



Minutes of Proceedings of the Ordinary Meeting of the Carrigaline Municipal District held via Microsoft Teams and in the Council Chamber on Monday 21st of March 2022 at 14:00

Present: Cllr. Marcia D’Alton (Cathaoirleach), Cllr. Ben Dalton O’Sullivan (Leas Cathaoirleach) Cllr. Audrey Buckley, Cllr. Seamus McGrath, Cllr. Jack White and Cllr. Michael Paul Murtagh

In Attendance: Madeleine Healy, Senior Executive Engineer; Nicola Radley, Senior Executive Officer Carol Conway, Municipal District Officer; Thomas Watt, Senior Planner; Kevin O’Regan, Senior Executive Officer; Vincent Florish, Executive Engineer; Ian Broe, Clerical Officer.

1. Confirmation of Minutes

Cllr. D’Alton asked that the February minutes be amended to show that John Slattery was in favour of a public transport corridor at the Carrig na Curra junction and would come back to members.

Proposed by Cllr. Seamus McGrath and seconded by Cllr. Audrey Buckley

2. Matters Arising

Cllr. Ben Dalton O’Sullivan asked was there any update on the gravel path for Liscleary Cemetery. Madeleine said that this can be looked at. He also asked was there any response from Bus Éireann regarding missing poles and stops etc. Cllr. D’Alton also raised the issue of missing bus poles in Passage West. Carol informed Cllr. Dalton O’Sullivan and Cllr. Dalton that there had been no response from Bus Éireann and that she would follow up. All members agreed that it would be beneficial to get a member from Bus Éireann to attend a meeting as the responses received to date are not sufficient. She also asked for an update on her previous motion in relation to the Ringaskiddy fire. Carol read a response from the Director of Environment regarding the fire.

Cllr. Buckley asked for an update on the MUGA planned for Carrigaline. Carol informed Cllr. Buckley that Vincent Florish would speak on this later in the meeting. Cllr. McGrath added that he had concerns regarding the Glenbrook to Raffeen greenway proposals. He also raised the issue of trees being lost and asked for a replanting plan to be circulated to include quantity, locations, species etc. Cllr. D’Alton supported this. Madeleine added that the bulk of trees had been removed by traffic and transportation and that she would come back with a plan

3. Correspondence

Carol informed Members that there was no correspondence to circulate.

4. Strategic Housing Development at Lackaroe, Monkstown

Kevin O’Regan informed members that the purpose of today was to get a summary of their views and concerns that will then be attached to Chief Executives report that will then be sent to An Bórd Pleanála.

Thomas Watt went through the details of the development adding that there 171 units split into 145 houses and 26 apartments the site will also include a childcare facility and significant landscaping.



The site has a net size of 6.18 hectares which is 31.3 units per hectare which is in line with national standard. Thomas Watt added that the development will be mainly accessed from Laurel Hill but that there was potential for access from the North and South. If in time the project will be assessed under the current development plan. The project does materially contravene the development plan. There have been over 20 submissions made.

Cllr. Jack White added that it can be argued that the density parameters will be contravening the 2017 LAP and the 2014-2021 CDP. He added that there are other mitigating factors such as the lack of safe road infrastructure and the connectivity issues in the area. Cllr. White added that it is important to also note that under the 2022 CDP that the site is being zoned as metropolitan greenbelt.

Thomas Watt said An Bord Pleanála will make an assessment. There are many national guidelines on densities. The disparity between 25 and 31 units per hectare needs to be assessed. Thomas believes that we shouldn't limit ourselves by density parameters. There is a considerable level of open space. The Bord is not as tied to the CDP as we are, and other policies can be looked at.

Cllr. Seamus McGrath outline what he believed to be a lack of infrastructure to cater for such a development. He highlighted that the road originally planned is not in the new CDP and that without this it would not be an acceptable level of development. He added that this doesn't represent good planning. He added that there is climate and sustainable travel issues at Carrigmahon Hill. He believes that the improvements to the L2480 are not sufficient.

