

**Monthly Meeting (Draft County Development Plan 2021-2027)**

**Reconvened - Wednesday 30<sup>th</sup> September 2020 at 5pm**

Minutes of the Adjourned Council Meeting of Louth County Council held in St. Gerard's Hall, Dundalk on Wednesday 30<sup>th</sup> September 2020

**In Attendance: -**

**Executive:** J Martin (CE), F Pentony (DOS), P Donnelly (DOS), Alan Sherry (Meetings Administrator)

**Councillors:** M Butler, Joanna Byrne, E Coffey, H Conlon, T Cunningham, C Keelan, S Kelly, F MacRaghnaill, K Meenan, P McGeough, A McKevitt, D Minogue, J Reilly, L Reilly, T Sharkey, J. Sheridan, E Tully, A Watters, M Yore.

**Absent:** Cllrs. K Callan, P McQuillan, E Corrigan, M Doyle, James Byrne, M Hall, C Markey, D Power, P Smith, J Tenanty

**Forward Planning Staff:** Joanna Kelly - Senior Planner, Turlough King - Senior Executive Planner, Gerard Brennan – Executive Planner, Clare O'Hagan, Senior Staff Officer

**Minute No. 153/20**

**Consideration of the Louth County Development Plan:**

**Mapping Issues:**

The CE advised that legal advice was sought in relation to the mapping errors and that they were satisfied that LCC had adequate time to deal with the maps, as it was a small part of the overall plan. Cllr. Sharkey queried as to whether the CE was aware of the new map provided on Decision Time on 25<sup>th</sup>? Cllr T Sharkey advised that the proposal made on 23<sup>rd</sup> was made based on the map provided pre 21<sup>st</sup> September and that map at the meeting was different to when he took the motion. The CE advised that only one site had changed on the map. Cllr. Sharkey requested the CE to review both maps and to note the significant acreage in zoning

The CE outlined the difficulty with the proposal originally zoned as wetland, with nothing to support the change and that it was a matter for the members. It was also noted that there was no documentary evidence to support the category change from the land to wetland.

Cllr. Sharkey advised that proposal made was based on the map provided in August and that the map provided on 25<sup>th</sup> goes back to the deep yellow (same as map provided in August) He also referred to the zoning being Open Space and not as wetland, but that the proposal still stood (was withdrawn based on the map issued on 21<sup>st</sup> being the correct map)

The CE advised, that LCC did not commission the study referred to in the submission.

T King advised that the version 3 map provided was the correct map.

**1. Motion No. 7 - Cllr T Sharkey**

**Proposed amendment**

**Cllr T Sharkey** – proposal to re-zone lands from open space to residential use and to de-zone from new residential to open space (page 2 of submission, the land identified as GM1 would be de-zoned and to move a parcel marked green to residential and residential to open space).

The lands in question comprise a 2.7 acre landholding currently in agricultural use situated to the rear of the existing Stamanaran Housing Estate, accessed off the Old Golflinks Road, Blackrock, Co Louth. The purpose of this proposal is to seek a change in the zoning of the 2.7 acre lands in the current draft Louth County Plan from 'Open Space' to 'A2 – New Residential.'

**Proposed by:** Cllr. T Sharkey

**Seconded by Cllr. Joanna Byrne**

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. Joanna Byrne, H Conlon, T Cunningham, S Kelly, P McGeough, K Meenan, D Minogue, J Reilly, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters – **Total 13**

**Against:** Cllrs M Butler, C Keelan, M Yore– **Total 3**

**Abstained:** Cllrs. E Coffey, F MacRaghnaill – **Total 2**

**Absent:** Cllrs. K Callan, E Corrigan, M Doyle, M Hall, C Markey, A McKevitt, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

## **2. Motion No. 1 - Cllr. M Hall**

### **Proposed amendment**

Cllr. M Hall – proposal to insert additional text 'and a railway station' into policy objective SS17.

In the absence of Cllr. Hall, Cllr MacRaghnaill took the motion.

The Senior Planner clarified as to the additional text being proposed i.e. and a railway station and advised that it was not included in Project Ireland as a capital project as it related to the DART expansion and cautioned against it.

The CE proposed possible alternate wording for a more general objective i.e. 'exploring the possibility of additional railway stations' at Dunleer, Charleville, Drogheda etc.

