



MINUTES OF THE APRIL MONTHLY MEETING OF THE THURLES MUNICIPAL DISTRICT WHICH WAS HELD IN THE DISTRICT CHAMBER, THURLES MUNICIPAL DISTRICT OFFICES, CASTLE AVENUE, THURLES ON 20th APRIL 2026

Present: Councillor Peggy Ryan, Cathaoirleach, presided.

Councillors Kay Cahill Skehan, William Kennedy, Shane Lee, Micheál Lowry, Eddie Moran, Jim Ryan, Seán Ryan and Michael Smith.

Also Present:

Mark Connolly	Director of Services
Kieran Malone	Senior Engineer
Thomas Duffy	District Engineer
Enda Walsh	Executive Engineer
Jim Ryan	Executive Engineer
Deirdre Dunne	District Administrator
Orla McDonnell	Staff Officer

1.1 Disclosures/Conflicts of Interest.

There were no Disclosures/Conflicts of Interest raised at the Meeting.

2.1 Minutes of the March Monthly Meeting of Thurles Municipal District held on 16th March, 2026.

It was proposed by Councillor S. Ryan, seconded by Councillor K. Cahill-Skehan and resolved:

"That the Minutes of the Thurles Municipal District March 2026 Monthly Meeting which was held on the 16th March 2026, be adopted as a true record of the business transacted at the Meeting."

3.1 Presentation by Thurles Lions Club on Heritage Trail in Thurles.

John McCormack and William MacDonagh of Thurles Lions Club, along with James Duggan, Historian gave a presentation to the Members on the proposed Heritage Trail in Thurles.

The guest speakers outlined the background to the development of the planned heritage trail. A few years ago, while Thurles Lions Club were carrying out works at Stanwix Homes, they became aware of the town's rich but largely hidden history that has never been fully brought to life. John and William decided to undertake the historical and cultural walking tour as part of the Thurles Poetry Festival where they discovered the hidden treasure of the history of Thurles.



They engaged with LEADER, and Thurles Lions Club confirmed that €10,000 in seed funding was available for the project, representing 25% of the total design costs. The project is divided into two phases: firstly, identifying the historical content and the routes of the trail and secondly, bringing the project to a 'shovel-ready' stage. This is where TCC becomes involved, as TCC will be responsible for the physical installation of the heritage trail signage.

Twelve locations have been selected, with a plaque to be erected at each site. Each plaque will contain an approximate 200-word description outlining the history of that location, along with a QR code. Visitors will be able to scan the code using their mobile phones, linking them to a website that includes audio narration and video content for those who wish to explore further.

The trail will be self-guided.

The design of the plaques was put out to tender, with three submissions received. Designedly was awarded the contract. Jimmy was then brought into the project due to his expertise and extensive knowledge of local history and culture.

The trail has been designed to appeal to a wide range of interests, not just local residents but also visitors to Thurles. For example, match-day visitors may be drawn to the GAA quarter, while others may be interested in themes such as the railway, the famine, the age of revolution or architecture. The trail tells a layered story that is intended to appeal to many different audiences.

The signage element is nearing completion and significant progress has also been made on the website.

The Cathaoirleach thanked the guests for their presentation, describing it as a fantastic piece of work. The Members acknowledged the excellent progress being made on the project, noting that it is much needed and will help to attract tourism to the town. They remarked on the strong public interest in history and welcomed the fact that Thurles Lions Club is leading the project.

The Members made the following comments:

- Will the project link with Johnny Wort, and his work with the Durlas Éile Eliogarty Memorial Committee, who already have an existing walking trail? If not, is this something that could be considered?
- Have the project organisers linked with Máiread Winters, TCC Tourism Activator who has promoted a number of walking trails on the TCC website?
- When is the project expected to be completed and ready to launch?