Thomas added that it is impossible to know if the road will happen. He stated that sometimes development can lead to infrastructure but that the point of lack of adequate infrastructure will be made to An Bórd Pleanála.

Cllr. Marcia D'Alton added that the area external to the site needs to be assessed as there are substantial infrastructure and accessibility issues. She added that the engineer recommends a 1.8m wide footpath but this is not possible due to the width of the road, there are no footpath connections to local schools. There are safety issues with crossings and also inadequate drainage. Cllr. D'Alton asked who fixes these issues and this would need to be defined. She added that Passage West car usage is very high due to the topography in the area. There are major sustainable transport issues. Cllr. D'Alton also added that she believed there had been misrepresentations from the developer. There are many realities in locality not captured and need to be looked at. She believes that the site in its current form does not link in with the locality.

Cllr. Audrey Buckley agreed with other members regarding the lack of infrastructure and added that homes can be built at the expense of local communities.

Cllr. Michael Paul Murtagh supported other members in their comments regarding the lack of infrastructure.

Thomas added that there was a good essence of members views and that it was a good scheme but not perfect.



5. Carrigaline MD Community Fund Scheme Allocations

All members agreed with the allocations and thanked Sarah O'Sullivan and Carol Conway for their work allocating the funds. Proposed by Cllr. Ben Dalton O'Sullivan and seconded by Cllr. Audrey Buckley.

6. Request to formally close public pathway

Madeleine Healy informed members that residents in Windsor Court have been affected by anti-social behaviour and that a public process to close the public pathway has begun. There will be an ad in the newspaper and submissions can be made. Members will then decide the outcome.

7. Church Bay road Crosshaven

Madeleine informed members that Cork County Council will be beginning a section 38 process and that this process is an executive function.

Cllr. Buckley asked what the scope of the works would be. Madeleine informed Cllr. Buckley that the full extent of the works was from the O'Flynn site to the village and that she will circulate a basic plan outlay. Cllr. Buckley asked was there plans for a footpath inside the wall. Madeleine stated that the wall would be removed and replaced with a footpath. She added that members of the public could make submissions, and these would then go before the director and a report is compiled. Where possible suggestions are tried to be incorporated. Cllr. Buckley raised the issue of driving on a temporary road surface for up to 2 months.

8. Breithniúcháin ar Tuairiscí agus Moltaí / Consideration of Reports and Recommendations

(i) Municipal District Officers Report

Carol went through the contents of the report and members agreed to allocate Ballygarvan €1,500 for festival supports. Carol informed members that Ringaskiddy Public Realm works will be going to tender after the summer.

Vincent Florish informed members that the tender for Crosshaven MUGA closed today and the project should be completed within 8 weeks. Cork County Council will be providing €21,000 towards an outdoor gym in Marmullane. There will be €20,000 from the TDF allocated to a new playground in Ballinhassig. A further €5,000 from the TDF will be allocated towards an upgrade of the playground in Passage West. There will be €5,000 allocated for communication boards, meaning every playground in the MD will have a communication board. There is a total of €30,000 from the TDF allocated for playgrounds.

(ii) Disposal of Land in Passage West

Carol went through the section 183 and the disposal was proposed by Cllr. Seamus McGrath and seconded by Cllr. Jack White



9. Members Discretionary Fund

- (i) Crosshaven Tidy Towns

Cllr. Audrey Buckley commended the fantastic work being done and allocated €300 euro to the group.

Cllr. Buckley also asked to allocate her remaining €300 to a group who are currently raising funds for Ukrainian refugees.

Cllr. Dalton O'Sullivan asked that €100 of his allocation be allocated to Con Cotterill.

Cllr. Michael Paul Murtagh asked that €300 of his allocation be allocated to the Crosshaven Sea Scout Group.

These allocations were proposed by Cllr. Seamus McGrath and seconded by Cllr. Jack White.

