

1.0: Introduction

1.1 Terms of Reference

The Monaghan County Development Plan 2013-2019, (incorporating the Development Plans for Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay) consists of a written statement and maps. The written statement is sub-divided into sixteen chapters and twenty two appendices and contains a Core Strategy which shows that the development objectives in the development plan are consistent with national and regional development objectives set out in the National Spatial Strategy and Regional Planning Guidelines. The attached maps identify land use proposals and provide clarification to the general and specific objectives contained in the written statement.

The Monaghan County Development Plan 2013-2019 (Incorporating the Development Plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay) represents a county development plan which has been prepared concurrently with the Development Plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay.

This document constitutes the Strategic Environmental Assessment (SEA) Statement in respect of the Monaghan County Development Plan 2013-2019 (Incorporating the Development Plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay).

The purpose of this SEA Statement is to summarise how environmental considerations were integrated into the development plans, how the Environmental Report and the outcome of consultations were taken account of and responded to, the reasons for choosing the plan as adopted, having regard to the alternatives considered; and the measures decided upon to monitor the significant environmental effects of implementation of the development plans.

1.2 SEA Definition

SEA is the formal, systematic process of predicting the likely significant environmental effects of implementing a plan or programme before a decision is made to adopt the plan or programme. It seeks to inform the decision-making process before a decision is made to adopt a plan and should lead to more sustainable development through the systematic appraisal of policy options.

1.3 Legislative Context

Directive 2001/42/EC of the European Parliament and of the Council, of 27th June 2001, on the assessment of the effects of certain plans and programmes on the environment, referred to hereafter as the SEA Directive, introduced the requirement that SEA be carried out on plans and programmes, which includes land use plans.

The European Communities (Environmental Assessment of Certain Plans and Programmes) Regulations 2004 (SI No. 435 of 2004), and, the Planning and Development (Strategic Environmental Assessment) Regulations 2004 (SI No. 436 of 2004) transpose the European Strategic Environmental Assessment (SEA) Directive 2001/42/EC into Irish Law. Both sets of Regulations became operational on 21st July 2004. The Department of the Environment, Heritage and Local Government also issued guidelines in November 2004 on the implementation of the SEA Directive (2001/42/EC) entitled 'Assessment of the Effects of Certain Plans and Programmes on the Environment'.

On adoption of the Development Plans, the planning authority is required under Section 13I of the Planning and Development (SEA) Regulations 2004 (S.I. No. 436 of 2004), as amended, to make the SEA Statement available to the competent environmental authorities, the public and, where relevant, neighbouring counties.

1.4 SEA process

The SEA process is comprised of four main steps, which have been followed during the preparation of the SEA for the Monaghan County Development Plan 2013-2019 (Incorporating the Development Plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay), as indicated in table 1 overleaf.

Table 1: SEA Process

Step	Requirement in regard to the Monaghan County Development Plan 2013-2019 (Incorporating the Development Plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay),
Step 1: Screening	SEA is a mandatory requirement for County Development Plans under S.I. 436 of 2004.
Step 2: Scoping	<p>An SEA Scoping Issues Paper along with an Appropriate Assessment Initial Screening Report and a Strategic Environmental Issues Paper were issued to the required environmental authorities</p> <p>This activity was undertaken to determine the scope and level of detail to be considered within the SEA assessment.</p>
Step 3: Environmental Report	<p>The Draft Monaghan County Development Plan 2013-2019 (Incorporating the development plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay), together with the SEA Environmental Report and Appropriate Assessment under the EU Habitats Directive were put on public display between 31st May 2012 and the 10th August 2012.</p> <p>Submissions received during that period were reviewed and proposed amendments were recommended by the Manager in response to the issues raised. In addition, proposals were brought by the elected members. All amendments and proposals were screened for the requirement for further assessment under the SEA and/or AA processes.</p> <p>The proposed amendments were put on public display on the 3rd January 2013 until the 31st January 2013. Submissions received were reviewed and modifications were recommended by the Manager in response to the issues raised.</p>
Step 4: SEA Statement	This statement identifies how environmental considerations and consultation have been integrated into the final plan.

1.5 Content of the SEA Statement

Under Section 13I of the Planning and Development (SEA) Regulations 2004 (S.I. No 436) an SEA Statement is required and must include information summarising:

- (a) How environmental considerations have been integrated into the plan.
- (b) How:
 - (i) the environmental report,
 - (ii) submissions and observations made to the planning authority on the proposed plan and Environmental Report and,
 - (iii) any transboundary consultations

have been taken into account during the preparation of the plans

- (c) The reasons for choosing the plan, as adopted, in light of the other reasonable alternatives dealt with, and
- (d) The measures decided upon to monitor, in accordance with Article 13J, the significant environmental effects of implementation of the plan.

2.0: Integration of Environmental considerations into the Monaghan County Development Plan 2013-2019 (Incorporating the development plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay)

2.1: Introduction

The preparation of the development plans, SEA and Appropriate Assessment has been an iterative process and this is evident from the integration of the three strands at all key stages of the process. Table 2 below highlights the key stages and dates within the SEA process for the development plans.

Table 2: Key Stages and Dates in the SEA, AA and Plan Preparation

Key Step	Dates
Pre-Scoping: Preparation of Issues Paper and Strategic Environmental Issues Paper	Prior to 10 th March 2011
Notice of intention to review existing development plans and prepare new development plans for the period 2013-2019 published in local press, and Issues Paper and Strategic Environmental Issues Paper published	10 th March 2011
Pre-Draft Plan Public consultation period	10 th March 2011 – 6 th May 2011
Consideration of Manager's Report on Pre-Draft Consultation/SEA/AA by: Monaghan County Council Carrickmacross Town Council Monaghan Town Council Castleblayney Town Council Clones Town Council	4 th July 2011 11 th July 2011 18 th July 2011 26 th July 2011 25 th July 2011
Scoping of Environmental Report in accordance with Article 13D of the Planning and Development (Strategic Environmental Regulations) 2004	15 th September 2011 - 14 th October 2011
Draft Plans and Environmental Report agreed by:- Carrickmacross Town Council Monaghan Town Council Monaghan County Council Castleblayney Town Council Clones Town Council	14 th May 2012 15 th May 2012 21 st May 2012 22 nd May 2012 28 th May 2012
Public Consultation on Draft Plan/Environmental Report/AA	31 st May 2012 - 10 th August 2012
Consideration of Manager's Report on Draft Plan/Environmental Report/AA by:- Monaghan County Council Carrickmacross Town Council Monaghan Town Council Clones Town Council Castleblayney Town Council	5 th November, 19 th November and 3 rd December 2012 12 th November 2012 19 th November 2012 26 th November 2012 4 th December 2012
Amendments/Material Alterations to Draft Development Plans and Addendum to Environmental Report agreed by:- Carrickmacross Town Council Monaghan Town Council Clones Town Council Monaghan County Council Castleblayney Town Council	12 th November 2012 19 th November 2012 26 th November 2012 3 rd December 2012 4 th December 2012
Public consultation on Material Alterations/Environmental Report/AA	3 rd January 2013 - 31 st January 2013

