

Planning Dept.,  
Kildare Co. Council  
Aras Chill Dara  
Devoy Park  
Naas  
Co. Kildare

19/05/2022

**Re: Zoning of Lands at Clogharinka.  
County Development Plan 2023 – 2029  
for Patrick Oman**

Dear Sir/Madam,

I am instructed by Patrick Oman to request Kildare Co. Council to consider to zone an additional area of his land for Settlement Expansion.

**Site**

The site, having an area of 1.2 hectares is located adjacent to the primary school.

**Access**

The access to the site is to the immediate south of the school.

It is anticipated that this access will also provide access to the school grounds to the south and east as shown on the attached drawing.

This will provide a safer access to the school and will allow “drop off” of children within the school boundaries.

**Water Supply**

The water supply, supplied by a local borehole, is adequate for the duration of the plan.

**Foul Sewage**

There is an existing wastewater treatment plant with an available capacity of 202PE.

The area of additional settlement expansion adjoining SE1 (also in the ownership of Patrick Oman) will allow for the waste water to discharge by gravity to the existing foul sewer in the L5008 public road.

**Surface Water**

Surface water can be disposed of and adequately sized soak pits within the boundaries of the site.



## Transport

Clogherinka is 8 km from Edenderry and 15 km from Junction 9 of the M4 at Johnstownbridge. It is 16 km from the railway station at Enfield.

## Schools

There is a Primary School in Clogherinka. The secondary school at Edenderry is 8 km from the site using the existing school bus service.

## Sports

There is a GAA club in the village with extensive grounds, pitches, all weather pitches, walking tracks and a club house.

The club has teams at all levels, football, hurling and camogie.

The facilities are open to the public for all training facilities, fitness classes etc.

There are two local golf clubs, Highfield and Edenderry both about 4 km from the site.

The rugby club at Edenderry is 6 km from Clogherinka.

## Conclusion

There is a need for low density housing including self building in the village. The Council's policy is to encourage this type of development in villages and reduce the demand for "one off" rural housing.

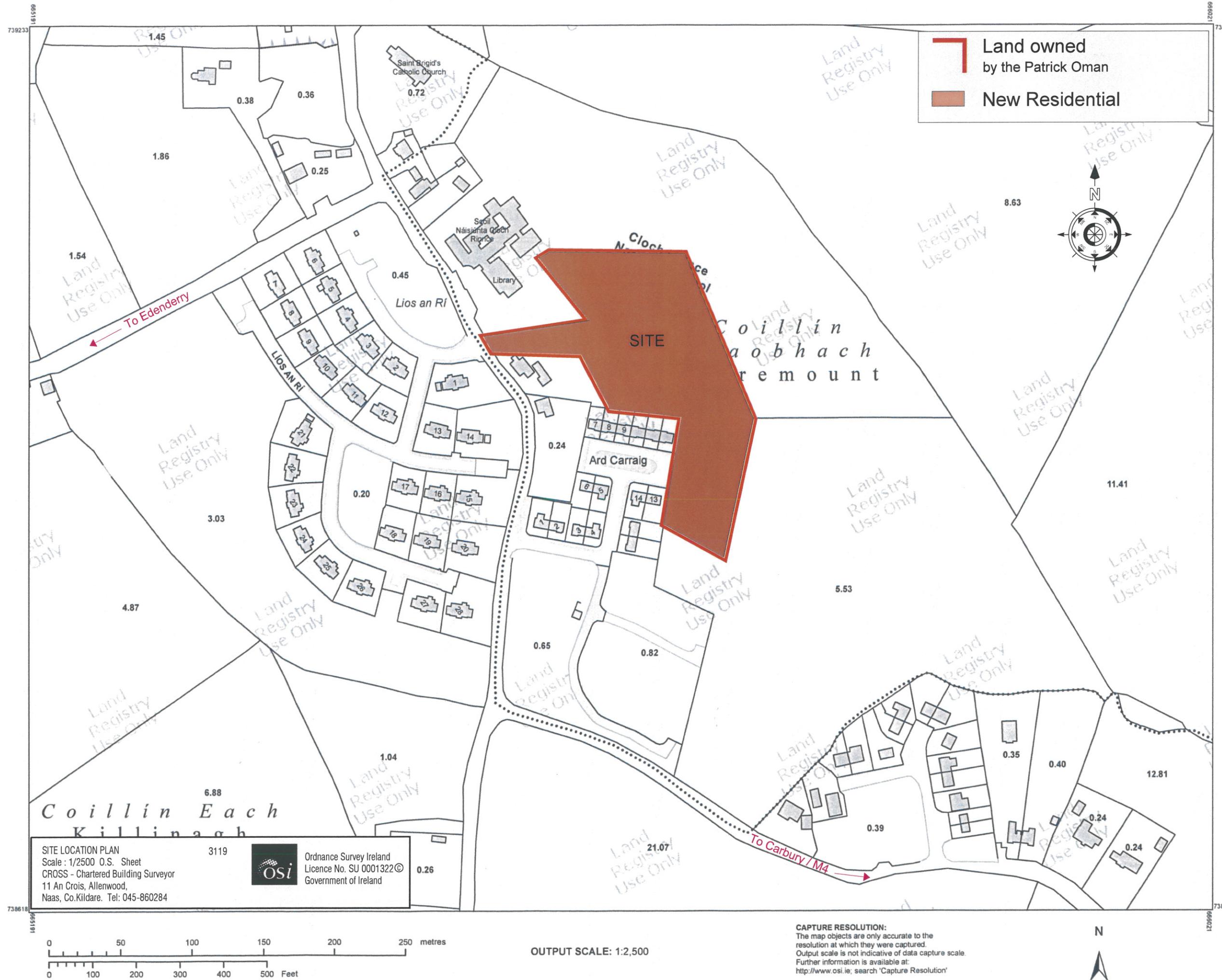
On behalf of Mr. Oman I request the Council to consider this application favourably and zone the site for Settlement Expansion.