10. Pride of Place 2022

Carol read an information document and added that she would send nomination forms to each of the members. The closing date for nominations is April 4th.

11. Chun na Ruin so leanas ón gComhairleoir a mheas:/To consider the following Notices of Motion in the name of:

Cllr. Audrey Buckley:

1. *"I would ask that we can remove the old fishing boat, that has been left there for over 15years to the left of Hugh Coveney Pier. This area was a great amenity for local fishing boats and day boaters to use. For the last 15years+ it has been closed off to anyone wanting to use this area, as the boat is now rotting."*

Cllr. Buckley noted the response and she has reverted to the Port of Cork.

2. *"Can I get confirmation please that we will have public toilets and large Green Bins again this summer. To provide for the many visitors to areas like Roberts Cove, Nohoval Cove, Rocky Bay, Fountainstown, Myrtleville, Churchbay and Crosshaven Village."*

Cllr. Buckley added that she was surprised and disappointed with the response as they worked so well last year. She stated that many local residents are assuming that they will be back.

3. *"Can I ask that we look again please at putting a Raised Table at the area in front of Barnes Lane, on the R612. With the population growth and the many visitors to Crosshaven this please needs to be looked at again as a matter of health and safety to slow traffic coming into Crosshaven and for safe passage across the road for school going children."*

Cllr. Buckley stated that she was not aware that a funding application had been made. Madeleine informed Cllr. Buckley that as of now there was no funding available for this project. Cllr. Buckley



asked could rumble strips be added on the R610. Madeleine informed Cllr. Buckley that rumble strips would not be added but enhanced markings could be looked at.

Cllr. Seamus McGrath:

1. *"That this Municipal District would devise a comprehensive Anti-Dog Fouling Plan."*

Cllr. McGrath thanked Louis Duffy for his response adding that there was not sufficient wardens or communications for what is a genuine health and safety concern. There needs to be a proper plan devised and the issue needs to be strongly projected to get the issue across. He believes that schools should be involved in discussions around dog fouling and that this should be raised at full council. Cllr. White seconded the motion adding that it was very frustrating to see the behaviour of certain dog downers. He supported the idea of bringing this to full council adding that there needs to be more enforcement and that more wardens and better technology is needed to tackle this issue.

Cllr. Buckley added that there are people who are bagging the waste but then not discarding the bag properly. She believes that bye laws for on the spot fining would help.

Cllr. Dalton O'Sullivan fully supported adding that we need to get strong on enforcement to help to tackle this issue. He believes getting the schools involved would be beneficial.

Cllr. Michael Paul Murtagh also supported the motion adding that there is a problem with dog fouling both on Fountainstown beach and the Crosshaven railway walk.

Cllr. D'Alton supported the motions but disagrees with going to full council as she believes more can be achieved by tackling this locally. She suggested an in-committee meeting and then to bring ideas to the director of environment.

Cllr. Dalton O'Sullivan asked to write to the East Cork MD to get report on what is being done there.

2. *"To request that an enhancement plan be considered for the area immediately east of the pond in the Carrigaline Community park. An extension of the running track along with the provision of benches overlooking the estuary and other improvements should be considered."*

Cllr. McGrath added that there could be great enhancements in this area of the park and that it was very underutilised.

Cllr. White supported the motion adding this area suffers from anti-social behaviour and that any enhancements would help define it as an area.

Vincent Florish added that this area could certainly be looked at, a land ownership search would be required as would a Part 8 process. A sports capital application could be looked at for extending the running track or an ORIS application for a walkway/path. Cllr. McGrath added that enhancing the length of the green area would be a huge improvement.

Nicola Radley added that this an area of focus.



3. *"To seek an update from the Tourism Section on the review of the Cork County Motorhome Services Policy with particular relevance to the provision of services in the Carrigaline Municipal District."*

Cllr. McGrath thanked the executive for the report and acknowledged that there was a lot of work being done to progress this. He added that it does represent an opportunity for the MD as there are currently no facilities in the area. Both Cllr. Buckley and Cllr. Dalton O'Sullivan seconded the motion.

