

Murray Architectural Services
Tel: (057) 93 54552 / 54553
Mobile: (086) 2550611

Four Winds, Pallas Park,
Blueball, Tullamore,
Co. Offaly. R35 V044

www.murrayas.ie
info@murrayas.ie



PLANNING SECTION / FORWARD PLANNING,
OFFALY COUNTY COUNCIL,
CHARLEVILLE ROAD,
TULLAMORE.

26/01/2023

RE: RE-ZONING LANDS AT EDENDERRY BUSINESS PARK, EDENDERRY, FOR TOM GLYNN

Dear Sir or Madam,

We have been requested to make a submission for the Edenderry Local Area Plan 2023-2029 on behalf of our client, Tom Glynn, Firacorn Ltd.

Please see enclosed maps, as follows:

Map numbered 1 is Location Map showing existing Edenderry Business Park:

- A. Area that is currently zoned Enterprise and Employment
- B. Part of the site that is zoned Community Services / Facilities
- C. Possible future bridge according to draft plan.

Map numbered 2 is the draft development plan map showing the location of the land zoned 'community services and facilities'. It also shows the location of the site, coloured red.

Map numbered 3 shows the potential ecological corridor, location of possible future bridge and suggested relocation of bridge. It also shows the location of the site in question.

Our client, Mr. Glynn is requesting that all or part of the area zoned Community Services / Facilities be re-zoned Enterprise and Employment. This would be a natural extension of the existing industrially and Warehousing zoned Business Park. The land in question is very much land locked and has no access from the main road. This area can be easily accessed from the business park.

The re-zoning of this area would encourage small business development within town centre location, and it has existing services to facilitate this type of development.

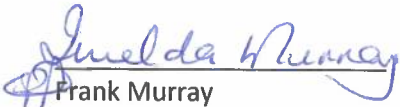
If this area is re-zoned, Mr. Glynn intends to expand his existing business which will provide further employment in the local area.

If this area is re-zoned Enterprise and Employment, the location of the possible new bridge would be better suited further down the canal greenway. The relocation of the proposed location of the bridge would facilitate extension of the area zoned Enterprise and Employment.



We respectfully request Offaly County Council to consider all of the above when re-drafting the Local Area Plan 2023-2029.

