

Pre-Application Community Consultation Report Riverine Community Park

Project Name: Riverine Community Park
Client: Derry City & Strabane District Council
Date: December 2022

 **resolve**
Planning and Development



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On behalf of:

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1.0 Introduction

1.1 This Pre-application Community Consultation (PACC) report has been carried out in respect of a planning application for the proposed Riverine Community Park, a cross-community development that extends across parts of Strabane in the Derry City & Strabane District Council area, and Lifford in the Donegal County Council area. While the information provided during the PACC process relates to the entire project (ie the full extent of the Park across both Strabane and Lifford), the planning application to which this report relates is limited to that part of the development falling within the Derry City & Strabane District Council area.

1.2 The PACC report has been prepared by Resolve Planning & Development and is submitted on behalf of the Applicant, Derry City & Strabane District Council (DCSDC). The PACC report has been prepared to comply with the legislative requirements in the Planning Act (Northern Ireland) 2011 (“the Act”) and the Planning (Development Management) Regulations (Northern Ireland) 2015 (“the Development Management Regulations”).

1.3 A Proposal of Application Notice (“PAN”) was submitted to the planning department in Derry City & Strabane District Council on 5 April 2021 (PAN Ref LA11/2021/0401/PAN) and described the proposal as follows:

“Development of the eastern portion of the new Riverine Community Park (ie that area of the development falling within the Derry & Strabane District Council area), including new area of open space, access, car parking area and a new footbridge to the adjacent western section of the proposed community park at Lifford, County Donegal.”

1.4 This PACC report describes how the Development Proposal has complied with the legislative requirements in the Act and the Development Management Regulations.

1.5 The PACC report is structured as follows:

Section 2	The Proposal of Application Notice (“the PAN”)
Section 3	Community Consultation
Section 4	Findings and the Applicant’s Response
Section 5	Conclusions

1.6 Any relevant documents referred to in this PACC report are attached as Appendices.

2.0 The Proposal of Application Notice

2.1 The relevant legislative requirements of the PACC process are set out in Section 27 of the Act, while detail of how the community should be consulted is set out in Regulation 5 of the Development Management Regulations.

Section 27 of the Act

2.2 **Section 27 (3)** of the Act states that an applicant must give notice of its intention to submit a planning application for a major development to the relevant Council at least 12 weeks before the submission of any such application. The PAN for the Development Proposal was submitted to Derry City & Strabane District Council on **5 April 2021** and the 12-week notice period therefore expired on **28 June 2021**.

2.3 **Section 27 (4)** of the Act requires a PAN to provide: a description in general terms of the development to be carried out; if the site at which the development is to be carried out has a postal address, that postal address; a plan showing the outline of the site at which the development is to be carried out and sufficient to identify that site; and details as to how the prospective applicant can be contacted and corresponded with. A copy of the PAN submitted to Derry City & Strabane District Council, in respect of the proposed development is at **Appendix 1**.

2.4 On **27 April 2021** Derry City & Strabane District Council wrote to Resolve Planning & Development to confirm that the PAN received on 5 April 2021 in relation to the development proposal complied with the legislative requirements of Section 27 of the Act. A copy of the Council's PAN acceptance letter in relation to the Development Proposal is at **Appendix 2**.

2.5 As noted in the PAN, copies were sent to the relevant Elected Members of the Council and other local MLAs on **7 April 2021**.

The Development Management Regulations

2.6 Regulations 5 (2) and 5 (3) of the Development Management Regulations set out the requirements for PACC, while the Planning (Development Management) (Temporary Modifications) (Coronavirus) Regulations (NI) 2020 set out measures to be undertaken during the Covid-19 pandemic. The table below identifies the legislative requirements of the Coronavirus Temporary Modifications Regulations and the PACC undertaken by the applicant in respect of the Development Proposal and identifies other activities undertaken by the applicant.

PACC Requirements	Activity Undertaken
<p>Digital Public Information Event (Digital PIE)</p> <p>During the Covid-19 pandemic, an alternative form of public consultation must take place. The consultation event must not be held earlier than 7 days after notification of the date, time and place of such event is given in a newspaper circulating in the locality in which the proposed development is situated.</p> <p>(Regulation 5(2)(a), 5(2)(b)(iii), and 5(3) of the Development Management Regulations) and the Planning (Development Management) (Temporary Modifications) (Coronavirus) Regulations (NI) 2020</p>	<p>The alternative public consultation exercise took the form of a dedicated website (www.riverine-planning-consultation.com) that allowed the presentation boards to be viewed, feedback forms uploaded and contact details of the agent to be accessed. The Digital PIE website was live between the dates of 31 May 2021 and 11 June 2021, between 3 February 2022 and 10 February 2022 following an amendment to the original site layout, and again between 1 December 2022 and 9 December 2022 following another amended to the updated site layout.</p> <p>The Original Consultation Exercise</p> <p>The original consultation exercise was undertaken between 31 May 2021 and 11 June 2021 and sought the views of the local community of the proposed site layout. Screenshots of the website are at Appendix 3 and copies of the downloadable PDF presentation boards are at Appendix 4.</p> <p>The consultation website was advertised in two local newspapers. The first advert was placed in the Strabane Chronicle on Thursday 13 May 2021 and the second was placed in the Strabane Weekly News on 4 February 2021. Both adverts provided well in excess of 7 days' notice of the website going live.</p> <p>A digital questionnaire was made available on the website, that allowed users to provide comments directly to the applicant. A screenshot of the digital questionnaire is presented at Appendix 3. Both the press adverts and the website itself noted that members of the public could also provide written representations directly to the applicant's agent, should they wish.</p> <p>The deadline for the public to submit their views on the proposed development, via the online feedback</p>

form, or directly to the applicant's agent, was advertised as being Monday 14 June 2021. This date was advertised in the press notice and neighbour leaflets issued to adjacent premises.

The Updated Consultation Exercise

Following an amendment to the original site layout plan that resulted in the relocation of the proposed carpark and consequential changes to the internal pathways, a further consultation exercise was undertaken to ensure members of the public were consulted on the most up-to-date site layout. Screenshots of the updated website are at **Appendix 6** and copies of the downloadable PDF presentation boards are at **Appendix 7**.

The updated consultation website was advertised in the Strabane Weekly News on 27 January 2022 and flyers notifying the community of the updated website were posted to all residents within a 200m radius of the site boundary.

The Further Updated Consultation Exercise – Post Planning Application

A further amendment was made to the updated site layout plan to remove the car parking area that was previously presented to the public in February 2022. Although the amendment was made during the application process, it was considered appropriate to undertake a further consultation exercise to allow members of the public the opportunity to comment on the plans before a normal amendment to the application was made.

This resulted in a further consultation exercise being undertaken to gain the public's perspective on the amended proposal. The updated website was live between Thursday 1 December 2022 to Friday 9 December 2022. Screenshots of the further updated website are at **Appendix 10** and copies of the downloadable PDF presentation boards are at **Appendix 11**.

	<p>The updated website was advertised in the Strabane Chronicle on 24 November 2022 and the Strabane Weekly News on 24 November 2022.</p>
<p>Public Information Event (PIE)</p> <p>One public event must be held in the locality of the proposed development and must be held not less than 7 days after the event is advertised.</p>	<p>A Public Information Event (PIE) was held for the second amended layout on Thursday 1 December 2022 at Derry City and Strabane District Council Officers between 3-5pm and 6-8pm. Photographs taken at the event can be found at Appendix 13.</p> <p>The PIE was advertised in the Strabane Chronicle on 24 November 2022 and Strabane Weekly News on 24 November 2022. Copies of the press notices are at Appendix 14.</p>
<p>Press Advertisement</p> <p>A notice must be published in a newspaper circulating in the locality of the proposed development containing:</p> <ul style="list-style-type: none"> (i) a description of, and the location of, the proposed development; (ii) details as to where further information may be obtained concerning the proposed development, (iii) the date, time and place of the public event, or alternative consultation exercise, (iv) a statement explaining how, and by when, persons wishing to make comments to the prospective applicant relating to the proposal may do so, and (v) a statement that comments made to the prospective applicant are not representations to the council and if the prospective applicant submits an application there will be an opportunity to make representations on that application to the council at a later stage. 	<p>The Original Consultation Exercise</p> <p>Press notices were placed in two local newspapers; the Strabane Chronicle and the Strabane Weekly News.</p> <p>The notices were first published in the Strabane Chronicle on Thursday 13 May 2021, and in the Strabane Weekly News on Wednesday 3 February 2021, allowing more than 7 days' notice of the website going live.</p> <p>A copy of the press notices as they appeared in the newspapers are at Appendix 5. The press adverts notified the public of the domain name of the consultation website, the dates when the website would be live, details of how the website could be accessed and a statement that comments made to the prospective applicant are not comments to the Council.</p> <p>Both the website and the press advert made it clear that any member of the public could contact Resolve Planning should they require assistance, or need further information.</p>

<p>(Regulation 5(2)(b) of the Development Management Regulations) and Planning (Development Management) (Temporary Modifications) (Coronavirus) Regulations (NI) 2020</p>	<p>The Updated Consultation Exercise</p> <p>The updated consultation website was advertised in the Strabane Weekly News on 27 January 2022 and flyers notifying the community of the updated website were posted to all residents within a 200m radius of the site boundary. A copy of this press notice is found at Appendix 8.</p> <p>The Further Updated Consultation Exercise</p> <p>The further updated website and the Public Information Event were advertised in the Strabane Chronicle on Thursday 24 November 2022 and the Strabane Weekly News on Thursday 24 November 2022. A copy of these can be found at Appendix 14.</p>
<p>Other Activities</p>	<p>Communication with Councillors and MLAs</p> <p>Elected members of the Sperrin District Electoral Area (DEA) within the Derry City & Strabane District Council area, along with local MLAs, Donegal County Council and other key stakeholders were notified of the submission of the PAN via e-mail on Wednesday 7 April 2021.</p> <p>Communication with Local Community and Traders</p> <p>Copies of the Press Advert setting out details of the Digital Public Information Event were issued to adjacent businesses, landowners and residents within a 200m radius of the site on Friday 14 May 2021 and was timed to coincide with the first press notice on 12 May 2021. The letters contained hard copies of the press advert as shown in Appendix 5.</p> <p>Further flyers were issued to the local community on 27 January 2022 to coincide with the press advert setting out details of the updated consultation exercise.</p>

	<p>Direct Engagement with Partners and Community Groups</p> <p>The Derry City & Strabane Riverine Community Park have also undertaken significant and direct engagement with local partners and community organisations outside of the formal PACC process.</p> <p>Use of Social Media</p> <p>Dedicated Riverine social media accounts on Twitter and Facebook were used to promote the digital Public Information Event. A post on the Riverine Facebook account (which has 375 followers) dated 28 May 2021 provided a link to the consultation website, and a reminder was also posted 9 June 2021. Links to website were also posted on the dedicated Riverine Twitter account on the same dates.</p> <p>The Facebook and Twitter accounts of Derry City & Strabane District Council (which have 21,520 and 9,313 followers respectively) were also utilised and posted links to the consultation website on 28 May 2021, with reminders issued on 9 June. Screenshots of the relevant social media posts are at Appendix 5.</p> <p>Both social media accounts were also used to promote the updated consultation website during early February 2022.</p>
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Table 2.1 PACC Activities

3.0 Community Consultation

The Original Public Information Event (June 2021)

- 3.1 The PAN Notice stated that the Digital Public Information Event (Digital PIE) would run for a 12-day period between Monday 31 May to Friday 11 June 2021.

Digital Method of Public Consultation	Date and Time
www.riverine-planning-consultation.com	Monday 31 May – Friday 11 June 2021

Table 3.1 The Digital Public Information Event

- 3.2 The format of the website and the feedback form which was available on the website is shown at **Appendix 3**. To ensure that both residents living in the locality of the proposal and local traders in the adjacent retail developments had the opportunity to be involved in the consultation, a leaflet drop was issued by post on 14 May 2021.
- 3.3 The information displayed on the website took the form of introductory text, PDF ‘presentation boards’ displaying the proposed site plan, site concept, site layout (on both the Lifford and Strabane sides) and an online feedback form. The ‘presentation boards’ could be scrolled through and downloaded to be viewed at a higher resolution, or printed at the convenience of the website user.
- 3.4 A copy of the presentation boards are in **Appendix 4** and screenshots of the website are at **Appendix 3**.
- 3.5 Those interested in commenting on the proposals were invited to complete feedback forms during the DPIE period. People who wanted to make comment by another format, were encouraged to do so by writing directly to Resolve Planning (by either email or post) by Monday 14 June 2021, as stated on the press notices and on the neighbour flyer.
- 3.6 During the consultation period, Resolve Planning received no written requests for a paper copy of the presentation boards.
- 3.7 Feedback from the event is summarised below.

