



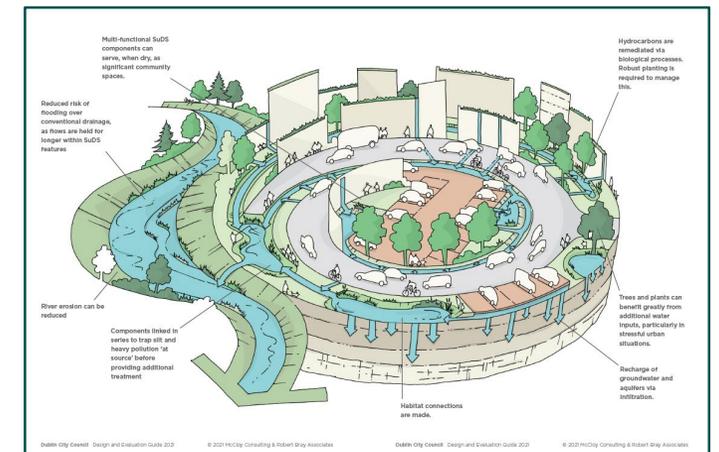
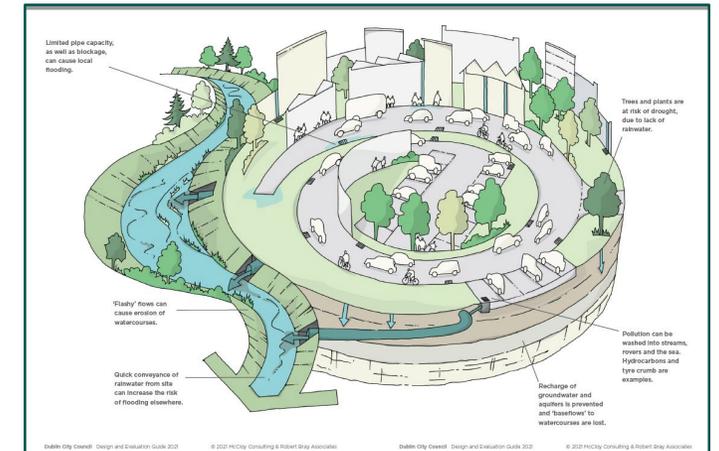
An Roinn Tithíochta,
Rialtais Áitiúil agus Oidhreachta
Department of Housing,
Local Government and Heritage

4 Implementation via Planning (Best Practice Examples)



Implementation

- Following on from a Development Plan requirements for NBS/SUDS occur at various levels
 - Planning Schemes/Local Area Plans
 - Urban Design Frameworks/Masterplans (may be integrated with the above)
 - Public Realm Masterplans
- Requirements may also be outlined within support strategies/guidance.

