

Chapter 43. Cliffony Village Plan

The Settlement Strategy for County Sligo designates Cliffony as a **village sustaining rural communities**. It has adequate infrastructural capacity for small-scale development and is seen as a viable alternative to rural one-off housing.

43.1 Village profile

Cliffony is located approximately 22 km north of Sligo Town, along the N-15 Sligo–Donegal Road. The village centre comprises a streetscape of mainly two-storey, 19th Century buildings on both sides of the story N-15, which is the Main Street.

Cliffony village assets		
Population	2016 Census	492 persons
	2011 Census	483 persons
	% change	+1.8%
Housing stock	2016 Census	288 dwellings
Service infrastructure	Water supply	Sourced from the North Sligo Regional Scheme
	Wastewater	800 PE with spare capacity of approx. 308 PE. The village has been nominated for inclusion in Uisce Eireann Small Towns and Villages Growth Programme for an upgrade or provision of a new WWTP. A strategic assessment has been carried out on the existing WWTP.
	Road network	Located along the N-15
Social infrastructure	Schools	One primary school
	Churches	One church
	Sports facilities	Soccer pitch to the north-west of the village
	Other assets	Health centre, community hall & Montessori school
Sustainable transport	Train	Not available in the area
	Bus	Served by Bus Eireann routes 64 and 480, and by the Local link
	Active travel	No current proposals

Cliffony village assets		
Architectural heritage	Protected Structures	6 Protected structures
Natural heritage and environment	Natura 2000 sites nearby	Bunduff Lough and Machair/Trawalua/Mullaghmore SAC/pNHA
	Natural amenities	Trawalua Strand to the north-west of the village
	Flood risk	None

43.2 Village-specific objectives

Note: These objectives must be considered in conjunction with the urban development policies for towns and villages contained in **Chapter 10 Urban Development Principles** (Vol. 2) and the general development policies and objectives set out in Volume 3 of this Plan.

43.2.1 Transport and circulation

- A. Seek to provide an alternative vehicular and pedestrian access to the national school off the Ballintrillick Road, through lands zoned for community facilities.

43.2.2 Village centre

- A. New development on the site opposite the National School shall include a small public open space along the Main Street. This open space should be well-designed and suitably overlooked by surrounding development. In order to avoid subdivision of the open space, any access associated with development of the backlands should be located at the north-east or south-west end.

43.2.3 Community facilities

- A. Support the establishment of a multi-purpose community facility on the lands zoned community facilities to the rear of Cliffony National School. Any development proposal on these lands should provide:
 - pedestrian links between adjoining residential lands and the village centre;
 - a playground;
 - a shared vehicular access into a shared car parking area which can serve the primary school, the community centre and the church.

43.2.4 Wastewater treatment

- A.** Pursue, in co-operation with Uisce Eireann, the upgrading of the wastewater treatment plan to ensure it is fully compliant with current standards. In the interim, applications for connection will be assessed on an individual basis by Uisce Eireann considering their specific load requirements. Minor developer-funded improvements may be required.