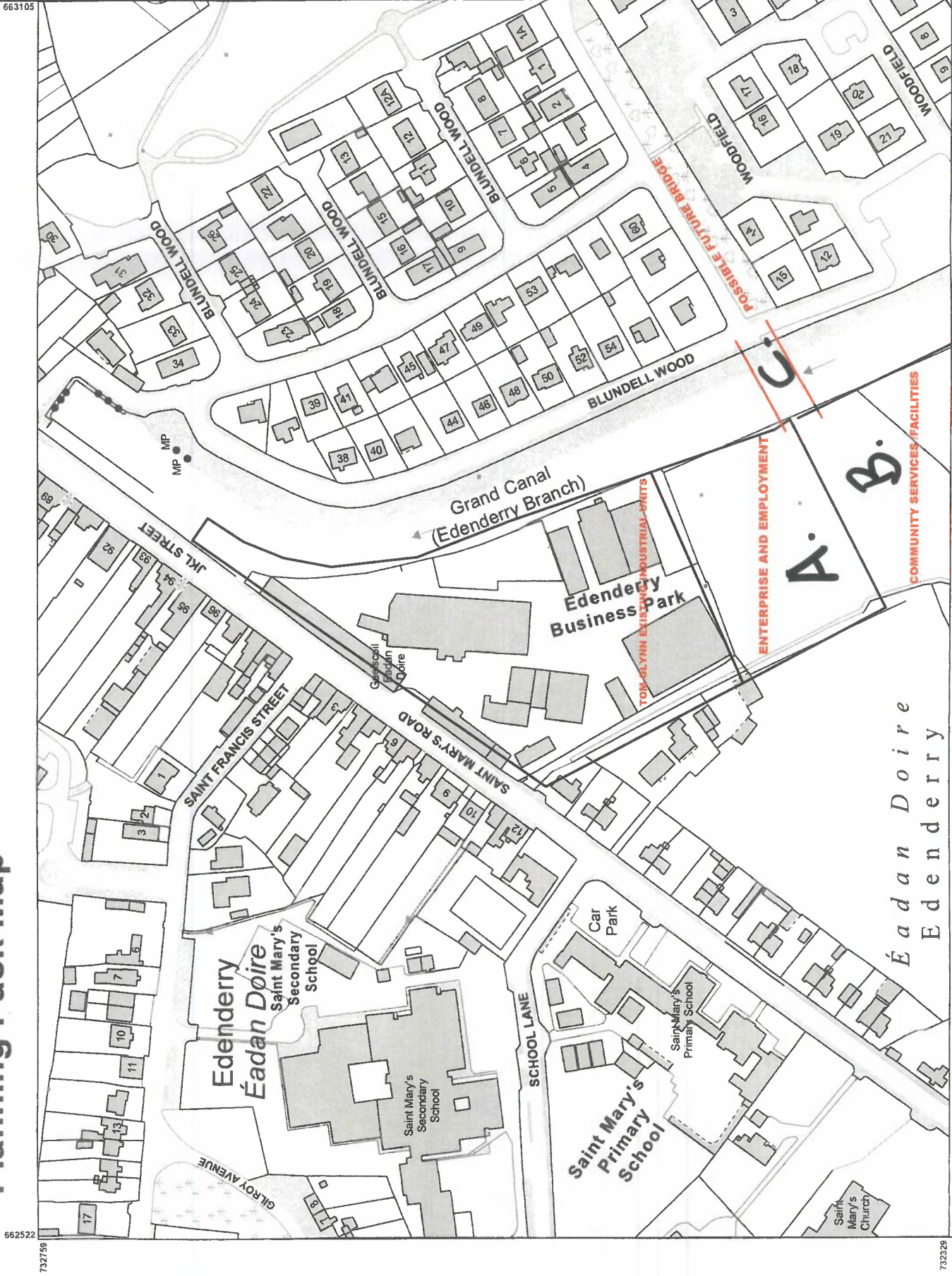
Yours faithfully,


Frank Murray



1.

Planning Pack Map



CAPTURE RESOLUTION:
The map objects are only accurate to the resolution at which they were captured
Output scale is not indicative of data capture scale.
Further information is available at:
<http://www.osi.ie>; search 'Capture Resolution'

OUTPUT SCALE: 1:2,500

Site Location Map Scale 1:2500



CENTRE COORDINATES:
ITM 662814, 732544
PUBLISHED: 01/06/2022
ORDER NO.: 50271884_1
MAP SERIES: 3250-19
MAP SHEETS: 3250-24
1:1,000
1:1,000

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LEGEND:

