COMHAIRLE CHONTAE NA GAILLIMHE

MINUTES OF SPECIAL MEETING OF GALWAY COUNTY COUNCIL HELD AT ÁRAS AN CHONTAE, ON FRIDAY 11TH JANUARY, 2002

CATHAOIRLEACH:

Cllr. M. Regan

I LATHAIR FREISIN:

Baill:

Deps. U. Burke, P. Connaughton, Sen. J. McDonagh, Cllrs. J. Callanan, J. Conneely, M. Connolly, M. Cunningham, S. Gavin, M. Hoade, P. Hynes, J. Joyce, M. Loughnane, T. Mannion, J. McClearn, T. McHugh, M. Mullins, Comh. C. Ni Fhatharta, P. O Foighil, S. O'Neachtain, Cllrs. K. Quinn, T. Rabbitt, S. Walsh, T. Walsh.

Oifigigh:

Messrs. D. O'Donoghue, County Manager, T. Kavanagh, P. Ridge, J. Cullen, Directors of Services, T. Murphy, Senior Executive Officer, C. Mac Aodha Bhui, Oifigeach Gaeilge, Ms. R. O'Boyle, Staff Officer, Ms. G. Healy, Staff Officer.

Thosnaigh an cruinniu leis an paidir.

RESOLUTIONS OF SYMPATHY

1400

A Resolution of Sympathy was extended to the following: -

Mr. Billy Treacy, Stowlin, Eyrecourt, Ballinasloe, Co. Galway.

DEATH OF CLLR. JOE BURKE

1401

The Cathaoirleach referred to his sense of shock on hearing of the untimely death of his friend and council colleague Joe Burke on Christmas Eve. He expressed his deepest sympathy to Joe's wife Ann and their Family. He said that Cllr. Burke was a hard worker, a very successful businessman and a community leader in all respects. He referred to his great energy, his courage and the dignity with which he bore his illness over the past few months. He said that he would be a great loss to North Galway and Tuam in particular. The Cathaoirleach also paid tribute to Cllr. Burke's daughter, Marie, on the tribute she paid to her father at the funeral Mass.

The Cathaoirleach said that he was aware that the Members wished to pay individual tributes to Cllr. Burke and he proposed to adjourn the Meeting after those tributes had been made.

This was seconded by Cllr. Callanan and agreed.

Each Member present paid a tribute to their former colleague and reference was made to his honesty, integrity, commitment to the underprivileged and involvement in numerous statutory and voluntary bodies in the county but especially in the Tuam area. It was suggested by a number of Councillors that the greatest tribute that could be paid to Joe Burke would be that each Member carry an Organ Donor Card. A tribute by Cllr. Grealish, who could not attend the meeting, was read by Mr. Murphy.

County Manager's Tribute

The County Manager said that Cllr. Burke, as well as being a member of Galway County Council and Tuam Town Council, was deeply involved in many community organisations and initiatives. He said that he never spared himself in promoting the Council and ensuring the continued betterment of the county as a place to live in and do business. He was also a great supporter of proposals for advanced planning and the provision of the necessary infrastructure to promote economic activity. He was also a great champion of the underprivileged. The County Manager said he greatly admired his determination and tenacity, especially over the past year as his health began to deteriorate.

He expressed his sympathy to Cllr. Burke's wife Ann and their Family.

A minutes silence was observed following which the Cathaoirleach declared the Meeting adjourned.

CRIOCHNAIGH AN CRUINNIÚ ANSIN

ted Approved & Signe

CHOMHAIRLE CHONTAE NA GAILLIMHE

MINUTES OF MONTHLY MEETING OF GALWAY COUNTY COUNCIL HELD AT ÁRAS AN CHONTAE, PROSPECT HILL ON MONDAY 17TH DECEMBER, 2001

CATHAOIRLEACH:

Cllr. M. Regan

ILATHAIR FREISIN:

Baill:

Deps. U. Burke, P. Connaughton, Sen. J. McDonagh, Cllrs. J. Callanan, J. Conneely, M. Connolly, M. Cunningham, M. Fahy, S. Gavin, N. Grealish, M. Hoade, P. Hynes, J. Joyce, M. Loughnane, J.J. Mannion, T. Mannion, J. McClearn, P. McHugh, T. McHugh, M. Mullins, Comh. C. Ni Fhatharta, P. O Foighil, S. O'Neachtain, Cllrs. P. O'Sullivan, K. Quinn, T. Rabbitt, T. Walsh.

Oifigigh:

Messrs. D. O'Donoghue, Co. Manager, T. Kavanagh, P. Ridge, F. Dawson, J. Morgan, F. Gilmore, J. Cullen, Directors of Services, E. Lusby, Head of Finance, T. Murphy, Senior Executive Officer, D. Barrett, Senior Executive Officer, L. Kavanagh, Senior Executive Engineer, S. Kennedy, Executive Planner, M. Beirne, Assistant Planner, A. Farrell, Administrative Officer, Ms. M. Jordan, Administrative Officer, Ms. M. Killoran-Kyne, Senior Staff Officer.

Thosnaigh an Crinniu leis an paidir.

RESOLUTIONS OF SYMPATHY

1368

A Resolution of Sympathy was extended to the following: -

Mr. Colum Burke, Skehana, Peterswell, Co. Galway. Mrs. Sheila Fenlon, Creagh Road, Ballinasloe, Co. Galway.

The Cathaoirleach wished the Manager, the staff and all in the County a Happy Christmas and New Year. He paid tribute to the Gardai, Nurses and Firefighters who

would be working over the Christmas period. He said that he hoped that road safety would be a priority.

The County Manager, on behalf of the staff thanked the Councillors and wished them a Happy Christmas and New Year.

MINUTES 1369

The Minutes of the Monthly Meeting held on the 30th November, 2001 were approved by the Council and signed by the Cathaoirleach on the proposal of Cllr Mullins, seconded by Cllr Callanan.

The Minutes of the Special Meeting held on the 10th December, 2001 were approved by the Council and signed by the Cathaoirleach on the proposal of Cllr Gavin, seconded by Cllr Callanan.