Consideration of Manager's Report on Material Alterations/Environmental Report/AA by:- Carrickmacross Town Council Monaghan County Council Monaghan Town Council Clones Town Council Castleblayney Town Council	4 th February 2013 13 th February 2013 13 th February 2013 18 th February 2013 19 th February 2013
Development Plans made by:- Monaghan County Council Monaghan Town Council Carrickmacross Town Council Castleblayney Town Council Clones Town Council	18 th February 2013 18 th February 2013 11 th February 2013 26 th February 2013 25 th February 2013

2.2: Transboundary Consultation

The following organisations in Northern Ireland were consulted at the start of the review of the development plans process:

Planning Service Headquarters
Millennium House
17-25 Great Victoria Street
Belfast

Roads Service NI
Clarence Court
10-18 Adelaide Street
Belfast

Department of Environment Headquarters
Clarence Court
10-18 Adelaide Street
Belfast
BT2 8GB

DOE Environmental Policy Division
6th Floor
Goodwood House
44-58 May Street
Belfast

Northern Ireland Water
PO Box 1026
Belfast

Northern Ireland Tourist Board
St Annes Court
59 North St,
Belfast,
County Antrim

Department of Health, Social Services and Public Safety
Castle Buildings,
Stormont Estate
Belfast

Department for Regional Development
Clarence Court
10-18 Adelaide Street
Belfast

Armagh City and District Council
Council Offices
The Palace Demesne
Armagh

Dungannon and South Tyrone Borough Council
Council Offices
Circular Road
Dungannon
County Tyrone

Fermanagh District Council
Townhall
Enniskillen
County Fermanagh

Newry and Mourne District Council
Monaghan Row
Newry
County Down

Department for Social Development
Lighthouse Building
1 Cromac Place
Gasworks Business Park
Ormeau Road
Belfast

Following this consultation period, no transboundary issues were raised by the adjacent Member State. Consequently at draft plan stage, Monaghan Local Authorities determined that formal transboundary consultation was not required and informed the Minister for Environment, Communities and Local Government accordingly.

2.3: Consultation Process

The two year process of formulating the Development Plans began on 10th March 2011 with an eight week consultation period to ascertain the strategic issues relating to spatial planning in the county. As part of this process, an Issues Paper and a Strategic Environmental Issues Paper were prepared to help initiate public debate on strategic issues and broad environmental issues associated with the implementation of the development plans. Formal notice of the consultation period was placed in local press, displayed on the website www.monaghan.ie, on facebook, and broadcast on local radio. To explain the process to the public, a news article was inserted in the local press and an interview given on local radio. An article was also placed in the Spring edition of the County Development Board Newsletter. The press notice indicated that children, or groups or associations representing the interests of children, were also entitled to make submissions or observations and in addition, the views of young people were further canvassed through a flyer campaign in local secondary schools. A submission template was prepared to aid members of the public who wished to make formal submissions.

In addition to the above, members of the planning section held meetings in the main towns of the county between the 15th March and 31st March 2011 to discuss the matters outlined in the Issues Paper and Strategic Environmental Issues Paper. Presentations were also given to Monaghan County Development Board, County Monaghan Heritage Forum and the County Monaghan Community Forum.

Submissions and observations were accepted in writing or by email. Both the Issues Paper and the Strategic Environmental Issues Paper were made available in the Library Headquarters, Branch Libraries, mobile library, Town Council Offices, County Council Offices and on the local authority website.

In addition to the public notice, notification was also issued to organisations prescribed under Article 13 of the Planning and Development Regulations 2001-2006 (listed below)

Minister for Environment, Heritage & Local Government	Forfas
An Bord Pleanala	Health Services Executive North-East
Minister for Agriculture, Fisheries and Food	The Heritage Council
Minister for Community, Equality and Gaeltacht Affairs	Health and Safety Authority
Minister for Defence	The National Roads Authority
Minister for Education	An Taisce
Minister for Communications, Energy and Natural Resources	Monaghan County Development Board
Minister for Transport	Border Regional Authority
Environmental Protection Agency	Border Midland & Western Regional Assembly
Aer Rianta	West Regional Authority
Failte Eireann	Mid East Regional Authority
Inland Fisheries Ireland	Midlands Regional Authority
An Comhairle Ealaion	Monaghan Town Council
ESB	Carrickmacross Town Council
	Castleblayney Town Council
	Clones Town Council
	Ballybay Town Commissioners

Cavan County Council
Louth County Council

Meath County Council

Furthermore, the following national and local organisations were also considered relevant to consult:

An Garda Siochana Headquarters	IDA Ireland
Bat Conservation Ireland	Irish Aviation Authority
Bird Watch Ireland	Irish Business and Employers Confederation
Birds of Ireland News Service	Irish Central Border Area Network
Bord Bia - Irish Food Board	Irish Environmental Network
Bord Gáis Headquarters	Irish Farmers Association
Centre for Cross-Border Studies	Irish National Forestry Foundation
Coillte	Irish Peatland Conservation Council
Commission for Communications Regulation	Irish Rugby Football Association
Dept of Social & Family Affairs	Irish Small and Medium Enterprises Association
East Border Region Partnership	Irish Sports Council
Eircom Limited	Irish VEC
EirGrid PLC	Irish Wildlife Trust
Enterprise Ireland	Meteor Mobile Communications Ltd.
FAS	National Parks & Wildlife Service
Federation of Irish Sports	National Transport Authority
Football Association of Ireland	Teagasc
Forest Friends Ireland	Telefonica O2 Ireland Limited
Friends of the Earth Ireland	Tourism Ireland
Friends of the Irish Environment	Vodafone Ireland Limited
Gaelic Athletic Association	Voice of Irish Concern for the Environment
Garda Station, Monaghan	Waterways Ireland
Global Action Plan	Failte Ireland North West
Hutchison 3G Ireland Limited	

The following local organisations were also written to seeking their comments:-

Aghabog Development Association	Castleblayney Anglers Association
Annyalla Community Development Assoc.	Castleblayney Arts&Community Development
Ardaghey Community Development Assoc.	Castleblayney Community Childcare Ltd
Ardaghey Tidy Towns	Castleblayney Community Enterprise Limited
Ashburton Community Development Assoc.	Castleblayney Development Association
Ballinode Community Projects Ltd	Castleblayney Tidy Towns
Ballinode Tidy Towns	Cavan Monaghan Leader
Ballybay Development Association	Clara Development Association
Ballybay Tidy Towns	Clogher Historical Society
Ballybay Tourism & Angling Association	Clones Community Childcare
Bawn Area Community Groups Limited	Clones Community Forum
Bawn Housing & Community Association	Clones Development Society Limited
Blackwater Regional Partnership	Clones Erne East Partnership
Border Minority Group	Clones Historical Society
Broomfield Aughtnafarcon Dev. Group	Clones Regeneration Partnership
Carrick Aces Athletic Club	Clones Tidy Towns
Carrick Community Allotments	Clontibret Development Association
Carrickmacross Local Development Group	Clontibret Ramblers/Heritage Group
Carrickmacross Tidy Towns	Clough Development Group
Carrickroe Community Centre	Cloughvalley Local Development Assoc.
Carrickroe Tidy Towns	Connons Development Association

