Variation - Settlement Plans to the North Tipperary County Development Plan 2010 (as varied)

Stage 1 Flood Risk Assessment

Comhairle Contae Thiobraid Árann
Tipperary County Council

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1.0 INTRODUCTION

1.1 PROPOSED VARIATIONS TO THE NORTH TIPPERARY COUNTY DEVELOPMENT PLAN 2010 (AS VARIED) AND THE SOUTH TIPPERARY COUNTY DEVELOPMENT PLAN 2009 (AS VARIED)

In accordance with Section 13 of the Planning and Development Act 2000 (as amended), Tipperary County Council has prepared a proposed Variation of the North Tipperary County Development Plan 2010 (as varied) and South Tipperary County Development Plan, 2009-2015 (as varied). The proposed Variations consists of revised settlement plans for towns and villages identified as 'Service Centre', 'Local Service Centres' and 'Settlement Nodes' in the County Settlement Strategy and Hierarchy. The reason and purpose of the Variations, is to provide a consistent development strategy and land use zoning framework for small towns and villages across the North and South Tipperary County Development Plans.

2.0 FLOOD RISK MANAGEMENT POLICY

2.1 EU FLOODS DIRECTIVE

The European Directive 2007/60/EC on the assessment and management of flood risk aims to reduce and manage the risks that floods pose to human health, the environment, cultural heritage and economic activity. The Directive requires members to

- Carry out a preliminary assessment by December 2011 in order to identify the river basins where potential significant flood risk exists.
- Prepare flood hazard and risk maps for the identified areas by December2013 (estimated to be completed by 2015)
- Prepare flood risk management plans focused on prevention, protection and preparedness by December 2015. The plans are to include measures to reduce the probability of flooding and its potential consequences.

The Directive applies to inland waters and to all coastal waters across the whole territory of the EU.

2.2 NATIONAL FLOOD POLICY

The Planning System and Flood Risk Management Guidelines, 2009 were prepared in response to the recommendations of the National Flood Policy Review Group and focused on providing for comprehensive consideration of flood risk in preparing Regional Plans, Development Plans and Local Area Plans, and in determining applications for planning permission. The Guidelines generally require that development should not be permitted in

flood risk areas, particularly floodplains, except where there are no alternative and appropriate sites available in lower risk areas that are consistent with the objectives of proper planning and sustainable development.

2.3 The Planning System and Flood Risk Management Guidelines

The Planning System and Flood Risk Management Guidelines, 2009 were prepared in response to the recommendations of the National Flood Policy Review Group and focused on providing for comprehensive consideration of flood risk in preparing Regional Plans, Development Plans and Local Area Plans, and in determining applications for planning permission.

2.4 Office of Public Works

The Office of Public Works is the lead agency for flood risk management in Ireland and is responsible for the coordination and implementation of Government policy on this issue. It is the primary agency responsible for ensuring Ireland's compliance with the EU Floods Directive and particularly for the preparation of a preliminary assessment by 2011, preparation of flood risk mapping by 2013 and preparation of flood risk management plans by 2015. It is the principal agency involved in the preparation of Catchment Flood Risk Assessment and Management Studies.

2.5 Regional Policy

The Regional Planning Guidelines for the South East Region 2010 - 2022 and the Mid West Regional Planning Guidelines 2010-2022 recognise the need to adopt policies and processes to ensure flood risk management is incorporated appropriately into Development Plans. Land required for current and future floods management should be safeguarded from development. Allocation of future areas for development as extensions to existing built up areas, villages or towns should follow a sequential approach and be in the lowest risk sites appropriate for the development, and should include adequate provision for adaptation to, or protection against, the projected impacts of climate change.

3.0 Flood Risk Assessment

3.1 Requirement for Flood Risk Assessment

In accordance with Section 28 of the Planning and Development Act 2000 (as amended) in preparing the Variations to the North Tipperary County Development Plan 2010 (as varied)

and the South Tipperary County Development Plan 2009 (as varied) the Planning Authority shall have regard to any guidelines issued by the Minister for Environment, Community and Local Government in the performance of their functions including "The Planning System and Flood Risk Management – Guidelines for Planning Authorities".

Therefore, and having regard to the nature and scope of the Variation, which is to put in place a new consistent zoning framework for town and villages in the county, a Strategic Flood Risk Assessment has been prepared to assess flood impact that may arise from amendments to the plans for each of these settlements. The Strategic Flood Risk Assessment has been fully integrated with the Strategic Environmental Assessment process.

3.2 Structure of a Flood Risk Assessment (FRA)

The Guidelines recommend that a staged approach is adopted when undertaking a Flood Risk Assessment (FRA). The recommended stages are briefly described below:

- Stage 1 ~ Flood Risk Identification

  To identify whether there may be any flooding or surface water management issues that will require further investigation. This stage mainly comprises a comprehensive desk study of available information to establish whether a flood risk issue exists or whether one may exist in the future.

- Stage 2 ~ Initial Flood Risk Assessment

  If a flood risk issue is deemed to exist arising from the Stage 1 Flood Risk Identification process, the assessment proceeds to Stage 2 which confirms the sources of flooding, appraises the adequacy of existing information and determines the extent of additional surveys and the degree of modelling that will be required. Stage 2 must be sufficiently detailed to allow the application of the sequential approach (as described in Section 1.5) within the flood risk zone.

- Stage 3 ~ Detailed Flood Risk Assessment

  Where Stages 1 and 2 indicate that a proposed area of possible zoning or development may be subject to a significant flood risk, a Stage 3 Detailed Flood Risk Assessment must be undertaken.

4.0 Flood Risk and the Proposed Variation

This Strategic Flood Risk Assessment, in accordance with national guidelines, sets out a Stage 1 flood risk assessment for each individual settlement based on best evidence datasets and information available to the Council. These includes, National Preliminary Flood Risk Assessment; Draft Flood Maps prepared under the Shannon and Suir CFRAM

Studies and Site Inspections and Review. During the Variation processes, should further information become available, and in particular, should the CFRAM studies be adopted, the zoning objectives as currently proposed will be reviewed.
This stage 1 Flood Risk Assessment forms an integral part of the SEA process for Proposed Variations to the North Tipperary County Development Plan, 2010 (as varied) and the South Tipperary County Development Plan, 2009 (as varied) and has provided an approach to future planning and development in Service Centres, Local Service Centres and Settlement Nodes in Tipperary.

The Council has adopted a pre-cautionary approach to the zoning of land, and a justification test has been applied, whereby lands which have been identified as being at flood risk have only been zoned for development which is compatible with such risk. Having regard to this approach, it has not been necessary to proceed to a Stage 2 Flood Risk Assessment in respect of land.

The Council, also, in relation to existing development and brownfield sites, has incorporated additional safeguards and guidance for any proposed re-development and extensions, where such development will be required to incorporate detailed mitigation and design measures.

CONCLUSION

The Strategic Flood Risk Assessment, and the evidence which is available to the Council, has fully informed the decision-making process in the preparation of the Settlement Plans and their associated zoning framework.

North Tipperary County Development Plan 2010 (as varied)

SERVICE CENTRES

STAGE ONE FLOOD RISK ASSESSMENT – BALLINA

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

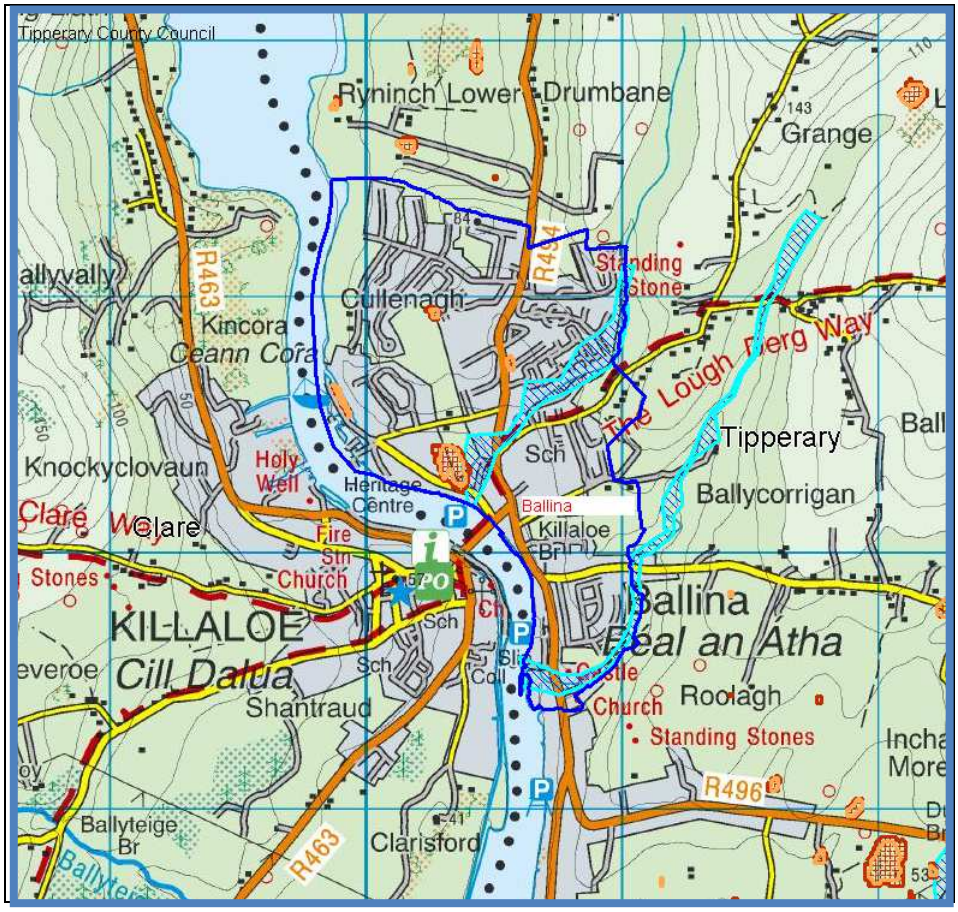
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment.

Lands in Ballina have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Ballina Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Ballina village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

The website was consulted. It was found that 4 flood events were recorded for Ballina.

Flood Event : Shannon River 1954

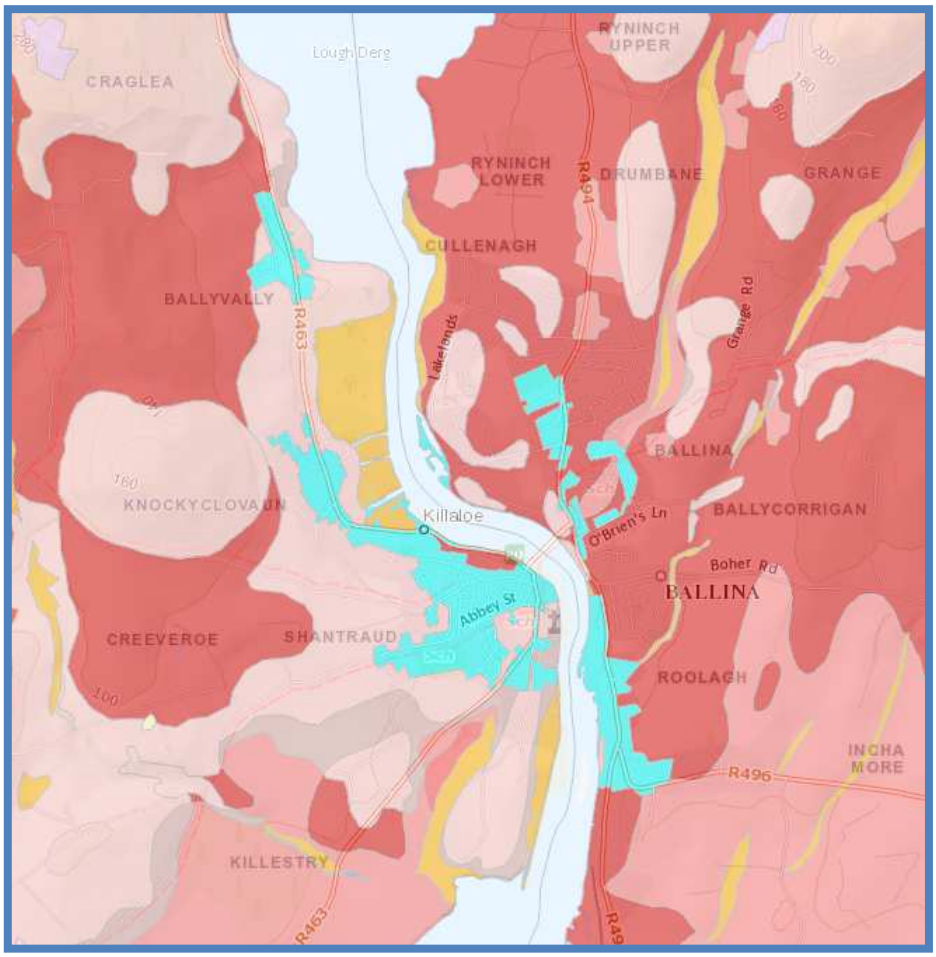
Flood Event : Shannon River 1994

Flood Event : Shannon River 1995

Flood Event : Shannon River 1999

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballina.



The GSI Soils map is set out above for Ballina. The **red** colour area in Ballina represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically.

The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

Independent.ie report dated 12/12/15:

Ballina / and / Killaloe (Tipp / Clare border) have also witnessed serious flooding.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted.

Planning history on lands at Derg Marina, adjacent to the Shannon River have indicated that these lands are Liable to flood.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballina. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified as being at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – BORRISOKANE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

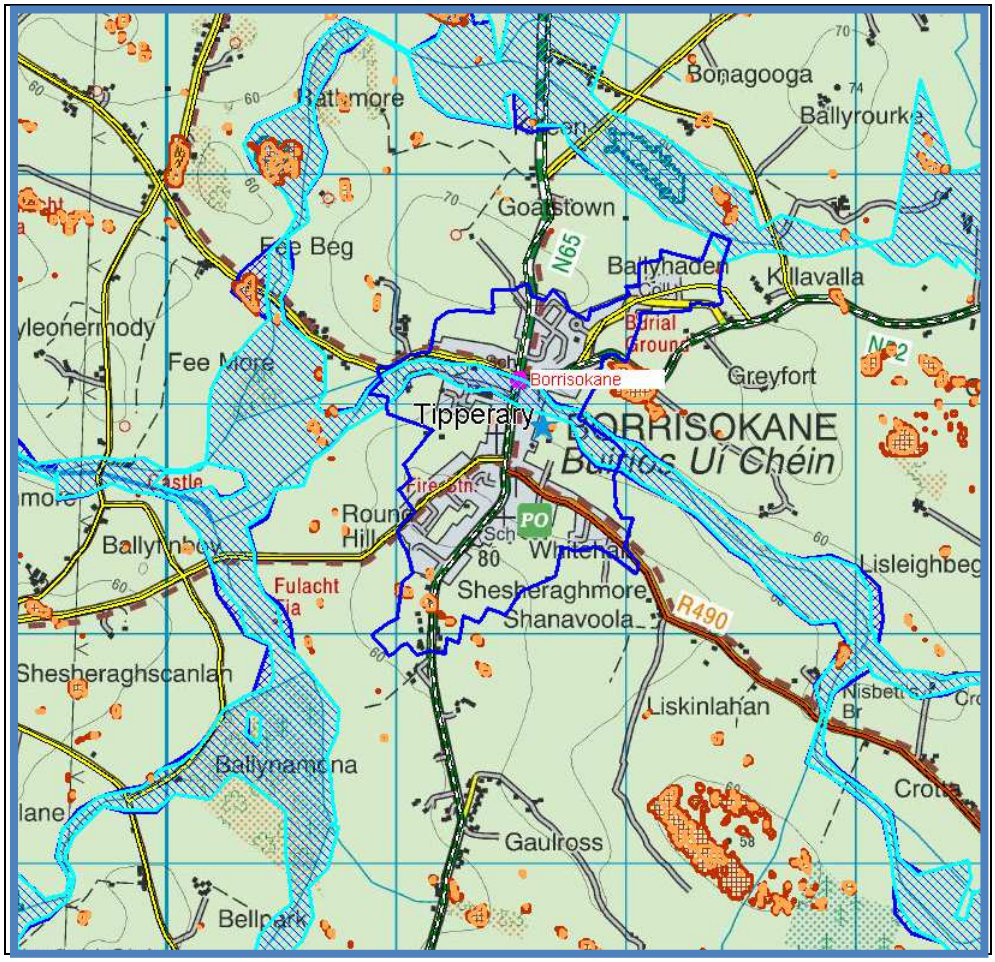
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Borrisokane have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Borrisokane Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

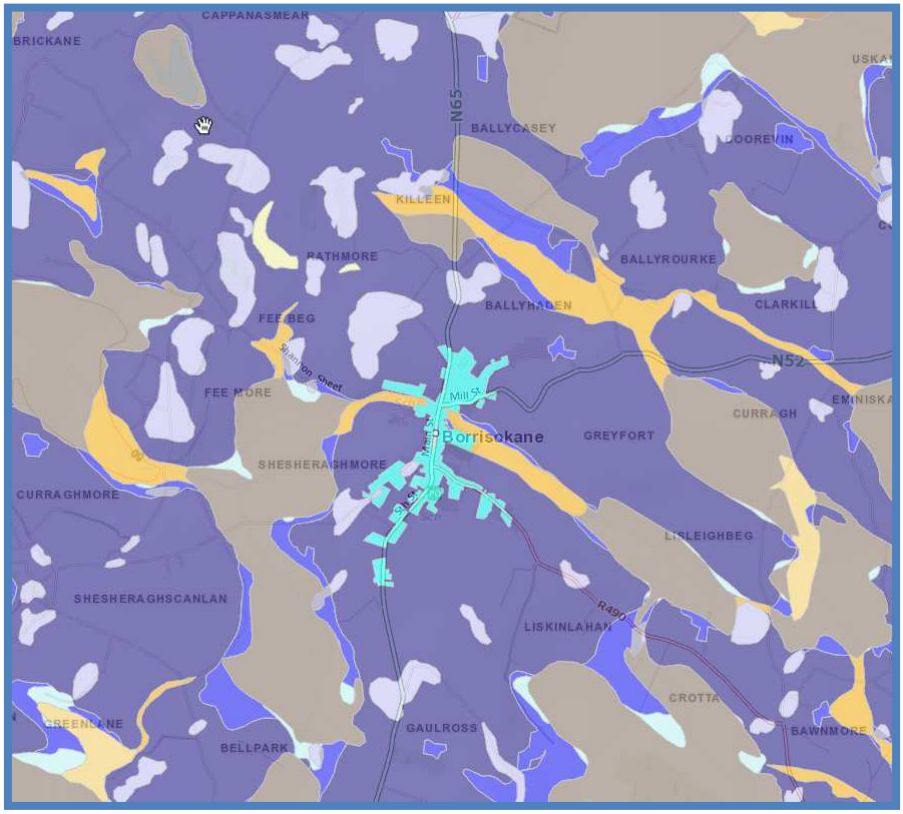
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Borrisokane village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Borrisokane village.

2.4. GSI Alluvial deposit map.

GSI Soils Map for Borrisokane.



The GSI Soils map is set out above for Borrisokane. The **dark blue** colour area in Borrisokane represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (medium high base status). Deep well drained mineral. (Mainly basic). The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically.

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

A newspaper report in the Nenagh Guardian dated 16-12-15, states that there have been major flooding problems in Borrisokane over the years but these have been solved through the new storm water system.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. There is evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Borrisokane. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – BORRISOLEIGH

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

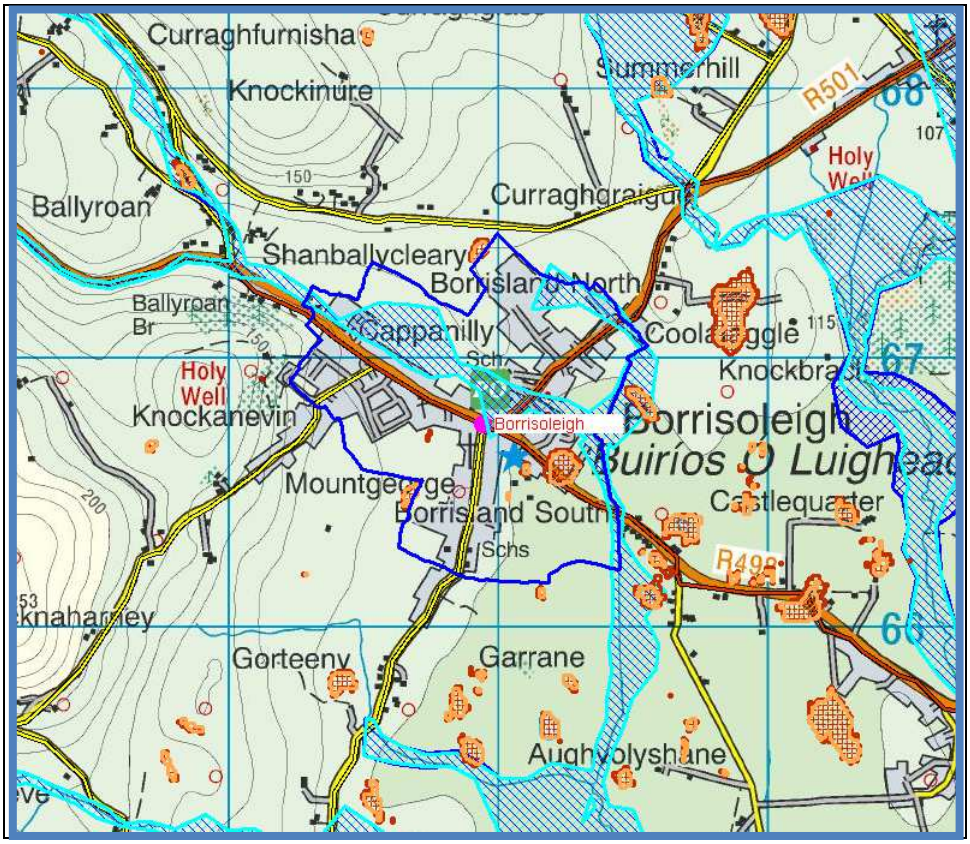
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Borrisoleigh have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Borrisoleigh Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Suir CFRAMS Study have indicated that lands in Borrisokane village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

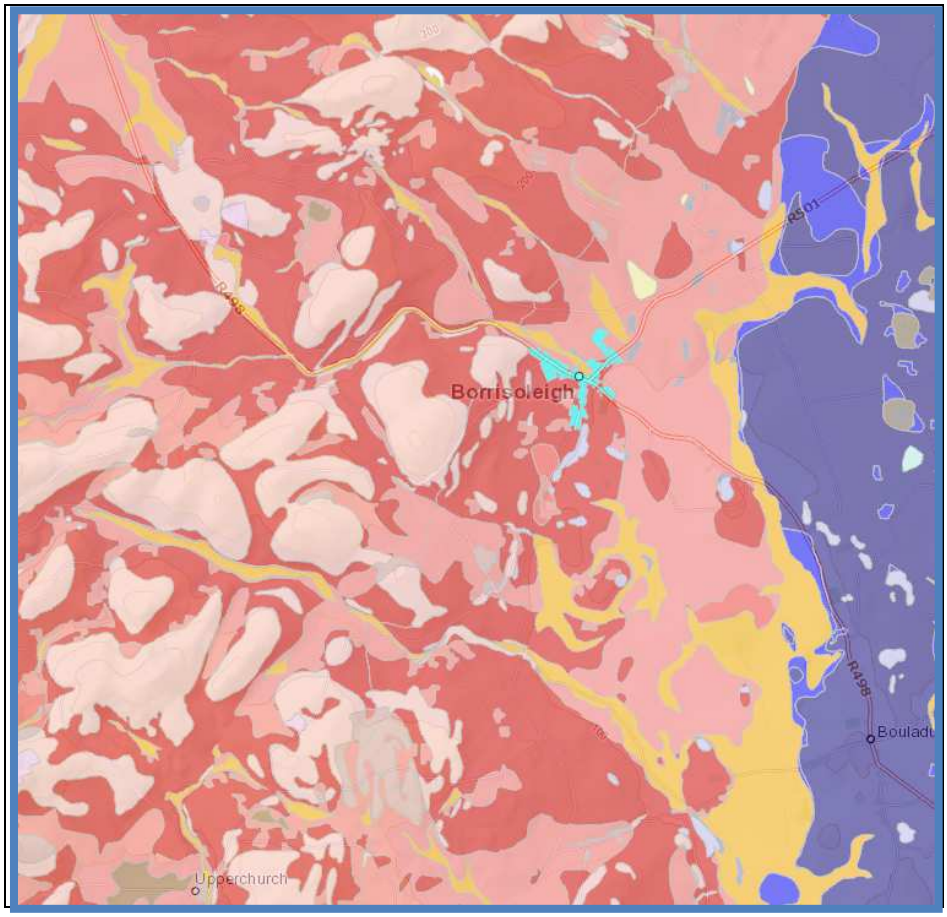
Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.

1 Flood Event recorded in Borrisoleigh village.

1. Flood Event. River Cromoge. Borrisoleigh village. Jan 06.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Borrisoleigh.



The GSI Soils map is set out above for Borrisoleigh. The **red** colour area represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

Tipperary Times report dated 18/11/14 reported:

'Homes in the village and in particular in the Chapel Street area were devastated by floods. The very heavy rain last Thursday night.'

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted.

Planning history on lands at Cappanilly found that land levels at this site had been altered and no longer liable to flood.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Borrisoleigh. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - CLOUGHJORDAN

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

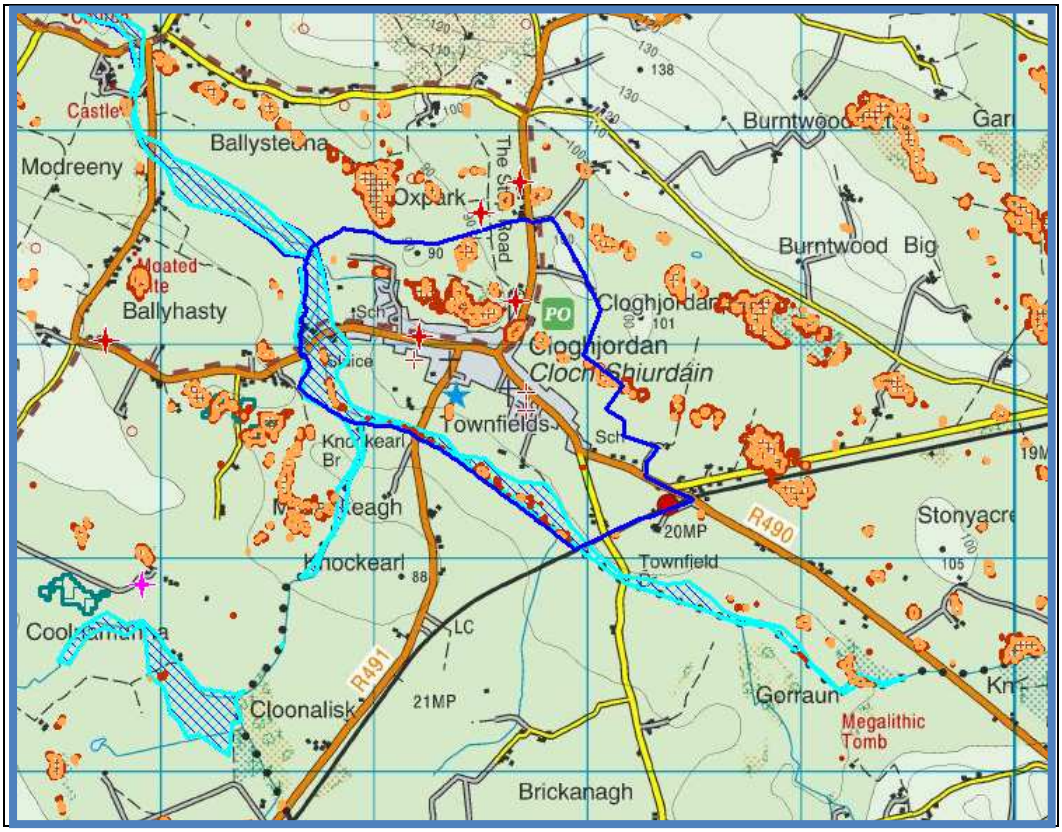
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Cloughjordan have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Cloughjordan Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

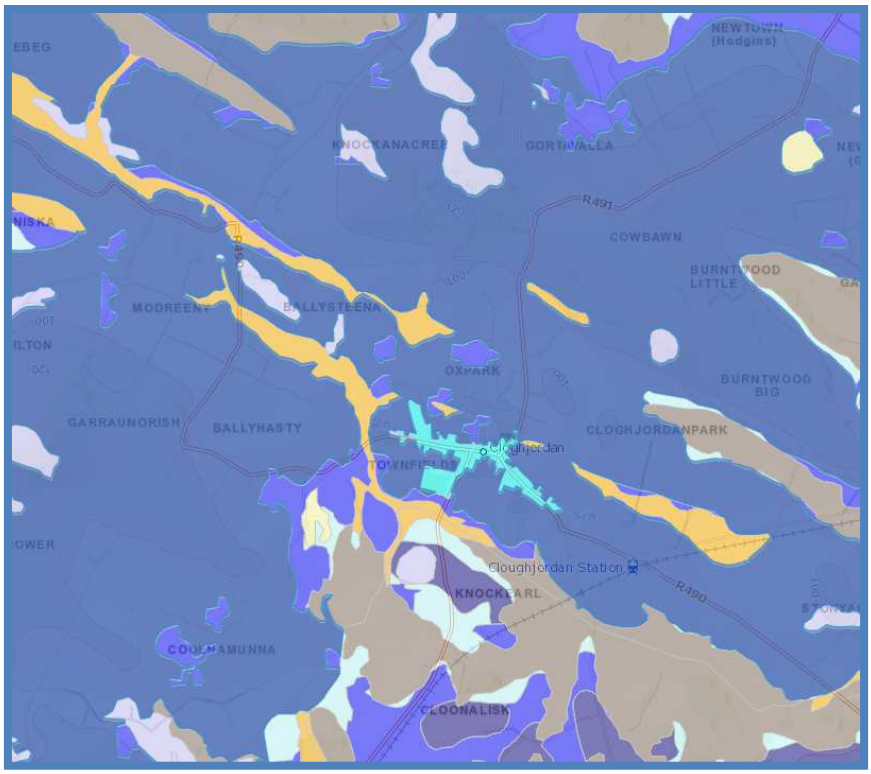
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Cloughjordan village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Clouggjordan village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Cloughjordan.



The GSI Soils map is set out above for Cloughjordan. The **dark blue** colour area in Cloughjordan village represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map, couples with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed.

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Cloughjordan village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Cloughjordan village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. There is evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Cloughjordan. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – HOLYCROSS

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

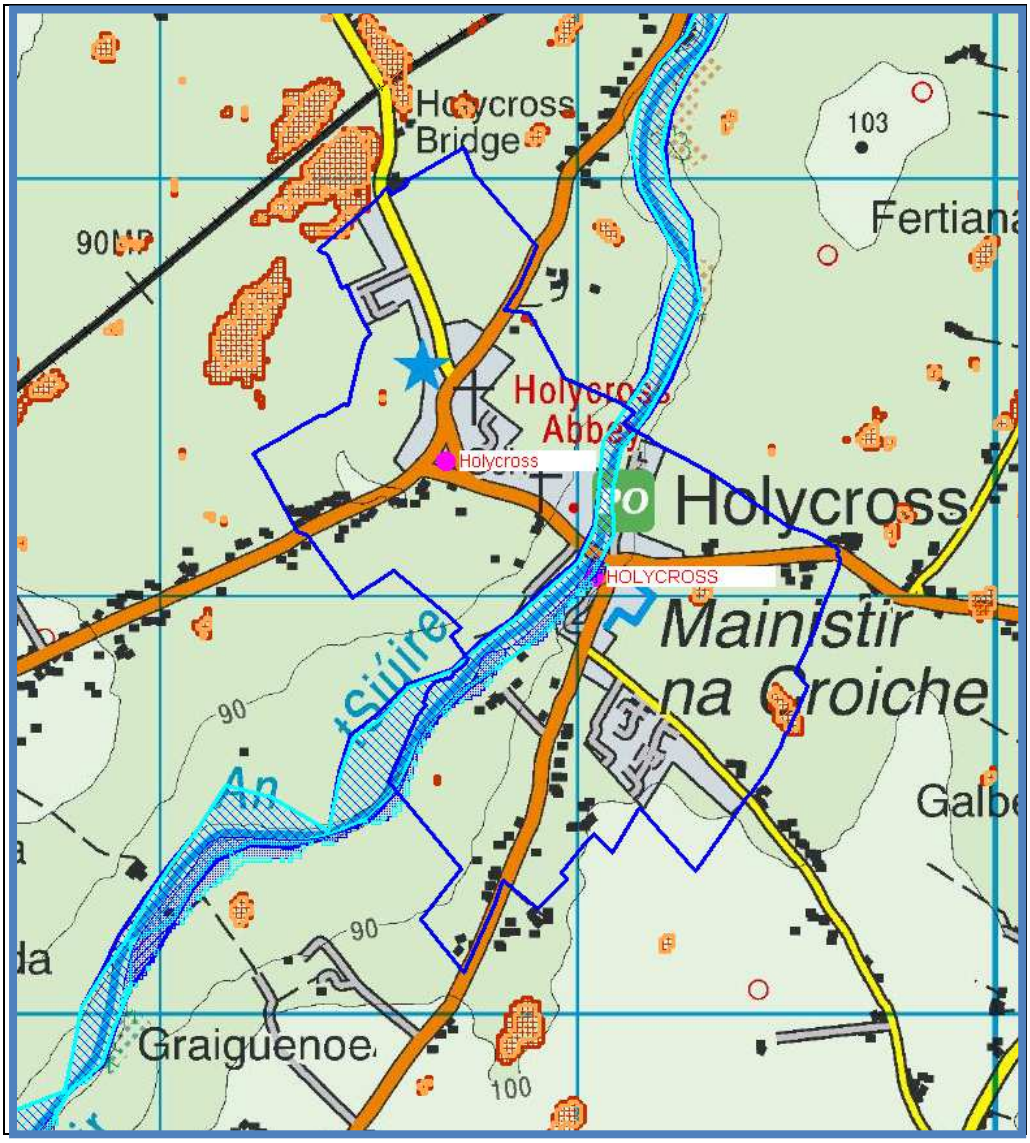
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Holycross have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Holycross Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Suir CFRAMS Study have indicated that lands in Holycross village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

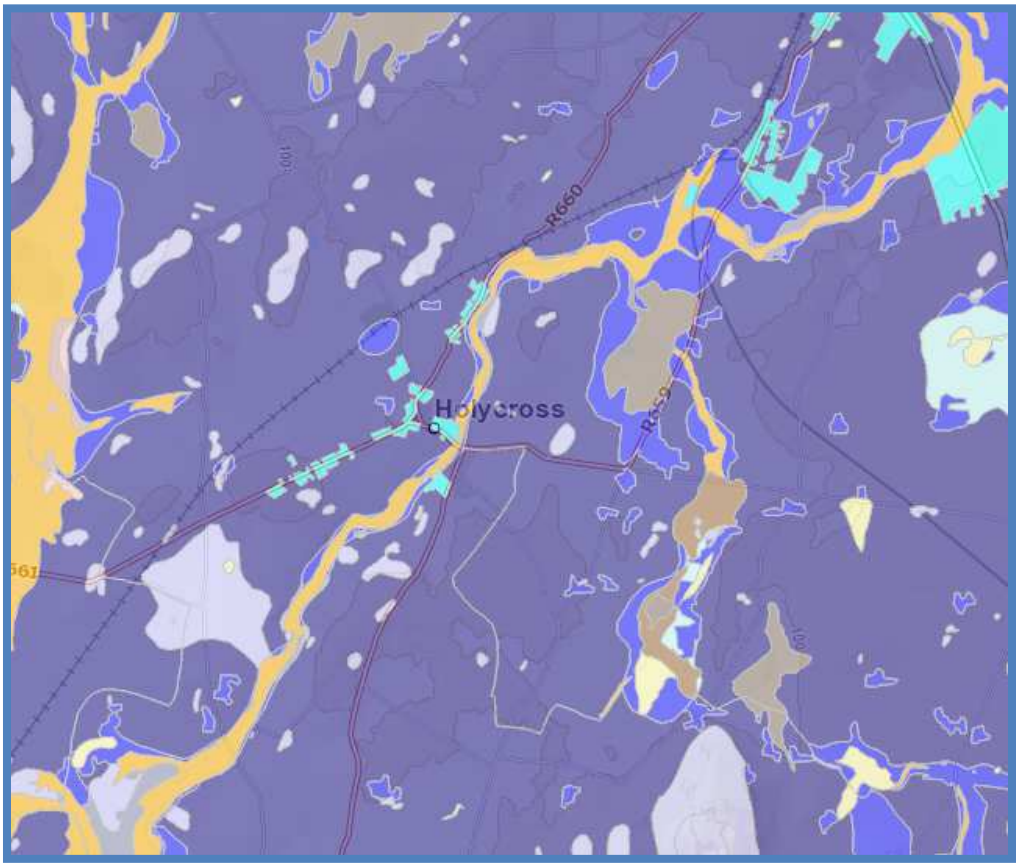
Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.