REPORTS 1370

The Report of the Corporate Policy Group Meeting held on the 28th November, 2001 was considered. It was adopted by the Council on the proposal of Cllr Gavin, seconded by Cllr. Mullins.

The Report of the Corporate Policy Group Meeting held on the 10th December, 2001 was considered. It was adopted by the Council on the proposal of Cllr T. Mannion, seconded by Cllr J. J. Mannion.

The Report of the Tuam Area Committee Meeting held on the 12th November, 2001 was considered. It was adopted by the Council on the proposal of Dep. Connaughton, seconded by Cllr T. Walsh.

The Report of the Oranmore Area Committee held on the 6th November, 2001 was considered. It was adopted by the Council on the proposal of Cllr Rabbitt, seconded by Sen. McDonagh.

The Report of the Conamara Area Committee Meeting held on the 22nd November, 2001 was considered. It was adopted by the Council on the proposal of Comh O'Neachtain, seconded by Cllr. Conneely.

The Report of the Ballinasloe Area Committee Meeting held on the 6th November, 2001 was considered. It was adopted by the Council on the proposal of Cllr T. Mannion, seconded by Cllr O'Sullivan.

REPORT UNDER PART X OF THE LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) REGULATIONS 1994 REGARDING CONSTRUCTION WORKS UNDER THE HOUSING CONSTRUCTION PROGRAMME

1371

Report dated 23rd November was circulated to each Member.

Construction of single rural house at Drim, Lettermore, Co Galway.

The works as proposed were approved by Comh. O'Neachtain, seconded by Cllr. Conneely.

REPORT UNDER PART X OF THE LOCAL GOVERNMENT (PLANNING & DEVELOPMENT) REGULATIONS 1994 REGARDING CONSTRUCTION WORKS UNDER THE HOUSING CONSTRUCTION PROGRAMME

1372

Report dated 23rd November was circulated to each Member.

Construction of single rural house at Derryherbert, Renvyle, Co. Galway.

The works as proposed were approved by Cllr. Conneely, seconded by Comh. O'Neachtain.

SCHEDULE OF MEETINGS FOR 2002

1373

Report dated 12th December was circulated to each Member.

The Cathaoirleach stated that the draft schedule of meetings had been prepared for the assistance of the Councillors. It had been considered by the Corporate Policy Group and agreed for recommendation to the full Council.

A number of issues were raised by Councillors including possible conflicts with meetings of other Agencies such as the Western Health Board , Vocational Education Committee, Regional Authority and Regional Assembly. A question was also raised with regard to the reduction in the number of Special Meetings.

It was agreed that the schedule should be re-examined by the Corporate Policy Group to take account of the views expressed by the Council.

COMMUNITY BASED ECONOMIC DEVELOPMENT GRANTS 2001 ALLOCATIONS.

1374

Mr. Dawson referred to report dated 13th December, 2001 which had been circulated in advance indicating that £80,000 had been provided in 2001 for The Community Based

Economic Development Financial Assistance Scheme. He outlined the factors taken into consideration in arriving at recommendations for the individual applications including promotion of economic activity, innovation of quality of proposals and active involvement of target groups. Details of the grants awarded were attached to report dated 13th December, 2001. The members expressed satisfaction at the support being given to agricultural shows in the county.

The Council approved the Community Based Economic Development Grants 2001 Allocations on the proposal of Cllr T. Mannion, seconded by Cllr Quinn.

AMENITY GRANTS ALLOCATION 2001

1375

Mr. Dawson referred to report dated 13th December, 2001 which had been circulated in advance indicating that £97,500 had been provided in 2001 for The Amenity Grants Scheme. Details of the grants awarded were attached to the report. He outlined the factors taken into account in arriving at recommendations for the individual applications including the amenity value/rating of the proposal and their innovative quality.

The Council approved the Amenity Grants Allocation 2001 on the proposal of Cllr. O'Sullivan, seconded by Cllr. Gavin.

REVIEW OF ENGINEERING AREAS

1376

Mr. Morgan referred to report dated 12th December, 2001 circulated at the meeting and to a series of maps made available to each Councillor. He indicated that for some time the Council was moving to the delivery of the widest range of services through a network of area offices structured around the electoral areas. He stated that the County was divided into eleven engineering areas of which only Clifden, Carraroe and Oughterard were fully within their respective Electoral Area. The realignment of the Engineering Areas to correspond with the electoral area boundaries was needed to facilitate the desired expansion of area based service delivery. The proposed changes to the Engineering boundaries were set out on the maps circulated to the Councillors and were also shown using a CD ROM video presentation. Mr. Morgan stated that the CD would be made available to all Councillors.

In response to concerns expressed by Councillors, the County Manager stated that none of the existing area offices would be closed by virtue of the realignment of the Engineering areas and there would be no diminution of services provided from these offices. He said the realignment of the areas would streamline management and supervision of service delivery and additional staff resources both technical and administrative were being assigned to the various electoral and engineering areas.

It was proposed by Cllr Joyce, seconded by Cllr Grealish and agreed that the Engineering Areas be realigned to correspond with the Electoral Area Boundaries.

TO CONSIDER SUBMISSIONS/OBSERVATIONS RECEIVED ON THE MATERIAL ALTERATIONS/ AMENDMENTS FOR ORANMORE DEVELOPMENT PLAN

1377

Mr. L. Kavanagh, introduced this item and Mr. Gus McCarthy of A.P. McCarthy Planning Consultants, dealt with the submissions/observations received.

Mr. McCarthy summarised the submissions, which had already been circulated to the councillors.

The issue of compensation was raised and Mr. Ridge, stated that an exact figure could not be given, but that it would be calculated as the difference between the value of the land if used for commercial purposes, and the amenity value of the land. He also explained that there is no specific fund from which a compensation payment can be made, and that it can not come from the Development Contributions fund. In order to make a payment some expenditure in the Book of Estimates will have to be reduced; in order to provide for compensation in the event that it arises.

Cllr. Grealish proposed that: the Plan for Oranmore be adopted and that a decision on the site adjacent to the church be postponed until Mr. Eoghan Ryan of the National Building Agency visits the site and makes another report on his findings.

