plants.
- **Small Towns and Villages Growth Programme:** Funding to support growth in small towns and villages through upgrades to wastewater treatment plants.
- **National Biodiversity Funding and Grant:** Funding to support local authority biodiversity plans and projects.
- **Public Private Partnership:** Involves a partnership agreement between the public and private sector for the delivery of specific projects relating to public services and infrastructure. Such approaches ensure a commitment to funding due to interlinked public and private assistance and aims at ensuring the most economically efficient manner of development.

16.19.5 Environmental Monitoring

Article 10 of the SEA Directive requires monitoring of the significant environmental effects of the implementation of this Plan in order to identify, at an early stage, unforeseen adverse effects and to enable appropriate remedial action to be undertaken. While the ongoing implementation of the policies and objectives of the Plan and the monitoring processes detailed above incorporates some monitoring of environment related objectives, the full and comprehensive monitoring and evaluation assessment, required to be undertaken under Article 10 of the SEA Directive, is set out in the Strategic Environmental Assessment included in Appendix I.

APPENDIX 1

List of Persons / Bodies who made Submissions to Draft Plan Public Consultation

Submissions	
CLW-C10-1 Seamus Grogan	CLW-C10-30 Sean Mahon on behalf of Jimmy O'Toole
CLW-C10-2 Social Enterprise Republic of Ireland	CLW-C10-31 Sean Mahon on behalf of Doyle's Shop Royal Oak Bagenalstown
CLW-C10-3 Irish Green Building Council	CLW-C10-32 Mark Bannon on behalf of Edward Nolan
CLW-C10-4 <i>Not valid</i>	CLW-C10-33 Thompson Project Management Ltd.
CLW-C10-5 <i>Not valid</i>	CLW-C10-34 Diocese of Kildare and Leighlin
CLW-C10-6 Health and Safety Authority	CLW-C10-35 Kehoe Architectural Design on behalf of Seamus O'Toole
CLW-C10-7 Pamela Glynn	CLW-C10-36 Kehoe Architectural Design on behalf of William Rooney
CLW-C10-8 <i>Not valid</i>	CLW-C10-37 Mark Bannon on behalf of Donald Coady
CLW-C10-9 Environmental Protection Agency	CLW-C10-38 Carlow Public Participation Network (PPN)
CLW-C10-10 Department of Transport	CLW-C10-39 Woodlawn Developments
CLW-C10-11 Eastern and Midlands Regional Assembly	CLW-C10-40 Carlow Chamber of Commerce, Industry and Tourism CLG
CLW-C10-12 Ger Barnard	CLW-C10-41 Tom McGimsey on behalf of Shamrock Square Ltd.
CLW-C10-13 Genesis Planning Consultants on behalf of Leslie Graham	CLW-C10-42 Coillte CGA
CLW-C10-14 Burgess Construction Services Ltd on behalf of Bunclody Estates Ltd.	CLW-C10-43 Kehoe Architectural Design on behalf of Edel Murphy
CLW-C10-15 Kildare County Council	CLW-C10-44 Ger Lawlor
CLW-C10-16 Transport Infrastructure Ireland	CLW-C10-45 Gillian Merrigan
CLW-C10-17 Edmond Hayden	CLW-C10-46 Alan Kenny
CLW-C10-18 Tom Walsh	CLW-C10-47 Bryan Thompson
CLW-C10-19 Lightsource bp	CLW-C10-48 Laois County Council
CLW-C10-20 Noelle Dunne	CLW-C10-49 Paul & Thelma Nolan
CLW-C10-21 Peter Thomson on behalf of Euro Care Limited	CLW-C10-50 Gerard Lister
CLW-C10-22 Ann Gittons	CLW-C10-51 Wind Energy Ireland
CLW-C10-23 Ronan O Riain	CLW-C10-52 Tinryland NS
CLW-C10-24 Office of Public Works	CLW-C10-53 Ailish Dore
CLW-C10-25 Gary Gill	CLW-C10-54 Dept. Environment Climate and Communications
CLW-C10-26 Coillte Renewable Energy	CLW-C10-55 Olivia O'Leary Save the Barrow Line Committee
CLW-C10-27 Thomas Little	CLW-C10-56 Art Mooney
CLW-C10-28 Local Authority Waters Programme	CLW-C10-57 Olivia O'Leary Save the Barrow Line Committee Duplicate 10-55
CLW-C10-29 Sean Mahon on behalf of Jim Farrell	CLW-C10-58 Woodlawn Developments