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

Site

Discovery series Map N0 48

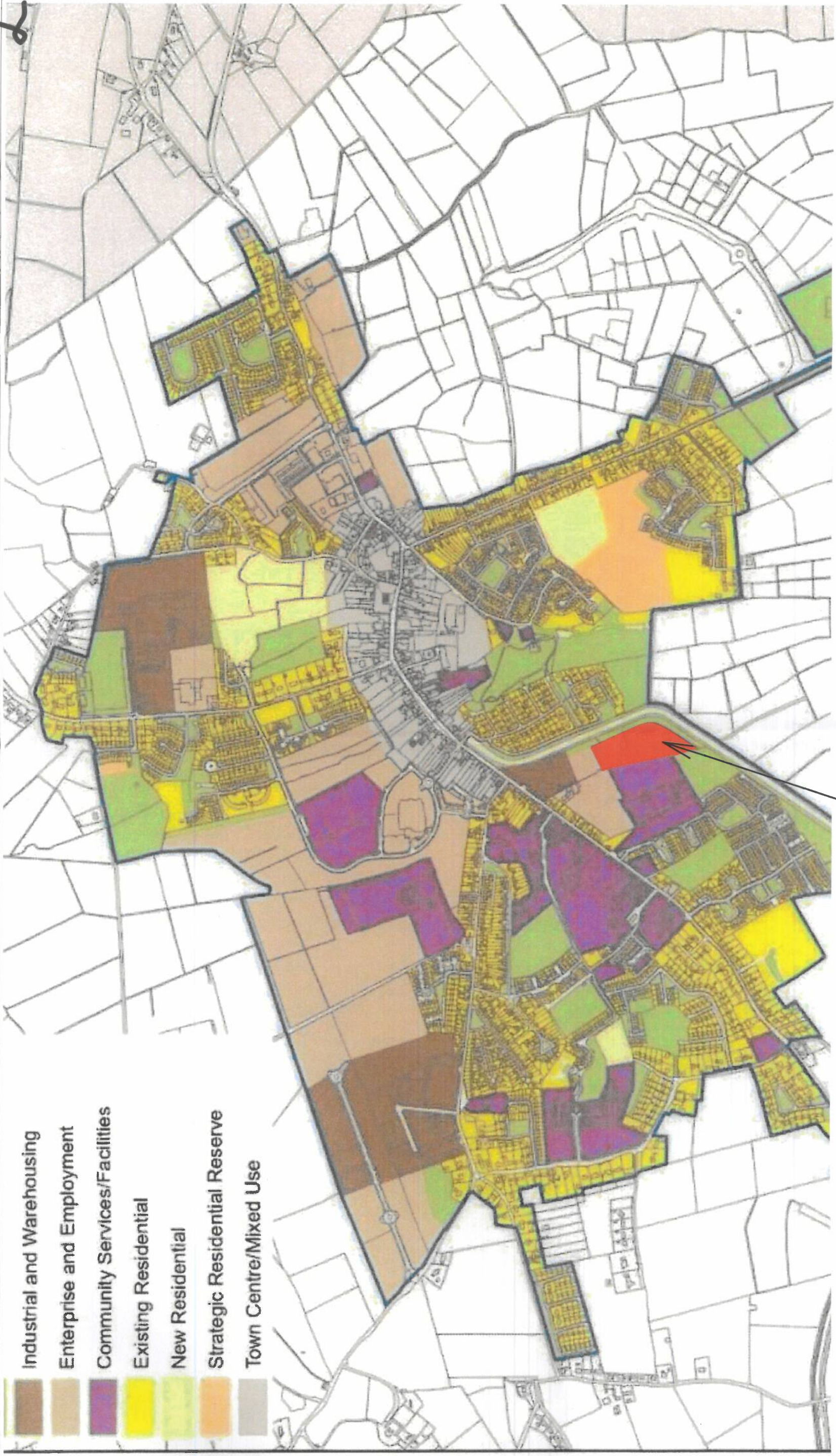


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FOURWINDS,
PAULASPARK BLUEBALL,
TULLAMORE CO. OFFALY

CLIENT:	Thomas Glynn	DATE:	Jan 2023
PROJECT:	Submission for Edenderry LAP	PLOT DATE:	12th Jan 2023
ADDRESS:	At: Edenderry, Co. Offaly	PL REF NO:	
STAGE:	Public submission	CHECKED:	
DRAWING:	Location Maps	JOB NO:	
DWG NO:	A	SCALE:	As shown

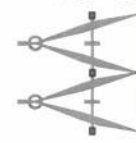
2



- Industrial and Warehousing
- Enterprise and Employment
- Community Services/Facilities
- Existing Residential
- New Residential
- Strategic Residential Reserve
- Town Centre/Mixed Use



Site



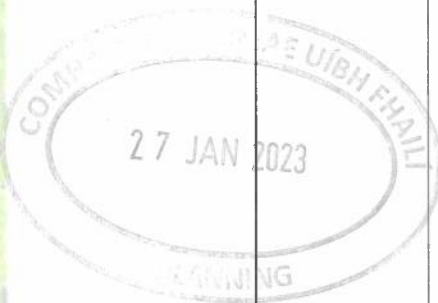
MURRAY ARCHITECTURAL SERVICES		FOUR WINDS,		www.murrayas.ie	
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DRAWING:	Local area Zoning map	JOB NO:			
DWG NO:	B	SCALE:	NTS		

Site outlined in red

3.

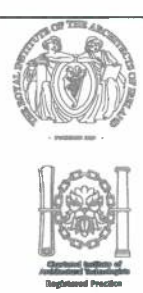
re in Edenderry Business Park

at could be developed in the town in the Plan



ble bridge
ocate Possible
dge

Site outlined in red



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