Corcaghan Development Association
 Corduff/Raferagh Community Association
 County Monaghan Community Network Ltd.
 County Monaghan Regional Game Council
 Cross Border Community Housing Assoc. Ltd
 Dartrey Heritage Association
 Dochas for Women / Womens Network
 Donagh Development Association
 Donaghmoyne Community Dev. Group
 Doohamlet Development Group
 Doohamlet District Community Dev. Assoc.
 Drum Village Development Association
 Drumillard Community Group
 Drumlin Community Dev. Project
 Emyvale Development Association
 Emyvale Tidy Towns
 Farney Community Development Group Ltd
 Farney Youth Support Project
 Glaslough Development Association
 Glaslough Harriers
 Glaslough Tidy Towns
 Greenan's Cross Dev. Committee
 Greenan's Cross Development Committee
 Hollywood Development Committee
 Hope Heritage Partnership
 HSE Local Health Office, Monaghan
 Inniskeen Enterprise & Development Group
 Inniskeen Tidy Towns
 Killanny Community Development Assoc.
 Killeevan Development Association
 Killeevan Heritage Group
 Killeevan Tidy Towns
 Killyneill Tidy Towns
 Kilmore / Drumsnat Heritage Society
 Knockatallon Development Association
 Knockatallon Development Committee
 Knockatallon Rambling Club
 Leitrim Community Development Assoc.
 Lisdoonan Development Association Ltd
 Lisnagrieve Community Development
 Lissarley Development Association
 Magheraclone Development Association
 Milltown Tidy Towns
 Monaghan Allotment Society
 Monaghan Anglers Association
 Monaghan Chamber of Commerce
 Monaghan Community Development Committee
 Monaghan Community Forum
 Monaghan County Athletic Board
 Monaghan County Childcare Committee
 Monaghan Garda Station
 Monaghan Tidy Towns
 Monaghan Transition Group
 Monaghan VEC
 Monaghan Youth Federation
 Muckno Community Partnership
 Mullash Community Development
 Newbliss Development Group Limited
 Newbliss Tidy Towns
 Oram Community Development Assoc.
 Rockcorry Community Childcare
 Rockcorry Development
 Rockcorry Tidy Towns
 Rural Transport Programme
 Scotshouse Community Development Group
 Scotstown Tidy Towns
 Scouting Ireland – Monaghan/Cavan
 Sliabh Beagh Partnership
 Smithboro Development Association
 Smithborough Tidy Towns
 St Mary's Community Gardens
 Threemilehouse Tidy Towns
 Tourism Officer, Monaghan County Council
 Truagh Development Association
 Truagh Development Partnership
 Truagh Heritage Group
 Tydavnet Community Development Society
 Tydavnet Tidy Towns
 Tyholland Tidy Towns
 Ulster Canal Development Committee
 Youth Work Ireland Monaghan
 An Garda Siochana Headquarters

During the statutory consultation period, a number of submissions/observations were made to the various local authorities, as detailed in table 3 below.

Table 3: Number of Submissions Received at Pre-Draft Stage

Local Authority	Issues Paper - No. of submissions received	Strategic Environmental Issues Paper - No. of submissions received
Monaghan County Council	29	1
Monaghan Town Council	19	1
Carrickmacross Town Council	18	1
Castleblayney Town Council	18	2
Clones Town Council	12	1

The Managers' Reports on submissions received were presented to the elected members on the following dates in July 2011:

- Monaghan County Council: 4th July 2011
- Carrickmacross Town Council: 11th July 2011
- Monaghan Town Council: 18th July 2011
- Clones Town Council: 25th July 2011
- Castleblayney Town Council: 26th July 2011.

Elected members were advised that in making and adopting the development plans, the elected council, acting in the interests of the common good and the proper planning and sustainable development of the area, must, in accordance with the "*Code of Conduct for Councillors*" prepared under the Local Government Act 2001, carry out their duties in this regard in a transparent manner, must follow due process and must make their decisions based on relevant considerations, while ignoring that which is irrelevant within the requirements of the statutory planning framework. The Manager's Reports contained lists of the Strategies, Guidelines and Circulars which were taken into account by the Planning Authorities when preparing the development plans.

Following consideration of the Managers' Reports (July 2011), the elected members issued directions to the Managers regarding the preparation of the draft development plans in September 2011.

On 15th September 2011, further correspondence was sent to the relevant environmental and planning authorities (Scoping of the Environmental Report). This correspondence outlined the intention of Monaghan Local Authorities to undertake an SEA as part of the statutory review of the Monaghan County Development Plan 2013-2019 (Incorporating the Development Plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay). A SEA Scoping Issues Paper, AA Initial Screening Report and a Strategic Environmental Issues Paper were enclosed for information. The environmental and planning authorities were invited to submit any comments/submissions by the 14th October 2011. A summary of the responses is included within Section 3.0 Environmental Report.

Following agreement of the draft plans by the elected members at the council meetings in May 2012, the draft development plans were advertised in the local newspapers and placed on public display for a period of 10 weeks from the 31st May 2012 to 10th August 2012. In accordance with the SEA Directive (2001/42/EC), the Planning and Development (SEA) Regulations 2004, and the Habitats Directive (92/43/EEC) information on likely significant effects on the environment of implementing the proposed draft development plans was published in the form of a SEA Environmental Report and Natural Impact Report.

During the public consultation process, copies of the draft development plans, SEA Environmental Report and Natural Impact Report were issued to the elected members and statutory bodies. The draft development plans, SEA Environmental Report and Natural Impact Report were displayed in the County Council Offices, the Town Council Offices and Branch Libraries. The draft development plans, SEA Environmental Report and Natural Impact Report were also placed in the Mobile Library and were available to download from the Local Authority website. The Facebook page was also updated accordingly.

In addition to the statutory requirement to publish a notice of the publication of the draft development plans in the local press, a news article explaining the draft development plans and their implications were also carried in the Northern Standard newspaper on 31st May 2012.

A series of public meetings were held on evenings between the 20th June 2012 and the 27th June 2012 in Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay to give the public an opportunity to discuss the draft development plans, SEA Environmental Report and Natural Impact Report with officials from the planning section. A number of issues were raised as a result of these meetings and these are summarised in table 4 below.

Table 4: Issues Raised in relation to the Draft Development Plans at Public Meetings

Local Authority	Issues Raised
Monaghan County Council	<ul style="list-style-type: none"> i. The Rural Area Under Strong Urban Influence surrounding Clones. ii. Effective control of retail development to ensure that vacant shopping centres do not happen again. iii. Policies to encourage reuse of derelict properties. iv. Sufficient quantum of Proposed Residential zonings in the towns to accommodate future population growth. v. Development adversely affecting the character of Bawn.
Monaghan Town Council	None
Carrickmacross Town Council	Discussions centred on the zoning of two particular parcels of land.
Castleblayney Town Council	<ul style="list-style-type: none"> i. Effective control of retail development to ensure that vacant shopping centres do not happen again. ii. Policies to encourage reuse of derelict properties. iii. Sufficient quantum of Proposed Residential zonings in the towns to accommodate future population growth.
Clones Town Council	Rural Area Under Strong Urban Influence surrounding Clones.

