

County Manager's Report to Members

Under Section 20 (3) (c) of the Planning and Development Act 2000

Written Report on the Fermoy Electoral Area Draft Local Area Plan

Part A: MAIN ISSUES
Part B: LIST AND SUMMARY OF SUBMISSIONS

This report focuses on the submissions and observations received from the public following publication of the Draft Local Area Plan and on the Manager's response to the issues raised. The report forms part of the statutory procedure for preparing new Local Area Plans that is set out in the Planning and Development Acts. It is a key element of the process of bringing the published draft plan to final adoption (with or without amendments) by the Members of the Council.

A full list of the submissions / observations received is presented in this document. The report, which should be read in conjunction with the written statement and maps of the Draft Plan, is presented to the Members of the Council for their consideration.

Introduction

The Draft Local Area Plan for the Electoral Area of Fermoy was published on 10th January 2005 and was put on public display until 21st February 2005 in Council offices throughout the county. Full copies of the draft were also sent to a range of statutory bodies (including Government Departments, adjoining planning authorities and other agencies) as required under the Planning and Development Act 2000.

Although not required under the Act, a series of public exhibitions / information days were held during the display period to encourage people to take part in the plan process. These were held in **Kildorrery and Rathcormack** on **2nd February 2005** to help inform the public of the Draft plan's proposals and to encourage participation in the plan process.

In all, more than 2250 submissions and observations were received on the 13 Draft Local Area and Draft Special Local Area Plans. A total of **179** submissions and observations were received regarding this specific Local Area Plan. A further 15 submissions, which covered countywide issues of relevance to the Fermoy Electoral Area were also received.

The full list of submissions is given in Part B. The list is in alphabetical order based on submitters' names and gives the name of the submitter, the reference number, the title and a brief summary of the points raised.

The submissions / observations received have raised a wide range of issues, a number of which may need to be addressed in the form of amendments to the draft plan. The responses given in this report have been presented in such a way as to assist the Members of the Council in reaching their decisions.

The remaining steps in the process

Following the distribution of this report, the Planning and Development Acts provide a period of six weeks for the Council to consider the report and to decide whether to make, amend or not make the Plan. If the proposed amendments are not a material alteration to the proposals concerned, then the Plan can formally be made by resolution of the Council. If however the proposed amendments are material, then the Acts provide a four week period for the public to make submissions and observations on them.

At the end of this period, the County Manager will once again prepare a report on the submissions and observations received (the Section 20(3) (f) report) and the Council will then have to 'make' the final plan either with or without the proposed amendments (or with modifications to the amendments). Formally making the Local Area Plans is done by resolution of the Council and, in this instance, it must be done no later than 12th September 2005.

During the entire plan-making process, the Council is restricted to considering the proper planning and sustainable development of the area. They must also take into account statutory obligations and any relevant Government policies and objectives in force.

PART A: MAIN ISSUES

General Issues: Issues relating to all Electoral Area draft Local Area Plans

The following issues were raised by the submissions received:

General Local Area Plan Issues	Summary of Issue Raised	Response
A	Is the draft Local Area Plan consistent with the objectives of the Cork County Development Plan 2003 (as varied)?	<p>It is a requirement of the Planning and Development Acts that local area plans "shall be consistent with the objectives of the development plan". Objective LAP 1-1 of chapter 10 in volume 1 of the County Development Plan 2003 calls for "a comprehensive set of local plans, one for each electoral area, which will be based on an understanding of the existing settlements, their character and the way they function and their needs". The draft plan is considered consistent with that objective.</p> <p>However, it may be appropriate for the Council to vary the County Development Plan 2003 prior to the adoption of this plan in order to give effect to a number of consequential changes and secure a high degree of consistency between the plans.</p>
B	Has the draft Local Area Plan provided adequate recognition of the needs of the elderly and disabled in our society?	<p>The needs of the elderly and disabled are covered generally by national legislation. The draft Local Area Plans support the objectives of national legislation and the Cork County Development Plan 2003 (as varied). However the principles of proper planning and sustainable development underpin these plans providing a clear emphasis on supporting viable villages with a range of services. The plans encourage the integration of facilities within new and existing communities and discourage proposals which could cause isolation or other access difficulties particularly for the disabled and elderly. While the building regulations deal with the detail of building design, the Residential Estates Design Guide will address the issue of access in more detail. While it is not appropriate to restrict the use of residential land to individual groups, proposals for special needs will generally be considered favourably.</p>
C	Should educational and other community facilities be shared?	<p>The location of schools should be consistent with good planning practice and Department of Education guidance which says that they should be located in or adjacent to population centres where access is optimal and other facilities are available. The optimum location of schools would therefore allow shared use of facilities.</p>
D	Have the draft Local Area Plans made adequate provision for	<p>The provision of childcare facilities is outlined in the Government Guidelines published in 2001. This is</p>

General Local Area Plan Issues	Summary of Issue Raised	Response
	childcare facilities?	also reflected in the Cork County Development Plan 2003 (as varied), specifically in objectives HOU 4-4 and HOU 4-5. These objectives frame the countywide policy for the provision of childcare facilities and are reflected in the draft Local Area Plans.
E	Is it appropriate to include a density table for the smaller settlements in the draft Local Area Plans in addition to the table already included in the Cork County Development Plan 2003 (as varied)?	The draft Local Area Plans include a table of densities proposed to be applied to the smaller settlements in order to protect the character and scale of the settlements. However, several submissions raised the issue of whether the second table of densities is necessary as it is suggested that it may be in conflict with the 1999 Residential Density Guidelines and may have negative impacts on sustainable development of the settlements. Consideration may be given to the implications of including the second table.
F	Should there be more effective policy and objectives for the provision of sanitary infrastructure particularly sewerage schemes for development in small settlements?	The lack of adequate or appropriate levels of services in particular villages is an issue raised by many submissions across the entire county. In some instances the public sewerage system will be upgraded/extended in accordance with the Council's Assessment of Water Services Needs 2004. In other cases the appropriate infrastructure may be provided as part of new developments. The draft Local Area Plans support the timely provision of new services in tandem with new development. Consideration could be given to the assessment of the appropriate scale and type of service supplied to each individual settlement depending on its role in the settlement network and its capacity to accommodate additional development.
G	Is visual intrusion a consideration in locating renewable energy projects such as wind farms?	The Council's policy on renewable energy is contained in the Cork County Development Plan 2003 (as varied) in specific objectives INF 4-4 and INF 4-5. The Cork County Development Plan 2003 (as varied) includes strategic search areas and strategically unsuitable areas for wind farm development. A large number of projects have been granted permission with a total wind installed capacity of 417 MW which just falls short of the national target for the country. In addition, the Department of Environment has published draft wind farm guidelines, which supercede the need for detailed local guidance.
H	Does the integrated approach to sustainable transportation address the issue of access to public transport and the threat posed by the depletion of oil reserves?	In order to encourage more sustainable land use patterns and transportation a key aspect of the draft Local Area Plans is the promotion of villages as attractive places to live. The issue of oil and its future is fundamental to this and to proper planning and sustainable development. In particular the publication of the three draft Special Local Area Plans with their specific emphasis upon development

<u>General Local Area Plan Issues</u>	<u>Summary of Issue Raised</u>	<u>Response</u>
		along the Blarney to Midleton rail corridor is a major step towards sustainable and integrated transport in metropolitan Cork. In addition the draft Local Area Plans support the development of rural public transport initiatives, which provide a valuable service with social and economic benefits and reduce the need for private car journeys.
I	Is there a need to include a definition of sustainable development?	Although the concept of "sustainable development" is a cornerstone of the Planning Act, the term is not formally defined in the legislation. The Government's publication, "Guidelines on Sustainable Rural Housing" says "the widely acceptable definition of sustainable development is development that meets the needs of this generation without compromising the ability of future generations to meet their needs." The strategic development principles of the Cork County Development Plan 2003 (as varied) include a practical interpretation of what sustainable development means for the development of a diverse and complex county like Cork.
J	Have the issues which were raised at the initial public consultation and submissions stage and listed in the "what the public said" section in the draft Local Area Plans been taken on board or prioritised in the plan?	These issues arose from the extensive sessions the PPU had with representatives of the Community and Voluntary sectors as well as submissions received. The majority of these issues have been taken into account in drawing up the draft Local Area Plans. However, the draft Local Area Plans had to be limited to those issues relevant to land use and proper planning and sustainable development.
K	Should the plan include proposals for the promotion of walking and cycling, which should be encouraged for both public health and environmental reasons?	Many of the village plans include by way of an objective the development and maintenance of amenity walks and cycleways. Cycleways are also being provided as part of new road projects where feasible.
L	Should the plan include objectives regarding the issues of waste management?	The Council's Waste Management Plan for Cork County, May 2004, highlights current levels of waste and sets objectives whereby overall levels will be reduced and stabilised in order to comply with both National and European legislative guidelines. The draft Local Area Plans support the waste management plan.
M	Has the plan sufficiently addressed the issue of community facilities?	This is an important issue across the county and where appropriate, objectives or zonings have been included in some of the villages to ensure their provision. Many submissions have stated that community facilities are inadequate for growing populations or that new facilities are needed. The Council supports community initiatives in providing facilities and where appropriate the draft Local Area Plans zone lands for these uses.
N	How are the 31 main settlements to be dealt with in the draft Local Area Plans?	With the exception of Midleton, Carrigtwohill, and Blarney (towns the subject of Special Local Area Plans), land use zoning in the remaining main

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		settlements, including the city environs, has been determined in the Cork County Development Plan 2003 (as varied). These areas will not be re opened in this process as the focus of the Local Area Plans remains firmly on the smaller settlements and rural areas. The January 2005, Progress Report on the County Development Plan states that because of the current large output from the building industry and the uncertainty about sustaining this rate of construction and having an adequate supply of zoned building land, it is proposed to have a further look at the issue of land supply in the main settlements before the end of 2005.
O	Should a policy on mineral reserves be included in the draft Local Area Plans?	Mineral issues have countywide implications; accordingly the policy on it is contained in the Cork County Development Plan 2003 (as varied). The draft Local Area Plans have not identified any new strategic mineral reserves. However, the draft Local Area Plans recognise the need to protect the mineral reserves of the county while also protecting the environment and residential amenities. The draft Local Area Plans will be guided on quarry development by the government guidelines of 2004, which relate to the registration of quarries and the determination of planning applications for quarrying and ancillary activities.
P	Do the draft Local Area Plans deal adequately with drainage and flooding?	Flooding and drainage matters have been contained in Section 5 of all the draft Local Area Plans. The recent Office of Public Works circular (dated May 31 st 2004) has been included as part of the council's policy on flooding in each draft Local Area Plan. The county policy is contained in the Cork County Development Plan 2003 (as varied).
Q	Are the maps in the draft Local Area Plans the most up to date available?	The maps used in the draft Local Area Plans are the most up to date available from the Ordnance Survey office and are continually updated as they become available.
R	Should the zoning maps be adjusted to reflect the development that has occurred in the settlements since the plan process commenced?	The specific zonings in the draft Local Area Plans have been determined by the development status of lands in the settlements and the housing land availability survey undertaken in 2004. Land supply and the population and housing projections are inter-linked in that the baseline data cannot be adjusted on one side of the equation without a consequent adjustment on the other. Any adjustment in mapping for built development would have to be accompanied by an adjustment to the housing unit projections. In addition, the calculations of land supply have not included a figure for the re-use of lands, for the conversion of existing buildings or other brown field development. This should be factored in to any calculation in order to conform to the requirements of sustainability.