1 Flood Event was recorded.

1. Flood Event. River Suir. Holycross village. Jan 08.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Holycross.



The GSI Soils map is set out above for Holycross. . The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Cloughjordan village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Holycross. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – LITTLETON

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

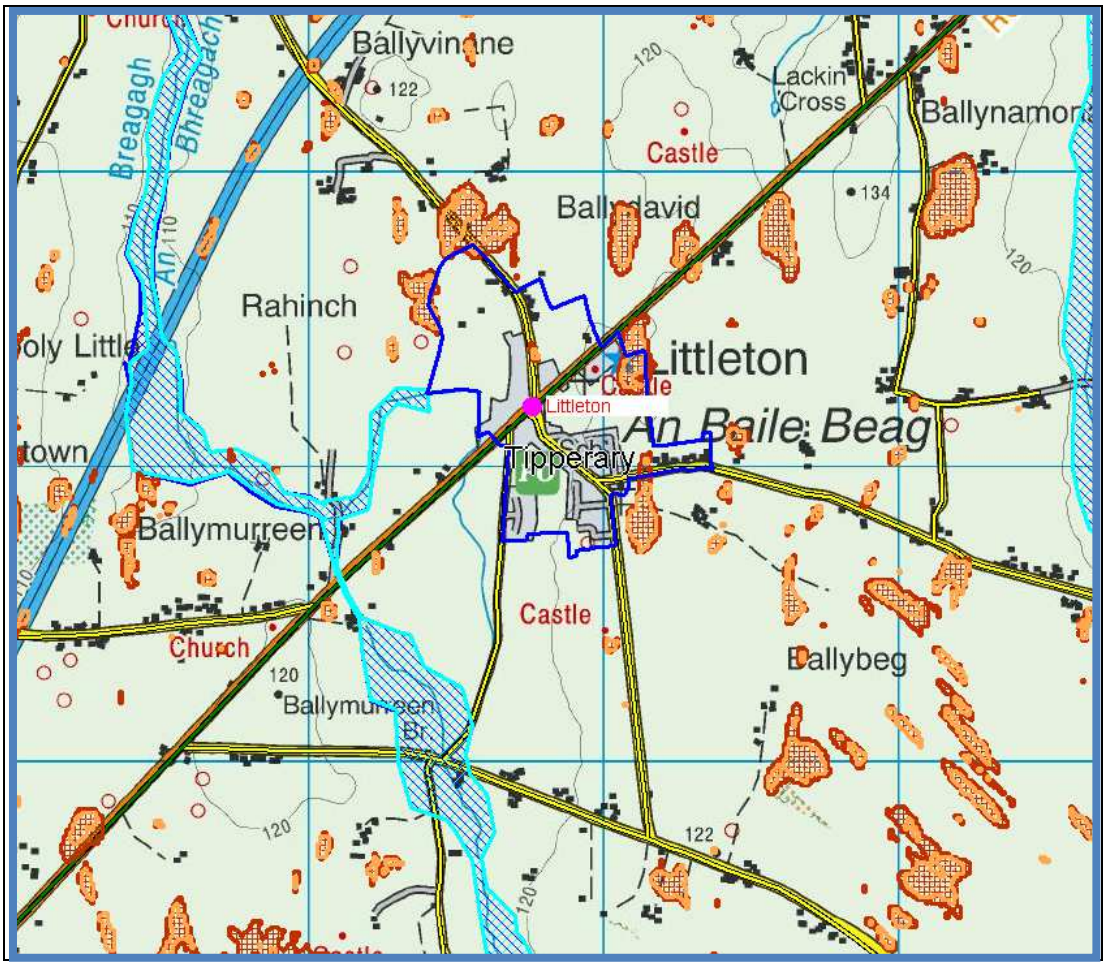
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Littleton Village does not appear to be at risk of flooding under this study.

Littleton Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Predicative flood maps produced under the Draft Suir CFRAM's Study indicate that Littleton village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Littleton village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Littleton.

The GSI Soils map is set out above for Littleton. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The **purple** colour area represents that soil composition Bmin PD- derived from mainly calcareous parent materials. Surface water gleys. Ground water gleys. Limestone till. Mineral poorly drained. (mainly basic)

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically.

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper/ Media reports

Web site- Thurles.Info. dated 5/01/16 references flooding in the village

Tipperary Star report dated 20/02/14 references flooding in the village: graveyard

Web site- tippmidradio.com report dated 25/08/14 references flooding in the village graveyard

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Littleton. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – NEWPORT

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Newport have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Newport Flood Map

2.2 Draft Flood Maps prepared under the CFRAMs Study.

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Newport village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

The website was consulted. It was found that 4 flood events were recorded for Newport.

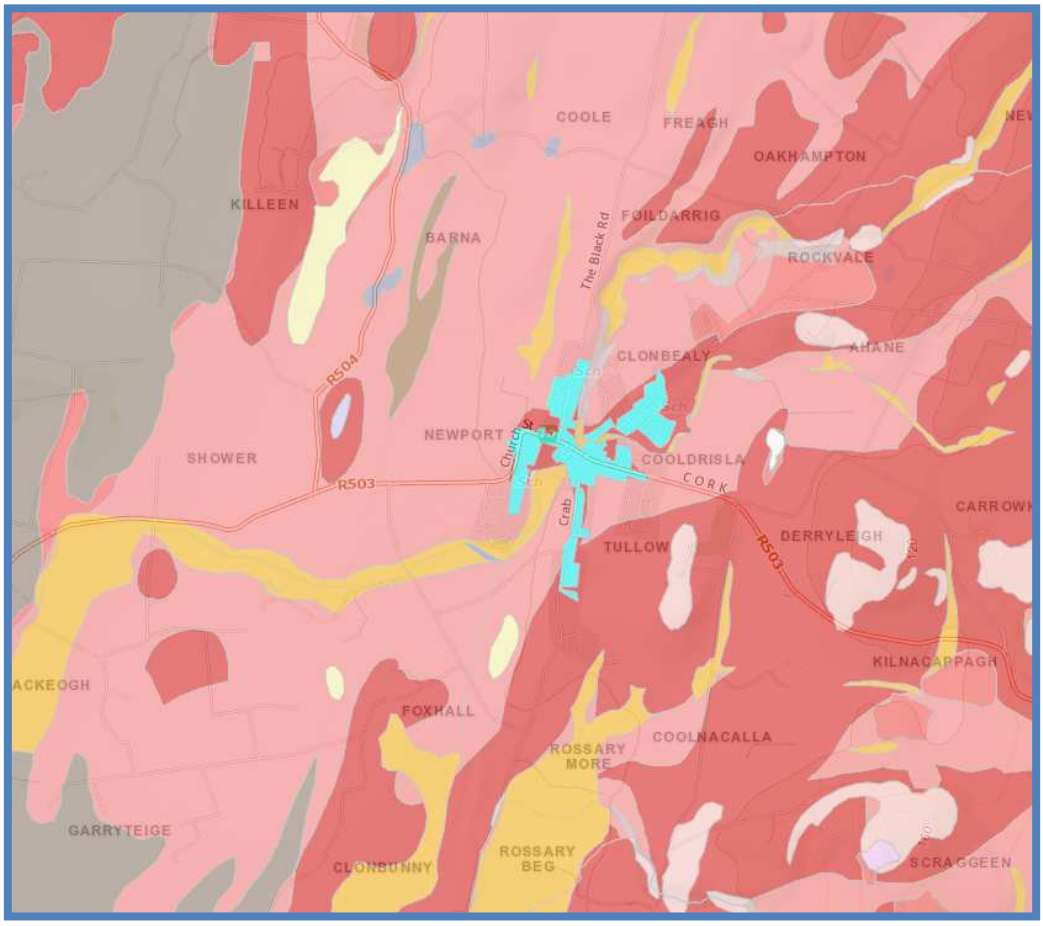
4 Flood Events recorded.

1.Flood Event : Mulcair River. Newport village. Sep 1946.

2. Flood Event : Mulcair River. Newport village. Mar 1973.
3. Flood Event : Mulcair River. Newport village. Feb 1991.
4. Flood Event : Mulcair River. Newport village. Nov 1996.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Newport.



The GSI Soils map is set out above for Newport. The **pale red** colour area in Newport represents that the soil composition Amin PD. Derived from mainly non-calcareous parent materials. Surface water gleys. Ground water gleys.

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically

Mineral poorly drained. (mainly acidic). The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Newport.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Newport. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - NEWTOWN

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

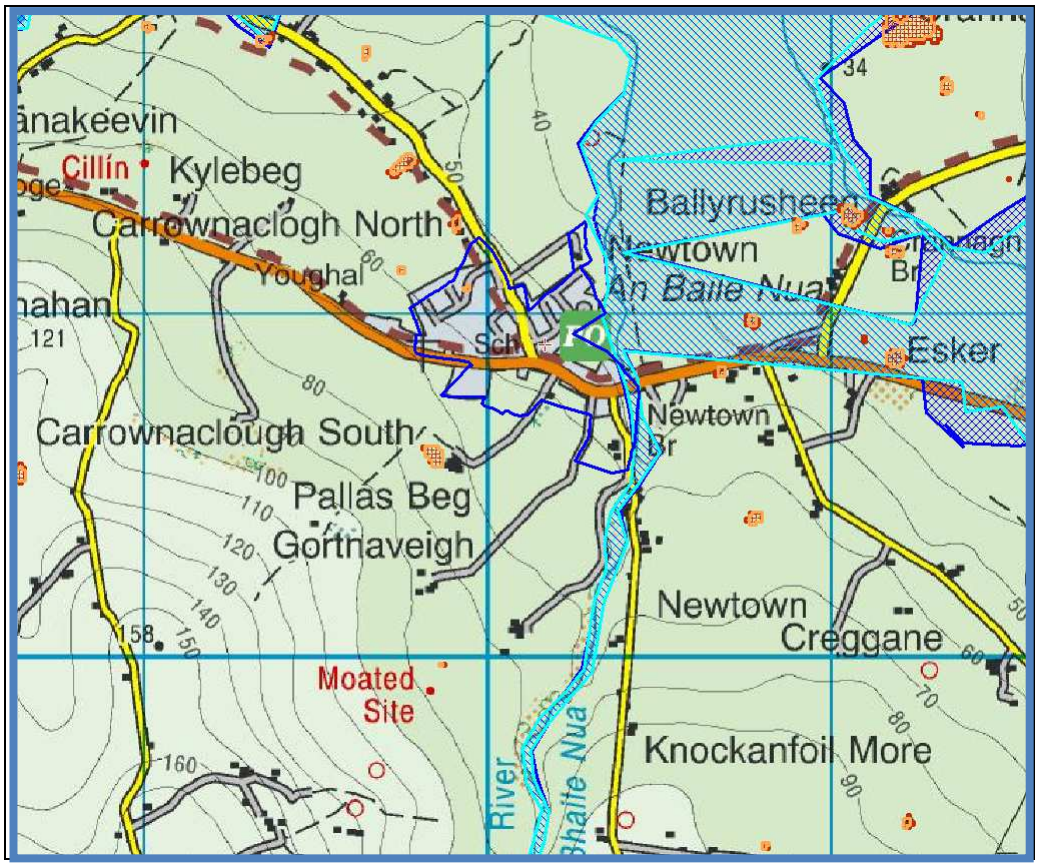
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Newtown have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Newtown Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Newtown village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

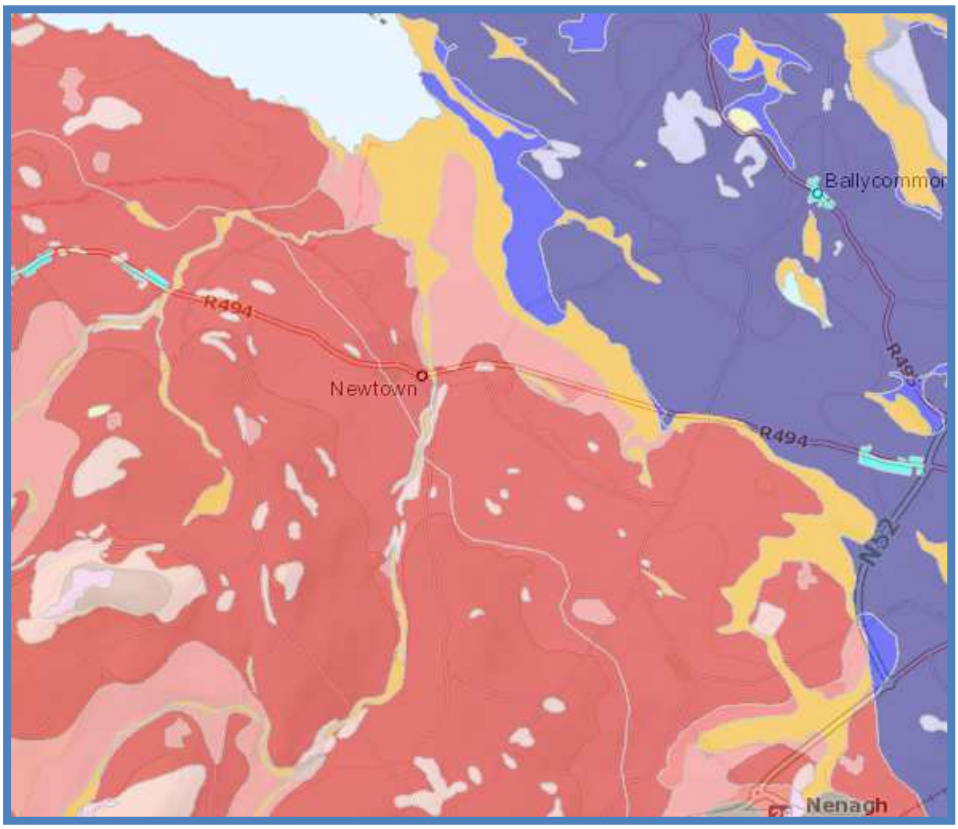
2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie, were consulted.

1. Flood Event. Newtown River. Newtown village. Jan 06.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Newtown.



The GSI Soils map is set out above for Newtown. The **red** colour area in Newtown village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. Alluvial deposits can be seen in the above map along the eastern boundary of the village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Newtown village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Newtown. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - PORTROE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

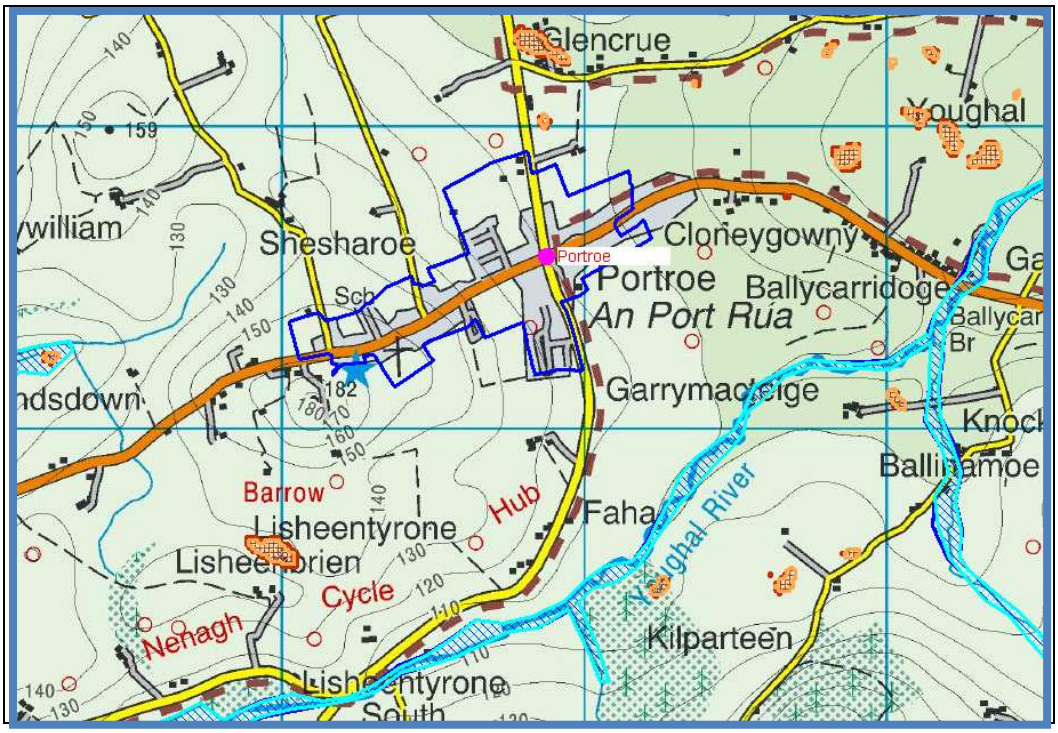
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Portroe Village does not appear to be at risk of flooding under this study.

Portroe Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

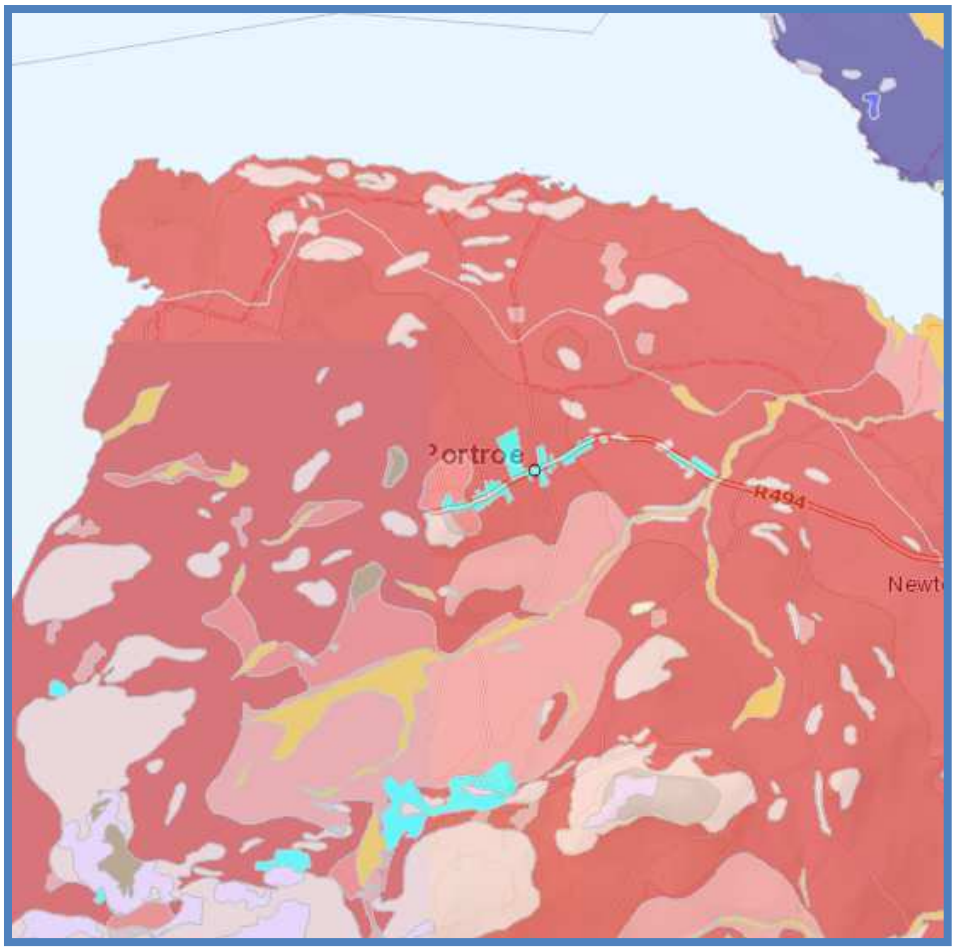
Predicative flood maps produced under the draft Shannon CFRAMs study indicate that Portroe village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Portroe village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Portroe



The GSI Soils map is set out above for Portroe. The **red** colour area in Portroe village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map.

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Portroe village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Portroe village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Portroe. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – PUCKAUN

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

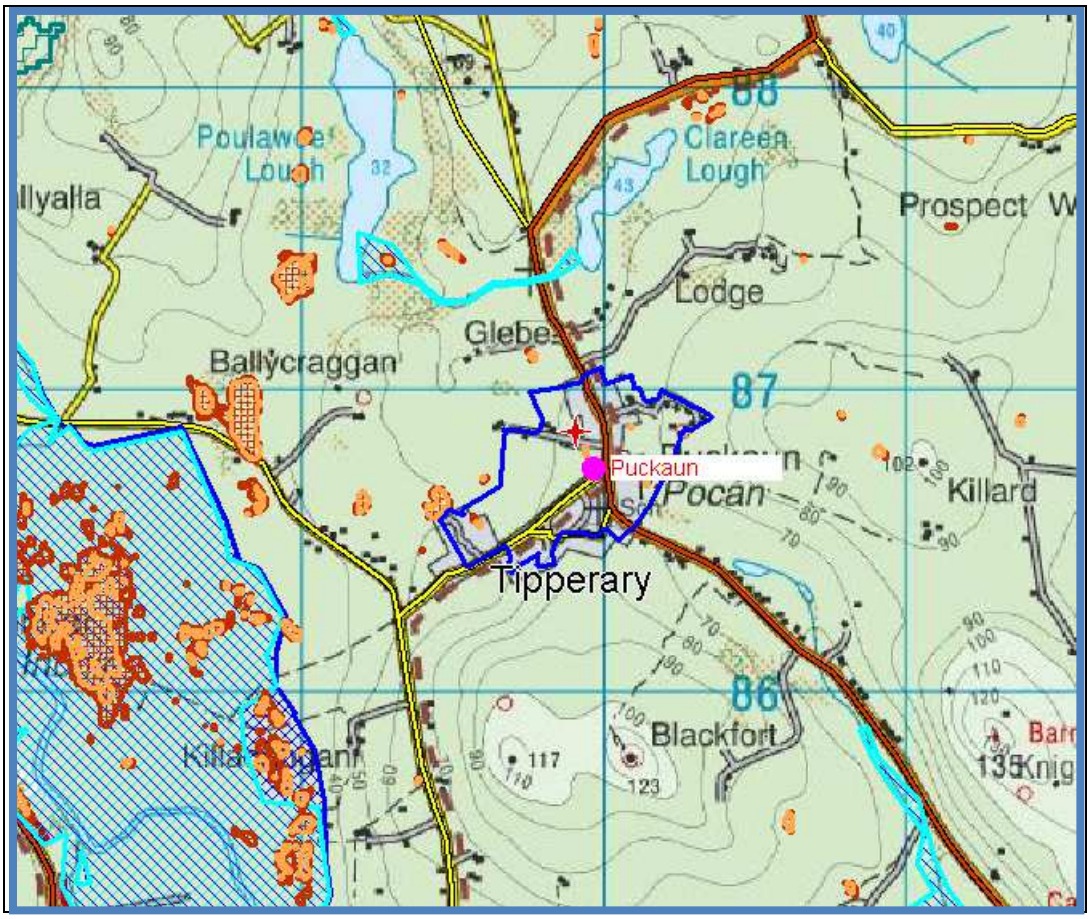
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Puckaun Village does not appear to be at risk of flooding under this study.

Puckaun Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

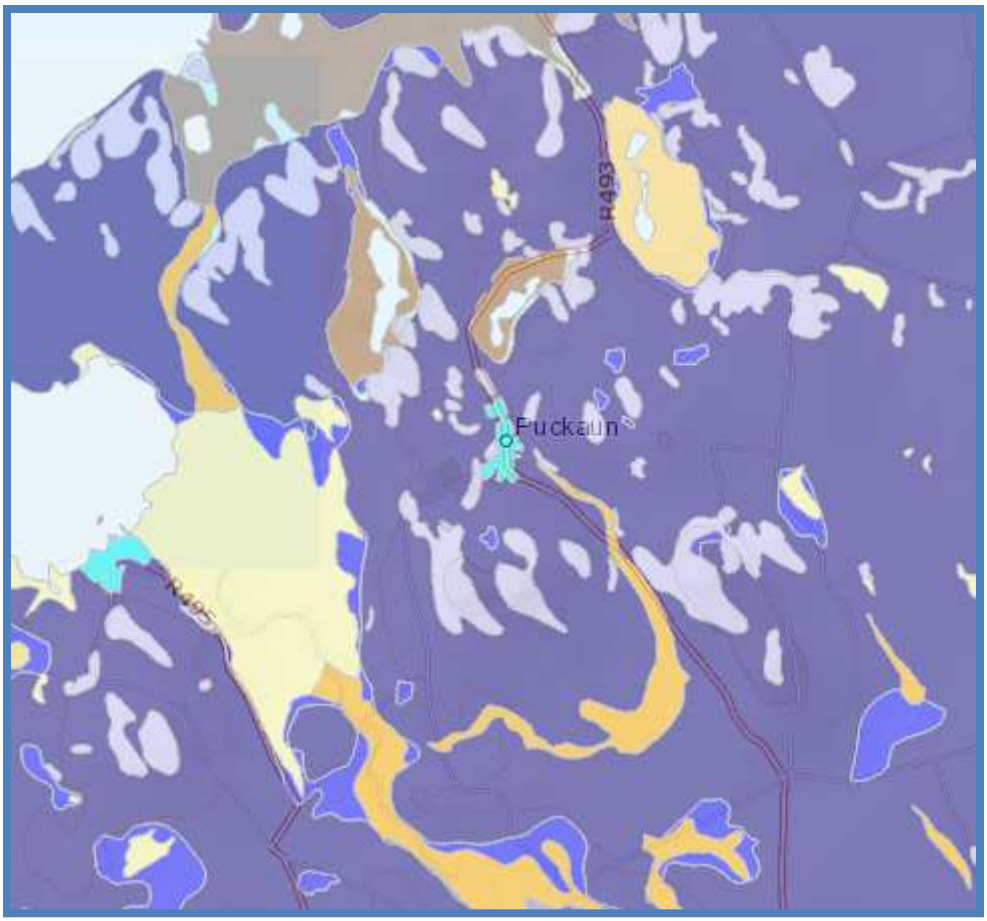
Predicative flood maps produced under the draft Shannon CFRAMs study indicate that Puckaun village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Puckaun village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Puckaun



The GSI Soils map is set out above for Puckaun. The **dark blue** colour area in Puckaun village represents that the soil composition BminDW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (Medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map.

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Puckaun village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports.

The Tipperary Star reported on 09/01/14 – local pub flooded

YouTube video 14/07/09 *flooding at Kildangan GAA pitch, Ballycraggan, Puckaun.*

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Puckaun. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - SILVERMINES

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

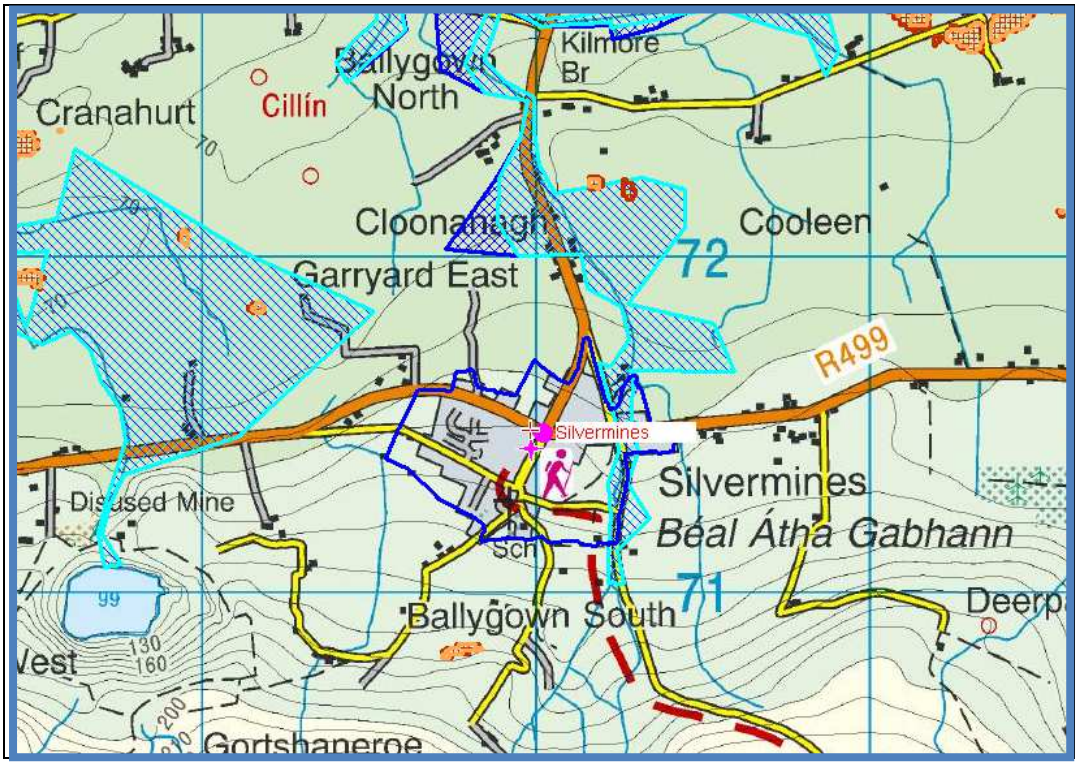
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Silvermines Village have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Silvermines Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

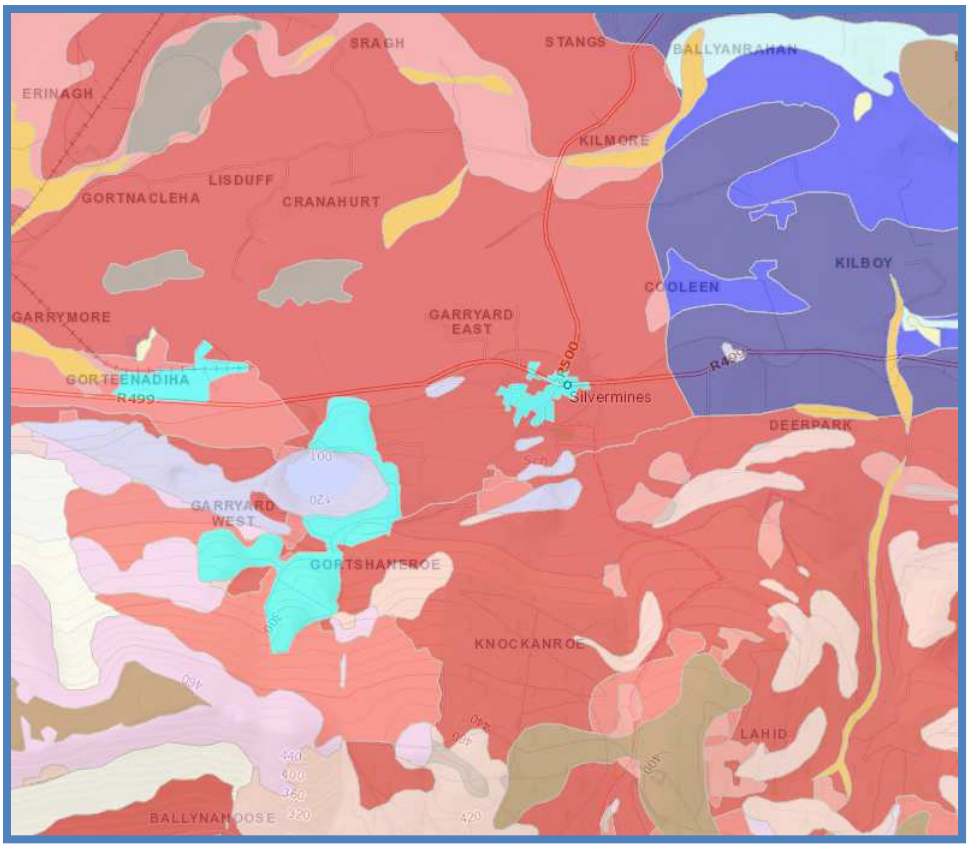
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Silvermines village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Silvermines village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Silvermines



The GSI Soils map is set out above for Silvermines. The **red** colour area in Silvermines village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

Alluvial deposits can be seen in the above map along the eastern boundary of the village.

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Silvermines village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Silvermines. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – TOOMEVARA

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

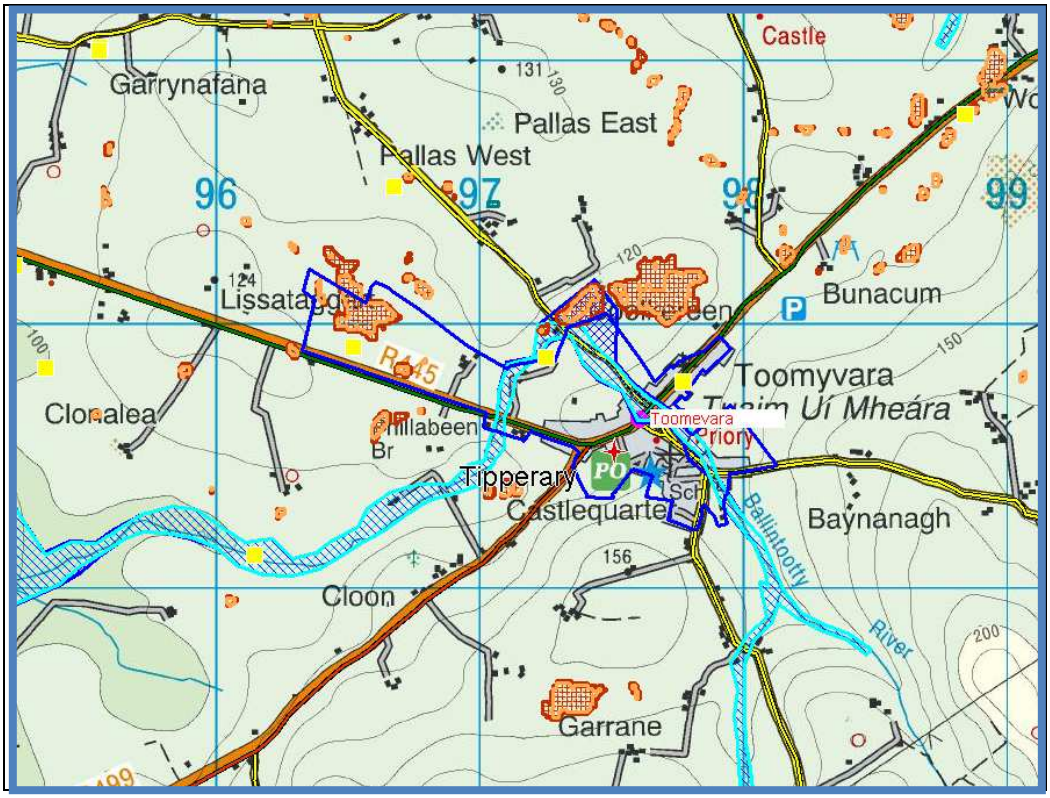
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

1. National Preliminary Flood Risk Assessment 2011.

Lands in Toomevara have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Toomevara Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Toomevara village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Toomevara village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Toomevara.