Following this period of public consultation, Manager's Reports were prepared for the various local authorities which summarised the formal submissions received. A breakdown of the number of submissions received is included within table 5 overleaf.

Table 5: Number of Submissions Received at Draft Plan Stage

Local Authority	Draft Development Plan - No. of submissions received	Environmental Report - No. of submissions received	Habitats Directive Assessment - No. of submissions received
Monaghan County Council	97	7	0
Monaghan Town Council	10	3	0
Carrickmacross Town Council	10	3	0
Castleblayney Town Council	10	3	0
Clones Town Council	13	2	0

The Manager's Reports were presented to the elected members of the councils on various dates in November 2012 for their consideration.

Monaghan County Council and the Town Councils of Monaghan, Carrickmacross, Castleblayney, and Clones, having considered the above draft development plans and the Manager's Reports in respect of submissions received in relation to them, in accordance with Section 12(6) of the Planning and Development Act 2000, resolved to make a number of amendments/material alterations to the draft development plans for their respective functional areas for the period 2013-2019. Some of these amendments constituted material alterations to the draft development plans. In addition, the County and Town Councils, having considered the Environment Report and the Manager's Reports in respect of submissions received in relation to it, resolved to make a number of amendments to the Environmental Report and include them as an addendum.

The amendments/material alterations to the draft development plans were placed on public display in the County Council Offices, the Town Council Offices and Branch Libraries on 3rd January 2013 for a period of four weeks. The amendments/material alterations were also available to download from the Local Authority website. Submissions were invited up to and including 31st January 2013. The amendments/material alterations were required to have regard to and be informed by the SEA and HDA processes. Having screened the amendments, the planning authority determined that the inclusion of the amendments/material alterations did not materially affect the Strategic Environmental Assessment or the Appropriate Assessment, or the conclusions of the Environmental Report and Natura Impact Report. A copy of this determination was also made available for inspection.

The number of submissions received in respect of the amendments/material alterations is detailed in table 6 below.

Table 6: Number of Submissions Received at Material Alterations/Amendments Stage

Material Alterations/Amendments	
Local Authority	No. of Submissions Received
Monaghan County Council	12
Monaghan Town Council	5
Carrickmacross Town Council	4
Castleblayney Town Council	4
Clones Town Council	4

Under Section 12(8) of the Planning and Development Act 2000 (as amended), Manager's Reports were prepared on submissions/observations received in respect of the amendments/material alterations and submitted to the elected members of the councils for their consideration at the meetings in February 2013.

Following receipt of the Managers' Reports, the elected members were required to consider the proposed amendments/material alterations within a 6 week period. Upon consideration of the Managers' Reports, the proposed Amendments and Environmental Reports, and in accordance with Section 12(10) of the Planning and Development Act 2000 (as amended), the elected members, by resolution, made the Monaghan County Development Plan 2013-2019 (Incorporating the development plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay) with amendments on the following dates:

- Carrickmacross Town Council: 11th February 2013
- Monaghan County Council: Monday 18th February 2013
- Monaghan Town Council: Monday 18th February 2013
- Castleblayney Town Council: 26th February 2013
- Clones Town Council: Monday 25th February 2013

2.4: Baseline Data Collection

As part of the SEA process, a significant amount of relevant environmental data was collated to help to identify the current state of the environment. To aid the compilation of this baseline data, a number of existing databases from organisations such as the Environmental Protection Agency (EPA), National Parks and Wildlife Service (NPWS), Geological Survey of Ireland (GSI), The Office of Public Works (OPW) were researched and utilised.

2.5: Identification and Evaluation of Alternatives

The SEA Environmental Report documented a number of alternatives which were considered as part of the plan making process. The Assessment of the Effects of Certain Plans and Programmes on the Environment, Guidelines for Regional Authorities and Planning Authorities, published by DEHLG in 2004, indicate that alternatives must be realistic and capable of implementation and should represent a range of different approaches within the statutory and operational requirements of the plan.

A total of three alternative scenarios were developed through consideration of the statutory and operational requirements of the development plans. The assessment of these alternatives is discussed further in Section 4.0.

2.6: Appropriate Assessment

An Appropriate Assessment (AA) was undertaken alongside the preparation and adoption of the development plans in line with the EU Habitats Directive (92/43/EEC).

The aim of the European Habitats Directive (Council Directive 92/43/EEC on the Conservation of Natural Habitats and of Wild Fauna and Flora) is to create a network of protected wildlife sites in Europe which are maintained at a good conservation status. The Habitats Directive formed a basis for the designation of Special Areas of Conservation (SACs). Similarly, Special Protection Areas (SPAs) are legislated for under the Birds Directive (Council Directive 79/409/EEC as amended by Council Directive 2009/147/EC) on the Conservation of Wild Birds).

Under the EU Habitats Directive, any plan or project not directly connected with or necessary to the management of Natura 2000 but likely to have a significant effect thereon, either individually or in combination with other plans or projects, shall be subjected to an

appropriate assessment. The purpose of AA is to ensure that the development plans do not contain any objective or policy that could lead to negative impacts on the integrity of a European designated site.

Two Natura 2000 sites are located within County Monaghan – Kilrooskey Lough SAC and Slieve Beagh SPA. In addition, twelve other Natura 2000 sites adjacent to County Monaghan, including those in Northern Ireland were considered as it was deemed they could be impacted by the new development plans.

The AA process commenced with an assessment of the existing draft development plans and this document was published alongside the SEA Environmental Report for public comment. Following the initial consultation on the draft development plans, a number of amendments were proposed to the draft development plans. These amendments were screened under the AA procedures thereby influencing the plan throughout its development.

2.7: Mitigation Measures

Mitigation involves improving significant negative effects. Where there were significant negative effects, consideration was given in the first instance to preventing such effects or, where that was not possible for stated reasons, to lessening or offsetting those effects. Mitigation measures can be roughly divided into those that: avoid effects; reduce the magnitude or extent, probability and/or severity of effects; repair effects after they have occurred, and; compensate for effects, balancing out negative impacts with other positive ones.

The SEA of the development plans was carried out in-house; and such environmental vulnerabilities, issues and constraints were considered in the first instance through the plan writing process. In this regard the plans were formulated with the explicit intention of protecting the environment and avoiding potentially adverse environmental impacts.

Mitigation measures have been integrated into the drafting of objectives and policies which are contained within the plan. The findings of the SEA and the AA have informed this process through:

- Consideration of alternatives.
- Amending objectives and policies contained within the previous development plans.
- Adding new objectives and policies.

2.7.1: Mitigation through Consideration of Alternatives

A range of potential alternative scenarios for the plan were identified at an early stage in the process and evaluated for their likely significant environmental effects. The environmental baseline and the Environmental Objectives were used in order to predict and evaluate the environmental effects of implementing the alternatives.