- Would it be possible to include a booklet and photographs relating to the Cathedral as part of the Cathedral Quarter element of the trail?
- Will access to Semple Stadium be permitted as part of the GAA Quarter, and if so how will this be organised?
- Does Hayes Hotel intend to allow visitors to come inside and view the hotel as part of the GAA Quarter or is the intention primarily to promote the business?

The District Engineer stated that the project allows TCC to work positively with Thurles Lions Club in delivering a project that will significantly benefit the community.

The guest speakers stated the following:-

- The project is expandable and has the potential to be extended further. It is hoped to link with young people and work with schools by running competitions to adopt a monument within the town.
- It is anticipated that the project will be completed in late June/July.
- The history of the Cathedral will be a core element of the trail; however, the provision of a booklet would be a matter for the Cathedral Authorities.

The Cathaoirleach thanked the guest speakers and stated that she was looking forward to the launch. She acknowledged the huge body of work that Jimmy has undertaken for LAWPRO in relation to groundwater sources in Ireland.

John McCormack thanked the Members and Management, noting that they had the foresight to work with Thurles Lions Club on the project.

4.1 Update from Planning and Development/Emergency Services.

Shane Grogan, A/Senior Executive Officer, Jonathon Flood, Senior Executive Planner, Teresa Kiely, Administrative Officer and Martin Moore, Assistant Chief Fire Officer, were in attendance for this item.

A Planning Briefing Note and a Fire & Rescue Service Briefing Report, both dated April 2026, were circulated to the Members with the Agenda in advance of the Meeting.

The Reports were taken as read.

The Members raised the following issues:

- Are TCC notifying landowners and families in relation to the Residential Zoned Land Tax (RZLT) and if so, is any form of confirmation requested from landowners to confirm receipt of such correspondence? In one case, land forming part of the estate of a deceased landowner was zoned residential, however the family was unaware of this. Their solicitor has



since advised that they may be liable for a substantial tax bill, which has caused significant distress.

- Has TCC consulted with the developer of Dún Lia housing estate regarding the installation of the ramps that were to be provided as part of the development, prior to the estate being taken-in-charge?
- Are there any plans to undertake remedial works at the upper end of Liberty Square, Thurles particularly in the vicinity of the AIB bank, where the road is in very poor condition, in advance of the Phase 2 refurbishment works scheduled for next year?
- Will carbon monoxide alarms be included in the scheme currently being undertaken by the Emergency Services, whereby smoke alarms are being installed in houses?
- Has there been any update from the Department in relation to the taking-in-charge of DPI Estates?
- Of the thirteen submissions received in respect of the Residential Zoned Land Tax, how many were submitted from Thurles MD?
- A large number of submissions have been received from groups and individuals in relation to the proposed variation of the County Development Plan (CDP). What are the next steps in the process and how will these submissions be considered and dealt with?
- Will Thurles MD be eligible to receive any portion of the €1m advance allocation from the overall €5m funding under URDF Call 3?
- Councillor Kennedy stated that he recently undertook a tour of Cashel Fire Station, which he found very educational. He asked whether this is something the Fire Services could organise for all Members of TCC.

Replies to queries raised were as follows:

- The legislation does not require a local authority to write to landowners advising them of the RZLT as there are thousands of affected landowners. In addition to the significant cost implications of contacting all such landowners, there is a risk that some may be inadvertently missed, which could give rise to further issues. Certain exclusions may apply, and if the details of that particular family are submitted to the Planning Section, the matter can be examined.
- Discussions are ongoing with the developer of Dún Lia housing estate, and the provision of ramps is included as part of these discussions. The matter will be referred back to the Planning Section for further information and the District will be updated accordingly.
- Remedial works at the upper end of Liberty Square fall within the remit of the District.
The District Engineer advised that there is currently no funding available to undertake substantial remedial works in this area. However, the Scheme is progressing well and works are expected to commence next year.
- The Fire Services do not currently provide carbon monoxide detectors to homeowners under the community smoke alarm scheme. However, as part of the home fire safety check, firefighters will check for the



presence of a detector and test one if available. If a detector is not present, they will advise the homeowner to obtain one. Firefighters can also install a detector during the visit if the homeowner has one available on the day.

