

Planning Department
Tipperary County Council
Civic Offices
Clonmel
Co. Tipperary
E91 N512

7th December 2023
[By Electronic Submission]

Dear Sir/Madam,

RE: SUBMISSION IN RELATION TO CLONMEL LOCAL AREA PLAN-MATERIAL ALTERATIONS

Tom Phillips + Associates, Town Planning Consultants, has been retained by [REDACTED] to make this submission to Tipperary County Council (TCC) in respect of the proposed material alterations to the *Clonmel Local Area Plan 2024-2030* as published on Friday, November 17th 2023.

In considering Submission No. 108, TCC's Chief Executive (CE) has recommended that the following amendments to the Draft LAP be made:

- i. *Change the zoning of the submission land from 'Employment' to 'Mixed Use' (See Amendments 5, 6, 56, 60 and 85 in Part 2)*
- ii. *Include a new policy under Section 6.6 to require the provision of new pedestrian and cycle link/avenue between land identified as Site 6 on the Employment Serviced Land Assessment (Appendix 1 of the LAP) and the River Suir Blueway (See Amendment 45 in Part 2)*

In relation to the above, we outline our client's support for the proposed material alteration and the proposed rezoning of the lands at Davis Road (Site 6) from 'Employment' to 'Mixed Use'. Furthermore, as part of any future planning application, our client is happy to engage with TCC to facilitate the provision of a new pedestrian and cycle link/avenue between the subject site and the River Suir Blueway.

Please do not hesitate to contact the undersigned with any queries that may arise in relation to this submission. We look forward to written acknowledgement of receipt of this submission in due course.

Yours sincerely,

[REDACTED]
Linda Colleran
Senior Planner
Tom Phillips + Associates

¹ Unit 5E Swords Business Park, Swords K67 C7P6, Co. Dublin

TOWN PLANNING CONSULTANTS