Submissions	
CLW-C10-59 Aviva	CLW-C10-93 Galetch Energy Developments
CLW-C10-60 Failte Ireland	CLW-C10-94 Niall Kelly
CLW-C10-61 Keep Ireland Open	CLW-C10-95 Irish Water
CLW-C10-62 Breda Ryan	CLW-C10-96 Lidl Ireland GmbH
CLW-C10-63 Turlough O'Brien	CLW-C10-97 National Transport Authority
CLW-C10-64 David Durdin Robertson	CLW-C10-98 Damian Howard
CLW-C10-65 Turley Town Planning Associates on behalf of Michael Quinn	CLW-C10-99 Jim Deane
CLW-C10-66 Lisa McCaffery	CLW-C10-100 Maisey O Sullivan
CLW-C10-67 Grainne Moran	CLW-C10-101 Office of the Planning Regulator
CLW-C10-68 Sarah Durdin Robertson	CLW-C10-102 Andy Gladney
CLW-C10-69 Pat Webb	CLW-C10-103 Dept of Housing, Local Government and Heritage - DAU
CLW-C10-70 Ceola Webb	CLW-C10-104 Department of Education
CLW-C10-71 Carlow Regional Game Council	CLW-C10-105 Irish Traveller Movement
CLW-C10-72 Save Mount Leinster	CLW-C10-106 Pádraig Webb
CLW-C10-73 Clogrenane Lime Ltd	CLW-C10-107 Southern Region Waste Management Plan Office
CLW-C10-74 National Scientific Committee for Cultural Landscape - ICOMOS	CLW-C10-108 Nesselside Builders UC
CLW-C10-75 James McDonnell	CLW-C10-109 Bernadette Power
CLW-C10-76 ESB	CLW-C10-110 Vanessa Liston
CLW-C10-77 Andy Beach	CLW-C10-111 3cea
CLW-C10-78 Carlow Barrow Users Group	CLW-C10-112 Ros Murray
CLW-C10-79 Bobby Quinn	CLW-C10-113 3cea
CLW-C10-80 Iarnód Éireann	CLW-C10-114 Swift Conservation Ireland
CLW-C10-81 Carlow Branch Birdwatch Ireland	CLW-C10-115 3cea re
CLW-C10-82 Southern Regional Assembly	CLW-C10-116 Theresa Shulver
CLW-C10-83 An Post	CLW-C10-117 Rosemary Rooney
CLW-C10-84 Swim Ireland	CLW-C10-118 Waterways Ireland
CLW-C10-85 Firtree Developments Ltd	CLW-C10-119 DAU - Duplicate of CLW-C10-103
CLW-C10-86 Margaret Brennan	CLW-C10-120 Peter Egan
CLW-C10-87 Myshall Muintir na Tire	CLW-C10-121 Brenda Kirwan
CLW-C10-88 The Arts Council	CLW-C10-122 Naomi and Robert Moore
CLW-C10-89 Susan Nancy Kelly	CLW-C10-123 St. Fiacc's Swimming Club
CLW-C10-90 Aoibhín Webb	CLW-C10-124 Niall Kelly Duplicate of CLW-C10-94
CLW-C10-91 Carole Webb	CLW-C10-125 Nicky Parle
CLW-C10-92 Galetch on behalf of Carlow Wind Limited	CLW-C10-126 Marty White

Submissions	
CLW-C10-127 Philip and Grainne Moran	CLW-C10-133 Richard and Helen Marnell
CLW-C10-128 Richard Walsh- Submission withdrawn	CLW-C10-134 Yvonne Bolger
CLW-C10-129 Arboretum Rachel Doyle and others	CLW-C10-135 Marie, Gerard and Leo Moore
CLW-C10-130 Gerry Dunne	CLW-C10-136 Paul Doyle
CLW-C10-131 Pat Purcell	CLW-C10-137 Richard Kelly
CLW-C10-132 Leighlinbridge Improvement Group	

