

Draft Louth County Development Plan 2021-2027

Nicola Mulholland [

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Sent: 23 December 2020 11:32

To: LouthCDP

To whom it may concern,

I wish to lodge an objection to the proposed changes in the Draft Louth County Development Plan 2021-2027, specifically referring to section 3.17 - Housing in the Open Countryside, which redefines rural policy zones and the qualifying criteria for local needs.

As a lifelong resident of Ballymakellett, Ravensdale I am deeply concerned about the impact this will have on the community which for the most part is made up of families, many of whom have lived in the area for generations and wish for their future generations to have the ability to do the same. While I appreciate the planning authority are seeking to ensure sustainable development as well as protect rural communities and lands with these changes I believe that these restrictions will have long-term negative effects and lead to the decimation and isolation of rural communities in the area.

The proposed local housing need qualifying criteria for the proposed Zone 1 is excessively stringent given that a large portion of these lands are currently regulated by the already strict Zone 1 and Zone 2 criteria under Louth County Development Plan 2015-2021. It is also unduly biased against members of the community not involved in agricultural activities and effectively punishes families that have adequate land holding for an additional house for a family member but not the 3 hectares that will be required for two houses.

Considering the events of 2020 surrounding the coronavirus pandemic we have come to learn that it is in fact feasible for large numbers of the population to work and learn remotely which in turn will reduce the need for excessive commuting and allow for community based learning and working facilities. The current draft of the Development Plan does not give adequate consideration to these changes or support rural based developments that could promote this. In addition, in the midst of a global pandemic is not an appropriate time for these changes to be reviewed and implemented and I suggest that the timeline of the current development plan be extended to allow for further review and discussion when in-person sessions can commence.

I am eager to engage on this subject matter further and the public discussions required to reach a solution that is beneficial to both the inhabitants of the rural communities while protecting these areas of high scenic beauty.

Regards,

Nicola Mulholland B. Eng., MSc. Dip.