Cllr T. McHugh seconded this proposal.

Mr. P. Ridge advised that it was not possible to adopt the Plan without having dealt with this issue. He explained that the Council could defer consideration of this issue but would also have to defer the adoption of the Plan.

Cllr. Rabbitte expressed dissatisfaction at the proposed change in zoning to village centre/commercial. He said there are 3 reasons why this zoning should not apply.

- (1) An Bórd Pleanála had refused commercial development on the site.
- (2) There are graves on the site and
- (3) It is beside an old church, which has recently been restored.

Cllr. Callanan proposed that: *the site should be zoned village centre/commercial*. Cllr. Loughnane seconded this proposal.

Cllr. Grealish then proposed that: they adopt the Plan as agreed at the Area Committee Meeting.

Cllr. Rabbitte seconded this proposal.

Dep. Burke stated that the councillors' decisions were not interfering with local democracy. He said the whole Council must adopt the Plan and not just the Area

Committee. He stated that if rezoning to amenity is to create a burden on the county at large, then he would have great difficulty with it.

A vote was then taken on Cllr. Callanan's proposal which resulted as follows: -

Cllrs. J. Callanan, M. Connolly, J. Conneely, M. Cunningham, AR SON:

M. Fahy, J. Joyce, J.J. Mannion, T. Mannion, Comh. C. Ni Fhatharta, S. O'Neachtain, Cllrs. P. O'Sullivan, K. Quinn, M.

Regan. (13)

Cllrs. N. Grealish, M. Hoade, P. Hynes, J.J. Mannion, IN AGHAIDH:

Sen. J. McDonagh, Cllr. P. Rabbitt. (6)

Dep. U. Burke, Cllrs. J. McClearn, T. McHugh, GAN VOTAIL:

Comh. P. O Foighil. (4)

The Chairman declared the resolution carried.

It was proposed by Cllr. Rabbitte, seconded by Cllr. Hoade and agreed that the Plan as agreed be adopted by the Council.

TO CONSIDER SUBMISSIONS/OBSERVATIONS RECEIVED ON MATERIAL ALTERATIONS TO THE GORT DEVELOPMENT PLAN

1378

Mr. Anthony Marsden, Brady Shipman Martin, Planning Consultants, introduced this item and summarised the report on submissions which had already been circulated to the Council.

He reminded the Council that the proposed new zonings have the potential to facilitate an eight fold increase in the population of Gort, over the next 5 years.

He said this level of zoning is not in accordance with proper planning and development of the town of Gort and that it is unlikely to get national funding for the level of services required.

He outlined the other problems associated with this level of zoning as follows:-

- Local existing population is not large enough to absorb this level of zoning.
- It could lead to a significant influx of non-local residents. This could have political and integration implications.
- It would have a significant visual impact on the area.
- The vast majority of residents would be commuters, working outside the area.
- All the zoned land will be subject to the housing strategy and National Policies.

The Council then considered the submissions in conjunction with the report on submissions as follows:-

REPORT ON SUBMISSIONS RECEIVED ON THE GORT TOWN DRAFT DEVELOPMENT PLAN 1999

The Gort Town Draft Development Plan 1999 aims to facilitate the co-ordinated social, economic and environmental development of Gort. Table 1 indicates the level of land use zoning both in the 1992 Plan and the 1999 Draft Development Plan. The Plan is based on the latest population projections of the Galway Transportation and Planning Study (GTPS), which predicts that the population of Gort will increase from 1,200 in 1996 to have a population of approximately 3,920 by the year 2016.

Table 1 Level of land use zoning in the 1992 Development Plan and the Gort
Town Draft Development Plan 1999

Zoning	1992 zo	ning	1999 ne	w zoning	Total zo	oning in n
Residential	158 a.	64 ha.	54.5 a.	22 ha.	212.5 a.	86 ha.
Commercial	48.5 a.	19.5 ha.	7 a.	3 ha.	55.5 a.	22.5
Industrial	53 a.	21.5 ha.	8 a.	3 ha.	61 a.	ha. 24.5
Community	65.5 a.	26.5 ha.	0 a.	0 ha.	36 a.	ha.
Amenity and open space	0 a.	0 ha.	49 a.	20 ha.	49 a.	ha. 20 ha.

Note: The level of community zoning has been reduced due to an area of land in Ballyhugh being rezoned for amenity and open space due to their use of some of this area as sports pitches.

- ii. The projected population represents an increase of approximately 2,720 in the population of the town during the twenty year period from 1996 (the date of the last Census) and 2016. There has been a number of residential planning permissions granted since the last Census. The development of all these permissions would result in a significant increase in the population of the town. The GTPS estimates the population in Gort as being approximately 1,400 in 2001.
- Based on the even distribution of the projected GTPS population over the next 15 years and the current estimated population the Draft Plan is required to zone land to provide for a population of up to 2,244 in 2006. This amounts to an increase of 844 in the population of the town between 2001 and 2006. It is an accepted principle of good planning to zone a reasonably higher level of land than is projected to be required. This allows for land that may not be developed, an increase or decrease in development pressure and enables a co-ordinated and planned approach to development. Allowing for this there is a need therefore to

zone land in the Plan that would have the capacity to absorb a population increase of between 1,500 and 2,000 to 2006.

- iv. The Draft Plan, which was on display, provided 139.5 acres of undeveloped residentially zoned land that could accommodate an increase in population of between 2,511 and 4,185 (see Table 3). The development of all this land would cater sufficiently for the expected 844 increase in population to 2,244 in 2006.
- v. The 1999 Draft Development Plan proposed that an extra 54.5 acres (22 hectares) of land be zoned for residential purposes. Although a small amount of this new zoning is already developed, it is significant that a very large area of residential zoning in the 1992 Plan remains undeveloped. The residential zoning in the Draft Plan is significant enough to cater for the projected population increase and allows for land that may not be developed, as well as an increase in development pressure.
- vi. A total of 139.5 acres (56.5 hectares) of undeveloped residential zoned land is proposed in the Draft Development Plan as indicated in table 2.

