

Administrative Officer,
Forward Planning,
Offaly County Council,
Áras an Chontae,
Charleville Road,
Tullamore
Co. Offaly

31st March 2025

Folio OY 18514F Rhode, Co. Offaly

Dear Sir/Madam,

I set out below a submission on behalf of myself, the landowner.

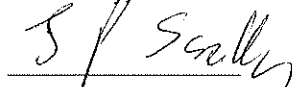
Having been influenced by government policy that there is an urgency for housing nationally which the residential zoning of land is the first initial steps to solve this.

The lands as per the map attached are located to the east of Woodville Manor, a small established residential estate that I constructed in the early 2000's and bounded to the north and south by agricultural lands.

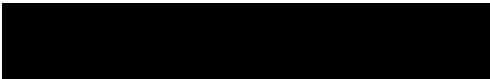
A portion of the lands approximately 2.3 acres adjacent Woodville are suitable for residential development given the proximity to services at Woodville Manor and the scale of the existing development.

I attach the Rhode Village Plan, and further note that as an established building contractor, I have capacity to commence building subject to necessary planning permissions in 2026.

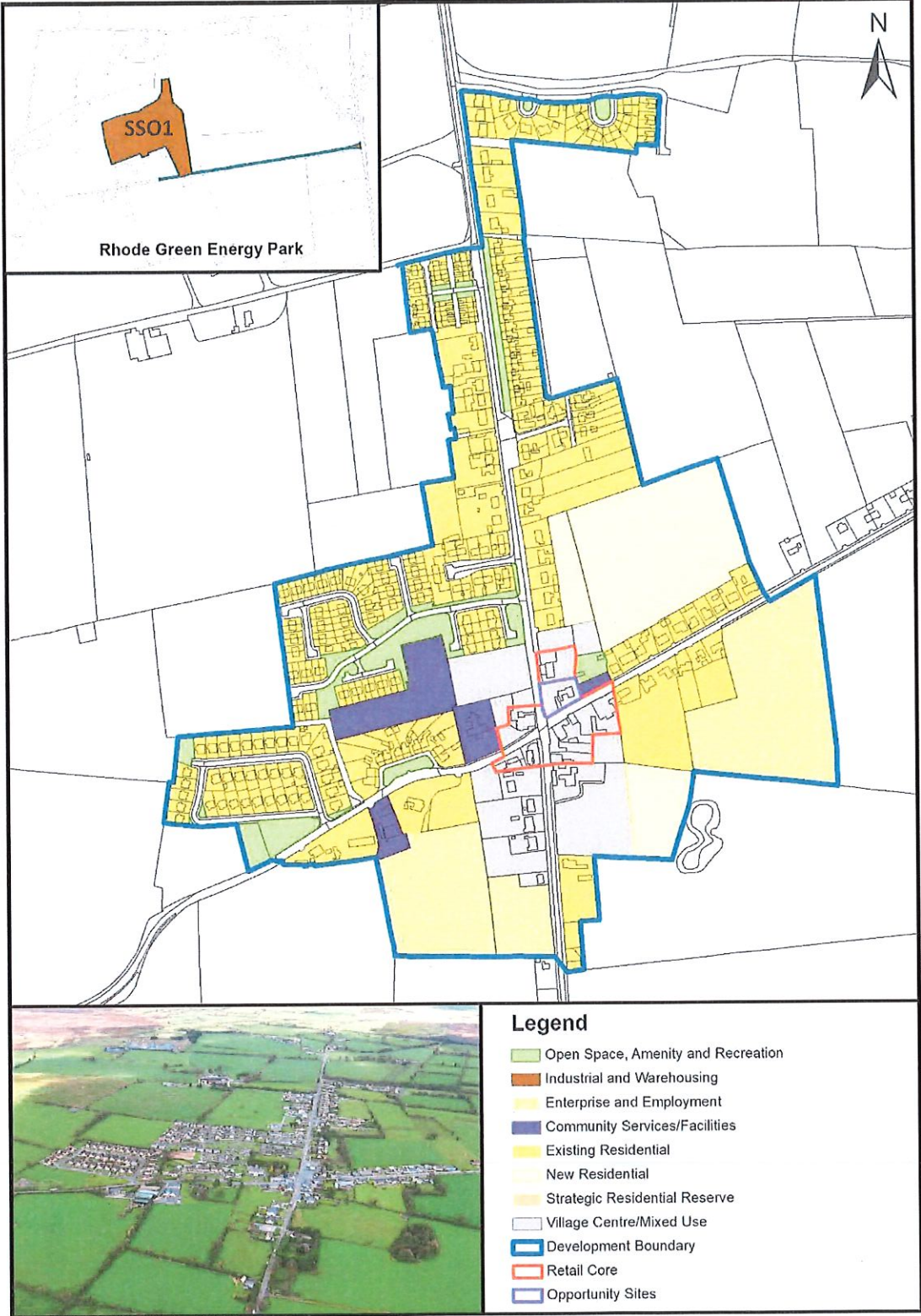
Sincerely,



John P Scally



RHODE VILLAGE PLAN



Economic Development and Regeneration Objectives

- SO4 To facilitate the expansion of the employment and service base in the village.
- SO5 To actively promote Rhode as a destination for new employment opportunities, given its strategic location proximate to the M6 motorway.
- SO6 To support and promote the development of Rhode Green Energy Park for Green Energy as well as other complementary uses in accordance with Objectives ENTO- 19, ENTO-20, ENTO-21 and ENTO-22, and Tables 5.3, 5.4 and 5.5, contained in Chapter 5 'Economic Development Strategy'.

Healthy Place Making and Infrastructure Objectives

- SO7 To seek the upgrade, consolidation and expansion of the footpath network in the village.
- SO8 To investigate the feasibility of providing a footpath to the GAA grounds in Killure.
- SO9 To protect groundwater resources within the Source Protection Zone.
- SO10 To protect the carrying capacity, efficiency and road safety of the R400 (Restricted Regional Route) through Rhode.

Site Specific Objectives (refer to map)

- SSO1 Rhode Green Energy Park is zoned 'Industrial and Warehousing'. Table 5.4 of Chapter 5 'Economic Development Strategy' outlines appropriate uses that will be considered and inappropriate uses that will not be considered by the Planning Authority within the Rhode Green Energy Park. It should be noted that the uses identified appropriate and inappropriate in Table 5.4 relating to the Rhode Green Energy Park take precedence over the acceptability or otherwise of uses which apply to 'Industrial and Warehousing' as contained in Table 12.1 Land Use Zoning Matrix in Chapter 12 'Land Use Zoning Objectives'.