



N27 Airport Roundabout & N28 Shanbally Roundabout

Part 8 Planning Report

**Cork County Council
November 2016**

Cork County Council,
County Hall,
Cork.

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1. Introduction

This Part 8 Planning Application proposes to improve the landscaping regime and appearance of the N27 Airport Roundabout & N28 Shanbally Roundabout.

2. Part 8 Procedure:

In accordance with the Planning and Development Regulations 2001 as amended by subsequent legislation, a Part 8 Planning Procedure is required for certain classes of development by, on behalf, or in partnership with local authorities. Part 8 procedure applies to the construction of a new road, or the widening or realignment of an existing road where the length of the new road or of the widened or realigned portion of the existing road is 100 metres or more in an urban situation or 1000 metres in a rural location and also to any development other than those specified in paragraphs (a) to (j) where the estimated cost exceeds €126,000.00 (Part 8 – Section 80 (1)(k))

It is envisaged that the scheme will exceed these limits and therefore requires a Part 8 Planning Procedure.

A Notice was placed in the Irish Examiner on Friday the 9th September 2016. The plans and details of the proposal were made available for public viewing and comment during the period Friday the 9th September 2016 to Friday the 21th of October 2016 from 9am to 4.30pm at the following locations:

- Cork National Roads Office, Richmond, Glanmire, Co. Cork.
- Cork County Council Carrigaline Area Office, Carrigaline, Co. Cork
- Cork County Council Bandon Area Office, Bandon, Co. Cork
- Cork County Council County Hall, Cork.

The plans and particulars were also available for purchase for a fee of €10.

In addition, the following bodies were notified by letter of the proposed development:

- Bus Eireann
- An Garda Síochána (Carrigaline & Bandon)
- The National Roads Authority
- An Taisce
- The Arts Council
- Minister for Environment
- Heritage Council
- Fáilte Ireland (Dublin & Cork)
- South West Regional Fisheries Board
- OPW
- Bord Gais
- ESB
- Eircom
- BT Ireland

- UPC
- Carrigaline Area Engineer
- Bandon Area Engineer
- Planning Department, Cork County Council
- Divisional Manager South, Cork County Council
- Senior Engineer, East & South Cork, Cork County Council
- Carrigaline & Bandon Municipal Councillors

Following the display period, all interested parties were requested to submit their views and comments on or before Friday the 4th November 2016. There were two submissions received by Cork County Council.

3. Need for Improvement

The N27 Airport Roundabout and N28 Shanbally Roundabout are located in key areas of County Cork particularly in relation to the visual impact on visitors to the County for both leisure and business activities. Visitors through the Airport and the Port of Ringaskiddy and those traveling West can develop an appreciation of the fabric of the region from visual details observed while travelling by road.

4. Project Description

As can be seen from the drawings in Appendix B the project consists of enhancing the two roundabouts. The works will include:

- Proposals to improve the landscaping regime and appearance of the N27 Airport Roundabout & N28 Shanbally Roundabout.
- Other necessary associated works.

5. Submissions

There were two submissions received and copies of these submissions are included in Appendix A of this Report.

Submission No.1: Received from Gas Networks

This submission concerns construction activities in the vicinity of gas distribution networks at the Airport and Shanbally Roundabouts and the importance of compliance with the guidelines in the *Safety Advice Booklet*.

**Submission No.2: Received from Transport Infrastructure Ireland
(formally NRA)**

This submission concerns the provision of passively safe landscaping and artwork as well as providing clear sightlines at the roundabouts. These conditions were carefully considered at design stage and have been implemented.

6. Recommendation

The proposed works are required to enhance these roundabouts which provide a visual introduction to our County and City.

As there is widespread support for these schemes in general, it is recommended that the project proceed.

Appendix A

Submissions Received by Cork County Council

Received from Gas Networks

From: Donncha O'Sullivan [<mailto:Donncha.OSullivan@gasnetworks.ie>]
Sent: 18 October 2016 16:22
To: Aileen Flinter <Aileen.Flinter@corkrdo.ie>
Subject: Landscaping at Roundabouts

Aileen,

As discussed, we have no comment to make in regard to the proposed landscaping at the Airport, Shanbally and Halfway Roundabouts.

There is some Gas Distribution infrastructure in the Airport and Shanbally roundabouts however. All works in such vicinities should be carried out should be completed in compliance with the guidelines in the attached *Safety Advice Booklet*.

Please contact Dig@gasnetworks.ie for further information on the Gas Distribution infrastructure.

Regards,

Donncha

You are reminded that all work in the vicinity of Gas Networks Ireland Pipelines and Installations must be completed in accordance with the current editions of the Health & Safety Authority publications, 'Code of Practice For Avoiding Danger From Underground Services' and 'Guide to Safety in Excavations'. Both of these are available free of charge from the Health and Safety Authority, 1890 28 93 89, or at www.hsa.ie.

Donncha Ó Sullivan BE CEng MIEI
Development Liaison Engineer

Gas Networks Ireland
P.O. Box 51, Gasworks Road, Cork, Ireland

T +353 21 453 4613 | **M** +353 87 982 2437
E donncha.osullivan@gasnetworks.ie

gasnetworks.ie | Find us on [Twitter](#)

Received from Transport Infrastructure Ireland (formally NRA)



Aileen Flinter
Cork National Roads Office
Richmond
Glanmire
Co. Cork

Dáta | Date
02 November 2016

Ár dTag | Our Ref.
TI116-95540

Bhur dTag | Your Ref.