Cllr. E Coffey advised of a similar proposal put forward in the Movement chapter i.e. train stations

Cllr. H Conlon referred to MOV 14 in relation to additional text proposed for Dunleer –'in particular to seek to examine the feasibility of re-opening the station in Dunleer and for the provision of a new railway station in the Northern Environs of Drogheda.

The CE advised that a 1<sup>st</sup> level feasibility plan would be required and that agreed wording would replace Cllr. Hall's proposal and be put under one heading to cover all proposals for inclusion of stations. She also advised of an assessment template which Iarnród Éireann use in these cases.

The Senior Planner referred to Policy Objective MOV 14 (Pg 25) and item No.'s 55 and 56 along with Item No. 1 to be taken together, with the wording to be as per Cllr. Conlon and that SS 17 would remain as is.

The above motion was amended to incorporate Motion No.'s 1, 55 and 56 into MOV 14 i.e. MOV 14 was amended to include the additional text underlined "To secure, in co-operation with Iarnród Éireann, improved rail services for the mid and south Louth areas and in particular to seek to examine the feasibility of re-opening the rail station in Dunleer and

providing additional new rail stations for south Dundalk, north Drogheda, and the mid-Louth area.”

**Proposed by Cllr. F MacRaghnaill**

**Seconded by: Cllr Joanna Byrne**

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. M Butler, Joanna Byrne, E Coffey, H Conlon, T Cunningham, C Keelan, S Kelly, F MacRaghnaill, P McGeough, A McKevitt, K Meenan, D Minogue, J Reilly, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore – **Total 19**

**Against: Total 0**

**Abstained: Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 10**

The amendment was passed.

### **3. Motion No. 2**

#### **Proposed amendment**

The Senior Planner outlined that Motion No. 2 related to wording of text i.e. typos, inaccuracies etc. and not policy changes and proposed that Motions No. 2, 13, 14, 43 and 72 be taken together

- Motion No. 2 – language to be uniform for both Dundalk and Drogheda – sub heading in section 2.14.3 is ‘Regeneration Opportunities’ and in section 2.15.3 the sub-heading is ‘Regeneration Areas’.
- Motion No. 13 – amendment re: removal of reference to Nursing Home in Clogherhead – the written statement for Clogherhead in Volume 2 refers to a Nursing Home in Clogherhead however there is no nursing home.
- Motion No. 14 – amendment re: text in relation to facilities in Clogherhead – a list of additional facilities in Clogherhead not included in the Written Statement was provided
- Motion No. 43 – insertion of text re: Smart City – a request was made to include a definition of a ‘Smart City’
- Motion No. 72 – appendices – typo and amendment name of River to Ballywater and reference to UAPs – in appendix 8 the reference to the Termonfeckin River should be changed to the Ballywalter River and in section 3.2.3 of the Appendix amend the reference to the Drogheda and Dundalk LAPs to UAPs.

F Pentony made reference to the fact that there was no definition for UAP provided for in legislation, as it arose from the RSES and that the term LAP should be used. The CE highlighted that UAP and LAP were one in the same.

**Proposed by:** Cllr. E Coffey

**Seconded by:** Cllr A Watters

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. M Butler, Joanna Byrne, E Coffey, H Conlon, T Cunningham, C Keelan, S Kelly, F MacRaghnaill, P McGeough, A McKevitt, K Meenan, D Minogue, J Reilly, L Reilly, J Sheridan, E Tully, A Watters, M Yore– **Total 18**

**Against: Total 0**

**Abstained: Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, M Doyle, M Hall, C Markey, P McQuillan, D Power, T Sharkey, P Smith, J Tenanty - **Total 11**

The amendment was passed.

#### **4. Motion No. 3**

The Senior Planner advised that Motion No. 3 had already been dealt with under Motion No. 1 above.

#### **5. Motion No. 4**

The Senior Planner advised that Motion No.4 had already been clarified with Cllr. Hall in that an existing prioritisation policy CS 9 is contained in the Plan.

#### **6. Motion No. 5 - Cllr C Keelan**

<b>Proposed amendment</b>
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Cllr C Keelan proposal re: Insertion of additional Policy Objective in to Section 2.15 Dundalk – Northern Environs Framework Plan as follows:
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“To ensure the completion of the Northern Environs Framework Plan, an unfulfilled objective of the previous Dundalk & Environs Plan, during the lifetime of the current Plan, incorporating the inclusion of an interchange on the Armagh Road to reduce non-local traffic entering Dundalk at the Lisdoon Junction and the corresponding contribution to Climate Action within same.”
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The CE advised that an examination would need to be undertaken to see if case could be made for an interchange and that based on feedback from the Engineers it would not meet the criteria. Suggested wording i.e. exploration of an interchange.