Table 2 Level of developed and undeveloped residential zoning in the Gort
Town Draft Development Plan 1999

Zoning	Total z 1999 Plan	coning in		ped zoned 1999 Plan	Undevelo	ped zoned 999 Plan
Residenti al	212.5 a.	86 ha.	73 a.	29.5 ha.		56.5 ha.

vii. Table 3 indicates the capacity of the undeveloped residential zoned land at a variety of densities. It clearly indicates that the area of land zoned for residential purposes which remain undeveloped in the 1999 Draft Development Plan has significantly more than the capacity required to accommodate the predicted population increase. The Draft Plan also contains the zoned land capacity to

accommodate commercial, industrial and community land uses as well as open space requirements to accommodate, the projected increase in population.

Table 3 Capacity of undeveloped residential zoning in the Gort Town Draft

Development Plan 1999

Level of undever resident zoned l	loped tial	Residentia	al Dens	sity	Potential of undevelop ed	Estimate d populati on in	Potential populati on
200000					residential ly zoned land	2001	
139.5 a.	56.5 ha.	6 per acre	15 ha.	per	2,511	1,400	3,911
139.5 a.	56.5 ha.	8 per acre	20 ha.	per	3,348	1,400	4,748
139.5 a.	56.5 ha.	10 per acre	25 ha.	per	4,185	1,400	5,585

Note: estimated population in 2001 is based on GTPS projections

Average household size has been taken as 3.0 in order to estimate capacity of land

Loughrea Area Committee Meeting of 3rd May 2001

Viii. Following the presentation to the Loughrea Area Committee meeting of 3rd May 2001 on the submissions and the capacity of undeveloped residential zoned land, a significant area of additional land was recommended to be zoned for residential purposes. This would amount to the rezoning of a further 169 acres (68.5 hectares) to Primarily Residential Uses. This increase was against the strong recommendations of Brady Shipman Martin. Mr. J. Cullen, Director of Cultural and General Services of Galway County Council also stated his strong reservations regarding the rezoning of land for residential use against the recommendations of the planners. Table 4 indicates the level of land zoned for

residential purposes as a result of the recommendations of the Loughrea Area Committee.

Table 4 Level of undeveloped residential zoning in the Gort Town Draft Development Plan 1999 following the recommendations of the Loughrea Area Committee

Zoning	Undeversity 200 P	and in	Further zoning by Area Commi	adopted	Total undeve zoned l	
Residential	139.5 a.	56.5 ha.	169 a.	68.5 ha.	308.5 a.	125 ha

ix. The capacity of the undeveloped residential zoned land, following the changes recommended by the Loughrea Area Committee on 3rd May 2001 is indicated in table 5. This shows that the undeveloped land now has the capacity to provide for a minimum population of 6,953 in the town if all the undeveloped residential zoned land is developed at a low density of 6 houses per acre.

Table 5 Capacity of undeveloped residential zoning in the Gort Town Draft Development

Plan 1999 following the recommendations of Loughrea Area Committee

Level (undeve resider zoned)	eloped itial	Residentia	al Der	nsity	Potential of undevelop ed residential ly zoned land	Estimate d populati on in 2001	Potential populati on
308.5 a.	125 ha.	6 per acre	15 ha.	per	5,553	1,400	6,953

308.5 a.	125 ha.	8 per acre	20 ha.	per	7,404	1,400	8,804
308.5 a.	125 ha.	10 per acre	25 ha.	per	9,255	1,400	10,655

Note: Potential population is based at an average household size of 3.0 persons per household

- x. The level of zoned land before Galway County Council today has the potential to accommodate (if all the residential zoned land is developed) a population increase of between 5,553 and 9,255 to 2006. This could result in a potential population of between 6,953 and 10,655 in 2006.
- xi. The level of proposed residential zoning (post the Area Committee meeting) would require the building of the equivalent of 2,500 to 3,700 houses. This increase is significantly greater than the established need, which requires zoned land that can accommodate a population increase of 844 or approximately 300 houses to 2006.
- xii. This would result (based on the projections of the Galway Housing Strategy) in over half of all the new houses in County Galway being constructed in Gort. This scenario and the level of zoning is clearly unsustainable and contrary to the County Galway Housing Strategy which has already been adopted by Galway County Council.
- The level of residential zoning now before Galway County Council is excessive and is not in accordance with proper planning and sustainable development, Government Guidelines and policy, current Galway County Council policy as well as the integrated and co-ordinated development of the town.

Table 6 Proposed total and extra new zonings as agreed by the Loughrea Area Committee

Zoning	Total zoni Plan	ng in 1999		w zoning agreed rea Committee
Residential Dev'ped	212.5 a.	86 ha.	of comm	
Undev'p	139.5 a.	56.5 ha.	169 a.	68.5 ha

Note The level of residential zoning includes land zoned as industrial in the draft 1999 Plan. This has resulted in a small reduction in the level of industrial zoning

- xiv. There were no additions to the industrial, community, or recreation and amenity zonings agreed by the Area Committee. However there was a small additional commercial zoning to the north of the town centre that was agreed by the Area Committee based on the Consultants recommendations. The extra residential zoning agreed by the Area Committee resulted in a reduction in the level of industrial, recreation and amenity as well as community zoning.
- XV. The current preferred route for the N18 crosses into and across land recommended to be zoned residential by the Area Committee. This scenario would result in the landowners being open to compensation if the road was constructed on these lands after they have been zoned for residential purposes.

The implications of the proposed level of residential zoning as recommended by the Loughrea Area Committee are summarised in the following points:

- Non integrated development and urban sprawl;
- Hamper national funding for required infrastructure;
- Loss of community and increase in the level of commuter population with a lack of identity within the town;
- Significant and irreversible visual and environmental impact on heritage;
- Increase in traffic congestion;
- Contrary to the Galway Transportation and Planning Study;
- Contrary to the principles of a Sustainable Development Strategy for Ireland;
- Contrary to the Galway Housing Strategy
- Contrary to the objectives of the Residential Density Guidelines; and
- Contrary to the proper planning and sustainable development of the town.

