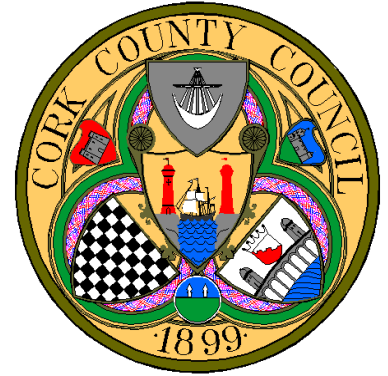


Comhairle Chontae Chorcaí Cork County Council



PLANNING & DEVELOPMENT ACT 2000

PLANNING & DEVELOPMENT REGULATIONS 2001

PLANNING & DEVELOPMENT REGULATIONS 2006

PART 8 REPORT

DEVELOPMENT OF A NEW PUBLIC CAR PARK, DONERAILE, CO. CORK

**Public Notice in Compliance with Part XI of the Planning & Development Act 2000
as set down in Part 8 of the Planning and Development Regulations 2001 and
Articles 17 to 19 of the Planning and Development Regulations 2006**

06th June 2024

REVISION CONTROL SHEET

For & on behalf of Cork Co. Co.					
Revision	Description of Changes	Prepared by	Checked by	Approved by	Date
A	Issued for Planning	Sean Smyth AE	F. Jones E.E	A. Creagh SEO	June 2024

DEVELOPMENT OF A NEW CAR PARK (DONERAILE)

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1.0 INTRODUCTION

This application for planning permission is in respect of the development of a new public car park in Doneraile, Co. Cork. Part VIII of the Planning and Development Regulations, 2001 sets out the requirements in respect of specific development by, on behalf of, or in partnership with Local Authorities. The proposal for the development of a new car park is therefore required to comply with these requirements as set out herein.

2.0 SCHEME BACKGROUND

General

Cork County Council recently acquired a site at Doneraile, Co. Cork for the purposes of constructing a new car park. The site (0.2 acres) was previously used as a butcher's abattoir and is located in the village centre.

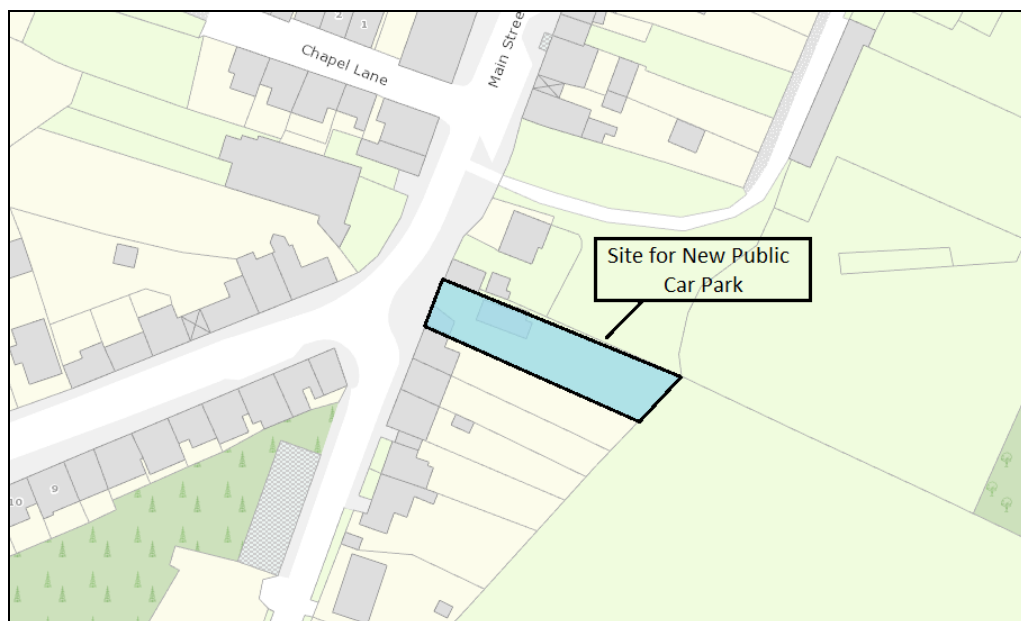


Figure 1: Location of Proposed New Public Car Park

The population of Doneraile is 780 people based on the 2016 census.