APPENDIX 2

Index of Submissions and Related Amendments

Amendment No:	Related Submission / Notice of Motion (NOM ⁹) / Notice of Motion from the Floor ¹⁰ (NOM -FTF)	Section of Plan	Page of Report
1.	CLW-C10-107	Section 1.0 Section 1.6	7
2.	CLW-C10-103	Section 1.2.1	7
3.	CLW-C10-103	Section 1.6	7
4.	CLW-C10-60	Section 1.6	7
5.	CLW-C10-103	Section 2.8.1	8
6.	CLW-C10-101	Section 2.8.2	8
7.	CLW-C10-101	Section 2.8.2	8
8.	CLW-C10-101 CLW-C10-82	Section 2.16	8
9.	CLW-C10-101	Section 2.23.2	10
10.	CLW-C10-101	Section 2.24	10
11.	CLW-C10-16	Section 2.25	10
12.	Chief Executive Recommendation	Section 3.4	11
13.	CLW-C10-101	Section 3.8	11
14.	CLW-C10-101 CLW-C10-105	Section 3.14	12
15.	NOM No. 1	Section 3.16.2	13
16.	CLW-C10-103	Section 3.16.2	14
17.	NOM No. 1	Section 3.16.4	14
18.	CLW-C10-16	Section 3.16.5	15
19.	CLW-C10-103	Section 3.16.5	15
20.	CLW-C10-103	Section 3.16.11	15
21.	CLW-C10-82	Section 4.0	16
22.	CLW-C10-82	Section 4.4.1	16
23.	CLW-C10-82	Section 4.4.3	16
24.	CLW-C10-82	Section 4.4.3	16
25.	CLW-C10-101	Section 4.7.3	17
26.	CLW-C10-101	Section 4.8	17
27.	CLW-C10-10	Section 5.1.1	18
28.	CLW-C10-10	Section 5.1.6	18
29.	CLW-C10-101	Section 5.3	18
30.	CLW-C10-101	Section 5.3	18
31.	CLW-C10-80	Section 5.5.1	19
32.	CLW-C10-10 CLW-C10-97	Section 5.5.2	19
33.	CLW-C10-97	Section 5.5.2	19
34.	CLW-C10-16	Section 5.8.2	20
35.	CLW-C10-16	Section 5.8.5	20
36.	CLW-C10-16	Section 5.9	20
37.	CLW-C10-101	Section 5.14	20
38.	CLW-C10-101	Section 5.14	21
39.	CLW-C10-95	Section 6.2	22
40.	CLW-C10-95	Section 6.4	22
41.	CLW-C10-103	Section 6.5	22
42.	CLW-C10-95	Section 6.5	23
43.	CLW-C10-107	Section 6.6.5	23
44.	CLW-C10-82	Section 6.8	23
45.	CLW-C10-103	Section 6.9.1	23
46.	CLW-C10-101	Section 6.10.3	24
47.	CLW-C10-106 CLW-C10-69 CLW-C10-70 CLW-C10-86 CLW-C10-24	Section 6.10.5	24
48.	CLW-C10-103	Section 6.13	24
49.	CLW-C10-6	Section 6.14	24

⁹ Notice of Motion received from an Elected Member(s) following issue of the Chief Executive’s Report on the submissions received.

¹⁰ Notice of Motion received from the floor from an Elected Member proposing a further change to the Draft Plan during the Special Council Meeting.