Submissions

xvi. A number of separate and detailed submissions were received on a wide range of issues and land use zonings as indicated in the following table. These submissions are summarised in regard to the points raised and commented upon in the following report on the submissions received. The decision of the Area Committee is also included in regard to each submission.

Zoning	Number of submissions
Agriculture to Residential	9
Recreation and Amenity to Residential	2
Community facilities to Residential	I M COMMENTS
Health Services	1

1. Mr. Robin Lahiff, Cloone, Gort

REF.	ISSSUES RAISED	BSM COMMENTS	AREA

a. Land use zoning map	Proposed rezoning of 18 acres of land zoned from Agriculture, Recreation & Amenity to residential zoning within town boundary and part outside plan area.	The land is located on the periphery of the town and includes an area outside the plan area boundary. Its rezoning would not be in accordance with the proper planning and development of the town. An adequate level of and has already been zoned for residential purposes for population growth during the plan period.	CTTEE DECISION The Area Cttee agreed that lands be rezoned to residential use inside the town boundary.
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It was proposed by Cllr. Cunningham, seconded by Cllr. Fahy to accept the decision of the area committee and to rezone to Residential use the land within the town boundary marked No. 1 on the zoning map.

A vote was then taken on Cllr. Cunningham's proposal which resulted as follows: -

AR SON: Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,

M. Hoade, P. Hynes, J. Joyce, M. Loughnane, T. Mannion, J.

McClearn, Comh. C. Ni Fhatharta, Cllr. M. Regan. (12)

IN AGHAIDH: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

2. Mr. Bernard Stanford, Lavally, Gort (Submission by Noel Ford, Area Engineer and Bernard Stanford both submissions have been amalgamated)

2	REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE DECISION
a.	Land use zoning map	Proposed rezoning of four parcels of land, 34 acres in total, zoned from Agriculture to Residential zoning	This submission involves four parcels of land in the north east of the town, one of which is outside the plan area. The rezoning of land along	The Area Cttee agreed that lands be rezoned to residential

	and part outside plan area.	the Loughrea Road would result in pressure for ribbon development. The land parcels located within the plan area	use inside the town boundary.
heares committee and to mining marked No. 3 on 1 A vote was then taken on	isky, seconded by (accome 3 areas of li he zoning map. Clin Paby's propos	boundary are zoned Agriculture. An adequate level of land has already been zoned for residential purposes for population growth during the plan period.	

It was proposed by Cllr. Cunningham, seconded by Cllr. Hynes to accept the decision of the area committee and to rezone from Agriculture to Residential the land within the town boundary marked No. 2 on the zoning map.

A vote was then taken on Cllr. Cunningham's proposal which resulted as follows: -

AR SON:

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,
N. Grealish, M. Hoade, P. Hynes, J. Joyce, M. Loughnane, T.
Mannion, J. McClearn, Comh. C. Ni Fhatharta, Cllr. M. Regan.
(13)

IN AGHAIDH: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

3. Mr. Terry Collins, Glenbrack, Gort (Submission by Oliver Higgins, Carrowoneash, Oranmore)

REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE DECISION
a. Land use zoning map	Proposed rezoning of 3 acres of land zoned from Agriculture to Residential zoning.	The land is located on the north west edge of the town on the N18 to Galway. There are 139.5 acres of land available for residential development at appropriate locations throughout the plan area.	The Area Cttee agreed that lands be rezoned to residential use

The rezoning would currently not be in accordance with the proper planning and development of the town.

It was proposed by Cllr. Fahy, seconded by Cllr. Cunningham to accept the decision of the area committee and to rezone 3 areas of land zoned from Agriculture to Residential zoning marked No. 3 on the zoning map.

A vote was then taken on Cllr. Fahy's proposal which resulted as follows: -

AR SON: Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,

N Grealish, M. Hoade, P. Hynes, J. Joyce, T. Mannion, J. McClearn, Comh. C. Ni Fhatharta, Cllr. M. Regan. (12)

IN AGHAIDH: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

4. Colman Roche, Ballyhugh, Gort

K	REF.	ISSSUES RAISED	BSM COMMENTS	AREA
- T	- 1		Planning permission has	CTTEE DECISION
	and use oning map	Proposed rezoning of 2 acres of land zoned from Agriculture to residential zoning.	This land is beyond the extremities of the main built up area of the town on a minor road and is adjacent to an area zoned for industrial development. The rezoning of the land is likely to result in further pressure for residential development in this area and lead to hazards associated with ribbon development, such as traffic and safety. An adequate level of and has already been zoned for residential purposes	The Area Cttee agreed that lands be rezoned to residential use

for population growth during the plan period.

It was proposed by Cllr. Fahy, seconded by Cllr. Hynes to accept the decision of the area committee and to rezone 2 acres of land zoned from Agriculture to Residential zoning marked No. 4 on the zoning map.

A vote was then taken on Cllr. Fahy's proposal which resulted as follows: -

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy, AR SON:

N. Grealish, M. Hoade, P. Hynes, J. Joyce, M. Loughnane, T. Mannion, J. McClearn, Comh. C. Ni Fhatharta, Cllr. M. Regan.

(13)

IN AGHAIDH: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

5. Mr. Pat Griffen (Submission by JP Mc Hugh & Co., Architects, Dublin Road, Oranmore)

DEE			
REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE DECISION
a. Land use zoning map	Proposed rezoning of 3 acres of industrial zoned land to Residential zoning.	Planning permission has been granted for industrial units on adjacent land to the north east. This land should remain zoned for industrial use to allow for expansion of the above development. It will also include an element of choice in location of employment generating uses. An adequate level of and has already been zoned for residential purposes for population growth during the plan period.	The Area Cttee proposed that lands be rezoned to residential use

It was proposed by Cllr. Loughnane, seconded by Cllr. Fahy to accept the recommendation of the area committee and to rezone 3 acres of Industrial zoned land to Residential zoning marked No. 5 in the zoning map.