Yours faithfully

  
John J. Cross, MRICS, MSCSI, MCIOB  
Chartered Building Surveyor



# Land Registry Compliant Map



**CENTRE  
COORDINATES:  
ITM 665606.738926**

PUBLISHED:  
28/04/2022

ORDER NO.:  
50264989\_1

**MAP SERIES  
1:5,000**

**MAP SHEETS:**  
3119

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## LEGEND:

<http://www.osi.ie>;  
search 'Large Scale Legend'



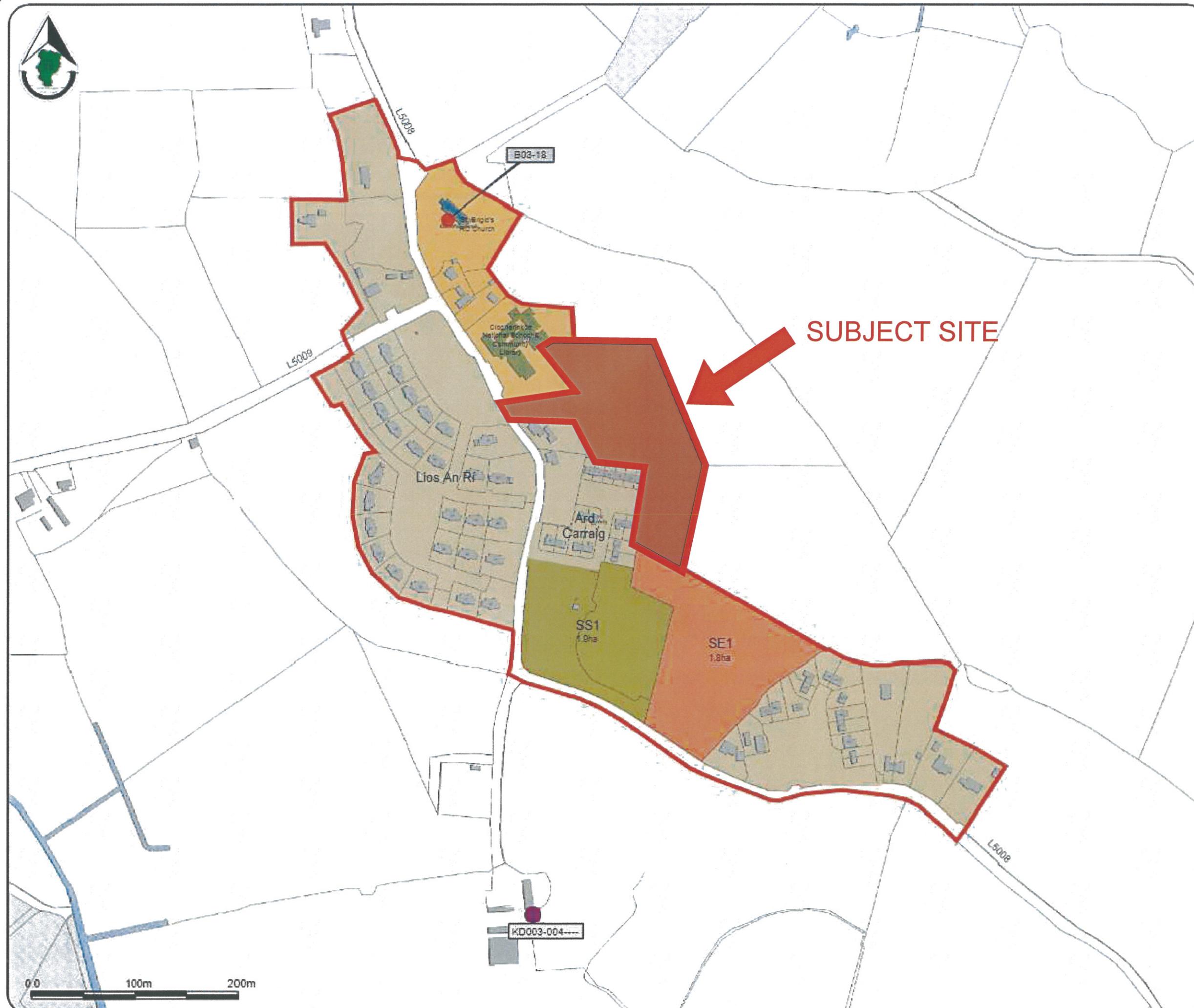
Kildare County Council  
Planning & Strategic  
Development Department  
Áras Chil Dara,  
Devoy Park, Naas, Co Kildare.

**Cloghernane**  
Draft County Development Plan  
2023 - 2029

Legend :

- Rural Settlement Boundary
- Settlement Core
- Existing Settlement
- Settlement Expansion
- Serviced Sites
- RPS Record of Protected Structures
- RMP Record of Monuments & Places

**SUBJECT SITE**



Information Table	
Physical Infrastructure	Water supplied by a local Borewell. Water supply is adequate for the life of the Plan. Cloghernane is connected to the Cloghernane WWTP. There is currently an available capacity of 200PE.
