

Minutes of February Meeting of Cashel Town Council held in the Council Chamber, Civic Offices, Cashel on Monday 1st February 2010 at 7.30pm.

Mayor: Councillor Eddie Bennett

Members Present: Councillor Martin Browne
Councillor Michael Browne
Councillor Dan Dillon
Councillor Eoghan Lawrence
Councillor Sean McCarthy
Councillor Joe Moloney
Councillor PJ Quinlan
Councillor Maribel Wood

Officials Present: Mr. Sean Keating, Town Manager
M. McGivern, Town Clerk
Mr. Willie Corby, Town Engineer
Ms. Clare Lee, Executive Planner

1. MINUTES OF MEETING HELD ON THE 11TH JANUARY 2010

The minutes of the meeting held on the 11th January 2010 were adopted on the proposition of Councillor Dan Dillon, and seconded Councillor PJ Quinlan.

Matters Arising

- (a) The Town Clerk presented a report to the members on Public Lighting which indicated that since the 21st November 2008 a total of **205** lights had been reported not working and of these to date **202** had been repaired.

Councillor Joe Moloney expressed his dissatisfaction with the amount of repairs being carried out. He indicated that he had reported a light in January which was in a dangerous state and it remains out.

Councillor Martin Browne referred to two lights which had been out at The Green one of which had been fixed and the other was not.

- (b) Referring to the report on Development Contributions outstanding Councillor Michael Browne requested a report in relation to Development Contributions received by Cashel Town Council. The Town Clerk agreed to have this available for the next meeting.

2. DRAFT COUNTY RETAIL STRATEGY

Ms. Clare Lee, Executive Planner, made a presentation to the members in relation the proposed Draft County Retail Strategy. She informed the members that in accordance with the Retail Planning Guidelines 2005 a County Retail Strategy was being prepared on behalf of the South Tipperary Group of Local Authorities. Matters to be addressed in a County Retail Strategy she stated were as follows;

1. Role of main Town Centres,
2. Define core shopping areas of Town Centres,
3. Broad assessment of need for additional floor space,
4. Strategic guidance on location and scale of new development,
5. Preparation of action initiatives for improvement of Town Centres,
6. Criteria for assessment of retail developments.

The process to prepare the County Retail Strategy commenced in the Spring 2009 and it is anticipated that the County Retail Strategy 2010 was approved by the Elected Members of South Tipperary County Council at their February meeting.

In South Tipperary overall she stated that there had been an improvement in variety and choice of Retail floor space, thereby increasing the attractiveness of South Tipperary as a shopping destination. In Cashel Town the percentage Retail floor space in 2002 was 7.2% when compared to 11.2% in 2009.

Four types of Retail surveys were carried out under the following;

- Brand name provision
- Custom built shopping centres
- Retail Warehousing
- Town Centre Primary Retail Areas

In carrying out the Retail Health Checks for Cashel the following was noted;

	Retail Type	Comment
1.	Shopping Centre Cashel Town Centre	Tesco in operation – 13 vacant units out of 15 independent Retail units
2.	Warehouse - Cashel Retail Park, Ashwells Lot	3 Retail Warehouse units provided - 2 are Vacant

In summarising her key findings Ms. Lee indicated as follows:

- Significant increase in Retail floor space and positive impact on variety and choice of retailing in Clonmel, Clonmel retains its role as main retailing centre
- Trends towards edge-of-centre shopping centres and retail warehousing
- Future demand for new retail floor space may be influenced by amount of available floor space and reduced demand for goods and commodities
- Clonmel, Tipperary and Cashel have experienced strong retail growth with less actual growth of retail floor space in Carrick-on-Suir and Cahir

Her specific key finding for Cashel were as follows;

- Strong growth over the lifetime of the 2003 County Retail Strategy
- Performing well in its role as a Tier 4 centre
- Excellent offer of variety and choice for shoppers

In going forward she indicated that the aims would be:

- Enhance the percentage of high value use types i.e. boutiques, cafes in the Primary Retail Area
- Develop synergy between the Town Centre and the Cashel Shopping Centre
- Concentration of new retailing in Primary and Secondary retail areas
- Environmental improvements in the Town Centre through involvement of all stakeholders

The Mayor referred to the need to create linkage between The Rock and the Town Centre.

Councillor Maribel Wood was of the opinion that the presentation gave a picture of the Town which was a lot brighter than what she sees everyday. She stated that she felt that the uses allowed in the Town Centre were too restrictive she felt that it was all retail and not enough Solicitors, Accountants etc.

Councillor PJ Quinlan stated that whilst he agreed with Councillor Wood he would point out that Cashel had three huge advantages i.e. (1) Rock of Cashel (Tourism), (2) three accesses from the M8, (3) a boutique type Town with a great ambiance.

On the proposition of Councillor Sean McCarthy, and seconded by Councillor PJ Quinlan the Draft County Retail Strategy as presented was agreed.