<u>General Local Area Plan Issues</u>	<u>Summary of Issue Raised</u>	<u>Response</u>
S	Are the place names correctly spelt in the maps and text of the draft Local Area Plans and should place names be in Irish where appropriate?	The place names used in the draft Local Area Plans are spelt as they appear on the Ordnance Survey maps. However, in certain areas consideration should be given to changing the names used to those locally used in everyday speech. In Gaeltacht areas the names of settlements and place names should be written in Irish in the text and maps.
T	Will there be textual and mapping changes to the draft Local Area Plans to correct omissions or errors?	A number of submissions indicated changes that may need to be made to the draft Local Area Plans. Consideration will be given to these and changes will be made where appropriate.
U	Should existing open space and sport grounds be changed to residential use where requested?	A number of submissions were received which requested a change from open space and sport grounds to residential use. The County Development Plan 2003 (as varied) has included an objective to prevent the loss of existing facilities, including sports clubs, grounds, built leisure facilities and areas of public and private open space through redevelopment to other uses unless an alternative open space or leisure facilities can be provided to serve the same area. The Plan also includes an objective relating to the provision of new leisure facilities in order to ensure that all new leisure facilities are located where they can best meet the needs of the community that the facility is intended to serve. Consideration may need to be given in exceptional circumstances to each proposal based on its merits subject to additional land being provided in an appropriate location and subject to examining the implication of including additional residential lands in the settlement.
V	Is there sufficient information on the likely environmental effects of the plan?	<p>Although this plan is not considered to be subject to the Planning and Development (Strategic Environmental Assessment) Regulations 2004, the Planning and Development Acts impose a more general duty on planning authorities to include information on the likely significant effects on the environment of implementing the plan.</p> <p>Although the draft plan addresses these issues, there is no section or chapter specifically discharging the Council's duties in this respect and it is considered that consideration should be given to amending the plan accordingly.</p>

Electoral Area Issues: Issues relating to this Electoral Area Plan

The following issues were raised by the submissions received on this plan:

<u>Electoral Area Issues</u>	<u>Summary of Issue Raised</u>	<u>Response</u>
A	Are settlements correctly categorised in the settlement network?	The categorisation of settlements in the draft Local Area Plan is based on the services provided and the capacity of the settlement to accommodate additional development. The network of settlements set out in the draft Local Area Plan is considered to be the most appropriate for the electoral area.
B	Should other settlements/locations be included in the settlement network?	The settlement network is based on the criteria established in the Fermoy draft Local Area Plan and if there are other locations that meet the criteria then they will be considered for inclusion in the network.
C	Does the Fermoy draft Local Area Plan provide adequate infrastructure for both existing and future development?	The settlement network adopted in the Fermoy draft Local Area Plan provides a focus for investment in infrastructure and the draft Local Area Plan has incorporated the Council's Assessment of Water Services Needs 2004, which deals with the provision of sanitary services. The Fermoy draft Local Area Plan also proposes new road layouts where they have been designed or are in the programme of works for non-national roads. Other local infrastructural needs such as car parking, public lighting and footpaths are also identified. Where deficiencies are identified consideration may be given to including additional text in the plan where appropriate.
D	Does the Fermoy draft Local Area Plan make adequate provision for the protection of the natural environment and how is landscape character assessment dealt with in the draft Plans?	The Fermoy draft Local Area Plan includes the policies and objectives of the Cork County Development Plan 2003 (as varied), in relation to protection of the natural environment through the designation of NHAs, SPAs, and SACs. Furthermore the Fermoy draft Local Area Plan presents the values stage of the Landscape Character Assessment, which forms the basis of assessing the sensitivity of landscapes to different kinds of development having regard to the character and values associated with local areas. Comments on local values have been received through submissions on the draft plan. Further information on the process is included in Section 7 of the draft Local Area Plan
E	Does the Fermoy draft Local Area Plan provide an adequate supply of land for new housing?	A number of submissions propose that additional land should be made available for new housing in the Fermoy Electoral Area, but, it is considered that, to avoid uncertainty or unnecessary duplication in the provision of services, additional land should only be identified if there are serious concerns that the land identified in the draft plan is likely to be insufficient to achieve the new housing development envisaged in the County Development Plan 2003 (as varied).

<u>Electoral Area Issues</u>	<u>Summary of Issue Raised</u>	<u>Response</u>
		The Cork County Development Plan 2003 (as varied) as read with the draft Local Area Plan suggests that 855 new households will be required in the Fermoy Electoral Area during the plan period. It is estimated that the land zoned for residential development in the electoral area will provide an additional 2,477 new dwellings in the smaller settlements and rural areas outside of the main settlements.
F	Does the Fermoy draft Local Area Plan make appropriate provision for open space, sports, recreation and amenity uses?	The draft Local Area Plan makes provision for approximately 30 ha of open space in addition to that which will be provided incidentally within new development. The open space provided in the draft Local Area Plan is intended to perform a variety of functions ranging from formal sports pitches to areas for informal recreation. Whether or not the draft Local Area Plan makes adequate provision to secure the implementation of its open space proposals is an issue for consideration. Clarification of the type of open space proposed in each case could be included in the draft Local Area Plan together with proposals for its provision as part of the development of nearby or adjoining zoned land.
G	Does the Fermoy draft Local Area Plan make adequate provision for the expansion of existing school sites and provision of new sites and is this provision in the correct location?	Many of the submissions identify the need for additional lands to accommodate new schools or school expansion. The Fermoy draft Local Area Plan will zone land for the extension of primary school buildings and facilities and/or provision of sites for new schools where appropriate. Consideration will be given to Department of Education requirements in this regard.
H	Does the Fermoy draft Local Area Plan support the viability of existing rural schools?	The draft Local Area Plan provides for development in all settlements which in turn should support the development of schools and maintain the viability of the rural areas in general.
I	Is there adequate provision for commercial development in the Fermoy draft Local Area Plan?	A number of sites have been identified for commercial development throughout the Fermoy draft Local Area Plan but in many locations specific zonings are not attributed to sites within the development boundaries of settlements. Consideration could be given to the identification of land for such use in appropriate locations should a need be identified.
J	Is there adequate provision for industrial/enterprise development in the Fermoy draft Local Area Plan?	Some of the submissions propose that there is insufficient land zoned for local industrial uses. Consideration could be given to the identification of land for such use in appropriate locations should a need be identified
K	Is there adequate provision for town centre/mixed use development in the Fermoy draft Local Area Plan?	Town centre/mixed uses are considered to be appropriate uses in settlements that fulfill a service function to a large rural hinterland. However, consideration could be given to enlargement of proposed areas for this use or the identification of

Electoral Area Issues	Summary of Issue Raised	Response
		areas in other settlements should a need be identified.
L	Does the Fermoy draft Local Area Plan address the issues relating to the character and fabric of the settlements in the electoral area?	The Fermoy draft Local Area Plan outlines a settlement network which guides the scale and type of development appropriate to each type of settlement. The plans also include settlements with development boundaries within which development that is sympathetic to the rural character of the settlement in design and scale is encouraged. The Council has commissioned a Residential Estates Design Guide and a Village Design Guide which will inform future development while protecting the character and fabric of the settlements.
M	Does the Fermoy draft Local Area Plan make adequate provision for the expansion of existing cemeteries and is this provision in the correct location?	The Fermoy draft Local Area Plan has zoned lands for new cemeteries or the expansion of existing ones in some settlements. Where the need for expansion or a new cemetery is identified then consideration will be given to appropriate provision.
N	Should the Fermoy draft Local Area Plan carry forward the mapping and zoning provisions of the 1996 County Development Plan (as varied)?	The Fermoy draft Local Area Plan is intended to reflect the provisions of the 1996 County Development Plan (as varied) where appropriate, particularly in relation to zonings, development boundaries and stop lines for the smaller settlements. Some submissions have raised questions about the accuracy of the mapping and whether it properly reflects the 1996 County Development Plan, (as varied). Corrections will be made where appropriate.
O	Are health services adequately provided for in the Fermoy draft Local Area Plan?	The health board has proposed locations for the intensification of existing services and proposals for new developments in some settlements. Consideration will be given to accommodating these requirements where possible.
P	Does the Fermoy draft Local Area Plan adequately support tourism development?	The Fermoy draft Local Area Plan recognises the employment and economic potential of the tourism industry and supports established tourist areas. Further tourism development will be supported within the network of settlements and where particular attractions exist, consideration may be given to ventures that compliment the needs of established settlements while protecting the landscape quality for the future development of the industry.
Q	Should the green belt policy in the Fermoy draft Local Area Plan be revised to allow additional development?	The draft Local Area Plan establishes green belts around the main settlements which are intended to protect the setting of the towns and provide lands for agricultural, recreation and open space uses. Within the green belts provision is made for local housing need subject to proper planning and sustainable development. In some parts of the Green Belts established in the Fermoy draft Local Area Plan, provision has been made to accommodate limited numbers of individual houses subject to a set of

<u>Electoral Area Issues</u>	<u>Summary of Issue Raised</u>	<u>Response</u>
		criteria outlined in GB1-2. Consideration may be given to reviewing these areas within the Green Belt should a need be identified.
R	Is there sufficient land provided in the Fermoy draft Local Area Plan for the development of individual sites?	In the settlement network of the Fermoy electoral area individual sites can be accommodated on zoned lands such as open space areas which include a specific objective to allow small scale residential development in some cases and in others a specific objective for very low density (less than 5 per ha) subject to a single agreed landscape based scheme. In addition provision has been made for small scale or individual houses in settlements where a public sewerage scheme is not available. In areas outside of the settlement network the provisions of the Cork County Development Plan 2003 (as varied) apply.
S	Is the existing zoning X-01 at Meenane, Watergrasshill the most appropriate location for further industrial development?	Many submissions were received relating to the extension of the zoning X-01 and for the zoning of lands in the area adjacent to X-01 for industrial use. Provision has been made for the consolidation of the existing area at Meenane. However, consideration may be given to the provision of additional land for such use in the area should a need be identified.

**PART B: LIST AND SUMMARY OF
SUBMISSIONS:**

**GENERAL LOCAL AREA PLAN
SUBMISSIONS**

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Bright, Phoebe	8260	Issue about Oil Reserves	This submission praises the authors of the documents and the process of consultation. It also requests that the term "sustainability" be defined and highlights the threat posed by the depletion of global oil reserves. It suggests that the transport and infrastructure should make reference to the uncertain price of oil. This is a linked file to 6772 in Skibbereen.
Cork County Childcare Committee Ltd.	5900	Issues relating to Childcare provision in Cork County	This submission supports the Council's commitment to supporting the development and well being of children and families, in particular the Council's work in the development of out-door play areas. The submission also urges the Council to utilise all opportunities available to increase the number of quality childcare facilities within the county. It is also noted in the submission that childcare facility provision should not be left until the last phase of housing developments when increased costs can prohibit the development of affordable and sustainable childcare. The submission also requests that in smaller towns and villages where housing developments of less than 75 houses are being constructed, a levy should be included which should be used to ensure adequate provision of childcare services in the settlement. The submission also recommends closer links between the County Council and the Childcare Office be established. Linked files 8327, 8328, 8329, 8330, 8331, 8332, 8334.
Cork Environmental Forum (CEF)	6343	Issues general to draft LAP's	This submission makes a number of comprehensive comments on the draft LAP's including a full analysis and comment of all general sections 1-7 of the draft LAP's and a full set of comments for each Electoral Area plan following focused CEF meetings with locals. The submission also includes position papers on integrated and sustainable landscape management (2), Priorities for Waste Management in Cork (6), Sustainable Economics (15) and a copy of the West Cork Green Party submission (see separate file no.6342). There are linked files 8319, 8320, 8321, 8322, 8323, 8324, 8325 and 8326.
Crossland, Joanne	5481	Issue relating to general draft LAP's	This submission identifies a number of comments in respect of the rail based transport, bus services, drainage and flood prevention, waste recovery and recycling, energy and communications, community facilities, schools, landscape and protection structures, boundaries, place names and some general comments on all village maps. The submission also makes detailed comments on Carrigtwohill SLAP, (8196), Mallow LAP (8200), Kanturk LAP (8197), Skibberen LAP (8198) and Midleton LAP (8199).