The GSI Soils map is set out above for Toomevara. The **red** colour area in Toomevara represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Toomevara village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Toomevara village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Toomevara. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – TEMPLETUOHY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

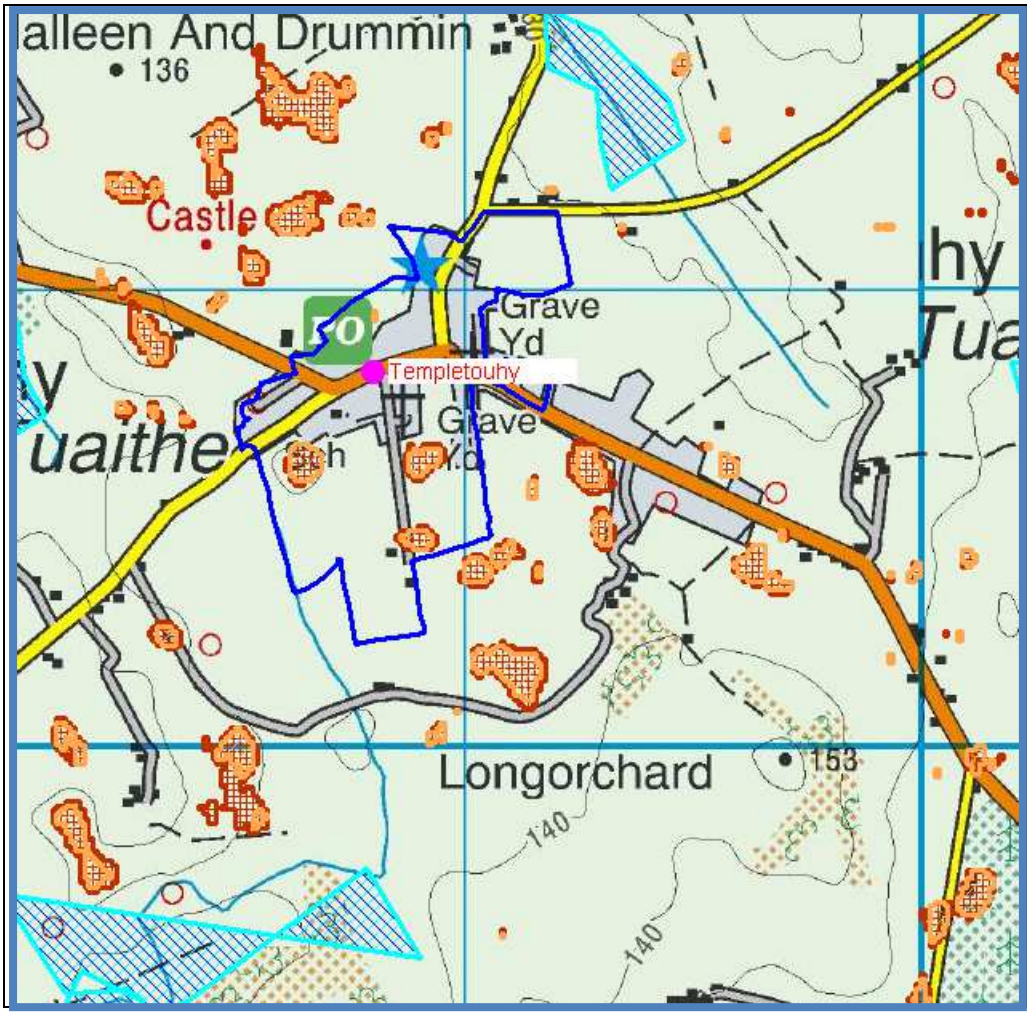
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Templetuohy have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Templetuohy Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

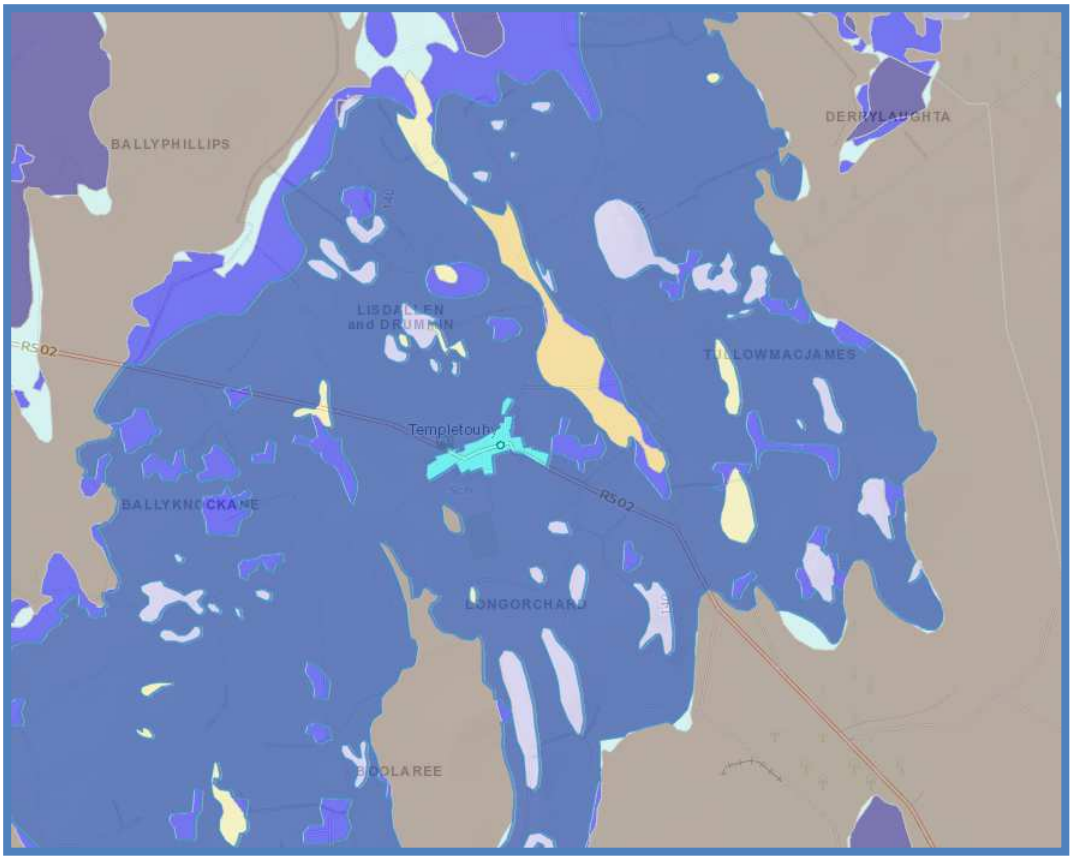
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Templetouhy village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Templetuohy village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Templetuohy



The GSI Soils map is set out above for Templetuohy. The **dark** blue colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Templetuohy village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Templetuohy village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. There is no evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Templetuohy. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – TWOMILEBORRIS

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

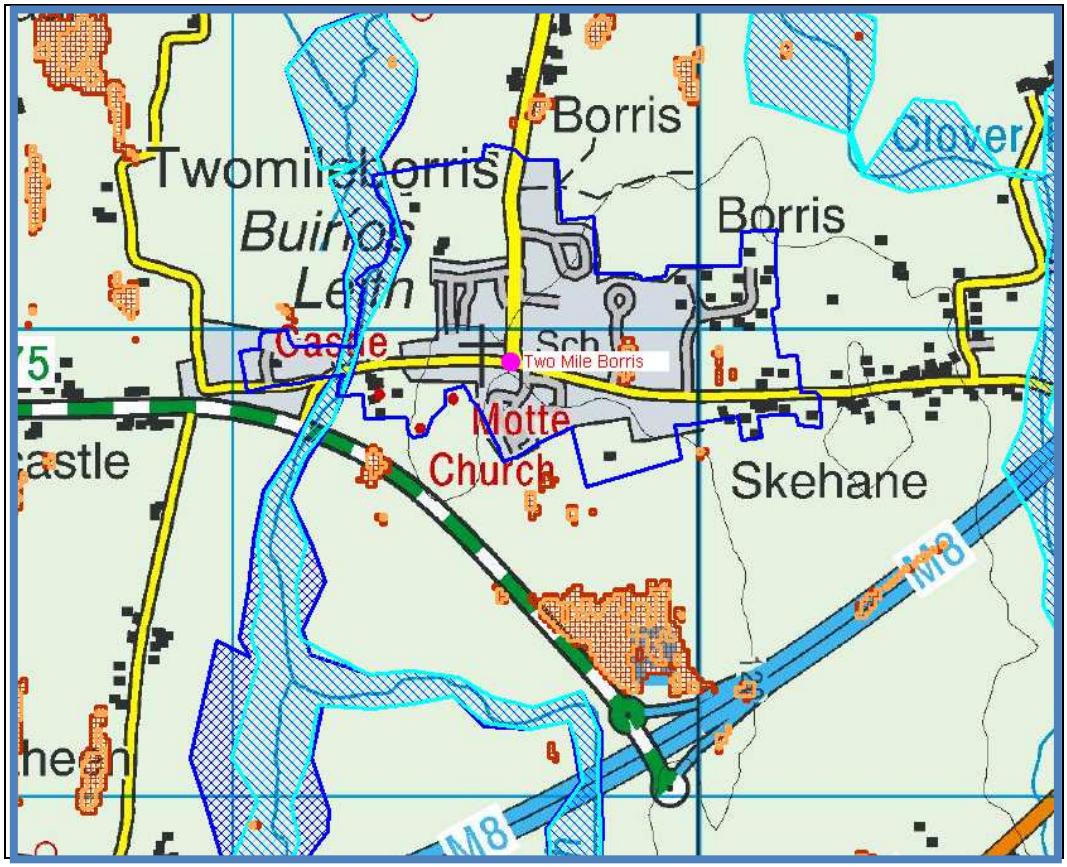
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Twomileborris have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Twomileborris Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

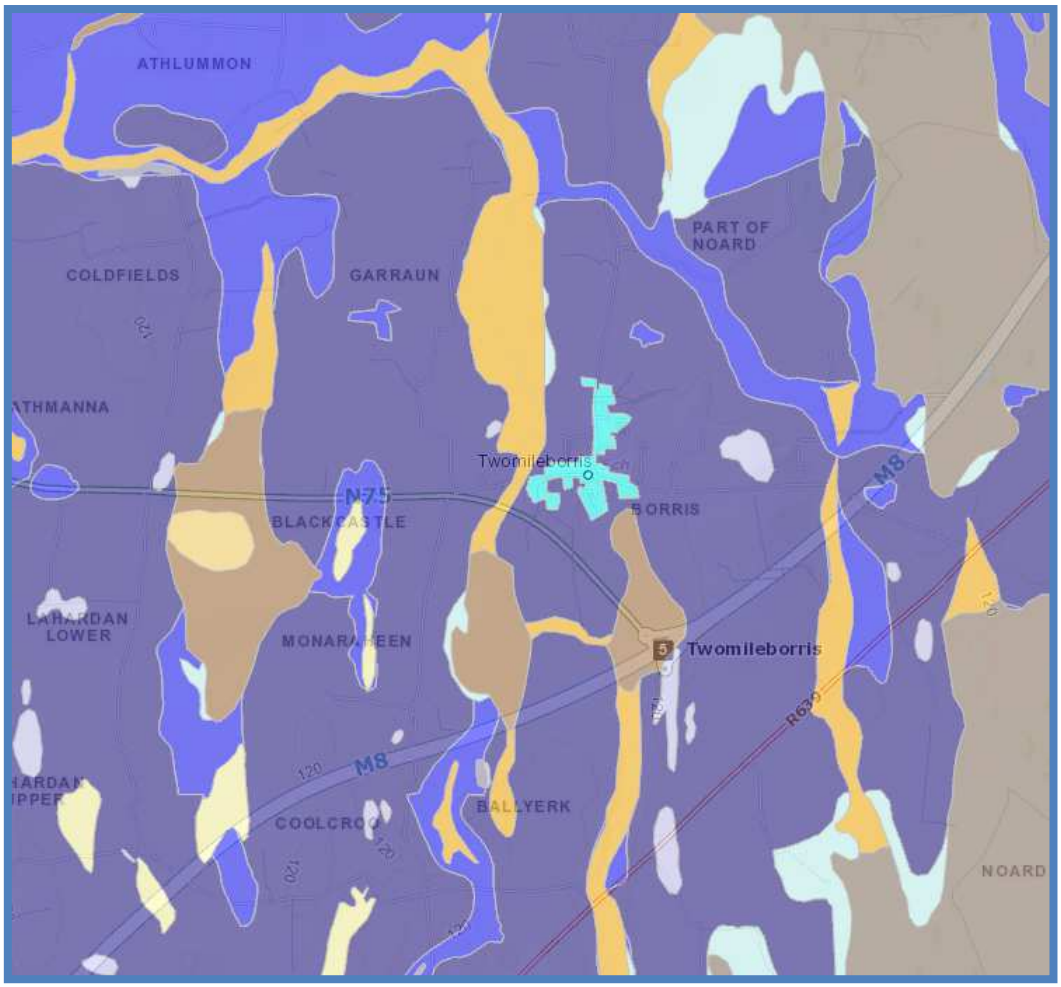
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Twomileborris village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Twomileborris village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Twomileborris.



The GSI Soils map is set out above for Twomileborris. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (Medium high base status) Deep well drained mineral. (Mainly basic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Twomileborris village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. There is no evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Twomileborris. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

North Tipperary County Development Plan 2010 (as varied)

LOCAL SERVICE CENTRES

STAGE ONE FLOOD RISK ASSESSMENT – ARDCRONEY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

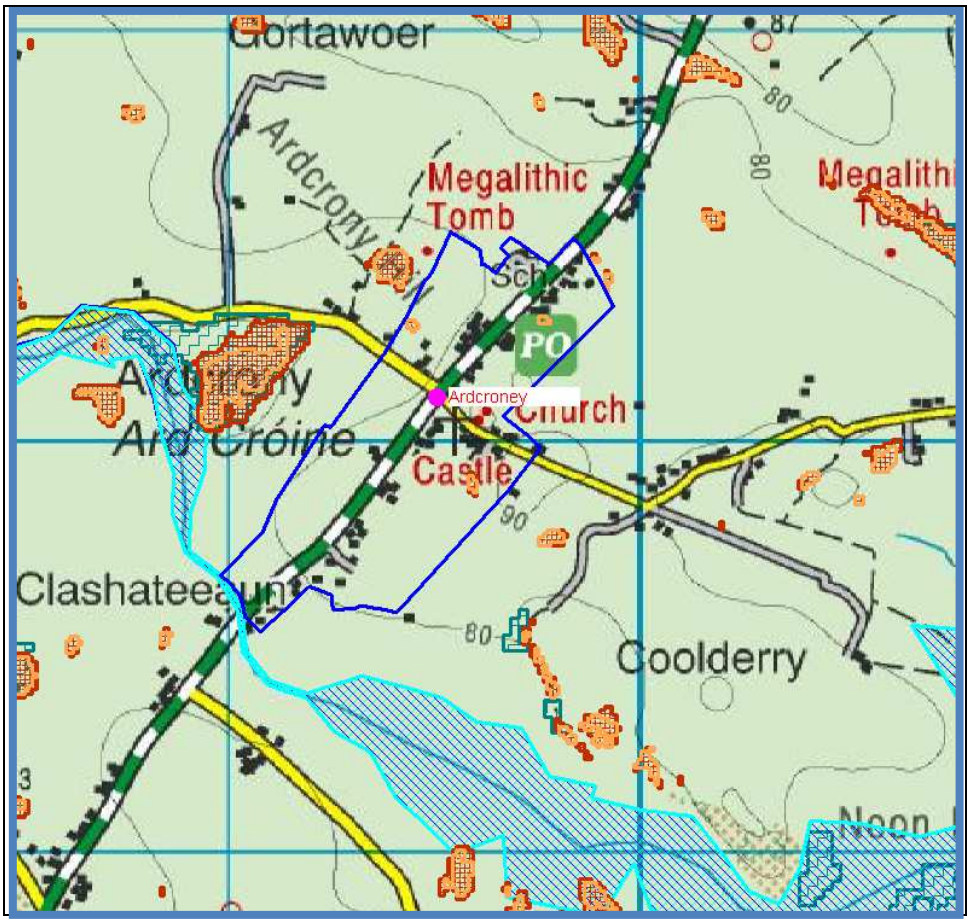
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011

Ardcroney Village does not appear to be at risk of flooding under this study.

Ardcroney Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

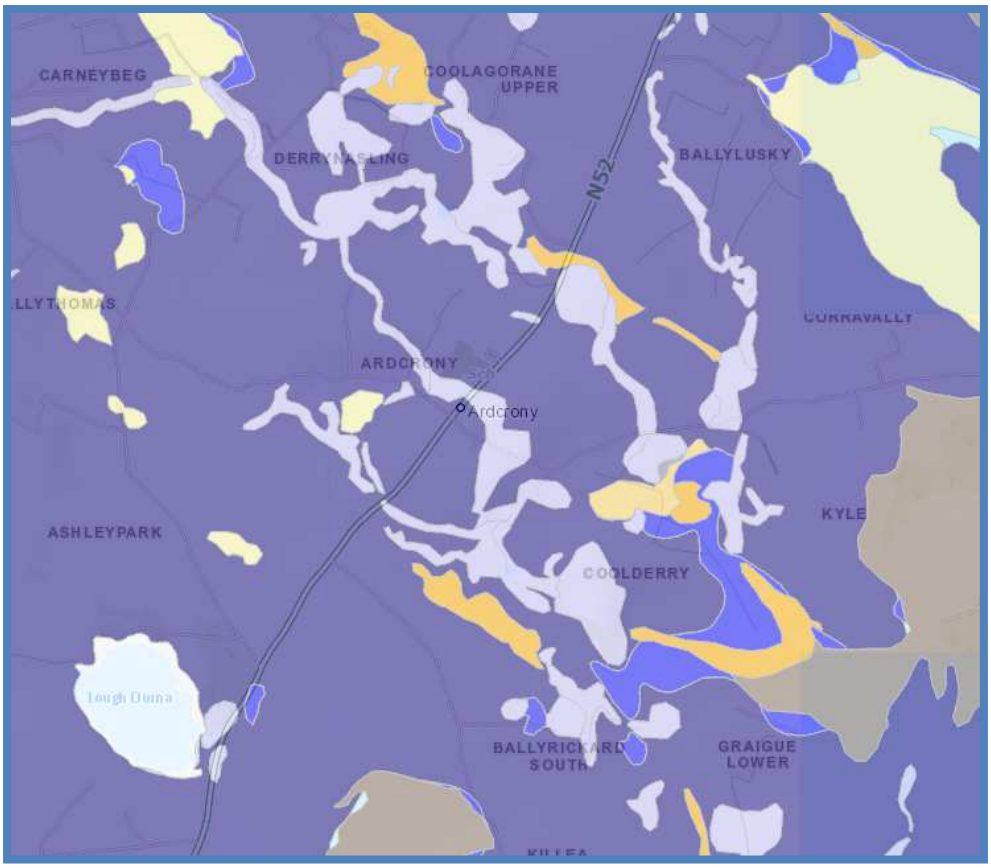
Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Ardcroney Village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Ardcroney village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ardcroney.



The GSI Soils map is set out above for Ardcroney. The **dark blue** colour area in Ardcroney represents that the soil composition Bmin DW, derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (medium high base status). Deep well drained mineral. (Mainly basic).The GSI Soils Map coupled with the other sources identified has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Ardcroney village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Ardcroney village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. There is no evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ardcroney. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - BALLYCOMMON

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

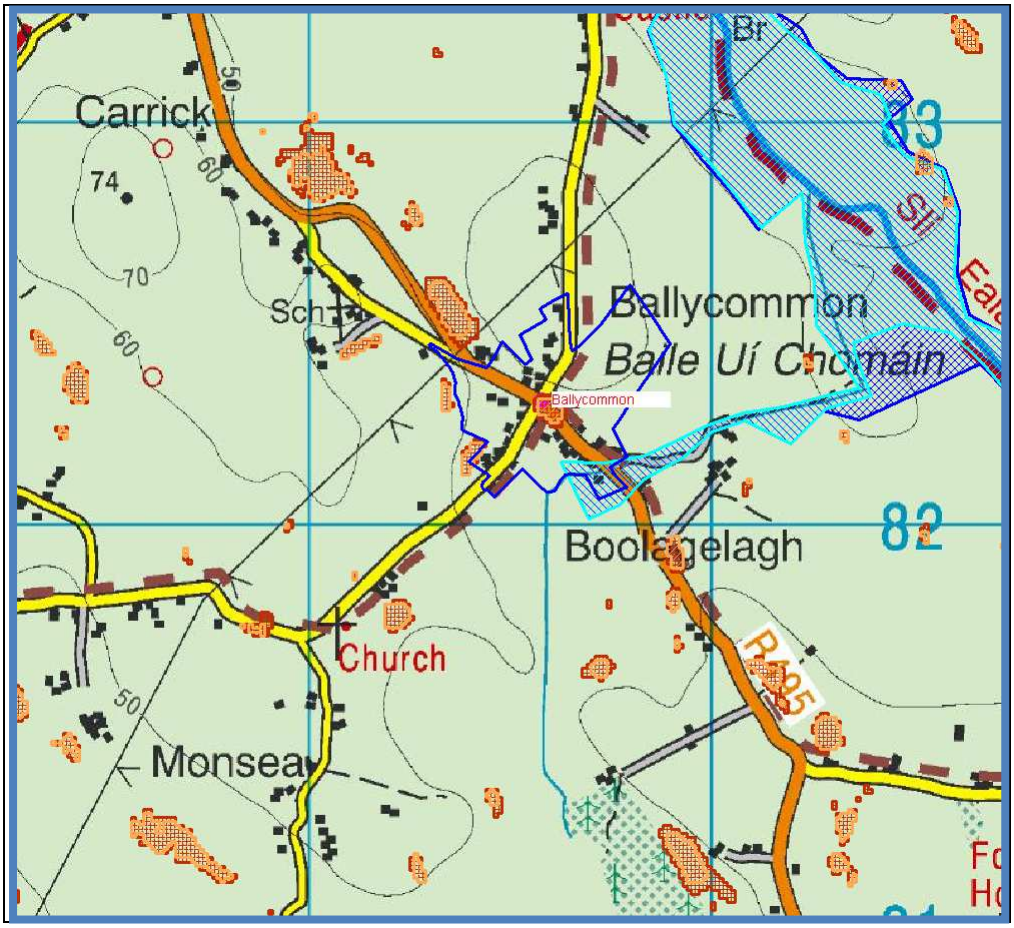
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Ballycommon have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Ballycommon Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Ballycommon village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

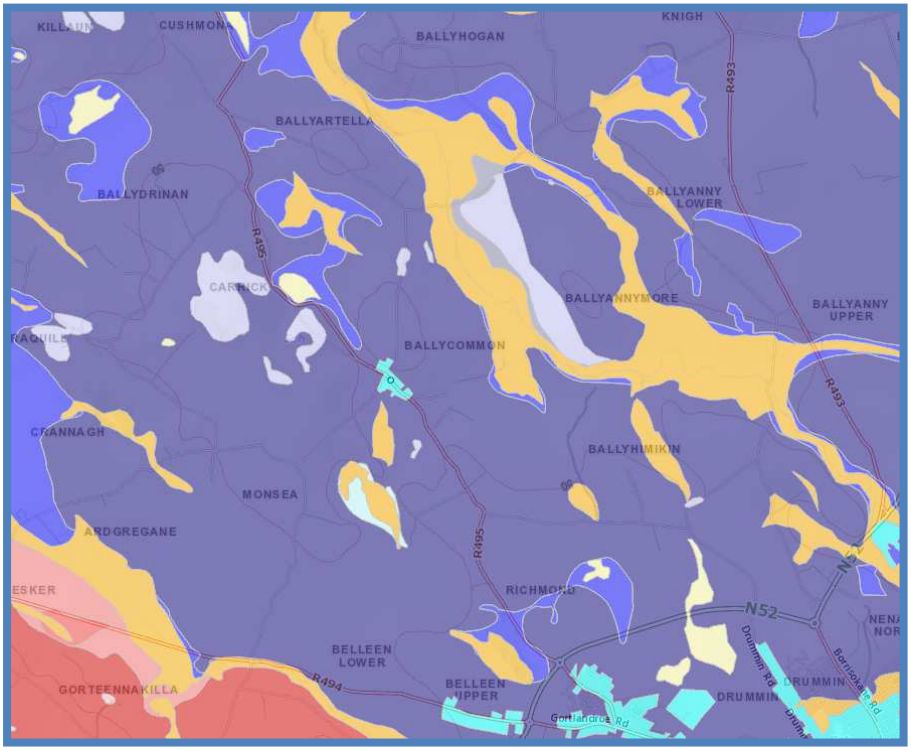
Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted.

Historic flood events have been referenced.

1. Flood Event. Nenagh River. Ballycommon village. Dec 05.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballycommon.



The GSI Soils map is set out above for Ballycommon. The **dark blue** colour area in Puckaun village represents that the soil composition BminDW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (Medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Ballycommon village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Ballycommon village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballycommon. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – CLONMORE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

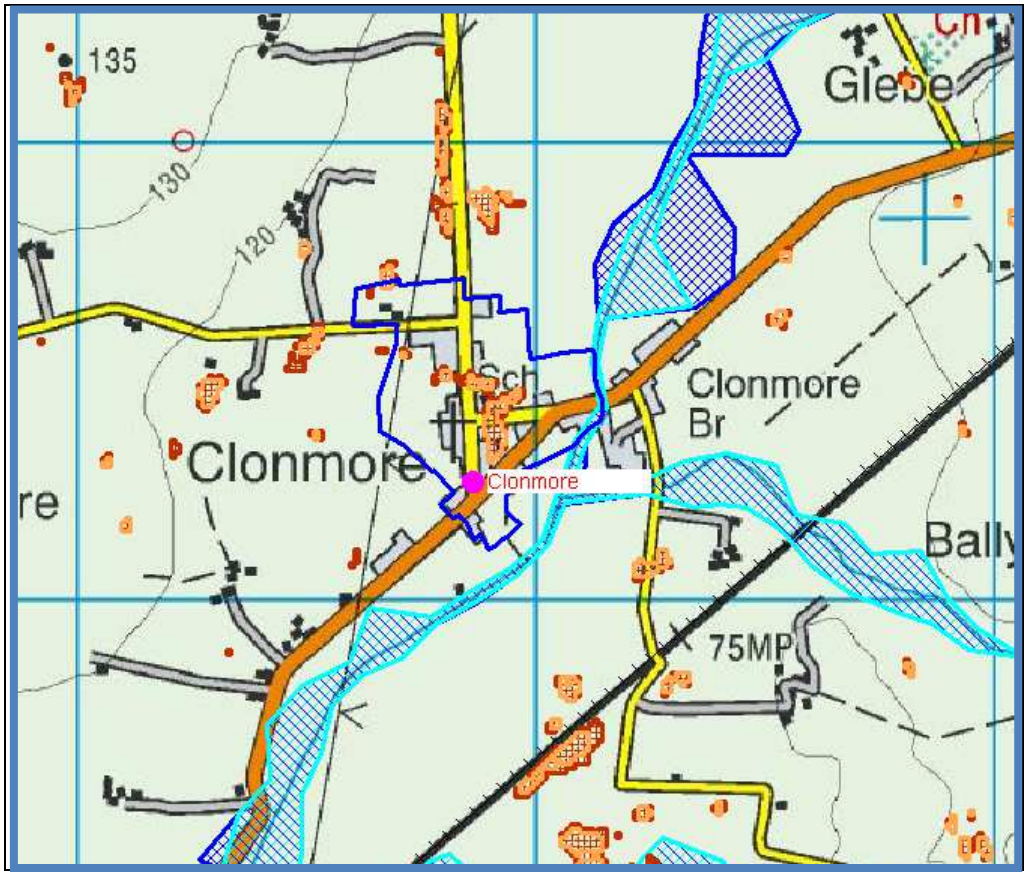
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Clonmore have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Clonmore Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

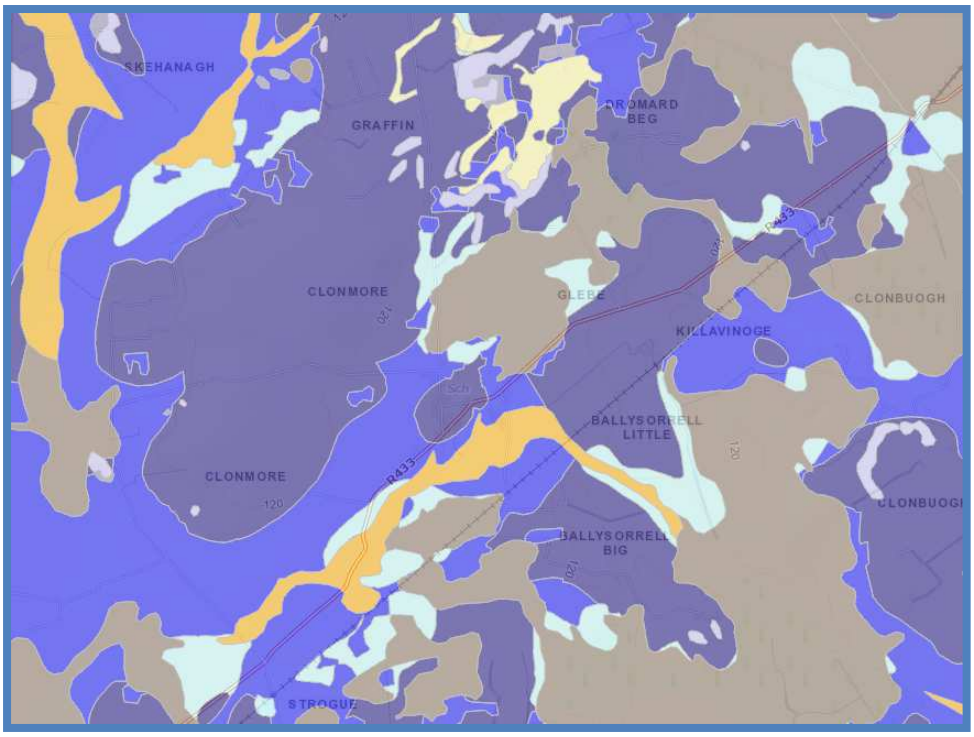
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Clonmore village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted. No flooding recorded in Clonmore village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Clonmore



The GSI Soils map is set out above for Clonmore. The **dark blue** colour also represents a soil type BminDW – Derived from mainly calcareous parent materials. Grey Brown Podzolics Brown Earths (medium – high base status). Till derived chiefly from limestone. Deep well drained mineral (Mainly basic).

The **purple** colour represents a soil type Bmin PD, derived from mainly calcareous parent materials. Limestone till. Mineral poorly drained. (mainly basic)

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Clonmore village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Clonmore village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Clonmore. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – DROMINEER

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Dromineer Village does not appear to be at risk of flooding under this study.

Dromineer Flood Map

2.2 Draft flood maps prepareded under the CFRAMs study.

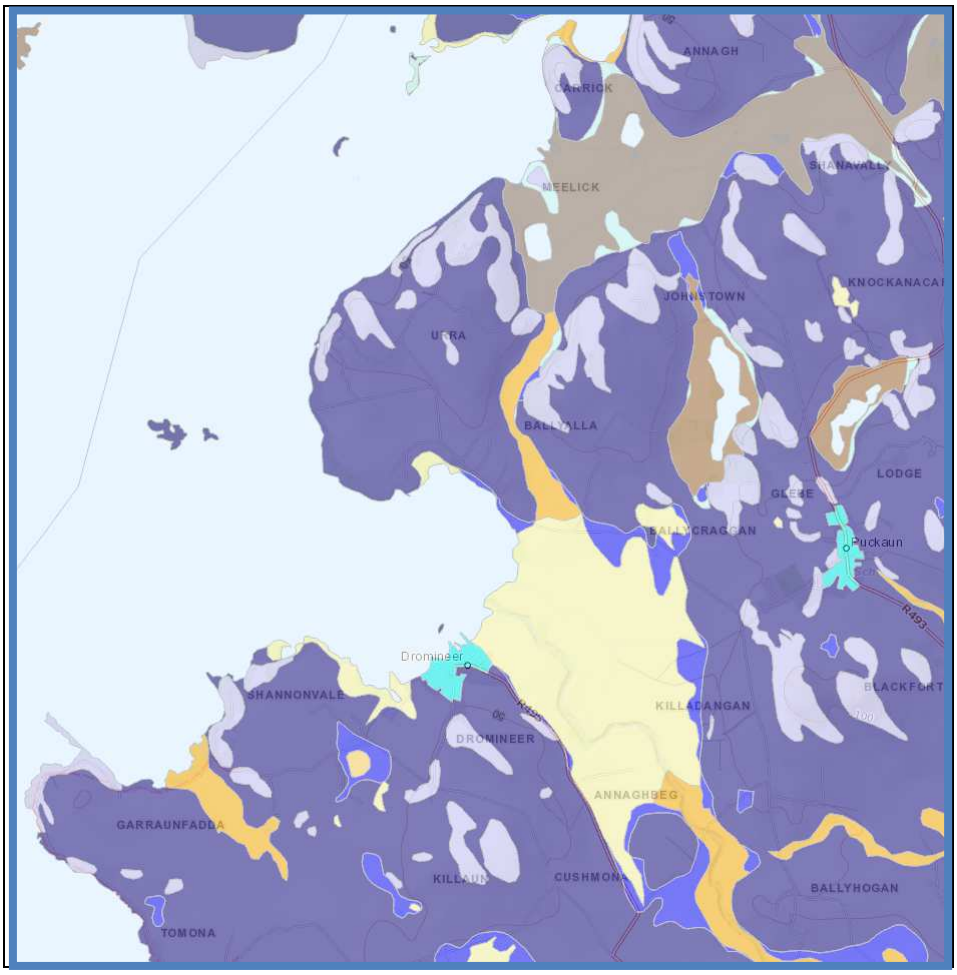
Predictive flood maps produced under the draft Shannon CFRAMs indicate that Dromineer village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Dromineer village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Dromineer



The GSI Soils map is set out above for Dromineer. The **dark blue** colour area in Dromineer village represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Dromineer village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports.

A report and video on YOUTUBE referring to flooding at Dromineer harbour on 26th November 2009.

Irish Waterways website: "Flooding to the south-east Shannon Harbour to Dromineer, December 2014".

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Dromineer. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - GARRYKENNEDY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Garrykennedy have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Garrykennedy Flood Map

2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Garrykennedy village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted.
No flooding recorded in Garrykennedy village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Garrykennedy.

The GSI Soils map is set out above for Garrykennedy. The **red** colour area represents that the soil composition is Amin Dw. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Garrykennedy village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Garrykennedy village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Garrykennedy. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – LORRHA

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

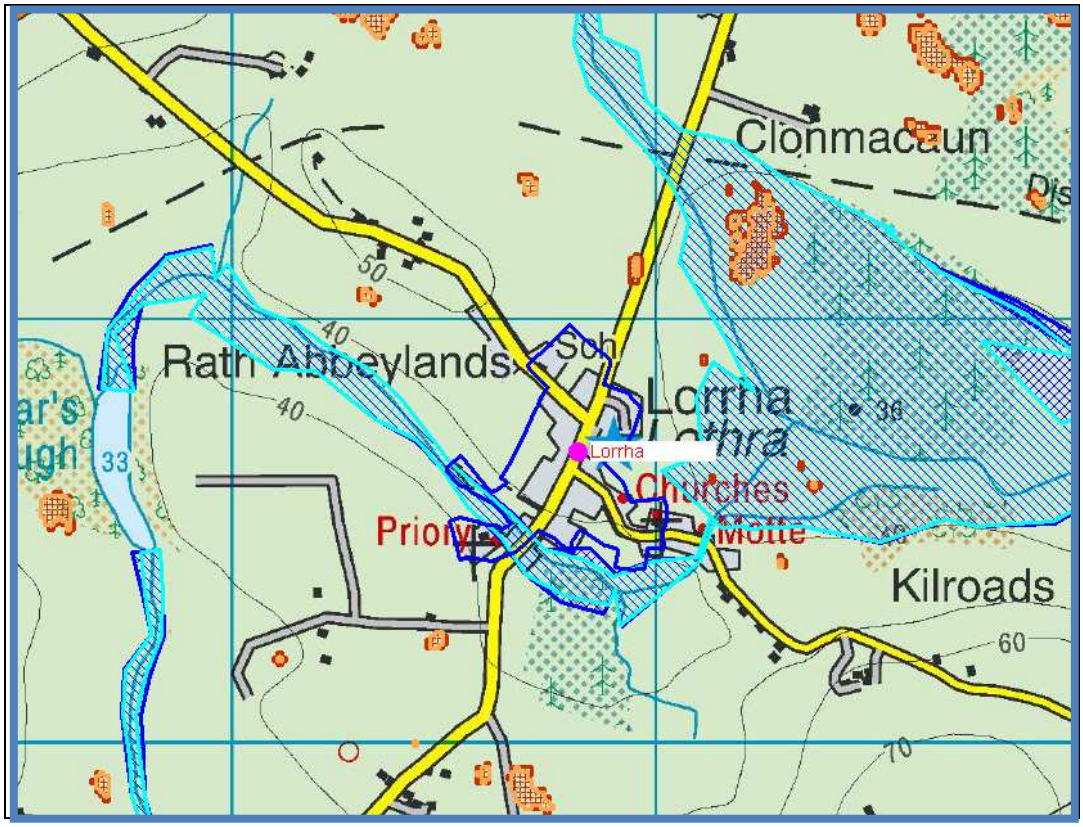
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Lorrha have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Lorrha Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Lorrha village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

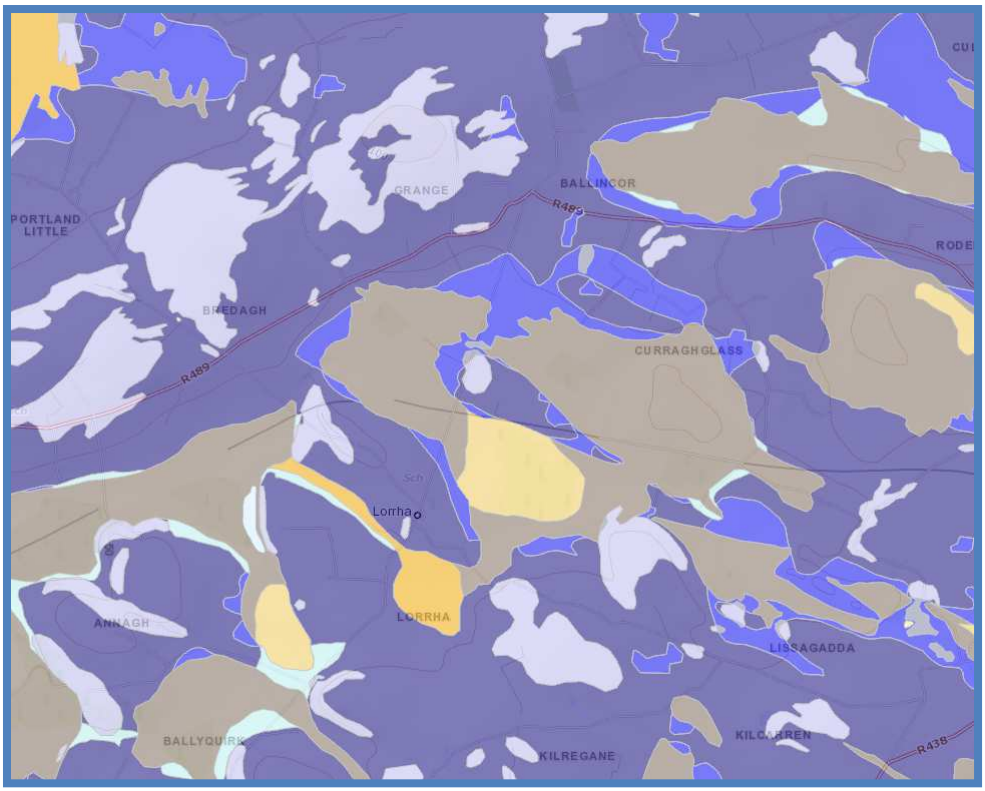
Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted.

