

[REDACTED]

From: Kaye O'Loughlen [REDACTED]
Sent: Tuesday 3 January 2023 21:42
To: Development Plan
Subject: Proposed Amendment to the Draft Clare Development Plan 2023-2039
Attachments: Draft Clare Development Plan.docx

Attached please find submission in relation to the above plan

Regards

AMENDMENTS TO DRAFT CLARE COUNTY DEVELOPMENT PLAN 23-29

Submission in relation to Lisdoonvarna – Rooska area

1. Why are lands previously zoned AG1 now rezoned to R3, and the lands previously zoned as R2 and SR4 now rezoned as R2 and AG1. Rationale behind such rezoning should be explained fully and reasons outlined.
2. R3 is listed as Services Sites – what exactly does it mean. Normally ‘serviced sites’ mean that water, sewage etc. connections are already in place so people can purchase such sites.
3. Are these sites to be sold individually to clients? If so how is planning permission obtained?
4. Is planning permission automatically granted to clients who purchase the above sites? If not, do clients then have to apply to Clare CC for planning permission with all ensuing costs involved.
5. Mortgage approval – do clients obtain mortgage approval or is there any financial assistance available from Clare CC in the event of not be able to obtain such mortgage approval.
6. Are Financial Institutions being approached by Clare CC in this regard?
7. What happens if sites are not sold, or only a portion of sites sold to private individuals. What are Clare CC contingency plans if this happens.
8. If sites are not sold, will Clare CC propose to rezone lands again?
9. Lisdoonvarna is a tourist heritage town and I don’t see any proposal to develop the tourist attractions in the town. There is a Spa Wells in situ which has not been utilized for many years. There are a number of hotels across the country who have built and promote “Spa” facilities. There are huge missed opportunities for the Spa Wells to be developed in this regard. Also gym facilities could also be developed on the site. There has been major sporting development just across from the Sulphur Wells and gym facilities nearby would be major benefit to the town and local area. This would also promote employment across the area.
10. I would assume that local Councillors, elected by the local community, would have the best interests of the town of Lisdoonvarna at heart.