Interested Party	Ref No.	Title	Summary of Submission
Department of Education	6288	Issues relation to Education Provision	This submission states that the site reservation for Primary Schools should be 3 acres in size and Post-Primary schools should be 12 acres. It is also states that these site locations should ideally be close to the areas of greatest residential expansion and it is also recommended that they be located adjacent to any proposed community facilities, community centres, playing fields, libraries so as to allow for sharing of such facilities. Such an approach it is argued could minimise the land take required and explore the option of a multi-school campus arrangement in areas where the need for more than one school may arise.
Educate Together	5449	Issues relating to Education Provision	This submission proposes that a model is developed whereby community facilities such as schools are fully utilised by the local community. The submission proposes that forward planning provides an opportunity to maximise the development of community facilities, including schools and creating the structures to support them. The submission also requests that schools which do not have a particular religious outlook should also be considered, so as to allow for a greater choice in education provision. Linked file:- 8215, 8216, 8217, 8218 & 8219.
Gable Holdings Ltd.	6153	Issues relating to the draft LAP's	This submission argues that the draft LAP's do not constitute legal plans by virtue of the fact that they conflict with, or attempt to change elements of the adopted County Development Plan for the areas to which they relate. The submission also argues that the approach taken to the issues involved is very conservative and that the Planning & Development Act 2000 clearly sets out that the LAP's must be subsidiary and subservient to, and cannot come into conflict with, the CDP. The submission objects to the removal or exclusion of settlements/ clusters shown in the 1996 CDP (as amended) from the current maps and questions the legality of doing this. The submission requests an enabling statement be included to remove any ambiguity and render the LAP's consistent with the CDP. This file is linked to 8165 and 8166.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Irish Rural Link	5574	General Issues	<p>This submission raises issues regarding design, transport, housing and community facilities and environment and heritage. The submission requests that a design standards for villages booklet be prepared and a pilot scheme for renewable energy in house design be set up.</p> <p>The submission also requests that the Rural Transport Initiative be extended to all areas of the County and that safe walking routes and cycle routes in villages and to primary schools be included. The submission also requests that social facilities, multi-functional community facilities and village amenity areas are provided and accessible to all age groups. Regarding environmental issues, the submission requests that cultural areas are protected arguing that there is a clear role for public consultation in this regard. It is also requested that recycling facilities are provided and that national and EU legislation is complied.</p>
McCutcheon Mulcahy	6312	Issue about densities	<p>This submission objects to the inclusion of the lower density table for villages in the draft LAP's and requests the reinstatement of the higher densities as per the County Development Plan (2003) because: (1) it is a retrograde step as per previous documents (2) Most of the lands are zoned low or very low density and this will promote very high land uptake (3) there will be less economic use of existing infrastructure (4) increase greenfield sprawl (5) in conflict with 1999 residential density guidelines (6) this will increase demand for land, increase prices of land and therefore give rise to affordability issues (7) some of the key villages are larger than the main towns in County Development Plan.</p>
Office of Public Works	5130	Issue relating to Drainage	<p>This submission notes that the draft LAP's have included specific objective DR1-1 on drainage and flooding. Linked files 8222 and 8223.</p>
O'Scannlain, Tomas	8190	Issues relating to protected structures	<p>This submission requests that the entire historic wall and pillar post boxes be listed as protected structures. File is linked to 5145.</p>
O'Sullivan, Paul	6681	Issue regarding wind farms	<p>This submission makes the case that the Council is not sufficiently open to renewable energy proposals and is usually refusing wind farm applications on the basis of visual intrusion. This is not a good reason because of the proven need for renewable energy in the county. It is considered that the general public are not so adverse to the visual intrusion aspect of wind farms.</p>

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Physical and Sensory Disability Accom Project	5415	Issues relating to Physical and Sensory Disability Accommodation Project	This submission outlines the needs of people with physical and sensory disabilities in Cork. The submission requests that a comprehensive accommodation needs assessment should be carried out for County Cork, an aspect which it argues is often poorly reflected on housing waiting lists. It notes that action must be taken to increase the supply of purpose built accommodation and that the Cork Housing Strategy should include the difficulties, which people with disabilities are faced with. It notes that the draft Local Area Plans reference to the need for a diverse range of housing options is welcome - however this needs to be expanded on and that greater recognition for housing schemes for the elderly and people with disabilities need be given greater recognition. The submission also requests that housing authorities and associations must be encouraged and supported to include wheelchair standard housing into new schemes (also mentions the 'Wheelchair housing design guide' and the Lifetime Homes standard). It also requested that voluntary providers of supported accommodation (Cheshire Ireland, Rehab Care, Abode) should be encouraged and facilitated to address the housing needs of their service users.
Shanahan, Mike	6673	Issues relating to density and sewerage in small settlements	This submission relates to the need for a more effective policy and objective for the sewerage of residential development in the small settlements to avoid low density individually sewerage houses which will create ribbon development.
Withdrawn	5087	Withdrawn	Withdrawn.

PART B: LIST AND SUMMARY OF SUBMISSIONS:

Fermoy Electoral Area Draft Local Area Plan Submissions

List Of Submissions - Fermoy Electoral Area

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Ahern, Joe	5108	Lands at Ballyhooly	This submission proposes that lands at Ballyhooly be zoned for residential use. In support of the proposal the submission states that the lands are adjacent to the village, close to the national school, to the church, local sports complex, existing mains water supply available, safe access and egress from public road and adjacent to existing zoned lands for housing. See also 8310
Ahern, Joe	8310	Lands at Ballyhooly	This submission proposes that lands at Ballyhooly be zoned for residential use. In support of the proposal the submission states that the lands are adjacent to the village, close to the national school, to the church, local sports complex, existing mains water supply available, safe access and egress from public road and adjacent to existing zoned lands for housing. See also 5108
Allen, Patrick	5125	Lands at Curraghagalla, Kilworth	This submission proposes that lands at Curraghagalla, Kilworth be zoned for residential use.
Applebe, Eric	5698	Lands at Bartlemy	This submission proposes that lands at Bartlemy be zoned for residential use. The submission states that there is a large demand for one off dwellings in the area and the submitter has been approached to sell sites. In view of the location of a school in the village and road access the submission states that the site would lend itself to development of a cluster of serviced sites or houses to be served by a treatment Plant with an adequate water supply in the area.
Araglin Community Council	6009	Issues relating to Araglin	This submission raises issues relating to Araglin and requests that lands be zoned for residential/commercial use. The submission states that there is a need to zone land in Araglin to maintain the population at its current level, that the only increase in development has been in the form of one off housing in the area and that the existing services would support an increase in population. The submission states that Araglin is situated in an attractive rural setting and within the 50 km speed limit and states that large scale development is not envisaged for the area but an opportunity to secure the future of the area.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Armstrong, Linton	5948	Issues relating to Rathcormack	This submission raises a number of issues relating to Rathcormack. The submission is concerned with the rate of development of housing in the village over the past 2-3 years and in particular the density of houses and the lack of housing mix. The submission states that there has been 500 new houses with new families moving into them which will result in new children wishing to attend the existing school and there is no commitment that the school authority will buy the site zoned for a school. It also states that there is little or no area for local amenities and that planning for local amenities be provided and not housing for the next generation.
Arnold, John	5445	Issues relating to Bartlemy	This submission raises the issue of Bartlemy being a small rural village with approximately 25 dwellings and how any development within the village must be low or medium density. Larger developments would ruin the character and ethos of the village and that development which is managed and of proper scale would be welcomed. The submission also states that there is no post office or shop, no adequate public water supply and no sewage scheme for the village.
Atkinson, Brian	6627	Issues relating to Watergrasshill	This submission raises a number of issues relating to Watergrasshill. The submission refers to Sections 9.1.2, 9.1.12, 9.3.2, 9.3.3 and 9.4 states that in order to meet these objectives that the zoning of residential land for Watergrasshill should be at low density with a larger number of serviced sites. The submission states the residential zonings R-01, R-04 and in particular R-03 should be at the lower end of the scale. The submission also refers to Section 9.4.3 and it is suggested that future residential growth can only occur in parallel with the development of amenity or passive open space in the village.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Ballyhooly Community Council	5693	Issues relating to Ballyhooly	This submission raises a number of issues relating to Ballyhooly as follows; that provision of a ring road in 1996 has been abandoned and that these lands should be reinstated and that part of zoned land should be dezoned, issue if all lands zoned are developed need to expand the school, suggested that sheltered housing should be provided north of R-01, the existing septic tank is at capacity and the new location is very close to Christ Church with visual implications, surface drainage doesn't exist, need for services to reflect the proposed population increase, need for cables for all communications, concerns relating to the visual impact of development on approach road from Fermoy and that buffer planting be provided for development of R-03. The submission also refers to textual changes needed to the text relating to the village and to concern relating to the waste recovery activity applied for in the area.
Ballynoe Community Council	6521	Issues relating to Ballynoe	This submission raises a number of issues relating to Ballynoe as follows; need for extension of the cemetery, acquisition and development of amenity area to west of crossroads which would also deal with the blind and dangerous junction on the western approach to the village, concern in relation to development and how the 1996 County Development Plan stated that residential development was discouraged until sewerage facilities were improved which the submission states has not happened, request that all future development within the Ballynoe area be conditional on the provision of an upgraded public water supply, that all future residential development be restricted for the duration of this Plan based on the lack of road and amenity infrastructure, reference is made to development which has not been indicated on the map for the village. As part of the submission photographs of the junction at the crossroads have been included as well as the map of Ballynoe indicting the area of cemetery to be extended and area of amenity area.
Barber, Peter	5004	Lands at Meenane, Watergrasshill	This submission proposes to extend lands zoned X-01 at Meenane, Watergrasshill. The submission refers to the change in zoning from industrial use to residential use in Watergrasshill to the previous County Development Plan and that the proposed site would be an alternative site to this change. The submission also states that the site can be adequately serviced and includes proposals, it refers to its location to the Watergrasshill by-pass. A landscape and proposed layout forms part of the submission.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Barry, Daniel	5807	Lands at Ballynakilla, Bartlemy	This submission proposes that lands at Ballynakilla, Bartlemy be zoned for residential use.
Barry, Denis	5673	Lands at Lackabehe East, Bartlemy	This submission proposes that lands at Lackabehe East, Bartlemy be zoned for residential use. The submission states that due to its large size the site could be serviced by providing a proprietary treatment system, that surface water can be piped or drained to the Knoppoge River and that water supply in the area is adequate but it is proposed to install adequate pumping and storage facilities to provide adequate water supply. In conclusion the submission states that the village is served by a number of facilities and that if the site was zoned it would be immediately available for development and would provide a much needed stimulant to population growth in the area.
Bartlemy Improvement Group	6012	Issues relating to Bartlemy	This submission raises a number of issues relating to Bartlemy as follows; development should be sympathetic with the topography of the area, only low density housing would be compatible with the rural character of the village and therefore large scale development should be excluded, limited capacity of school factor in granting permission for housing, lands need to be zoned for public car park, playground/village park and business/retail units, and finally to ensure that Bartlemy does not become a dormitory settlement for Fermoy, Cork, and/or Middleton all developments must be accompanied by adequate community facilities.
Blackburn, John	6541	Lands at Ballindangan	This submission proposes that lands at Ballindangan be zoned for development. The submission identifies two locations where the landowner would be interested in providing for the location of a waste treatment facility for the village. A housing layout has been included as part of the submission.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Blackwater Resource Development	6347	Issues in Fermoy	The submission states that there needs to be a switch from dependence on agriculture to other forms of economic activities, need for industry in villages, the submission states that it agrees with section 4.4.6 and 4.3.4 in the Fermoy Electoral Draft Plan, there is a need to recognise and appreciate the individuality of villages, ensure that there is a supply of land for school expansion, need to provide adequate childcare, community facilities and sheltered housing for the elderly. The submission refers to the Integrated Target Group Plan (ITGP). The submission states that the Blackwater Valley is a major resource to be developed, that developers should be encouraged to consult with communities prior to seeking planning permission, that communities would like a means of directly accessing the amenity portion of the Council's contribution scheme which would then be spent on amenities in their own villages.
Board of Management, Scoil Bhríde, Rathcormack	5774	Issues relating to Rathcormack	This submission raises issues relating to Rathcormack as follows; reference made to Section 8.2.13 which states that the school has reached capacity which the submission disputes by stating that the school has been inadequate for years, the submission supports the zoning of land for a new national school and community facilities/amenities, supports the statement that no additional housing should be permitted until a new school has been constructed, and supports the zoning of E-01 and states that this site is the most suitable for the provision of a new school due to its proximity to the centre of the village and the church. See also 6866

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Bothwell Development Ltd.	6414	Lands at Ballinamona, Fermoy	This submission proposes that lands at Ballinamona, Fermoy be zoned for residential use in the form of serviced sites at low density. The submission states that the site is not publically serviced and due to its location approximately 1/2 mile away from the centre of Fermoy that the site would be suited to high quality serviced sites which are not provided for within the town itself and that there is a demand for such housing and that people seeking such properties are leaving the area. The submission states that the site is serviced by a bus service and has access points onto the N8 and onto the secondary road to Glanworth. The site will also have access to the northern terminus of the bypass and is also only a five minute walk from the IDA Business park. The submission states that the proposal to zone this site would complement the proposals of the greater Fermoy area and would maximise the benefit of the by-pass in this particular location. See also 6412
Bothwell Development Ltd.	6412	Lands at Ballynamona, Fermoy	This submission proposes that lands at Ballinamona, Fermoy be zoned for residential use. The submission states that there is a sewer running along the roadway to the south of the site and that under the Sustainable Land Initiative it is proposed to provide drainage located along the southern boundary of the site. Due to its location approximately 1/2 mile away from the centre of Fermoy and adjacent to the development boundary and to a current development of 130 dwellings that the site would be suited to medium density housing and that there is a demand for such housing and that people seeking such properties are leaving the area. The submission states that the site is serviced by a bus service and has access points onto the N8 and onto the secondary road to Glanworth. The site will also have access to the northern terminus of the bypass and is also only a five minute walk from the IDA Business park. The submission states that the proposal to zone this site would complement the proposals of the greater Fermoy area and would maximise the benefit of the by-pass in this particular location. See also 6414