Feedback from the Digital Consultation Event

- 3.8 In total, 18 no. written responses were received via the Digital PIE event. All of the 18 no. written responses were from either individuals residing in proximity to the Riverine site, or

from businesses located within or close to the site. All of the written responses were supportive of the development proposal, with an overwhelming majority expressing strong support for the project.

The Online Questionnaire

3.9 A copy of the Questionnaire presented on the Digital Public Information Event website is at **Appendix 4**. The form sought to capture the respondents name, address and contact details, before posing three questions, as follows:

- Q1 Do you support the development of Riverine Community Park?
- Q2 What do you like about the proposals?
- Q3 Is there anything you would change about the proposals?

3.10 Under Question 1, the participant was asked to tick one of ‘Strongly Disagree’, ‘Disagree’, ‘Undecided’, ‘Agree’ or ‘Strongly Agree, while Question 2 and 3 provided a box into which comments could be written. A final section entitled “Further Comment” was also provided. The sections below summarise the findings of each question:

Geographical Proximity of the Respondents

3.11 Of the 18 no. written responses, the majority stated that their home address was either in Strabane town itself, or from a nearby rural area in the Derry City & Strabane District Council area, with the remaining respondents residing in the wider Lifford area. Table 3.1 below sets out the general location of the respondents:

Respondent Address	Total	Percentage (%)
Strabane Town or Adjacent Rural Area	12	66.6
Lifford or Adjacent Rural Area	6	33.3
Total	18	100.0

Table 3.1 Geographical Proximity of Respondents

3.12 It is the view of the applicant that the significant proportion of those responding from the Strabane or wider DCSDC area reflects the fact that the PACC process is a requirement of Northern Irish legislation and is therefore considered to represent a fair and balanced spectrum of responses.

Question 1: Do you support the development of Riverine Community Park?

3.13 Out of the 18 no. responses received, 100% of the respondents supported the proposed Riverine development, with 11.1% stating that they “agreed” and 88.9% stating that they “strongly agreed”. None of the responses indicated that they did not support the development, and none provided a neutral or ‘undecided’ response. The table below

summarises the responses:

Do you Support the Proposal?	Total	Percentage (%)
'Strongly Disagree'	0	0.0
'Disagree'	0	0.0
'Undecided'	0	0.0
'Agree'	2	11.1
'Strongly Agree'	16	88.9
Total	18	100

Table 3.2 Response to Question 1

3.14 The table above shows that all of the respondents did not object to the proposal, with all also expressly stating their support for it. This clearly represents an overwhelming level of support for the proposal and demonstrates broad and wide-ranging public acceptance of the Riverine scheme.

Question 2: What do you like about the Proposals?

3.15 Of the 18 no. responses received, 16 no. provided a specific answer to Question 2. While the answers were wide ranging, they were all of a positive nature. Table 3.3 below provides a summary of the general nature of the responses provided, while the specific comments can be viewed in the redacted material at **Appendix 9**.

Q2 Response Summary	Total
Much needed development / benefit to Strabane and/or Lifford	7
Low impact development	1
'Everything' or 'I like everything about it'	5
Space for outdoor activities and/or recreation	3
Total	16

Table 3.3 Summary of Answers to Question 2

3.16 Many of the supportive comments focused on the social benefits arising from the development, in particular focusing on the provision of new recreation areas for both Strabane and Lifford. Sample feedback comments included:

Sample Comments from Question 2 (Sample Extract)

<i>"Great to see much needed development of the river area as a much needed park for all"</i>	<i>"It will be of great benefit to Strabane and Lifford and the surrounding areas"</i>
<i>"This area of the north west has been</i>	

<p>crying out for something on this scale for years, play areas for kids, nice walks for dog walkers, and having supporting amenities. This will be money well spent for peoples health and mental well being”</p>	<p>“That Strabane is finally being uplifted and given some focus from the Derry & Strabane Council. A big healthy green space has been long overdue and it is great to see it coming along. Let’s hope it is a speedy process and just the first of many amenities needed for a healthy thriving town that has been put on the back burner for too many years”</p>
<p>“It is great to see this for the neglected Strabane Lifford area”</p>	<p>“Making use of natural, low impact materials and maximising the existing natural beauty”</p>
<p>“I like the whole proposed project as it will be a great asset for the area”</p>	<p>“I love all the concepts”</p>
<p>“The entire proposal is a much needed multi-purpose recreational space for Strabane & Lifford areas”</p>	<p>“It looks good. Lots of different aspects to it”</p>
<p>“Like it all. Look forward to it being put in motion”</p>	<p>“Strabane and Lifford have been long overdue for an adequate area to simply go for a walk, rather than walking along main roads and breathing toxic fumes”</p>

Question 3: Is there anything you would change about the proposal?

3.17 Of the 18 no. responses received, 13 no. provided a specific answer to Question 3. While the answers were wide ranging, they were all of a positive or constructive nature. Table 3.4 below provides a summary of the responses provided, while the specific comments can be viewed in the redacted material at **Appendix 9**. It should be noted that some respondents made a number of specific points. Any comments provided in the “further comments” section are also captured below:

Q3 Response Summary	Total
“No” / “I would change nothing” or other supportive comment	5
Request for more access to the riverfront for recreational purposes	2
Request for a play area on the Strabane side	2
Request for confirmation that the park will be adequately maintained	2
Request for public art within the park	1
Request for a modern greenhouse	1
Request to ensure appropriate pedestrian access	1
Request to ensure appropriate lighting	1
Request to add bridleways to the scheme	1
Request for retail facilities in the scheme	1
Request for a bandstand in the Strabane side	1
Request for involvement of RSPB / Wild Bird Ireland	1
Request to ensure the needs of wheelchair users are met	1
Total Comments / Requests	20

Table 3.4 Summary of Answers to Question 3 and ‘Further Comments’ Section

Analysis of All Comments Received

- 3.18 Questions 3 and the ‘further comments’ section sought to tease out any additional comments that the respondents might have. The response summary above shows that the top-ranking comments were of a supportive nature, with 5 respondents stating that they do not wish to see any change to the scheme, or a generalised supportive comment such as “I wish the project well”. No other strong themes emerged from the consultation process, although two comments requested a play area on the Strabane side, two comments sought confirmation that the park would be appropriately maintained and two comments sought enhanced access to the riverfront for recreational purposes.
- 3.19 The scheme’s response to the comments and requests identified above are set out in Section 4.0.

The Updated Public Information Event (February 2022)

- 3.20 The updated consultation website followed the same format as the original consultation website from June 2021 and sought feedback via the same questionnaire.
- 3.21 The format of the website and the feedback form which was available on the website is shown at **Appendix 6**. As with the original consultation exercise, and to ensure that both residents living in the locality of the proposal and local traders in the adjacent retail developments had the opportunity to be involved in the consultation, a leaflet drop was issued by post on 27 January 2022.
- 3.22 The information displayed on the website took the form of introductory text that explained

the changes to the proposed site layout, PDF ‘presentation boards’ displaying the proposed site plan, site concept, site layout (on both the Lifford and Strabane sides) and an online feedback form. The ‘presentation boards’ could be scrolled through and downloaded to be viewed at a higher resolution, or printed at the convenience of the website user.

- 3.23 A copy of the updated presentation boards are in **Appendix 7** and screenshots of the updated website are at **Appendix 6**.
- 3.24 Those interested in commenting on the proposals were invited to complete feedback forms during the DPIE period. People who wanted to make comment by another format, were encouraged to do so by writing directly to Resolve Planning (by either email or post) by Friday 11 February 2022, as stated on the press notices and on the neighbour flyer.
- 3.25 During the consultation period, Resolve Planning received no written requests for a paper copy of the presentation boards.
- 3.26 Feedback from the updated web event is summarised below.

Feedback from the Updated Digital Consultation Event

- 3.27 In total, 3 no. written responses were received via the Digital PIE event. All of the 3 no. written responses were from either individuals residing in proximity to the Riverine site, or from businesses located within or close to the site.

The Online Questionnaire

- 3.28 A copy of the Questionnaire presented on the updated Digital Public Information Event website is at **Appendix 6** and is identical to that presented in the original public consultation exercise. The form sought to capture the respondents name, address and contact details, before posing three questions, as follows:

- Q1 Do you support the development of Riverine Community Park?
- Q2 What do you like about the proposals?
- Q3 Is there anything you would change about the proposals?

- 3.29 Under Question 1, the participant was asked to tick one of ‘Strongly Disagree’, ‘Disagree’, ‘Undecided’, ‘Agree’ or ‘Strongly Agree, while Question 2 and 3 provided a box into which comments could be written. A final section entitled “Further Comment” was also provided. The sections below summarise the findings of each question:

Geographical Proximity of the Respondents

- 3.30 Table 3.5 below sets out the general location of the 3 no. respondents to the updated consultation exercise:

Respondent Address	Total	Percentage (%)
Strabane Town or Adjacent Rural Area	1	33.3
Lifford or Adjacent Rural Area	2	66.6
Total	3	100.0

Table 3.5 Geographical Proximity of Respondents

Question 1: Do you support the development of Riverine Community Park?

- 3.31 Out of the 3 no. responses received, two of the respondents supported the proposed Riverine development, with one stating that they did not. None of the responses indicated that they were neutral or ‘undecided’. The table below summarises the responses:

Do you Support the Proposal?	Total	Percentage (%)
‘Strongly Disagree’	1	33.3
‘Disagree’	0	0.0
‘Undecided’	0	0.0
‘Agree’	1	33.3
‘Strongly Agree’	1	33.3
Total	3	100

Table 3.6 Response to Question 1

- 3.32 The table above shows that the majority of respondents support the development of Riverine Park. It should be noted however that the single respondent who ‘strongly disagreed’ has indicated that via the comment section that all misgivings relate to the Donegal County Council area of the park, and not to the Derry City & Strabane part of the development.

Question 2: What do you like about the Proposals?

- 3.33 Of the 3 no. responses received, 1 no. provided a specific answer to Question 2. It stated simply that the development was “1st class”.

Q2 Response Summary	Total
“1 st class”	1
Total	1

Table 3.7 Detail of Answer to Question

Question 3: Is there anything you would change about the proposal?

- 3.34 Of the 3 no. responses received, 2 no. provided a specific answer to Question 3. Table 3.8 below provides a summary of the responses provided, while the specific comments can be

viewed in the redacted material at **Appendix 9**.

Q3 Response Summary	Total
“No” / “I would change nothing” or other supportive comment	1
Specific comment relating to use of football pitch at Lifford	1
Total Comments / Requests	2

Table 3.8 Summary of Answers to Question 3 and ‘Further Comments’ Section

Analysis of All Comments Received

- 3.35 Questions 3 and the ‘further comments’ section sought to tease out any additional comments that the respondents might have. The only meaningful comment related to the use of a football pitch on the Lifford side of the development, which has been taken on board by the design team. No other strong themes emerged from the updated consultation process.
- 3.36 The scheme’s response to the comments and requests identified above are set out in Section 4.0.

The Further Public Information Event (December 2022)

Methods of Public Consultation	Date & Time
www.riverine-planning-consultation.com	Thursday 1 December – Friday 9 December 2022
Derry City and Strabane District Council Offices	Thursday 1 December 3-5pm and 6-8pm

Table 3.9 Details of Public Consultation Events

- 3.37 The further updated consultation website followed the same format as the original and updated consultation websites from June 2021 and February 2022 and sought feedback via the same questionnaire.
- 3.38 The format of the website and the feedback form which was available on the website is shown at **Appendix 10**. The updated website was advertised in two local newspapers, the Strabane Chronicle and Strabane Weekly News on 24 November 2022, to ensure residents and traders within the locality of the proposal could view and give comment on the amended proposal.
- 3.39 The information displayed on the website took the form of introductory text that explained

the changes to the proposed site layout, PDF 'presentation boards' displaying the proposed site plan, site concept, site layout (on both the Lifford and Strabane sides) and an online feedback form. The 'presentation boards' could be scrolled through and downloaded to be viewed at a higher resolution, or printed at the convenience of the website user.