Social Infrastructure	Cloghernane National School (present enrollment of 237 pupils, space capacity available) Library within the National School. R.C. Church. Cloghernane GAA Grounds are located outside the settlement - one 2km to the south.

Stage	Date	Description
Draft County Development Plan	12/12/2021	Draft Plan Issued to Elected Members
Draft County Development Plan	14/03/2022	Draft Plan Issued for Public Consultation

**Rural Settlement Map**

Scale: N.T.S.	Map Ref: V2-48
Date: February 2021	Drawing No: 200/22/1215
Drawn by: M O'Loughlin	Checked by: L Crawford
Approved by: C O'Donnell	Date: 01/03/2022 Date: 01/03/2022 Date: 01/03/2022

This drawing is to be read in conjunction with the written statement

No.

Revision

Date

**CROSS**  
Chartered Building Surveyor11 An Crois  
Allenwood Cross  
Allenwood  
Naas  
Co. Kildare  
Tel: 045 860284  
Fax: 045 860131  
E:information@johnjcross.com

Client:

Patrick Oman  
Project Name & Address  
Proposed Zoning map  
at Clogherinkoe  
Co. Kildare

Drawing Name:

ZONING MAP

Date:	Drawn By:	Sheet:
29-04-2022	Emmett Nugent	1 of 1
Scale:	Checked By:	Drawing No:
1:1000 @ A3 sheet	John Cross	P-001