The Senior Planner advised that there was no reference to a Northern Environs Plan in the current Plan and advised caution against it from legal perspective.

Cllr. Keelan advised of text redacted from the motion, as per the document and stated that the completion of a Framework Plan for the Northern Environs of Dundalk was an objective of the Dundalk and Environs Plan 09-15, and proposed for its inclusion in this Plan.

The CE suggested for the inclusion in the CDP an objective to carry out a Framework Plan, as there was no mention of completion of a Framework Plan for the Northern Environs in the current Plan.

The Senior Planner advised that Motion was an issue for LAP stage

Cllr. J Reilly – indicated that a motorway junction would increase traffic flow in the area and was not in favour of the proposal.

Cllr. T Sharkey – indicated that there was merit in the proposal, and that there may be alternatives, but would be in support of the motion

Cllr C Keelan outlined his concerns re: delivery of Northern Link Road and who was going to deliver same. The CE advised that it would be easier to deliver a road already indicated in the plan rather than a proposal for an interchange.

Cllr. C Keelan advised that it was an aspiration and wished to have it included in the Plan

Cllr. J Reilly outlined with regard to the NRA and distances required for interchanges and that it could be a safety issue. The CE advised of a previous application, developer led, supported by the LCC/NRA to facilitate the provision of an interchange, but refused by An Bord Pleanala.

**Proposed by:** Cllr. C Keelan                      **Seconded by:** Cllr Joanna Byrne

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. Joanna Byrne, E Coffey, H Conlon, T Cunningham, C Keelan, S Kelly, P McGeough, A McKeivitt, K Meenan, D Minogue, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore– **Total 16**

**Against:** Cllr Butler, F MacRaghnaill, J Reilly - **Total 3**

**Abstained: Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 10**

The amendment was passed.

#### **7. Motion No. 6 - Cllr C Keelan**

##### **Proposed amendment**

Cllr C Keelan proposal re: Insertion of additional text into Policy Objective SS 32 – ‘incorporating the delivery of greenway and pedestrian infrastructure on both sides of the Castletown River’. Additional text in POL OBJ 32 is underlined:  
SS32: To develop a network of green areas throughout the town, building on existing green infrastructure, and advancing the delivering of the Great Eastern Greenway along the coast incorporating the delivery of greenway and pedestrian infrastructure on both sides of the Castletown River.

**Proposed by:** Cllr C Keelan

**Seconded by:** Cllr. S Kelly

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. Joanna Byrne, E Coffey, H Conlon, C Keelan, S Kelly, F MacRaghnaill, P McGeough, A McKeivitt, K Meenan, D Minogue, L Reilly, J Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore– **Total 17**

**Against:** Cllr Butler- **Total 1**

**Abstained: Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, T Cunningham, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

#### **8. Motion No. 7**

See item No. 1 above

#### **9. Motion No. 8**

The Senior Planner advised that motion raised by Cllr J Tenanty on behalf of the mid Louth members related to LAP issues.

Motion withdrawn

**10. Motion No. 9 - Cllr. H Conlon**

<b>Proposed amendment</b>
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Cllr. H Conlon – proposal re: maximum height restrictions in Dunleer
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The Senior Planner advised that the proposal was contrary to National Policy and that the Building Height Guidelines would supercede anything put forward. Also, that there was general policies in the Plan with regard to Character of existing streetscapes etc.

Motion withdrawn

**11. Motion No. 10 - Cllr. H Conlon**

<b>Proposed amendment</b>
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Cllr. H Conlon – proposal re: Park and Ride
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The CE advised that in the absence of train station a park and ride facility would be futile. The Senior Planner advised that the lands were zoned Town Centre and would allow for a parking facility if a proposal was made.

Motion withdrawn

**12. Motion No. 12 - Cllr. H Conlon**

<b>Proposed amendment</b>
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Cllr. H Conlon – proposal re: insertion of additional text to Policy Objective SS 49 (Dunleer) 'also to promote the re-opening of the public toilets and the introduction of off-street car parks and pedestrian crossing'.
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The CE advised that motion related more to an LAP and that it could be put forward as a motion at a Council meeting. The CE also indicated that she would be happy to look at off-street parking/pedestrian crossing as a separate issue, as it wasn't a matter for the development plan.

