

Forward Planning  
Roscommon County Council  
Aras an Chontae



**RE: Draft Direction**

Dear Mr. G. O'Donnell

I was unable, [REDACTED], to attend the MDC meeting on 5/9/24. I noted that the OPR has been informed that no reasons were given to explain the decision of myself and my colleagues on the lands pertaining to the draft direction.

First of all the material alterations were a collective considered response to the issues raised in the public consultations throughout the plan process. They should be read in conjunction with each other. The specific reasons which were discussed and I believe that should be have been recorded in the minutes include the following

1. The lands in Clonneybeirne are close to the largest single housing development completed in Roscommon Town over the last 10 years ie Council housing estate to the east which uses both the walk and the N63 for access. A continuation of this type of development would be in the best interests of the town.
2. The Clooneybeirne lands are inside the town boundary as defined by the CS0 and the LAP should as has often been stated in the Chamber be for the whole town and not the percentage of the town inside the LAP boundary.
3. It is important from a development viewpoint that suitable alternative lands are available to meet the demands for new residential and enterprises. The Clooneybeirne and the Roxborough lands meet this criteria.
4. The existing undeveloped enterprise lands on Racecourse Road are difficult to develop and have not delivered positive outcomes for a long period.
5. Roscommon is a Key Town in the region and it is acceptable to zone necessary lands for this reason.
6. The material alterations removed significant opportunity sites from consideration for high density development. These are for the most part private open spaces belonging to existing dwellings and are unlikely to be developed as town centre residential.

My colleagues and I voted to zone these lands for good reason and in accord with proper planning and sustainable development, we also engaged directly with the landowners involved, we visited the lands. It would be a bad day for the development of Roscommon Town if the democratic decisions are set aside on the basis of a desktop study without consultations with the landowners, or the peoples representatives .

Yours Faithfully

Cllr. Anthony Waldron.

A handwritten signature in black ink, appearing to read "Anthony Waldron".