1 flood event recorded.

1. Flood Event. Shannon River. Lorrha village. Dec 1954.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Lorrha



The GSI Soils map is set out above for Lorrha. The **dark blue** colour area in Lorrha village represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (Medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Lorrha village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Lorrha village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Lorrha. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – LOUGHMORE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

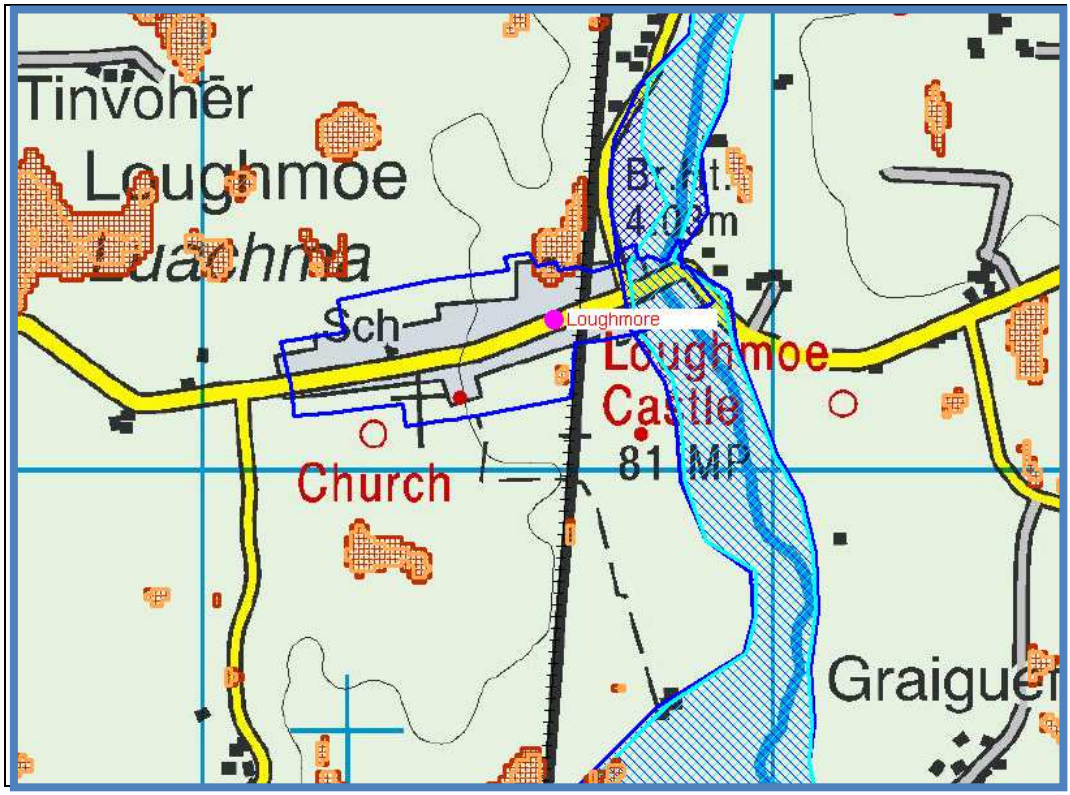
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Loughmore have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Loughmore Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Loughmore village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

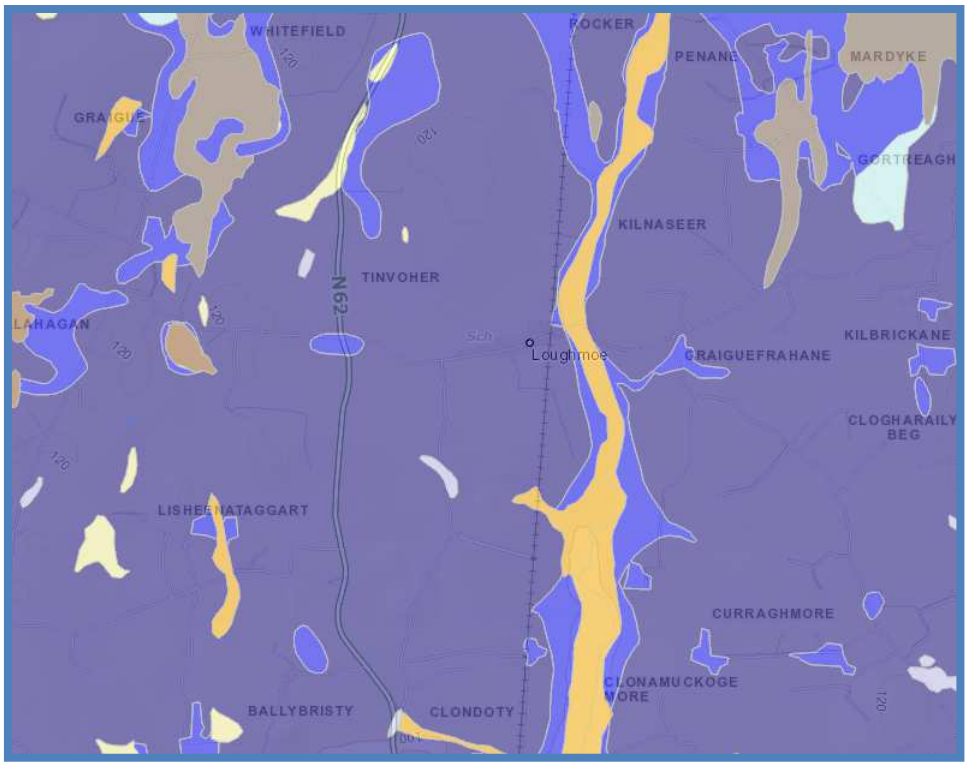
Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted.

1 flood event recorded.

1. Flood Event. River Suir. Loughmore village. Jan 08.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Loughmore



The GSI Soils map is set out above for Loughmore. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The GSI Soils Map, coupled with the other sources identifies, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Loughmore village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

Tipperary Star reported on 9/02/14:

Flooding in the Loughmore village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village are identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Loughmore. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – RATHCABBIN

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

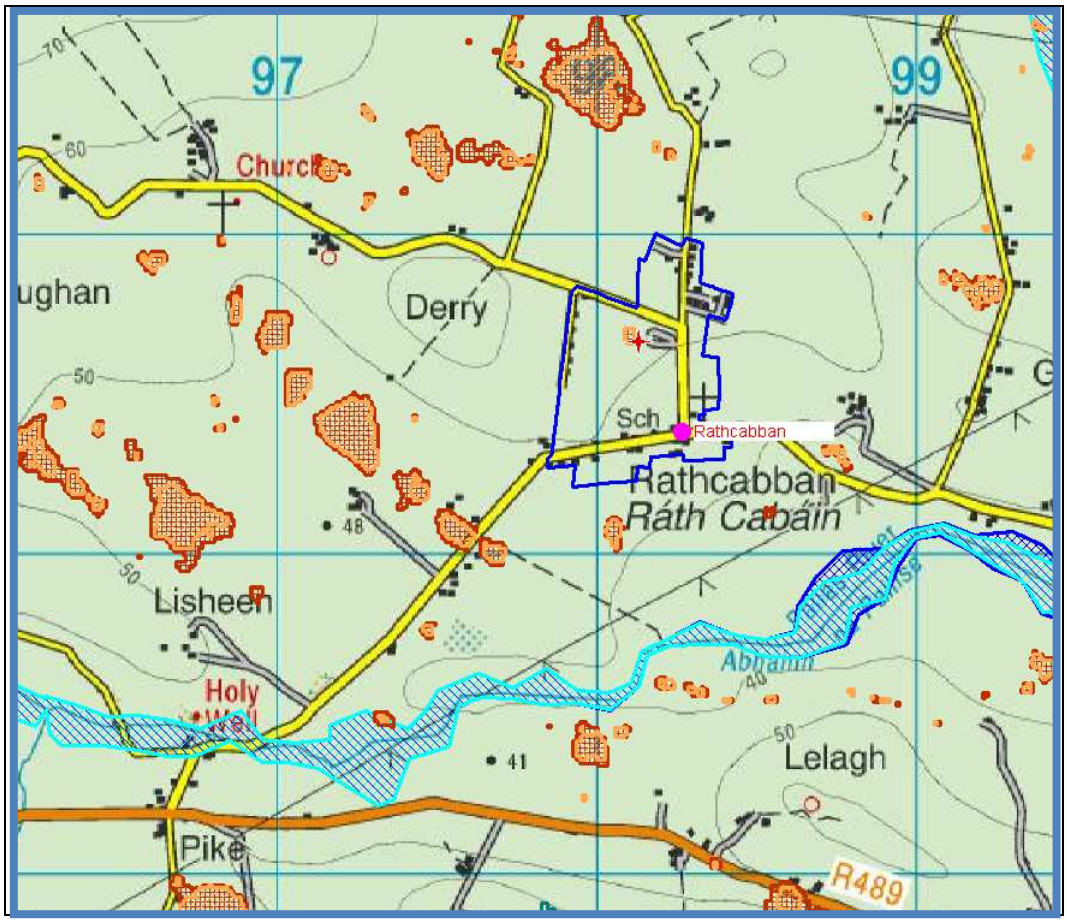
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Rathcabbin village does not appear to be at risk of flooding under this study.

Rathcabbin Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

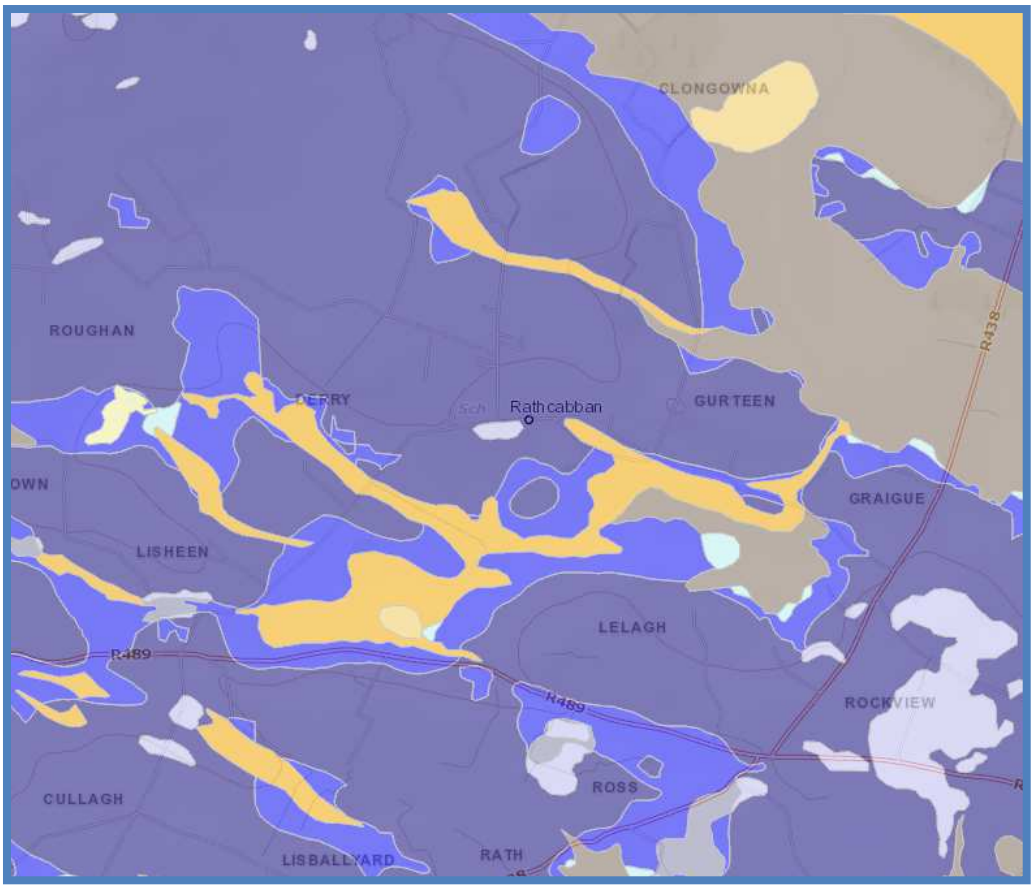
Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Rathcabbin village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Rathcabbin village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Rathcabbin.



The GSI Soils map is set out above for Rathcabbin. The **dark blue** colour area in Lorrha village represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (Medium high base status) Deep well drained mineral. (Mainly basic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map.

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Rathcabbin village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Rathcabbin village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Rathcabbin. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – REARCROSS

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

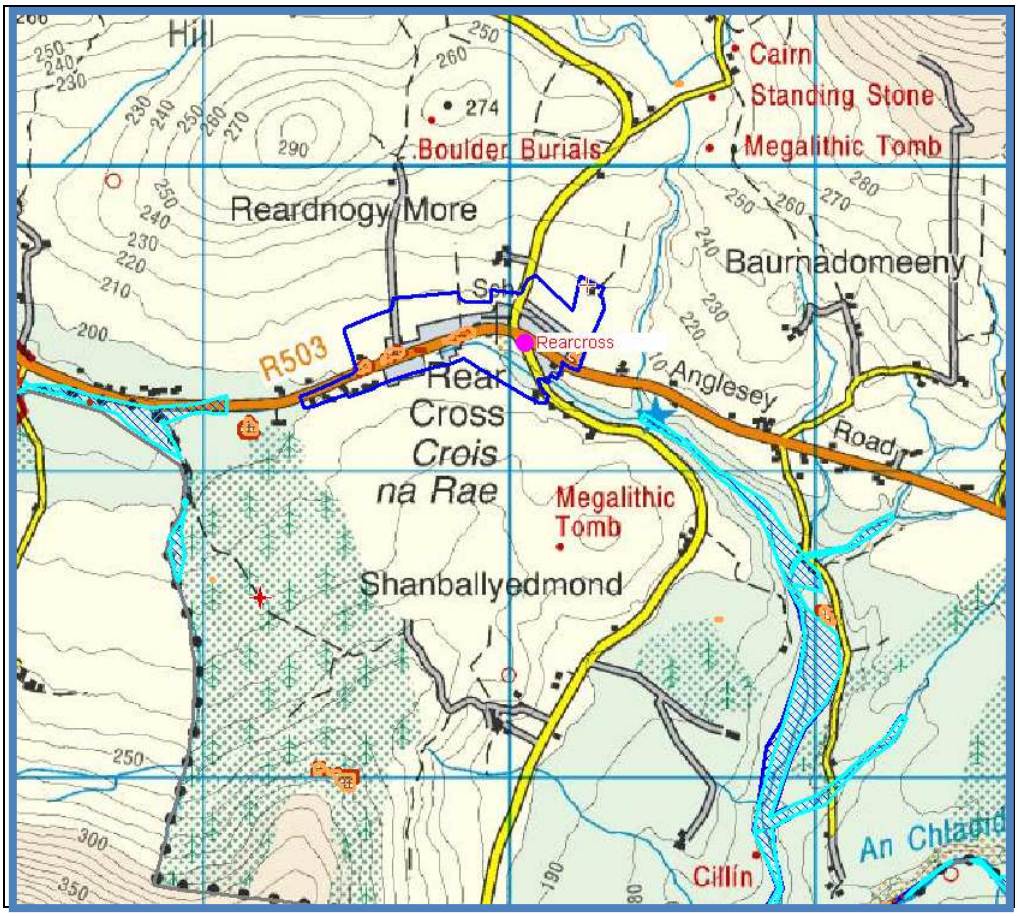
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Rearcross Village does not appear to be at risk of flooding under this study.

Rearcross Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

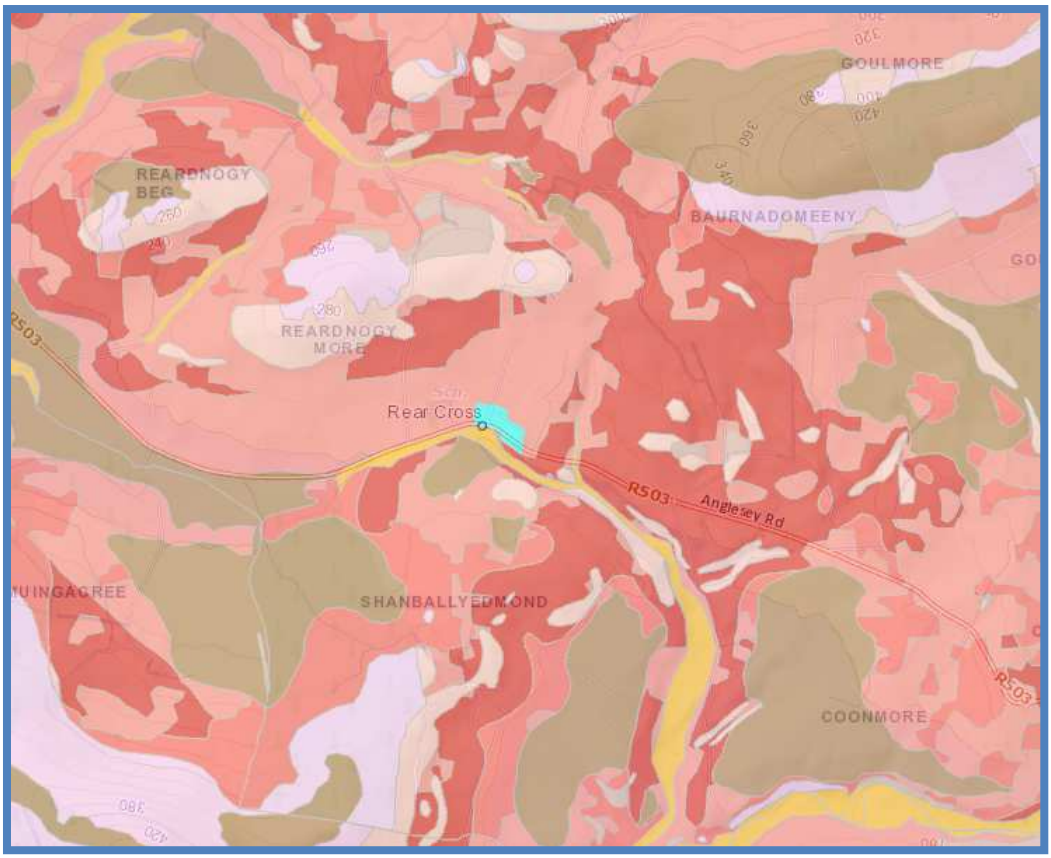
Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Rearcross village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Rearcross village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Rearcross.



The GSI Soils map is set out above for Rearcross. The **pale red** colour area in Rearcross village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically

Mineral poorly drained. (mainly acidic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Rearcross village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Rearcross. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - RIVERSTOWN

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

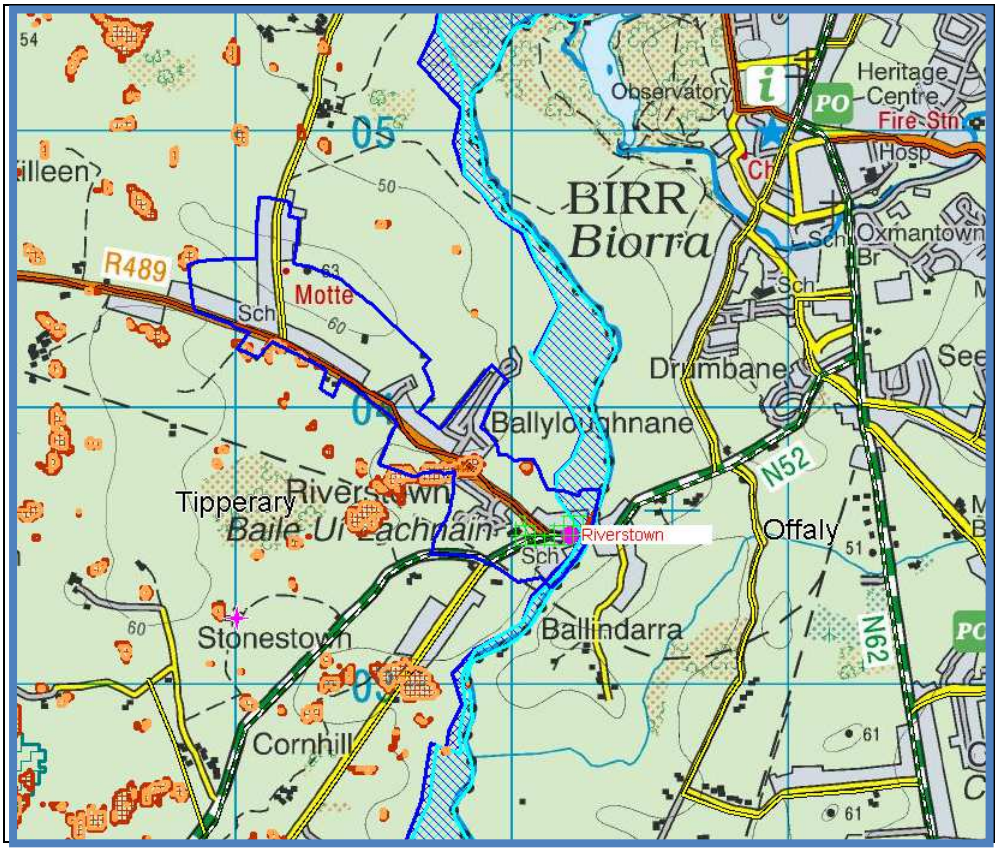
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Rearcross have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Riverstown Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

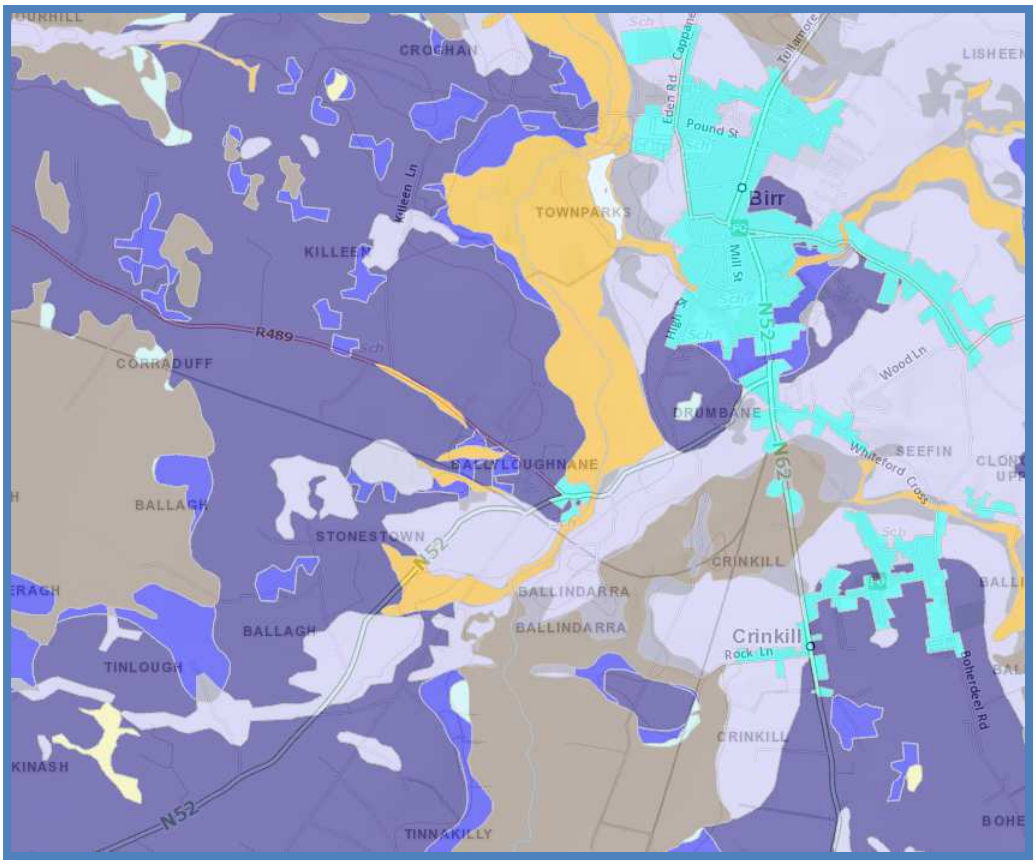
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Riverstown village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted. No flooding recorded in Riverstown village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Riverstown



The GSI Soils map is set out above for Riverstown. The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events..*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Riverstown village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Riverstown. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – TERRYGLASS

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

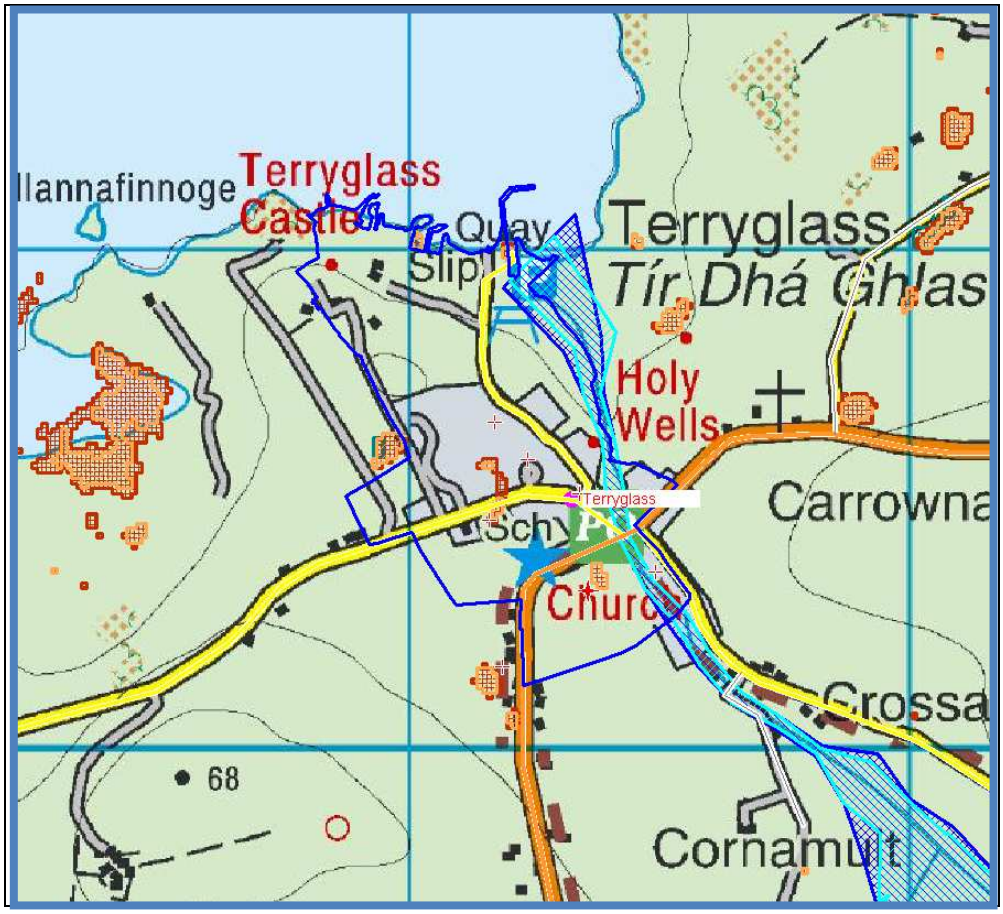
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Terryglass have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Terryglass Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

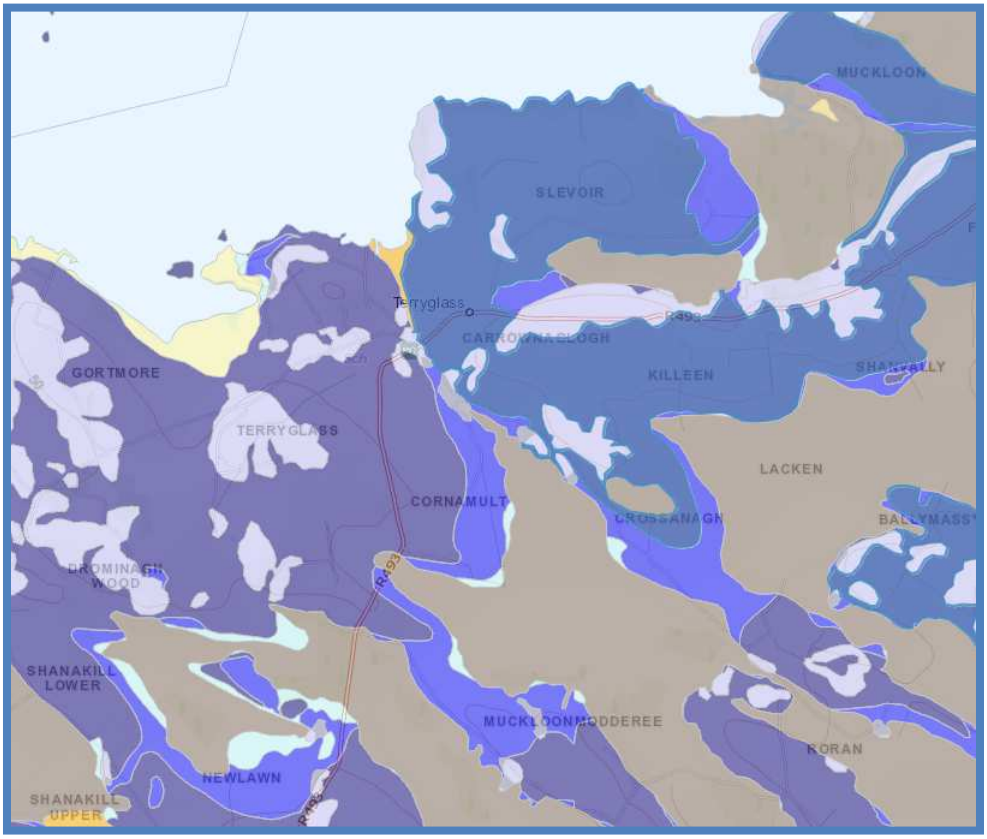
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Terryglass village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted.
No flooding recorded in Terryglass village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Terryglass.



The GSI Soils map is set out above for Terryglass. The **dark blue** colour area in Terryglass village represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (medium high base status). Deep well drained mineral. (Mainly basic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Terryglass village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Terryglass village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Terryglass. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – UPPERCHURCH

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Upperchurch have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Upperchurch Flood Map

2.2 Draft Flood Maps prepared under the CFRAMs Study

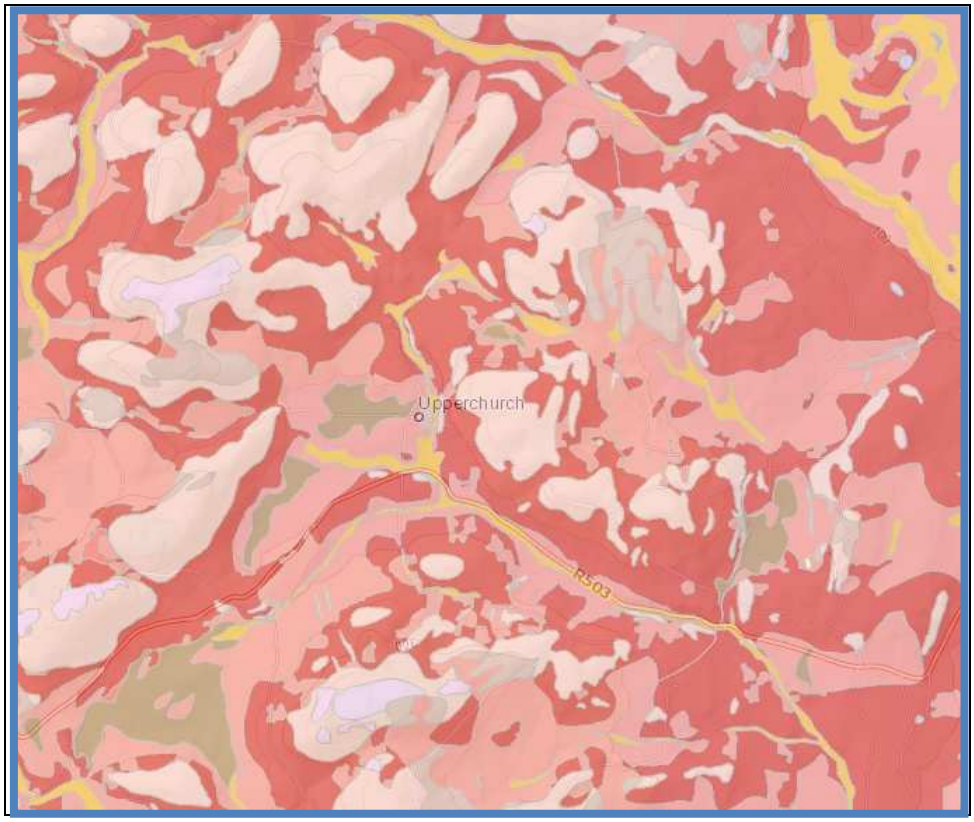
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Upperchurch village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted.
No flooding recorded in Upperchurch village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Upperchurch.



The GSI Soils map is set out above for Upperchurch. The **pale red** colour area represents that the soil composition Amin PD. Derived from mainly non-calcareous parent materials. Surface water gleys. Ground water gleys. Mineral poorly drained. (Mainly acidic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically.

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Upperchurch village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Upperchurch. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

North Tipperary County Development Plan 2010 (as varied)

SETTLEMENT NODES

STAGE ONE FLOOD RISK ASSESSMENT - AGLISH

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

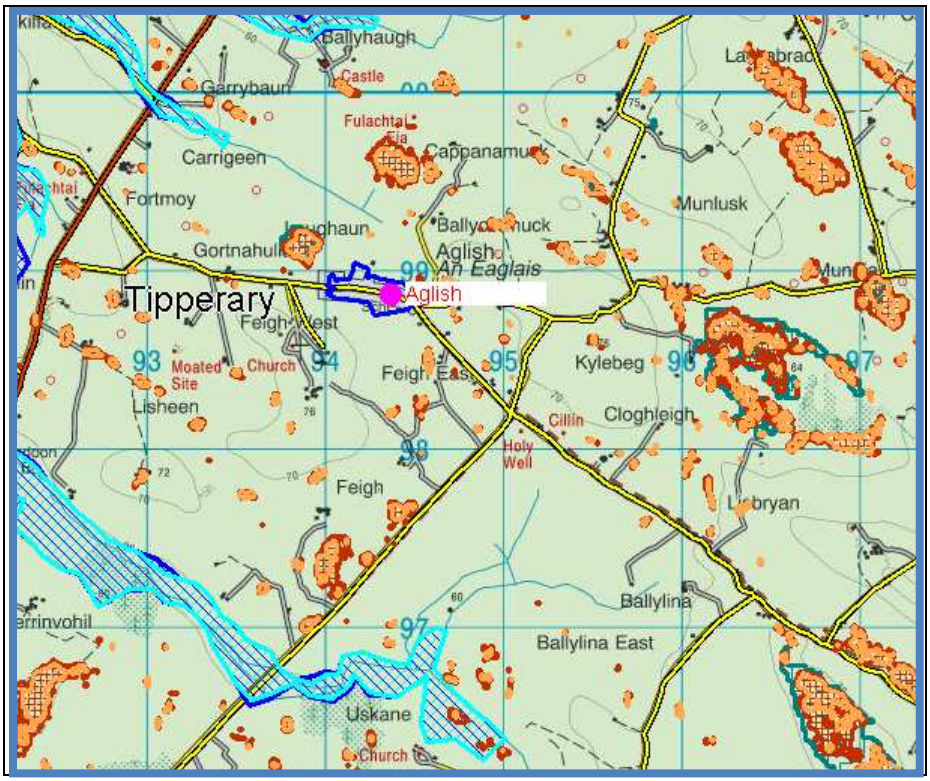
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011

Aglish Village does not appear to be at risk of flooding under this study.