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Boyd Barrett Murphy-O'Connor, client of	6248	Lands at part O-04, Mitchelstown	This submission proposes that part of O-04, Mitchelstown be zoned for residential use. In support of this proposal the submission states that the area is within the town development boundary, has excellent access and road frontage. It states that given the rate of take-up of zoned land within Mitchelstown, it would appear that the zoned land will not cater fully for proposed development within the boundary. The submission includes a proposed scheme for the lands while maintaining the existing zoning on the area of land closest to the river and proposed walk.
Boyd Barrett Murphy-O'Connor, Client of	5009	Lands at Moore Park Kilworth	This submission proposes that lands at Moore Park, Kilworth be zoned for residential use. The submission states that considerable development has occurred to the north of the village which has led to a bottleneck occurring at peak times. As part of the submission a proposed road is indicated to the south which would alleviate traffic in the village. It also states that the site is located adjacent to commercial and community facilities and would be beneficial to the orderly development of Kilworth.
Brackett, Tom	5955	Issues relating to Rathcormack	This submission raises issues relating to Rathcormack. The submission states that there are no facilities for the young and teenagers in the village and concern about unsocial behaviour as a result. Request for a playground to be provided.
Brophy, Paul	5359	Issues relating to Rathcormack	This submission supports the statement relating to Rathcormack, that only a small amount of land should be zoned for residential purposes. This submission continues to state that water quality is a concern and that this should be a higher priority and that a school will be vital in the coming years. The submission also raises the issue of the lack of community facilities and how this relates to social difficulties and that developers should be put under greater pressure to provide more facilities other than just crèches.
Burke, John	6867	Lands at Knocknagapple, Aghern	This submission proposes that lands at Knocknagapple, Aghern be zoned for residential use. A proposed site layout has been included in support of the proposal.
Bus Eireann	8342	Issues in Fermoy	The submission states that a suitable bus stop should be centrally located in all towns and villages that have regular bus services including Fermoy and Mitchelstown. See master file 6387.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Buskiewicz, Colin	5594	Lands at O-01, Watergrasshill	This submission supports the zoning O-01 at Watergrasshill. It also states that development contributions should be directed back into local community development and that a new residents are drawn into the village based on its amenities and that local amenities in Watergrasshill have not kept pace with private development in the area.
Cantillon, Virginia	6523	Lands at Kill-Saint-Anne South	This submission proposes that lands at Kill-Saint-Anne South be zoned for residential use. The submission states that the type of development suitable for the site would be country lane type development with individual sites. The submission states that the site can be serviced by way of proprietary effluent on each site with water supply by connecting to the mains. The submission states that there is a need for this type of development in Castlelyons and that the development would compliment existing and proposed development in the Castlelyons area.
Caples, Noel	5183	Issues relating to Conna	This submission raises issues relating to Conna of how there is a serious water shortage in the village and how recent developments have put extreme pressure on an already weak system. It concludes that no further development should take place until the water system is adequate.
Cashman, Denis J.	5947	Lands at E-01, Watergrasshill	This submission proposes that part of E-01 be zoned for residential use. The submission states that the proposed use is unsuitable for a number of reasons, that part of the site has been given over for the extension of the school and for a school playing pitch, that the site is too isolated and would become a public nuisance, and that Watergrasshill needs a greater amenity area that is clearly visible.
Castlelyons Community Council	8242	Lands at R-03	The submission requests that R-03 be dezoned and if this is not possible that an environmental impact statement be mentioned in the specific zoning objective as the site is prone to frequent and in places deep flooding (photographs enclosed). See also 6509

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Castlelyons Community Council	6509	Issues relating to Castlelyons and Bridebridge	<p>This submission raises a number of issues relating to Castlelyons/Bridebridge. The submission requests that the following be included in the Local Area Plan:</p> <p>Castlelyons has been selected as a European Village of Tradition and the objective of the programme is the conservation of heritage, culture and local traditions. The Castlelyons Tidy Towns and Heritage has commissioned a consultant to prepare a Conservation and Design Strategy for Castlelyons and Bridebridge. The submission states that R-03 is prone to frequent and in places deep flooding (photographs enclosed) and requests that this site be dezoned and if this is not possible that an environmental impact statement be mentioned in the specific zoning objective. The submission states that it supports the village boundary as defined in the draft Local Area Plan and suggests that the Rectory, Rock Lodge and Church view be included in the Architectural Conservation Area and that R-04 be reduced in size so that it will be in line with R-05 and that R-06 be reduced so that it will be in line with I-01 so as to prevent future rural sprawl and contain development close to the centre of the two villages. The submission concludes with a request that the amenity portion of the community levy, levied on future housing developments be used by the community to develop amenities to cope with the increase in population. See also 8242</p>
Castlelyons Tidy Town's and Heritage Group	5031	Issues relating to Castlelyons/Bridebridge	<p>This detailed and comprehensive submission is in the form of a Conservation and Design Statement proposes that this statement be included in the Local Area Plan. The statement includes a section on what a Conservation and Design Statement is, its purpose, why it is needed, who it is for, how it will work and how it has been produced. The statement includes a detailed historical overview which is followed by where Castlelyons and Bridebridge are today, their setting, village structure and character and heritage resources. The second part of the statement include guiding principles, statements in relation to the protection and enhancement of public open spaces and amenity areas. The Statement concludes with a section on design guidelines which includes very detailed and specific guidelines on conservation and design for new development in Castlelyons and Bridebridge and detailed guidelines and enhancement works for the five character areas identified within the Conservation and Design Statement.</p>

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Clondulane Community Association	6265	Issues relating to Clondulane	This submission raises the issue of the large number of housing development proposed for the village in relation to the existing number of houses and a concern that the sudden increase will destroy the existing rural village community. The submission also agrees with the reference to a lack of community facilities in the village made in the draft Local Area Plan.
Cogan, Edmond	5867	Lands at Kildorrey	This submission proposes that lands at Kildorrey (which include U-01) be zoned for residential use. In support of the proposal the submission states that all of the area has access to the new sewer, an agreement which provides a roadway with footpaths and all services from the R 512, the lands are south facing with panoramic views, site is bordering the national school and the church and it is stated that the submitter is sure that pedestrian access will be made available to both, and that site has access onto N8. The submission also refers to an area of land owned by the submitter which is zoned for a car park and it is stated that this prejudices the value of the site. The submission suggests that a car park could be located at an alternative location.
Condon, Denis	5651	Lands at Glansheskin, Kilworth	This submission proposes that lands at Glansheskin, Kilworth be zoned for residential use.
Condon, Ned	8308	Lands at Carrigane, Mitchelstown	This submission proposes that lands at Carrigane, Mitchelstown be zoned for residential use. The submission states that the area would benefit from the zoning of land for low density development as little residential development has taken place in the area. The submission also states that with the building of the Mitchelstown by-pass that the area would be quieter and become a secondary route. It also states that the area is served by water mains and that a new sewer is proposed for the area. See also 6460
Condon, Ned	6460	Lands at Carrigane, Mitchelstown	This submission proposes that lands at Carrigane, Mitchelstown be zoned for residential use. The submission states that the area would benefit from the zoning of land for low density development as little residential development has taken place in the area. The submission also states that with the building of the Mitchelstown by-pass that the area would be quieter and become a secondary route. It also states that the area is served by water mains and that a new sewer is proposed for the area. See also 8308

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Conna Community Council	6520	Issues relating to Conna	This submission raises a number of issues relating to Conna as follows; levy should be imposed on developers which in turn should be available to the Community Council at their discretion, the Glanbia site (now vacant) should be retained for light industrial enterprise and agricultural related services in order to provide an alternative employment opportunity within the village, an upgrade of the water supply is urgently needed, land adjacent to the school should be zoned for educational use, R-03 should be zoned for low density housing in line with R-01 and R-02, upkeep and maintenance of village should remain the responsibility of Cork County Council and that the overall development plan for Conna should be kept in mind when consideration is given to a proposed development.
Coolagown Development Group	5600	Issues relating to Coolagown	This submission supports the development boundary of Coolagown and states that it is important to retain the rural aspect and character of the village and that the development boundary achieves this.
Cork County Childcare Committee Ltd	8333	Childcare facilities in Fermoy	This submission states that the need for childcare facilities in new housing areas of 75 dwellings is recognised and promotion of this requirement is recommended. However the submission also states that the recommendation is too general and the high demand for full day care, especially for the under 3's, should be highlighted and targeted. This submission covers a number of areas on a county wide basis. See also 5900 (home file)
Cork Diocesan Trustees	6658	Lands at part E-01, and part U-01, Watergrasshill	This submission proposes that lands at part E-01, and part U-01, Watergrasshill be changed and zoned for residential use. The submission states that the site in the Diocesan ownership is of an irregular shape, has limited access and is not suitable for community facilities. The submission states that Watergrasshill is served with a relatively modern Community Centre and playing fields just north of the village and that any communal facilities which the village would require would be the provision of a park and the site is not suitable for that use. The submission states that amenity sites should be directly accessible to members of the public and due to the remoteness of this site it would be difficult to police and would lead to anti-social behaviour. It is proposed that the site would therefore, in view of the adjoining residential development be more suitable to be zoned for residential use.
Cotter, Tom	5162	Lands at Knockanohill, Kilworth	This submission proposes that lands at Knockanohill, Kilworth be zoned for residential use.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Coughlan, Cornelius	6077	Lands at Meadstown, Kildorrery	This submission proposes that lands at Meadstown, Kildorrery be zoned for residential use. In support of the proposal the submission states that the site is close to village centre and to all amenities, immediately adjacent to lands zoned and permission granted for housing development, located on N73 with easy access to both Mallow and Mitchelstown and eventually to Cork, states that the lands are fully serviced, forms a natural extension to the village, site fairly level and that there is a strong demand for housing in Kildorrery.
Coughlan, Robert	5860	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential development. In support of the proposal the submission states that the village is earmarked for growth, the provision of a sewerage scheme is already being proposed, lands are located within the traffic speed limits and facilities in the area include a school and a shop.
Coughlan, Robert	5861	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential development. In support of the proposal the submission states that the village is earmarked for growth, the provision of a sewerage scheme is already being proposed, lands are located within the traffic speed limits and facilities in the area include a school and a shop.
Creedon, Nicola	5308	Issue relates to O-03, Rathcormack	This submission supports the O-03 zoning, Rathcormack and the provision of a mix of house types in the village.
Crossland, Joanne	8369	Issues relating to Rathcormac	This submission states that the present site of the village school is a traditional location for a village green which would help provide a community focus and a transport node. The submission states that the zoned car park should have a greenway link to the school site to allow dual use as a drop off/collection point for children. This submission claims that the new school site appears very small in relation to the existing playing field provisions and proposes that the site boundary be reconfigured to avoid being land locked by the adjoining residential site. See master file 5481

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Cumnor Construction	6300	Lands at Coolcarron, Fermoy	This submission proposes that lands at Coolcarron, Fermoy be zoned for residential use. In support of the proposal the submission states that the site is located close to the new bypass which is ideally suited for the southward expansion of Fermoy, the increase in residential development will create an economy of scale and would assist in the delivery of the Serviced Land Initiative Infrastructure required on adjoining land by including minor modifications, development of the site accords with proper planning and sustainable development, completion of bypass will significantly improve traffic and pedestrian environment of the area making the lands suited for residential development and zoning of additional residential land will enable Fermoy to compete with other satellite and ring towns.
Dairygold	5932	Lands at Kildorrery	This submission proposes that lands at Kildorrery be zoned for residential use. In support of the proposal the submission states that the site is located within the development boundary, would facilitate the opportunity for a residential type development leading to the overall enhancement of the village, would be in line with the proposed residential zoning R-03 and R-04 adjacent to the site, would be a development of an infill site, provide future growth in a sustainable and balanced manner, reverse the decline in population and assist in developing Kildorrery as a key village. The submission also states that the site is vacant and available for development and that the site be zoned for high density housing.
Dairygold	5930	Lands at Glanworth	This submission proposes that lands at Glanworth be zoned for town centre/neighbourhood centre use. In support of the proposal the submission states that the site is located within the development boundary, would facilitate the opportunity for a mixture of commercial and residential type development leading to the overall enhancement of the village, the proposal would commit to the specific comprehensive redevelopment for this site, would be a development of an infill site, provide opportunity for employment and assist in developing Glanworth as a key village. The submission also states that the site is vacant and available for development