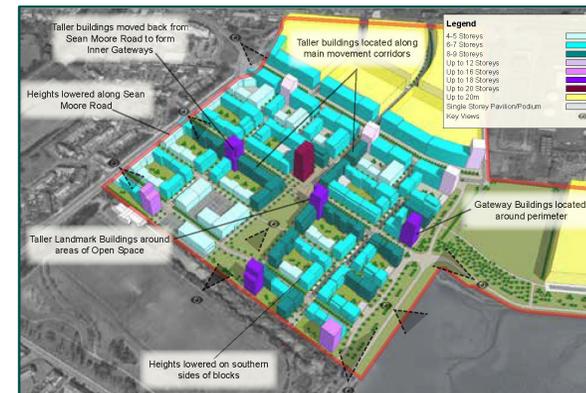


Dublin City Council SUDS Guidance

Planning Schemes/Local Area Plans



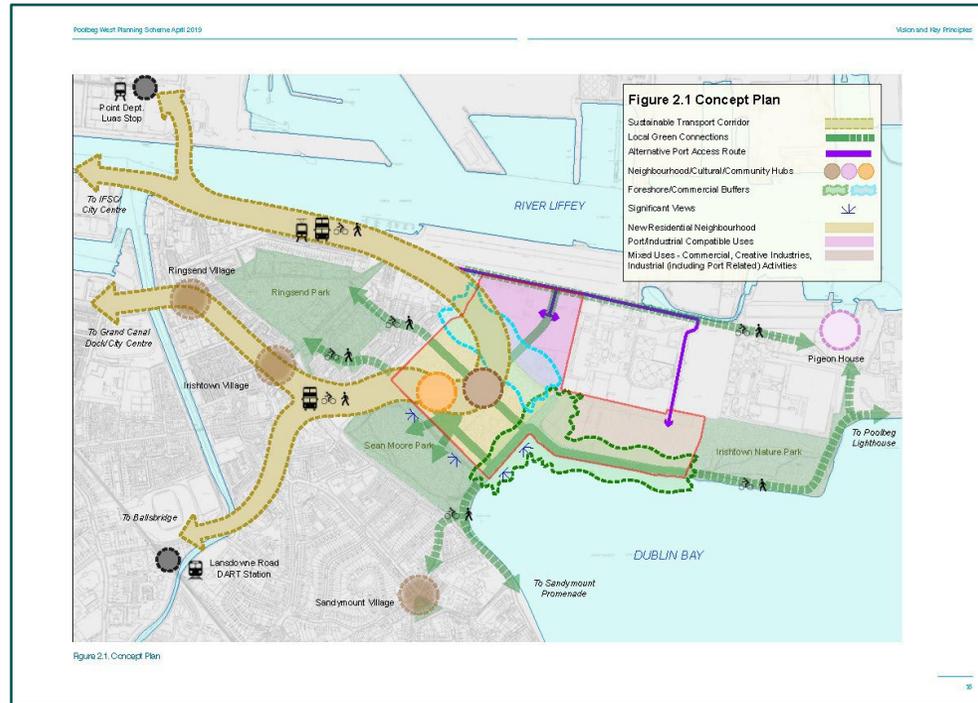
- Applied in response to local context to address issue such as:
 - History of flooding within site or adjacent areas (mitigation)
 - Location adjacent to areas of sensitivity (water quality)
 - As part of a broader strategy of water management
 - Place making qualities



Ringsend/Irishtown/Sandymount areas and Poolbeg West SDZ Planning Schemes (images DCC and OPW)



Planning Schemes/Local Area Plans



Poolbeg West SDZ Planning Scheme Concept Plan



Poolbeg West SDZ Planning Scheme SUDS





Planning Schemes/Local Area Plans

Ballycullen - Oldcourt Local Area Plan Appendix

APPENDIX 6: STREET TYPOLOGIES FOR PLAN LANDS
1. Main Link Street (Option 1)

Function	Main east-west link between Old Court Road and Schomaberna Road
Character	Central boulevard with tree lined median (containing a SUDS waste) and verges, dual vehicular carriageway, generous cycle and pedestrian facilities and use of high quality landscaping, materials and finishes.
Design Speed	50 kph
Cycle Paths	2m cycle tracks to be provided. May be reduced to 1.75m where a verge is provided adjacent to the path.
Car Parking	Integrated mix of in-curbside and parallel on-street parking. Where demand for on-street parking is not high (such as adjacent to parks) sections may be supplemented by planted verges to enhance the landscape.
Materials	Paved or concrete footpaths. Soft landscaped verges. Paved, imprinted or coloured DBM parking bays. DMB carriageway surface with paving treatments at major junctions and crossing points. Coloured DBM cycle tracks.

Note: Table 3.2 of the Planning Regulations 2009 requires a minimum clearance of 3.7m for the gable height. This may be reduced to 3.1m for short sections. To facilitate the use of overhead power lines, the height of the overhead power lines may be reduced to 3.1m for short sections. This may consist of a maximum of 10% of the total length of the street.