Re: Part 8 Planning Procedure for N27 Airport Roundabout, N28 Shanbally Roundabout and N71 Halfway Roundabout landscaping Schemes.

CORK COUNTY COUNCIL
NATIONAL ROADS

04 NOV 2016

Dear Ms. Flinter,

TII's core function is to deliver a modern, efficient and safe network of national roads. Our primary concern is to seek to uphold official policy and guidelines, in order to, *inter alia*, ensure high standards of safety for road users and protect the investment being made by Government in the development of the network of national roads.

With respect to this Part 8, TII would make the following observations:

- Non-passively safe landscaping and any artwork features shall not be provided in the direct line of a potential errant vehicle that overruns the roundabout, i.e. maintain a clear zone principle.
- In addition it is critical that sight lines shall also be considered when landscaping and artwork features are being designed. It is therefore critical that sight lines are to be provided and maintained strictly in accordance with best practice Road Safety and TII Publications standards.

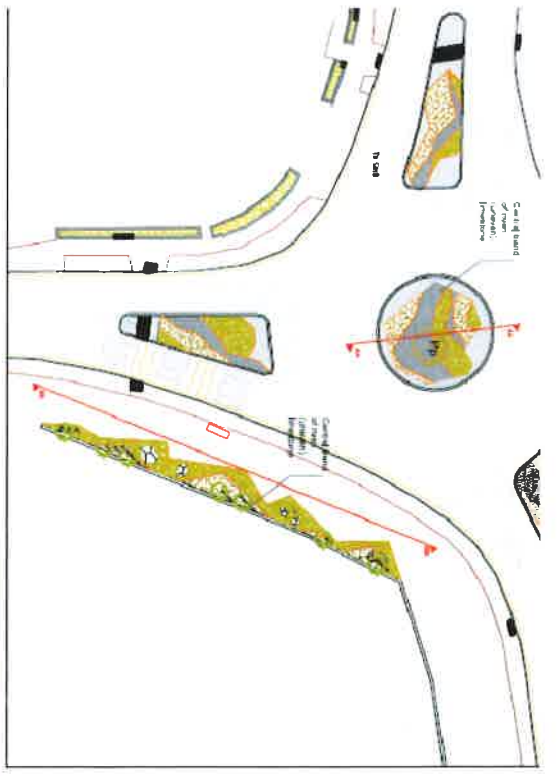
I trust that the foregoing is of assistance to you in relation to this matter.

Yours sincerely,

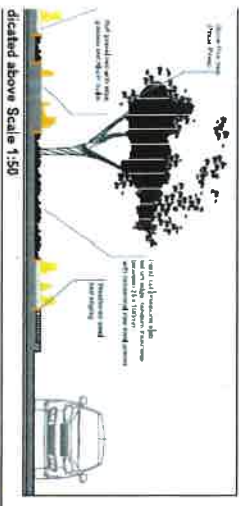

Tara Spain
Head of Land Use Planning

Appendix B

Plans of the Development



located above Scale 1:50



Appendix C

Notice in the Irish Examiner

PLANNING

PART 8 PLANNING NOTICE

Notice under Section 179 of the Planning and Development Act, 2000 and Part 8 of the Planning and Development Regulations, 2001, as amended

Cork County Council proposes the following development works:

N27 Airport Roundabout, N28 Shanbally Roundabout and N71 Halfway Roundabout Landscaping Schemes

Located on the N27 in the entrance to Cork Airport, on the N28 in the village of Shanbally between Ringaskiddy and Cork and on the N71 between Cork and Inishannon.

The proposed works include:

- Proposals to improve the landscaping regime and appearance of the N27 Airport Roundabout, N28 Shanbally Roundabout and N71 Halfway Roundabouts.
- Other necessary associated works.

Plans and Particulars of the proposal will be available for inspection at:

- Cork National Roads Office, Richmond, Glanmire, Co. Cork
- Cork County Council Carrigaline Area Office, Carrigaline, Co. Cork
- Cork County Council Bandon Area Office, Bandon, Co. Cork
- Cork County Council, County Hall, Cork

on working days from Friday, 9th September 2016 to Friday, 21st October 2016 from 9.00am to 4.30pm.

Plans and Particulars of the proposal will also be available for purchase for a fee of €10 at:

- Cork County Council National Roads Office, Richmond, Glanmire, Co. Cork

on working days from Friday, 9th September 2016 to Friday, 21st October 2016 from 9.00am to 4.30pm.

Submissions and observations with respect to the proposed development, dealing with the proper planning and sustainable development of the area in which the development would be situated, may be made in writing to Administrative Officer, Cork County Council National Roads Office, Richmond, Glanmire, Co. Cork, on or before **5.00pm on Friday, 4th November 2016.**

Appendix D

Part 8 Planning Notice

Notice under Section 179 of the Planning and Development Act, 2000 and Part 8 of the Planning and Development Regulations 2001 as amended

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