2.7.2: Mitigation by the addition of objectives and policies

In order to mitigate adverse environmental effects and to comply with statutory requirements, the measures recommended by statutory consultees were integrated into the plans. In addition, to these measures, a number of additional measures were included which afforded

for the integration of environmental considerations into the development plans and mitigation of potential effects.

The SEA process shaped the drafting of the development plans, with each objective and policy was fully assessed (refer to table 32 of the Environmental Report). Table 7, outlines how the environmental issues raised throughout the SEA process were addressed in the development plans, through various objectives and policies. It also identifies a number of objectives and policies that had been identified as having potential conflict with the strategic environmental objectives of the plans, and necessitated mitigation, which have been incorporated into the plans.

2.7.3: Mitigation through the re-wording of objectives and policies

In addition, table 8 illustrates how certain plan provisions were re-worded as a result of the SEA and AA processes. The text in **blue** is new text added to the original objective/policy. Portions of text which were omitted are illustrated by a ~~strike through~~.

Table 7: Incorporation of Environmental Issues into the Development Plans

Environmental Issue	Objective, Policy or reference in the Plan	Additional Policy Objective or Reference Required
Biodiversity, Flora and Fauna		
Impact of Works	BDO1- BDO7, THO1-THO2, THP1- THP4, SBP1, DSP1-DSP2, WLO1, WLP2, AAO1, AAP1, APP2, APP3, APP4, APP5, GIO1, GIO2, GIO3, GIP1, AGO3, AGO4, FYO3, ERO10, INO11, EIO3, TRO10, RNO8, WSO7, RAO4, RAO13, CK1, CK2, CK3, CBO3, CBO13, BBO4, BBO13, TVP14, HDP10, LSP1-LSP4, RAP2, AFP7-AFP8, INP7, EIP4, EIP7, TOO2	<p>Incorporate an explanatory paragraph and policy BDO6 within Chapter 4 regarding The Monaghan Biodiversity Action Plan 2009-2014.</p> <p>Include additional wording within objective BDO4 regarding the reinstatement of habitat where removal of habitats and biodiversity cannot be avoided.</p> <p>Include BDO5 regarding invasive species.</p> <p>Policy THP1 has been amended to discourage the removal of extensive amounts of trees and hedgerows and encouraging the transplanting of existing trees and hedgerows.</p> <p>Policy THP3 has been amended to include details of compensatory planting of native trees and shrubs.</p> <p>Objective ERO10 included to ensure the protection of the natural heritage when considering electricity and gas infrastructure.</p> <p>Policy LSP1 has been amended to indicate that Development proposals which necessitate the removal of extensive amounts of trees and hedgerows will be resisted.</p> <p>Expand LSP3 to include reference to the transplanting of trees where necessary.</p> <p>Include RAP2 to ensure new accesses are positioned to minimise hedgerow and tree loss.</p>

		Include SSO19 to ensure protection of areas designated as Landscape Protection/Conservation.
Protection of Water Courses	WPO1-WPO5, WPP1-WPP12	
Control of Invasive Species	HPO1, BDO5, BDO4	Incorporate an explanatory paragraph and objective within Chapter 4 regarding The Draft County Monaghan Heritage Plan 2012-2017. Include BDO5 regarding invasive species.
Protection of Natura 2000 sites, including those in Northern Ireland	BDO3, SBP1, DSP1, DSP2, AAO1, AAP1-AAP5, ABP1, RRO1, AGO1, WPP10, FYO1, ERO1, INO1, EIO1, RTO1, TMO1, TRO1, PTO1, RNO1, URO1, WSO1, WTO1, FLO1, WMO1, TCO1, MAP1, FSO1, CDO1, CIO1, ACO1, CFO1, RAO1, CWO1, TAO1, NHO1, SEO1, SEP1, SSO14, URO1, TCO1, SRO1, IEO1, RPO1, SNO1, SBO1, REO1, STO1, MN1, MN4, MN6, MN8, MN11, MN14, CK1, CK4, CK8, CK11, CK13, CK17, CBO1, CBO5, CBO7, CBO9, CBO11, CLO1, CLO2, CLO6, CLO9, CLO11, CLO14, BBO1, BBO5, BBO7, BBO11, VPO1, TVP1, ASP1, HDP1, RDO1, RDP1, TAP1, ADP1, AFP1, AFP10, CDP1, REP1, REP3, REP4, TEP1, TEP2, TEP7, EGP1, INP1, INP7, EIP1, EIP4, RTP1, TOO1, TOO5, TOO6	
Ecological Networks	BDO1-BDO7, THO1-THO2, THP1-THP4, GIO1-GIO3	Expand wording of BDO4 to require the reinstatement of habits where required. Inclusion of BDO5 regarding invasive species. Inclusion of BDO6 referencing the Monaghan Biodiversity Action Plan 2009-2014. Expand THP1 to indicate that where required transplanting of trees and hedgerows will be employed. Extend THP3 to include reference to compensatory planting where appropriate.

Population and Human Health		
Quality of Life	Vision Statement	<p>Include SSO16 ensuring all settlements have an appropriate range of facilities and services.</p> <p>Include SSO17 encouraging the development of sustainable compact development forms</p> <p>Include SSO18 to facilitate and provide infrastructure and services necessary to accommodate population growth.</p>
Population Trends, Regional Population Targets and Settlement Frameworks	<p>Chapter 3. Settlement/Core Strategy</p> <p>CSP1-CSP2, RHP1-RHP13</p>	
Health and its relationship with environmental issues	<p>WPO1, WPO5, NCP1, AQO1-AQO4, AQP1-AQP2, TRO5, CIO1-CIO13, RAO5-RAO8, RAO13-RAO14, CWO1-CWO6, CWP1-CWP3, SSO12, HDP 7, HDP11, HDP16</p>	<p>Inclusion of AQO3 supporting public transport and non-motorised modes of transport.</p> <p>Inclusion of AQO4 encouraging the integration of land use and transportation.</p> <p>Inclusion of CIO12 regarding allotment provision.</p> <p>Inclusion of RAO14 regarding provision of recreational facilities for older persons.</p> <p>Inclusion of objectives CWO2 and CWO3 encouraging the development and facilitation of walking and cycling.</p> <p>Expand objective CWO6 to identify safe and convenient cycle routes in Urban Areas.</p>
Provision of Community facilities	<p>CIO1-CIO13, ACO1-ACO7, CFO1-CFO3, RAO1-RAO 14, IFO1-IFO3, NHO1-NHO2, SEO1-SEO3, SEP1-SEP2, SSO2, SSO5, SSO6, SSO12, SSO18, REO1-REO7, MN13, CK14, CK15, CBO10, CLO12, CLO13, BBO8, BBO10, HDP7, HDP8, HDP19</p>	<p>Inclusion of CIO12 regarding allotment provision.</p> <p>Inclusion of RAO14 regarding provision of recreational facilities for older persons.</p>
Flooding	<p>WPP4, WPP12, WLO1, WLP2, FLO1-FLO6, FLP1-FLP2</p>	<p>Inclusion of WPP12 indicating that floodplains and riparian corridors should be maintained free from</p>

