



Comhairle Contae Thiobraid Árann
Tipperary County Council

PLANNING & DEVELOPMENT ACT 2000, as amended,
PLANNING & DEVELOPMENT REGULATIONS 2001, as amended
ARTICLE 81 OF PART 8 OF THE PLANNING & DEVELOPMENT REGULATIONS 2001, as amended

Pursuant to the requirements of Part 8 of the Planning and Development Regulations 2001, as amended, Tipperary County Council hereby gives notice that it proposes to carry out the following development in accordance with Part 8 of the Planning and Development Regulations 2001, as amended, for the following works in Cahir, Co Tipperary:

Description: The proposed development includes for public realm refurbishment and enhancement in Cahir's Town Centre comprising the upgrading of the existing Square and approach streets with new high-quality paving, kerbing, landscaping, public lighting, improved street furniture and utility diversions/works.

Location: The proposed development will be carried out on Castle Street, Cahir Town Square, St Mary's Road, Old Church Street and Church Street in the townland of Townparks, Cahir, Co. Tipperary.

Nature and Extent of Proposed Development

- I. New raised table shared surface on Castle Street from Cahir Castle to the Castle Car Park entrance to the East and The Mall entrance to the North.
- II. New kerb alignment and pavement surfaces from the Castle Street Car Park entrance to The Square junction, including upgrading of pedestrian crossing, installation of new public lighting and soft landscaping.
- III. New streetscape layout for Cahir Square with new alignment design for footpaths, parking areas and trafficked areas incorporating a raised table shared surface from the junction with Castle Street, to the Junction with St Marys Road and to North of The Fountain, new kerb and pavement surfaces throughout The Square, new hard and soft landscaping, new street furniture, new bollards, new bicycle racks, installation of new and upgrade of existing public lighting.
- IV. Alteration of on-street parking for Castle Street, The Square, Church Street, Old Church Street and The Square end of St Mary's Road.
- V. New pavement surfaces on St. Mary's Road, Old Church Street and Church Street.
- VI. New controlled pedestrian crossings and soft landscaping on Church Street and Old Church St.
- VII. Undergrounding of overhead electrical cables, installation of new public lighting and upgrading of existing public lighting across the entire project area.
- VIII. Development of associated drainage services and utilities across the entire project area.
- IX. All associated site works.

The proposed development is located within Cahir Town Architectural Conservation Area and is located adjacent to over 40 Protected Structures.

The development has been the subject of an Appropriate Assessment screening in accordance with Article 6(3) of the EU Habitats Directive (Directive 92/43/EEC) and article 250(1) of the Planning and Development Regulations 2001 as amended. The Appropriate Assessment screening concluded that the proposed development would not be likely to give rise to significant or indeterminate impacts on any Natura 2000 site.

Having regard to the information specified under Schedule 7A of the Planning and Development Regulations 2001, as amended, and based on an examination of the nature, size and location of the

development, it is determined that there is no real likelihood of significant effects on the environment arising from the proposed development, and an Environmental Impact Assessment (EIA) is not required.

Any person may, within 4 weeks from the date of the notice, apply to An Bord Pleanála for a screening determination as to whether the development would be likely to have significant effects on the environment.

Plans and particulars of the proposed development, including Appropriate Assessment (AA) and Environmental Impact Assessment (EIA) Screening Reports, will be available for purchase at a fee not exceeding the reasonable cost of making a copy, or for inspection at:

- **Tipperary County Council, Civic Offices, Emmet Street., Clonmel, Co. Tipperary, E91N512**
- **Tipperary County Council, Civic Offices, Limerick Road, Nenagh, Co. Tipperary, E45 A099**
- **Tipperary-Cahir-Cashel Municipal District Offices, Rosanna Road, Tipperary Town, Co. Tipperary, E34 WD51**

from 9.30 am – 4.30 pm Monday to Friday, and at Cahir Library, The Square, Cahir, Co. Tipperary from 1pm – 5pm on Mondays and Thursdays, 10am – 1pm & 2pm – 5pm Tuesdays and Fridays and 10am to 1pm on Saturdays for a period from the 10th of November to the 9th of December 2021.

Details of the proposed development are also available online at www.tipperarycoco.ie .

Submissions or observations with respect to the proposed development, dealing with the proper planning and sustainable development of the area in which the development will be situated, may be made in writing and addressed to **Pat Slattery, Director of Services, Tipperary-Cahir-Cashel Municipal District, Rosanna Road, Tipperary Town, Co. Tipperary**, should be clearly marked '**Part 8 in respect of proposed Cahir Town Centre Public Realm**' no later than 4.30 pm on Thursday 23rd of December, 2021.

**Signed: Pat Slattery,
Director of Services
Tipperary-Cashel-Cahir Municipal District, Rosanna Road,
Tipperary Town, Co. Tipperary,**