- 3.40 A copy of the updated presentation boards are in **Appendix 11** and screenshots of the updated website are at **Appendix 10**.
- 3.41 Those interested in commenting on the proposals were invited to complete feedback forms during the DPIE period. People who wanted to make comment by another format, were encouraged to do so by writing directly to Resolve Planning (by either email or post) by Friday 9 December 2022, as stated on the press notices.
- 3.42 Those interested in commenting on the proposals were invited to complete feedback forms during the PIE period. People who wanted to make comment by another format, were encouraged to do so by writing directly to Resolve Planning (by either email or post) by Friday 9 December 2022, as stated on the press notices.
- 3.43 During the Digital consultation period, no online questionnaire responses were received.
- 3.44 A Public Information Event (PIE) was held for the further updated proposal on 1 December 2022 at Derry City and Strabane District Council Offices between 3-5pm and 6-8pm. The PIE was advertised in the Strabane Chronicle on Thursday 24 November 2022 and Strabane Weekly News on Thursday 24 November 2022.
- 3.45 The Derry City and Strabane District Council Offices were chosen as the most appropriate location for the PIE relating to the amended scheme as it would be easiest for those living or working in the locality of the proposed development to attend.
- 3.46 At the event, members of the design team were present to explain the nature of the project to members of the public who were in attendance and answer any questions they may have about the development proposal. During the event the broad scope of the project was explained to the members of the public in relation to the types of facilities being proposed. Photographs from the event are at **Appendix 13**.
- 3.47 Those interested in commenting on the proposals were invited to complete feedback forms (**Appendix 12**) similar to the online questionnaire during the event. The deadline for submitting these questionnaires was Friday 9 December 2022. For people who wanted to make comment by another format, were encouraged to do so by writing directly to Resolve Planning (by either email or post) by Friday 9 December 2022. This deadline was stated on the press notices.
- 3.48 During the consultation period, Resolve Planning received no written requests for a paper copy of the presentation boards.

Feedback from the Updated Public Information Event

- 3.49 A total of 2no. questionnaire feedback forms were returned at the public Information Event on 1 December 2022. A total of 15 no. comments were made via the 2no. questionnaire responses. A PDF copy of the questionnaire can be found at **Appendix 12**.
- 3.50 One questionnaire respondent stated that their address was in Strabane town itself. The second did not provide an address.

Question 1: Do you support the development of Riverine Community Park?

- 3.51 Out of the 2 no. responses received, both supported the proposed Riverine development. The table below summarises the responses:

Do you Support the Proposal?	Total	Percentage (%)
'Strongly Disagree'	0	0.0
'Disagree'	0	0.0
'Undecided'	0	0.0
'Agree'	1	50
'Strongly Agree'	1	50
Total	2	100

Table 3.10 Response to Question 1

Question 2: What do you like about the Proposals?

- 3.52 Of the 2 no. responses received, both provided specific answers to Question 2. A total of 7 no. comments were made in Question 2. The table below summarises the comments:

Q2 Response Summary	Total
General supportive comment	1
Major development for the area	1
Long awaited	1
It will be educational	1
It will be recreational	1
Parking provision on Donegal side	1
General negative comment	1
Total	7

Table 3.11 Response to Question 2

3.53 The 'general negative comment' referred to the respondent's disappointment at the lack of parking on the Strabane side.

Question 3: Is there anything you would change about the Proposals?

3.54 Both respondents provided specific answers to Question 3. Question 3 received a total of 3 comments, which are summarised in the table below:

Q3 Response Summary	Total
General Supportive Comment	2
Some parking is essential on Strabane side	1
Total	3

Table 3.12 Response to Question 3

Question 4: Further Comment

3.55 Question 4 sought to tease out any additional comments the respondents may have. Both respondents answered this section, one of whom offered their support of the proposals commenting that it was *"long awaited"*. The other stated *"Bridge is symbol of community spirit – disillusioned now with timeframe to have bridge"*. This comment has been taken on board by the Design Team.

3.56 The scheme's response to the comments received is set out in Section 4.0.

4.0 Design Team Response

4.1 The findings of the Digital Public Information Events demonstrate that the local community overwhelmingly support the proposal to develop Riverine Community Park at the proposed site. Indeed, the vast majority of comments submitted during the course of the events welcome the proposal as bringing:

- Economic and social benefits to both Strabane and Lifford;
- A much needed multi-purpose green space and community facility;
- Ecological benefits arising from the wetland area; and
- Enhanced access to the river.

4.2 Despite the overwhelming support for the project, the consultation exercises did identify a small number of comments and suggestions relating to the detailed design of the proposal. None of the comments suggested significant or fundamental changes to the development as proposed at the Digital Public Information Event, rather the comments focused more on

suggested changes to the detailed design of the scheme. The paragraphs below set out the Design Team's response to the key comments and suggestions (ie any comments or suggestions that were raised more than once) raised in the consultation exercise and as summarised in Tables 3.4 and 3.8 above, while the table below sets out a response to other issues raised.

Access to the Riverfront for Recreational Purposes

- 4.3 A total of 2 no. comments queried whether enhanced access to the river's edge could be provided. It should be noted that a new slipway is proposed on the northern banks of the River Foyle, the purpose of which is to enhance the access to the river for recreational purposes. Improved riverside access is also proposed on the northern bank of the river by upgrading existing paths and creating new walkways. All of these areas can be easily accessed on foot from the wider park area via and DDA compliant pathways. Both riverside access areas are therefore easily accessible from both the Strabane and Lifford sides.
- 4.4 It is not considered appropriate to provide riverside access from the southern bank, given its proximity to sensitive ecological features and the wetland area.
- 4.5 It is the view of the Design Team that no change to the development as currently proposed is required as a result of this request.

Request for a Play Area on the Strabane Side

- 4.6 A total of 2 no. comments requested that a formal play area is provided on the Strabane side of the proposed community park. While no formal play area is proposed on the Strabane side, the Design Team wish to emphasise that the purpose of the development is the creation of a single community park to be used equally by people from both sides of the river. The intention is not to create a park for Strabane and a separate park for Lifford, rather the design proposes a single park area with separate and distinct areas (eg the wetland, play area, event spaces, riverside access, parking etc) to be used equally by all. Whilst the formal play area is located on the Lifford side of the river, it is intended to be equally as accessible to users arriving from Strabane.
- 4.7 The intended use of the Strabane portion of the park is as a wetland area, with walking trails and informal recreation and play areas and it is the view of the Design Team that adequate provision has been made for formal play areas within the wider park. It is therefore the view of the Design Team that no change to the development as currently proposed is required as a result of this request.

Confirmation that the Park will be Adequately Maintained

- 4.8 Two of the respondents requested that the park be adequately maintained once developed. It can be confirmed that the park will be maintained by both Derry City & Strabane District Council and Donegal County Council. Access gates will be put in place to control potential

for anti-social behaviour and the park will maintained in accordance with the park’s Maintenance Schedule.

Request to Give the Football Pitch to Lifford Celtic

- 4.9 One of the comments stated that *“I would give Lifford Celtic the pitch that was promised at the start of the discussions I think it’s shocking that 150 children are left without a playing field after been [sic] present there for years some peace and reconciliation that is it will be another den for drink and drugs but again it will be outsides [sic] deciding this and Lifford [sic] as a whole will suffer again our country [sic] councillors sit back and say nothing”*.
- 4.10 It is notable that the respondent who provided the comment above is not part of Lifford Celtic FC.
- 4.11 Lifford Celtic have issued a letter of support to the ROI planning process. There isn’t sufficient land available to provide facilities for Lifford Celtic at the Riverine Park location. Donegal County Council have been and are continuing to engage with Lifford Celtic to facilitate their relocation to another site within the Lifford Town boundary. The Stranorlar Municipal District Councillors are also aware of these discussions and have requested that they be kept informed of progress throughout the process.

Other Questions or Queries Raised in the Questionnaires

- 4.12 The following matrix sets out all other questions or queries posed during the Digital Public Information Event and provides a response to each:

Suggestion / Query	Response
Request for Public Art within the Park	There will be an opportunity for public art to be displayed within the park area, but final decisions on public art have not yet been made and are subject to further review. Any decision to display public art will be subject to normal approval procedures.
Request for a modern greenhouse	DCSDC and Donegal County Council have been working closely with a group of approximately 36 community organisations across both the DCSDC and DCC areas. While consideration was given to greenhouses and kitchen garden areas being provided, these were not considered to be a high priority by the community sub-group, and given the space restrictions within the park area, could only have been provided at the expense of other

	<p>areas. The Design Team therefore consider that no change to the development as currently proposed is required as a result of this request.</p>
<p>Request to ensure appropriate pedestrian access to Strabane</p>	<p>Appropriate pedestrian access will be provided via the existing Asda Roundabout as an interim measure pending the development of the A5 scheme. The application also proposes to provide 2 no. controlled crossing points, subject to agreement with DFI.</p>
<p>Request to ensure appropriate lighting</p>	<p>The development proposes to provide an appropriate balance between ensuring that all paths are appropriately lit, and ensuring that lighting does not adversely affect the wildlife currently using the site and the adjacent river. All primary paths will therefore have street lighting, while secondary paths will not. It is also proposed that CCTV cameras will operate in the vicinity of the park, and on the proposed River Foyle bridge.</p>
<p>Request to add bridleways to the scheme</p>	<p>It is not proposed to add bridleways to the existing paths in Riverine Park as the primary function of the park is to encourage use by members of the public. The inclusion of bridleways would not be consistent with the vision for the park.</p>
<p>Request for retail facilities to be provided in the scheme</p>	<p>Retail facilities (eg garden centres) are not considered to be appropriate within the proposed park as the entirety of the site area falls outside of both the Town Centre and settlement limit boundaries.</p>
<p>Request for a bandstand in the Strabane side</p>	<p>A dedicated event space is provided within the wider park area and is sufficient for its proposed function. A bandstand on the Strabane side would be inconsistent with its intended use and would not be appropriate for mass gatherings. The Design Team therefore consider that no change to the development as currently proposed is required as a result of this request.</p>
<p>Request for involvement of RSPB / Wild Bird Ireland</p>	<p>This is an operational issue and does not affect the development as currently proposed. No change to the development as currently proposed is required as a result of this request.</p>

Request to ensure the needs of wheelchair users are met	All paths, boardwalks and access to the bridge will be DDA compliant. Wheelchair users will therefore have unfettered access to all parts of the park.
Request for parking on the Strabane side of the park.	It is not proposed to add car parking space to the Strabane side of Riverine Community Park due to the land requirements associated with the A5 scheme. Parking has been included on the Donegal side and a pedestrian footbridge is proposed. Pedestrian access to the site will also be provided from Strabane.
The Phasing of the Footbridge	The planning application proposal maintains the footbridge between the Strabane and Lifford sides of the development. There is no proposal to remove the footbridge. The phasing of the construction works are yet to be finalised and are depending on the availability of funding.

4.13 None of the questions posed by respondents to the Questionnaires have necessitated any amendments to the application proposal presented at the Public Information Event.

5.0 Conclusion

- 5.1 This PACC report describes how the community engagement activities set out in the PAN have been completed and how these meet the legislative requirements for pre-application community consultation.
- 5.2 DCSDC have carried out community consultation over and above that which is required and have complied with the Development Management Regulations 2015 and Temporary Modifications (Coronavirus) Regulations (NI) 2020. The extent of the Pre-application engagement with the public has been adequate to the scale of the development.
- 5.3 All of the feedback provided as part of the community consultation process has been taken on board by the Design Team and a response provided in this report. It is the view of the Design Team that no changes to the development as currently proposed are required as a result of this feedback.
- 5.4 The applicant has undertaken additional engagement activities beyond those set out in the Development Management Regulations. With regards to this planning application, the pre-application community consultation process has fully complied with the legislative requirements set out in the Planning Act and the Development Management Regulations.

Appendix 1

Proposal of Application Notice

Official Use Only	
Reference No.:	
Associate Application No.:	
Registration date:	

Proposal of Application Notice

Planning Act (Northern Ireland) 2011
 Planning (General Development Procedure) Order (Northern Ireland) 2015

To be completed for all developments within the major category of development

Please note that when you submit this form the information, including plans, maps and drawings, will appear on the Planning Register which is publicly available and, along with other associated documentation (with the exception of personal telephone numbers, email addresses or sensitive personal data), will also be published on the internet on the Public Access site (www.planningni.gov.uk/public-access-info). The Department for Infrastructure and the 11 Councils will process your information in line with the General Data Protection Regulations (GDPR) requirements. A copy of the full Privacy Statement is available at www.infrastructure-ni.gov.uk/dfi-privacy. To request a hard copy, please contact the relevant Data Protection Officer as listed in the statement.

1a. Applicant's name and address

1b. Agent's name and address (if applicable)

Name:	Derry & Strabane District Council	Name:	Resolve Planning & Development
Address:	98 Strand Road	Address:	Innovation Factory, Forthriver Business Park 385 Springfield Road
Town:	Derry	Town:	Belfast
Postcode:	BT48 7NN	Postcode:	BT12 7DG
Tel:	(028) 71253 253	Tel:	028 9590 2816
E-mail:	info@derrystrabane.com	E-mail:	contact@resolveplanning.com

2. Address or Location of Proposed Development Please state the postal address of the prospective development site. If there is no postal address, describe its location. Please outline the site on an OS base plan and attach it to this completed notice.