A vote was then taken on Cllr. Loughnane's proposal which resulted as follows: -

AR SON: Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,

M. Hoade, P. Hynes, J. Joyce, M. Loughnane, T. Mannion, J. McClearn, Comh. C. Ni Fhatharta, Cllr. M. Regan. (12)

IN AGHAIDH: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

6. Mr. Gerry Lydon, Lydon Developments Ltd., Terryland Retail Park, Headford Road

REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE
a. Land use zoning map		This land would provide an infill development which could complement the existing development pattern. The land should be rezoned for Commercial use, which will permit a mix of residential and commercial uses. The preservation of the school exterior should be included as an objective. It is also recommended that an objective be included to provide for public access to the River as part of the development in the interests of recreation and amenity.	The Area Cttee agreed that lands be rezoned to residential use

It was proposed by Cllr. Cunningham, seconded by Deputy Burke to accept the recommendation of the consultants. i.e. To rezone 3 acres of land from Community Facility to Commercial use which will permit a mix of Residential and Commercial uses. This land would provide an infill development which would compliment the existing development pattern. The preservation of the school exterior should be included as an objective. It is also recommended that an objective be included to provide for public access to the River as part of the development in the interests of recreation and amenity. Marked No. 6 on the zoning map.

Cllr. Cunningham submitted documents in relation to this submission.

Mr. Ridge pointed out that it is virtually impossible to control development when this amount of land is zoned for Residential development. It is possible to have just a few houses built in each area. Permissions may be granted subject to developers providing footpaths, lighting etc.

If permission is refused in zoned areas the planning authority is open to claims for compensation.

7. Mr. Gerry Lydon, Lydon Developments Ltd., Terryland Retail Park, Headford.

REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE DECISION
a. Land use zoning map	Proposed rezoning of 6 acres of land zoned from Recreation and Amenity to Residential zoning	The location of the land within the town centre would contribute to the vitality of Gort. This land is subject to a planning permission granted for 11 houses. This rezoning should be accompanied by an objective to provide public access to the river and the creation of a riverside walkway.	The Area Cttee proposed that lands be rezoned to residential use

It was proposed by Cllr. Cunningham, seconded by Cllr. Fahy to rezone 6 acres of land from Recreation and Amenity to Commercial which would allow for Residential to be permitted in principle in accordance with the matrix. This rezoning should be accompanied by an objective to provide public access to the river and the creation of a riverside walkway. Marked No. 7 on the zoning map.

A vote was then taken on Cllr. Cunningham's proposal which resulted as follows: -

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy, AR SON:

M. Hoade, P. Hynes, M. Loughnane, T. Mannion, J. McClearn,

Comh. C. Ni Fhatharta, Cllrs. P. Rabbitt, M. Regan. (12)

(0) IN AGHAIDH:

GAN VOTAIL:

The Cathaoirleach declared the resolution carried.

Cllr. Cunningham said he had two further submissions to make and that one related to land which is adjacent to lands owned by the Council. It is near the sewage treatment plant. He said that this request had been already submitted.

Mr. Marsden said the submission was received after the end of the statutory period for receipt of submissions. He said it involved a large area of land which was being proposed for Residential development and another large area for Recreation and Amenity. Residential zoning would not be advisable.

Mr. Ridge said that the electoral area is not the forum for submissions. There is a statutory time period for receipt of submissions and the area committee is not the proper forum.

As the landowner had been informed that his submission was not received within the statutory period and details submitted in relation to the land in question were not precise and it was not possible to identify clearly the area involved, it was agreed not to proceed with this request for rezoning.

Cllr. Cunningham submitted documents in relation to the other submission which related to lands owned by Mr. Fred Barry at Tubber Road, Gort and requested that it be rezoned for commercial and residential purposes. Mr. Ridge said that commercial developments on periphery sites on the edge of town would be contrary to national and local policy. The County Manager said it could be disastrous for town centre development. After the discussion in relation to commercial zoning, Cllr. Cunningham proposed that all the land be zoned residential and that an amenity strip zoning should remain intact. This proposal was seconded by Cllr. Fahy.

A vote was then taken on Cllr. Cunningham's proposal which resulted as follows: -

AR SON: Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,

N. Grealish, M. Hoade, P. Hynes, M. Loughnane, T. Mannion, J.

McClearn, M. Regan. (11)

IN AGHAIDH:

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

8. Mr. Jack Hayes, Ballyhugh

	REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE
a.	Land use zoning map	Proposed rezoning of 14 acres of land zoned from Agriculture to Residential zoning.	An adequate level of land has already been zoned for residential purposes for population growth during the plan period. The pan aims to consolidate development rather than to promote ribbon development along existing roadways. The land is on the periphery of the town and its rezoning would currently not be in accordance with the proper planning and development of the town.	The Area Cttee agreed that lands be rezoned to residential use

It was proposed by Cllr. Fahy, seconded by Cllr. Hynes to accept the recommendation of the area committee and to rezone 14 acres of land from Agriculture to Residential zoning marked No. 8 on the zoning map.

A vote was then taken on Cllr. Fahy's proposal which resulted as follows: -

AR SON: Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,

M. Hoade, P. Hynes, J. Joyce, M. Loughnane, T. Mannion, J.

McClearn, P. Rabbitt, M. Regan. (12)

 $\underline{INAGHAIDH}$: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

9. Mr. John Shaughnessy (Submission by Patrick H. Flood & Co., Consulting Civil Engineer, 16 Oldfield, Kingston, Galway)

	REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE
				DECISION
a.	Land use zoning map	Proposed rezoning of 9 acres of land zoned from Agriculture to Residential zoning.	Approximately 4 acres of this site is currently zoned residential yet remains undeveloped. A considerable portion of land on the Ennis Road closer to the town centre also remains	The Area Cttee agreed tha lands be rezoned to residential use
			undeveloped. As this submission relates to land a distance from the town centre, and given that alternative land located closer to the town centre zoned for residential development remains undeveloped, it	
0(0)	It was proposed Council to see	M. C.	is recommended that this land remain as zoned Agriculture/ Residential in the draft plan.	

It was proposed by Cllr. Fahy, seconded by Cllr. Hynes to accept the recommendation of the area committee and to rezone 9 acres of land from Agriculture to Residential zoning marked No. 9 on the zoning map.