- 3,000 smoke alarms have been installed in local authority houses to date, however, currently carbon monoxide alarms are not included in the scheme.
- Jonathon will liaise with Ciaran O'Shea, A/Senior Executive Engineer regarding any updates from the Department in relation to the taking-in-charge of DPI Estates and will revert back to the Municipal District in due course.
- Of the thirteen submissions received in respect of the Residential Zoned Land Tax, four related to the Thurles Municipal District. Three of these were submitted by a single landowner in Thurles who is seeking a rezoning of the lands for an alternative purpose and TCC is required to make a decision on this matter by the end of June. In the meantime, they have been issued with a letter for submission to Revenue, which will exempt them from the tax for the current year. The fourth submission was from a landowner in Borrissleigh who requested that their lands be included for residential zoning.
- Forty-eight submissions have been received to date in relation to the variation to the County Development Plan (CDP), with the closing date for receipt of submissions being this evening at 4.00 p.m. Each submission will be assessed and a recommendation prepared. A decision is expected to be made by mid-May, following which a Chief Executive's Report will be prepared and a Workshop scheduled for members. Members will be asked at the Plenary Meeting on 8th June to decide whether to make a variation to the CDP or to amend it. If any amendments are materially different, the matter may be required to go through the full statutory process again, in which case a final decision would not be expected until September. A decision, once made, will come into effect immediately.
- The €5m funding allocation under URDF Call 3 is a Countywide fund. A number of properties within the Thurles MD that are on the Derelict Sites Register are currently under consideration, and the funding allocated will be used to facilitate the acquisition of such properties. Before the end of Summer, notices will be erected on relevant buildings and some properties may be subject to Compulsory Purchase Order (CPO) by TCC.
- The Emergency Services will examine the possibility of facilitating fire station tours for Members of TCC.

Shane, Jonathon, Teresa and Martin left the Chamber.



5.1 To formally approve the 2026 General Municipal Allocation.

Councillor J. Ryan expressed his disappointment that no allocation for back lanes had been included in the GMA, as had been the case last year.

Councillor J. Ryan proposed that the *Balance of GMA Monies* of €7,845 in the 2026 GMA Allocation be set aside for back lanes, as they are in very poor condition.

The proposal was not seconded.

It was then proposed by Councillor M. Smith, seconded by Councillor S. Ryan and resolved:-

"that the General Municipal Allocation 2026 be apportioned as follows:"

School Safety Measures St. Johns School Roscrea	€ 40,000
School Safety Measures Moyne	€ 30,000
School Safety Measures Pouldine/Moycarkey	€ 30,000
Christmas Lighting Contributions:- Borrisoleigh, Clonakenny, Clonmore, Gortnahoe, Holycross, Littleton, Moyne, Roscrea, Templetuohy, Two-Mile-Borris, Horse & Jockey, Ballysloe, Toomevara	€ 15,500
Festival & Events Grant Schemes	€ 20,000
Residents Associations Grant Scheme	€ 15,000
Balance of GMA monies	€ 7,845
Welcome signage for villages in the Thurles MD	€ 13,420
LPT Monies	€144,000
GMA ALLOCATION 2026	€315,765

Councillor J. Ryan requested that it be noted for the record that he would have liked to see an allocation made towards back lane improvements and stated that many people would be disappointed by the absence of such funding.

5.2 To formally approve grants in the following categories.

- **Burial Ground Grants**
- **Tidy Towns Grants**
- **Residents Association Grants**
- **Grants to Sporting Organisations**
- **Festival & Event Grants**

It was proposed by Councillor S. Ryan, seconded by Councillor E. Moran that:-



“The Thurles Municipal Grants in the following categories be approved.”

