



## DRÉACHT-PHLEAN CEANTAIR ÁITIÚIL ROS CRÉ 2023 – 2029 ALT 20 DEN ACHT UM PLEANÁIL AGUS FORBAIRT 2000 (ARNA LEASÚ)

Tá sé beartaithe ag Comhairle Contae Thiobraid Árann Plean Ceantar Áitiúil (PCÁ) 2023 – 2029 nua a dhéanamh do Ros Cré. Féadfaidh tú an Dréacht- PCÁ a scrúdú agus aighneacht nó tuairim scríofa a dhéanamh. Is deis é seo cabhrú le pleanáil do bhaile Ros Cré, agus cead cainte a bheith agat ar cheisteanna mar phleanáil talamhúsáide, gníomh aeráide, tithíocht, oidhreacht, iompar agus nascacht, cosaint an chomhshaoil, fiontraíocht agus athghiniúint srl. Cuimsíonn Dréacht PCÁ:

- Ráiteas Scríofa, Léarscáileanna agus Aguisíní, lena n-áirítear,
- Measúnacht Straitéiseach Timpeallachta (MSC) Tuarascáil Timpeallachta (ar an tionchar suntasach dóchúil ar an gcomhshaoil ó chur i bhfeidhm an PCÁ) de réir na Treorach SEA agus na Rialacháin um Pleanáil agus Forbairt (MSC) 2004, arna leasú.
- Measúnú Iomchuí (MI) Tuarascáil Scagtha Tionchair Natura agus cinneadh i gcomhréir le hAirteagal 6(3) de Threoir an AE maidir le Gnáthoga.
- Measúnú Straitéiseach ar Riosca Tuilte de bhun alt 28 den Acht um Pleanáil agus Forbairt 2000 (arna leasú) agus forálacha na dTreoirínte d'Údarás Phleanála (2009) ar an gCóras Pleanála agus Bainistiú Riosca Tuilte.

Féadfar an Dréacht- PCÁ a iniúchadh le linn uaireanta oscailte poiblí ó **Dé hAoine 24 Feabhra 2023 go dtí Dé Máirt 11 Aibreán 2023** ag na láithreacha seo a leanas san áireamh:

- Rannóg Pleanála, Oifigí Cathartha, Sráid Emmet, Cluain Meala, Co. Thiobraid Árann, E91 N512
- Rannóg Pleanála, Oifigí Cathartha, Bóthar Luimnigh, An tAonach, Co. Thiobraid Árann, E45 A099
- Leabharlann Ros Cré, Bóthar Bhiorra, Ros Cré, Co. Thiobraid Árann, E53 N129

Tá cóip den Dréacht-PCÁ ar fáil ar líne freisin ag <https://consultations.tipperarycoco.ie>

### Aighneacht nó Breathnú a Dhéanamh

Is féidir aighneachtaí nó tuairimí a dhéanamh ar cheann amháin de dhá bhealach:

1. Ar líne tríd an bhfoirm aighneachta ar shuíomh Gréasáin na Comhairle ag <https://consultations.tipperarycoco.ie>
2. Scríofa (marcáilte "Plean Ceantair Áitiúil Ros Cré") chuig:
  - An Roinn Pleanála, Comhairle Contae Thiobraid Árann, Oifigí Cathartha, Bóthar Luimnigh, An tAonach, Co. Thiobraid Árann, E45 A099
  - An Roinn Pleanála, Comhairle Contae Thiobraid Árann, Oifigí Cathartha, Sráid Emmet, Cluain Meala, Co. Thiobraid Árann, E91 N512.

Ní mór aighneachtaí nó tuairimí a dhéanamh i scríbhinn tráth nach déanaí ná **4.00 i.n. ar an Máirt 11 Aibreán 2023**. Ní ghlacfar le haighneachtaí déanacha.

Déan machnamh ar na nithe seo a leanas le do thoil agus d'aighneacht á déanamh agat:

1. Ba cheart go mbeadh aighneachtaí i meán AMHÁIN .i. ar líne nó i gcóip chrua. Ní ghlacfar le haighneachtaí a sheoltar ar ríomhphost.
2. Ba cheart go mbeadh ainm iomlán agus seoladh an duine atá ag déanamh na haighneachta san áireamh sna haighneachtaí, sonraí na heagraíochta, an ghrúpa nó na cuideachta a bhfuil ionadaíocht á déanamh aige nuair is cú.
3. Cuir léarscáil isteach le do thoil má bhaineann d'aighneacht le suíomh, le talamh nó le gné ar leith.
4. Tá leanaí nó grúpaí nó cumainn a dhéanamh ionadaíocht ar leasanna leanaí i dteideal aighneachtaí nó tuairimí a dhéanamh ar an dréacht- PCÁ.
5. Tabhair faoi deara le do thoil go bhfoilséofar gach aighneacht a gheofar ar líne laistigh de 10 lá oibre, agus go leagfar amach iad i dTuarascáil an Phríomhfheidhmeannaigh a fhoilséofar freisin.
6. Cinntigh le do thoil nach n-áirítear aon fhaisnéis chráiteach, leabhacht nó rúnda, lena n-áirítear faisnéis rúnda a bhaineann le tríú páirtí (nár thoiligh an tríú páirtí, go sainráite nó go hintuigthe sna himthosca, lena n-áirítear). Coimeádann an tÚdarás Pleanála an ceart aon aighneacht nó cuid di nach gcomhlíonann an riachtanas seo a leasú.
7. Beidh gach aighneacht/tuairim faoi réir an Achte um Chosaint Sonraí 1988-2018 agus an Achte um Shaoráil Faisnéise 2014

