



Greystones-Delgany & Kilcoole Local Area Plan Submission - Report

Who are you:	Private Individual, Agent
Name:	Sharon Evans Legg
Email Address:	[REDACTED]
Reference:	GDKLAP-142046
Submission Made	January 26, 2024 2:23 PM

Topic

Other topics for you to have your say on! - Environmental Assessment - Plan Implementation -Plan Delivery

Submission

Please see submission attached

File

Zoning Submission.pdf, 1.7MB



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Greystones-Delgany & Kilcoole LAP,
Administrative Officer,
Planning Department,
Wicklow County Council,
County Vuildings,
Station Road,
Wicklow Town,
A67FW96

Date: 26.01.24

Re: Submission for consideration - Greystones-Delgany & Kilcoole LAP

Dear Sir/Madam,

We write on behalf of our client, Sharon Evans Legg (land owner), to have the following submission considered for inclusion in the Greystones-Delgany & Kilcoole LAP Review:

Introduction:

The land is situated at Priestnewtown, Delgany, Co. Wicklow, see fig 1. Located off an existing cul-de-sac adjacent Eden Wood housing estate the site has a road frontage onto this cul-de-sac of approximately 60m. The site is bounded on the northern side by the Southern Access Route roadway, to the West and south by residential properties. All public services are readily available within the area.

Currently the site is just outside the current LAP town boundary, see figs. 2, 2a & 3.



Fig 1 – Site Location

Source: Google Earth



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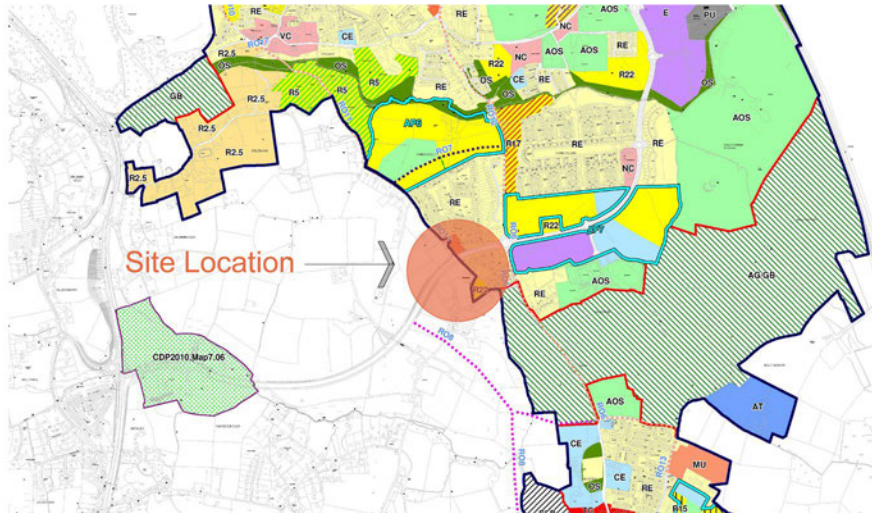