- Burial Ground Grants
- Tidy Towns Grants
- Residents Association Grants
- Grants to Sporting Organisations
- Festival & Event Grants

5.3 District Engineer’s Report.

The District Engineer advised the Members that works commenced early in the season despite the poor weather conditions. He noted that the cost of tarmac is continuing to rise and this increase will have a direct impact on the level of works that can be delivered. The MD was already under pressure due to rising costs, and this pressure will be further compounded by the recent increases.

The Members raised the following queries:-

- Following the recent road-markings carried out in Thurles, it appears that three areas were missed:
 - Laurel Grove – before the Anner Hotel – works in the area are now complete, however the double yellow lines that were promised have not been installed.
 - Croke Street – beside the curtain shop – the existing lines have faded and people are parking in the area.
 - Stradavoher - on the bend – double yellow lines were to be input as per the traffic calming report.
- The ramps at Monakeeba were damaged during recent road works in the area and have not been reinstated.
- When will the traffic survey at Two-Mile-Borris be undertaken?
- Is Fianna Road, Thurles included in the 3-year Roads Programme, as it is currently in a very poor state of repair?
- Councillor J. Ryan complimented the MD staff on the cleaning of litter from Liberty Square following the match on Sunday afternoon. However, he noted that a number of businesses have requested that the footpaths in the area be cleaned, as they are badly stained.
- The edges of certain roads are being damaged by heavy vehicles, particularly lorries and tractors. Can engineering solutions be explored to prevent this from happening?
- Can warning signage be erected at Cooleeney Cross to alert drivers to the dangerous nature of the junction?
- In addition to rising material costs, are there increases in the costs associated with carrying out the works?
- Road safety improvement works are required at Dempsey’s Square, Thurles as the area is currently unsafe.



- The accessible parking spaces in Liberty Square are not clearly visible and require improved marking.
- Councillor Lee acknowledged the works recently undertaken in Roscrea, including new footpaths in Rosemount and the installation of speed reduction measures at Parkmore School.
- A speed survey is required on the N62 Birr-Roscrea Road to address ongoing safety concerns.
- Traffic calming measures are required at Sheehane, Roscrea. This is a wide stretch of road with a supermarket and a funeral home, yet there is no safe crossing for pedestrians.
- Speed reduction measures are required at Assumption Park, Roscrea. Although it is a 50 km/h zone, the width of the road encourages speeding.
- Councillor Smith acknowledged the funding allocated towards the repair of the river wall of the Dean Maxwell Home.
- Roscrea Tidy Towns have reported that a wall on the Limerick Road has collapsed, and requested that the matter be examined.
- Compliments were made regarding the abundance of colour at the top of Jail Road which is currently in bloom with tulips and daffodils.
- Has a contractor been engaged to undertake verge maintenance on the N75 and N62?
- Can the road markings on the hard shoulder between Littleton and Urlingford be reinstated as they have significantly faded?
- Can the radar speed detector sign be installed in Two-Mile-Borris to help reduce speeding in the area?
- Has the plan for the Low-Cost Safety Scheme at Liskeveen been completed?
- How many additional parking spaces are expected to be delivered through the acquisition of additional lands at the Parnell Street car park, Thurles?
- Under the '*Breakdown of Vacant Houses*' table, can an indicative turnaround time be included, as the absence of a timeframe makes it difficult to advise tenants.

The District Engineer thanked the Members for the positive comments and replied to the queries raised as follows:-

- The MD will address any outstanding line markings that have not yet been completed.
- The ramps at Monakeeba will be examined and discussed with the contractor to ensure they are reinstated to the same standard as prior to the commencement of the works.
- The traffic survey at Two-Mile-Borris will take place within the next seven days.
- Uisce Eireann have planned works for Fianna Road, Thurles and road improvement works in this area will be considered at that time.
- Focused area cleaning on Liberty Square is carried out as warranted. The current budget allows for one contract clean per year.