South Dublin County Council Land Use Planning and Transportation Department May 2014 61

Ballycullen Old Court LAP



Fortunestown LAP Area



Public Realm/Part 8

Cork County Council
ZONE 2 - Westbourne Place and Kennedy Park, The Town Garden

Rationalised Landscaping

Tree Lined Avenue

Catenary Lighting

Axonometric of Kennedy Park

Illustrative images only, please refer to technical drawings for details

Cork County Council
LANDSCAPE DESIGN STRATEGY

Bernard Seymour Landscape Architects were tasked with developing a landscape strategy for the overall town. Four goal statements structure the approach to the *Cobh Public Realm Enhancement Plan* and define a framework for design that equally prioritises access, equity, ecology, and identity.

The proposal comprises of low level planting and rain gardens in combination with grassy verges and trees. The trees in the town are to be retained where possible and new trees are to be added. An ecology screening has been undertaken to ensure the proposal doesn't interfere with any sensitive protected species.

History and Culture
Cobh is a shared historic, economic, cultural and ecological resource of extraordinary value for County Cork, Cork Harbour and the world.

Connection and Access
Maintaining the existing contextual desire lines; exploring possible new connections where opportunities permitted, such as new pedestrian and bike routes proposed through the town; public gathering spaces; as well as integrated, 'free' play elements placed within the public realm component of the scheme.

Community
The *Cobh Public Realm Enhancement Plan* is a generational project that establishes a new, positive identity for the wider Cobh area. Unfolding and evolving over many decades, it will interpret the rich social and ecological history. Thus introducing an adaptive template that will guide regional planning decisions around growth, conservation, and stewardship.

Sustainability and Biodiversity
The BSLA Landscape design strategy will improve the ecological health of Cobh Town Centre. Additional trees along with different type of species, further planting belts, rain gardens, SUDS, development standards, and other tools will provide strategic and holistic approaches for protecting sensitive species and ecosystems, reducing habitat fragmentation, improving water quality, and promoting the long-term revival of biodiversity.

Sustainable Urban Drainage (SUDS)

Free draining soil mix

Max water flood level

Drop to kerb every 2m to capture run off water

Road surface

Moisture loving planting zone, refer to selected species

Semi aquatic planting zone, refer to selected species

Moisture loving planting zone, refer to selected species

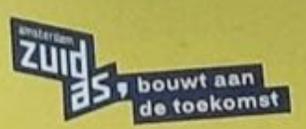
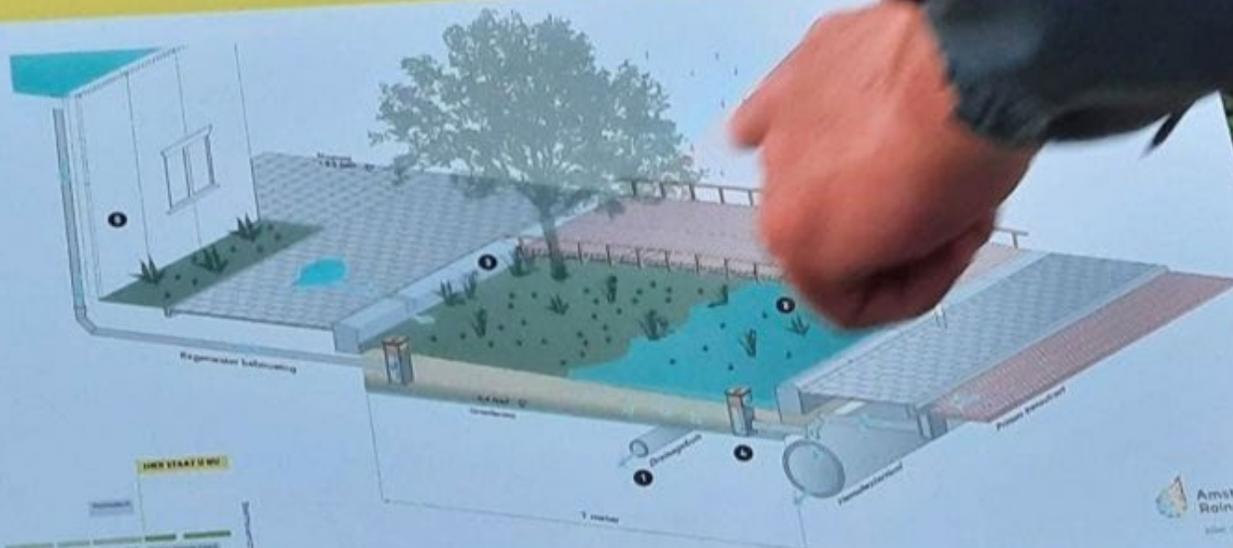
Public footpath and cycle-lane