Cllr H Conlon advised that assurance were given at the previous meeting with regard off-street car parking. The CE indicated that the matter would be looked at and suggested that

JK – proposed the insertion of a general policy in SS 49 'To examine the feasibility of providing additional off-street car parking locations in Dunleer.'

**Proposed by:** Cllr H Conlon

**Seconded by:** Cllr C Keelan

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. M Butler, Joanna Byrne, E Coffey, H Conlon, C Keelan, S Kelly, F MacRaghnaill, P McGeough, A McKevitt, K Meenan, D Minogue, J Reilly, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore– **Total 18**

**Against: Total 0**

**Abstained: Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, T Cunningham, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

**13. Motion No. 11 - Cllr. H Conlon**

**Proposed amendment**

Cllr. H Conlon – proposal re: insertion of additional Policy Objectives (Dunleer)

The CE advised that the proposal was not appropriate to the CDP and that it was more a LAP/Notice of Motion and that there was a general policy in the plan with regard to sports and recreation and that regular opportunities were available to communities to apply for funding.

Motion withdrawn

**14. Motion No. 13 and No. 14**

Refer to Motion No. 2 above

**15. Motion No. 15 - Cllr. A McKeivitt**

**Proposed amendment**

Cllr. A McKeivitt – proposal re: insertion of additional Policy Objective to written statement of Carlingford.

The CE advised in relation to proposal CAR 5 – that it wouldn't be possible to insert a policy with regard to a sewage scheme as it was a matter for Irish Water. In relation to CAR 28 i.e. Ferry – wouldn't be in a position to promote a private company in CDP. CAR 15 – county is promoted as a whole through Fáilte Ireland. The Senior Planner advised that general policies exist in the Plan regarding universal design and inclusivity for all. The CE advised that a tourism strategy existed along with a chapter in the Plan and suggested speaking to C Moss in relation to proposal.

Motion withdrawn

**16. Motion No. 16 - Cllr. L Reilly**

**Proposed amendment**

Cllr. L Reilly – To zone 1.2 hectares of open space to 'New Residential' and amend the zoning of lands zoned 'New Residential' (which contain 3 historical features) to open space in Dromiskin.

Cllr. M Butler queried as to the hedgerow of special amenity value, referred to at the previous meeting, was going to remain on the map. The Senior Planner advised that a survey had been undertaken as part of Green Infrastructure and that it would remain on the map, and that it was a natural bramble hedgerow and while of a lesser value that other hedgerows was happy to stand over the designation.

**Proposed by:** Cllr L Reilly

**Seconded by:** Cllr E Coffey

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. Joanna Byrne, E Coffey, H Conlon, C Keelan, S Kelly, P McGeough, A McKeivitt, K Meenan, D Minogue, J Reilly, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore – **Total 16**

**Against:** Cllr. M Butler – **Total 1**

**Abstained:** F Mac Raghnaill - **Total 1**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, T Cunningham, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

**17. Motion No. 17 - Cllr. J Sheridan**

**Proposed amendment**

Cllr. J Sheridan – proposal re: provision be specifically made for a pedestrian crossing on the R171 Knockbridge.

The CE advised that it would be more appropriate as a notice of motion for Area Committee, not CDP.

Motion withdrawn

**18. Motion No. 18 - Cllr. M Hall**

**Proposed amendment**

Cllr. M Hall – proposal re: insertion of additional text into Policy Objective SS 57 – ‘and community groups’

**Proposed by:** Cllr E Coffey

**Seconded by:** Cllr Joanna Byrne

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. M Butler, Joanna Byrne, E Coffey, H Conlon, C Keelan, S Kelly, F Mac Raghnaill, P McGeough, A McKeivitt, K Meenan, D Minogue, J Reilly, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore– **Total 18**

**Against: Total 0**

**Abstained: - Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, T Cunningham, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

**19. Motion No. 19 - Cllr. D Power (Absent)**

**Proposed amendment**

Cllr. D Power (Absent) – re: Walshestown and Clogherhead facilities

The Senior Planner indicated that it may be a matter of clarity, rather than a proposed amendment

**20. Motion No. 20 - Cllr Joanna Byrne**

**Proposed amendment**

Cllr Joanna Byrne re: insertion of additional policy objective



The Senior Planner advised, following on from workshops, that a lot of policies are addressed as part of the Housing Strategy. The CE indicated that the Government dictate where funding goes and that we cannot influence that.