- On occasion, the MD will repair the edge of a road where it is known to have been damaged by heavy vehicles.
- All regulatory signage is in place at Cooleeney Cross. The area is a 60km/h zone and sightlines are good.
- The road markings at Dempsey’s Square will be replenished to improve safety in the area.
- The accessible parking spaces in Liberty Square will be revamped.
- At this stage, it would be premature for the MD to consider speed reduction measures on the N62, given the rollout of the National Speed Limit Review of which this road forms part.
- Assumption Park, Roscrea will be examined to identify what measures, if any, can be implemented to address speeding in the area.
- The collapsed wall on the Limerick Road, Roscrea is located on private property, however, the MD will examine the matter in terms of safety implications for the area.
- A contractor has been appointed to undertake verge maintenance on the N75 and N62 with works scheduled to commence in June.
- Center line and junction markings were installed recently on the Littleton to Urlingford Road. At present, there is no budget available for hard shoulder lining. If progressed, this will be carried out on a piecemeal basis subject to budget availability.
- The radar speed detector sign will be relocated from Borrisoleigh to Two-Mile-Borris to assist in reducing speeding in the area.
- Plans are currently being prepared and engagement with the landowner is ongoing in relation to the Low-Cost Safety Scheme at Liskeveen.
- Subject to securing the additional land at Parnell Street car park, approximately 40 additional parking spaces will be provided.
- The MD will review the information issued to Members in relation to the ‘Breakdown of Vacant Houses’ table.

5.4 Update on District Project Pipeline Plan.

Project Name & Details	Next Phase Works/Actions
THURLES	
Market Quarter - Thurles	Construction works are progressing. Extension of programme of work to March 2026. Delay in ESB connection.
Liberty Square Enhancement Scheme Phase 2 Design - Thurles	Contracts signed with the successful consultant, Aecom. Detailed design commenced in Q1 2026 with a 12-month timeframe for completion of design. Discussions with the national URDF Team and TII are ongoing, detailed design is ongoing and stakeholder engagement has commenced. Once detailed design complete, costings to be finalised and discussions with URDF re: funding requirements and gateway/programme status.



Mill Road Footpath (phase 2)	Meet with landowners and Thurles Lions Trust to progress project. Tender of contractor through eTenders Framework.
Redevelopment of Thurles Skateboard Park	Contractor to be appointed.
Development of Mews Building, Slievenamon Road Carpark	
Littleton Labyrinth Walkway and Cycleway - Phase 2	Identify the best routes back into the villages. Landowner approval.
Semple Stadium/Teagasc Offices - footpaths	Works programmed for Q1 2026.
Road Safety Works – Turtulla Junction	Capital Section reviewing options and costings.
Thurles Inner Relief road	Detailed design to be finalised.
Munster Hotel Site Redevelopment	Discussions ongoing with landowner.
Upper River Suir Management Plan – Pilot Project	Discussions ongoing regarding leading out of working group and next steps.
Cycle and Walking corridors – Thurles Town	Await approvals from NTA – currently on a priority list.
ROSCREA	
Gantly Road, Roscrea – <i>an age friendly Neighbourhood</i>	Site surveys complete. Preliminary Design complete. Preliminary design presented to the Elected Members. Detailed design underway, expected to be completed in early Q2 2026. Construction works estimated to commence in Q3 2026.
Main Street Enhancement Works Design - Roscrea	Tender brief and Tender documents being prepared to advertise on E-tenders to procure a Consultants for a new design of Main Street and lane ways, to, to include public realm works and the development of Walsh’s Printers site. Advertise on e-Tenders in the coming weeks.
Reimagined Castle Street Design - Roscrea	Preliminary design has commenced. Site surveys commenced. Presentation to elected members presented with concept options. Stakeholder engagement completed. Community consultation evening was held on 22 nd Jan in Roscrea to present design options. One-way system trial run on Castle Street took place 9 th -14 th February.