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Department of Education and Science	8335	Issues in Rathcormack	The submission states that the Department of Education and Science is currently seeking a site to develop a new school in the village of Rathcormack to cater for the anticipated growth in enrolments due to the large housing schemes currently under construction in the village. The submission states that it would be prudent to reserve a 3 acre site for a primary school. See master file 6288
Dineen, Elsie	5732	Lands at Ballynoe	This submission proposes that lands at Ballynoe be included within the development boundary of the village.
Draper, T.	5038	Lands at Coolagown	This submission proposes that lands at Coolagown be zoned for residential development.
Dunne, James	5290	Lands at Kilworth	This submission proposes that lands at Kilworth be zoned for residential use. In support of the proposal the submission states that the site can be serviced for both foul and storm sewer and there is an existing water mains.
Dwane, James	5862	Lands at Farahy	This submission proposes that lands at Farahy be zoned for residential development. In support of the proposal the submission states that the lands are located within the traffic speed limits.
Fehily, Con	5934	Issues relating to Rathcormack	This submission raises a number of issues relating to Rathcormack as follows; the Garda Station should be opened 24 hours in the village, a new school and sheltered housing should be built.
Finn, David	5152	Lands at Old Castletown, Kildorrey	This submission proposes that lands at Old Castletown, Kildorrey be zoned for residential use with a portion of the site which includes a ringfort be reserved as an amenity/heritage site. The submission states that there is not adequate lands zoned for residential use in the village and that the site can be serviced. The submission also refers to the issue of directing residential development to the village of Kildorrey which it states would help to reduce unsustainable one-off housing development.
Finn, James	5355	Lands at Brigown, Mitchelstown	This submission proposes that lands at Brigown, Mitchelstown be zoned for residential use.
Fitzgerald, Donal	5191	Lands at Watergrasshill	This submission proposes that lands at Watergrasshill be zoned for light industrial/commercial use. See also 8309
Fitzgerald, Donal	8309	Lands at Watergrasshill	This submission proposes that lands at Watergrasshill be zoned for residential use. See also 5191

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Fitzgerald, Kieran	5864	Lands at Farran and Kill St. Ann, Castlelyons	This submission proposes that lands at Farran and Kill St. Ann, Castlelyons be zoned for industrial/commercial use. In support of its proposal the submission states that the area is in close proximity to existing industrial operations, will have direct access onto the new motorway via the Corrin interchange and has an E.S.B. unit located next to the lands.
Fitzgerald, Liam	5106	Lands at Bettyville, Clondulane	This submission proposes that lands at Bettyville, Clondulane be part zoned for light industrial use and part for residential use to include the provision of a crèche. This submission states that there is a lack of industrial zoning in the village, a lack of a crèche and a lack of a range of houses available in the village. See also 5238
Fitzgerald, Liam	5238	Lands at Bettyville, Clondulane	This submission proposes that lands at Bettyville, Clondulane be zoned for development. See also 5106
Fitzgerald, Moira	5295	Lands at Bridgelands East, Rathcormack	This submission proposes to zone lands at Bridgelands East, Rathcormack. The proposed use of the land has not been specified but it is stated that it is used as a haulage depot.
Fitzgibbon, David	5579	Lands at Boherash, Glanworth	This submission proposes that lands at Boherash, Glanworth be zoned for residential use. The submission states that public water is available to the site and that a treatment plant would be provided to deal with the sewerage issue associated with the site. It states that site distances are achievable in both directions and that due to its proximity to Glanworth village is an ideal site for development.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Flynn, Pat	6344	Issues relating to Kilworth	This submission raises a number of issues relating to Kilworth as follows; it states that the plan encourages infill development, acknowledges the recent building development and the Plans aim to restrict further developmnet within the village boundaries, includes the significance of archaeological structures and seek their preservation. The submission suggests that Cloughleigh Castle should be included in the Plan for tourist and socio-economic reasons, improvement of footpath to Glensiskin Wood, restoration of footpath on St. Anthony's Road and to make the Sli na Slainte route more walker friendly. The submission supports the zoning of lands on St. Anthony's Road. The submission also refers to a coordinated approach to community services and states that the new school and pitch should be located behind the existing senior school and the site of the existing school used for a car park. The submission also suggests that a public toilets, a school bus shelter an area for retail and a children's play park be provided for in the centre of the village.
Gallagher, Dan	5593	Lands at Kilclare, Conna	This submission proposes that lands at Kilclare, Conna be zoned for residential use.
Gowen, William	6162	Lands at Maryville, Kilworth	This submission proposes that lands at Maryville, Kilworth be changed from green belt to zoning for residential use. The submission states that there is an increasing demand for residential development and that the proposed site be developed for park land development or low density residential development.
Hartog, B.	5514	Issue relating to Rathcormack	This submission supports the inclusion of a site identified for a school at Rathcormack. The submission also states that there should be no more large developments or high density housing in the village as the character of the village is gone and that the open countryside (that is around the village) should be protected from development.
Hegarty, Ms.	6126	Lands at Rathcormack	This submission proposes that lands at Rathcormack be zoned for residential development. The submission states that with the construction of the bypass the usage of the road adjacent to the site will diminish, that development has already expanded to meet the lands, and with the probability of the school expanding and the by pass of the village the attractiveness of the village will increase as a residential area. The submission concludes that the availability of plans for housing development on the outskirts of this village is consistent with the objective of the County Development Plan of concentrating housing development in and around existing settlement areas.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Herbert, David	6199	Lands at Glanworth	This submission proposes that lands at Glanworth and part of I-01 be zoned for residential use. The submission includes servicing, landscaping and layout details in support of the proposal.
Higgins, William	5301	Lands at Mondaniel, Rathcormack	This submission proposes that the lands at Mondaniel, Rathcormack be zoned for activity based retirement homes. The submission states that the site distance onto the N8 are very considerable in view that a T junction onto the N8 has been newly constructed. It also states that the site is serviced by a bus route.
Hogan, Seamus	6547	Lands at Rathcormack	This submission proposes that lands at Rathcormack be zoned for residential use. The submission states in support of the proposal that the site is close to the village boundary, is served by a road and watermains and that the site would allow infill development where to date ribbon development has occurred.
Hollycourt Development Limited	5088	Lands at Watergrasshill	This submission proposes that lands at Watergrasshill be zoned for residential use to include serviced sites with part of the site to include a nursing home and retirement homes.
Hollycourt Developments Ltd.	5832	Lands at Watergrasshill	This submission proposes that part of lands at Watergrasshill be zoned for residential use and part for commercial use. The submission refers to the following in support of its proposal; the National Spatial Strategy, the Residential Density Guidelines For Planning Authorities, Regional Planning Guidelines, the North and West Cork Strategic Plan and the 1996 County Development Plan. The submission refers to Watergrasshill's potential to play a significant role in the development of Greater Cork, the proposed mix of residential and commercial mix will broaden the functionality of the village, as the largest and most diverse settlement Watergrasshill should accommodate a significant proportion of the development proposed for the Fermoy Hinterland Area, a mix of residential density will provide a wide range of housing types, lands are available for immediate development. The submission also includes a report and map relating to the servicing of the site.
Hornibrook, Marion	5182	Lands at O-03, Rathcormack	This submission supports the zoning O-03 at Rathcormack.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Horse & Hound	6400	Lands at U-01, Watergrasshill	This submission proposes that part of zoning U-01, Watergrasshill (in submitter's ownership) should be changed to educational/institutional/civic uses. The submission states that as the family of the pub live on the premises there would be security and privacy implications associated with the extension of the car park. The area of U-01 is landlocked and can only be accessed via the landowner property. It is also stated that the car park would be unsuitable to serve the needs of the village as it is too remote to be of any significant benefit of the user. The submission proposes that the car park should be located in the E-01 area with access via C-02.
Howard, Denise	5704	issues relating to Kilworth	This submission raises issues relating to the need for a public toilet, playground/park area, tea rooms and medical centre in Kilworth.
Howard, Denise	6786	Issues relating to Kilworth	This submission raises a number of issues relating to Kilworth as follows; list of buildings within Kilworth which are important to the submitter, a priority for the area is a footpath from the village to a nearby wood, the picnic area needs attention, the sports complex needs to be maintained internally and would be an ideal location for a tourist information office. The submission concludes with a number of specific issues relating to changing the street lamps on Coach road, approach road to the village has beautiful stone walls which are in need of repair, need more street furniture on green area and also refers to shopfronts, water pumps and stone walls in the area.
Howard, James	5451	Lands at Terramount, Rathcormack	This submission proposes that lands at Terramount, Rathcormack be zoned for development. The submission also states that the lands are serviced by water, sewer, E.S.B. and have full road frontage.
Hutch, Dr. Eleanor	6564	Lands at Knockaduff, Rathcormack	This submission proposes that lands at Rathcormack be zoned for residential use. The submission states in support of the proposal that the site adjoins a site where housing development should be completed over the next 3-4 years, or before the next local area plan be will assessed. The submission states that it would be orderly development that the site be zoned at this stage as it appears to be a natural follow on from the existing adjoining development.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Hynes, John	5506	Lands at Moorepark, Kilworth	This submission proposes that lands at Moorepark, Kilworth be zoned for light industrial use. The submission states that surface water can be disposed of on site and effluent by the use of a proprietary treatment system. The submission also states that no site have been zoned for light industrial use within Kilworth, that the site is ideally located and that Kilworth requires parcels of land for light industrial use.
Hynes, John	5620	Lands at Moorepark, Kilworth	This submission proposes that lands at Moorepark, Kilworth be zoned for residential use. The submission states that the site can be easily serviced, will immediately be available for development and due to its proximity to the village would represent a natural progression of the village.
Hynes, Michael	6806	Lands at Moore Park, Kilworth	This submission proposes that lands at Moorepark, Kilworth be zoned for residential use. The submission states that the site can be easily serviced, will immediately be available for development and due to its proximity to the village would represent a natural progression of the village.
Hynes, Michael	5076	Lands at Kilworth, Kilworth	This submission proposes that lands at Kilworth, Kilworth be zoned for residential use. The submission states that the site can be readily serviced, will immediately be available for development and due to its proximity to permitted development and its proximity to the village would represent a natural progression of the village for use for medium to high density housing.
Joyce, Tom	6774	Issues relating to Rathcormack Area	This submission raises the issue of how as a result of the large housing development in Rathcormack that the water supply in Kildinan is affected for both domestic and agricultural use.
Kearney Family	6040	Lands at Corrin, Fermoy	This submission proposes that lands at Corrin, Fermoy be zoned for commercial warehousing/distribution. In support of the proposal the submission states that the site is close to the proposed Corrin interchange on the N8 and direct access to Cork City, includes servicing details, traffic and access details, that the lands are close to an existing commercial operation and that the submitter 's intention is to proceed with a development as soon as possible.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Kearney, Maurice	6792	Issues relating to Rathcormack	This submission raises a number of issues relating to the scale and rate of housing development in the village and the proposed lands zoned for residential development. It welcomes the zoning of lands for use as a new school and the statement that no further development should be permitted until the new school is permitted. The submission refers to O-01 and questions its suitability for active open space and amenity due to flooding and the zoning of O-03 which in effect states is a zoning for residential development.
Kelleher, Margaret	5357	Lands at Bishop's Island, Watergrasshill	This submission proposes that lands at Bishop's Island, Watergrasshill be zoned for residential use. The submission refers to the following in support of its proposal; the National Spatial Strategy, the Residential Density Guidelines For Planning Authorities, Regional Planning Guidelines, the Cork Area Strategic Plan Cork County Development Plan 2003 (as varied) and the 1996 County Development Plan and the Draft Fermoy Local Area Plan. The submission states that the site should be zoned based on the inclusion of Watergrasshill as a key village which includes an objective to encourage and facilitate population growth. The submission refers to Watergrasshill's location, accessibility, infrastructure, services, employment and development opportunities and potential to play a significant role in the development of the Greater Cork Area. The submission states that as the largest and most diverse settlement Watergrasshill should accommodate a significant proportion of the development proposed for the Fermoy Hinterland Area, a mix of residential density will provide a wide range of housing types, lands are available for immediate development. See 8314 and 8347

