



Who are you:	Agent
Name:	Cllr Warren O'Toole
Reference:	ARKLPF-155026
Submission Made	November 12, 2025 2:54 PM

Choose one or more categories for your submission. Please also select which settlement you wish to make a submission / observation about.

- Proposed Changes to Volume 1 of the Wicklow County Development Plan 2022-2028
- Proposed Changes to Volume 2 of the Wicklow County Development Plan 2022-2028

Local Planning Framework PART A Strategy

- A.1 Introduction
- A.2 County Development Plan Strategy for Arklow
- A.3 Factors Influencing Future Development Options
- A.4 Overall Strategy

Local Planning Framework PART B Settlement Specific Objectives.

- B.1 Town Centre Regeneration
- B.2 Arklow Waterfront Zone
- B.3 Housing Development
- B.4 Economic Development & Employment

- B.5 Tourism Development
- B.6 Social & Community Development
- B.7 Heritage, Biodiversity & Green Infrastructure
- B.8 Physical Infrastructure
- B.9 Zoning & Land Use
- B.10 Specific Local Objectives

Maps:

Ref : Variaton no 5

Arklow LAP

Dear Planning Team,

I wish to make a submission to the Arklow Local Area Plan that prioritises the creation of new community spaces, the rezoning of suitable lands in the town centre for a Community Centre and Civic Hub and the development of an integrated walking and green infrastructure network linking the town's natural and recreational assets.

1. Community Space and Rezoning

Arklow urgently requires a dedicated town centre community facility to serve all ages and abilities, a space that can host inclusive events, cultural programmes, meetings, sports and wellbeing activities.

To achieve this, I propose that:

- Lands within or adjoining the town centre be rezoned and designated for the development of a Community Centre.
- This community facility be planned as a multi-purpose, fully accessible hub, integrating spaces for youth, older persons, disability inclusion and family support.
- The LAP identify the delivery of this Community Centre as a First Priority Project

under community infrastructure, ensuring early-stage feasibility and design progression.

- Opportunities for shared or adaptive reuse of existing town centre buildings (e.g. vacant or underutilised properties) be assessed for short-term delivery while long-term plans are advanced.
- Additional lands zoned for community spaces at key strategic locations around the town

This community space would anchor civic life in the heart of Arklow and support the broader vision of an inclusive, vibrant and connected town centre.

2. Expansion of Green Spaces for Community, Social and Club Use

Arklow's population growth and active community network require additional public green spaces that can serve both social and organised purposes.

The LAP should:

- Designate new green and open spaces throughout the town for community, social and recreational use.
- Identify and zone suitable lands for sports and club use, ensuring that emerging and existing clubs have safe, accessible and affordable outdoor areas for training, youth development and events.
- Encourage shared use models between community groups, maximising public benefit and land efficiency.
- Incorporate inclusive design standards (universal access, sensory zones, rest areas, quiet corners and natural play features).

-

Integrate these new spaces into the wider greenway and walking trail network, creating a seamless connection between recreation, sport and social wellbeing.

This approach would ensure that the LAP delivers equitable access to nature, recreation and participation for all age groups and abilities.

3. Integrated Walking and Recreation Network

A designated walking and greenway route should extend from Arklow South Beach

along the town boundary, connecting to the Maples and Kish extending to the rear of Knockmóre and onward to Glenart. This corridor would link key residential areas to nature, recreation and the coastline. Using existing infrastructure but ensuring future goals and objectives are met by local Planning guidelines.

To strengthen connectivity and mobility, I recommend:

- A pedestrian bridge from the around the old IFI site linking Glenart to Shelton Woods.
- A footbridge at the rear of the People's Park
- An additional foot bridge west of the 19 Arches Bridge , not east as proposed .
- A road bridge from the Kilbride side across the river to Vale Road, improving traffic flow and access.

These connections would create an inclusive, scenic network for walking, cycling and recreation, supporting both residents and visitors.

4. Tourism, Campervan Aire and Economic Development

To complement the greenways and strengthen local tourism, I propose that the LAP include:

- A dedicated campervan aire within walking distance of the town centre, providing serviced facilities to encourage longer visitor stays and local spend.
- Development of walking and cycling tourism routes linking South Beach to Glenart Woods and beyond, featuring interpretive signage on local heritage, biodiversity and the Avoca River's industrial and cultural history.
- A focus on water-based recreation (paddleboarding, kayaking, eco-tours) as part of a future Arklow Blueway.
- Support for local artisan markets and food events in new community or green spaces to strengthen Arklow's identity as a creative and coastal town.
- To incorporate vital infrastructure like toilets at costal area's

All tourism and recreation projects should embed universal design and accessibility principles, consistent with Arklow's recognition as an Autism Friendly Town , with age-friendly planning and inclusivity for all regardless of abilities.

Conclusion.