Aglish Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

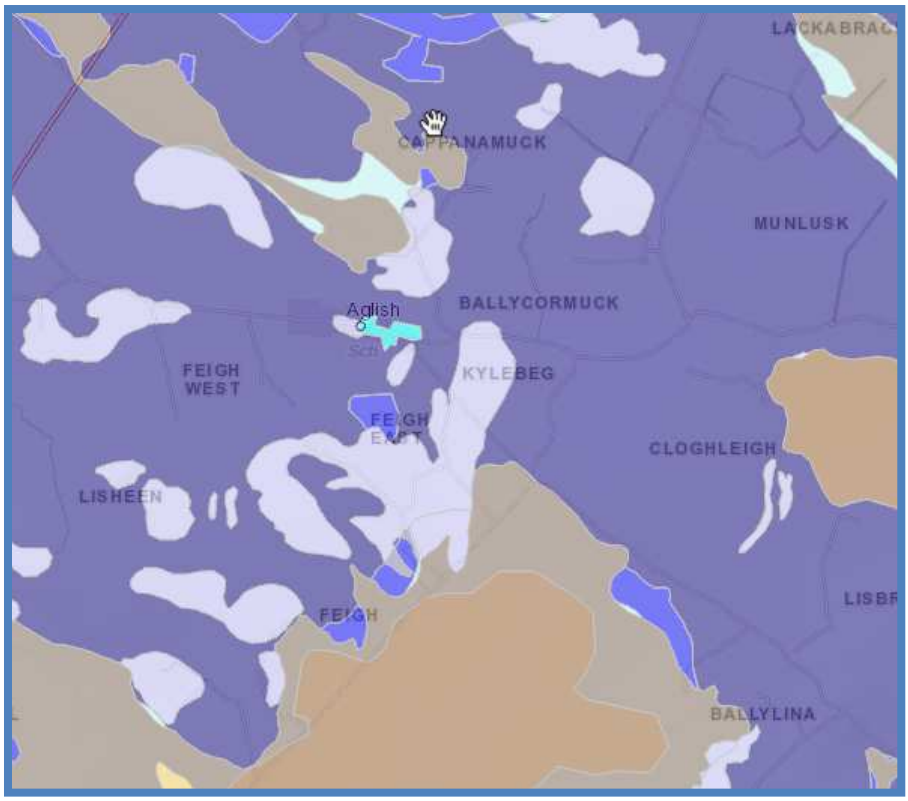
Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Aglish Village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted. No flooding recorded in Aglish village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Aglish.



The GSI Soils map is set out above for Aglish. The **dark blue** colour area represents a soil type BminDW- Derived from mainly calcareous parent materials. Grey Brown Podzolics, Brown Earths –medium high base status). Deep well drained soils. The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Aglish village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flooding'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Aglish village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Aglish. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - BALLINAHINCH

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

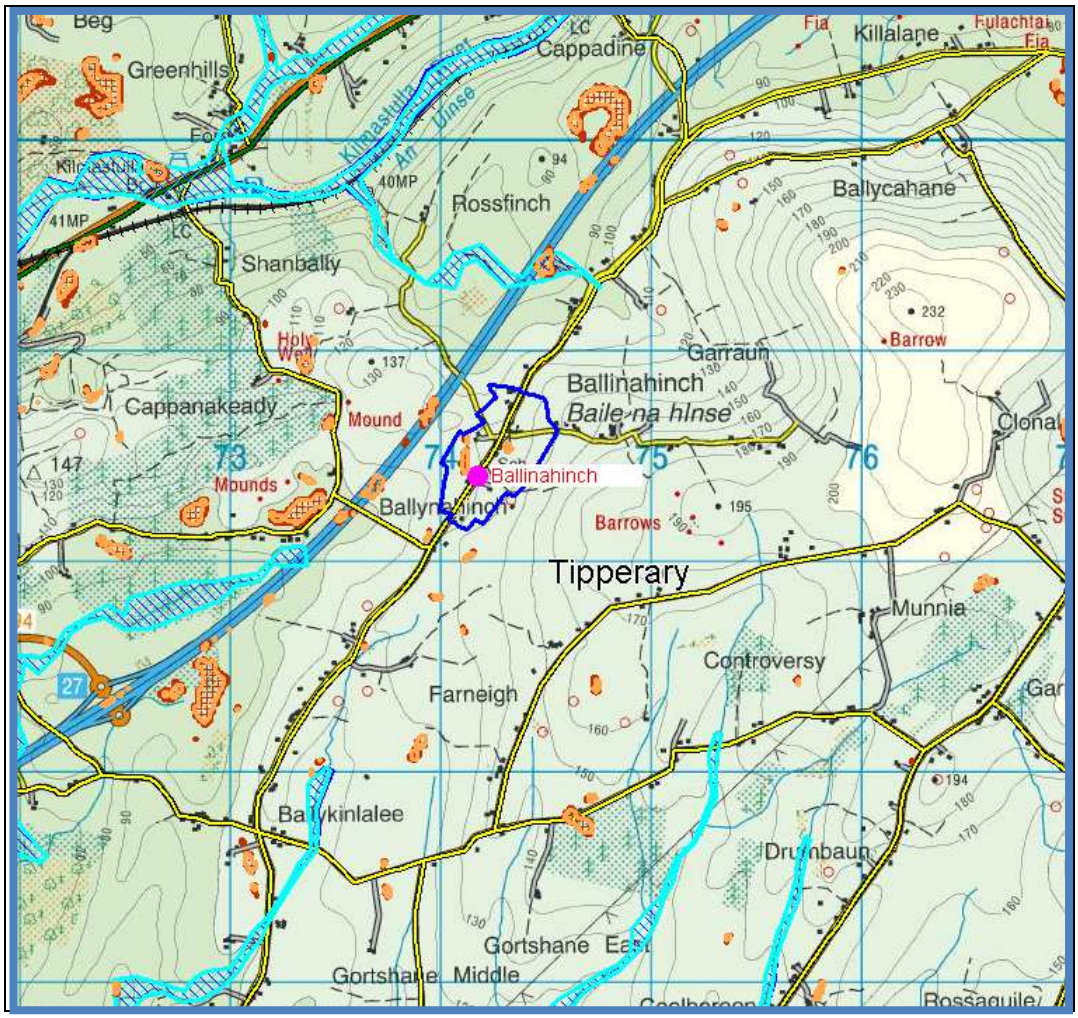
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment.

Ballinanch village does not appear to be at risk of flooding under this study.

Ballinahich Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Predicative flood maps produced under the draft Shannon CFRAM study indicate that Ballinahinch is not at risk of flooding.

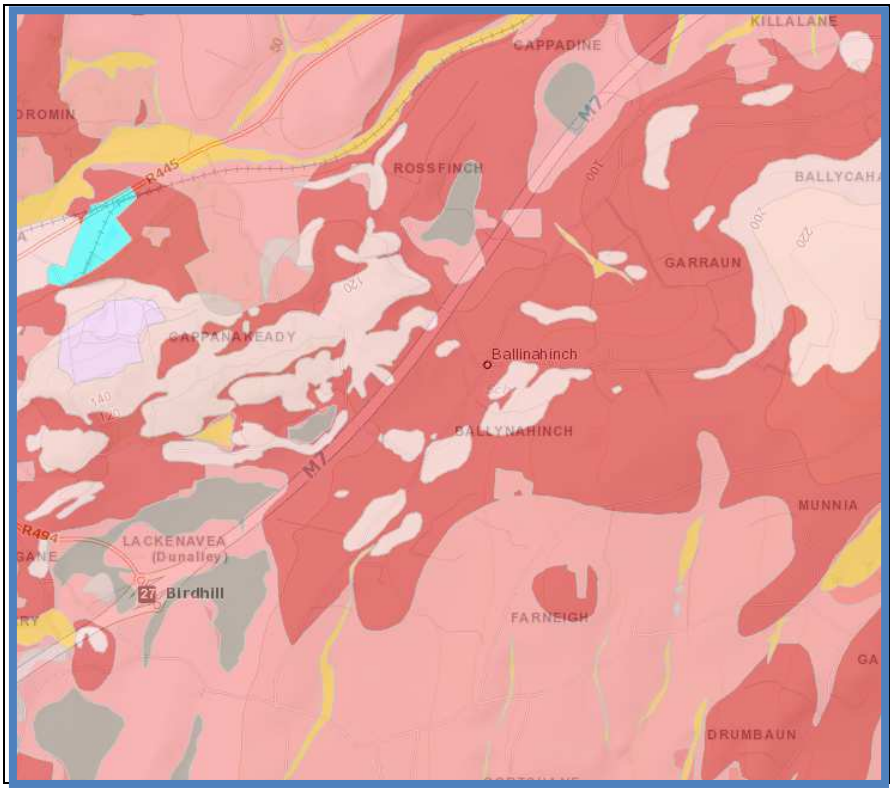
2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.

No flooding recorded in Ballinahinch village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballinahinch.



The GSI Soils map is set out above for Ballinahinch. The **red** coloured area represents that area where Acid Brown Earths Brown Podzolics are in existence. The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Ballinahinch village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to floods'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Ballinahinch village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballinahinch. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - BALLINDERRY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

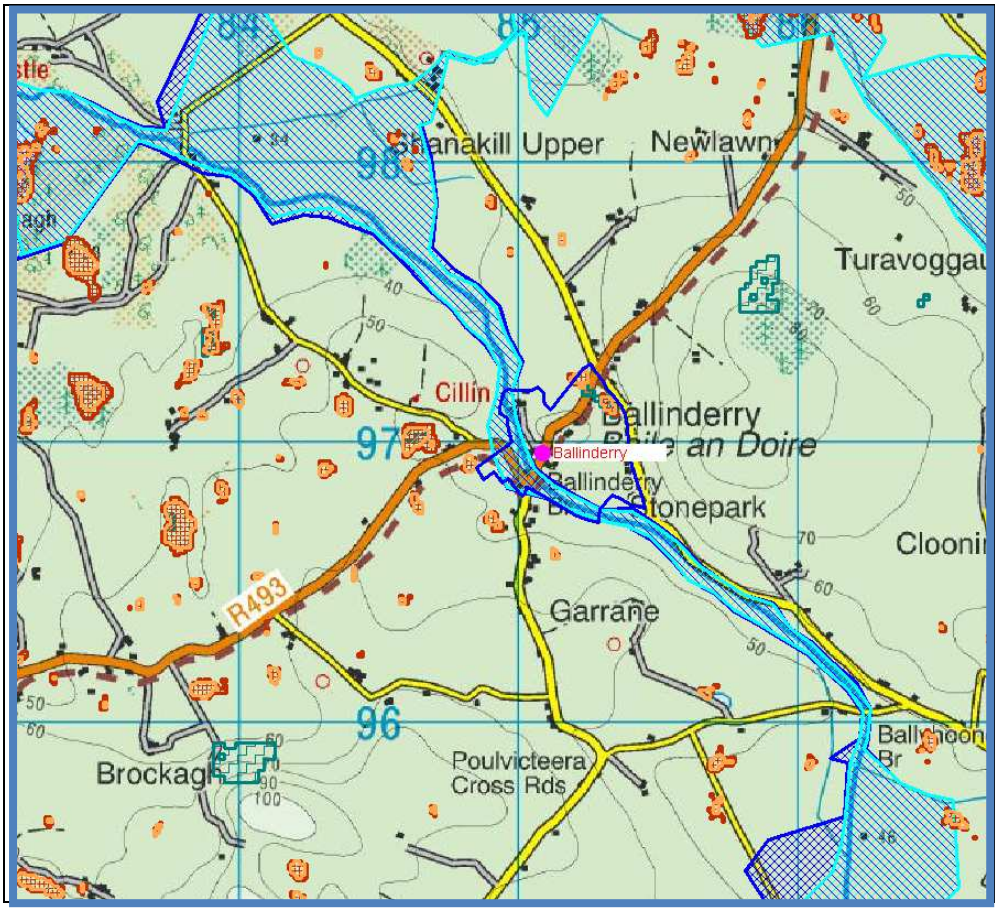
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Ballinderry have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Ballinderry Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

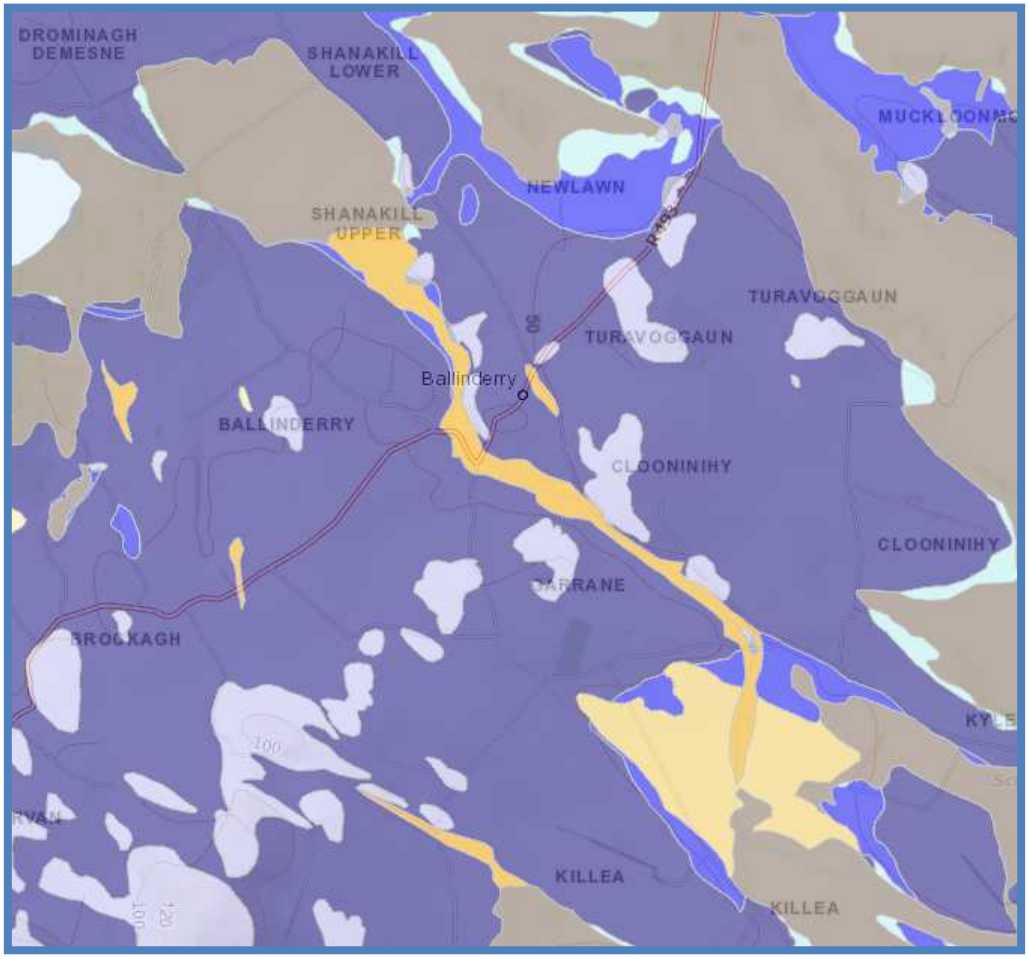
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Ballinderry village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie were consulted. No flooding recorded in Ballinderry village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballinderry.



The GSI Soils map is set out above for Ballinderry. The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed.)

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Ballinderry village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. Planning reference 13/51/0026 indicate that lands adjacent to the river are liable to flood.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballinderry. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - BALLINGARRY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

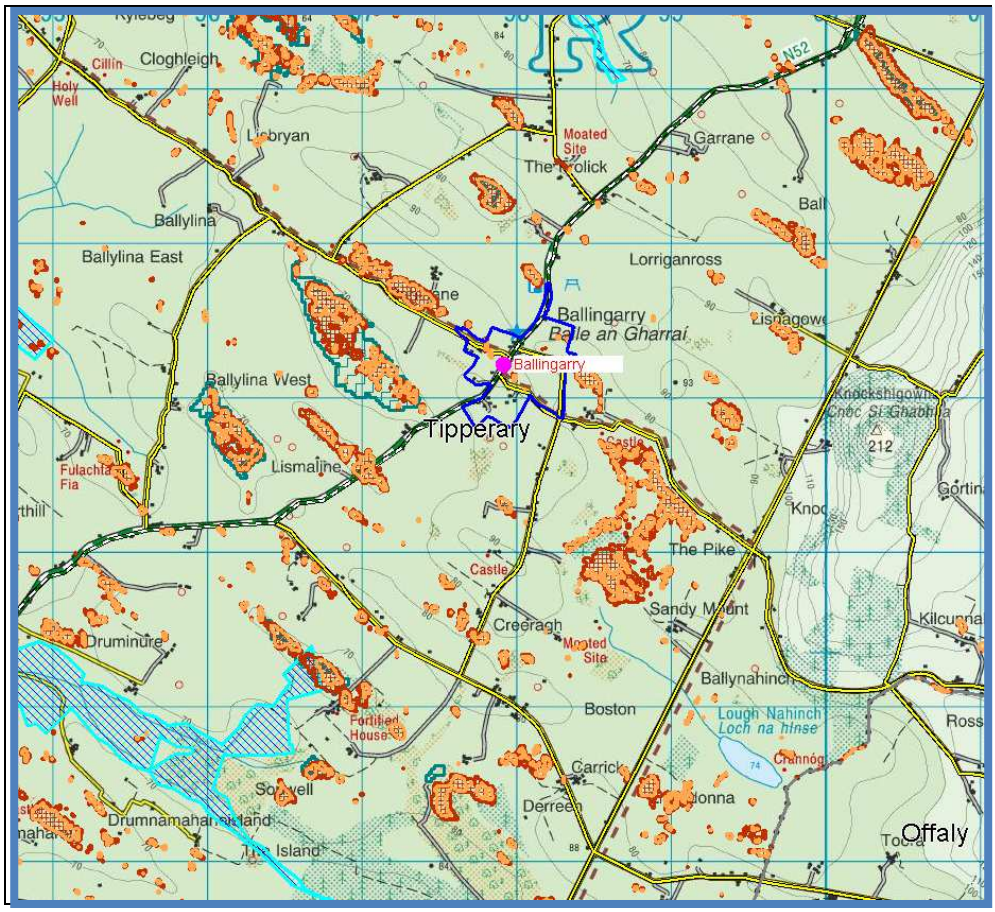
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Ballingarry village does not appear to be at risk of flooding under this study.

Ballingarry Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

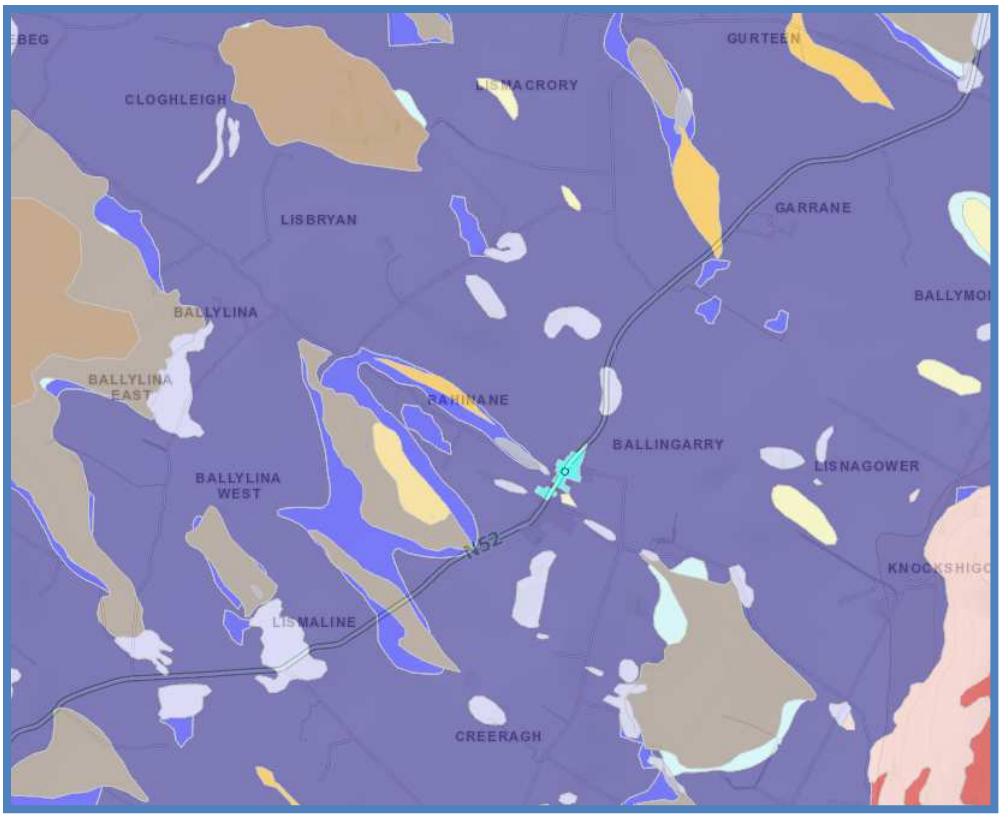
Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Ballingarry Village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Ballingarry village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballingarry.



The GSI Soils map is set out above for Ballingarry. The **dark blue** colour area represents a soil type BminDW- Derived from mainly calcareous parent materials. Grey Brown Podzolics, Brown Earths –medium high base status). Deep well drained soils. The GSI Soils Map coupled with the other sources identified has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Ballingarry village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no newspaper reports found for flooding in Ballingarry village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballingarry. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - BALLINACLOUGH

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

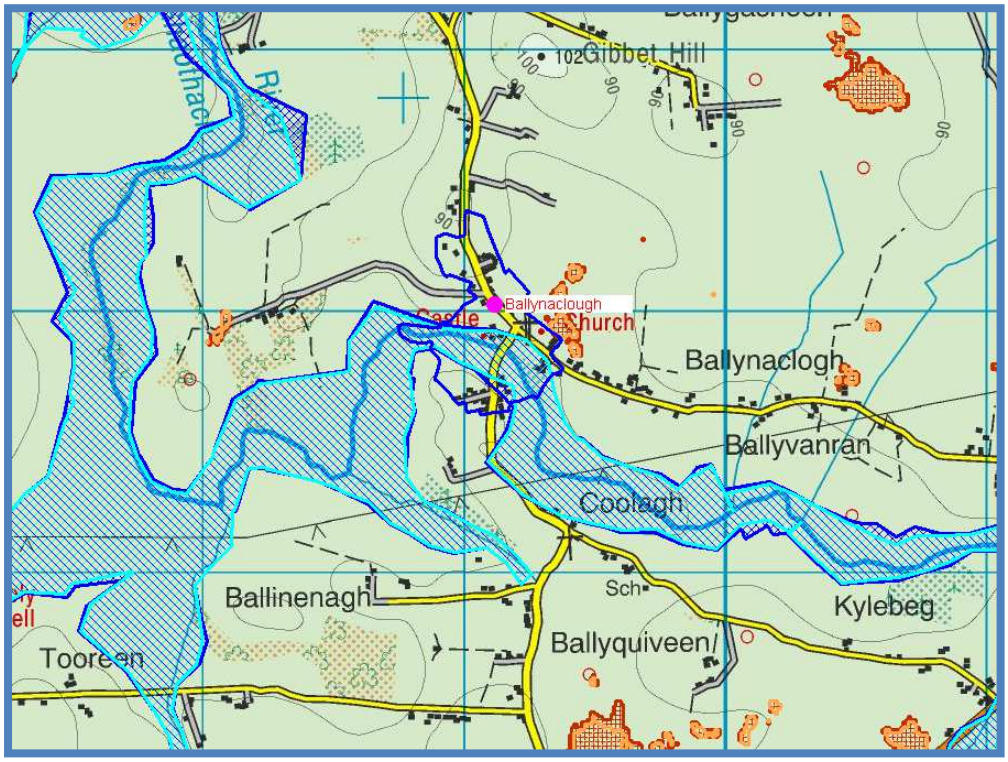
1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

Each of these sources is addressed individually below:

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Ballinaclough have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Ballinaclough Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Ballinaclough village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

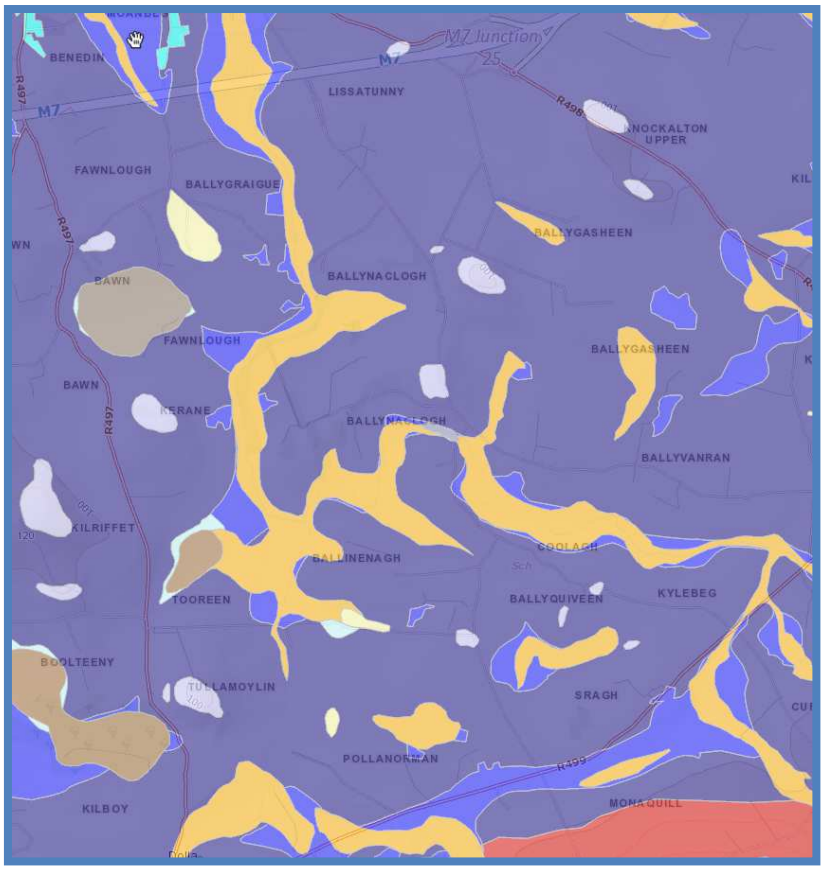
Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.

1 Flood Events recorded.

1.Nenagh River floods Ballinaclough and Thurles Road after heavy rain.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballinaclough.



The GSI Soils map is set out above for Ballinaclough. The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed.)

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

Draft Flood Maps prepared under the CRFAMs Study:

Tipperary Star, 05/02/14: Nenagh River burst it's banks at Ballynaclough.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballynaclough. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - BALLINREE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

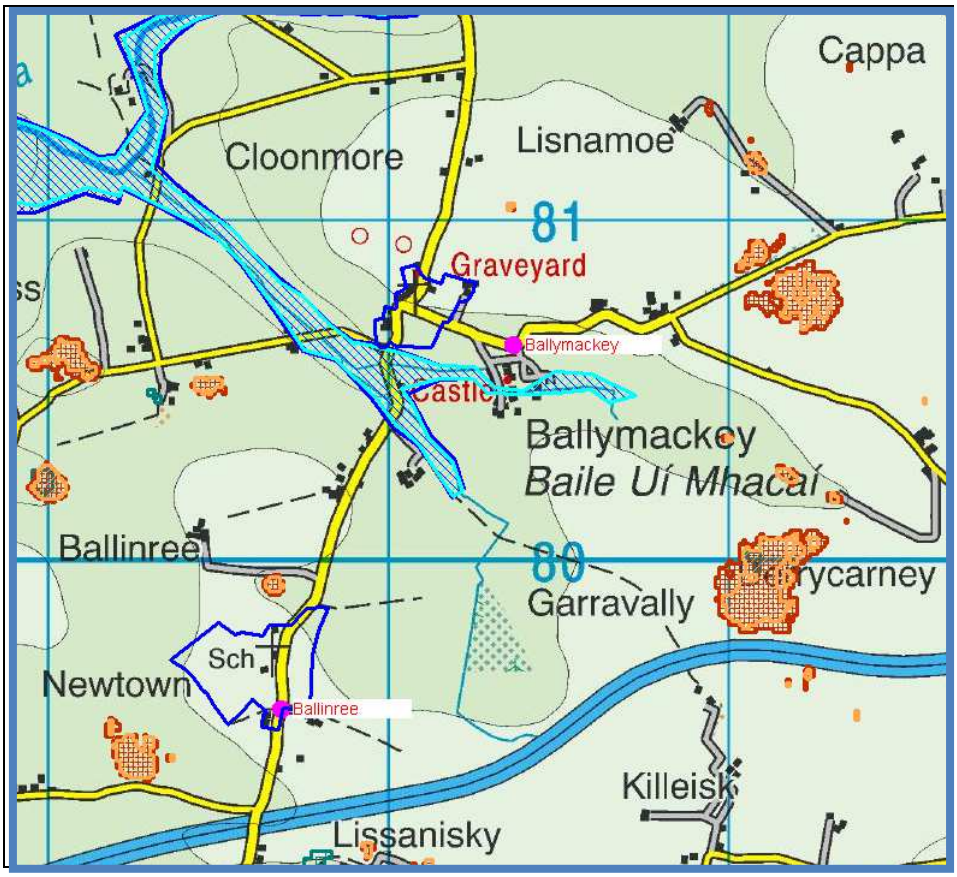
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment.

Ballinree has not been identified as an area of Flood Risk under this study.

Ballinree Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study.

Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Ballinree Village is not at risk of flooding.

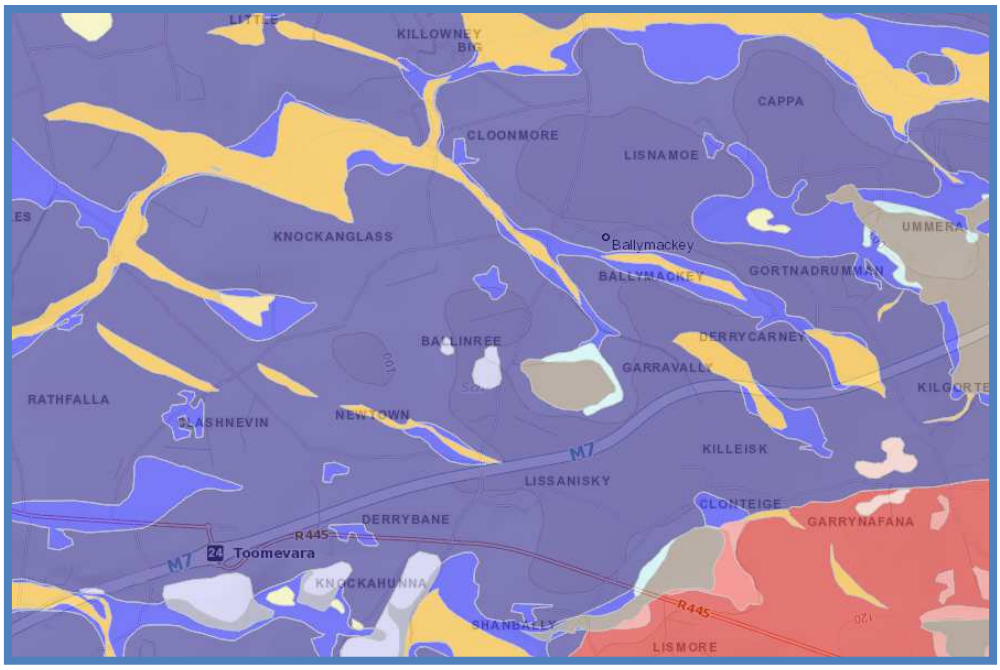
2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted

No flooding recorded in Ballinree village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballinree.



The GSI Soils map is set out above of Ballinree. - The **dark blue** colour area represents a soil type BminDW- Derived from mainly calcareous parent materials. Grey Brown Podzolics, Brown Earths –medium high base status). Deep well drained soils.

The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Ballinree village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no newspaper reports found for flooding in Ballinree village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballinree. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – BALLYCAHILL

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

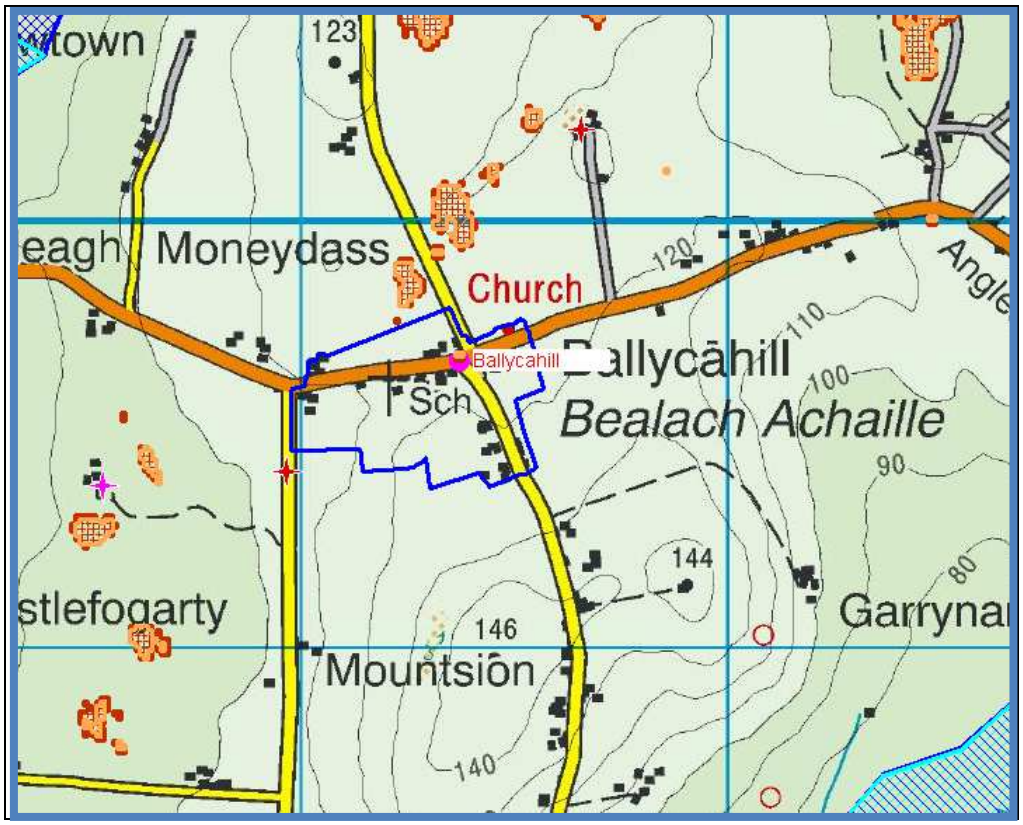
1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

:

2.1 National Preliminary Flood Risk Assessment 2011.

Ballycahill Village does not appear to be at risk of Flooding under this study.

Ballycahill Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

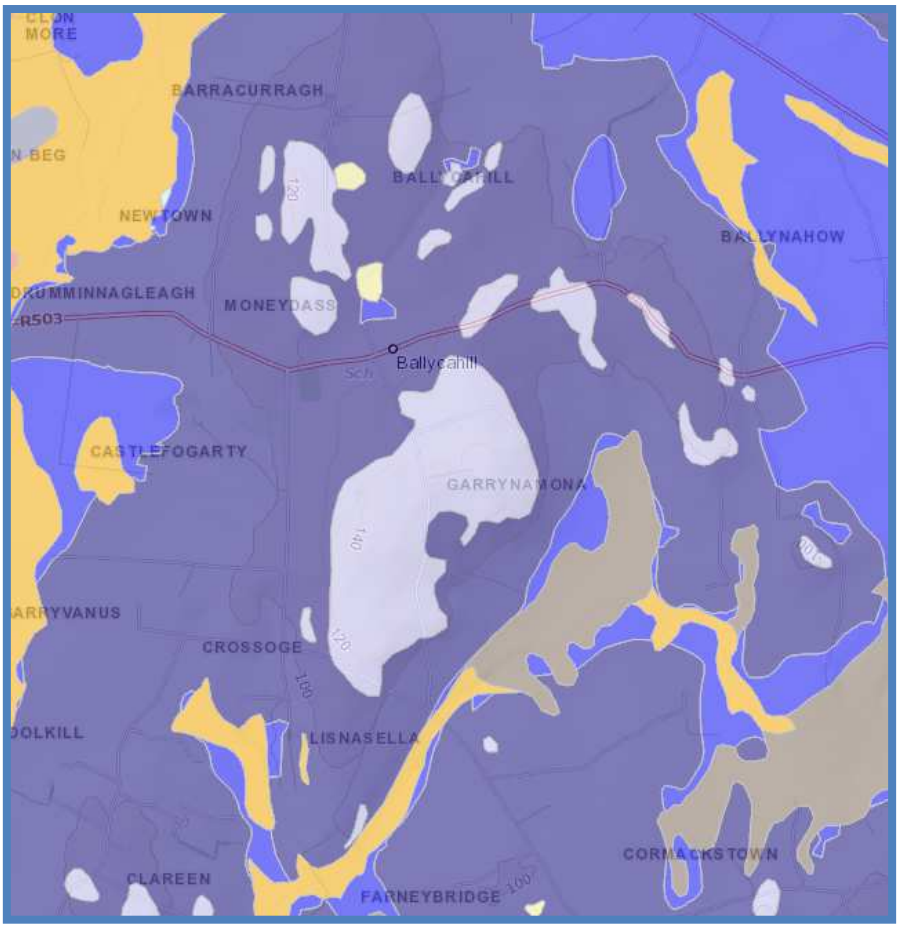
Predicative flood maps produced under the draft Suir CFRAMs Study indicate that Ballycahill village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Ballycahill village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Ballycahill.



