



**Planning Department,  
Wicklow County Council,  
Station Road,  
Wicklow**

19/05/2022

**RE: Proposed Amendments to the Draft Wicklow County Development Plan 2022-2028**

Dear Sir/Madam,

The Office of Public Works (OPW), as lead agency for flood risk management in Ireland, welcomes the opportunity to comment on the Proposed Amendments to the Draft Wicklow County Development Plan 2022-2028.

This submission is made specifically concerning flood risk and the application of the Guidelines on the Planning System and Flood Risk Management (DECLG/OPW, 2009), hereafter referred to as the 'Guidelines'. Further submissions on the draft Plan may be made by the OPW concerning the estate portfolio, heritage and other areas of responsibility.

The OPW welcomes the following:

- Amendment V1 – 63 Policy Objective CPO 14.05, that developments do not impede or prevent flood relief schemes
- Amendments V2 – 82 and V2-97, that Level 4 and 5 Plans will be limited to minor development for existing developed zonings and accompanied by an appropriately detailed FRA for new development zonings
- The inclusion of additional Plan-making Justification Tests

**Material Amendments with Flood Risk Implications**

The OPW welcomes Amendment V1 – 63 to Policy Objective CPO 14.05, to “*ensure that development proposals support, and do not impede or prevent, progression of such schemes*”.

Amendment V2 – 82 in relation to Level 4 Plans, and Amendment V2 – 97 in relation to Level 5 Plans are welcomed by the OPW. These amendments will ensure lands in Flood Zone A and B will be limited to minor development for existing developed zonings and be accompanied by an appropriately detailed FRA for new development zonings. The OPW further welcomes the inclusion of, “*where the lands at risk of flooding form part of a larger development site, the sequential approach shall be applied in the site planning, to ensure no encroachment onto, or loss of the flood plain, or that only water compatible development such as Open Space will be permitted for the lands which are identified as being at risk of flooding within the site*”. A similar amendment, Amendment V2 – 116, for Laragh – Glendalough is also welcomed.

Amendment V2 – 87, proposes Specific Local Objective SLO – 3, to rezone lands east of the River Slaney from *Open Space* and *Town Centre* zonings to *Tourism* zoning. The OPW welcomes

that the Objective allows only water compatible development for lands in Flood Zone A, and only water compatible or less vulnerable development with an FRA in Flood Zone B.

### **Justification Tests**

The OPW welcomes the additional Plan-making Justification Tests supplied in Addendum II to the Strategic Flood Risk Assessment document, as well as the required Plan-making Justification Tests supplied for Amendments V2-87, V2-99, V2-100 and V2-112.


### **National Coastal Flood Hazard Mapping**

The OPW acknowledge that National Coastal Flood Hazard Mapping outputs were not available at the time of development of this Plan. The outputs are now available to Local Authorities.

The flood maps, including those for potential future scenarios taking account of the possible impacts of climate change, may be obtained in GIS format from the OPW Data Management Section via email ([flood\\_data@opw.ie](mailto:flood_data@opw.ie)).

If further information or input is required, please do not hesitate to contact the OPW ([floodplanning@opw.ie](mailto:floodplanning@opw.ie)) in advance of the completion of the Draft Wicklow County Development Plan 2022-2028.

Yours sincerely,



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**PP Conor Galvin**  
**Flood Relief and Risk Management – Climate Adaption & Strategic Assessments**