

From: [REDACTED]
To: [Development Plan](#)
Subject: "Submission to Variation No.1 to the Clare County Development Plan 2023-2029"
Date: Friday 3 April 2026 11:57:25
Attachments: [REDACTED]

Good morning,

Please see attached submission to Variation No.1 to the Clare County Development Plan 2023-2029

Please confirm receipt of this submission

Kind regards
Cyril O'Reilly
[REDACTED]

Variation No.1 to the Clare County Development Plan 2023-2029

Planning Department
Clare County Council
New Road,
Ennis,
Co Clare. V95 DXP2

2nd April 2026

SUBMISSION No. 25S1-017 Jim Halpin Lands Tulla

Dear Sirs,

We refer to the recent public of Variation No.1 to the Clare County Development Plan 2023-2029

We note that the submission by my client Jim Halpin (No. 25S1-017 lands in Tulla) was not considered for residential zoning.

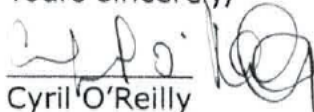
We understand that the reason was *"that the lands were not considered to be suitable, to accommodate residential development, at this moment in time, owing to insufficient road access to facilitate safe pedestrian and vehicular access."*

On the draft map submitted an alternative entrance to the north of the site was indicated including a pedestrian access for connectivity to the village.

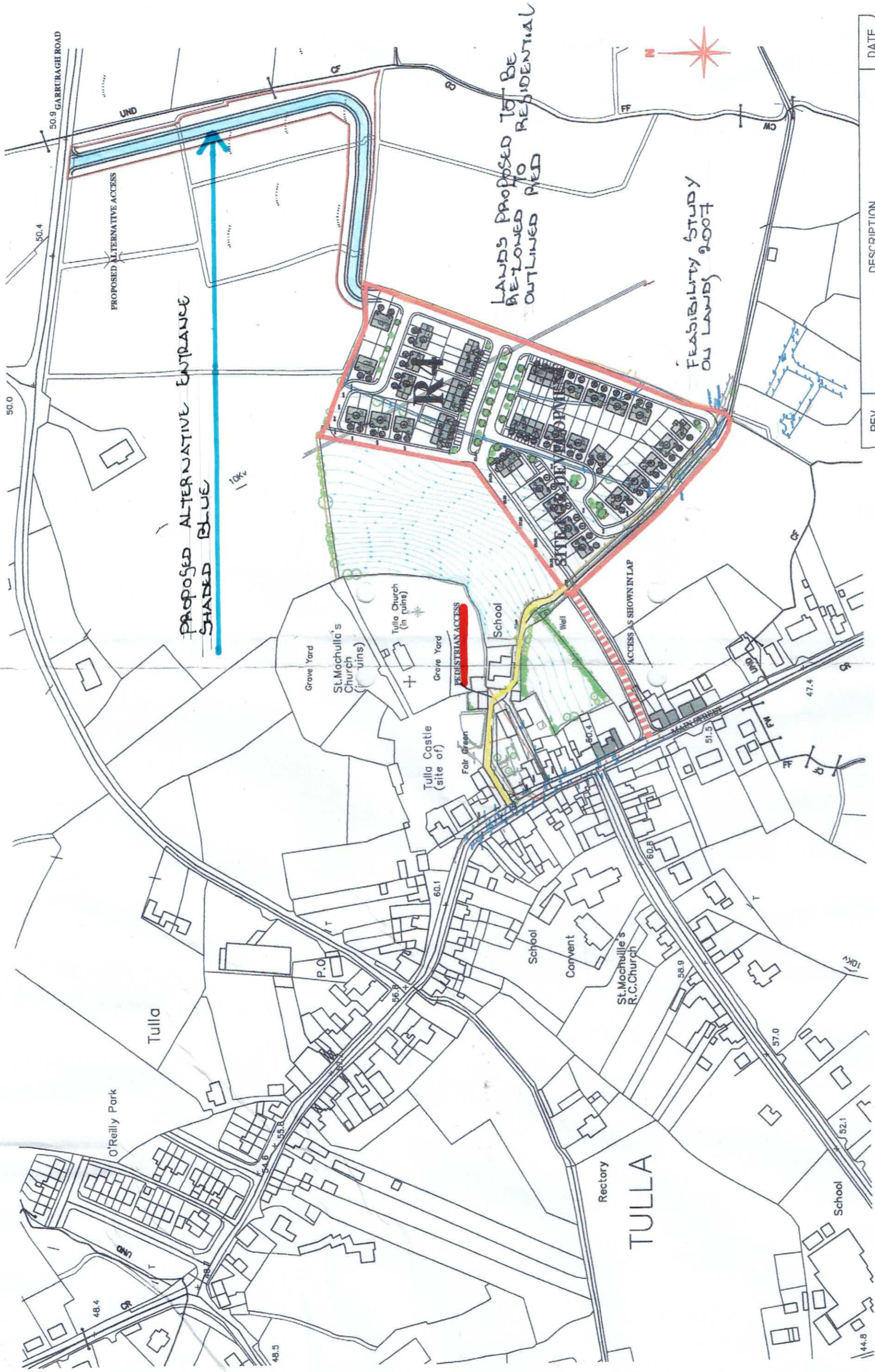
We have enclosed a map with this letter with the alternative access road and pedestrian route highlighted.

Having regard to the alternative access road available, in conjunction with the pedestrian access, we would ask you to re-examine our submission and zone the lands in question for residential.

Yours sincerely,


Cyril O'Reilly





REV	DESCRIPTION	DATE

CLIENT	J.P. O'CONNOR CONSTRUCTION LTD.
PROJECT	HOUSING DEVELOPMENT AT TULLA
TITLE	LOCATION MAP
SCALE	1:2500
DATE	06/10/07
DRAWN BY	IRM
DWG NO.	J43-A01

McGAHON ARCHITECTS

ARCHITECTS & PLANNING CONSULTANTS

CLONMONEY LODGE, HURLERS CROSS, BUNRATTY, CO. CLARE. TEL: 061-366004 FAX: 061-362551

SITE LOCATION MAP SCALE 1:2500