	Present the preferred design option to Elected Members. Submission of Part 8 in Q2 2026.										
Roscrea Biodiversity Looped Walk	Part 8 submission for approval and secure funding stream.										
Rosemary Square Footpaths & Pedestrian Crossings											
Installation of Skateboard Park adjacent to the swimming pool	Town and Village Funding Application 2025 unsuccessful. Other funding source to be identified in 2026.										
TEMPLEMORE											
Templemore Town Carpark, Dunkerrin Road	Funding application submitted under Town & Village Renewal 2025.										
The Mall River – Infill Works	Consultant appointed and draft design plan drafted. Ongoing consultation with landowners in progress.										
Templemore Town Park Maintenance Plan	Short, medium and long-term actions identified within the plan for maintenance and future development. Actions will be worked through over the coming years.										
Templemore Landbank Master Plan	Consultants appointed. Preliminary Plan to be presented to Elected Members at November 2025 meeting for comment.										
Main Street Enhancement Works, Templemore	The Project will be considered for the next round of RRDF Calls. The project will need to be phased. If successful under this funding stream, a brief will be prepared for Consultants to produce a new design and upgrade of Main Street and to include public realm works.										
Vacant Housing Units	<table border="1"> <tr> <td>MD Awaiting receipt of keys to property</td> <td>0</td> </tr> <tr> <td>At Inspections/Costings Stage</td> <td>16</td> </tr> <tr> <td>Gone to Tender</td> <td>3</td> </tr> <tr> <td>In Progress</td> <td>10</td> </tr> <tr> <td>TOTAL</td> <td>29</td> </tr> </table>	MD Awaiting receipt of keys to property	0	At Inspections/Costings Stage	16	Gone to Tender	3	In Progress	10	TOTAL	29
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TOTAL	29										

The Members raised the following queries:-

- When are works on the Mill Road Walk expected to commence?
- The CCTV scheme for Littleton cannot proceed until TMD submits a business case, which is required before funding can be considered.



- Can the former area office on the Birr Road, Roscrea be included in the Project Pipeline?
- What is the latest update on the proposed safety improvement works at Rosemary Square, Roscrea. At present, the area operates in a highly uncontrolled manner, with five roads converging into one space. It was previously indicated that a trial layout would be undertaken.

Replies to queries were as follows:-

- Works on the Mill Road are expected to commence within the next 6-8 weeks. Engagement with a number of utility providers, including ESB, Eircom and NBI is required in advance of the works proceeding.
- A business case for the provision of a CCTV scheme in Littleton was previously prepared; however, it now needs to be updated to reflect the current situation, whereby five existing cameras are in place but are obsolete.
Further work is also required in relation to data protection considerations. A more detailed update will be provided in the coming weeks.
- The former area office in Roscrea is a complex site due to the presence of the depot located to the rear of the building. One of the options currently under consideration is the provision of office accommodation for outdoor crews. Pricing assessments for the building are currently being examined.
- Uisce Éireann will be undertaking works at Rosemary Square. As a result, the MD has deferred progressing any detailed design works until these works have been progressed.

6.1 Notice of Motion.

There were no Notices of Motion received.

7.1 Correspondence.

A letter of acknowledgement was received from Clúid in relation to a letter sent regarding Glencarrick Estate, Roscrea.

8.1 Votes of Sympathy/Congratulations.

There were no votes of sympathy/congratulations.

9.1 Any Other Business.

As there was no other business that concluded the official business of the April Meeting.



Comhairle Contae Thibraid Árann
Tipperary County Council

Comhairle Contae
Thibraid Árann
Oifig Cheantar Bardesach
Dhurlais, Ascaill an
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SIGNED:


CATHAOIRLEACH

DATE: 18th May 2026

SIGNED:


MEETINGS ADMINISTRATOR

DATE: 18th May 2026