		<p>development.</p> <p>Inclusion of text within Chapter 6 regarding the preparation of a Strategic Flood Risk Assessment.</p> <p>Inclusion of FLO2 regarding the implementation of "The Planning System and Flood Risk Management Guidelines"</p> <p>Inclusion of FLO6 emphasising the importance of county's floodplains as vital green infrastructure</p>
Water		
Impact of development for example forestry, agricultural, infrastructural	WPO1, WPO-WPO5, WPP1-WPP12 AGO4, FYO3, INO11, RNO8, WSO4, WTO2, WTO3, WTO5, WTO6, WTP1, MN12, CK2, CBO4, CLO2, BBO4, HDP13, ETP1-ETP5, AFP9, EIP7,	
Alignment of the International River Basin Management Plans	WPO1-WPO5, WPP1-WPP12, WTO4, WTO7	
Waste Water and Drinking Water	WPO1, WPO5, WPP7, WSO1-WSO8, WTO1-WTO10, WTP1-WTP2, HDP13, ETP1-ETP5	Inclusion of WSO8 regarding the cooperation with the Federation of Group Water Schemes to improve the quality and capacity of water supply.
Air and Climate Change		
Climate Change and Air Quality	AQO1-AQO4, AQP1, AQP2, CCO1-COO4, TMO18, TRO2,-TO6, TRO9, RNO7, URO 5,CWO1-CWO6, CWP1- CWP3, RPO3, HDP11,	<p>Inclusion of AQO3 supporting public transport and non-motorised modes of transport.</p> <p>Inclusion of AQO4 encouraging the integration of land use and transportation.</p> <p>Inclusion of climate change paragraph within Chapter 5, and subsequent objectives CCO1-CCO4.</p> <p>Inclusion of TNO7 to facilitate the provision of cycle lanes and footpaths.</p> <p>Inclusion of URO 5 to facilitate the identification and development of cycle lanes in the main towns of the County.</p>

		<p>Inclusion of objectives CWO2 and CWO3 encouraging the development and facilitation of walking and cycling.</p> <p>Expand objective CWO6 to identify safe and convenient cycle routes in Urban Areas.</p> <p>Include NRP9 to ensure developments of national roads address issues including air pollution.</p>
<p>Limiting Greenhouse Gas Emissions and reducing dependency on fossil fuels</p>	<p>AQO1-AQO4, AQP1, AQP2, CCO1-COO4, ERO1-ERO12, TMO18, TRO2,-TO6, TRO9, RNO7, URO 5,CWO1-CWO6, CWP1- CWP3, RPO3, HDP11, EGP2-EGP3</p>	<p>Inclusion of AQO3 supporting public transport and non-motorised modes of transport.</p> <p>Inclusion of AQO4 encouraging the integration of land use and transportation.</p> <p>Inclusion of climate change paragraph within Chapter 5, and subsequent objectives CCO1-CCO4.</p> <p>Inclusion of ERO10 which affords for the facilitation of electricity and gas infrastructure in appropriate areas.</p> <p>Inclusion of TNO7 to facilitate the provision of cycle lanes and footpaths.</p> <p>Inclusion of URO 5 to facilitate the identification and development of cycle lanes in the main towns of the County.</p> <p>Inclusion of objectives CWO2 and CWO3 encouraging the development and facilitation of walking and cycling.</p> <p>Expand objective CWO6 to identify safe and convenient cycle routes in Urban Areas.</p>

Cultural Heritage		
Impacts of development	HPO1, ABO1-ABO6, ABP1-ABP2, PSO1-PSO4, PSP1-PSP4, IHO1-IHO2, CAO1-CAO4, CAP1AHO1-AHO3, AHP1-AHP8, SSO3, SSO10, SNO1-SNO5, SBO1-SBO8, MN9-MN10, CL2-CK3, CBO2-CBO4, CLO3-CLO5, BBO2-BBO4, SFP2-SFP3, SFP9	<p>Inclusion of policy SFP9 regarding canopies and protected structures and ACAs.</p> <p>Expand SFP2 and SFP3 to reference Architectural Conservation Areas</p>
Identification and protection of geological sites	GHO1,GHP1-GHP3	Inclusion of GHO1 regarding the undertaking of an audit with regard to geological heritage sites
Protection of architectural and archaeological structures and sites	HPO1, GHO1, GHP1-GHP3, ABO1-ABO6, ABP1-ABP2, PSO1-PSO4, PSP1-PSP4, IHO1-IHO2, CAO1-CAO4, CAP1, AHO1-AHO3, AHP1- AHP8, SSO3, SSO10, SBO1-SBO8, MN8-MN10, CK1, CBO1-CBO2, CLO1, CLO3, CLO4, STP2-SFP3, SFP9, ASP4, TEP7,INP7, EIP4,	<p>Inclusion of HPTO1 with reference to the Draft Heritage Plan.</p> <p>Inclusion of GHO1 regarding the undertaking of an audit with regard to geological heritage sites.</p> <p>Inclusion of ABO5 regarding protection of historic demesnes and designated landscapes.</p> <p>Inclusion of ABO6 seeking retention and appropriate use of vernacular heritage.</p> <p>Inclusion of PSO4 encouraging the appropriate reuse of Protected Structures.</p> <p>Inclusion of PSP2 regarding the appropriate development, modification, alteration or existing affecting the setting of protected structures.</p> <p>Expand objectives IHO1 and IHO2 to include reference to the Ulster Canal and Industrial Heritage.</p> <p>Inclusion of AHO3 regarding the incorporation of archaeological finds into developments.</p> <p>Expand policy AHP4 to reference the conservation and preservation of built heritage.</p>

		Expand policies SFP2 and SFP3 to include reference to Architectural Conservation Areas. Inclusion of policy SFP9 regarding canopies and protected structures and ACAs.
Landscape		
Impact of development works	LPO1-LPO2, LPP1-LPP2, PAP1-PAP2, SAO1-SAO2, SAP1-SAP2, AVP1-AVP2, AGO3, INO11, RAO13, SSO19, RDP3, RDP5, RDP6, TEP7, INP7, INP8, EIP4,EIP7, TOO2.	Include policy TOO2 which indicates that tourism developments do not create a negative impact on the biodiversity, soil, water, cultural heritage or landscape.
Identification, Classification and protection of landscapes	HPO1, LPO1-LPO2, LPP1- LPP2, PAP1-PAP2, SAO1- SAO2, SAP1-SAP2, AVP1- AVP2, SBP1, DSP1-DSP2,	Inclusion of HPTO1 with reference to the Draft Heritage Plan.
Other Issues		
One off housing	CSP1, CSP2, RHP1-RHP13, LPO1-LPO2, LPP1-LPP2, PAP1-PAP2, SAO1-SAO2, SAP1, SAP2, AVP1-AVP2, THO1, THP1-THP4, RDO1-RDO2, RDP1-RDP14, RDP15-RDP20, LSP1-LSP5, RAP1-RAP3, ETP1-ETP5,TAP1-TAP3	Expand THP1 to indicate that where required transplanting of trees and hedgerows will be employed. Policy THP3 has been amended to include details of compensatory planting of native trees and shrubs.
Development of Tourism and Recreation Facilities	TMO1-TMO18, STO1-STO8, MN14-MN15, CK17-CK19, CBO11-CBO13, CLO14-CLO18, BBO11-BBO15, TDO1-TDO9.	Inclusion of TOO2 to ensure the protection of biodiversity, soil, water, cultural heritage and landscape when assessing tourism projects.
Waste Management	WMO1, WMO2, WMO3, WMO4, WMO5, WMO6, WMO7, WMO8, WMO9, WMO10, WMP1, WMP2, WMP3, WMP4,	Expand policy WMP2 to include reference to proximity principle and precautionary principle of shared responsibility.
Employment and Enterprise	RUO1-RUO2, AGO5-AGO7, FYO2, INO2-INO5, INO7-INO10, RTO2, RTO5, RTO6, RTO7, TO10,TMO2, TMO3, TMO15, SSO1-SSO3, SSO5,SSO6, SSO7, SSO8, SSO9, SSO10,SSO16, TCO2, TCO3, SRO2, SRO4, SRO5, IEO2-IEO7, MN7, CK12, CB6, CL10, AFP2-AFP5, CDP2, CDP4, INP3-INP5	Inclusion of RUO2 regarding rural revitalisation. Include SSO16 ensuring settlements have the appropriate range of facilities and services.