Arklow now has the opportunity to become a model town for inclusive community development and sustainable tourism.

The LAP should:

- Rezone and prioritise town centre lands for a Community Centre and civic space
- Provide additional green spaces for community, social and club use, ensuring inclusivity and access.
- Advance the connecting footbridge network and vehicle bridge.
- Deliver a campervan aire and tourism infrastructure that complements local business and enhances Arklow's coastal identity.

Is mise le meas

Cllr. Warren O'Toole
Arklow Municipal District

[Upload a File \(optional\)](#)

Arklow_LAP_Submission_Cllr_Warren_OToole-2.docx, 0.04MB

Submission to the Arklow Local Area Plan

Dear Planning Team,

I wish to make a submission to the Arklow Local Area Plan that prioritises the creation of new community spaces, the rezoning of suitable lands in the town centre for a Community Centre and Civic Hub and the development of an integrated walking and green infrastructure network linking the town's natural and recreational assets.

1. Community Space and Rezoning

Arklow urgently requires a dedicated town centre community facility to serve all ages and abilities, a space that can host inclusive events, cultural programmes, meetings, sports and wellbeing activities.

To achieve this, I propose that:

- Lands within or adjoining the town centre be rezoned and designated for the development of a Community Centre.
- This community facility be planned as a multi-purpose, fully accessible hub, integrating spaces for youth, older persons, disability inclusion and family support.
- The LAP identify the delivery of this Community Centre as a First Priority Project under community infrastructure, ensuring early-stage feasibility and design progression.
- Opportunities for shared or adaptive reuse of existing town centre buildings (e.g. vacant or underutilised properties) be assessed for short-term delivery while long-term plans are advanced.
- Additional lands zoned for community spaces at key strategic locations around the town.

This community space would anchor civic life in the heart of Arklow and support the broader vision of an inclusive, vibrant and connected town centre.

2. Expansion of Green Spaces for Community, Social and Club Use

Arklow's population growth and active community network require additional public green spaces that can serve both social and organised purposes.

The LAP should:

- Designate new green and open spaces throughout the town for community, social and recreational use.

- Identify and zone suitable lands for sports and club use, ensuring that emerging and existing clubs have safe, accessible and affordable outdoor areas for training, youth development and events.
- Encourage shared use models between community groups, maximising public benefit and land efficiency.
- Incorporate inclusive design standards (universal access, sensory zones, rest areas, quiet corners and natural play features).
- Integrate these new spaces into the wider greenway and walking trail network, creating a seamless connection between recreation, sport and social wellbeing.

This approach would ensure that the LAP delivers equitable access to nature, recreation and participation for all age groups and abilities.

3. Integrated Walking and Recreation Network

A designated walking and greenway route should extend from Arklow South Beach along the town boundary, connecting to the Maples and Kish extending to the rear of Knockmóre and onward to Glenart. This corridor would link key residential areas to nature, recreation and the coastline. Using existing infrastructure but ensuring future goals and objectives are met by local Planning guidelines.

To strengthen connectivity and mobility, I recommend:

- A pedestrian bridge from around the old IFI site linking Glenart to Shelton Woods.
- A footbridge at the rear of the People's Park.
- An additional foot bridge west of the 19 Arches Bridge, not east as proposed.
- A road bridge from the Kilbride side across the river to Vale Road, improving traffic flow and access.

These connections would create an inclusive, scenic network for walking, cycling and recreation, supporting both residents and visitors.

4. Tourism, Campervan Aire and Economic Development

To complement the greenways and strengthen local tourism, I propose that the LAP include:

- A dedicated campervan aire within walking distance of the town centre, providing serviced facilities to encourage longer visitor stays and local spend.
- Development of walking and cycling tourism routes linking South Beach to Glenart Woods and beyond, featuring interpretive signage on local heritage, biodiversity and the Avoca River's industrial and cultural history.
- A focus on water-based recreation (paddleboarding, kayaking, eco-tours) as part of a future Arklow Blueway.

- Support for local artisan markets and food events in new community or green spaces to strengthen Arklow's identity as a creative and coastal town.
- To incorporate vital infrastructure like toilets at coastal areas.

All tourism and recreation projects should embed universal design and accessibility principles, consistent with Arklow's recognition as an Autism Friendly Town, with age-friendly planning and inclusivity for all regardless of abilities.

Conclusion

Arklow now has the opportunity to become a model town for inclusive community development and sustainable tourism.

The LAP should:

- Rezone and prioritise town centre lands for a Community Centre and civic space.
- Provide additional green spaces for community, social and club use, ensuring inclusivity and access.
- Advance the connecting footbridge network and vehicle bridge.
- Deliver a campervan aire and tourism infrastructure that complements local business and enhances Arklow's coastal identity.

Is mise le meas,

Cllr. Warren O'Toole
Arklow Municipal District