A vote was then taken on Cllr. Fahy's proposal which resulted as follows: -

AR SON:

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,
M. Hoade, P. Hynes, M. Loughnane, T. Marrier, L. M. Cl.

M. Hoade, P. Hynes, M. Loughnane, T. Mannion, J. McClearn, P. Rabbitt M. Reggn. (11)

P. Rabbitt, M. Regan. (11)

 $\underline{INAGHAIDH}$: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

10. Grainne Cahill, Western Health Board, Technical Services Department, Merlin Park Regional Hospital, Galway.

	REF.	ISSSUES RAISED	COMMENTS	AREA CTTEE DECISION
a.	Specific Objective	A 1000m2 site will be required for a new Health Centre. Off Street parking will also be required.	It is recommended that Health Centre uses should be Permitted in Principle in Residential, Commercial, Community Facility zones. It is recommended that the zoning matrix is	Accepted Consultants recommendat ions
b.	Specific Objective	A 400m2 site will be required for a Psychiatric Day Centre	amended to reflect this. It is recommended that Health Centre uses should be Permitted in Principle in Residential, Commercial, Community Facility zones. It is recommended that the zoning matrix is amended to reflect this.	Accepted Consultants recommendat ions

10(a) It was proposed by Cllr. Loughnane, seconded by Cllr. Cunningham and agreed by the Council to accept the recommendation of the consultants i.e. that the Health Centre uses should be permitted in principle in Residential, Commercial, Community Facility zones. It was recommended that the zoning matrix is amended to reflect this.

10(b) It was proposed by Cllr. Loughnane, seconded by Cllr. Cunningham and agreed by the Council to accept the recommendation of the consultants i.e. that the Health Centre uses should be permitted in principle in Residential, Commercial, Community Facility zones. It was recommended that the zoning matrix is amended to reflect this.

11. Mr. Sean Glynn Circular Road, Gort

325	REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE
a.	Land use zoning map	Proposed rezoning of 26 acres of land zoned from	This land straddles the plan area boundary and the railway line.	The Area Cttee agreed that

Agriculture to Residential zoning and part outside plan area

Approximately half of the land is located within the plan area boundary. The land inside the plan area boundary is zoned for agricultural use. A considerable portion of land on the Ennis Road closer to the town centre remains undeveloped. As this submission relates to land a distance from the town centre, and given that alternative land located closer to the town centre zoned for residential development remains undeveloped, it is recommended that this land which lies to inside the plan boundary remain zoned for Agriculture use. This land is on the periphery of the town and its rezoning would not be in accordance with the proper planning and development of the town. The plan provides for an adequate amount of residentially zoned land providing for the anticipated population increase.

lands be rezoned to residential use inside the town boundary.

It was proposed by Cllr. Fahy, seconded by Deputy Burke to accept the decision of the area committee and to rezone the land inside the town boundary from Agriculture to Residential zoning marked No. 11 on the zoning map.

A vote was then taken on Cllr. Fahy's proposal which resulted as follows: -

AR SON: Dep. U. Burke. C

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy,

N. Grealish, P. Hynes, M. Loughnane, T. Mannion, J.

McClearn, M. Regan. (10)

 $\underline{INAGHAIDH}$: (0)

GAN VOTAIL: (0)

The Cathaoirleach declared the resolution carried.

12. Mr. Niall Finnegan, Glenbrack, Gort

REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE DECISION
a. Land use zoning map	Proposed rezoning of 23 acres of land from Agriculture to Residential zoning and part outside plan area	This land straddles the plan area boundary and the railway line. Approximately a third of the land is located within the plan area boundary. The land inside the plan area boundary is zoned for agricultural use. A considerable portion of land on the Ennis Road closer to the town centre remains undeveloped. As this submission relates to land a distance from the town centre, and given that alternative land located closer to the town centre zoned for residential development remains undeveloped, it is recommended that this land which lies to inside the pan boundary remain zoned for Agriculture use. The plan provides for an adequate amount of residentially zoned land providing for the anticipated population increase.	The Area Cttee agreed that lands be rezoned to residential use inside the town boundary.

It was proposed by Deputy Burke, seconded by Cllr. McClearn to accept the decision of the area committee and to rezone land inside the town boundary from Agriculture to Residential zoning marked No. 12 on the zoning map.

A vote was then taken on Deputy Burke's proposal which resulted as follows: -

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy, AR SON:

N. Grealish, M. Hoade, P. Hynes, M. Loughnane, T. Mannion, J.

McClearn, M. Regan. (11)

(0) IN AGHAIDH:

(0)GAN VOTAIL:

The Cathaoirleach declared the resolution carried.

13. Mr. Sean Rankin, O' Connor, Keogh & Mulcaire, Woodquay Court, Woodquay, Galway

REF.	ISSSUES RAISED	BSM COMMENTS	AREA CTTEE DECISION
a. Land use zoning ma	Proposed rezoning of 28 acres of land zoned from Agriculture to Residential zoning and Part outside plan area	There are two parcels of land one inside the plan area and one outside. The parcel located within the area boundary is zoned Agriculture and is also subject to a view and amenity objective. It's rezoning would currently not be in accordance with the proper planning and development of the town. The plan provides for an adequate amount of residentially zoned land providing for the anticipated population increase. The second parcel is located in its entirety outside the plan area and is therefore not considered.	The Area Cttee agreed that lands be rezoned to residential use inside the town boundary.

It was pointed out by Mr. Marsden, Planning Consultant, that part of area 13 has now been overlaid by the proposed by-pass route.

It was proposed by Cllr. Cunningham, seconded by Cllr. Hynes to rezone the area on the town side of the reservation line (shown in blue) of the national route corridor. The County Manager expressed his concern at the zonings proposed for Gort town. He said we are trying to build up towns and villages, therefore he was concerned that zonings which could accommodate 10,000 people are being proposed for Gort, when there is no question of the population being in the region of 10,000 in this area.

He said this is contrary to all advice given, and contrary to national policy. However, he said he respected the decisions made by the Councillors.