Vacant land adjacent to and north-west of the A5 (Barnhill Road) and east of Park Road, Strabane.

3. What is the area of the site in hectares?

7.6

4. Description of Proposed Development Please describe the development to be carried out, outlining its characteristics. Please also enclose appropriate drawings, including: plan, elevations and site layout of the proposal.

Development of the eastern portion of the new Riverine Community Park (ie that area of the development falling within the Derry & Strabane District Council area), including new area of open space, access, car parking area and a new footbridge to the adjacent western section of the proposed community park at Lifford, County Donegal.

5. What is the total gross floorspace of the proposed development?

n/a

6. If the proposed development includes a renewable energy project, what is the total amount of power (in kilowatts or megawatts) expected to be generated per year?

n/a

7. Which type of planning permission does this Proposal of Application Notice relate to?

(Please tick)

Full planning permission

Outline planning permission

8. Has a determination been made as to whether the proposed development would be of Regional Significance?

Yes

(Please enclose a copy of the determination made under Section 26 of the Planning Act (NI) 2011)

No

9. Has an Environmental Impact Assessment determination been made?

Yes

(Please enclose a copy of the determination made under Part 2 of the Planning [Environmental Impact Assessment] Regulations [NI] 2015)

No

10. Please give details of proposed consultation

Proposed public event	Venue	Date and Time
Digital Consultation	(domain name to be confirmed)	Website will be live between
		31 May and 11 June 2021
Name of publication(s) used: Strabane Weekly News Strabane Chronicle Finn Valley Voice		
Proposed newspaper advert date(s): Strabane Weekly News (w/c 12 May 2021); Strabane Chronicle (w/c 12 May 2021); Finn Valley Voice (w/c 12 May 2021).		
Please specify details of any other consultation methods including distance from site for notifying neighbouring properties (e.g. 100m, 200m etc) and method of notification (please include date, time and with whom): Leaflet drop approximately 10-14 days in advance of the web-based Public Information Event to residents and business owners within 200m of the site boundary.		
Details of any other publicity methods (such as leaflets, posters, etc): Use of social media to promote the digital consultation process.		

11. Please state which other parties have received a copy of this Proposal of Application Notice (Please continue on a separate sheet if necessary)

<p>Elected member(s) for District Electoral Area Sperrin District Electoral Area (DEA): Cllr Jason Barr (SDLP) Cllr Raymond Barr (Independent) Cllr Michaela Boyle (Sinn Fein) Ald Allan Bresland (DUP) Ald Maurice Devenney (DUP) Cllr Paul Gallagher (Independent) Cllr Dan Kelly (Sinn Fein)</p>	<p>Date notice served Wednesday 7 April 2021</p>
<p>Other See attached schedule.</p>	<p>Date notice served Wednesday 7 April 2021</p>

12. Council Employee / Elected Member Interest

Are you / the applicant / applicant's spouse or partner, a member of staff within the council or an elected member of the council?

Yes No

Or are you / the applicant / the applicant's spouse or partner, a relative of a member of staff in the council or an elected member of the council or their spouse or partner?

Yes No

If you have answered yes, please provide details (name, relationship and role):

The applicant is Derry & Strabane District Council.

13. Declaration

<p>Signature:</p>	
<p>Print name:</p>	<p>Damien McLoughlin</p>
<p>Date:</p>	<p>5 April 2021</p>

PLEASE NOTE: A planning application for this development cannot be submitted less than 12 weeks from the date the Proposal of Application Notice is received and without the statutory requirements having been undertaken. The application must be accompanied by the Pre-Application Consultation report.

We will respond within 21 days of receiving the Notice. We will confirm whether the proposed pre-application community consultation is satisfactory, or if additional notification and consultation is required. The minimum statutory consultation activity includes holding one public event and its advertisement in a local paper. We also require this Notice to be sent to local councillors for the District Electoral Area in which the proposed development is situated, and evidence of additional publicity of the event.

Riverine Community Park

PAN Question 11 Extension Sheet

The following persons or organisations will receive a copy of the PAN Notice on 7 April 2021:

1. Members of NI Assembly:

MLA	Party
Catherine Kelly MLA	Sinn Fein
Declan McAleer MLA	Sinn Fein
Maoliosa McHugh MLA	Sinn Fein
Daniel McCrossan MLA	SDLP
Thomas Buchanan MLA	DUP

2. Donegal County Council

Donegal County Council PPN Coordinator	M Clyde (mclyde@donegalcoco.ie)
--	---------------------------------

3. Local Growth Partnerships

Name	Area
Aodhan Harkin	Strabane DEA
Martin Duffy	Derg DEA
Kenny McFarland	Faughan DEA
Paddy McEldowney	Sperrin DEA

4. Other Community Groups

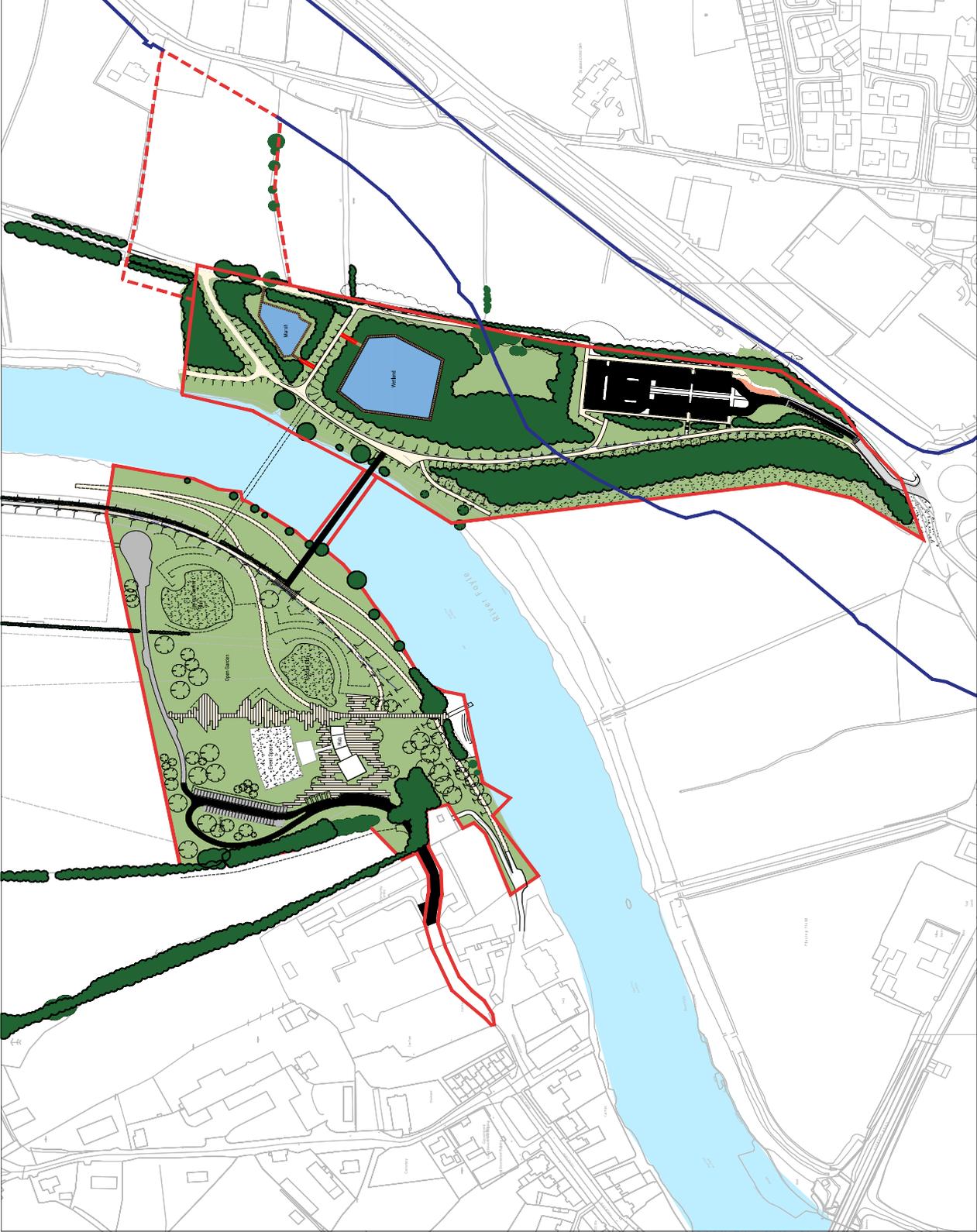
In addition to the above, Derry City & Strabane District Council (DCSDC) are currently liaising with various community groups in the Strabane and Lifford areas. DCSDC will therefore issue copies of the PAN to the following local community groups:

DCSDC Group

Name	Group
Kathleen Allison	KVC Creativity CIC
Teresa Stewart	Strabane A.Y.E
Brian Dougherty	North West Cricket Union
James Kee	Bready & District Ulster Scots Dev Assoc
Derek Moore	North West Cultural Partnership
Noelle Donnell	Hummingbird (NI) CIC
Leslie Hetherington	Brighter Ballymagorry Dev Group
Eve Kelly	Youth rep (17years old)
Brian Harte	Fountain St CDA/Urney Ramblers
Margaret McLaughlin	Dennett Interchange/Habinteg Housing Assoc
Wendy McGlinchey	Strabane & District Caring Services
Marcus O'Neill	Clady Cross Community Dev Assoc
Ivan Barr	Melmount Community Forum
Damien Devine	Dennett Anglers Association
Kamini Rao	Strabane Ethnic Community Association
Irene Spratt	Derry & Raphoe Action Group
Aodhan Harkin	Fountain Street CDA

Donegal Group

Name	Group
Blee, Niall	Include Youth
Boland, Joe	DCSM Community Alert
Bonner, Kathleen	Mens Sheds Network
Coll, Dara	12th Donegal Scout Group
Flanagan, Edward	Lifford Players
Foley, Brid	Lifford / Clonleigh Resource Centre
Graham, Gillian	Latch
Grant, Donal	Lifford Community Playground
Lynch, Kathryn	ABC Childcare Centre
McCosker, Eugene	Latch
Mc Dermott, John	Naomh Padraig GAA
O'Kelly, Dolores	Lifford Tidy Towns
Maura Gallagher	Donegal Youth Council
Starrett, John	Lifford Fifty Plus Group
Toland, Jane	Lifford Celtic



- Key**
- Riverine Community Park Project Area
 - Riverine Community Park Extended Project Area
Future car park site - as part of A5 works
 - Approximate works boundary A5 WTC
As drawing ref PR/09

SK03: A5 WTC Boundary Areas
 Riverine Community Park
 Issued: 25.01.2021

Plan
 Not to Scale

Appendix 2

PAN Acceptance letter



Derry City & Strabane
District Council
Comhairle
Chathair Dhoire &
Cheantar an tSráthá Báin
Derry Cittie & Strabane
Districk Council

Resolve Planning & Development
Innovation Factory
Forthriver Business Park
4th Floor
385 Springfield Road
Belfast
BT12 7DG

Derry City & Strabane District Council
98 Strand Road
Derry
BT48 7NN

Date: 27th April 2021
Your Ref:
Our Ref: LA11/2021/0401/PAN
(Please quote at all times)
Please Contact: Sarah Barrett
Contact Number 028 7125 3253

Dear Sir/Madam,

Location: Vacant land to the North West of the A5 (Barnhill Road) and East of Park Road, Strabane,

Proposal: Development of the Eastern portion of the new Riverine Community Park (ie. that area of development falling within the Derry & Strabane District Council area), including new area of open space, access, car parking area and a new footbridge to the adjacent Western section of the proposed community park at Lifford, County Donegal

I refer to the above Pre-Application Notification which was submitted on 5th April 2021.

The Council has considered the Pre-Application Notification and finds that it contains sufficient information with regards community consultation measures and therefore considers it complies with Section 27 of the Planning Act (Northern Ireland) 2011 and the Planning (Development Management) (Temporary Modifications) (Coronavirus) Regulations (Northern Ireland) 2020.

This is of course not a planning decision by the Council and refers only to the compliance with the statutory requirements under Section 27 of the 2011 Act.

The Council will process your information in line with the GDPR requirements. A copy of the full Privacy Statement is available at www.infrastructure-ni.gov.uk/dfi-privacy alternatively you can contact the relevant Data Protection Officer listed and request a copy of the Statement to be posted directly to you.