Cobh Public Realm Masterplan - Part 8 Application



De Groene Gracht. Een slimme wateroplossing.

De groene gracht is een strook van uiteindelijk bijna 500 meter lang. Het eerste stuk is nu aangelegd, de rest volgt de komende jaren. De strook strekt zich uit van de Beethovenstraat tot de Parnassusweg. In de groene gracht staan bomen en een grote verscheidenheid aan vaste planten. Het gebied wordt volgens de 'Amsterdams Rainproof' gedachte ingericht, waarbij we de stad bestand maken tegen de steeds vaker voorkomende hoogwateren als gevolg van de klimaatverandering.

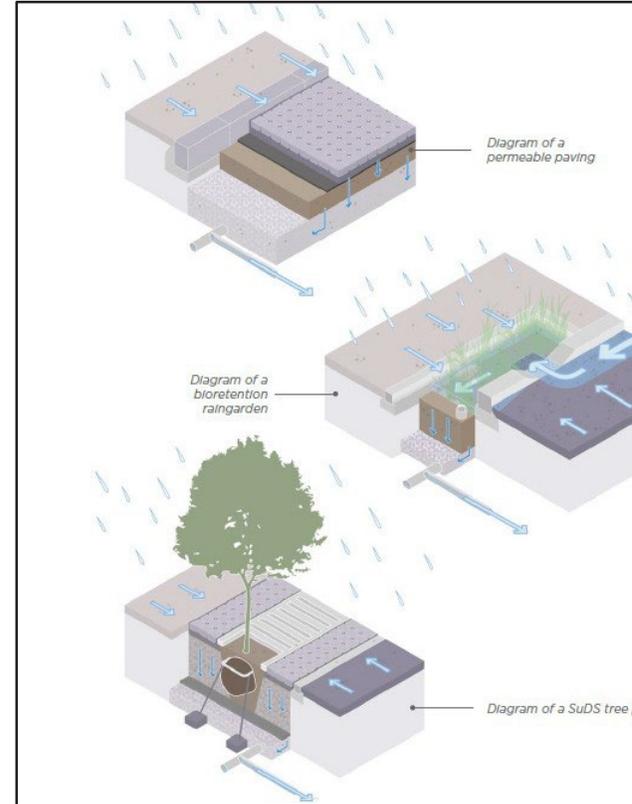
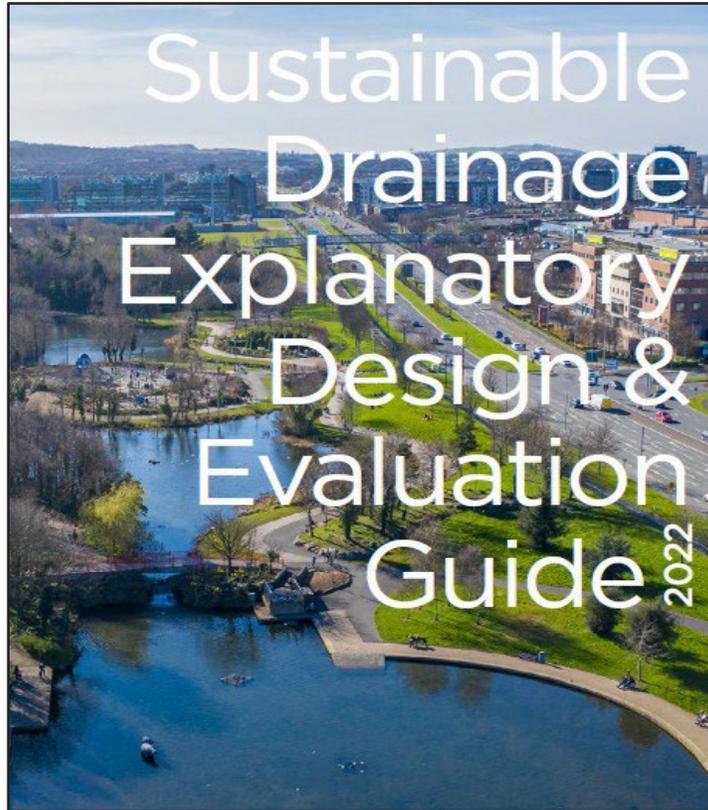