### Ócáid Buail Isteach Poiblí

Beidh foireann na Comhairle ar fáil i Ros Cré chun ceisteanna ginearálta a fhreagairt agus treoir a thabhairt ar phróiseas comhairliúcháin an Dréachtphlean PCÁ, tá fáilte romhat teacht chuig Leabharlann Phoiblí Ros Cré, Bóthar Bhiorra, Páirceanna an Bhaile, Ros Cré ó **3.00in – 7.00in Dé Céadaoin 22 Márta 2023**.

Má theastaíonn tuilleadh sonraí uait, déan teagmháil le do thoil leis an Rannóg Pleanála ag 0818 06 5000 nó seol ríomhphost chuig [planning@tipperarycoco.ie](mailto:planning@tipperarycoco.ie)

**Stephane Duclot**  
Stiúrthóir Seirbhísí Pleanála & Forbartha, Seirbhísí Éigeandála & Pleanáil Éigeandála,  
Leabharlanna / Seirbhísí Cultúrtha / Bithéagsúlacht.

Dáta: 22/02/2023

## DRAFT ROSCREA LOCAL AREA PLAN 2023 – 2029 SECTION 20 OF THE PLANNING & DEVELOPMENT ACT 2000 (AS AMENDED)

Tipperary County Council proposes to make a new Local Area Plan 2023 – 2029 (LAP) for Roscrea. You may inspect the Draft LAP and make a written submission or observation. This is an opportunity to help plan for Roscrea town, and to have a say on issues such as landuse planning, climate action, housing, heritage, transport and connectivity, environmental protection, enterprise and regeneration etc. The Draft Roscrea LAP comprises:

- a Written Statement, Maps and Appendices, including,
- Strategic Environmental Assessment (SEA) Environmental Report (on the likely significant effects on the environment of implementing the LAP) in accordance with the SEA Directive and the Planning and Development (SEA) Regulations 2004, as amended.
- Appropriate Assessment (AA) Natura Impact Screening Report and determination in accordance with Article 6(3) of the EU Habitats Directive.
- Strategic Flood Risk Assessment pursuant to section 28 of the Planning and Development Act 2000 (as amended) and the provisions of the Guidelines for Planning Authorities (2009) on the Planning System and Flood Risk Management.

The Draft LAP may be inspected during public opening hours from **Friday 24th February 2023 until Tuesday 11th April 2023** inclusive at the following locations:

- Planning Section, Civic Offices, Emmet Street, Clonmel, Co Tipperary, E91 N512
- Planning Section, Civic Offices, Limerick Road, Nenagh, Co Tipperary, E45 A099
- Roscrea Library, Birr Road, Roscrea, Co. Tipperary, E53 N129

A copy of the Draft LAP is also available online at <https://consultations.tipperarycoco.ie>

### Making a Submission or Observation

Submissions or observations may be made in one of two ways:

1. Online via the submission form on the Councils website at <https://consultations.tipperarycoco.ie>
2. In writing (marked "Roscrea Local Area Plan") to:
  - Planning Department, Tipperary County Council, Civic Offices, Limerick Road, Nenagh, Co Tipperary, E45 A099
  - Planning Department, Tipperary County Council, Civic Offices, Emmet Street, Clonmel, Co Tipperary, E91 N512.

Submissions or observations must be made in writing no later than **4.00 p.m. on Tuesday 11th April 2023**. Late submissions will not be accepted.

Please consider the following in making your submission:

1. Submissions should be in ONE medium only i.e. online or in hard copy. Emailed submissions will not be accepted.
2. Submissions should include the full name and address of the person making the submission, details of organisation, group or company represented where relevant.
3. Please include a map if your submission refers to a particular location, land or feature.
4. Children or groups or associations representing the interests of children are entitled to make submissions or observations to the draft LAP.
5. Please be advised that all submissions received will be published online within 10 working days, and will be set out in a Chief Executive's Report that will also be published.
6. Please ensure that no vexatious, libellous or confidential information, including confidential information relating to a third party (in respect of which the third party has not, expressly, or impliedly in the circumstances, consented to its disclosure) is included. The Planning Authority reserves the right to redact any submission or part thereof that does not comply with this requirement.
7. All submissions/observations will be subject to the Data Protection Act 1988-2018 and the Freedom of Information Act 2014

### A Public Drop-in Event

Council staff will be available in Roscrea to answer general queries and provide guidance on the Draft LAP consultation process, you are welcome to come along to the Roscrea Public Library, Birr Rd, Townparks, Roscrea from **3.00pm – 7.00pm on Wednesday 22nd March 2023**.

If you require more details, please contact the Planning Section at 0818 06 5000 or email [planning@tipperarycoco.ie](mailto:planning@tipperarycoco.ie)

**Stephane Duclot**  
Director of Services Planning & Development, Emergency Services & Emergency Planning,  
Libraries / Cultural Services / Biodiversity.

Date: 22/02/2023