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Kelleher, Margaret	8347	Lands at Watergrasshill	<p>This submission proposes that lands at Watergrasshill be zoned for very low density residential use. The submission refers to the following in support of its proposal; the National Spatial Strategy, the Residential Density Guidelines For Planning Authorities, Regional Planning Guidelines, the Cork Area Strategic Plan Cork County Development Plan 2003 (as varied) and the 1996 County Development Plan and the Draft Fermoy Local Area Plan. The submission states that the site should be zoned based on the inclusion of Watergrasshill as a key village which includes an objective to encourage and facilitate population growth. The submission refers to Watergrasshill's location, accessibility, infrastructure, services, employment and development opportunities and potential to play a significant role in the development of the Greater Cork Area. The submission states that as the largest and most diverse settlement Watergrasshill should accommodate a significant proportion of the development proposed for the Fermoy Hinterland Area, a mix of residential density will provide a wide range of housing types, and that the lands are available for immediate development. See 8314 and 5357</p>
Kelleher, Margaret	8314	Lands at Bishop's Island, Watergrasshill	<p>This submission proposes that lands at Bishop's Island, Watergrasshill be zoned for industrial/commercial use. The submission refers to the following in support of its proposal; the National Spatial Strategy, the Residential Density Guidelines For Planning Authorities, Regional Planning Guidelines, the Cork Area Strategic Plan Cork County Development Plan 2003 (as varied) and the 1996 County Development Plan and the Draft Fermoy Local Area Plan. The submission states that the site should be zoned based on the inclusion of Watergrasshill as a key village which includes an objective to encourage and facilitate population growth. The submission refers to Watergrasshill's location, accessibility, infrastructure, services, employment and development opportunities and potential to play a significant role in the development of the Greater Cork Area. The submission also states that the proposed mix of industrial/commercial use will broaden the functionality of Watergrasshill as a service centre to a wider rural hinterland and that the lands are available for immediate development. See 5357 and 8347</p>

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Kent, David	5422	Lands at Kilshanny, Mitchelstown	This submission proposes that lands at Kilshanny, Mitchelstown be zoned for residential use due to its proximity to the town and that there is already housing in the Kilshanny area.
Kiely, David	5907	Lands at Vinepark and Curraglass West, Curraglass	This submission proposes that lands at Vinepark and Curraglass West, Curraglass be zoned for residential use. The submission states in support of its proposal that the development boundary is too restrictive and will not cater for the demand in the area, that the site will cater for the large demand for one-off housing in the area and prevent sporadic development, it is envisaged that sanitary services would be provided for by on site treatment plant and an extension of the water main, and that the site has direct access onto the public road.
Kilworth Community Council	6337	Issues relating to Kilworth	This comprehensive submission raises a number of issues relating to Kilworth. The key concern is the orderly and sustainable development of Kilworth in the context of local needs and with social and physical infrastructure. The submission refers to the specific issues of the role of Kilworth in the settlement strategy, population, existing, projected and future target population, employment, transport and infrastructure, housing and community facilities, problems and opportunities, specific zoning objectives, open space, sports, recreation and amenity areas and education, institutional and civic areas and states that lands are not specifically zoned for employment and retail/commercial use in the village. The submission states that it strongly disagrees that there should be additional land zoned for housing in the village and that the proposal for zoning additional development should be reviewed. In relation to specific zoning the submission questions the inclusion of O-01 and E-01.
Kilworth N.S. Parent Association	6067	Issue relating to Kilworth	This submission raises the issue of the need to zone lands to the rear of St. Martin's School, Kilworth for educational use in order to allow for expansion of the school in the future. The submission concludes by stating that the Kilworth N.S. Parent Association fully support St. Martin's Senior School Board of Management in their effort to have the land at the rear of St. Martin's School, Kilworth zoned for educational purposes.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Landers, Pat	5484	Lands at Glennahulla, Glennahulla	This submission proposes that lands at Glennahulla, Glennahulla be zoned for residential use. The submission states that access can be provided either onto the main road or a secondary road, stormwater facilities will be well catered for, developers are examining the possibility of constructing a sewage treatment plant, that a planned approach is needed to develop Glennahulla, that the owner is willing to make the land available onto the open market and that extra zoned land will have the effect of stabilising land prices.
Leahy, Michael	5166	Lands at Clashaganniv, Conna	This submission proposes that lands at Clashaganniv, Conna be zoned for residential development. As part of the proposal to zone land for residential use the submission refers to strategic objectives nos. SPL 3-1, SPL 1-8, SPL 1-9 of the Cork County Development Plan, 2003 (as varied) and to the tourism section (Section 4) of the Fermoy Electoral Area local Area Plan.
Lee, Patrick	5509	Lands at Park, Aghern	This submission proposes that lands at Park, Aghern be zoned for residential use. The submission includes a suggested layout for six houses.
Loneragan, Paul	8245	Lands at Mitchelstown	This submission proposes that lands at Mitchelstown be zoned for residential use. In support of this proposal the submission states that not all lands incorporated as development lands may not all become available, there is significant ribbon development in the area and the lands are potentially suitable for self contained cluster development. See also 6540
Loneragan, Paul	6540	Lands at Mitchelstown	This submission proposes that lands at Mitchelstown be zoned for residential use. In support of this proposal the submission states that not all lands incorporated as development lands may not all become available, there is significant ribbon development in the area and the lands are potentially suitable for self contained cluster development. See also 8245
Lyons, Frank	6752	Issues relating to Rathcormack	This submission raises issues relating to Rathcormack as follows: lack of amenity areas i.e. playground, a new national school is needed as soon as possible, lack of community facilities and that the village is becoming too big too quickly with no facilities being provided to reflect this growth.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Madden, Joe	5184	Issues relating to Bartlemy	This submission raises issues relating to Bartlemy and how it is an agricultural area and therefore high density housing would not be in keeping with the area, the roads are unsuitable for much traffic, the sewerage system needs to be sorted and that there is not sufficient water for housing development.
Mangan, Andrew	5865	Lands at Kilclare, Conna	This submission proposes that lands at Kilclare, Conna be zoned for residential use.
Mangan, Andrew	5745	Lands at Kilclare Upper, Conna	This submission proposes that lands at Kilclare Upper, Conna be zoned for residential use. The submission states that the site enjoys extensive road frontage, is located on the approach road to Conna, are 6 houses built on the opposite side of the road and that Conna as an expanding village has a need for housing.
Mangan, Dan	5707	Lands at Conna	This submission proposes that lands at Conna be zoned for residential use in view of water scheme in existence, sewage system updated, within 50km speed limit, that development at this side of the village would enhance the village and that sport and recreation facilities have been completed to a high standard.
Mangan, James	6446	Lands at R-02, Conna	This submission proposes that lands at R-02, Conna be changed from low density to medium density housing. The submission raises the issue of housing densities in Conna which is a village designated as a key village and refers to objective SPL 1-9 of the County development Plan, 2003. The submission refers to the amenities of the village, its location close to Midleton, Youghal, Rathcormack and other settlements. The submission concludes that while the attractive setting of the village is recognised and that any development would be sympathetic to the rural character of the village that the availability of adequately zoned land in a nad around the village will provide a better balance to the development of the Electoral Area and that the change in density would facilitate economical provision of public services.
Manley Family	8313	Lands at Rathcormack	This submission proposes that lands at Rathcormack be zoned for residential use. In support of the proposal the submission includes details on surface water disposal, water supply, roads network, public transport and states that the land is located in a country setting and is suited to individual serviced sites. See also 5172

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Manley Family	5172	Lands at Ballinterry, Rathcormack	This submission proposes that lands at Ballinterry, Rathcormack be zoned for residential use. In support of the proposal the submission includes details on surface water disposal, water supply, roads network, public transport and states that the land is located in a country setting and is suited to individual serviced sites. See also 8313
McAuliffe, W.J.	6027	Lands at R-02, Castlelyons	This submission proposes that R-02, Castlelyons not be zoned for residential use as it is presently used as a farm and if the land was sold it would effect the use of the land as a farm.
McCarthy, Julia	6148	Lands at Bishop's Island, Watergrasshill	This submission proposes that lands at Bishop's Island, Watergrasshill be zoned for residential/commercial/childcare facility.
McCarthy, Tom	5627	Issues relating to Rathcormack	This submission raises the following issues relating to Rathcormack, the issue of water quality and Section 8.2.8 is highlighted, with the first priority being water development. Secondly, the issue of parking on the roadside at the Glenville junction where views are obstructed by the parked vehicles. The text and map of the Fermoy Electoral Area Local Area Plan (Public Consultation Draft) January, 2005 has been included as part of this submission.
McCormack, Diarmuid	5390	Issue relating to Kilworth	This submission raises issue about access to lands behind St. Martin's National School, Kilworth. As part of this submission Kilworth Celtic Football Club have stated that they have purchased 3 acres of land immediately behind the school and enclosed map outlining the land.
McDonnell Brothers Ltd	6401	Lands at Kilmagner, Coolagown	This submission proposes that lands at Kilmagner, Coolagown be included within the development boundary to incorporate retail hardware/agri/DIY facility. The submission states that a petrol station with a shop would also be considered and that such a service would not be viable elsewhere. Reference is made to Sections 13.2.2 and 13.3.2 of the draft Fermoy Local Area Plan, that there isn't a petrol station within a six mile radius of the village and that infrastructure is in place to service the lands. See also 8306

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
McGrath, Maurice	8161	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential use. In support of the proposal the submission states that stormwater facilities will be well catered for, developers are examining the possibility of constructing a sewage treatment plant, that a planned approach is needed to develop Glennahulla, that the owner is willing to make the land available onto the open market and that extra zoned land will have the effect of stabilising land prices, the school is a welcome facility and that a way leave for storm and sewerage will be made available by the adjacent landowner. See 6581
McGrath, Maurice	6581	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential use. In support of the proposal the submission states that access can be provided either onto the main road or a secondary road, stormwater facilities will be well catered for, developers are examining the possibility of constructing a sewage treatment plant, that a planned approach is needed to develop Glennahulla, that the owner is willing to make the land available onto the open market and that extra zoned land will have the effect of stabilising land prices, the school is a welcome facility and that a way leave for storm and sewerage will be made available by the adjacent landowner. See 8161

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
McInerney Construction Ltd.	6599	Lands at Watergrasshill	<p>This submission proposes that lands at Watergrasshill be zoned for residential use. The submission refers to the following in support of its proposal; the National Spatial Strategy, the Residential Density Guidelines For Planning Authorities, Regional Planning Guidelines, the Cork Area Strategic Plan Cork County Development Plan 2003 (as varied) and the 1996 County Development Plan. The submission states that the site should be zoned based on the inclusion of Watergrasshill as a key village which includes an objective to encourage and facilitate population growth. The submission refers to Watergrasshill's location, accessibility, infrastructure, services, employment and development opportunities and potential to play a significant role in the development of the Greater Cork Area. As the largest and most diverse settlement the submission states that as the largest and most diverse settlement Watergrasshill should accommodate a significant proportion of the development proposed for the Fermoy Hinterland Area, a mix of residential density will provide a wide range of housing types, lands are available for immediate development, should accommodate a significant proportion of the development proposed for the Fermoy Hinterland Area.</p>
Merrigan Cllr. Peter	6340	Lands at Kilworth	<p>This submission proposes that lands adjacent to Kilworth village be zoned for mixed use development including medium density residential development on a phased basis with a supermarket, petrol station, creche, playschool, medical centre and other uses after public consultation. The submission states that the proposals would allow expansion at a rate compatible with the provision of community facilities. The submission provides a commentary on many issues ranging from density, community facilities, development contributions, employment opportunities and the cleaning and maintenance of the village in support of its proposal to zone additional lands at R-02.</p>

