
Variation to the Cork County Development Plan 2003 (as varied)

Variation No. 5: Retail Strategy Update

(Adopted by Cork County Council at its Meeting held on 8th January, 2007)

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The Cork County Development Plan 2003 has been varied in order to provide a interim statement regarding the Retail Strategy pending a full, formal, review of the Cork Strategic Retail Study (December 2002)

This variation concerns Chapter 4. Employment & Economic Activity, In Volume 1, of the Cork County Development Plan 2003 (as varied).

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Volume 1 – Chapter 4. Employment & Economic Activity

1. Delete paragraph 4.3.7 (22): -

4.3.7(22) The quantities of additional floorspace identified in Tables 4.3 & 4.4 are, generally, to be interpreted as guideline targets. In addition it is considered acceptable to aggregate figures for the two time bands 2001-2006 and 2006-2011 where it is likely that developments will not come on stream until 2006. It will be necessary to monitor and if appropriate adjust these figures over the ten-year period to which they apply to reflect the changes that may occur in Cork City, Cork County and in the retail market. However, in order to encourage the scale of development required, particularly in the city centre and in the metropolitan town centres, there will be a clear presumption against comparison shopping development in the Suburbs of Cork above the guideline targets indicated in table 4.4.

2. And replace it with the following Paragraph:-

4.3.7(22) The quantities of additional floorspace identified in Table 4.3 and Tables 4.4 are to be interpreted as guideline targets. In addition it is considered acceptable to aggregate figures for the two time bands 2001-2006 and 2006-2011 where it is likely that developments will not come on stream until 2006. It will be necessary to monitor and if appropriate adjust these figures over the ten-year period to which they apply to reflect the changes that may occur in Cork City, Cork County and in the retail market. As part of the ongoing monitoring of the Cork Strategic Retail Study (CSRS) and pending the completion and adoption of a new Cork Planning Authorities Joint Strategic Retail Study a Retail Property Market Commentary (February 2006) was prepared for Cork County Council. This document concluded that the projected additional retail floor space requirements for the period 2001 to 2011 may have been underestimated. As a result of these findings it is considered that each planning application for retail floor space shall be assessed based on their merits, existing policy and the Retail Planning Guidelines For Planning Authorities.

3. Delete Objective ECO 3-11 (a)

(a) It is an objective to ensure that there will be a clear presumption against comparison shopping development in the suburbs above the guideline targets indicated in table 4.4