Motion withdrawn

## 21. Motion No. 21 - Cllr Joanna Byrne

### Proposed amendment

Cllr Joanna Byrne re: To insert an additional policy objective into the Housing Chapter as follows: "To facilitate the development of emergency accommodation, including hostels for homeless individuals and families, in a balanced way throughout the county but base on needs in particular areas."

The CE advised that the proposal would be dictated by the availability of funding

**Proposed by:** Cllr Joanna Byrne

**Seconded by:** Cllr Antoin Watters

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. M Butler, Joanna Byrne, E Coffey, H Conlon, C Keelan, S Kelly, F Mac Raghnaill, P McGeough, A McKevitt, K Meenan, D Minogue, J Reilly, L Reilly, T Sharkey, J Sheridan, E Tully, A Watters, M Yore – **Total 18**

**Against: Total 0**

**Abstained: - Total 0**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, T Cunningham, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

## 22. Motion No. 22, No. 23 and No. 24 - Cllr Joanna Byrne

### Proposed amendment

Cllr Joanna Byrne re: insertion of additional policy objective

The CE advised that these were of a similar nature to Motion No. 20

Motions withdrawn

## 23. Motion No. 25 - Cllr Joanna Byrne

### Proposed amendment

Cllr Joanna Byrne re: insertion of additional text to Policy Objective HOU 11 - 'at locations that are proximate to existing services and amenities including pedestrian paths, local shops, parks and public transport.'

A roll call vote was recorded as follows:

**In favour of proposal:** Cllrs. M Butler, Joanna Byrne, H Conlon, F Mac Raghnaill, P McGeough, K Meenan, D Minogue, J Reilly, T Sharkey, E Tully, A Watters, M Yore – **Total 12**

**Against:** Cllrs. E Coffey, C Keelan, S Kelly, A McKevitt, L Reilly - **Total 5**

**Abstained:** Cllr. J Sheridan, - **Total 1**

**Absent:** Cllrs. James Byrne, K Callan, E Corrigan, T Cunningham, M Doyle, M Hall, C Markey, P McQuillan, D Power, P Smith, J Tenanty - **Total 11**

The amendment was passed.

#### **24. Motion No. 26 - Cllr M Hall**

<b>Proposed amendment</b>
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Cllr M Hall re: amendment to Policy Objective HOU 27
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The Senior Planner expressed concern in relation to the proposal re: 5% single storey units per 100 units and the issue in achieving densities in urban areas and adherence to national policies.

Following further discussion it was agreed to withdraw the motion.

#### **25. Motion No. 27 - Cllr. M Hall**

<b>Proposed amendment</b>
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Cllr. M Hall – proposal to amend Policy Objective HOU 29
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Motion withdrawn

#### **26. Motion No. 28 - Cllr K Meenan**

<b>Proposed amendment</b>
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Cllr K Meenan – proposal re: streetscapes
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Cllr Meenan spoke in relation to longer streetscapes than housing estates i.e. where a problem can be curtailed to a smaller area.

The Senior Planner advised that it was contrary to national policy DMURS and all applications are assessed on a case by case basis. Cllr. Meenan indicated that a number of estates were already well designed but with a number that were not. Estates with smaller streetscapes i.e. Marlmount Park, Greengates, Bothar na Feirme and that we should be following along the lines of Greengates and not Dundoogan.

The Senior Planner indicated that the proposal was for cul-de-sacs, but that it would come down to design aspects. The SEP advised that existing planning policy is successful at present. K Meenan – if we could follow current estates being built i.e. Greengates manor which is well built.

JK – we have national policies to work to and that housing bodies would have their own criteria and in order to get funding may insist on certain criteria being met. The CE advised that it must be in accordance with national policy and we can't overwrite.

K Meenan indicated that we should be following best practice. Cllr. S Kelly indicated that in relation to issue in social housing that they are easier to contain. Cllr. T Sharkey referred to rural design guidelines and suggested that something similar be produced for urban areas.

The CE advised that wording would be put forward at the next meeting

**On the proposal of L Reilly, seconded by Cllr J Sheridan the meeting was adjourned to 6pm on Thursday 01<sup>st</sup> October 2020.**

Minutes of Adjourned Council Meeting 30<sup>th</sup> September 2020

That concluded the business of the meeting

The Minutes were confirmed at a meeting of Council held on:-

Date: \_\_\_\_\_

Cathaoirleach: \_\_\_\_\_

Meetings Administrator: \_\_\_\_\_