Table 8: Re-wording of development plan objectives and policies

Chapter Number and Title	Re-Worded Objective/Policy
Chapter 4: Environment and Heritage	BDO 4: Promote the retention , management and development of wildlife features such as hedgerows, riparian corridors, wetland and other semi natural features that are essential for the migration, dispersal and generic exchange of wild species. In exceptional circumstances, where it has been demonstrated to the satisfaction of the planning authority that the removal of habitats of local biodiversity value cannot be avoided, equal quantities of habitat must be reinstated. Details of which must be agreed with the planning authority.
Chapter 4: Environment and Heritage	THP1: Protect trees and hedgerows from development that would impact adversely upon them. Development proposals which necessitate the removal of extensive amounts of trees and hedgerows should be avoided and transplanting of existing trees and hedgerows should be employed where appropriate.
Chapter 4: Environment and Heritage	THP3: Ensure that existing mature trees, woodlands and hedgerows are, as far as practicable, preserved and incorporated into any new developments or where removal is avoidable compensatory planting of at least equal amounts of native trees and shrubs should be undertaken Replaced by new native planting
Chapter 4: Environment and Heritage	WPP1: In assessing applications for development Monaghan County Council will consider the impact on the quality of surface waters and will have regard to targets and measures set out in the Neagh Bann and North Western International River Basin Management Plans and where appropriate the Blackwater, Glyde, Fane, Woodland and Erne East Water Management Unit Action Plans.
Chapter 4: Environment and Heritage	GIO1: Develop a Green Infrastructure Strategy within County Monaghan during the life-time of the development plan, ensuring the protection of County Monaghan’s Natura 2000 sites are central to this strategy. This strategy shall be prepared in full compliance with the requirements of the SEA and Habitats Directives.
	IHO 1: The Council aims to conserve the built fabric of the Ulster Canal , Great Northern Railway, bridges historic mills and other industrial heritage structures throughout the county, and planning permission will be required for their removal or alteration.
	IHO 2: The Council will ensure conservation of the built fabric of the Ulster Canal , Great Northern Railway, bridges historic mills and other industrial

	heritage structures by use of appropriate techniques and materials when repair works are being under taken.
	AHP 4: In securing the conservation and preservation of built heritage , the Planning Authority will have regard to the advice and recommendations of the Department of Arts, Heritage and the Gaeltacht , both in respect of whether or not to grant planning permission and in respect of the conditions to which the development , if granted, should be subject.
Chapter 6 Infrastructure and Services	WTO6: Complete the proposals outlined in the Water Services Investment Programme and Assessment of Needs Report 2010-2013, subject to funding. Where new or upgrades to waste water treatment plants are proposed, these shall fully comply with the Water Framework Directive and the Urban Water Regulations.
Chapter 6 Infrastructure and Services	WTP1: "Development proposing to connect to the public wastewater treatment system shall be limited or restricted in those areas where capacity is not available insufficient to accommodate the demands of the development and where funding is unavailable to increase the size capacity of the relevant facility.
Chapter 6 Infrastructure and Services	WMP2: Apply the Polluter Pays Principle, Proximity Principle, Precautionary Principle of Shared Responsibility in all waste management initiatives.
Chapter 7	CWO 6: Identify safe and convenient cycle routes as alternatives to the routes in urban areas and between the main towns and villages in the county, and provide signage and ancillary facilities at appropriate locations to promote their use, during the lifetime of the plan.
Chapter 15 – Development Management Guidelines	LSP1: Existing trees and hedgerows soften the visual impact on any new development, give shelter and maturity to the site, and should be retained. Development proposals which necessitate the removal of extensive amounts of trees and hedgerows will be resisted.
Chapter 15 – Development Management Guidelines	LSP3: Careful consideration should be given to roadside boundary treatments and access. The disruption of existing boundary features should be avoided. Trees, hedgerows, stone walls and earthen embankments area an attractive part of the rural scene and should be retained. Where these have to be removed to provide the required sight distance, they should be reinstated behind the sight lines. The removal of excessive amounts of roadside vegetation should be avoided. Transplanting of existing trees and hedgerows should be employed as appropriate.
Chapter 15 – Development Management Guidelines	TEP7: Masts or other apparatus shall not generally be permitted in areas of Primary or Secondary Amenity, Special Protection Areas, Special Areas of

	Conservation , in Architectural Conservation Areas or on or near Protected Structures.
Chapter 15 – Development Management Guidelines	INP7: Industrial development shall not generally be permitted in areas of Primary or Secondary Amenity, Special Protection Areas, Special Areas of Conservation , in Natural Heritage Areas, in Architectural Conservation Areas or on or near Protected Structures or Monuments.
Chapter 15 – Development Management Guidelines	EIP4: Extractive Industry development shall not generally be permitted in Special Protection Areas, Special Areas of Conservation , areas of Primary or Secondary Amenity, in Natural Heritage Areas, in Architectural Conservation Areas or on or near Protected Structures or Monuments, unless where the Council is of the opinion that the need for the resource outweighs the environmental impact, having regard to the scarcity or otherwise of the mineral resource. In all circumstances the Council will balance the case for a particular quarrying operation against the need to protect the environment”.
Chapter 15 – Development Management Guidelines	EIP9: All applications for extractive industry proposals must be accompanied by an integrated phased development and restoration plan for after care/reuse of the site. Ensure that land is reinstated and landscaped on a phased basis following the termination of extractive activities.
Chapter 15 – Development Management Guidelines	TOO3: Resist development that would adversely affect the natural resources upon which tourism is based. Protect through the enforcement of policies in relation to resource protection and holiday home development.
Chapter 15 – Development Management Guidelines	TOO5: Facilitate infrastructure for water related activities such as canoeing/kayaking, boating, angling, and canal cruising. Such developments must be consistent with the natural and recreational value of the water body and any heritage designation.
Chapter 15 – Development Management Guidelines	TOO6: Facilitate infrastructure for marine related activities such as boating, angling, and canal cruising. Such developments must be consistent with the natural and recreational value of the water body and any heritage designation.