Should you require any additional information then please do not hesitate to contact this office on the above telephone number.

Yours faithfully

A handwritten signature in blue ink that reads "J. Barrett". The signature is written in a cursive style with a large, stylized initial "J".

Senior Planning Officer

Appendix 3

Screenshots from Initial Consultation Website

RIVERINE COMMUNITY PARK

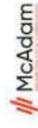
Hello and welcome.

Derry City & Strabane District Council are in the process of developing plans for the eastern portion of the exciting new Riverine Community Park in Strabane, along with their partners in Donegal County Council. This website gives you the opportunity to view the proposed plans for Riverine, and to leave comments or feedback on the draft design proposals.

What is Currently Proposed?

The proposal will see the development of a new community park incorporating the preservation of protected wetland areas to be used for educational and environmental purposes, planting, walking and cycling trails and a new footbridge across the River Foyle to the western side of the park currently being planned by Donegal County Council.

Email: damiem@resolveplanning.com. Telephone: 028 9590 2816



the paul hogarth company

Presentation

Plans showing the layout of both the Strabane and Lifford sides of the new park can be viewed below. To download high resolution PDFs of the presentation boards, please click here.



YOUR FEEDBACK

Any comments made will be taken on board by the design team in determining the final layout that will be submitted to the Council in the form of a planning application.

The information contained on this website and the feedback forms provided are in lieu of normal public information events, which cannot be undertaken due to the COVID-19 pandemic. The website provides an alternative public consultation platform and we would encourage all those with an interest in the proposal to leave their feedback below.

Name *

Email *

Address

Do you support the development of Riverine Community Park *

- Strongly Disagree
- Disagree
- Undecided
- Agree
- Strongly Agree

What do you like about the proposals?

Is there anything you would change about the proposals?

Further Comment

Submit

What Happens Next?

This website will remain live until 11 June 2021 and any comments received up to that point in time will be considered by the design team. Once all of the feedback has been considered and any necessary changes made, the design team will proceed to submit a planning application. It is currently anticipated that the application will be made in Summer 2021, although this is subject to change.

It is important to note that any feedback provided on this website is a representation to the applicant, and not to the planning department in Derry City & Strabane District Council directly. If a planning application is subsequently submitted, normal neighbour notification and publicity will be undertaken and you will have the opportunity to make formal representations regarding the proposal at that time.

If you have any difficulty accessing the information on this website, any difficulty using the feedback form or require hard copies of the presentation, please contact Damien McLoughlin at Resolve Planning & Development.



📍 Innovation Factory, Fortimer
Business Park, 385 Springfield Road,
Belfast, BT12 7DG
📞 028 9590 2816
✉️ damienc@resolveplanning.com

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Web Design by Web Design Belfast.

Appendix 4

Presentation Boards from Initial Consultation Website

Riverine Community Park

- Overview

Donegal County Council (DCC) and Berris City & Strabane District Council (DCSDC) have secured €8.9million through the SEUPB Peace IV fund to develop Riverine Community Park.

An iconic cross border, cross community, shared space comprising of a new parkland proposed in Lifford (Co. Donegal) Republic of Ireland (ROI) and Strabane (Co Tyrone) Northern Ireland, this PEAVE IV funded project aims to promote peace, reconciliation and positive community relations within Strabane, Lifford and their respective hinterlands by reimagining the areas, either side of the border along the River Foyle Corridor and the delivery of cross-community programmes both during and post construction. Connecting these two separate areas, with a bridge over the River Foyle within a new shared parkland, to create a space, to broaden the sense of community and to reinforce continuing cross community and cross border relationships.

The Paul Hogarth Company and McAdam were appointed in November 2020 to take a previously prepared concept design through planning to construction. Having identified where key priorities and sensitivities of the project are, the proposals focus on elements of the park where value can be added.

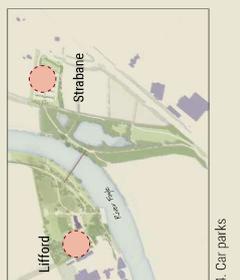
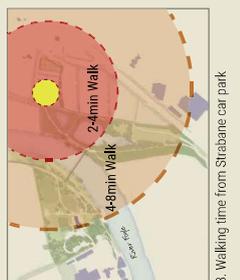
One of the key proposals is to connect the two areas of the park - physically and socially. These two areas provide considerable differences in terms of their landscape character, in this respect also have different approaches in terms of proposed solutions. The Strabane site is typified by a naturalised and overgrown landscape evolved from its former use as a quarry. The site now represents an ecologically sensitive landscape that brings along many benefits which contribute positively to the proposed parkland. On the contrary the Lifford site is relatively open and flat, dominated nearest the river by a flood embankment. The landward side of the embankment is currently managed grassland and provides significant space for new interventions.

The overall project vision is to create a park that connects communities within a shared space promoting reconciliation, local heritage and culture and makes the most of the unique natural assets. The new and improved connections will promote walking and cycling routes, ensuring accessibility for all.

The following 2 boards provide detail about the proposals within Lifford and Strabane.



Notes
 This is a concept design that illustrates the main elements to be delivered within the park. The exact location, layout and smaller details of the park may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site.



- Notes to images as numbered
- Solid Line:** Riverine Park Boundary
 - Greenway Connections** highlighting pedestrian and cycle connections beyond the park boundary.
 - Approximate Car Park Capacity:**
 Strabane: 120
 Lifford: 50
 Note: Both make allowance for disabled and bus parking.

Exemplar image-proposed SUDS

3d model-proposed bridge

4. Car parks

3. Walking time from Strabane car park

2. Greenway connections

1. Riverine park boundary

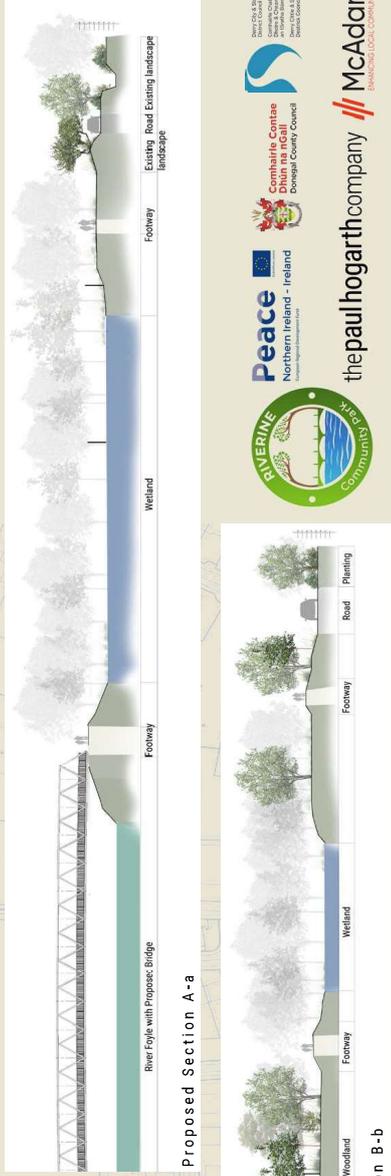
Riverine Community Park - Strabane



- Strabane

1. Proposed Main Car Park (Strabane)
A surfaced car park which will include approximately 120 car park spaces and 10 disabled bays. There will also be provision for a loading / Bus bay.
2. Connection to Strabane North Greenway
There is ongoing dialogue between the Riverine Community Park and the Greenway teams to ensure that the aspirations of both projects integrate seamlessly.
3. Proposed Boardwalk through Wetland
The general proposals intend to retain as much of the wetland habitat as possible. Creating access sensitively, using an elevated boardwalk to minimise disruption to the sensitive habitats during construction and use.
4. Proposed Bridge
The proposed bridge location is positioned to ensure best connection between both sides of the park. The bridge design takes inspiration from the historic railway proposing a Truss design.
5. Proposed Approach Road
The former halting site is identified as a suitable entrance and approach to the permanent carpark. This when confirmed will be accessed from the Barnhill Road roundabout.
6. Pedestrian Connection
There will be a permanent pedestrian connection provided to Strabane centre.
7. Proposed locations for education, interpretation to include seating.

Notes
This is a concept design that illustrates the main elements to be delivered within the park. The exact location, layout and smaller details of the park may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site. Circulation as well as an arrangement of access and egress within Strabane to be confirmed with statutory authorities during the planning process.



Proposed car parking

Proposed timber decking through existing planting

Existing paths to be reinforced

Access for all

Opportunity for organised outdoor learning

Explore / Play / Learn with nature

Identified seating points with a view

Retain important natural character



DEPT OF THE ENVIRONMENT
SOUTH COAST
DUNELM
DORSET COUNTY COUNCIL
DORSET COASTAL COMMUNITIES

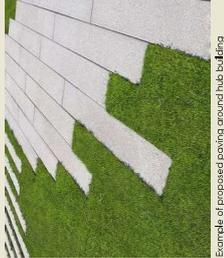
Riverine Community Park

-Lifford

- Proposed Car Park (Lifford)**
A surfaced car park which will include approximately 50 car park spaces and 5 disabled bays. There will be provision for a loading bay to facilitate the proposed events space and community hub building.
- Permanent access** relocated to lands beyond parkland
Access relocated to retain existing access to fields as well as vehicular access to grounds beyond the parkland.
- Proposed Open Space**
An undefined open lawn space to ensure the park is flexible and can accommodate a range of events and anticipated ranging scale of crowds.
- Proposed Events Space**
A dedicated events area is located within the open space to ensure that the park can accommodate a ranging scale of events.
- Proposed Play Areas**
The play spaces have been placed alongside the existing embankment to maximise play value and make the most of its unique landscape.
- Proposed Community Hub**
The Hub building has a central role to play within the Riverine Park. In this regard its orientation and placement have been considered to ensure it maximises potential opportunities.
- Improved Riverside Access**
Locals will be aware that there are some existing pathways. The proposals intend to improve these and create new paths so access can be improved alongside and down from the new bridge connection.
- Proposed Slipway**
The proposals improve visibility and access to the river but also include formalised access which will enable users to get into and out of the river, in relative safety.
- Proposed Entrance**
Proposed location of new entrance to the park, to the community hub building, parking and relocated coursing ground.
- Proposed Maintenance Compound**
Location indicated for council parks maintenance compound



Notes
This is a concept design that illustrates the main elements to be delivered within the park. The exact location, layout and smaller details of the park may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site.



Artistic Impression - proposed community hub building

Example of proposed paving around hub building

Proposed play area - range of safety surfaces

Proposed range of play equipment

Proposed inclusive play

Improvement to river edge (planting and access)

Proposed car parking within wooded edge



Appendix 5

Press Notices & Social Media Posts from Initial Consultation

For local jobs visit www.north-westjobs.com

THURSDAY JOBS PAGE

More people find their jobs in the local paper than any other medium

Source: Consumer Choice Recruitment Survey

VIEW AND BUY YOUR PHOTOS

STRABANE CHRONICLE PHOTOS CAN BE ORDERED ONLINE

www.connect2photos.com

To advertise YOUR TRADE

Talk to Our Sales Team

028 7188 2100

About advertising in our Trades & Services Section

PLANNING APPLICATIONS

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www.planningni.gov.uk

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Chief Executive
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Derry / Strabane C/o Planning Department
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Newtownstewart Golf Club

FOUNDED 1914

Catering Franchise Opportunity

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EXPRESSIONS OF INTEREST FOR THIS OPPORTUNITY AT NEWTOWNSTEWART GOLF CLUB SHOULD BE MADE TO:

Adrian Sweeney House & Finance Convenor
Newtownstewart Golf Club, 38 Golf Course Road
Newtownstewart, BT78 4HU
Or by Email to aidysweens@hotmail.com
Or Phone to 07979155367

CLOSING DATE:
Monday 21st May 2021 no later than 12 noon

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EVENING CARERS

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Derry Strabane Cncl

@dcsdcouncil



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Riverine Community Park @ParkRiverine · 1h



****NI Pre-Application Community Consultation****

📣 HAVE YOUR SAY ON RIVERINE 📣

Any comments made will be taken on board by the design team in determining the final layout.