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Merrigan, Peter	6593	Lands at Kilworth	This submission proposes that lands at Kilworth be zoned for residential use. The submission refers to the following in support of its proposal; the National Spatial Strategy, the Residential Density Guidelines For Planning Authorities, Regional Planning Guidelines, the North and West Cork Strategic Plan and the 1996 County Development Plan. The submission states that the site should be included based on the location of the previous stop lines and the inclusion of Kilworth as a key village which includes an objective to encourage and facilitate population growth. The submission refers to Kilworth's location, accessibility, infrastructure, services, employment and development opportunities the stoplines of the 1996 Plan and states that the lands should be zoned for residential use to include neighbourhood centre uses.
Mitterer, Anna	8244	Lands at R-01 and R-02, Castlelyons	This submission relates to zoning of R-01, and R-02 which concentrates around the historic landscape of the townlands of Kill St. Anne and Mohera and close to the Architectural Conservation Area. The submission states that the development of these lands contradicts the village's status as a heritage village (also notes that the village is a European Village of Tradition) and will destroy the context, surrounding and diminish the value of the features (listed in the submission) of the Architectural Conservation Area. See also 6031 and 8243
Mitterer, Anna	8243	Lands at R-03, Castlelyons	The submission raises the issue of the zoning of R-03 and states that it should not be zoned due to its proximity to the Shannowenadrimina stream and the regular flooding of this area. (photographs of flooding in the area are included). The submission states that the development of this site would not just have implications for the immediate area but would pose a real threat to the village and surrounding area. See also 6031 and 8244

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Summary of Submission

Mitterer, Anna 6031 Issues relating to Castlelyons

This detailed and comprehensive submission raises a number of issues relating to Castlelyons. The main issue relates to zoning which the submission states has the greatest impact on the cultural and historic landscape and is critical of the largest part of lands zoned (refers to R-01, R-02 and R-03) concentrates around the historic landscape of the townlands of Kill St. Anne and Mohera and close to the Architectural Conservation Area. The submission states that the development of these lands contradicts the village's status as a heritage village (also notes that the village is a European Village of Tradition) and will destroy the context, surrounding and diminish the value of the features (listed in the submission) of the Architectural Conservation Area. It is stated that the proposed scale of development would not only detract from the village structure of Castlelyons but would detract from and spoil the agrarian and agricultural nature of the countryside in which it is located. The submission raises the issue of the zoning of R-03 and states that it should not be zoned due to its proximity to the Shannowenadrimina stream and the regular flooding of this area. (photographs of flooding in the area are included). The submission states that the development of this site would not just have implications for the immediate area but would pose a real threat to the village and surrounding area. The submission also refers to Barrymore Castle which it proposes should be taken into public ownership, declared a National Monument and cleared of the machinery company which obscures the imposing site. The submission proposes that the tree lined Shanowennadrimina Stream and the surrounding mead that forms an intricate part of the landscape of Castlelyons should be declared a Special Area Of Conservation. The submission refers to Castlelyons prominent part in the Blackwater Valley Heritage Trail, refers to the draft Local Area Plan's reference to tourism potential in the village and states that people will not visit the area if they find mass dwellings in the vicinity of historical and scenic sights. The submission states that the community are interested in developing a heritage centre in a stone built barn to document the changing history of the area. It raises the implications of increased traffic as a result of new development for the village. The submission states that the reference to Cork Area Strategic Plan relating to attractive towns and villages including Castlelyons, should be taken into account regarding the zoning of the village. The

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Summary of Submission

			<p>submission includes a letter written in March 04 expressing concern about the proposed development of the site zoned R-01 and it is noted that An Bord Pleanala has since granted permission for this development. A number of newspaper articles and an extract from The Irish Georgian Society article relating to An Bord Pleanala's decision have also been included as part of the submission. See also 8243 and 8244</p>
Mulcahy, Michael	5028	Issue relating to Conna	<p>This submission raises a number of issues relating to Conna relating to the growth and expansion of the village in recent years with some developments have been good whilst others while the design and layout of others has been poor. The submission refers to the dangerous crossroads at Conna, that water supply is not always available, issues relating to lighting, recreational facilities, and the size of the school site. The submission raises the issue of how many more housing development will be granted in the village and the implications of this, how the village is losing services such as the petrol station etc. In conclusion the submission states that Conna is a lovely place to live and work and that facilities are needed to cater for the badly needed growth. See also 8246</p>
Mulcahy, Michael	8246	Issues relating to Curraglass	<p>This submission raises issues relating to Curraglass as follows; reference to application for housing and the impact it will have on the village and whether water and sewage facilities be provided, a play area and public lighting be provided and concerns relating to the character of the area. The submission states that the village floods which has implications for the residents, school and traffic and asks whether this problem will be rectified. See also 5028</p>
Murphy, Imelda	6732	Issues relating to Rathcormack	<p>This submission relates to the inadequacy of the recycling collection point at Rathcormack to meet current demand.</p>
Murphy, Mary	6784	Issues relating to Mondaniel, Rathcormack	<p>This submission raises relating to Mondaniel, Rathcormack and states that it is imperative that the water supply facilities are improved to meet demand as soon as possible generated by new development as already water shortages were experienced during the summer of 2004.</p>

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Murphy, Neilus	8306	Lands at Coolagown	This submission proposes that lands at Coolagown be included within the development boundary and zoned for residential use. The submission makes reference to Sections 13.1.2 and 13.2.2 of the draft Fermoy Local Area Plan, and states that Coolagown could accommodate cluster type residential development. See also 6401
Murphy, Stella	6207	Lands at Watergrasshill	This submission proposes that lands at Watergrasshill be zoned for residential use. The submission states that the site is surrounded by medium density housing can be serviced by public water, there has been an agreement with the neighbouring developer to connect to a proprietary Treatment Unit and that access would be provided via the Fr. Prout Restaurant.
Murragh, Phelim	6797	Lands at X-01, Meenane, Watergrasshill	This submission raises issues relating to X-01, Meenane, Watergrasshill. The submission proposes that the use of "limited" in the X-01 objective should be omitted as it unduly inhibits any future development that would otherwise seek to make the best use of the land. In support of this proposal the submission states that the location is an important source of employment both to Watergrasshill and the rural area between Cork and Fermoy, that this area has developed as a freestanding location outside of Watergrasshill village while respecting the environment, and have been able to expand which may not have been possible if located in the village itself due to its primarily residential character. The submission also states that the location does not generate any significant additional vehicular traffic as most persons working here are from outside of the village. The submission concludes with the proposal that the location has demonstrated its appropriateness as a location for manufacturing and distribution and that the Local Area Plan should include an objective to allow for further expansion and for new business to add to the cluster of employment existing in the area.
Noonan, Daniel	6007	Issues relating to Kilworth	This submission raises the issue of the rate and scale of housing in Kilworth. The submission refers to all the lands zoned for residential use in the village and states that development should be delayed on sites R-01 and R-02 and that at this stage development should be limited to frontage development and the area to the rear removed from the zoning, R-04 should be removed in its entirety and that both R-05 and R-06 are suitable for infill development.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
O' Brien, Maurice Gerard	6578	Lands at Mitchelstown	This submission proposes that lands at Mitchelstown be zoned for residential use. The submission states a number of reasons to support the proposal as follows; proximity to town centre, frontage onto the Mitchelstown/Limerick Road, location adjacent to golf course, an appropriately designed treatment plant could be considered or a pumping station, demand for individual sites is extremely strong, especially in this location, the improvement of the Cork-Dublin roadway will make towns like Mitchelstown very attractive, modernisation of Dairygold and consolidation of jobs would increase demand for residential development, development of major retailers, that a lot of land within town already accounted for. This submission also states that it is the intention of the owners to carry out a detailed layout plan so that if zoned the development would be carried out in a strategic way.
O' Donnell, Rev Neilus	6866	Issues relating to Rathcormack	This submission raises issues relating to Rathcormack and in particular the land zoned R-03 and that access from Quarter Lane is no longer available as a dwelling has been built here, that the area U-01 appears to be part of this new dwelling, that access to the Priest's house is by right of way only and would not be available for access to the proposed car park, access to the Church grounds is restricted due to the presence of graveyards on both sides and with the area R-04 zoning for housing and E-01 for a school that all other access to car park would appear to be cut off. See 5774
O' Donnell, Thomas	6801	Lands at Curraheen, Mitchelstown	This submission proposes that lands at Curraheen, Mitchelstown be zoned for residential use.
O' Donovan, John Joseph	6010	Lands at Gortnaskehy, Araglin	This submission proposes that lands at Gortnaskehy, Araglin be zoned for residential use. The submission states in support of its proposal that very little development has occurred due to its isolated location but that the zoning of land would create a more serviceable and attractive municipality and environment in which to live. The submission states that with the opening of the bypass Araglin will be more accessible and that there are a number of services in the area and that additional housing would require further services. It also that the site is within the 50km speed limit and that a treatment plant would be required for the lands.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
O' Donovan, Michelle	6666	Issues relating to Bartlemy	This submission raises issues relating to Bartlemy as follows; any proposed development would be low density single storey dwellings as the proposed areas are on prominent sites and any housing style should be in keeping with the rural housing guidelines, that any proposed development would not create an excessive strain on current facilities and that any proposed development would not create excessive traffic on the roads that serve Bartlemy in particular the road from Midleton via the monument which is used by the local farming community.
O' Driscoll, Thomas J.	6246	Lands at R-05, Castlelyons	This submission proposes that lands at R-05 Castlelyons be extended and zoned for low density housing. In support of the proposal the submission states that if the development boundary is maintained that there is further risk of ribbon type development and that the lands would allow development along the periphery of the village. The submission states that given the rate of growth expected that for the period of this Plan Castlelyons would not be provided with an adequate amount of zoned land and therefore the lands should be included and that this area of the village has good links, is easily serviceable and can enhance the stock of housing within the village.
O' Flynn, Ann	6403	Lands at Killally East, Kilworth	This submission proposes that lands at Killally East, Kilworth be zoned for residential use. The submission refers to Sections 7.1.2, 7.2.5, 7.2.12, 7.3.2, 7.3.4, 7.4.17.2.7, 7.2.8 and 7.2.9 to support the proposal. The submission concludes that the lands be zoned for a small low density residential cluster and would be in accordance with the strategies of the Cork Area Strategic Plan and the Draft Local Area Plan.
O' Flynn, John	6320	Lands at Corrin, Fermoy	This submission proposes that lands at Corrin, Fermoy be zoned for industrial/enterprise use. The submission refers to the following in support of its proposal; the Cork Area Strategic Plan Cork County Development Plan 2003 (as varied) and the Fermoy Draft Local Area Plan. The submission states that the site should be zoned based on the location close to the bypass which will raise the status of the site considerably, will provide a strategic location for enterprises that require a high profile location and can draw on local employment resources of Fermoy.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
O' Keeffe, Patrick	5118	Lands at Bartlemy	This submission proposes that lands at Bartlemy be zoned for residential development. The submission states that the site is close to the village centre and with sanitary services to be put in place will service the site. The village already has a number of amenities and facilities.
O' Keeffe, Sean	5945	Issues relating to Rathcormack	This submission raises the following issues relating to Rathcormack; before any further housing development takes place the submitter would like to see a new school, a Garda station in operation for 24 hours, another recycling area and a playground and amenity area.
O' Mahony, John	5129	Lands at Kill St. Anne South, Castlelyons	This submission proposes that lands Kill St. Anne South, Castlelyons be zoned for residential use.
O' Reilly, Derek	8312	Lands at Meenane, Watergrasshill	This submission proposes that lands at Meenane, Watergrasshill be zoned for industrial use. In support of the proposal the submission states that the site has excellent road based transport connection to the N8, all services are already located in the area, while C-01 has been designated for commercial use, no area has been designated for warehouse/distribution or light industrial use and that as Watergrasshill continues to grow that the area would provide employment opportunities. See 5214 and 8311
O' Sullivan, Daniel	5354	Lands at Clonlough, Mitchelstown	This submission proposes that lands at Clonlough, Mitchelstown be zoned for residential use.
O' Sullivan, Sean	5185	Issues relating to Kilworth	This submission raises the issue of the need to extend the development boundary of Kilworth to accommodate the natural expansion of the school. The submission supports the tight boundary around the village which it states would prevent large uncontrolled development and it also supports the inclusion of a green area in the village.
O'Connor, John	5485	Lands at Inchinapallas, Ballyhooly	This submission proposes lands at Inchinapallas, Ballyhooly be zoned for residential use. The submission states that lands within and outside the development boundary of Ballyhooly have and will be developed. It states that Ballyhooly due to the upgrading of sanitary facilities, the proposed by-pass of Fermoy, proximity to Cork City and the result of a market research which indicates that Ballyhooly is a desirable place to live, as reasons to zone further lands for residential use.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
O'Donovan, Michael	6667	Issues relating to Bartlemy	This submission raises issues relating to Bartlemy as follows; the impact of the proposed development and the impact of surface water run off onto the lands outside of the development boundary particularly the Upper Ballinakilla Area, request for a green area to be provided between the area included in the development boundary and neighbouring farmland specifically on the southern boundary in order to help maintain the natural habitat and foster a good relationship between rural farmlands and residents, request that any proposed development be low density and in a style in keeping with the rural housing guidelines, that any proposed development would not create an excessive strain on current facilities and that any proposed development would not create excessive traffic on the roads that serve Bartlemy.
O'Driscoll, Paul	5352	Lands at Ballyhooly South, Ballyhooly	This submission proposes lands at Ballyhooly South, Ballyhooly be zoned for residential use. The submission states that lands within and outside the development boundary of Ballyhooly have and will be developed. It states that Ballyhooly due to the upgrading of sanitary facilities, the proposed by-pass of Fermoy, proximity to Cork City and the result of a market research which indicate that Ballyhooly is a desirable place to live, as reasons to zone further lands for residential use.
O'Farrell, Daniel B.	6212	Issues relating to Watergrasshill	This submission raises issues relating to Watergrasshill and refers to Sections 9.1.3, 9.2.19 and 9.2.12 of the Draft Local Area Plan. The submission raises concerns relating to the amount of lands zoned in a village the size of Watergrasshill which lacks facilities such as a G.P., petrol pumps and other facilities and how this could continue with the current trend of development being the provision of housing only. The submission proposes that R-01 should incorporate the provision of a medical centre and other facilities and that sites should be identified for private sites development within the village and that the village in general is not suitable for large scale development.
O'Keeffe, Anne	5869	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential use. In support of the proposal the submission states that the village is earmarked for growth, provision of a sewerage scheme is already being proposed, land within the traffic speed limits and the area includes a school and a shop. See also 5870, 5866 and 5868.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
O'Keeffe, Anne	5866	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential use. In support of the proposal the submission states that the village is earmarked for growth, provision of a sewerage scheme is already being proposed, land within the traffic speed limits and the area includes a school and a shop. See also 5870, 5868 and 5869.
O'Keeffe, Anne	5870	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential use. In support of the proposal the submission states that the village is earmarked for growth, provision of a sewerage scheme is already being proposed, land within the traffic speed limits and the area includes a school and a shop. See also 5866, 5868 and 5869.
O'Keeffe, Anne	5868	Lands at Glennahulla	This submission proposes that lands at Glennahulla be zoned for residential use. In support of the proposal the submission states that the village is earmarked for growth, provision of a sewerage scheme is already being proposed, land within the traffic speed limits and the area includes a school and a shop. See also 5870, 5866 and 5869.
O'Mahony, Kathleen	5420	Issues relating to Rathcormack	This submission raises issues relating to Rathcormack which include concern with sufficient drinking water with all the new development taking place in the village, the need for a large hall/community centre for sports and meetings, need for public open space for play and recreational activities and the need for a new school.
O'Meara, Anthony	5804	Lands at Clondulane	This submission proposes that lands at Clondulane be zoned for development. In support of the proposal the submission states that the land is immediately north of lands presently being developed and it is stated the lands are available and suitable for development.
O'Reilly, Derek	8311	Lands at Meenane, Watergrasshill	This submission proposes that lands at Meenane, Watergrasshill be zoned for industrial use. In support of the proposal the submission states that the site has excellent road based transport connection to the N8, all services are already located in the area, while C-01 has been designated for commercial use, no area has been designated for warehouse/distribution or light industrial use and that as Watergrasshill continues to grow that the area would provide employment opportunities. See 5214 and 8312