3. BANK OVERDRAFT ACCOMMODATION

On the proposition of Councillor Joe Moloney, seconded by Councillor Michael Browne approval was given to Bank Overdraft Accommodation in the sum of €100,000.

4. RENT COLLECTION

The Town Clerk informed the meeting that Rent Arrears at the end of January amounted to €11,457.

5. NOTICES OF MOTION

Councillor Maribel Wood

“That the Council in conjunction with the Planning Section, take all necessary steps to ensure that all housing estates, old and new, have a scheme name located in a visible location, as emergency services are finding difficulty in locating some estates and individual houses within estates.”

A written response was issued as follows:

A survey has been undertaken of estates and roads in and around Cashel. It is accepted that several nameplates are missing or not readily visible. The list of estates will be referred to the emergency services to confirm which ones require urgent attention. This matter will be followed up with developers through planning enforcement. Nameplates in older areas will be considered as part of the 2010 Road Works Programme.

It was agreed that Councillor Wood would submit a list of locations in question to the Civic Offices for action.

Councillor Maribel Wood

“That due to the many concerns raised about the former Hanly Home at Upper Green and the negative impact its having on adjacent properties, this Council takes whatever steps are available to ensure that it is made safe before a serious accident happens here.”

A written response was issued as follows:

The former Hanly home and surrounding area is the subject of a current Planning Application. The property will be inspected to ensure it is kept safe pending a decision on the planning file.

Councillor Wood requested that the owner of the property should make it secure.

Councillor Maribel Wood

“That the Manager investigates the possibility of implementing traffic calming measures on Camus Road as residents are getting more and more concerned for their safety due to speed.”

A written response was issued as follows:

Speeding problems on Camus Road (R505) have been discussed with residents. Provision of ramps on regional roads is not Council policy. Alternative traffic calming measures such as kerb build outs and traffic islands will be considered subject to the necessary funding being available. A speed survey will be undertaken to determine the extent of the problem. An Garda Siochana will also be notified with regard to residents’ concerns.

It was agreed that the Town Engineer would meet with the school Principal at Scoil Chormaic regarding the issue of parking for buses.

Councillor Eoghan Lawrence expressed concern in relation to the safety issue of the staff of Scoil Chormaic on the Camus Road and he suggested that parking should be structured.

Councillor Eoghan Lawrence

“That the Council take immediate action to resolve the problem of water lodging in a large pool on the footpath near the gates of the Cashel Palace Hotel. This problem arises after any small amount of rain fall and causes a lot of problems for pedestrians particularly during the recent cold snap.”

A written response was issued as follows:

Footpath repairs and drainage works will be undertaken at this location as soon as possible.

6. CONFERENCES/SEMINARS

The list of Conferences and Seminars were circulated.

7. CORRESPONDENCE

The correspondence was read.

8. VOTES OF CONGRATULATIONS

Councillor Maribel Wood proposed a vote of congratulations to the participants of the recent TnaG programme.

9. VOTES OF SYMPATHY

A vote of sympathy was extended to:

Eileen Darcy & Family, Deansgrove, Cashel on the death of Billy Darcy
The Devitt Family on the death of Michael P. Devitt

10. ANY OTHER BUSINESS

1. Councillor McCarthy referred to the proposed development of service station at Aughnagomaun, Ballytarsna where he indicated An Bord Pleanála had granted Planning Permission and he asked what impact, if any, this proposal would have on the proposed similar development at Waller's Lot. The Town Clerk agreed to check the position in relation to the proposed service station at Ballytarsna.

2. Councillor Martin Browne requested an update in relation to Anti-Social behaviour which he alleged was occurring at Spafield and also at Cathal Brugha Street in Cashel.

In response the Town Clerk indicated that as regards Spafield two warning letters had been issued to the tenant in question and the next step would be the issue of a Notice to Quit should this be deemed necessary. As regards the incident at Cathal Brugha Street which had occurred the previous weekend this was currently with the Tenant Liaison Officer who would be calling to visit the tenants in question in the coming days.

Councillor Moloney expressed his concern in relation to Cathal Brugha Street and the fact that this type of behaviour by the tenants was not acceptable.

The members requested that they should have an input into the allocation of tenancies. In response the Town Clerk indicated that the allocation of a tenancy was an Executive function of the Manager and that the member's role was making the Scheme of Letting Priorities and it was accordance with this Scheme that the Manager makes his decision.

The Town Clerk agreed that a list of all current approved housing applicants would be issued to the members.

3. Councillor Wood requested that Bus Éireann would be written to clarify the situation in relation to any plans they may have regarding their service to and from Cashel Town.
4. Councillor Joe Moloney raised a query in relation to residents parking on Main Street and he felt that older people should be allowed to park their cars on Main Street. It was agreed that this matter would be considered on an individual basis.

There being no other business the meeting then concluded.

Signed/ _____
Mayor

Dated/ _____ February, 2010.

Signed/ _____
Town Clerk

Dated/ _____ February, 2010