📅 Closing Date 11/06/21

Follow the link below and Have Your Say!

riverine-planning-consultation.com

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Riverine Community Park

@ParkRiverine



****NI Pre-Application Community Consultation for our Riverine Community Park****

REMINDER Closing Date 11/06/21

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2:47 PM · Jun 9, 2021 · Twitter Web App

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🚩 🚩 NI Pre-Application Community Consultation 🚩 🚩

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#EUfunded #PEACEIV #Strabane #Lifford #HaveYourSay

Special EU Programmes Body - SEUPB North West Cricket Union Bready & District Ulster Scots Development Association Derry Strabane Culture Night Hummingbird NI Fountain Street Dennett Interchange Habinteg Housing NI Melmount Community Forum Groups Strabane Ethnic Community Association Include Youth Northern Men's Sheds Network 12th Donegal (Manorcunningham) Scout Group Lifford Players Drama Group Lifford Credit Union Lifford/Clonleigh Community Collective Group Lifford Clonleigh Resource Centre Lifford Old Courthouse Lifford Community Playground Lifford Celtic FC Naomh Padraig Leifear Heather Humphreys Strabane And District Caring Services Deirdre Hargey Cllr Jason Barr Michaela Boyle Mayor of Derry City & Strabane District

Appendix 6

Screenshots from Updated Consultation Website

RIVERINE COMMUNITY PARK

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Email: damiem@resolveplanning.com. Telephone: 028 9590 2816



the paul hogarth company

Presentation

Plans showing the layout of both the Strabane and Lifford sides of the new park can be viewed below. To download high resolution PDFs of the presentation boards, please click here.



YOUR FEEDBACK

Any comments made will be taken on board by the design team in determining the final layout that will be submitted to the Council in the form of a planning application.

The information contained on this website and the feedback forms provided are in lieu of normal public information events, which cannot be undertaken due to the COVID-19 pandemic. The website provides an alternative public consultation platform and we would encourage all those with an interest in the proposal to leave their feedback below.

Name *

Email *

Address

Do you support the development of Riverine Community Park *

- Strongly Disagree
- Disagree
- Undecided
- Agree
- Strongly Agree

What do you like about the proposals?

Is there anything you would change about the proposals?

Further Comment

Submit

What Happens Next?

This website will remain live until 11 June 2021 and any comments received up to that point in time will be considered by the design team. Once all of the feedback has been considered and any necessary changes made, the design team will proceed to submit a planning application. It is currently anticipated that the application will be made in Summer 2021, although this is subject to change.

It is important to note that any feedback provided on this website is a representation to the applicant, and not to the planning department in Derry City & Strabane District Council directly. If a planning application is subsequently submitted, normal neighbour notification and publicity will be undertaken and you will have the opportunity to make formal representations regarding the proposal at that time.

If you have any difficulty accessing the information on this website, any difficulty using the feedback form or require hard copies of the presentation, please contact Damien McLoughlin at Resolve Planning & Development.

Resolve
Planning and Development

📍 Innovation Factory, Fortimer
Business Park, 385 Springfield Road,
Belfast, BT12 7DG

📞 028 9590 2816

✉️ damienc@resolveplanning.com

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Appendix 7

Presentation Boards from Updated Consultation Website

Riverine Community Park

- Overview

Donegal County Council (DCC) and Berris City & Strabane District Council (DCSDC) have secured €8.9million through the SEUPB Peace IV fund to develop Riverine Community Park.

An iconic cross border, cross community, shared space comprising of a new parkland proposed in Lifford (Co. Donegal) Republic of Ireland (ROI) and Strabane (Co Tyrone) Northern Ireland, this PEAVE IV funded project aims to promote peace, reconciliation and positive community relations within Strabane, Lifford and their respective hinterlands by reimagining the areas, either side of the border along the River Foyle Corridor and the delivery of cross-community programmes both during and post construction. Connecting these two separate areas, with a bridge over the River Foyle within a new shared parkland, to create a space, to broaden the sense of community and to reinforce continuing cross community and cross border relationships.

The Paul Hogarth Company and McAdam were appointed in November 2020 to take a previously prepared concept design through planning to construction. Having identified where key priorities and sensitivities of the project are, the proposals focus on elements of the park where value can be added.

One of the key proposals is to connect the two areas of the park - physically and socially. These two areas provide considerable differences in terms of their landscape character, in this respect also have different approaches in terms of proposed solutions. The Strabane site is typified by a naturalised and overgrown landscape evolved from its former use as a quarry. The site now represents an ecologically sensitive landscape that brings along many benefits which contribute positively to the proposed parkland. On the contrary the Lifford site is relatively open and flat, dominated nearest the river by a flood embankment. The landward side of the embankment is currently managed grassland and provides significant space for new interventions.

The overall project vision is to create a park that connects communities within a shared space promoting reconciliation, local heritage and culture and makes the most of the unique natural assets. The new and improved connections will promote walking and cycling routes, ensuring accessibility for all.

The following 2 boards provide detail about the proposals within Lifford and Strabane.



Notes
This is a concept design that illustrates the main elements to be delivered within the park. The exact location, layout and smaller details of the park may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site.



1. Riverine park boundary

2. Greenway connections

3. Walking time from Strabane car park

4. Car parks

3d model_Proposed bridge

Exemplar image-proposed SUDs

Notes to images as numbered

- Solid Line:** Riverine Park Boundary
- Greenway Connections** highlighting pedestrian and cycle connections beyond the park boundary.
- Approximate Car Park Capacity**
Strabane: 120
Lifford: 50
Note: Both make allowance for disabled and bus parking.

Riverine Community Park

-Lifford

- Proposed Car Park (Lifford)**
A surfaced car park which will include approximately 50 car park spaces and 5 disabled bays. There will be provision for a loading bay to facilitate the proposed events space and community hub building.
- Permanent access** relocated to lands beyond parkland
Access relocated to retain existing access to fields as well as vehicular access to grounds beyond the parkland.
- Proposed Open Space**
An undefined open lawn space to ensure the park is flexible and can accommodate a range of events and anticipated ranging scale of crowds.
- Proposed Events Space**
A dedicated events area is located within the open space to ensure that the park can accommodate a ranging scale of events.
- Proposed Play Areas**
The play spaces have been placed alongside the existing embankment to maximise play value and make the most of its unique landscape.
- Proposed Community Hub**
The Hub building has a central role to play within the Riverine Park. In this regard its orientation and placement have been considered to ensure it maximises potential opportunities.
- Improved Riverside Access**
Locals will be aware that there are some existing pathways. The proposals intend to improve these and create new paths so access can be improved alongside and down from the new bridge connection.
- Proposed Slipway**
The proposals improve visibility and access to the river but also include formalised access which will enable users to get into and out of the river, in relative safety.
- Proposed Entrance**
Proposed location of new entrance to the park, to the community hub building, parking and relocated coursing ground.
- Proposed Maintenance Compound**
Location indicated for council parks maintenance compound



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Artistic Impression - proposed community hub building

Example of proposed paving around hub building

Proposed play area - range of safety surfaces

Proposed range of play equipment

Proposed inclusive play

Improvement to river edge (planting and access)

Proposed car parking within wooded edge



Appendix 8

Press Notices & Social Media Posts from Updated Consultation

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<https://riverine-planning-consultation.com/>

#EUfunded #PEACEIV #Strabane #Lifford #HaveYourSay

Special EU Programmes Body - SEUPB North West Cricket Union Bready & District Ulster Scots Development Association Derry Strabane Culture Night Hummingbird NI Fountain Street Dennett Interchange Habinteg Housing NI Melmount Community Forum Groups Strabane Ethnic Community Association Include Youth Northern Men's Sheds Network 12th Donegal (Manorcunningham) Scout Group Lifford Players Drama Group Lifford Credit Union Lifford/Clonleigh Community Collective Group Lifford Clonleigh Resource Centre Lifford Old Courthouse Lifford Community Playground Lifford Celtic FC Naomh Padraig Leifear Heather Humphreys Strabane And District Caring Services Deirdre Hargey Cllr Jason Barr Michaela Boyle Mayor of Derry City & Strabane District

Appendix 9

Responses from Website

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 27 May 2021 20:50:53

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

Great to see much needed development of the river area as a much needed park for all

Is there anything you would change about the proposals?

Would be great to get more riverside access on both sides along the river

Further Comment

The wetlands will attract wildlife if properly managed and that is very much a popular topic at the moment. It would be good to get the advise of the people that promote this, for example the RSPB in the UK and Wild Bird Ireland here.
Wildlife friendly farming should be encouraged in a joining farmlands and funding/grants sought to encourage same

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 28 May 2021 09:55:38

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

**Do you support the development of
Riverine Community Park**

Strongly Agree

What do you like about the proposals?

It will be of great benefit to Strabane & Lifford
and the surrounding areas.

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 28 May 2021 10:18:45

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

**Do you support the development of
Riverine Community Park**

Strongly Agree

What do you like about the proposals?

I like the whole proposed project as it will be a great asset for the area.

From:

[REDACTED]

To:

[Damien McLoughlin](#)

Subject:

Feedback Form - Riverine

Date:

28 May 2021 15:37:23

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

That Strabane is finally being uplifted and given some focus from the Derry & Strabane Council. A big healthy green space has been long overdue and it is great to see it coming along. Lets hope it is a speedy process and just the first of many amenities needed for a healthy thriving town that has been put on the back burner for too many years.

Is there anything you would change about the proposals?

No, but the addition of a 'quite space' sculpted seating area near the ending woodland area would significantly add to the health and wellbeing of all. Similar to an 'quite green space' developed in paris. It could be a fantastic project for secondary school artists to create different sculptured seating taking in the views and peaceful area. A sculpture seat or two from each secondary school in the town

Further Comment

N/A

From: [REDACTED]
Subject: Feedback Form - Riverine
Date: 28 May 2021 20:05:43

Name	[REDACTED]
Email	[REDACTED]
Address	[REDACTED]
Do you support the development of Riverine Community Park	Strongly Agree
What do you like about the proposals?	It is great to see this for the Neglected Strabane Lifford Area
Is there anything you would change about the proposals?	No
Further Comment	Keep up great work

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 29 May 2021 02:59:53

Name	[REDACTED]
Email	[REDACTED]
Address	[REDACTED] rt
Do you support the development of Riverine Community Park	Strongly Agree
Is there anything you would change about the proposals?	I am a new young business owner who would be looking to expand my business and I think it would be great if us as young people could of a say in the plans

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 29 May 2021 06:10:07

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

Making use of natural, low impact materials and maximising the existing natural beauty.

Further Comment

Are there plans in place for the ongoing maintenance of the walkways through the wetland as these can become neglected over time.

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 01 June 2021 12:36:16

Name [REDACTED]

Email [REDACTED]

Address [REDACTED]

Do you support the development of Riverine Community Park Strongly Agree

What do you like about the proposals? This area of the north west has been crying out for something on this scale for years ,play areas for kids nice walks for dog walkers ,and having support amenities. This will be money well spent for peoples health and mental well being .

Is there anything you would change about the proposals? No i wish the project well .and look forward to its completion and applaud all concerned to get the planning to this stage good luck

From:

[REDACTED]

To:

[Damien McLoughlin](#)

Subject:

Feedback Form - Riverine

Date:

01 June 2021 15:46:07

Name

[REDACTED]

Email

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

I love all the concepts.

Is there anything you would change about the proposals?

I would be to have a play area on the Strabane side as well. I would love to see a modern greenhouse structure and a bandstand that could be used all year round as an entertainment/ recreational area similar to Sefton park, Palm House in Liverpool. I would look at access to the park as it's very close to a busy junction. Ie bus stop, tunnel access under the barn hill road, or a shuttle bus from park to town centre.

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 09 June 2021 12:36:41

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

The entire proposal is a much needed multi-purpose recreational space for Strabane & Lifford areas

Is there anything you would change about the proposals?

No

Further Comment

I would strongly hope that this project receives planning as quickly as possible as it is a much needed development that thousands of people in both areas are patiently awaiting

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 09 June 2021 16:47:55

Name	[REDACTED]
Email	[REDACTED]
Address	[REDACTED]
Do you support the development of Riverine Community Park	Strongly Agree
What do you like about the proposals?	It looks good. Lots of different aspects to it.
Is there anything you would change about the proposals?	Would be nice to have a play area on the Strabane side too as it's something there is little of in Strabane

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 09 June 2021 16:48:13

Name	[REDACTED]
Email	[REDACTED]
Address	[REDACTED]
Do you support the development of Riverine Community Park	Strongly Agree
What do you like about the proposals?	Like it all. Look forward to it being put in motion.
Is there anything you would change about the proposals?	Ensure facilities are adequate for all ages groups. Appropriate lighting on paths etc for evening.
Further Comment	Should be started and completed as soon as possible

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 09 June 2021 16:49:01

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

The space for outdoor activities

Further Comment

I would like to speak to someone about some of the plans as to retail, I've sent a few emails but havnt heard anything back I'm looking to see if this area will include space for a garden centre and nursery.

Regards

[REDACTED]

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 09 June 2021 21:01:41

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

Greenway, link to both countries promotion of border region.

Is there anything you would change about the proposals?

Add bridleways.

