



Draft Wicklow Town – Rathnew LAP Submission - Report

Who are you:	Agent
Name:	William Parle
Reference:	DWTRLAP-082014
Submission Made	November 19, 2024 8:25 AM

File

Willie Parle Submission Final.pdf, 0.85MB



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18/11/2024

‘Wicklow Rathnew Environs LAP 2025’,
Administrative Officer, Planning Department,
Planning Department,
Wicklow County Council,
County Buildings,
Station Road,
Wicklow Town,
A67 FW96.

Ref : Lands at Bollarney House, Bollarney North, Wicklow Town.

Dear Sirs,

We wish to make a submission on behalf of our Client William Parle regarding the proposed New Wicklow Rathnew Environs LAP 2025” as follows

Applicant Details

Name: William Parle

Address: [REDACTED]

Site Address: Bollarney House, Bollarney North, Wicklow Town. (see Fig 1 for site location in context of proposed Zoning Map.



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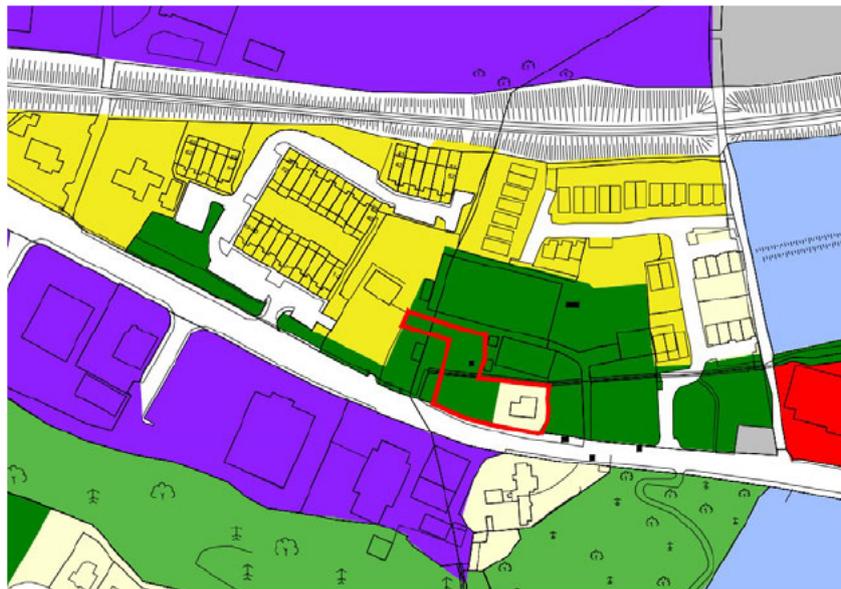


Fig 1 Location of proposed lands in context of draft LAP 2025 zoning.

The site is located on the Bollarney Road, Bollarney North, Wicklow Town opposite the Trinity Motors & Circle K Garage. The site is currently zoned with a mix of Existing Residential, Residential Infill RE & Passive open Space in the 2013-2019 Wicklow Rathnew Development Plan. The proposed 2025 plan zoning consists of a mix of RE Residential Infill and OS1 open space. The site as outlined in red in Fig 1 measures approx. 0.26 Hectares.

Residential development was previously granted on these lands under PRR 16/1149 for 4 No. two storey dwellings which was partially commenced on the site. The project was not completed due to financial constraints.

Our client now wishes to have the proposed zoning as RE Residential Infill As marked on Fig 2 below. Our client is happy that the zoning only allow for 1 infill dwelling/development. The proposed zoning measures 0.15 hectares approx.



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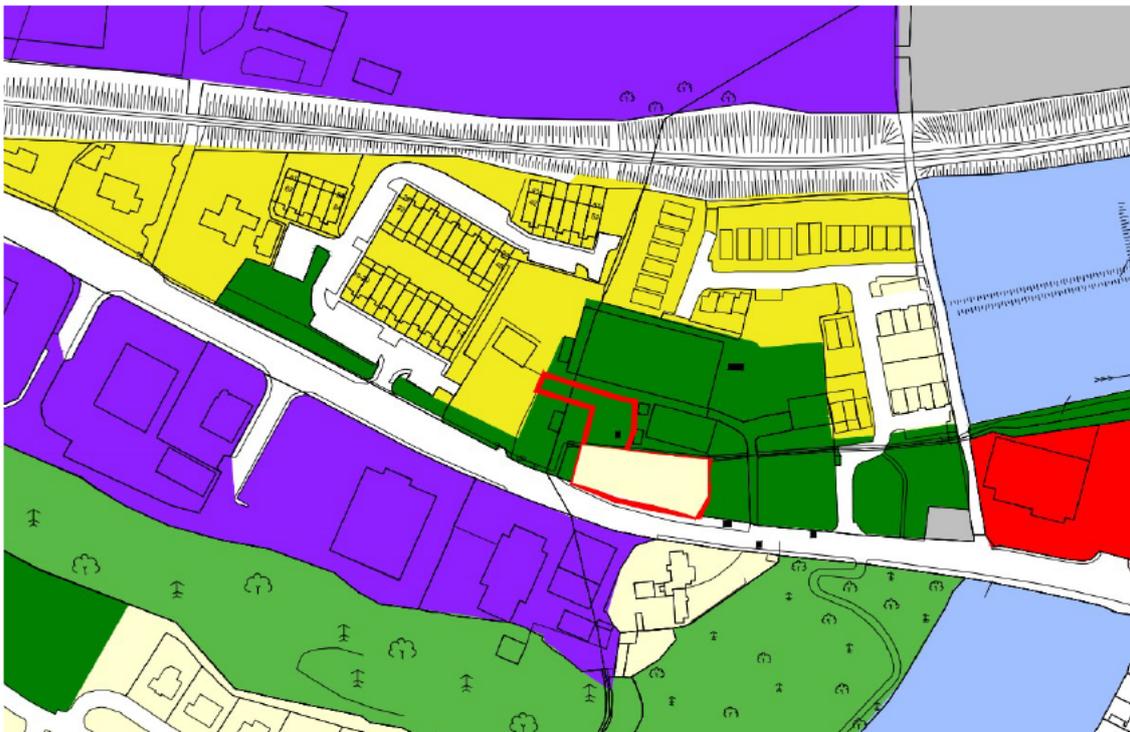


Fig 2 Proposed zoning.

The site is currently serviced by the existing main sewer and watermain in the public road. All surface water from the development will be comply with SUDS requirements.

The site has sufficient sight lines in both directions and has a public foot path that runs past into Wicklow Town thus giving good connectivity for both pedestrians & cyclists.



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Whilst we understand that the site is partially located in Flood Zone A it is envisaged that a full flood report will accompany any future planning application.

No alterations or piping will be required in the stream.

This rezoning proposal is in accordance with the policies and objectives of the current County Development Plan, and Regional and National planning policy and we would request Wicklow County Council to re-zone these lands accordingly as set out above.

Thank you for accepting this submission and I look forward to your comments.

Yours Sincerely,

A handwritten signature in blue ink, appearing to read 'Deane', is written over a horizontal line. The signature is stylized and extends to the right with a long, sweeping stroke.

Deane Turner for DTA.



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Appendix A

Site Location Map.



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