

Draft Louth County Development Plan 2021-2027

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To: LouthCDP

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Town Hall
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Date: 23 December

SUBMISSION – DRAFT LOUTH COUNTY DEVELOPMENT PLAN 2021-2027

Dear Sir/Madam

I wish to make the following submission in relation to the County Development Plan 2020-2026.

I wish to object in the strongest terms to the proposed “Rural Housing Strategy”.

There is a need for the local authority to make better and realistic accommodations for families/persons that currently reside in rural Louth and who are intrinsically connected with their local communities. If the current draft of the Louth County Development plan is adopted in its current form, it will have a hugely negative impact of rural communities like the electoral area of Creggan Upper/Sheelagh.

Creggan Upper is currently sustained and enriched by the local community that live in the rural area. Any change that would occur would only seek to diminish and damage the existing services and indeed the numerous community and voluntary groups.

It is my contention that this area it is facing a serious crisis in the next decade and this will be exacerbated if the draft CDP becomes a reality later this year. The proposal to strictly restrict development in rural areas of the county and to those involved in farming or rural enterprise will devastate our community.

My father is a farmer and I am one of six children with 10 nieces and nephews, I want to be able to see my family put down roots in the community which I grew up in. I don't want them to live in Dundalk or even further away because they are not allowed to build a house on my father's land. Because we are able to build on my Dad's land, it enable me to help provide care at home for both sets of my grandparents and my grand uncle. We would have being heart broken if we had to put them into a home due to the distance if I couldn't live in my community where I grew up.

We want all our family to be able help this local community to grow, we are all heavily involved in the local sporting community and all the children have got educated in the local school. We want to see our children's children to be able live in the same area and be able to support my parents when they grow old. With the COVID-19, it has should that the local community can work from home with the use of technology therefore reduce one of the arguments against rural development due to the need for increased travel.

Also by providing rural housing options and the provision of good broadband, there is the increased potential of rural businesses and working from home. These workers are then more likely to use the local shops for their needs.

The total population of Creggan Upper in the 2016 census was 856. It was 787 in 2011. This slow rate of growth over the decade is destined to become a trickle or disappear altogether in the next 5 years because of the age profile in the area and the lack of zoned land which has any rural chance of being built on during the lifetime of the next CDP.

In 2018 it was reported that there were only 26 pupils that attended Scoil Bhríde, Sealach. The restrictions on rural one-off houses in the draft CDP will mean few, if any new homes will be built in the area and these numbers will decline even further. This failing population will undoubtedly result in loss and downgrading of existing amenities. Our shop, pub, church, school and all other local services and amenities will be at severe risk.

There is little or no prospect of any infill development in the area in the foreseeable future, certainly not enough to meet the demand currently exists and that will exist moving into the future.

The overall plan also spells out clearly how the council intends to restrict housing development in rural areas by approving permissions for once off rural housing to very specific categories of people engaged in agriculture and rural enterprises and who have ties to that local area. The strict implementation of this policy will severely affect local and rural communities including Sheelagh.

I believe Louth County Council need to put in place a policy that facilitates the settlement of local people in their own local community who are actively engaged in farming.

There are other categories of people from a local area that should be facilitated with housing in their community such as

- People who are originally from the local area but have left the area previously for employment or other reasons and would like to return
- People who are originally from the local area but are not involved in farming or a rural enterprise
- People who are intrinsically involved in the community
- People who are involved in the community and/or sporting organisation in the area
- People from the area who cannot afford to purchase houses in urban areas

If Louth County Council want to restrict housing in this way they need to facilitate the provision of alternative housing opportunities in local areas like Sheelagh separately.

I would respectfully ask you do not adopt this draft plan in its current form and to please make provisions for local people to continue to live, work and grow up in the communities they love and nurture.

Yours Sincerely,
Michelle Finnegan