The GSI Soils map is set out above for Ballycahill. The **dark blue** colour area in Ballycahill represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (medium high base status). Deep well drained mineral. (Mainly basic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

No such soil deposits appear on the GSI soils Map for Ballycahill village.

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Ballycahill village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Flooding is known to occur on lands opposite the church.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Ballycahill. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – BIRDHILL.

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

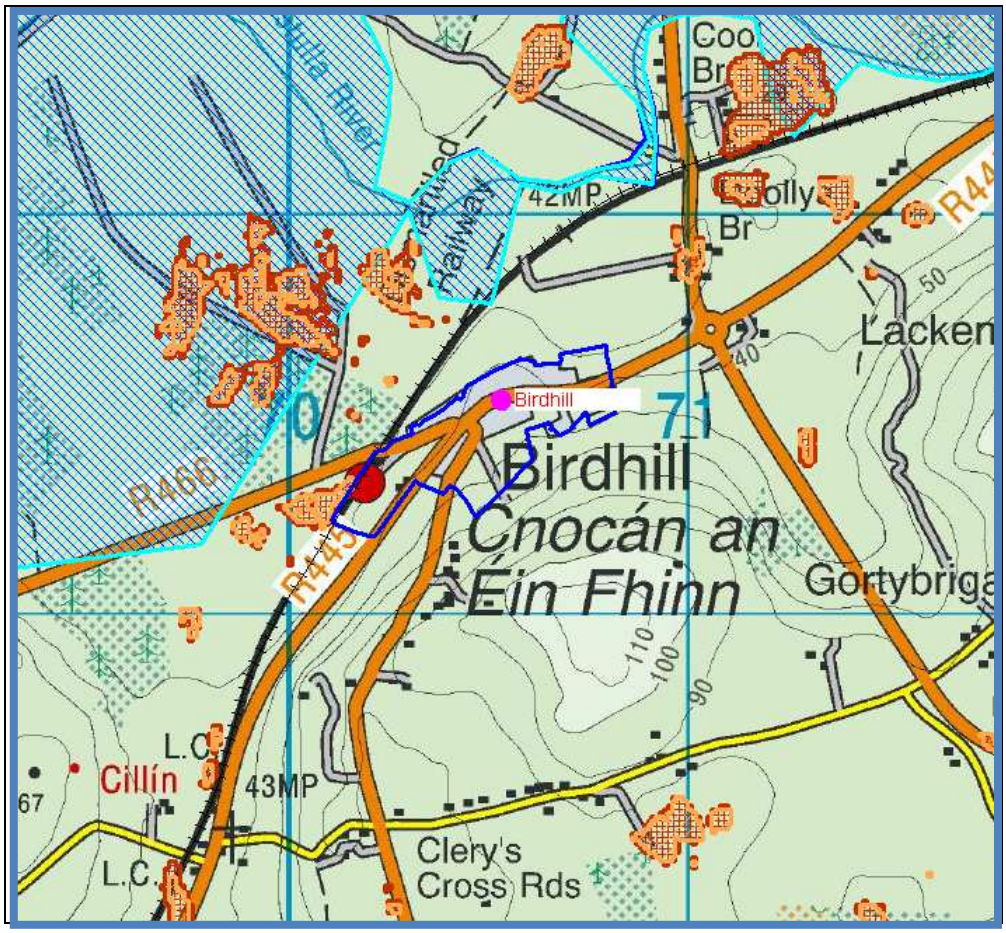
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Birdhill village does not appear to be at risk of flooding under this study.

Birdhill Flood Map



2.2 Draft Flood Maps prepared under the CFRAM's Study.

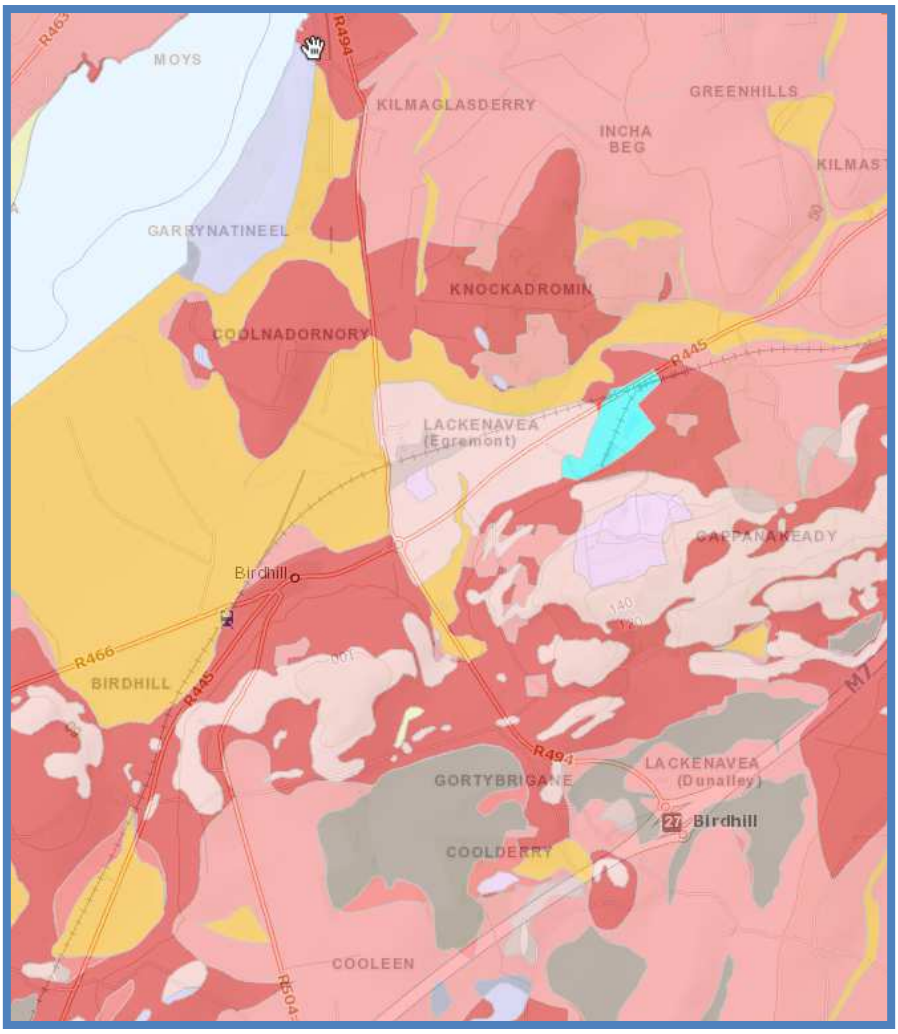
Predictive Flood Maps produced under the Draft Shannon CFRAMs Study indicate that Birdhill village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Birdhill village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Birdhill.



The GSI Soils map is set out above for Birdhill. The soil type coloured **red** is Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths, Brown Podzolics. Deep well drained mineral. (Mainly acidic). The **yellow/mustard** area on the south western boundary represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it is a useful indicator of areas where flood events have occurred historically. The GSI Soils Map has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Birdhill village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Birdhill. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – BOHER

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

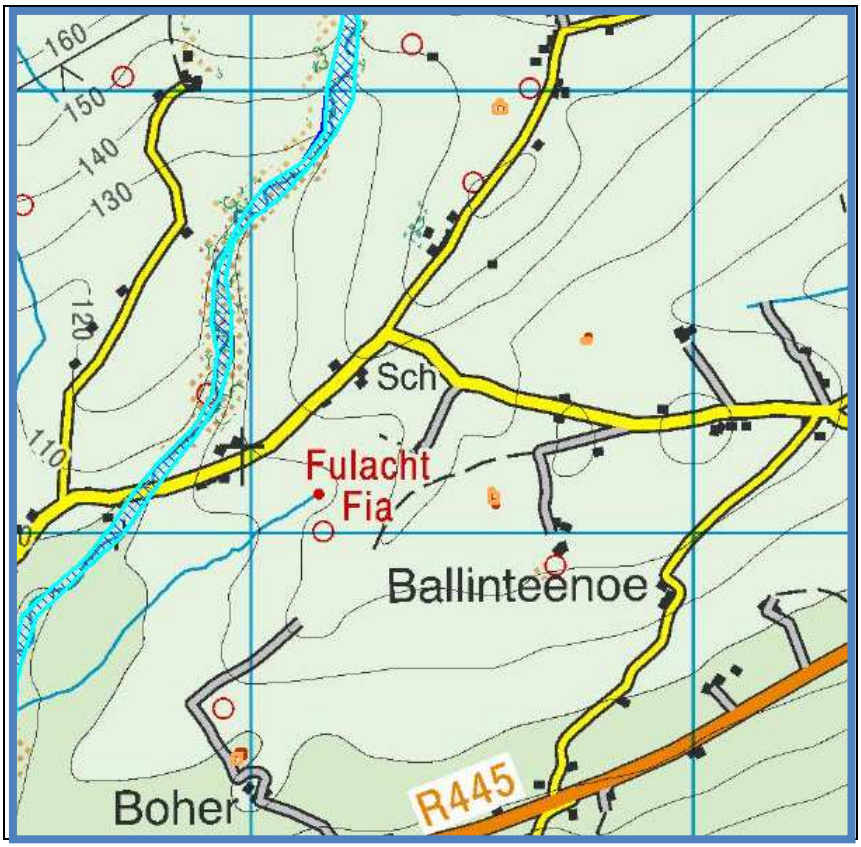
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Boher Village does not appear to be at risk of flooding under this study.

Boher Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study.

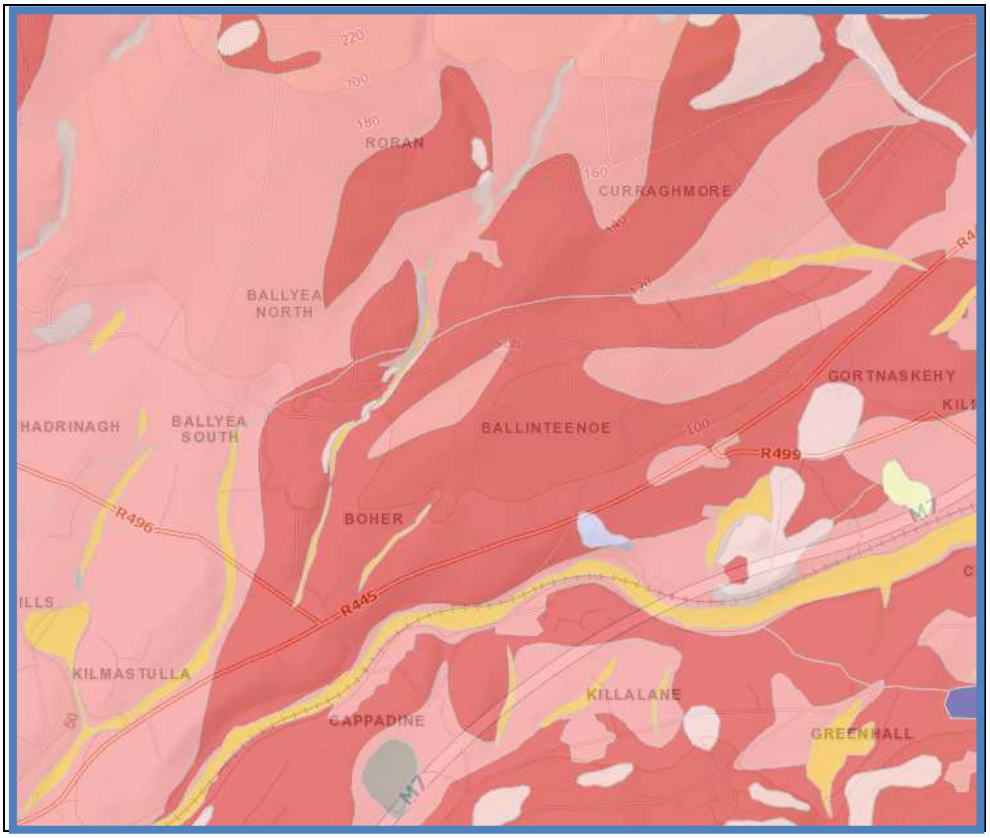
Predictive Flood Maps produced under the Draft Shannon CFRAMs Study indicate that Boher village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Boher village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Boher.



The GSI Soils map is set out above for Boher. The **red** colour area represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Boher village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Boher village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Boher. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – CARRIG

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

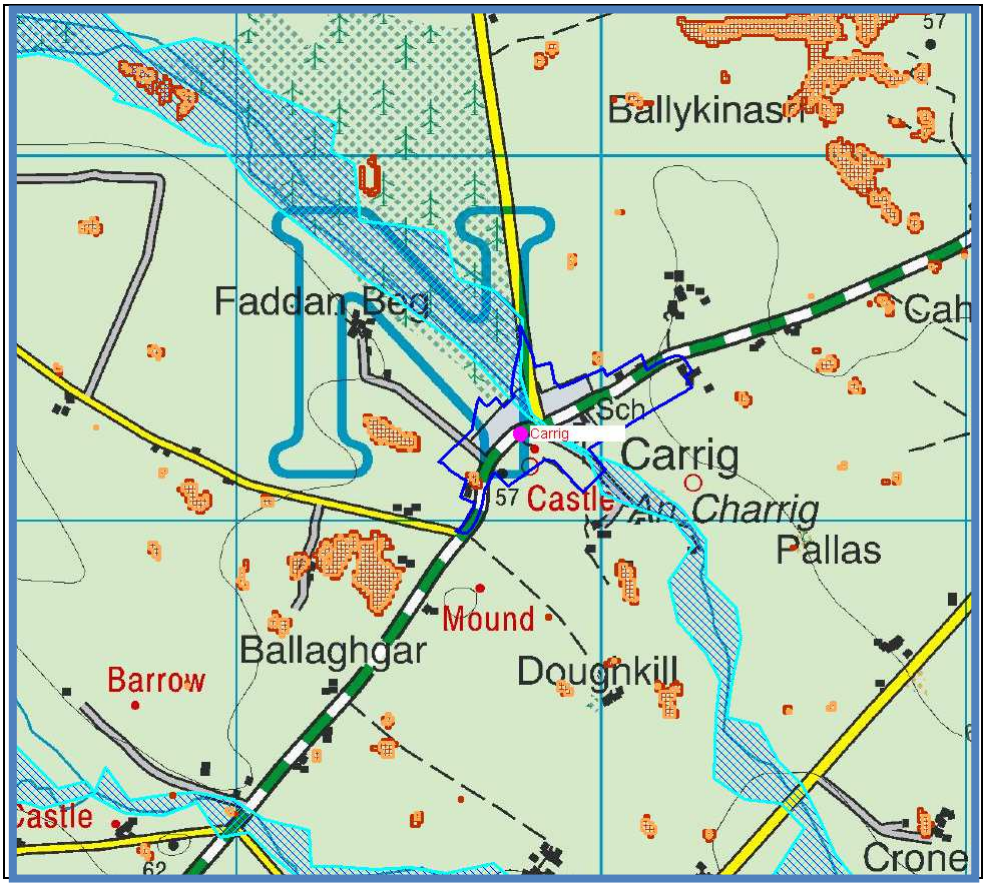
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Carrig village have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Carrig Flood Map



2.2 Draft flood Maps prepared under the CFRAMs Study.

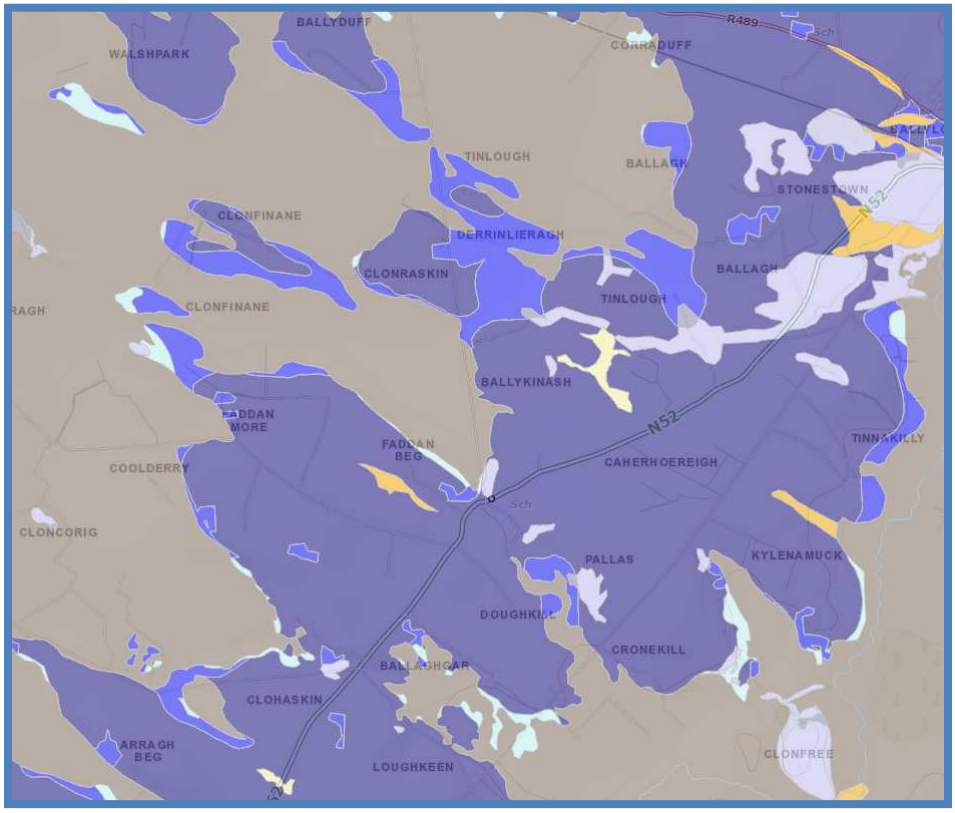
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Carrig village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.
No flooding recorded in Carrig village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Carrig.



The GSI Soils map is set out above for Carrig. There are four different types of soil identified in this village.

One is a pale **pink/blue** colour – Bmin SW – derived from mainly calcareous parent materials. – Shallow well drained mineral (mainly basic).

The **brown** colour soil is cut – cutaway/cutover peat. Basin peats, blanket peats.

The **purple** colour soil type is BminPD- Derived from mainly calcareous parent materials. Surface water Gleys. Till derived chiefly from limestone. Mineral poorly drained. (Mainly basic).

The **dark blue** colour also represents a soil type BminDW – Derived from mainly calcareous parent materials. Grey Brown Podzolics Brown Earths (medium – high base status). Till derived chiefly from limestone. Deep well drained mineral (Mainly basic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed.

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Carrig village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Carrig village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. Lands in the village have been identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Carrig. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - CARRIGAHORIG

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

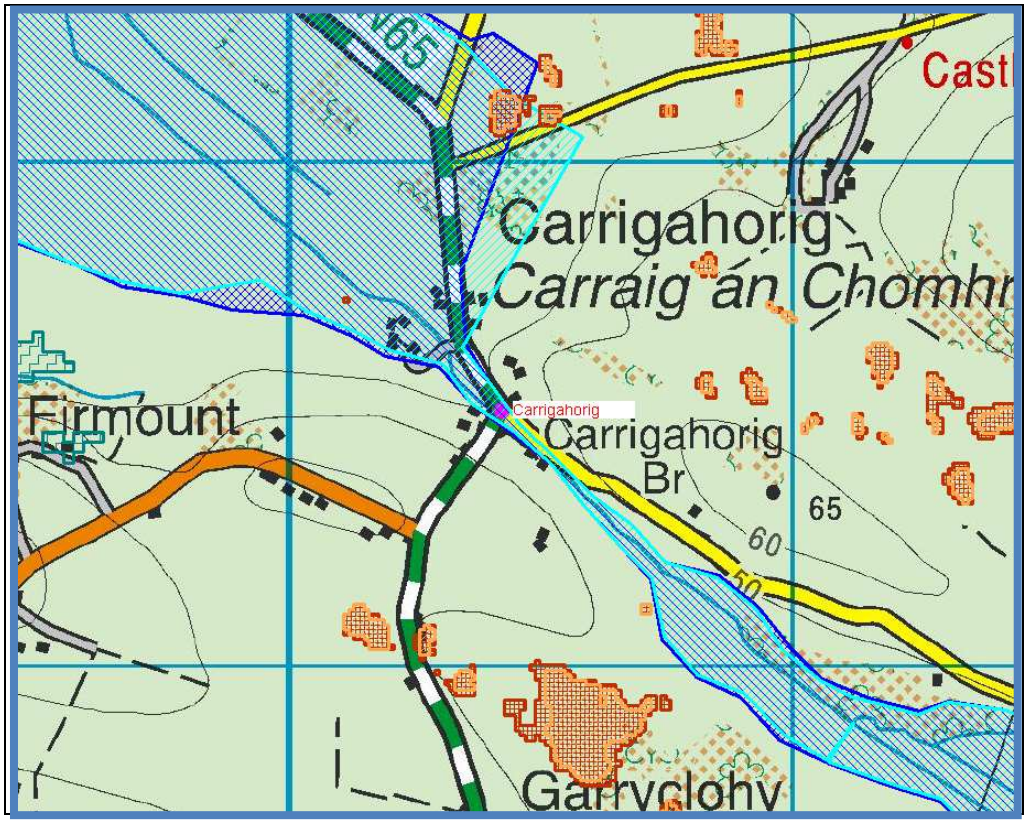
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Carrigahorig have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Carrigahorig Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Carrigahorig village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

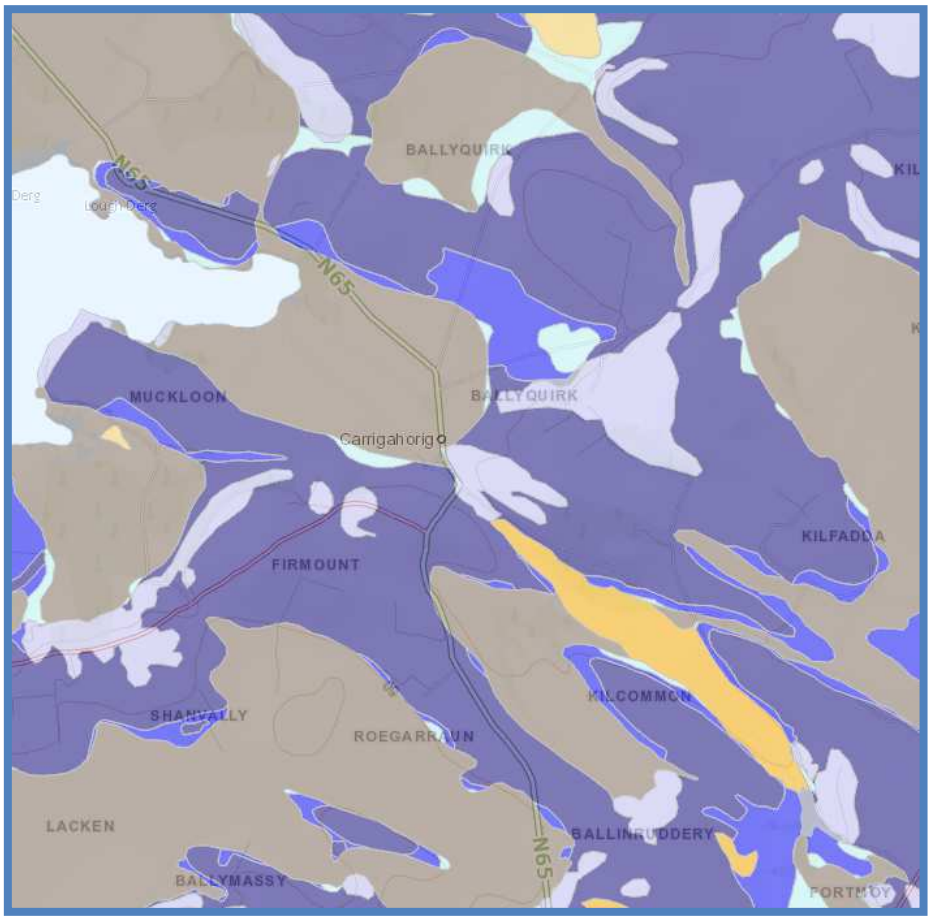
2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.
Reference was made to the following report: River Shannon flood of winter 1999/2000.
3 flood events recorded:

1. Flood Event. River Shannon. Carrigahorig village. Dec 1954.
2. Flood Event. River Shannon. Carrigahorig village. Dec 1968.
3. Flood Event. River Shannon. Carrigahorig village. Dec1999-Jan 2000.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Carrigahorig.



The GSI Soils map is set out above for Carrigahorrig. There are three different types of soil identified in this village.

1. The **pale pink/blue** colour – Bmin SW – derived from mainly calcareous parent materials. – Shallow well drained mineral (mainly basic).
2. The **brown** colour soil is cut – cutaway/cutover peat. Basin peats, blanket peats.
   The purple colour soil type is BminPD- Derived from mainly calcareous parent materials. Surface water Gleys. Till derived chiefly from limestone. Mineral poorly drained. (Mainly basic)
3. The **dark blue** colour also represents a soil type BminDW – Derived from mainly calcareous parent materials. Grey Brown Podzolics Brown Earths (medium – high base status). Till derived chiefly from limestone. Deep well drained mineral (Mainly basic).

The GSI Soils Map, coupled with the other sources identified has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Carigahorig village.*

2.6 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.7 Newspaper reports.

There were no Newspaper reports found for flooding in Carrig village.

2.8 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Carrigahorig. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – CASTLEINEY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

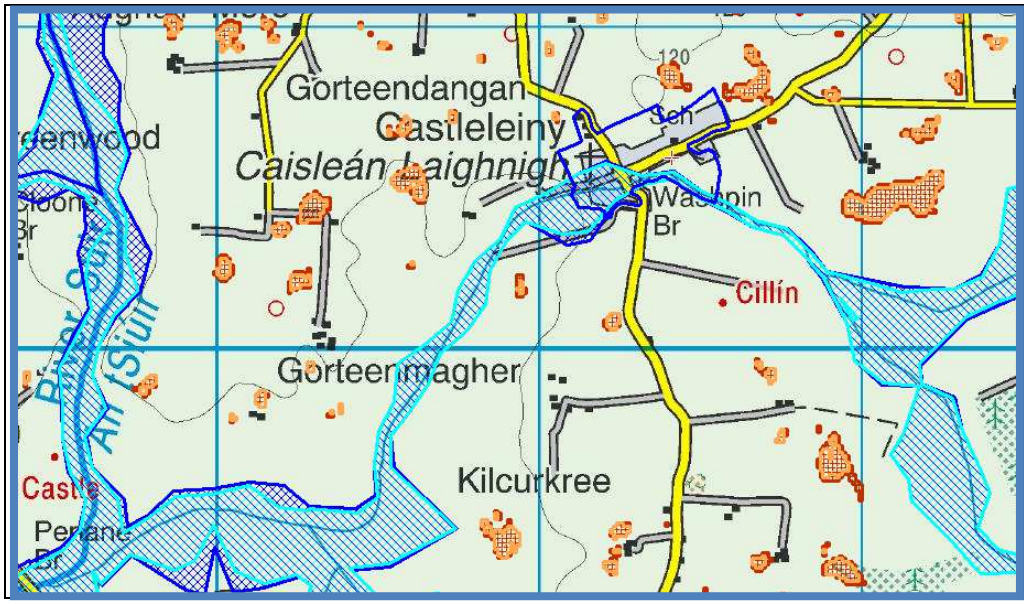
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Castleiney have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Castleiney Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

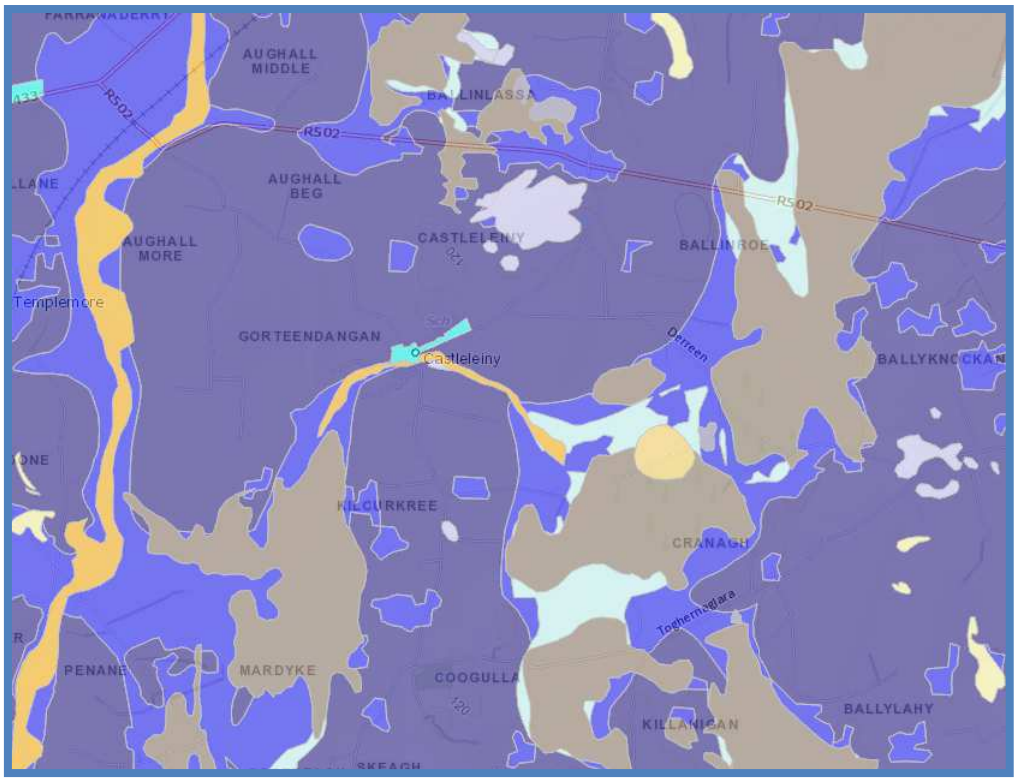
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Castleiney village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.
1. Flood Event. River Suir.Castleiney village. Jan 2008.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Castleiney.



The GSI Soils map is set out above for Castleiney. The **dark** blue colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths (medium high base status). Deep well drained mineral. (Mainly basic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically.

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Castleiney village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Castleiney. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – CLONAKENNY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

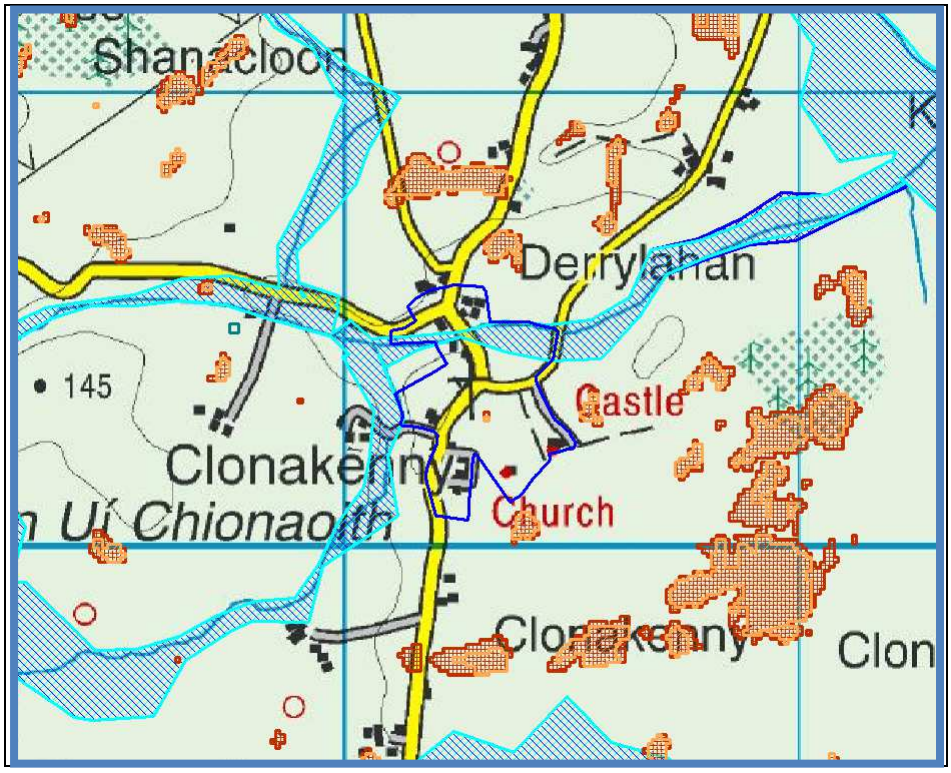
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Clonakenny have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Clonakenny Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

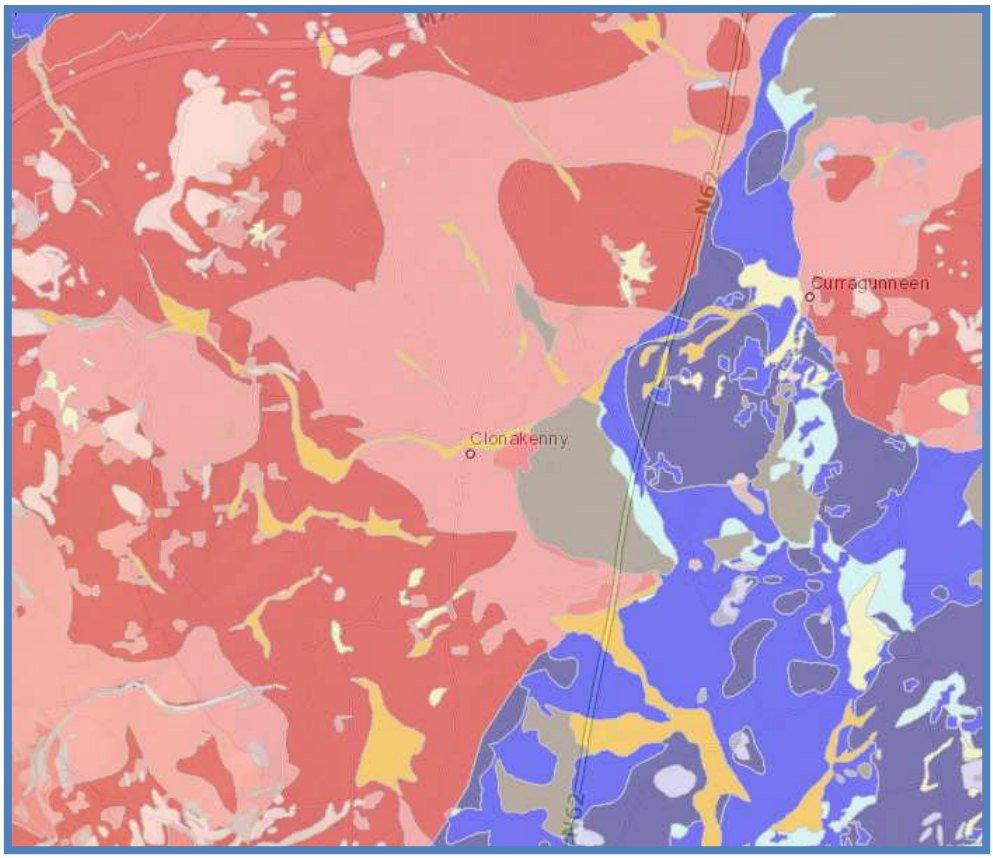
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Clonakenny village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Clonakenny village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Clonakenny.



The GSI Soils map is set out above for Clonakenny. The **pale red** colour area in represents that the soil composition Amin PD. Derived from mainly non-calcareous parent materials. Surface water gleys, Ground water gleys. Mineral poorly drained. (Mainly acidic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically.