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
O'Reilly, Derek	5214	Lands at Meenane, Watergrasshill	This submission proposes that lands at Meenane, Watergrasshill be zoned for industrial use. In support of the proposal the submission states that the site has excellent road based transport connection to the N8, all services are already located in the area, while C-01 has been designated for commercial use, no area has been designated for warehouse/distribution or light industrial use and that as Watergrasshill continues to grow that the area would provide employment opportunities. See 8311 and 8312
O'Shea, Paul	6331	Lands at Corrin, Fermoy	This submission proposes that lands at Corrin, Fermoy be zoned for industrial/enterprise use. The submission refers to the following in support of its proposal; the Cork Area Strategic Plan Cork County Development Plan 2003 (as varied) and the Fermoy Draft Local Area Plan. The submission states that the site should be zoned based on the location close to the bypass which will raise the status of the site considerably, will provide a strategic location for enterprises that require a high profile location and can draw on local employment resources of Fermoy.
O'Sullivan, David	5799	Lands at Ballindangan, Ballindangan	This submission proposes that lands at Ballindangan, Ballindangan be zoned for development.
Prendergast, Richard	5444	Issues relating to Rathcormac	This submission raises the issues relating to Sections 8.2.7 to 8.2.13 and 8.2.17 and 8.4.3 and refers to the folly of granting large numbers of housing without an infrastructure to sustain the development. It also states that a large water storage tank will be needed to avoid water shortages during adverse weather conditions, that it is a good policy to establish sustainable industries first and then construct new homes in order to avoid long distance commuting and mentions an agreement with the GAA to allow the school to be built on their ground with an alternative sportsfield to be provided.
PT Technologies, Watergrasshill	5905	Lands at Meenae, Watergrasshill	This submission proposes that lands at Meenae, Watergrasshill be zoned for light industrial/manufacturing use. The submission states that there is no area zoned for this use in Watergrasshill itself and that the lands are presently served by a watermain and individual septic tanks and has direct access from the public road. Part 9 of Section 8 of the Draft Fermoy Local Area Plan is included as part of the submission.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Pyne, Pat	5622	Lands at Lisnagar Demesne, Rathcormack	This submission proposes that lands at Lisnagar Demesne, Rathcormack be zoned for residential use. The submission supports the case for zoning of these lands by referring to; the lands are contiguous with lands under construction and are servicable. The submission also states that a contract to sell the lands to a builder has been agreed.
Rathcooney Mushrooms Ltd.	5891	Lands at Meenane, Watergrasshill	This submission proposes that lands at Meenane, Watergrasshill be zoned for industrial/commercial use. The submission states in support of the proposal that the site formally a gravel pit is well located and suited to the use , the lands are close to the by-pass and the Main Cork/Dublin Road and directly across the road from an existing light industrial/commercial development, the lands can be easily screened in a discreet and attractive manner, would be an appropriate and sustainable use of a spent gravel pit and would add considerably to the social and economic development of Watergrasshill which is expanding and developing rapidly itself.
Rathcormack Community Council	5803	Issues relating to Rathcormack	This comprehensive submission raises a number of issues relating to Rathcormack and includes details of where the village is at present, general principles of how the village ethos should be nurtured and protected in a sustainable manner, priority objectives, policy and plans for how the village boundary should be extended and includes a map which suggests uses at different locations of the village, refers to targets and indicators and concludes with proposals for monitoring mechanisms.
Reynolds, John	5092	Lands at Glanworth, Glanworth	This submission proposes that lands at Glanworth, Glanworth be zoned for mainly residential use while incorporating some commercial use. The submission states that the site is adequately served by both public water and sewage treatment schemes.
Rice, Edward	5486	Lands at Strawhall, Fermoy.	This submission proposes that lands zoned O-06 at Strawhall, Fermoy be zoned for medium/high residential use.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Roche, Bernadette	6189	Lands at Moorepark, Kilworth	This submission proposes that lands at Moorepark, Kilworth be zoned for educational uses. The submission lists a number of reasons to support the proposed zoning which include; an eight classroom school to accommodate the amalgamation of both national schools based on current pupil figure levels has been sanctioned, new housing of 220 houses in the village together with a substantial number of individual housing increases the number of children which will need to be accommodated, the ready, steady, Play! Document that a key issue is to address the need for accessible area for children to congregate freely, essential that a school has adequate playground facilities, the school is located opposite the church and is served by two buses and for the future is a suitable location for a school and its future expansion.
Roche, Gerard	5361	Lands at Scart, Kildorrery	This submission proposes that lands at Scart, Kildorrery be zoned for development with a preference for residential use.
Roche, John	5339	Lands at Flemingstown, Mitchelstown	This submission proposes that lands at Flemingstown, Mitchelstown be excluded from the Green Belt area of Mitchelstown.
Scannell, Family	5992	Lands at E-02, Rathcormack	This submission proposes that lands at E-01 be changed and extended for residential use and submits a number of statements to support the proposal.
Sheehan, Donal	6508	Issues relating to Fermoy Electoral Area Draft Local Area Plan	This submission raises a number of issues as follows; any housing development has an impact on the environment i.e. loss of habitat for a species which should be counteracted by landscaping to replace lost habitats, quarries are one of the few areas left that provide good cover and a food source for many species and an alternative location needs to be found for surplus soil which is being dumped in these areas and thirdly, developments need to be finished according to plans and on time with an onus on developers to complete developments properly.
Smith, Robin, J	5413	Lands at Glennahulla, Glennahulla	This submission proposes that lands at Glennahulla, Glennahulla be zoned for residential use to accommodate private dwellings. It is proposed that due to the site's location close to the village centre, its proximity to Mitchelstown, proximity to Glennahulla National School, public transport serving the area, local demand for sites and the proposal to provide a new sewage treatment plant by developers in the village that additional lands should be zoned for residential use.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
St. Martin's Senior School B.O.M.+cf misc detail	6069	Lands at Moore Park, Kilworth	This submission proposes that lands at Moore Park, Kilworth be zoned for educational use. This submission raises the issue of the need to zone lands to the rear of St. Martin's School, Kilworth for educational use in order to allow for expansion of the school in the future in view of the increasing population growth and the pressure that present and impending housing developments will put on educational facilities. The submission includes figures on the number of existing and pending dwelling and the Dept. of Education & Science figures for projection of population trends. The submission includes a letter from the Kilworth N.S. Parent Association and Kilworth Junior National School Board of Management stating they fully support St. Martin's Senior School Board of Management in their effort to have the land at the rear of St. Martin's School, Kilworth zoned for educational purposes.
Walsh, John	5089	Lands at Mitchelsfort, Watergrasshill	This submission proposes that lands at Mitchelsfort, Watergrasshill be zoned to accommodate mixed uses such as a truck parking with ancillary facilities, a park and ride facility and warehouse/distribution development. The submission states that the facility can be serviced and it would provide a balance to the recent housing developments in the village by providing an opportunity for employment. The submission also refers to paragraph 9.2.5 relating to Watergrasshill which states that the village would be an ideal location for a park and ride facility.
Walsh, Mary	5731	Lands at Castleterry	This submission proposes that lands at Castleterry be zoned for residential use.
Walsh, Michael	5792	Lands at Ballynoe	This submission proposes that lands at Ballynoe be zoned for residential use. The submission states that the site would include seven dwellings and a constructed wetlands treatment system.
Walsh, Patrick	5814	Lands at Kildorrey	This submission proposes that lands at Kildorrey be zone for residential use. The submission refers to Sections 2.2.5, 6.2.6, 6.2.1, 6.4.1, 6.1.2, 6.2.15, and 6.3.3 of the Draft Fermoy Electoral Area Local Area Plan in support of its proposal. The submission also states that the site has four possible access points and is serviced.

<i>Interested Party</i>	<i>Ref No.</i>	<i>Title</i>	<i>Summary of Submission</i>
Watergrasshill Community Association	5726	Issues relating to Watergrasshill	This submission raises a number of issues relating to Watergrasshill which include a number of specific issues. The submission refers to issues such as development levies, provision of footpath from village to the old Church of Ireland Church and Fells piers with provision of picnic and recreation area at this location, planning of playground should be processed, re-alignment of the bridge at Skehanagh South/Coolequane, tax levies and laws implemented in relation to derelict sites, CCTV should be provided to monitor the proposed bring site, erection of litter signage bins in the village, existing aquifer should be preserved, and building at X-01 should be restricted to within skyline of existing buildings. The submission also refers to O-01 which is suggested should be preserved as a natural amenity area and the westerly pond (indicated on map enclosed) should be included within the development boundary of the village. The submission requests that a suitable location be identified for a public library and for a health clinic.
Young, Pierce	8009	Lands at Monadrishane, Kilworth	This submission proposes that the lands at Monadrishane, Kilworth be removed from the Green Belt area. See also 5195 and 5319
Young, Pierce	5195	Lands at Monadrishane, Kilworth	This submission proposes that the zoning of R-01 be changed from low density to medium density. See 5319 and 8009
Young, Pierce	5319	Lands at Monadrishane, Kilworth	This submission proposes that the zoning of R-01 be extended for residential use. See 5319 and 8009