Doneraile has a strong retail /service base which allows the village to operate as a local service centre for its immediate hinterland including a post office, pharmacy, petrol station and shop, three public houses, hairdressers, take aways, a number of convenience shops, a number of comparison shops, two funeral homes, a doctor's surgery and a public health clinic. The village also has a Garda Station and two churches located within its village core.

In addition, Doneraile is renowned nationally for its Court House & Wildlife Park which according to Research by Failte Ireland indicates that over 485,000 people visited Doneraile Park in 2022.

The availability of parking within the village centre is currently not adequate to serve both the residents nor its visitors. There is a greater requirement for good quality parking within the town to facilitate easier access to the above amenities, most notably the church as the church does not have its own specific car park.



Figure 2: Existing Entrance to Proposed Car Park Site

In order for the town to function to its maximum potential a greater level of parking is needed within the town.

The Cork County Development Plan 2022- 2028 (CCDP) identifies Doneraile as a key village in the Fermoy Municipal District. As a key village Doneraile has a role as a service provider for its rural hinterland and in attracting and retaining population. In this regard it is important that the village has the necessary infrastructure to continue to facilitate development and to grow and expand its services and facilities. Such infrastructure includes for the provision of adequate car parking spaces in the village centre.

The CCDP also states ‘the redevelopment of derelict and infill sites within the centre is welcomed and will be encouraged and sites which are close to the core of the village, including infill and brownfield sites should be developed first’.

3.0 PROPOSED WORK

The aim of this project is to develop publicly owned lands in Doneraile village centre to a new car park to serve both its residents and visitors.

- Demolition of existing abattoir and other existing ancillary buildings located on site.
- Development of a new hardscaped public car park including 23 standard spaces and 2 disabled spaces
- Installation of a new soakaway at the rear of the site to deal with any surface water run-off
- Demolition of the front entrance wall including the existing mural
- Construction of a new boundary wall along the southern boundary
- Erection of a new 1m high entrance wall and height restriction barrier at entrance (western boundary)
- The modification of the existing vehicular entrance/exit including sight lines at entrance/exit.
- Lowering of the existing public footpath to facilitate the modified vehicular entrance/exit.
- Provision of new bollards on the existing public footpath
- Associated groundworks including drainage, stormwater connections, watermain connections and electrical ducting
- Provision for Public Lighting
- Provision for recycling bins to be located in the new car park

4.0 ENVIRONMENTAL RESTRICTIONS

None Envisaged.

AA Screening Report included in suite of Part VIII documents.

5.0 HERITAGE/CONSERVATION RESTRICTIONS

None Envisaged.

Architectural Built Heritage Assessment included in suite of Part VIII documents.

6.0 IMPACT OF THE SCHEME

The development of a new public carpark will allow for off road parking in a safe area adjacent to the village centre.

The car park will cater for 25 vehicles and will:

- Increase public safety by preventing illegal double parking along the main street.
- Allow for safe off-road parking in the village centre
- Allow for disability parking in the village centre
- Allow for easy access to the various amenities in the village centre
- Assist in providing much needed car parking and relieving traffic during high demand parking times including funerals, weddings, local events and festivals.
- Provide recycling facilities for the general public

The proposed works are in accordance with the Local Plan and thereby conforms to the proper planning and sustainable development of the area.

7.0 DRAWINGS

It should be noted that the concept proposal and layouts shown on the drawings are indicative only and are subject to revision.

Drawing No.	Description
FY-024-014-01	Site Location Map
FY-024-014-02	Proposed Site Layout & Details
FY-024-014-03	Existing Site Survey
FY-024-014-04	Proposed Elevations