Fig 2 – Site Location overlaid onto Zoning Objectives Map A – GDAK LAP 2013-2019

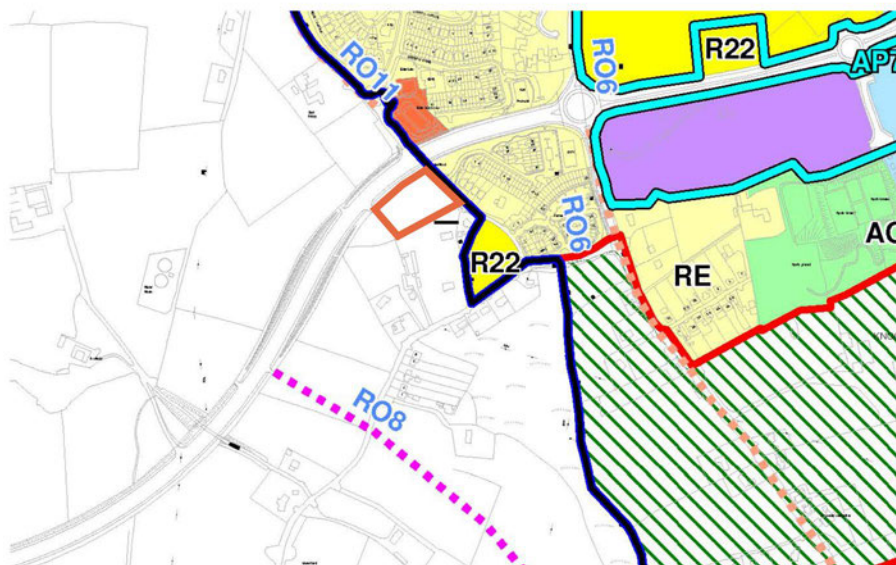


Fig 2a – **Site Edged Red** Shown on Zoning Objectives Map A – GDAK LAP 2013-2019



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Fig 3 – Extract from land use Zoning Objectives Map A – GDAK LAP 2013-2019

Proposed Submission:

We would consider that this site is suitable to be included within the new LAP town boundary and be zoned for appropriate residential development in line with national policies.

The zoning and future development of this land will serve as a ‘book-end’ to the cul-de-sac and will form the natural termination of development on this road.

As stated above all public services are available in the area. The site is served with an excellent road network, is in close proximity to public transport, approx. 200m to Dublin Bus route and 2.5KM to Greystones Train station.

The zoning of this site should not impede or interfere with any other objectives (roads, greenways etc.) of the development plan and would therefore be an appropriate inclusion in the new LAP review. This will necessitate a revision to the current LAP town boundary, we have indicated this revision in fig. 4.



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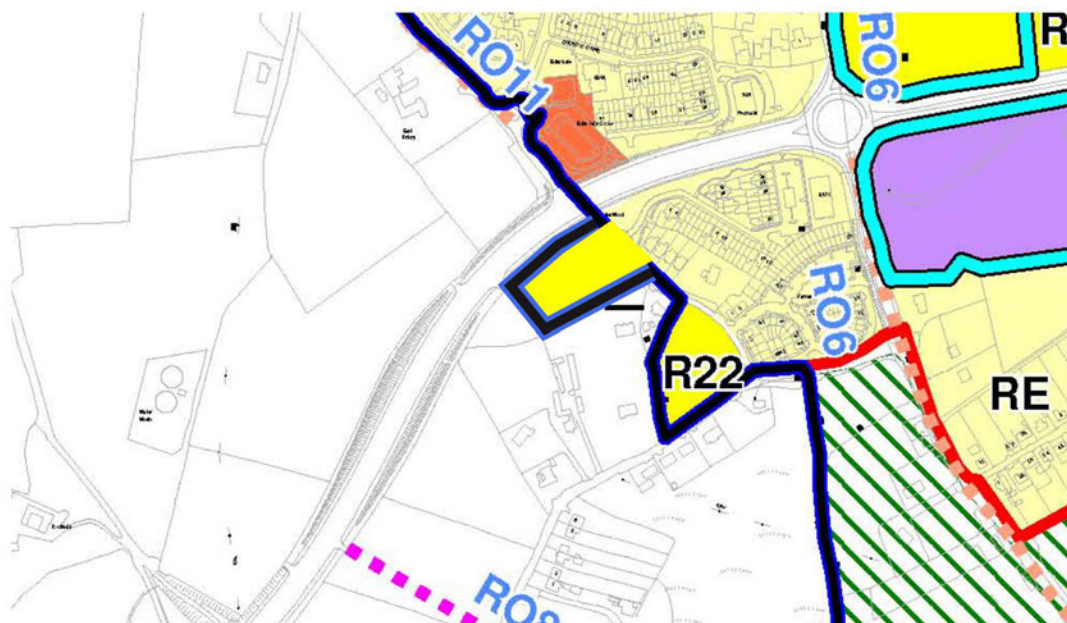


Fig 4 – Proposed Revision of LAP town boundary.

We trust the above will be given consideration during this review process.

Yours Sincerely,

Graham Kennedy
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