Cllr. Marcia D'Alton

1. *"That in the light of its potential impact on Passage West, this Municipal District committee would submit an observation to An Bord Pleanála on the proposed Gouldings/Belvelly Marino Development Company proposals for development at Marino Point."*

Cllr. D'Alton added that there could be a huge impact on Passage West from this development and that observations can be made on the planning application. Passage West is the closest settlement to Marino Point and water rebounds acoustics which causes a lot of noise disruption in the area. There is no mention of night time noise in the planning application and this is an issue. Cllr. D'Alton asked that An Bord Pleanála would show regard to the adjacent community and that they are aware of how close Passage is to the development.

Cllr. White supported the motion adding that if it was within this proximity on land there would be an issue.

Cllr. McGrath supported the motion adding that this was a significant issue for the residents of Passage West and that a strong submission was needed.

Cllr. D'Alton added that observations can be made by anyone. Carol undertook to work with Cllr. D'Alton on a submission which would be circulated to members.

12. Votes of Congratulations

Cllr. Jack White asked to congratulate Carrig Ag Caint for their work during Seachtain na Gaeilge.

13. Any Other Business

Madeleine Healy informed members that John Donegan, Senior Engineer will be retiring, and she will be stepping up short term. There will be no change for the April meeting and Alan Cogan will be taking her position.

Carol informed members that a form will be put on yourcouncil.ie for the naming of the new western relief road and that 3 suggestions can be made along with a reasoning and then the 5 best will be chosen. There will also be a communications campaign ran etc. Cllr. White thanked the executive for the progress on this. Nicola added that there were still some details to be ironed out.

Cllr. Murtagh brought up the issue of mobile traders in Fountainstown and how busy it is getting and asked was there any plans for the summer or near future. He also added that he has had many complaints about the bus service to Crosshaven/Fountainstown. Cllr. Buckley added that many



traders themselves want regulations and it would be nice for a strategy put in place. Cllr. McGrath added his support regarding traders. He added that there has been a slippage in bus services recently and we should seek a meeting with Bus Éireann and that it is not acceptable for them to refuse meetings. Cllr. White agreed regarding Bus Éireann adding that a meeting is needed as there needs to be accountability. Cllr. D'Alton added that she couldn't agree more strongly with the other members. Carol Conway undertook to seek a meeting with Bus Éireann. She also added that the issue of trading was being looked at on a countywide basis.

Cllr. Buckley said that she had sent a map of a possible trail/walk and asked could funding be applied for this. Madeleine informed Cllr. Buckley that she would look at this and revert offline.

Cllr. Buckley asked for an update on the age friendly parking sign outside the pharmacy and she added that the disability pole needs to be moved.

Cllr. Dalton O'Sullivan asked for an update on speed signs for Briar Hill and Ballinphellic.

Cllr. McGrath asked for an update on traffic calming measures in Raffeen. He added that there are still a number of outstanding issues regarding the developer at Gleann Órga in Ballinhassig.

Cllr. D'Alton asked for an update on the delayed works in Monkstown and Passage West. The railings at Roberts Bridge have been down for a number of weeks. She also asked for an update on signage at Toureen and also at the Maulbaun crossings as this is needed urgently.

Madeleine informed Cllr. Buckley that markings and pole will be done. She informed Cllr. Dalton O'Sullivan that there is a backlog of speed signs and this will be done when they can. Regarding Raffeen she informed Cllr. McGrath it's just a matter of getting out there and doing the works. Regarding Cllr. D'Alton's queries the signage will be done as soon as possible. The delayed Monkstown works will be going ahead as in the original section 38. The Passage West works will be managed through traffic and transportation and the brief had been prepared for the greenway and gone to consultants this will now be updated to include Passage West works. The wall at Roberts bridge will be done as soon as possible.