Further Comment

Please consider equine access, trails perhaps 3m wide alongside some of the paths

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 10 June 2021 00:38:36

Name	[REDACTED]
Email	[REDACTED]
Address	[REDACTED]
Do you support the development of Riverine Community Park	Agree
What do you like about the proposals?	I like the fact that there will be more to do in the area
Is there anything you would change about the proposals?	I'm hoping that this project will take into account the needs of the disabled,
Further Comment	Just feel strongly that people using wheelchairs are not considered for all these new projects, couldn't they have something made for them to access and enjoy [REDACTED]

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 10 June 2021 10:35:33

Name [REDACTED]

Email [REDACTED]

Address [REDACTED]

Do you support the development of Riverine Community Park Strongly Agree

What do you like about the proposals? Strabane and Lifford have been long overdue for an adequate area to simply go for a walk, rather than walking along main roads and breathing in toxic fumes.

Is there anything you would change about the proposals? I can see you have included 'river access'. I'm in the local Strabane Sub Aqua club for over 15 years now. We have been involved in numerous search and recovery operations throughout the years in the area. As the river under Lifford bridge gets too shallow for a boat to pass, the next closest place to launch our boat is down in Burdennett, and this isn't even a proper slipway or safe area to park. With a footbridge and increased activity you are bringing to the area, would it not make sense to have a proper slipway made there? Any questions regarding our club using this river please contact our Diving Officer [REDACTED]

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 12 June 2021 17:43:27

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Strongly Agree

What do you like about the proposals?

Every thing

Is there anything you would change about the proposals?

No

Further Comment

Just do it the quicker the better we have been waiting to long.

From: [REDACTED]
To: [Damien McLoughlin](#)
Subject: Feedback Form - Riverine
Date: 12 June 2021 23:58:14

Name

[REDACTED]

Email

[REDACTED]

Address

[REDACTED]

Do you support the development of Riverine Community Park

Agree

Further Comment

I am the [REDACTED]. We have participants involved in the upkeep of various areas, Lifford Tidy Towns, Lifford GAA, Lifford AC, Murlog Pafish grounds to name just a few. I was not consulted with the greenway project in Lifford and just checking to see who will be responsible for the upkeep of these facilities once completed.

Thanks [REDACTED]
[REDACTED]

Appendix 10

Screenshots from Further Updated Consultation Website

RIVERINE COMMUNITY PARK

Hello and welcome.

Derry City & Strabane District Council are in the process of developing plans for the eastern portion of the exciting new 'Riverine Community Park' in Strabane, along with their partners in Donegal County Council. Since the last community consultation exercise in February 2022 it has become necessary to make a number of amendments to the proposal. This website gives you the opportunity to view the amended plans for Riverine, and to leave comments or feedback on the draft design proposals.



What is Currently Proposed?

The proposal will see the development of a new community park incorporating the preservation of protected wetland areas to be used for educational and environmental purposes, open space, wetland areas, pedestrian and cycle access and a new footbridge across the River Foyle to the western side of the park currently being planned by Donegal County Council. It is now proposed to remove the car parking area from the scheme layout that was presented to the public in February 2022.



Presentation

Plans showing the current proposed layout of both the eastern and western sides of the new park are contained in the 'Presentation' section of this website. To download high resolution PDFs of the presentation boards, please [click here](#).

Riverine Community Park - Overview

Derry City & Strabane District Council (DCS) and Donegal County Council (DCC) have secured substantial funding through the SEUPB Peace IV fund to develop Riverine Community Park.

An active green leader Community Park proposed in Lifford (CA) Donegal Republic of Ireland (ROI) and Strabane (CA) (Peace) Northern Ireland. The project proposals focus on connecting these two residential areas either side of the river with a new bridge over the river Foyle. Incorporating a shared parkland, to create a space, broader the sense of community and to enhance existing infrastructure. Compliance with statutory requirements may necessitate a phased implementation of some aspects of the overall project.

The Paul Houghan Company and McAdam were appointed in November 2020 to take a previously prepared concept design through planning to construction. Having identified where key interests and stakeholders of the project are, the proposals focus on delivery of the park where relevant can be added.

One of the key proposals is to connect the two sides of the park, historically and socially linked two areas and create a bridge in terms of their outdoor recreation, in the context of the local area. It is proposed to a shared local and regional level to support both as former use as a quarry. The site now represents an ecologically sensitive landscape that forms an integral part of the Riverine Foyle and the surrounding area. The proposed bridge on the northern side of the river is a voluntary open and flat structure raised the river by a flood embankment. The structure is part of the environment is currently managed as a wetland and provides significant space for new interventions.

The overall project vision is to create a park that connects communities with a shared sense of ownership, local heritage and culture and make the most of the unique natural assets. The new and improved connections will promote walking and cycling routes, ensuring accessibility for all.

The following 2 boards provide details about the proposals within Lifford and Strabane.

Notes:
 1. Riverine Park Boundary
 2. Derry City & Strabane District Council
 3. Car park
 4. Proposed playground
 5. Proposed car park
 6. Proposed car park
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 99. Proposed car park
 100. Proposed car park

Logos: thepaulhoughancompany, McAdam, Peace, Donegal County Council, Derry City & Strabane District Council.

QR code: SCAN ME

YOUR FEEDBACK

Above you can view the 'presentation boards' that set out the amended design proposals for Riverine. You can also complete an online feedback form if you wish to make any comments on the amended design. Any comments made will be taken on board by the design team in determining the final amended layout that will be submitted to the Council in the form of an amended planning application.

This website provides an alternative public consultation platform and we would encourage all those with an interest in the proposal to leave their feedback below. Alternatively, an in-person Public Consultation Event will take place at the DCSDC Council Offices, 47 Derry Road, Strabane, BT82 8DY on **Thursday 1 December 2022** between **3-5pm** and **6-8pm**.

Name *

Email *

Address

Do you support the development of Riverine Community Park *

- Strongly Disagree
 Disagree
 Undecided
 Agree
 Strongly Agree

What do you like about the proposals?

Is there anything you would change about the proposals?

Further Comment

What Happens Next?

This website will remain live until 9 December 2022 and any comments received up to that point in time will be considered by the design team. Once all of the feedback has been considered and any necessary changes made, the design team will proceed to submit an amendment to the current planning application (LA11/2022/0207/F).

It is important to note that any feedback provided on this website is a representation to the applicant, and not to the planning department in Derry City & Strabane District Council directly. Normal neighbour notification

and publicity will be undertaken once the amended layout has been submitted and you will have the opportunity to make formal representations to the Council's planning department regarding the proposal at that time.

If you have any difficulty accessing the information on this website, any difficulty using the feedback form or require hard copies of the presentation, please contact Damien McLoughlin at Resolve Planning & Development.

Email: damien@resolveplanning.com Telephone: 028 9590 2816



📍 Innovation Factory, Forthriver
Business Park, 385 Springfield Road,
Belfast, BT12 7DG

☎ 028 9590 2816
✉ damien@resolveplanning.com



Appendix 11

Presentation Boards from Further Updated Consultation Website

Riverine Community Park

- Overview

Donegal County Council (DCC) and Derry City & Strabane District Council (DCSDC) have secured substantial funding through the SEUPB Peace IV fund to develop Riverine Community Park.

An iconic cross border Community Park proposed in Lifford (Co. Donegal) Republic of Ireland (ROI) and Strabane (Co Tyrone) Northern Ireland. The project proposals focus on connecting these two separated areas either side of the border with a new bridge over the river Foyle. Reimagining a shared parkland, to create a space, broaden the sense of community and to reinforce continuing relationships. Compliance with statutory requirements may necessitate a phased implementation of some aspects of the overall project proposal.

The Paul Hogarth Company and McAdam were appointed in November, 2020 to take a previously prepared concept design through planning to construction. Having identified where key priorities and sensitivities of the project are, the proposals focus on elements of the park where value can be added.

One of the key proposals is to connect the two areas of the park - physically and socially. These two areas are quite different in terms of their landscape character, in this respect also have different approaches in respect of the proposed solutions. The Strabane site is typified by a naturalised and overgrown landscape evolved from its former use as a quarry. The site now represents an ecologically sensitive landscape that brings along many benefits which contribute positively to the proposed parkland. On the contrary the Lifford site is relatively open and flat dominated nearest the river by a flood embankment. The landward side of the embankment is currently managed grassland and provides significant space for new interventions.

The overall project vision is to create a park that connects communities within a shared space promoting reconciliation, local heritage and culture and makes the most of the unique natural assets. The new and improved connections will promote walking and cycling routes, ensuring accessibility for all.

The following 2 boards provide detail about the proposals within Lifford and Strabane.



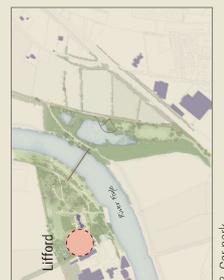
Notes
This is a concept design that illustrates the main elements to be delivered within the park. The exact location, layout and smaller details of the park may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site.
Boards Revised: 1st December 2022



1. Riverine park boundary



2. Greenway connections



3. Car park

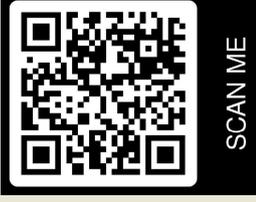


3d model proposed bridge



Exemplar image proposed SUDS

- Notes to images as numbered
1. Solid Line: Riverine Park Boundary
 2. Greenway Connections highlighting pedestrian and cycle connections beyond the park boundary.



Riverine Community Park

- Strabane

1. Connection to Strabane North Greenway
There is ongoing dialogue between the Riverine Community Park and the Greenway teams to ensure that the aspirations of both projects integrate seamlessly.
2. Proposed Boardwalk through Wetland
The proposals intend to retain as much of the wetland habitat as possible. Creating access using an elevated boardwalk to minimise disruption to the sensitive habitats, during construction and use.
3. Proposed Bridge
The proposed bridge location is positioned to ensure best connection between both sides of the park. The bridge design takes inspiration from the historic railway, proposing a Truss design.
4. Pedestrian Connection
There will be a permanent pedestrian connection provided to Strabane centre.
5. Proposed locations for education, interpretation to include seating.



Notes
This is a concept design that illustrates the main elements to be delivered within the park. The exact location, layout and smaller details of the park may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site. Circulation as well as an arrangement of access and egress within Strabane to be confirmed with statutory authorities during the planning process.

Boards Revised: 1st December 2022



Proposed Section A-a



Proposed Section B-b



Proposed timber decking through existing planting



Existing paths to be refurbished



Access for all



Opportunity for organised outdoor learning



Explore / Play / Learn with nature



Identified seating points with a view



Relax / Rejuvenate / Reconnect

Riverine Community Park

-Lifford

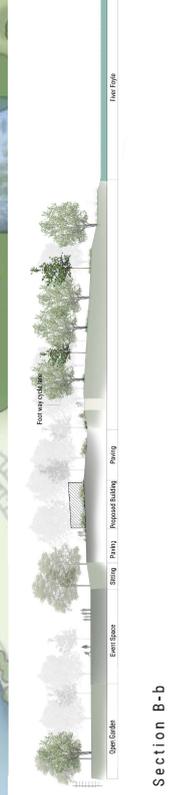
- Proposed Car Park (Lifford)**
A surfaced car park which will include approximately 50 car park spaces and 5 disabled bays. There will be provision for a loading bay to facilitate the proposed events space and community hub building.
- Permanent access relocated to lands beyond parkland
Access relocated to retain existing access to fields as well as vehicular access to grounds beyond the parkland.
- Proposed Open Space**
An undefined open lawn space to ensure the area is flexible and can accommodate a range of events and anticipated ranging scale of crowds.
- Proposed Events Space**
A dedicated events area located within the open space to ensure that the park can accommodate a ranging scale of events.
- Proposed Play Areas**
The play spaces have been placed alongside the existing embankment to maximise play value and make the most of its unique landscape.
- Proposed Community Hub**
The Hub building has a central role to play within the Riverine Park. In this regard its orientation and placement have been considered to ensure it maximises potential opportunities.
- Improved Riverside Access**
Locals will be aware that there are some existing pathways. The proposals intend to improve these and create new paths so access can be improved alongside and down from the new bridge connection.
- Proposed Slipway**
The proposals improve visibility and access to the river but also include formalised access which will enable users to get into and out of the river, in relative safety.
- Proposed Entrance**
Proposed location of new entrance to create access into the park, to the community hub building, parking and relocated coursing ground.
- Proposed Maintenance Compound**
Location indicated for council parks maintenance compound



Notes
This is a concept design that illustrates the main elements to be delivered with members of the local community invited to provide their views on the park's layout and location. The exact location of the park and its boundaries will be determined by the local authority in order to deliver a park that most suits the needs of the community.
The exact location of the park boundaries in both Lifford and Stobhaney may change as land purchase negotiations develop and feedback from statutory bodies is received including the impact of the AS Project on the park site.
Boundaries Revised: 1st December 2022



Section A-a



Section B-b



Proposed car parking within wooded edge



Improvement to river edge (planting and access)



Proposed inclusive play



Proposed range of play equipment



Proposed play area - range of safety surfacing



Example of proposed paving around hub building



Artist Impression - proposed community hub building



River Foyle with Proposed Bridge

Appendix 12

Public Information Event Questionnaire Copy

**Proposed New Riverine Community Park
Vacant Land to the North West of the A5 (Barnhill Road)
and East of Park Road, Strabane**



PUBLIC CONSULTATION EVENT – Thursday 1st December 2022

Thank you for taking the time to attend our event, which we hope you have found useful.