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Clonakenny village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Clonakenny. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – DOLLA

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

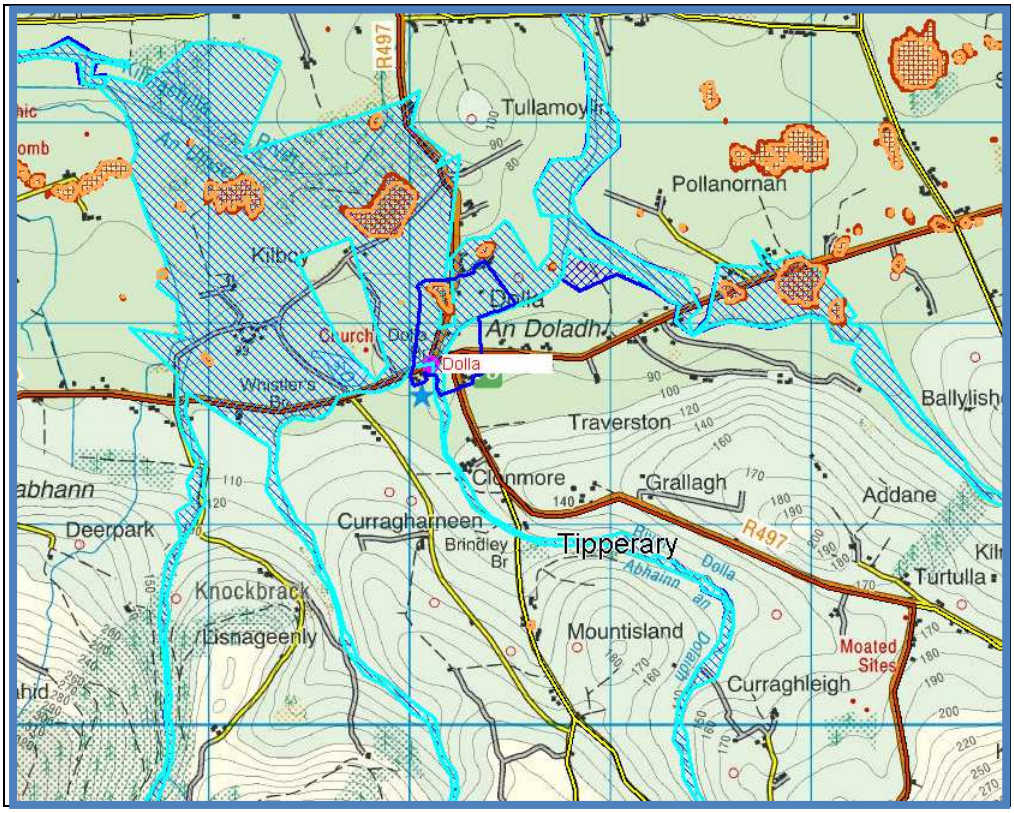
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Dolla have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Dolla Flood Map



2.2 Draft flood maps prepared under the CFRAMs study.

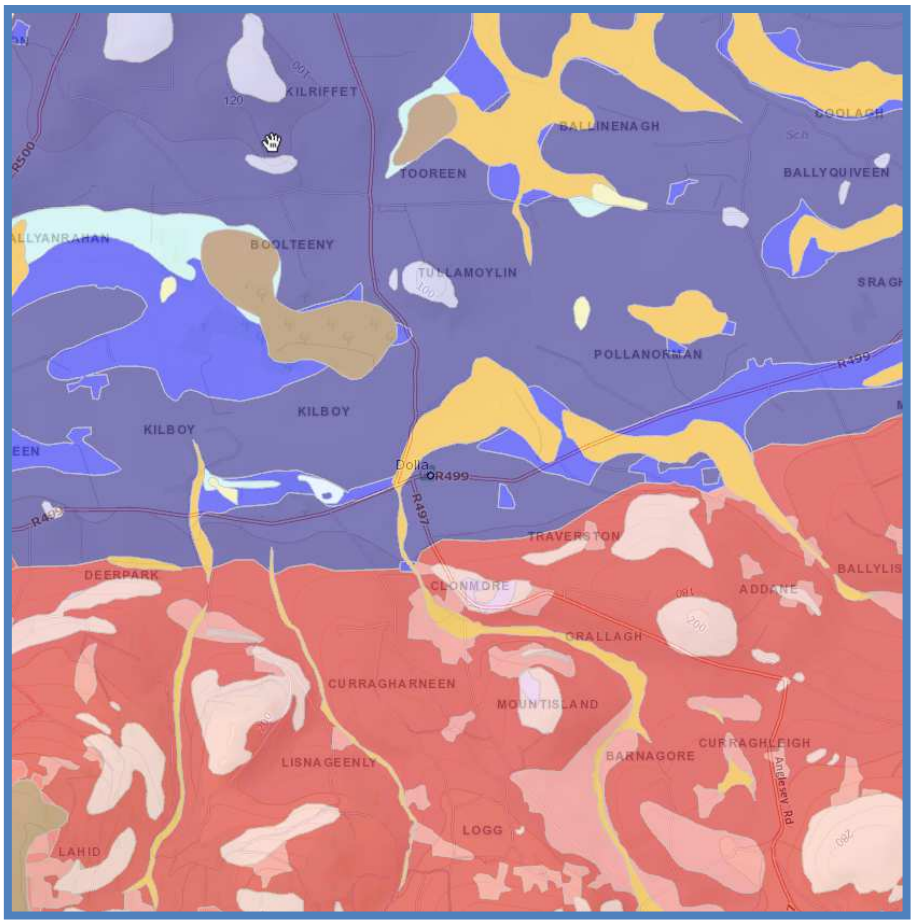
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Dolla village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted
No flooding recorded in Dolla village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Dolla.



The GSI Soils map is set out above for Dolla. The **yellow/mustard** area along the Dolla River represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically. The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

No newspaper reports of flooding in the village of Dolla.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Dolla. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – DROM

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

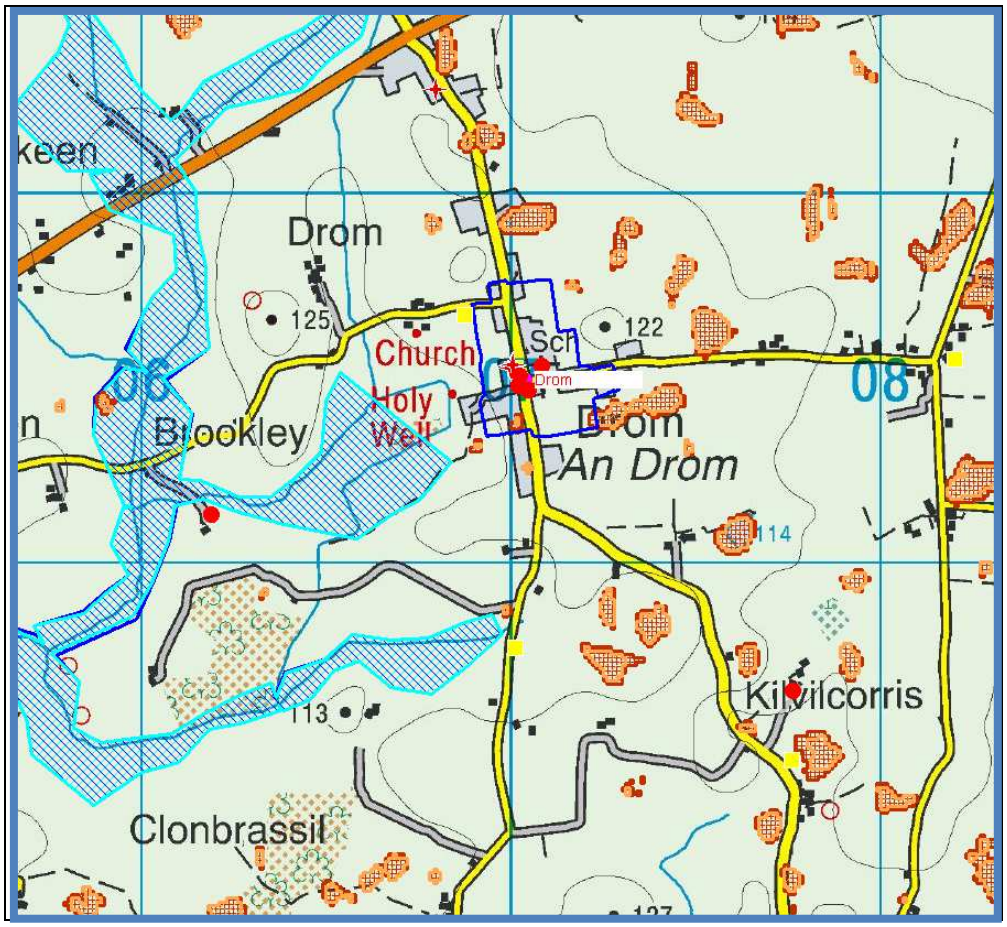
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Drom Village does not appear to be at risk of flooding under this study.

Drom Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

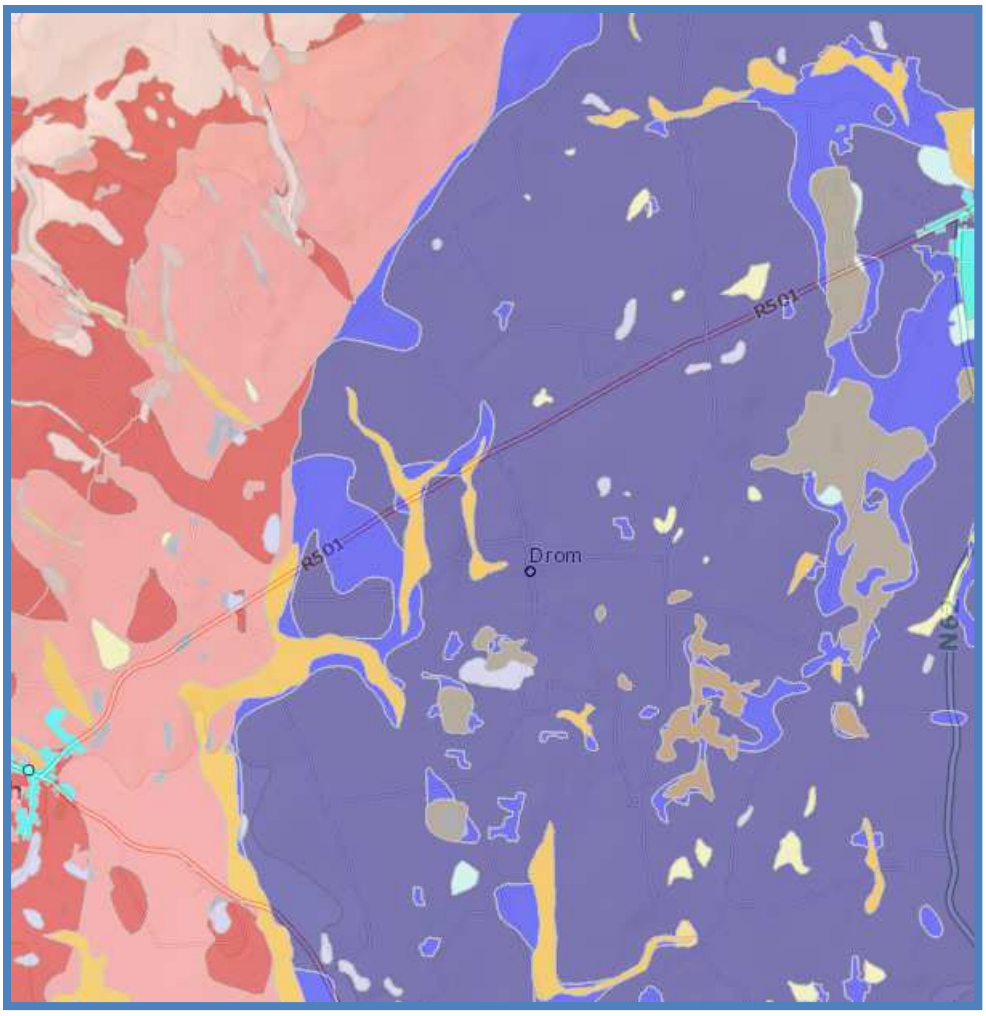
Predicative flood maps produced under the Draft Suir CFRAMs study indicate that Drom village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie.were consulted. No flooding recorded in Drom village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Drom.



The GSI Soils map is set out above for Drom. The **dark blue** colour area in Drom village represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Drom village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Drom village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Drom. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – DRUMBANE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

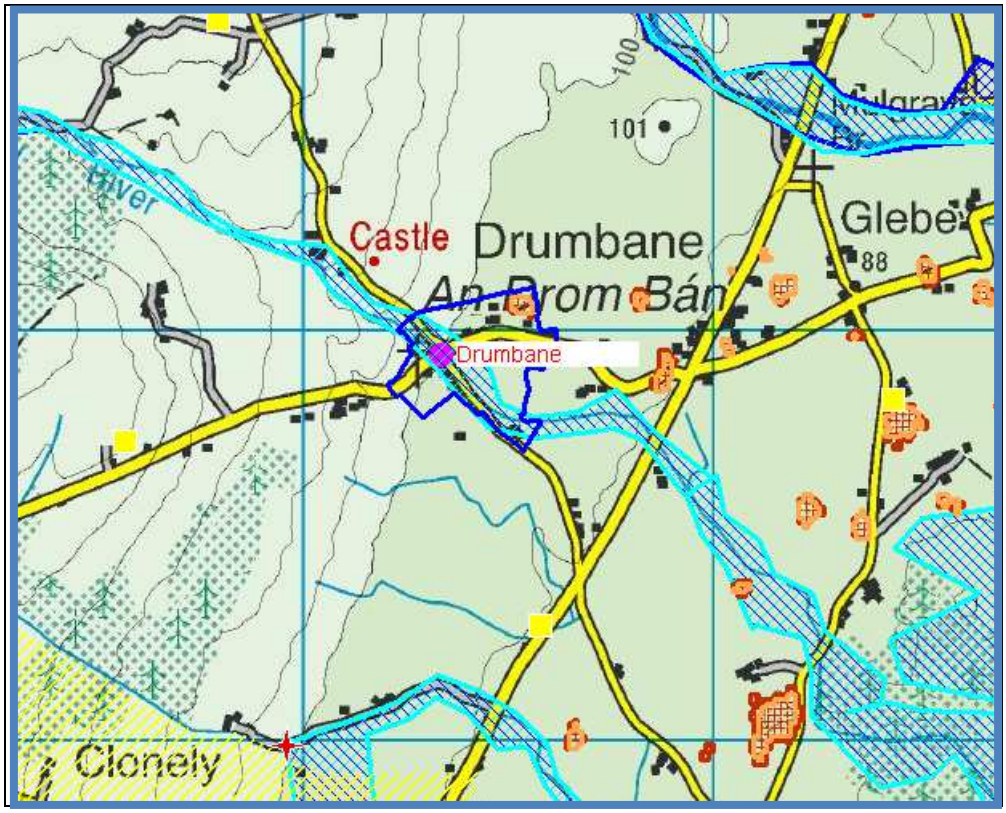
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Drumbane have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Drumbane Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

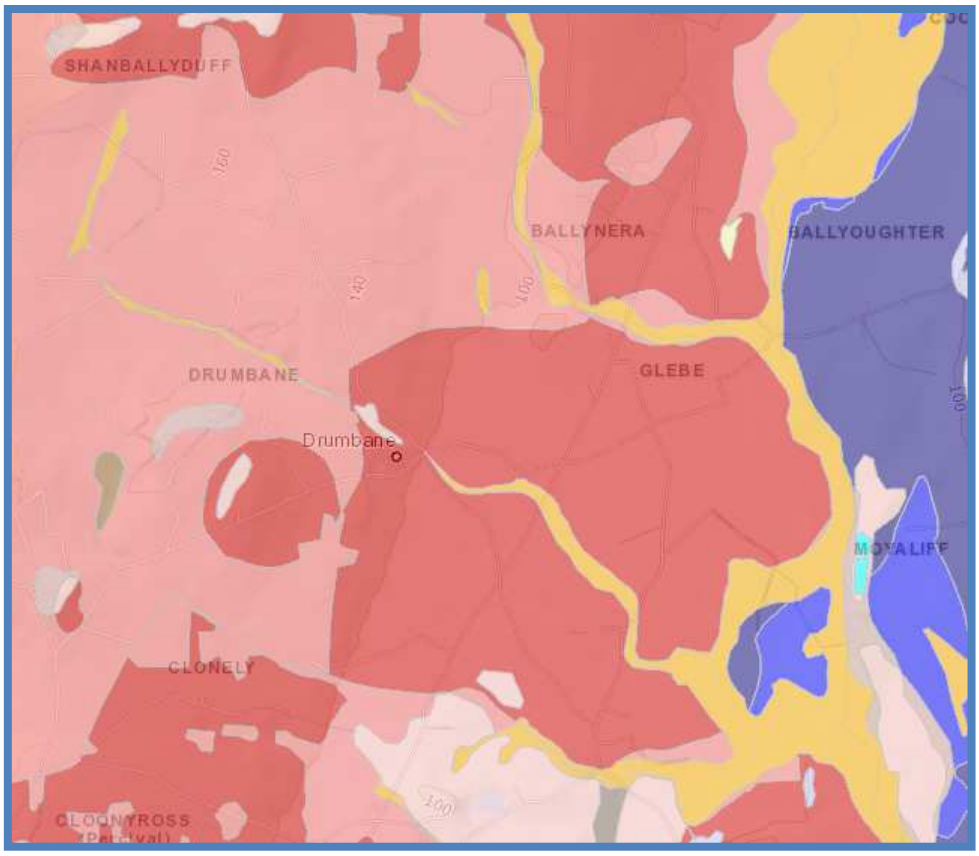
Draft flood maps produced under the Draft Suir CFRAMS Study have indicated that lands in Drumbane village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Drumbane village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Drumbane



The GSI Soils map is set out above for Drumbane. The **red** colour area in Drumbane village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Drumbane village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Drumbane village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Drumbane. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – GORTAGARRY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

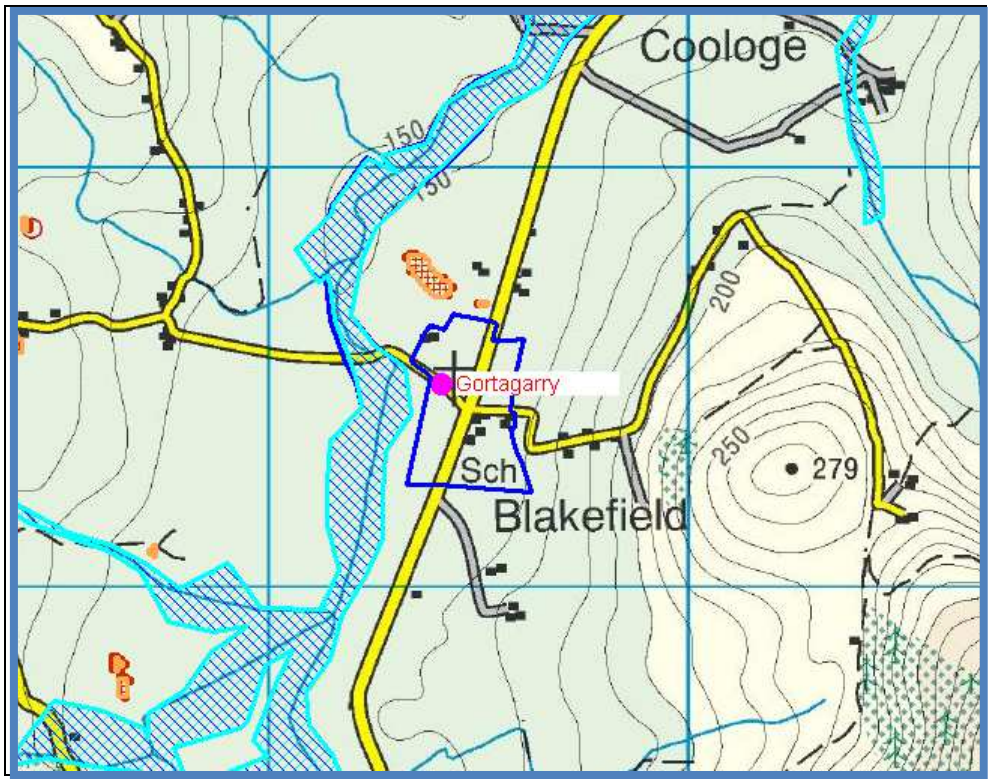
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Gortagarry Village does not appear to be at risk of flooding under this study.

Gortagarry Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

Predicative flood maps produced under the Draft Suir CFRAMs Study indicate that Gortagarry village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Gortagarry village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Gortagarry.

The GSI Soils map is set out above for Gortagarry. The **red** colour area in Gortagarry village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Gortagarry village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Gortagarry village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Gortagarry. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – HORSE & JOCKEY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Horse & Jockey have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Horse & Jockey Flood Map.

2.2 Draft Flood Maps prepared under the CFRAMs Study

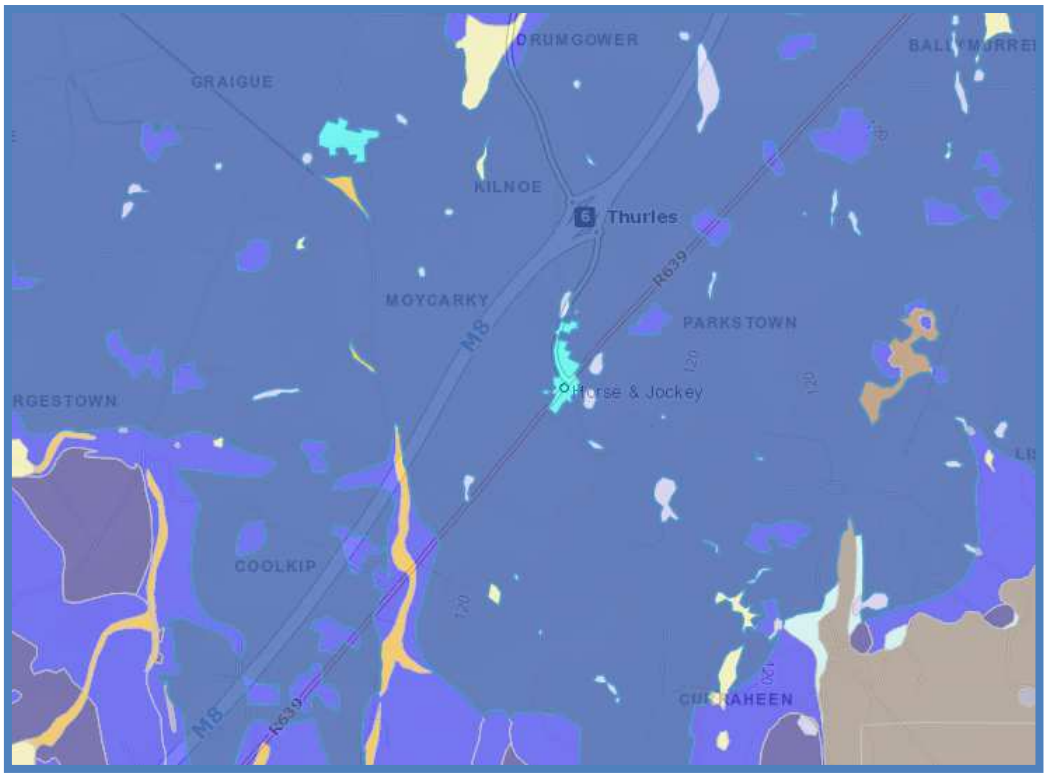
Draft flood maps produced under the Draft Suir CFRAMS Study have indicated that lands in Horse & Jockey village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Horse & Jockey village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Horse & Jockey.



The GSI Soils map is set out above for Horse & Jockey. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Horse & Jockey village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Horse & Jockey village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Horse & Jockey. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - KILBARRON

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

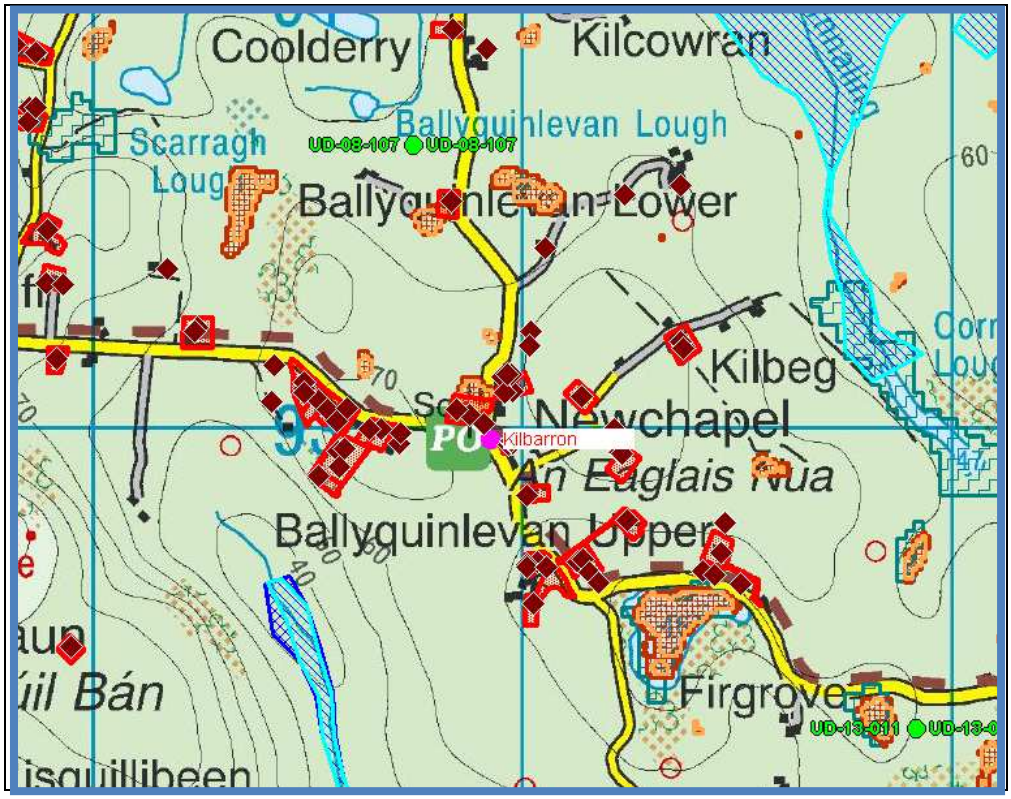
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment.

Lands in Kilbarron have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Kilbarron Flood Map



2.2 Draft flood Maps prepared under the CFRAMs Study

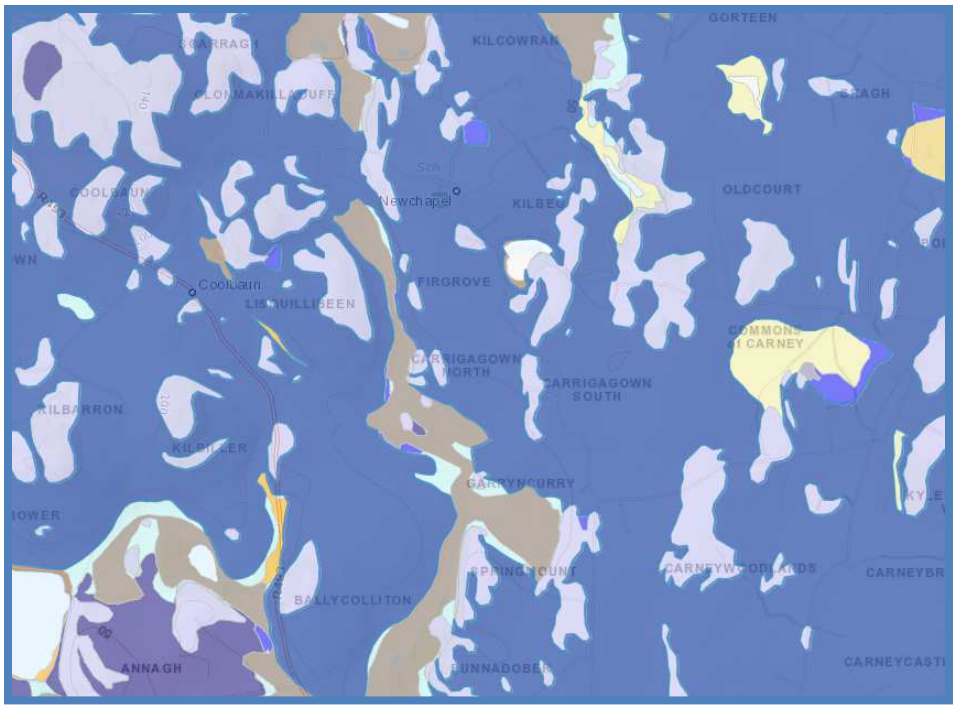
Draft flood maps produced under the Draft Suir CFRAMS Study have indicated that lands in Kilbarron village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted No flooding recorded for Kilbarron village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Kilbarron.



The GSI Soils map is set out above for Kilbarron. The **dark blue** colour represents soil type BminDW – Derived from mainly calcareous parent materials. Grey Brown Podzolics, Brown Earths (medium high base status) deep well drained mineral. The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Kilbarron village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Kilbarron village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Kilbarron. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – KILCOMMON

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

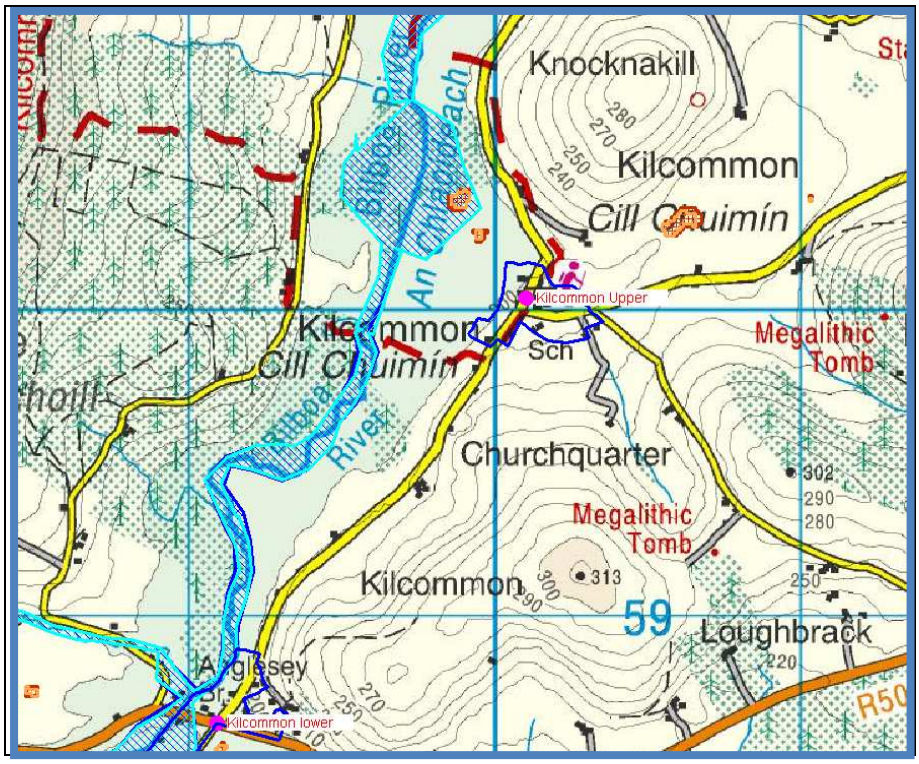
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Kilcommon does not appear to be at risk of flooding under this study.

Kilcommon Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

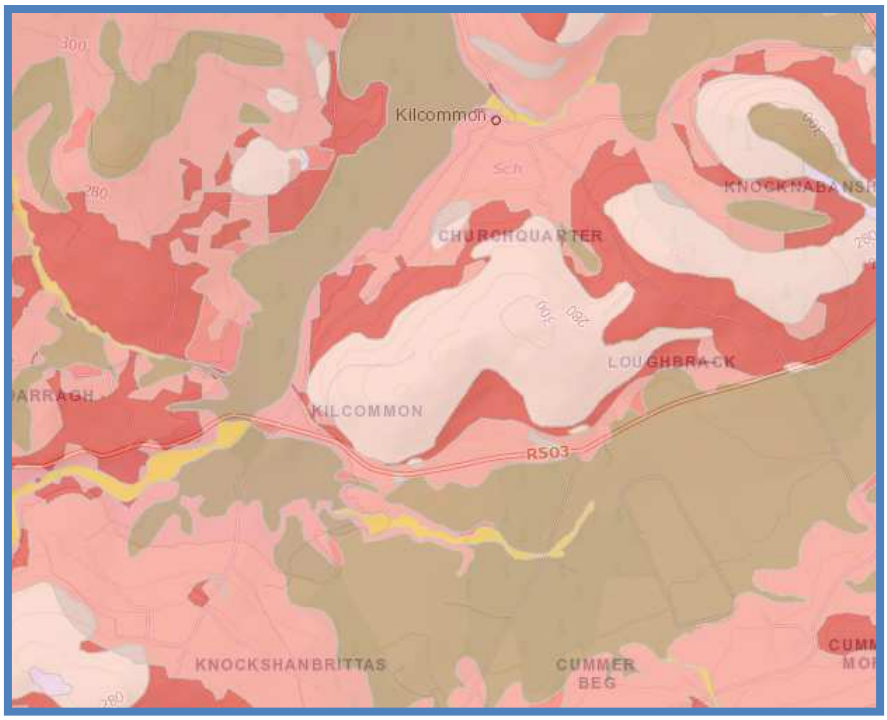
Predicative flood maps produced under the Draft Shannon CFRAMs Study indicate that Kilcommon village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding was reported at Kilcommon.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Kilcommon.



The GSI Soils map is set out above for Kilcommon. The **red** soil type represents Amin PD. Derived from mainly non-calcareous parent materials. Surface water gleys. Ground water gleys. Mineral poorly drained. (mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Kilcommon village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no newspaper reports on flooding found for Kilcommon.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village of Kilcommon is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Kilcommon. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - KILLEEN

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

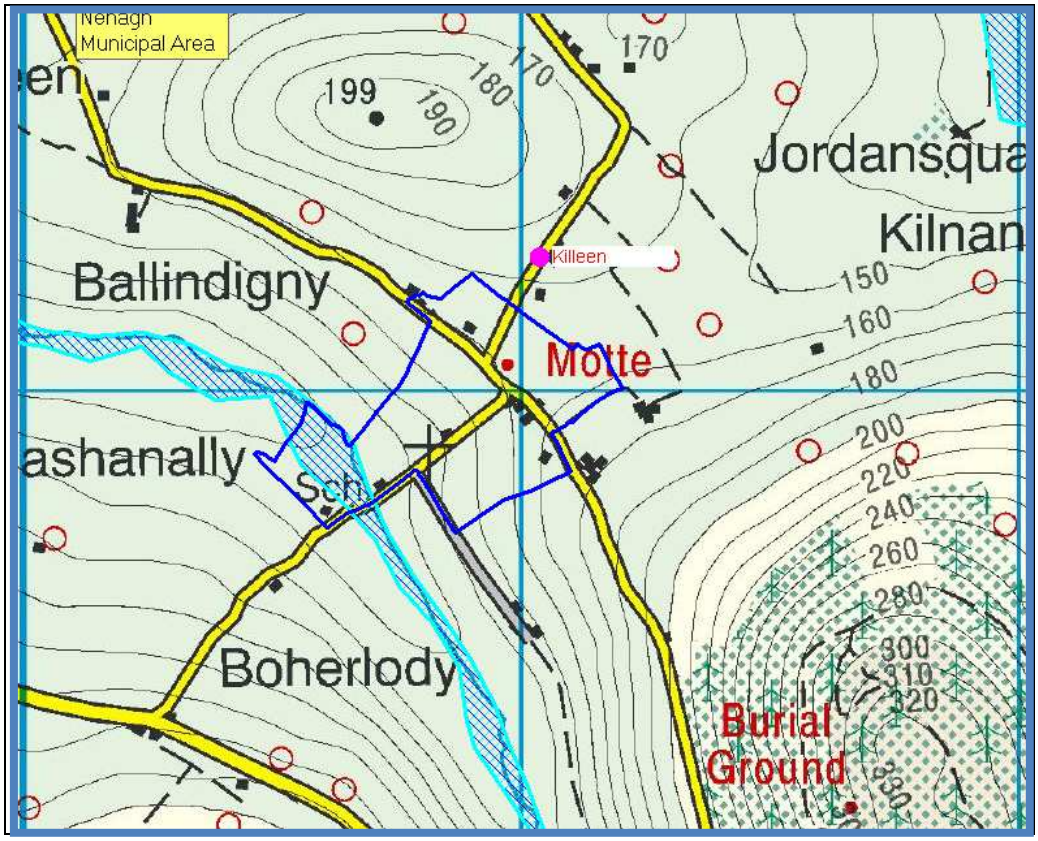
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CRFAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Killeen have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Killeen Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

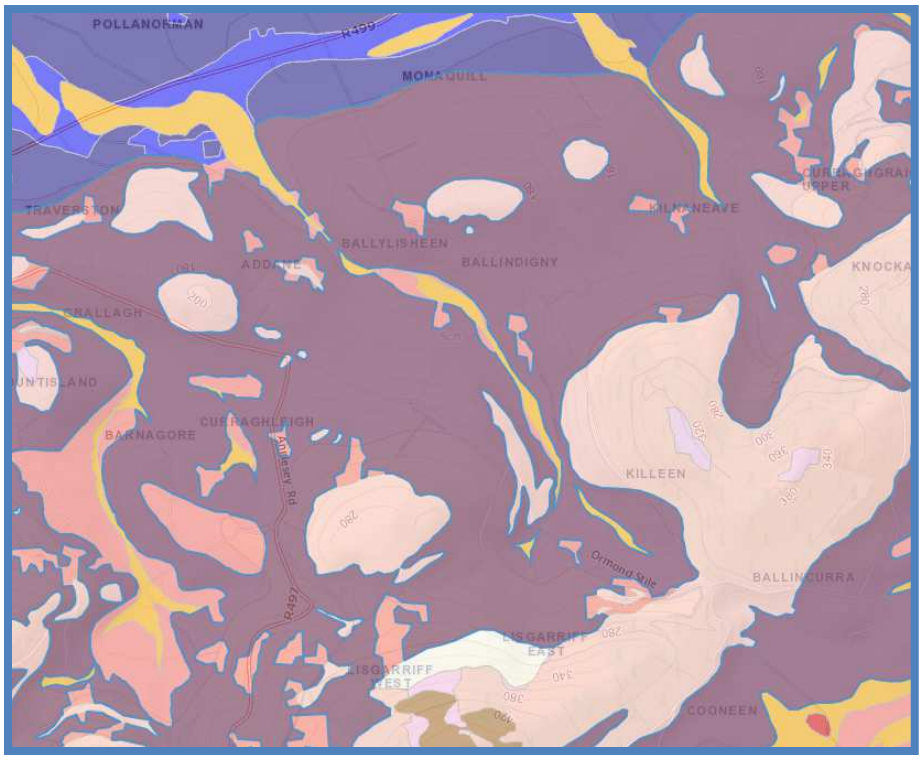
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Killeen village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.
No flooding recorded in Killeen village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Killeen



The GSI Soils map is set out above for Killeen. The **red** colour area in Killen village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Killeen village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Killeen village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. There is no evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Killeen. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - KILLEA

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CRFAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Killea does not appear to be at risk of flooding under this study.

