



**NOTICE OF PROPOSED DEVELOPMENT BY A LOCAL AUTHORITY
PART XI OF THE PLANNING & DEVELOPMENT ACT 2000
(as amended)**

**ARTICLE 81 OF PART 8 OF THE PLANNING & DEVELOPMENT
REGULATIONS 2001 (as amended)**

PLANNING & DEVELOPMENT REGULATIONS, 2001 (as amended)

In accordance with Article 81 of Part 8 of the Planning and Development Regulations 2001 (as amended), notice is hereby given that Waterford City and County Council proposes to carry out the following development:

Road improvements to 830m of the Dock Road/Fountain Street (R711) and realignment of 350m of Abbey Road (L90011) to facilitate the construction of access road infrastructure into the North Quays Strategic Development Zone (NQ SDZ). Development comprising of the construction of two access points into the NQ SDZ. The western access will be from the R711 Dock Road whilst the eastern access will be via a new access from the realigned Abbey Road.

The proposed development comprises:

- Upgrade/provision of new signalised junctions on the R711 at three locations;
- New roundabout approximately 130m from the Fountain Street/Abbey Road junction to facilitate the connection of the new Abbey Road forming the eastern access to the SDZ;
- Provision of a cycleway connection from the future planned SDZ Transport Hub to the Waterford/Kilkenny/New Ross Greenway along the line of the disused railway corridor;
- Alteration/upgrade of the existing Abbey Road to maintain local access;
- Demolition of 2 commercial buildings, 1 former factory and outbuildings, 2 ESB substations, remains of former dwellings, and a 2-storey dwelling on Abbey Road to facilitate the development which were included in the approved Compulsory Purchase Order (CPO) cited as Waterford City and County Council, North Quays Development, Waterford Compulsory Purchase Order 2017, (No.1);
- Construction of four number underpass/bridge structures, retaining walls, strengthened embankments and connection of drainage outfalls to the existing drainage system;
- Provision of boundary treatment and accommodation works and all ancillary works.

The proposed development will be carried out in the townland of Ferrybank, Waterford.

Plans and particulars of the proposed development will be available for inspection or purchase at a reasonable fee not exceeding the reasonable cost of making a copy, at the following locations :-

- Waterford City & County Council, Civic Offices, Davitts Quay, Dungarvan.
- Waterford City & County Council, Customer Care Desk, Baileys New Street, Waterford between the hours of 9.30 am to 1.00 pm and 2.00 pm to 4:30 pm Monday to Friday for the period 6th November to 3rd December 2018 inclusive (excluding Bank and Public Holidays).

A copy of the plans and particulars of the proposed development may also be viewed on the Waterford City & County Council's website at <http://waterfordcouncil.ie/projects/public-consultations/index.htm>

On-line submissions or 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 at <http://bit.ly/NorthQuays-Part8s> no later than **4.00pm on 17th December 2018**.

OR

Written submissions may be addressed to the Director of Economic Development & Planning, Waterford City & County Council, The Mall, Waterford to arrive no later than **4.00pm on 17th December, 2018**.

It should be noted that the Freedom of Information Act applies to all records held by Waterford City and County Council.

**Mr. Michael Quinn,
Director of Economic Development & Planning,
Waterford City & County Council, The Mall, Waterford**

DATE 6th November 2018