Amendment No:	Related Submission / Notice of Motion (NOM ⁹) / Notice of Motion from the Floor ¹⁰ (NOM -FTF)	Section of Plan	Page of Report
50.	CLW-C10-6	Section 6.14	25
51.	CLW-C10-19	Section 7.10.1	26
52.	CLW-C10-19 CLW-C10-76	Section 7.10.1	26
53.	CLW-C10-19	Section 7.10.3.2	26
54.	CLW-C10-54	Section 7.10.3.6	26
55.	CLW-C10-103	Section 7.13.4	26
56.	CLW-C10-103	Section 7.13.6	27
57.	CLW-C10-84	Section 8.8.1.4	28
58.	CLW-C10-10	Section 8.8.3	28
59.	CLW-C10-104 NOM 5	Section 8.10	28
60.	CLW-C10-104	Section 8.10	28
61.	CLW-C10-88	Section 8.15	28
62.	CLW-C10-72	Section 9.8	29
63.	CLW-C10-72	Section 9.8	29
64.	CLW-C10-82	Section 9.10	29
65.	CLW-C10-103	Section 9.11	29
66.	CLW-C10-103	Section 10.2	30
67.	CLW-C10-103	Section 10.2	30
68.	CLW-C10-103	Section 10.3	30
69.	CLW-C10-103	Section 10.3	30
70.	CLW-C10-103	Section 10.3	31
71.	CLW-C10-103	Section 10.4	31
72.	CLW-C10-103	Section 10.4	31
73.	CLW-C10-103	Section 10.4	31
74.	CLW-C10-69 CLW-C10-70 CLW-C10-90 CLW-C10-91 CLW-C10-86 CLW-C10-106 CLW-C10-103	Section 10.5	31
75.	CLW-C10-103	Section 10.5	32
76.	CLW-C10-69 CLW-C10-70 CLW-C10-86 CLW-C10-106 CLW-C10-103	Section 10.5	32
77.	CLW-C10-82	Section 10.5	32
78.	CLW-C10-103	Section 10.5	32
79.	CLW-C10-54	Section 10.9	33
80.	CLW-C10-103	Section 10.10	33
81.	CLW-C10-103	Section 10.11	33
82.	CLW-C10-41	Appendix VIII	34
83.	CLW-C10-41	Appendix VIII	35
84.	CLW-C10-94 NOM 9 & 10	Appendix VIII	36
85.	NOM 11	Appendix VIII	37
86.	CLW-C10-103	Section 10.12	38
87.	CLW-C10-103	Section 10.12	38
88.	CLW-C10-103	Section 10.12	38
89.	CLW-C10-103	Section 10.12	39
90.	CLW-C10-103	Section 10.12	39
91.	CLW-C10-103	Section 11.3	40
92.	CLW-C10-60	Section 11.3	40
93.	CLW-C10-60	Section 11.3.2	40
94.	CLW-C10-60	Section 11.4	40
95.	CLW-C10-60	Section 11.4	41
96.	CLW-C10-60	Section 11.4	41
97.	CLW-C10-60	Section 11.5.8	41
98.	CLW-C10-48	Section 11.6	41
99.	CLW-C10-60	Section 11.7	41
100.	CLW-C10-60	Section 11.8	41