000 p.z. to County Councillors. There is also provision

A vote was then taken on Cllr. Cunningham's proposal which resulted as follows: -

Dep. U. Burke, Cllrs. J. Callanan, M. Cunningham, M. Fahy, AR SON:

N. Grealish, M. Hoade, P. Hynes, M. Loughnane, T. Mannion, J.

McClearn, M. Regan. (11)

IN AGHAIDH: (0)

(0)GAN VOTAIL:

The Cathaoirleach declared the resolution carried.

TO CONSIDER SUBMISSIONS/OBSERVATIONS RECEIVED ON THE MATERIAL ALTERATIONS/AMENDMENTS TO ATHENRY DEVELOPMENT PLAN

This item was deferred.

POLICY TRAINING FOR COUNCILLORS

1380

1379

Mr. Murphy said that the IPA has now confirmed that the Seminar for Councillors in the Western Region will be held in the Quality Hotel, Clarinbridge on Friday 25th January, 2002. He said that nomination papers should be returned to the IPA before the 4th January 2002.

MANAGER'S BUSINESS

1381

Representational Payment to Councillors

Referring to Circular letter dated 10th December 2001 from DoELG regarding payment of representational payment to Councillors, Mr. Murphy pointed out that the Circular provides for payment of EUR 11,000 p.a. to County Councillors. There is also provision for a payment of a single amount of up to EUR 15,420 in respect of the period 4/5/00 to 31/12/01. Mr. Murphy said that the mileage and subsistence rates were also being increased from 1/1/01. In answer to Councillors queries, Mr. Murphy said that the Representational Payment was subject to PAYE in the normal way and to PRSI at Class K or M, as appropriate, and that payment could not be made until details of same had been submitted by the members.

N.O.M. NO. 14 - SEWERAGE - DEP. U. BURKE

1382

The following reply was given to Dep. Burke: -

"The necessary works will be carried out as soon as possible."

N.O.M. NO. 15 - FOOTPATHS - DEP. U. BURKE

1383

The following reply was given to Dep. Burke: -

"There are no funds available at present to carry out these works."

N.O.M. NO. 16 - ROADS - DEP. U. BURKE

1384

The following reply was given to Dep. Burke: -

"This item will be brought to the attention of the Resident Engineering staff on this scheme as this matter is the responsibility of the contractor."

N.O.M. NO. 17 - W.S.S - CLLR. M. CUNNINGHAM

1385

The following reply was given to Cllr. Cunningham: -

"The Council is currently progressing the necessary site investigations so that the scheme can proceed when final approval issues from the Department of the Environment. Prior to final approval being issued the Council is required to clarify a number of legal issues relating to the source abstraction order and this work is being undertaken at the moment."

N.O.M. NO. 18 - FLOODING - CLLR. M. FAHY

1386

The following reply was given to Cllr. Fahy: -

"It is planned to carry our adjustments to the drainage channel at this location in the coming weeks."

N.O.M. NO. 19 - ROADS - CLLR. M. FAHY

1387

The following reply was given to Cllr. Fahy: -

"This area will be monitored during wet conditions and remedial action will be taken if necessary."

N.O.M. NO. 20 - MONUMENTS - CLLR. M. FAHY

1388

The following reply was given to Cllr. Fahy: -

"This monument is not in the charge of Galway County Council."

N.O.M. NO. 21 - FOOTPATHS - CLLR. N. GREALISH

1389

The following reply was given to Cllr. Grealish: -

"This will be considered for inclusion in the 2002 Roadworks scheme"

N.O.M. NO. 22 - WATER TOWER - CLLR. N. GREALISH

1390

The following reply was given to Cllr. Grealish: -

"The tower in question has been out of use for a number of years and there are no funds available to paint the tower."

N.O.M. NO. 23 - TRAFFIC - CLLR. N. GREALISH

1391

The following reply was given to Cllr. Grealish: -

"The junction in question has inadequate sight distance at present. The construction of such a lane would move the traffic closer to this junction and create a more dangerous situation than that which prevails at present. A submission will be made to the N.R.A. with a view to obtaining funds in the coming year to improve this junction."

N.O.M. NO. 24 - PEDESTRIAN CROSSING - CLLR. J. JOYCE

1392

The following reply was given to Cllr. Joyce: -

"There are no funds available at present to carry out these works."

N.O.M. NO. 25 – TRAFFIC – CLLR. J. JOYCE

1393

The following reply was given to Cllr. Joyce: -

"There are no funds available at present to carry out these works, however it is our intention to address the situation in the coming year."

N.O.M. NO. 26 - DANGEROUS BUILDINGS - CLLR. J. JOYCE

1394

The following reply was given to Cllr. Joyce: -

"I am to advise that Galway County Council is prepared to suport Eyrecourt & District Community Development Group, within available resources, in relation to the Old Theatre at Eyrecourt."

N.O.M. NO. 27 - BRIDGES - SEN. J. McDONAGH

1395

The following reply was given to Sen. McDonagh: -

"This bridge has been inspected and funding will be sought for its repair."

N.O.M. NO. 28 - ROADS - SEN. J. McDONAGH

1396

The following reply was given to Sen. McDonagh: -

"This private roadway will not be taken in charge until all developments are completed on this road."

N.O.M. NO. 29 - BRIDGES - SEN. J. McDONAGH

1397

The following reply was given to Sen. McDonagh: -

"This bridge has been inspected and funding will be sought for its repair."

N.O.M. NO. 30 - FOOTPATHS - CLLR. P. McHUGH

1398

The following reply was given to Cllr. McHugh: -

"This work will be considered as part of the 2002 Road Works Scheme".

N.O.M. NO. 31 – BURIAL GROUNDS – COMH. C. NI FHATHARTA

1399

The following reply was given to Comh. Ni Fhatharta: -

"Rinneadh obair dheisiúcháin shealadach ag Reilig an tSeanbhaile, Leitir Mealláin. Go fadthéarmach tá sé i gceist againn an chaoi atá cúrsaí ansin a fhiosrú."

CRIOCHNAIGH AN CRUINNIU ANSIN

28/1/2002.