Your comments are important to us, and will be taken on board by the Design Team in determining the final layout that will be submitted to the Council in the form of a planning application. If you have any questions, please ask a member of the Design Team who will be happy to help.

Q1. Do you support the development of Riverine Community Park?

- Strongly Agree
- Agree
- Undecided
- Disagree
- Strongly Disagree

Q2. What do you like about the proposals?

Please continue overleaf if necessary

Q3. Is there anything you would change about the proposals?

Please continue overleaf if necessary

Q4. Further Comment

Please continue overleaf if necessary

Thank you for your comments. Please provide your name, address and email below if you would like the design team to contact you.

Print Name:

Date:

Home/Business Address:

Email:

Appendix 13

Photographs taken at Public Information Event 1 December 2022

Riverine Community Park -Lifford



1. Proposed Car Park (Afford)
A surfaced car park which will include approximately 50 car park spaces and 5 disabled bays. There will be provision for a loading bay to facilitate the proposed events space and community hub building.
2. Proposed Open Space
An outdoor open lawn space to provide the area is flexible and can accommodate a range of events and associated ranging scale of events.
3. Proposed Events Space
A covered events area located within the open space to ensure that the park can accommodate a ranging scale of events.
4. Proposed Play Areas
The play options have been placed alongside the existing entertainment to maximize play value and make the most of the unique landscape.
5. Proposed Community Hub
The hub building will be a central place to play within the Riverine Park, in this regard its orientation and placement have been considered to ensure it maximizes potential opportunities.
6. Proposed Bridge Access
Looks will be aware that there are some existing pathways. The proposals intend to improve these and create new paths so access can be improved alongside and down from the new bridge construction.
7. Proposed Slows
To maximize riverine wildlife and access to the river but also create formalized areas which will ensure users get the most out of the river in nature park.
8. Proposed Entrance
Proposed location of new entrance to create access onto the park, to the community hub building parking and associated courtyards.
9. Proposed Maintenance Compound
Current vehicle for school park maintenance compound.



Notes
 1. The proposed car park is located to the north of the park and is intended to provide parking for the community hub building and associated events space. The car park will be surfaced and include disabled bays and a loading bay. The car park will be accessed via a new access road from the existing access road to the park site.
 2. The proposed open space is located to the south of the car park and is intended to provide a flexible area for a range of events and activities. The open space will be surfaced and include a covered events space. The open space will be accessed via a new access road from the existing access road to the park site.
 3. The proposed events space is located within the open space and is intended to provide a covered area for a range of events and activities. The events space will be accessed via a new access road from the existing access road to the park site.
 4. The proposed play areas are located to the south of the events space and are intended to provide a range of play options for children. The play areas will be accessed via a new access road from the existing access road to the park site.
 5. The proposed community hub building is located to the south of the play areas and is intended to provide a central place to play within the Riverine Park. The community hub building will be accessed via a new access road from the existing access road to the park site.
 6. The proposed bridge access is located to the south of the community hub building and is intended to provide improved access to the river. The bridge access will be accessed via a new access road from the existing access road to the park site.
 7. The proposed slows are located to the south of the bridge access and are intended to maximize riverine wildlife and access to the river. The slows will be accessed via a new access road from the existing access road to the park site.
 8. The proposed entrance is located to the south of the slows and is intended to create access onto the park. The entrance will be accessed via a new access road from the existing access road to the park site.
 9. The proposed maintenance compound is located to the south of the entrance and is intended to provide a current vehicle for school park maintenance compound. The maintenance compound will be accessed via a new access road from the existing access road to the park site.



Riverine Community Park - Strabane



1. Connection to Donegan North Greenway
There is ongoing dialogue between the Riverine Community Park and the Greenway teams to ensure that the aspirations of both projects integrate seamlessly.
2. Proposed Boardwalk through wetland
The proposed boardwalk is to be as unobtrusive as possible. Creating access using an elevated boardwalk to minimise disruption to the sensitive habitats, during construction and use.
3. Proposed Bridge
The proposed bridge location is positioned to ensure best connection between both sides of the park. The design takes account of the historic railway, crossing a foot bridge.
4. Pedestrian Connection
There will be a permanent pedestrian connection provided to Strabane centre.
5. Proposed locations for education, interpretation to include seating.

Notes:
This is a concept design that illustrates the vision and objectives for the Riverine Community Park. It is not a final design and is subject to change. The design is subject to the approval of the relevant authorities and the community. The design is subject to the approval of the relevant authorities and the community. The design is subject to the approval of the relevant authorities and the community.






Appendix 14

Press Notices from Further Updated Consultation



Planning Act (Northern Ireland) 2011 and The Planning (Development Management) Regulations (Northern Ireland) 2015 (Regulation 5 (2)(b))

PRE-APPLICATION PUBLIC CONSULTATION (RE-CONSULTATION)

Derry City & Strabane District Council are in the process of developing plans for the eastern portion of the exciting new 'Riverine Community Park' in Strabane, along with their partners in Donegal County Council. The proposal will see the development of a new community park incorporating the preservation of protected wetland areas to be used for educational and environmental purposes, planting, walking and cycling trails and a new footbridge to the western side of the park currently being planned by Donegal County Council.

Since the initial Pre application Public Consultation exercises undertaken in June 2021 and February 2022, it has been necessary to make a number of changes to the design layout.

Proposal

Development of the eastern portion of the new Riverine Community Park (i.e., that area of the development falling within the Derry City & Strabane District Council area), including open space, wetland areas, pedestrian and cycle access, and a new footbridge across the River Foyle.

Location of Proposed Development

Vacant land adjacent to and north-west of the A5 (Barnhill Road) and east of Park Road, Strabane.

Consultation

As part of this process, Derry City & Strabane District Council wish to formally invite you to view the proposed amendments to the plans and to let them know if you have any comments on the revised proposal. The plans can be viewed on the following website between the dates of **01 December 2022 and 09 December 2022:**

www.riverine-planning-consultation.com

A public consultation event will be held on **Thursday 1st December 2022 3-5pm and 6-8pm,**

at the following location:

DCSDC Council Offices, 47 Derry Road, Strabane, BT82 8DY

Further information relating to the proposals may be obtained from Resolve Planning & Development, Innovation Factory, Forthriver Business Park, 385 Springfield Road, Belfast B12 7UG. If you wish to make comments on the proposal you may do so via the above website and/or in writing to Resolve Planning & Development. Comments to be received no later than Friday 09 December 2022.

Comments should not be made to the Planning Department at Derry City & Strabane District Council. When the amended proposals are subsequently submitted to Derry City & Strabane District Council's Planning Department, normal neighbour notification and publicity will be undertaken at that time and you will have the opportunity to make formal representation regarding the proposal at that time.



PLANNING APPLICATIONS

Full details of the following planning applications including plans, maps and drawings are available to view on the NI Portal at www.planningni.gov.uk or alternatively as the Planning Office is currently closed to public access, please contact 02871 253253 to seek alternative options to view the information you require.

Written comments should be submitted within the next 14 days. Please quote the application number in any correspondence and note that all representations made, including objections, will be posted on the NI Planning Portal.

Initial Advertisements

APPLICATION	LOCATION	PROPOSAL
LA11/2022/1039/F Derg	Lands approximately 135 metres South of 40 Greenville Road, Newtownstewart, BT78 4LU	Proposed amendments to existing anaerobic digestion (AD) plant (previously approved via permissions J/2009/0450/F, J/2010/0062/F, J/2015/0062/F & LA11/2016/0839/F) to permit additional European Waste Catalogue (EWC) codes as feedstock an retention of use of approved drying shed as a liquefier building
LA11/2022/1023/F Faughan	22 Barr Cregg, Claudy, Co Derry, BT47 4DU	Construction of proposed single storey side and rear extension to dwelling
LA11/2022/1030/F Faughan	7 Vine Road, Bready, BT82 0DH	Proposed single storey detached garage
LA11/2022/1020/O Sperrin	Approximately 130 M. East of 64 Heandarnish Road, Dummamagh, Co. Tyrone, BT82 0RP	Erection of farm dwelling and garage
LA11/2022/1022/O Sperrin	Land South of junction of Bradley Way and Strabane bypass and North of Nos. 46-51 Carrick Strand, (Housing Estate), Strabane	Site for social housing development, associated works & landscaping with access onto Bradley Way
LA11/2022/1034/RM Sperrin	Lands adjacent to 97 Moorlough Road, Glenmoran, Strabane, BT82 0ES (with access onto Crocank Road BT82 0HZ)	Erection of single storey dwelling with attached car port domestic garage
LA11/2022/1045/F Sperrin	Lands approximately 540 M. North East of No. 5 Ballylaw Road, Artigarvan, BT82 0HS	Erection of wind turbine with a 40 M. hub height and 27 M. blade length (900 kW. output), associated 2 No. electricity cabinets and site works

Re-Advertisements

LA11/2022/0936/F Derg	To rear of 2 Somerville Road, Claudy, Strabane	Retention of agricultural shed (additional information received)
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www.planningni.gov.uk

John Kelpie MEng, CEng, MStructE, MIEI
Chief Executive
Derry City and Strabane District Council

Derry / Strabane C/o Planning Department
of the Derry City and Strabane District Council,
98 Strand Road, Derry BT48 7NN



PUBLIC NOTICE- Ørsted

The Planning Act (Northern Ireland) 2011 and The Planning (Development Management) Regulations (Northern Ireland) 2015 (Regulation 5 (2) (b)).

PRE-APPLICATION COMMUNITY CONSULTATION

Proposal: Decommissioning and Repowering of the Owenreagh I & II windfarms and modification and extension of the consented Craignagapple windfarm (Planning Reference No. J/2010/0481/F) that will provide up to 14 no. turbines (Owenreagh/Craignagapple wind farm).

Location: Existing operational Owenreagh windfarm (I & II) located on the eastern edge of the Sperrin Mountains, on Owenreagh Hill, approximately 6km south-east of Artigarvan village, Co. Tyrone.

How information may be obtained concerning the proposed development?

Information on the proposed development can be obtained as follows:

- We will be holding community consultation events on Wednesday 30th of November 2022 at the Fir Trees Hotel in Strabane and Thursday 1st December 2022 at Owen Roes GAC club rooms. We are operating this via pre-booked appointments. The community consultation events will run between 11am & 1pm and 4pm & 8pm on both days. If you wish to book at slot on either of these days, please ring JUNO Planning on 07737552877 or contact the project team via email at the following email address info@craignagapplewindfarm.com. Please make an appointment, as unfortunately we will only be able to accommodate people who have booked in advance.
- If you do not feel comfortable attending an in-person event, we have set up a virtual exhibition room that will be accessible from 28th November 2022 until February 2023 using the following address: www.inovision.ie/craignagapple
- If members of the public do not have access to the internet, they can request details on the project through contacting the Community Liaison Officer on the following number:
- Community Liaison Officer - 07733 210379
- Should you require further information or if you wish to make comment on the proposals please contact an Ørsted representative via email – info@craignagapplewindfarm.com.

Please note that this notice does not relate to a planning application. Comments should not be made to the Department for Infrastructure or Derry City and Strabane District Council. Any comments made to the prospective applicant are not representations to the planning authority. If a planning application is subsequently submitted to Department for Infrastructure normal neighbourhood notification and publicity will be undertaken at that time and you will have the opportunity to make formal representations regarding the proposal at that time.

GRADUATION



Dan Dhamodar Smith, son of the late Siobhan McCafferty graduated this summer from Queens University with a PhD in Mechanical Engineering.

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FOR SALE 5FT UPRIGHT FREEZER AS NEW, with drawers Tel: 078-5109-3284

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Chief Executive
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Derry / Strabane C/o Planning Department
of the Derry City and Strabane District Council,
98 Strand Road, Derry BT48 7NN

RIVERINE Community Park

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Derry City & Strabane District Council
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