Amendment No:	Related Submission / Notice of Motion (NOM ⁹) / Notice of Motion from the Floor ¹⁰ (NOM -FTF)	Section of Plan	Page of Report
101.	CLW-C10-60	Section 11.10	42
102.	CLW-C10-48	Section 11.13	42
103.	CLW-C10-84	Section 11.16	42
104.	CLW-C10-84	Section 11.16	42
105.	CLW-C10-103	Section 13.4.7	44
106.	CLW-C10-103	Section 14.4	45
107.	CLW-C10-101 CLW-C10-24	Section 15.1 – Carlow	46
108.	CLW-C10-1	Section 15.1 Land Use Zoning - Carlow	47
109.	CLW-C10-96	Section 15.1 Land Use Zoning - Carlow	48
110.	CLW-C10-108	Section 15.1 Land Use Zoning - Carlow	49
111.	CLW-C10-108	Section 15.1 Land Use Zoning - Carlow	50
112.	CLW-C10-33	Section 15.1 Land Use Zoning - Carlow	51
113.	CLW-C10-101	Section 15.1 Objectives Map - Carlow	52
114.	CLW-C10-101	Section 15.2 Strategic Policy and Constraints Map – Tullow and Muine Bheag	53
115.	CLW-C10-101 CLW-C10-24	Section 15.3.1 - Rathvilly	55
116.	CLW-C10-39	Section 15.3.1 Land Use Zoning - Rathvilly	56
117.	CLW-C10-134	Section 15.3.1 Land Use Zoning - Rathvilly	57
118.	CLW-C10-136	Section 15.3.1 Land Use Zoning - Rathvilly	58
119.	CLW-C10-101	Section 15.3.1 Objectives Map - Rathvilly	59
120.	CLW-C10-101 CLW-C10-24	Section 15.3.2 Leighlinbridge	60
121.	NOM 16 CLW-C10-	Section 15.3.2 Land Use Zoning – Leighlinbridge	62
122.	CLW-C10-101	Section 15.3.2 Objectives Map - Leighlinbridge	63
123.	CLW-C10-101 CLW-C10-24	Section 15.3.3 – Ballon	64
124.	NOM 22	Section 15.3.3 Land Use Zoning - Ballon	66
125.	CLW-C10-101	Section 15.3.3 Objectives Map - Ballon	67
126.	CLW-C10-101 CLW-C10-24	Section 15.3.4 - Borris	68
127.	CLW-C10-137	Section 15.3.4 Land Use Zoning - Borris	70
128.	CLW-C10- 137	Section 15.3.4 Land Use Zoning - Borris	71
129.	NOM (FTF) No. 1	Section 15.3.4 Land Use Zoning - Borris	72
130.	NOM 17	Section 15.3.4 Land Use Zoning - Borris	73
131.	CLW-C10-37	Section 15.3.4 Land Use Zoning - Borris	74
132.	CLW-C10-101	Section 15.3.4 Objectives Map - Borris	75
133.	CLW-C10-101 CLW-C10-24	Section 15.3.5 - Hacketstown	76
134.	NOM (FTF) No. 2	Section 15.3.5 Land Use Zoning - Hacketstown	77
135.	CLW-C10-101	Section 15.5.3 Objectives Map - Hacketstown	78
136.	CLW-C10-101 CLW-C10-24	Section 15.3.6 – Carrickduff	79
137.	CLW-C10-14	Section 15.3.6 Land Use Zoning – Carrickduff	80
138.	CLW-C10-14 NOM 18	Section 15.3.6 Land Use Zoning – Carrickduff	81
139.	NOM 18	Section 15.3.6 Land Use Zoning – Carrickduff	82
140.	CLW-C10-101	Section 15.3.6 Objectives Map – Carrickduff	83
141.	CLW-C10-101 CLW-C10-24	Section 15.4.1 - Palatine	84
142.	CLW-C10-101	Section 15.4.1 Objectives Map - Palatine	86
143.	CLW-C10-32 NOM 19	Section 15.4.2 - Ballinabranagh	87
144.	CLW-C10-101	Section 15.4.2 Objectives Map- Ballinabranagh	88
145.	CLW-C10-101 CLW-C10-24	Section 15.4.3 Rathtoe	89
146.	CLW-C10-35 NOM 20	Section 15.4.3 Land Use Zoning - Rathtoe	90
147.	CLW-C10-35	Section 15.4.3 Land Use Zoning - Rathtoe	91
148.	CLW-C10-101	Section 15.4.3 Objectives Map -Rathtoe	92
149.	CLW-C10-101	Section 15.4.4 Fennagh	93

Amendment No:	Related Submission / Notice of Motion (NOM ⁹) / Notice of Motion from the Floor ¹⁰ (NOM -FTF)	Section of Plan	Page of Report
	CLW-C10-24		
150.	CLW-C10-101	Section 15.4.4 Objectives Map - Fennagh	95
151.	CLW-C10-87	Section 15.4.5 Land Use Zoning -Myshall	96
152.	CLW-C10-101	Section 15.4.5 Objectives Map -Myshall	97
153.	CLW-C10-101 CLW-C10-24	Section 15.4.6 Clonegall	98
154.	CLW-C10-101	Section 15.4.6 Objectives Map - Clonegall	99
155.	CLW-C10-101 CLW-C10-24	Section 15.4.7 - Kildavin	100
156.	CLW-C10-43 NOM 21	Section 15.4.7 Land Use Zoning - Kildavin	101
157.	CLW-C10-101	Section 15.4.7 Objectives Map - Kildavin	102
158.	CLW-C10-17	Section 15.4.8 Land Use Zoning – Tinryland	103
159.	CLW-C10-52 CLW-C10-99	Section 15.4.8 Land Use Zoning – Tinryland	104
160.	CLW-C101	Section 15.4.8 Objectives Map - Tinryland	105
161.	CLW-C10-101 CLW-C10-24	Section 15.5 Smaller Serviced Villages	106
162.	CLW-C10-101 CLW-C10-24	Section 15.6 Rural Nodes	107
163.	CLW-C10-101	Section 16.10.11	108
164.	CLW-C10-76	Section 16.10.12	108
165.	CLW-C10-107	Section 16.11.5	108
166.	CLW-C10-42	Section 16.12.1	109
167.	CLW-C10-60	Section 16.15.1	109
168.	CLW-C10-61	Section 16.16.3	110
169.	CLW-C10-29 CLW-C10-96	Section 16.18	110
170.	CLW-C10-33	Section 16.18	112
171.	CLW-C10-101	Section 16.19	112