- De groene gracht levert een wijk gemeentelijk Regenwater stroomt de wijk in en kan daarna door de buikten af laten en via de drainagebuizen afgevoerd worden naar vijvers en kanalen in de omgeving. Op die manier beluften we het riool voor herbruikbaar maken.
- Een wijk is een 'rainproof' (regenbestendig) oplossing. We maken de stad best and tegen de steeds vaker voorkomende hoogwateren. Meer informatie vind je op www.rainproof.nl

- De kans dat deze wijk onder water komt is bijna 0% (bij een hoog waterstand van 1,75 meter boven maaiveld). Dit is het water in minder dan 1 uur, nu de bodem en de drainagebuizen afgevoerd.
- De drainagebuizen ruwvondt zich om de grond en heeft allemaal gaten. Daardoor kan het water naar vijvers en kanalen in de omgeving stromen. Het water in de wijk zal dus nooit lang blijven staan.
- Als de twee groene gracht (gemeentelijk) is, heeft de wijk een capaciteit van 1,75 miljoen liter water. Dat zijn ongeveer 2,2% van de wijk.
- De speciale wateropvang buizen zijn gemaakt van lang, de wijk is gebouwd op de waterhoogte van de gemeentelijke drainagebuizen. Deze de drainagebuizen in de buurt van water vanaf de straat de wijk met water.
- Als het herbruikbaar water bij het regenwater is, kan het water via deze wijk de groene gracht worden.
- Er is voldoende capaciteit in de groene gracht om water van boven langs de Parnassusweg op te vangen.
- De bestemming in de groene gracht is geschikt voor de toekomstige omgeving. Deze de gracht draagt aan aan het klimaat en een duurzame groene omgeving voor nu en later.



Local Guidance



South Dublin County Council SuDS Guidance



An Roinn Tithíochta,
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Department of Housing,
Local Government and Heritage

5 Looking Ahead

New Planning Guidance



Development Plan
Guidance - issued

SEA Guidance -
issued

Rural Housing – to
issue by year end

Sustainable &
Compact Urban
Development – early
2023

Development
Management – aim
2023

The Planning
System & River
Basin Management
Guidelines – aim
2023

Planning Critical to Water Quality



- Planning cross-sectoral, working with other policy areas in relation to the pattern and location of development and any potential impacts to the sustainable management of water resources;
- Behaviour change and public acceptance will be critical to achieving goals;
- Prioritisation of investment;
- Implementation of policies and objectives – critical at all levels





**An Roinn Tithíochta,
Rialtais Áitiúil agus Oidhreachta**
Department of Housing,
Local Government and Heritage

Thank You!

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Rialtas na hÉireann
Government of Ireland