Killea Flood Map

2.2 Draft Flood Maps prepared under the CFRAMs Study

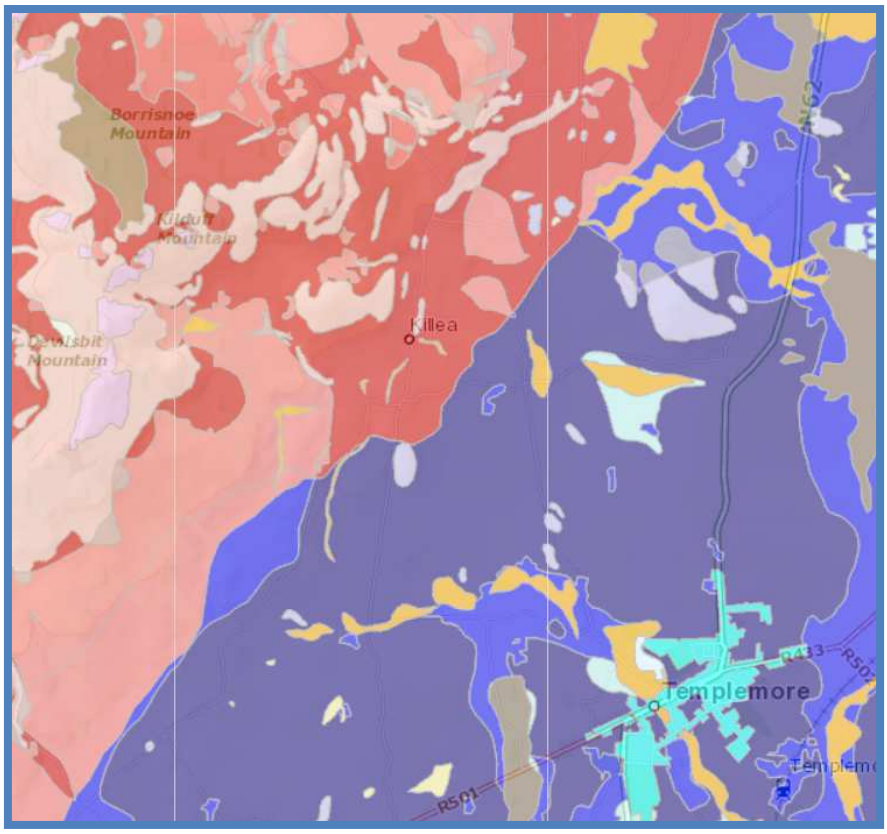
Predicative flood maps produced under the Draft Shannon CFRAMs Study indicate that Killea village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Killea village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Killea



The GSI Soils map is set out above for Killea. The **red** colour area represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map has informed the Land Use Zoning Map.

The GSI Soils Map coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Killea village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Killea village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. There is no evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Killea. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - KILLOSCULLY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

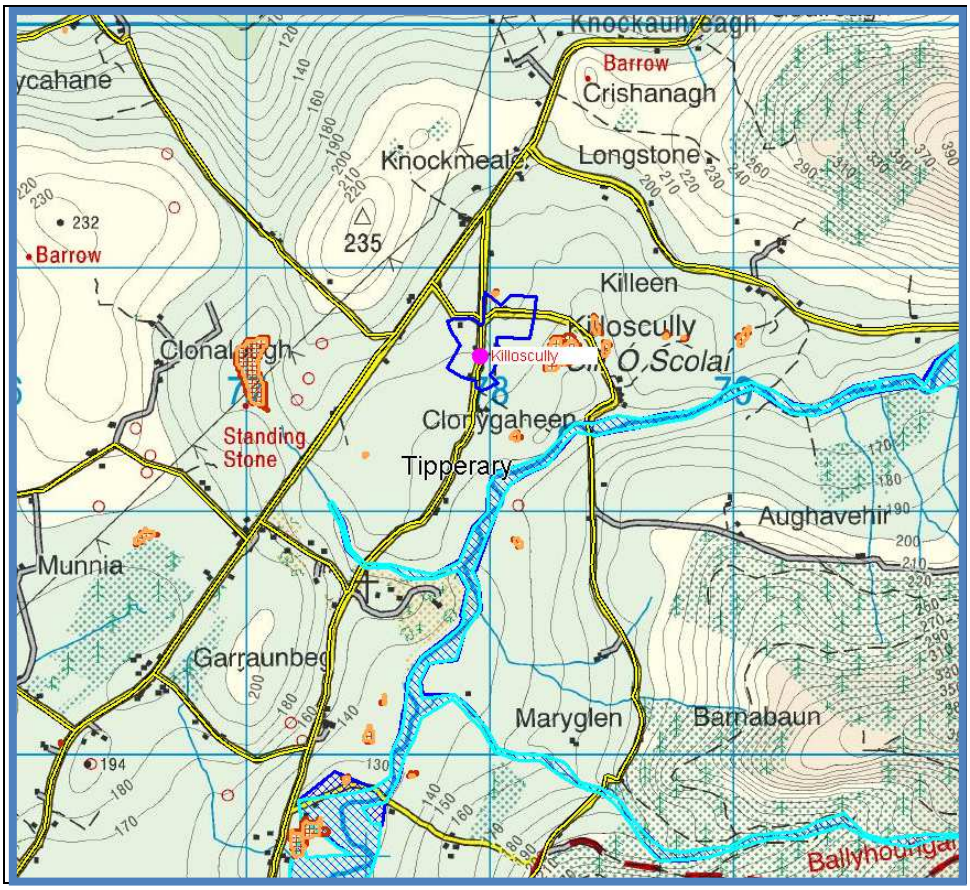
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Killoscully does not appear to be at risk of flooding under this study.

Killoscully Flood Map.



2.2 Draft flood Maps prepared under the CFRAMs Study.

Predicative flood maps produced under the draft Shannon CFRAMs Study indicate that Killoscully village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.

No flooding recorded in Killoscully village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Killoscully

The GSI Soils map is set out above for Killoscully. The **dark blue** colour area in Killoscully village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic). The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Killoscully village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Killoscully village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. There is no evidence of flooding history.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Killoscully. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – KNOCK

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

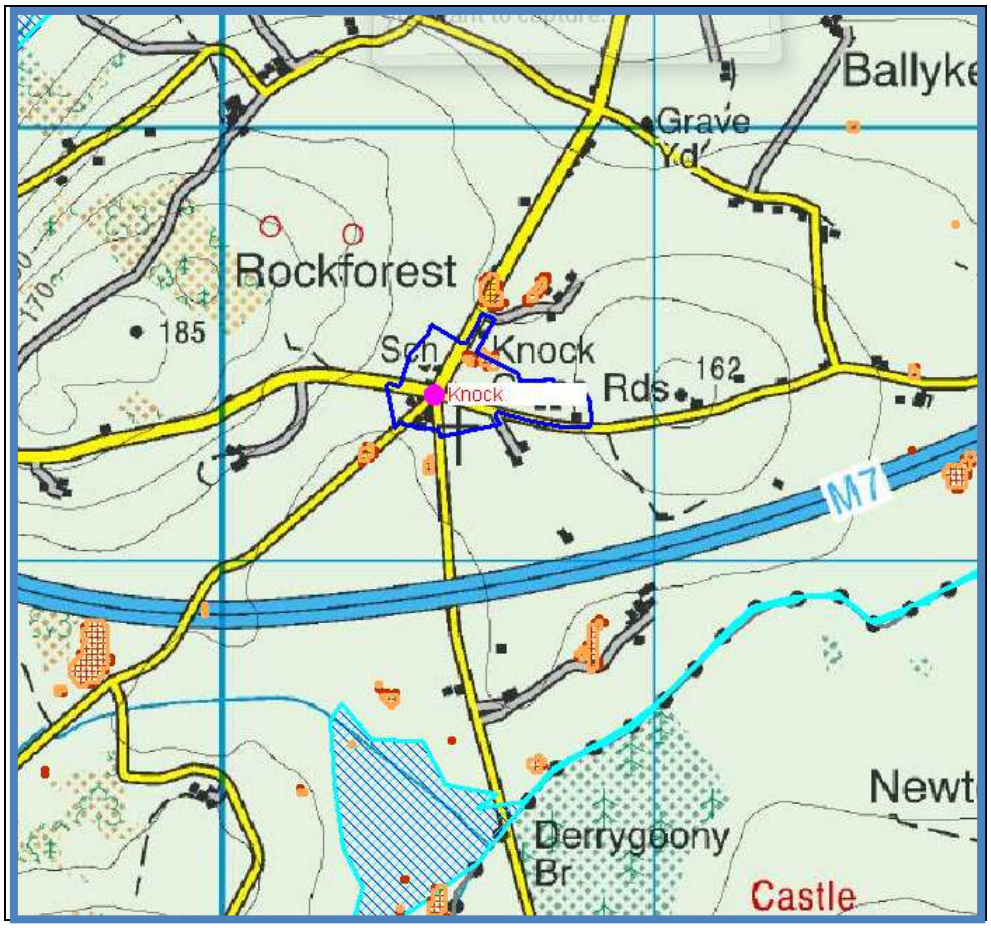
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Knock Village does not appear to be at risk of Flooding under this study.

Knock Flood Maps



2.2 Draft Flood Maps prepared under the CFRAMs Study

Predicative flood maps produced under the Draft Suir CFRAMs Study indicate that.

Knock village is not at risk of flooding.

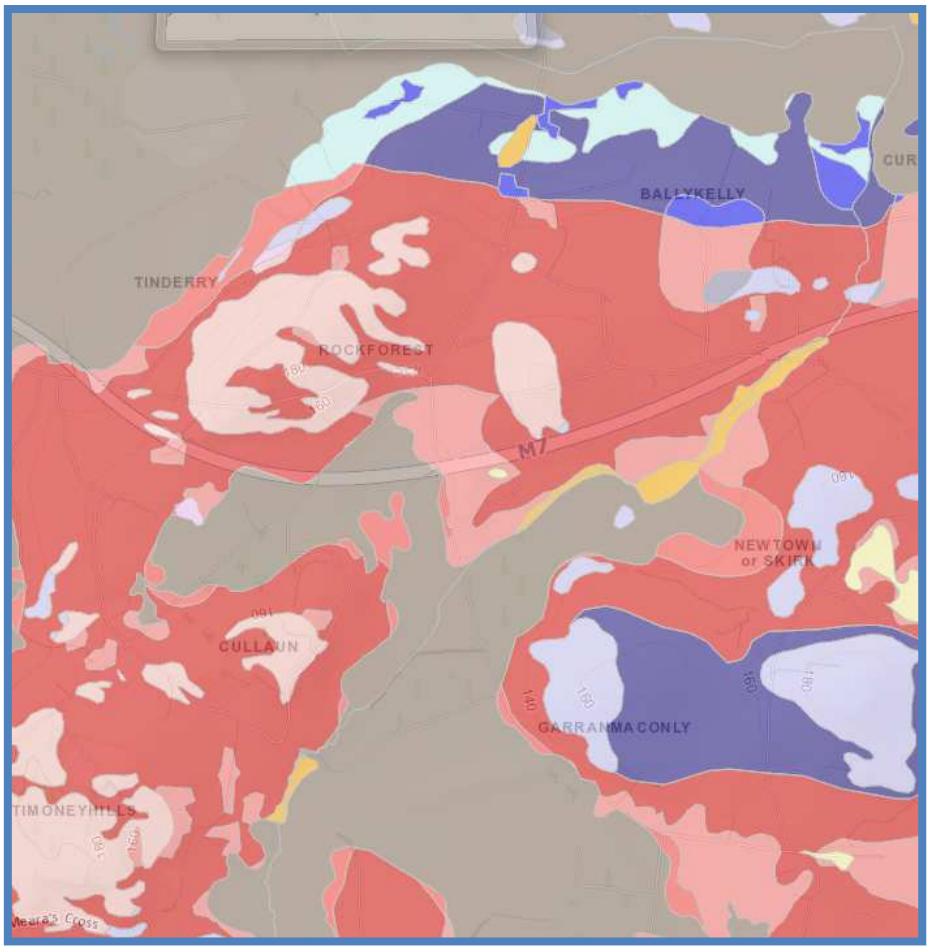
2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted.

No flooding recorded in Knock village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Knock.



The GSI Soils map is set out above for Knock. The **red** colour area represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Knock village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Knock village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Knock. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan

STAGE ONE FLOOD RISK ASSESSMENT – MOYCARKEY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

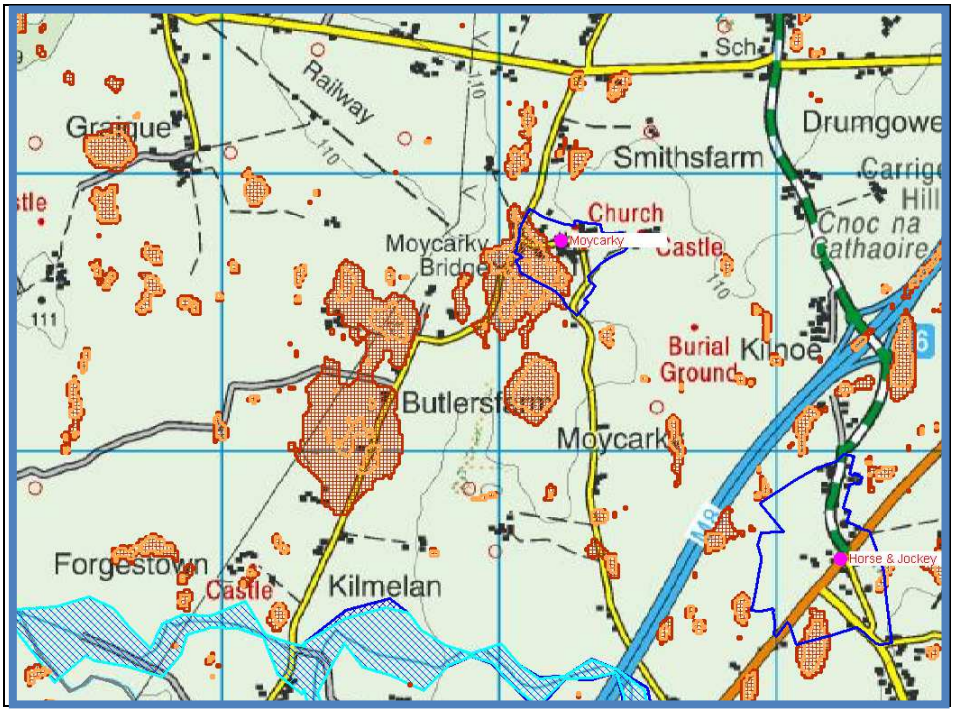
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Moycarky have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Moycarkey Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

Draft flood maps produced under the Draft Suir CFRAMS Study have indicated that lands in Moycarky village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

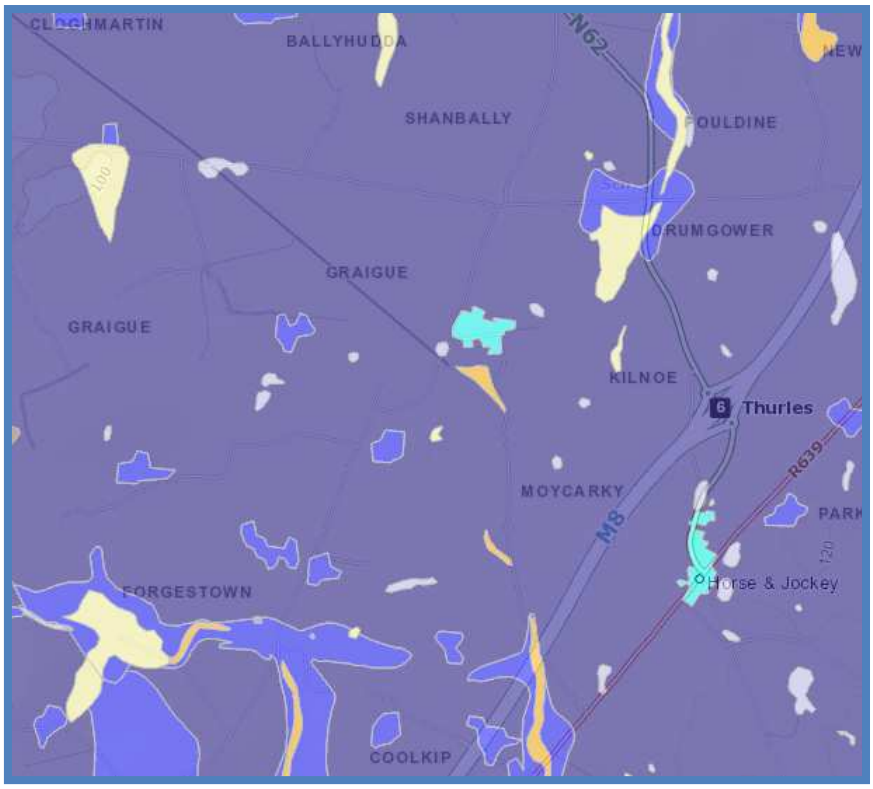
2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie.

The website was consulted. No flooding recorded in Moycarkey village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Moycarkey



The GSI Soils map is set out above for Moycarkey. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Moycarkey village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Moycarkey village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village has been identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Moycarkey. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – MOYNE

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

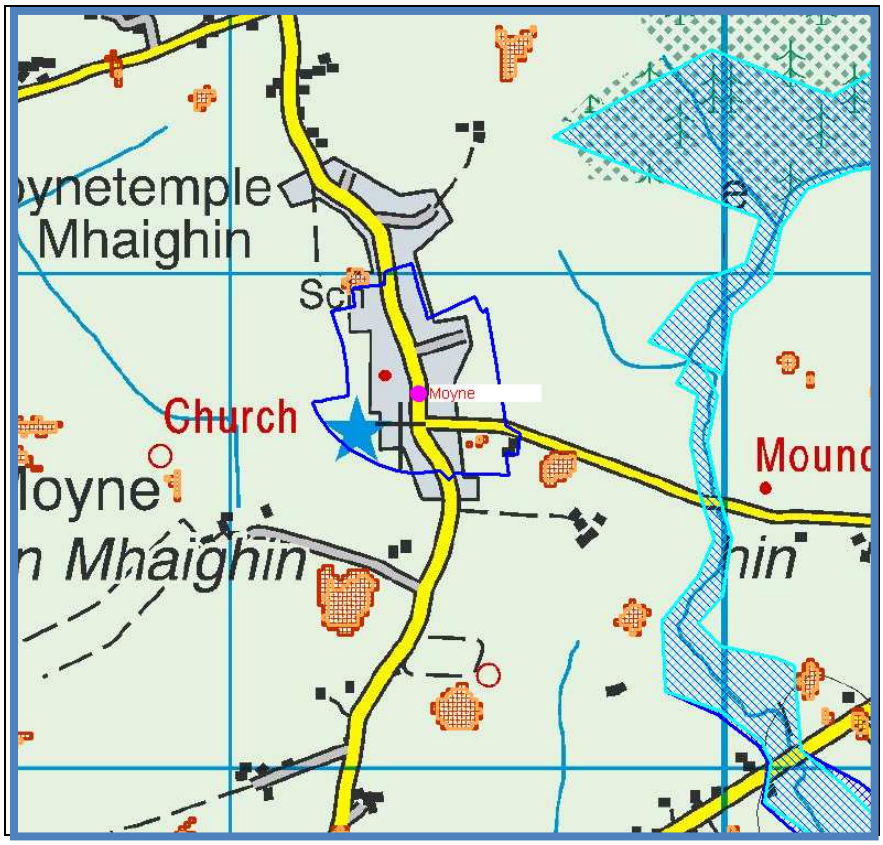
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Moyne Village does not appear to be at risk of flooding under this study.

Moyne Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

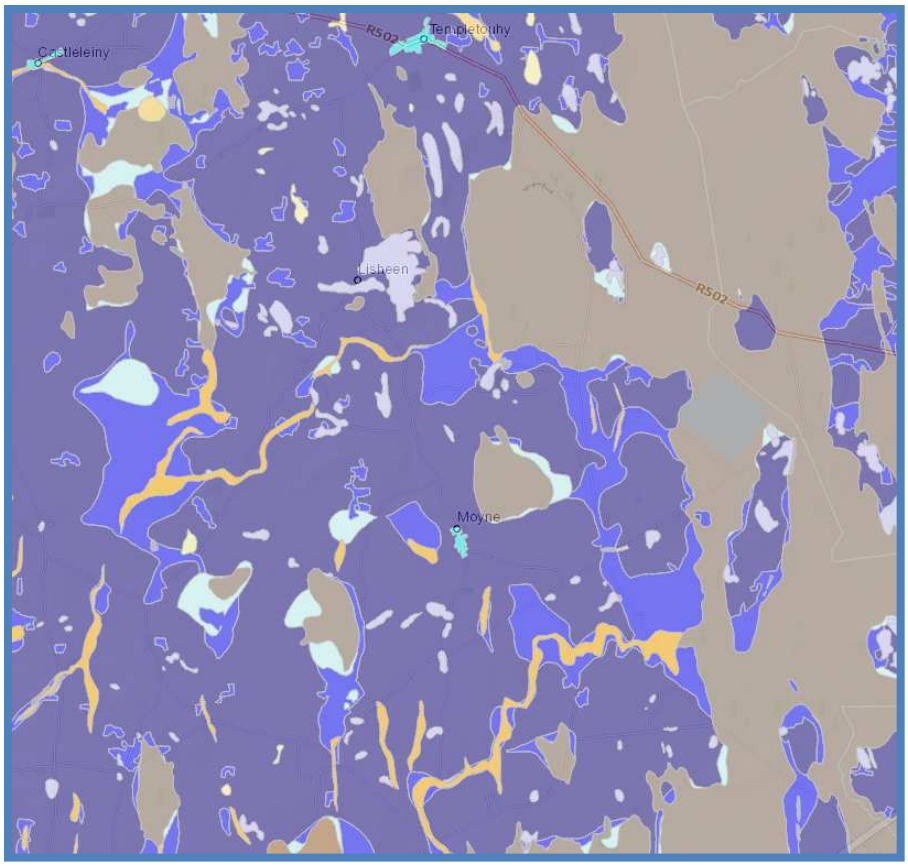
Predicative flood maps produced under the Draft CFRAMs Study indicate that Moyne village is not at risk of flooding.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Moyne village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Moyne.



The GSI Soils map is set out above for Moyne. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for Moyne village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports

There were no Newspaper reports found for flooding in Moyne village.

2.7 Site Inspections and Review

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Moyne. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT - TEMPLEDERRY

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

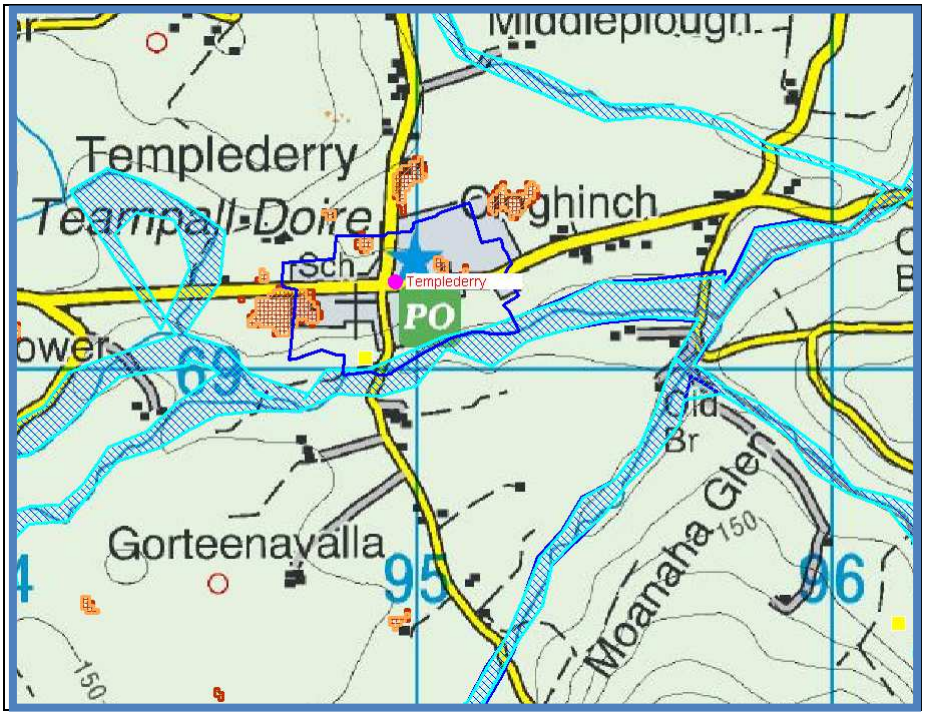
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

Lands in Templederry have been identified as areas which may be liable to Flood Risk under this study, as illustrated below.

Templederry Flood Map



2.2 Draft Flood Maps prepared under the CFRAMs Study

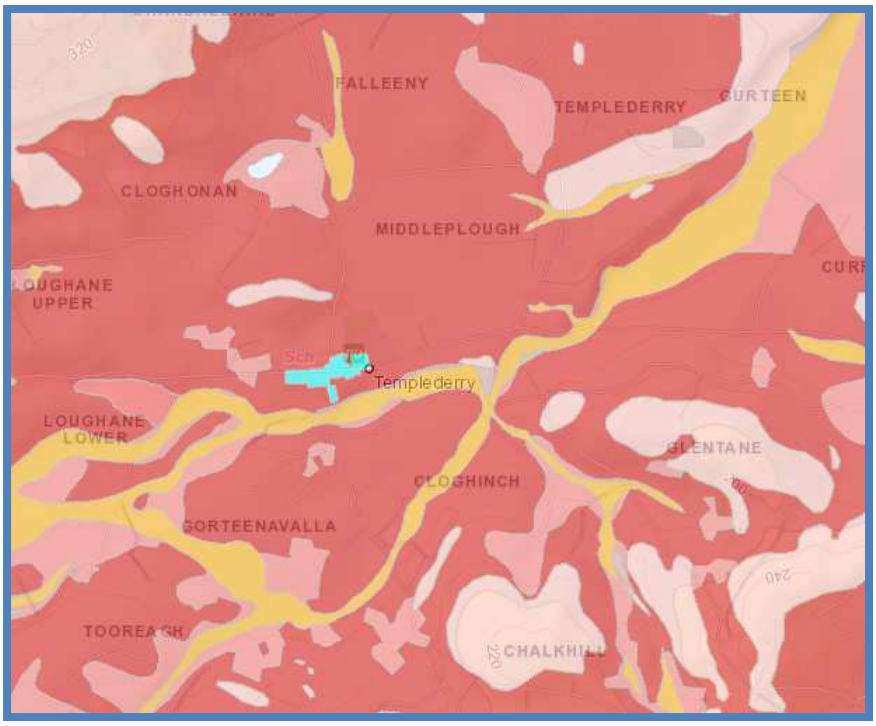
Draft flood maps produced under the Draft Shannon CFRAMS Study have indicated that lands in Templederry village are at risk of flooding. While the study has not been published to date, regard has been made to same and the Council has taken a precautionary approach to the zoning of land.

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in Templederry village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for Templederry



The GSI Soils map is set out above for Templederry. The **red** colour area in Templederry village represents that the soil composition Amin DW. Derived from mainly non-calcareous parent materials. Acid Brown Earths. Brown Podzolics. Deep well drained mineral. (Mainly acidic).

The **yellow/mustard** area represents that area where alluvial soils have been historically deposited. Alluvial soil mapping alone is not a definitive gauge of areas at flood risk, however, it a useful indicator of areas where flood events have occurred historically

Mineral poorly drained. (mainly acidic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. Alluvial deposits can be seen along the southern boundary.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in Templederry village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in Templederry. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

STAGE ONE FLOOD RISK ASSESSMENT – THE RAGG

1.0 Introduction

This is the Stage 1 Flood Risk Assessment.

The purpose of this process is to identify whether there may be any flooding or surface water management issues related to the plan area that may warrant further investigation through stage 2 and 3 Flood Risk Assessment.

2.0 Flood Risk Identification (Stage 1)

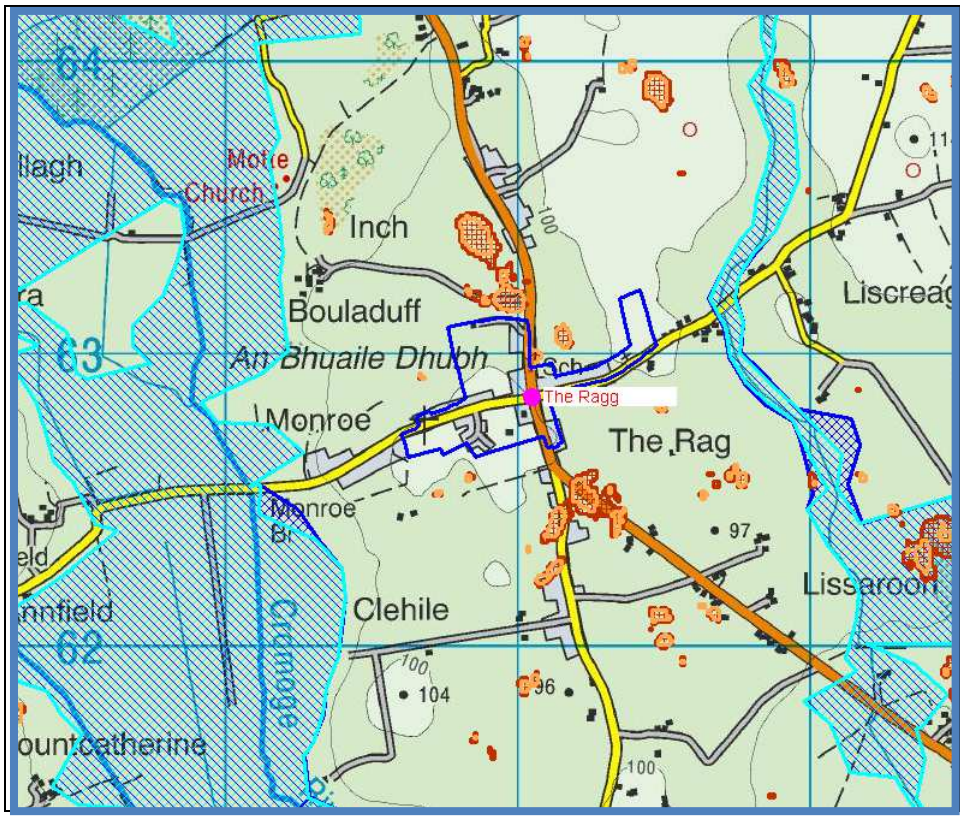
The following sources of information have been investigated in order to determine flood risk potential;

1. National Preliminary Flood Risk Assessment
2. Draft Flood Maps prepared under the CFRAMs Study
3. OPW Flood Risk Information (www.floodmaps.ie)
4. GSI Alluvial deposit map.
5. Liable to flood markings on the old 6 inch maps.
6. Newspaper reports.
7. Inspections and review.

2.1 National Preliminary Flood Risk Assessment 2011.

The Ragg Village does not appear to be at risk of flooding under this study.

The Ragg Flood Map.



2.2 Draft Flood Maps prepared under the CFRAMs Study

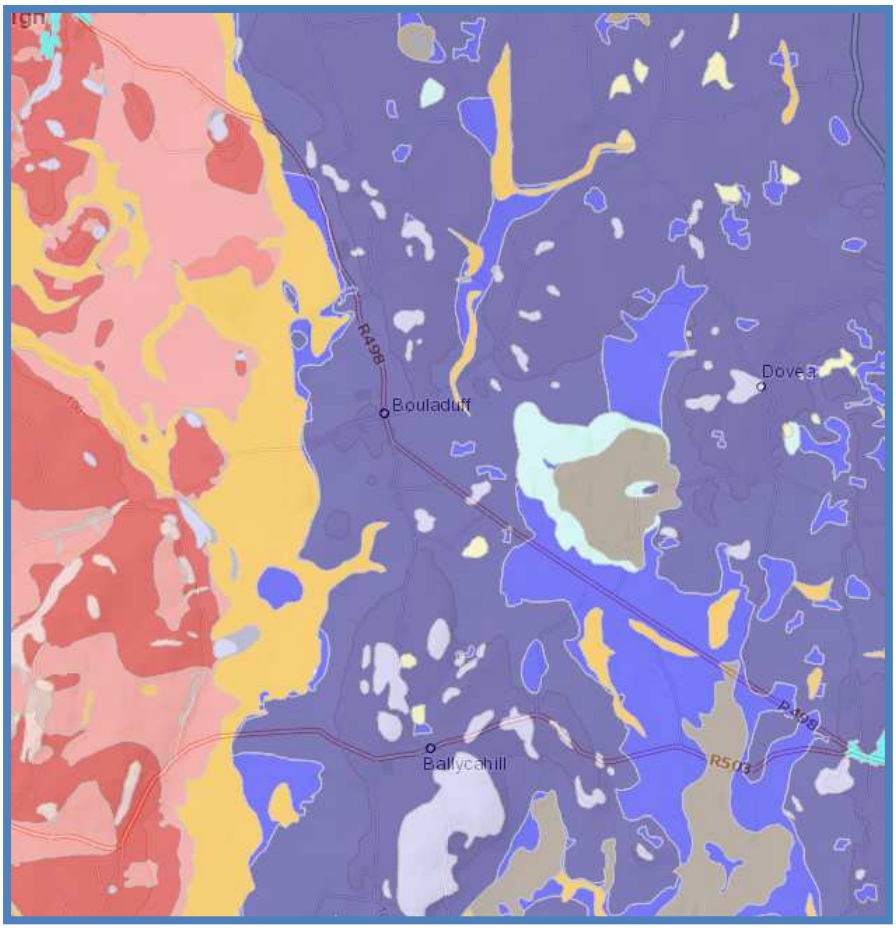
Predicative flood maps produced under the Draft Suir CFRAMs Study indicate that The Ragg village is not at risk of flooding .

2.3 OPW Flood Risk Information (www.floodmaps.ie)

Predictive and historic flood maps, such as those at www.floodmaps.ie. were consulted. No flooding recorded in The Ragg village.

2.4 GSI Alluvial deposit map.

GSI Soils Map for The Ragg.



The GSI Soils map is set out above for The Ragg. The **dark blue** colour area represents that the soil composition Bmin DW. Derived from mainly calcareous parent materials. Grey Brown Podzolics. Brown Earths. (medium high base status) Deep well drained mineral. (Mainly basic).

The GSI Soils Map, coupled with the other sources identified, has informed the Land Use Zoning Map and areas which are potentially liable to flooding have been zoned for amenity uses (save where they have already been developed).

**Alluvial deposits (denoted in Mustard/Yellow colour) indicate soil deposits from flood events. No such soil deposits appear on the GSI soils Map for The Ragg village.*

2.5 Liable to flood markings on the old 6 inch maps.

Lands in the village, within the settlement boundary have not been identified on the 6" maps as being 'liable to flood'.

2.6 Newspaper reports.

There were no Newspaper reports found for flooding in The Ragg village.

2.7 Site Inspections and Review.

A site visit was undertaken and planning histories consulted. The village is not identified to be at risk of flooding.

3.0 Conclusion

Having regard to the above, and taking a precautionary approach to the identification of zoning objectives within the settlement plan, the Council is satisfied that there is no potential flood risk identified in areas planned for growth in The Ragg. The Council may, as appropriate, require the preparation of Flood Risk Assessments on land which are on or adjacent to areas identified at risk of flood, or should additional evidence become available over the lifetime of the plan.

Comhairle Contae Thiobraid Árann
Tipperary County Council