3.0: Environmental Report and Submissions/Observations Received

3.1: Introduction

This Section of the report details the submissions and observations received during the SEA Process and illustrates how they were taken into consideration.

3.2: Issues Paper Submissions

In conjunction with the publication of a notice under Section 11(1) the Planning and Development Act 2000 (as amended), Monaghan Local Authorities produced an Issues Paper and a Strategic Environmental Issues Paper, which were placed on public display and were issued to the Minister, prescribed authorities, adjoining planning authorities, An Bord Pleanala, the Border Regional Authority, town commissioners and the Monaghan County Development Board.

The Environmental Protection Agency made a submission/observation with regard to the Strategic Environmental Issues Paper. Details of the submission, the Managers Recommendation and the incorporation of the issues into the development plans are illustrated in table 9.

Table 9: Integration of submissions/observations received at Pre-Draft Plan Stage

Monaghan County Council			
Person/Body	Submissions	Manager's Recommendation	How issues were incorporated into the development plans.
Environmental Protection Agency	The submission includes an SEA Pack which stipulates best practice in the SEA process. The contents of the Pack should be taken into account and followed as appropriate during the SEA process.	The issues raised with regard to the SEA process are noted. As part of the review of the existing development plan and the preparation of the new development plan, an environmental assessment will be undertaken in accordance with Articles 13C-13J of the Planning and Development (SEA) Regulations 2004.	No action required – SEA Pack was taken into account during the SEA process.
	The current state of the environment should be described using the most recent and up-to-date environmental data, information and reports.		Relevant aspects of the current state of the environment are included within the Environmental Report
	The current state of drinking water quality and treatment along with waste water effluent quality and treatment infrastructure should be described using the most recent and up-to-date data, information and reports. Submission provides a link to the full range of Water and Air Quality reports which have been prepared by the EPA.		Details of drinking water quality and waste water services including waste water treatment capacity are included within the Environmental Report.
			EPA reports on water and air quality are referred to within the Environmental Report.
	The use and application of GIS should be considered where possible at the various key stages in the SEA process. GIS could demonstrate visually how the Plan might impact on these resources.		GIS mapping has been utilised throughout the SEA process
	Submission refers to the requirements of Article 6 of Council Directive 92/43/EEC and notes that Appropriate Assessment is required for any plan or project not directly connected with or necessary to the management of Natura 2000 sites but likely to have significant effect thereon, either individually or in combination with other plans or projects		An Appropriate Assessment was carried out in accordance with Article 6 of the Habitats Directive.
	National Parks and Wildlife Service (NPWS) should be consulted with regard to the screening of the Plan for Appropriate Assessment.		NPWS was consulted on a number of occasions during the Appropriate Assessment period.
	Where Appropriate Assessment is required any findings or recommendations should be incorporated into the SEA Environmental Report and Plan, as appropriate.		The findings and recommendations stemming from the Appropriate Assessment are contained within the Environmental Report.
Submission provides specific links with regard to Appropriate Assessment Guidance.	Appropriate Assessment Guidance was followed throughout the AA process.		

	<p>Submission indicates that a Scoping Meeting/Workshop should be undertaken with key staff within the Local Authority. It is noted that there would be merit in having personnel from National Parks and Wildlife Service, Department of Communications, Energy and Natural Resources and the EPA at these meetings.</p>		<p>Meetings with EPA held during the SEA Process. Correspondence with NPWS was ongoing throughout the process.</p>
	<p>If environmental issues are being scoped out of the SEA process, clear justification should be included in the Environmental Report as to why the specific issues were not considered likely to be potentially affected by the plan.</p>		<p>No environmental issues were scoped out.</p>
	<p>Any alternatives proposed should be reasonable and realistic and set at the appropriate strategic level at which the plan will be implemented operation within the national planning hierarchy. Alternatives should be assessed against the relevant environmental objectives established for the key environmental aspects of the environment likely to be significantly affected. Clear justification should be provided for the selection of the preferred alternative/combination of alternatives.</p>		<p>All alternatives proposed are considered realistic and reasonable. Alternatives have been assessed against the relevant environmental objectives selected and justification of selected alternative provided within Environmental Report.</p>
	<p>Submission notes that where relevant, the development of alternatives should be clearly described and in addition the methodology applied in the assessment of alternatives along with any assumptions made should be described.</p>		<p>All alternatives are clearly described within the Environmental Report.</p>
	<p>The public should be given an opportunity to make submissions on the issues to be addressed in the SEA process for the Plan. Consideration should be given to the publication of relevant and appropriate notices to inform and engage the wider public in the SEA process. Following completion of the Draft Scoping Report consideration should be given to the making available of this document on the LA website or other relevant websites.</p>		<p>A Strategic Environmental Issues Paper was placed on public display on the 10-03-11. One submission was received. The Environmental Report was placed on public display on the 31-05-12. A number of submissions were received.</p>
	<p>In assessing the likely significant effects of the Plan on the full range of environmental issues likely to be significantly affected, the full range of effects as set out in Annex 1 of the SEA Directive should be assessed and reported on. Particular reference should be made to the potential for cumulative effects associated with the implementation of the</p>		<p>The cumulative effects associated with the implementation of the plan were fully considered.</p>

	<p>plan in association with other relevant plans/programmes and projects within the plan area and adjoining areas.</p>		
	<p>Submission states that the methodology applied in the assessment of the preferred alternative along with any assumptions made should be described and where possible and practical quantitative assessments should be undertaken of the assessment of the preferred alternative/ combination of alternatives.</p>		<p>All alternatives proposed are considered realistic and reasonable. Alternatives have been assessed against the relevant environmental objectives selected and justification of selected alternative provided within Environmental Report.</p>
	<p>Where significant adverse effects are identified associated with the implementation of the plan there should be a clear link with relevant and appropriate mitigation measures and in the first instance the emphasis should be on avoidance of significant adverse effects.</p>		<p>Detailed Mitigation Measures are contained within the Environmental Report.</p>
	<p>Monitoring arrangements should be clearly set out along with responsibilities, frequency of monitoring, analysis and reporting on monitoring. The arrangements should be flexible and maximum use should be made of existing environmental monitoring programmes. Submission notes that the monitoring arrangements and related monitoring programme for the plan should include relevant and appropriate thresholds which should trigger when remedial action should be undertaken for the particular aspect of the environment being monitored.</p>		<p>Monitoring arrangements, including, responsibilities, Indicators, Targets and Thresholds and the Frequency of Reporting are contained within the Environmental Report.</p>
	<p>The SEA process for the draft development plan should comply fully with the SEA Directive and the relevant national SEA Regulations.</p>		<p>The SEA process for the development plans has fully complied with the SEA Directive and relevant Regulations.</p>
	<p>Submission emphasis that the SEA and plan making process should be fully integrated from the outset. Consideration could be given to assigning a facilitator either within or external to the local authority with the specific role of ensuring full integration occurs.</p>		<p>A member of the planning team was designated as SEA facilitator.</p>
	<p>Where key decisions are made during the SEA process e.g. scoping in/out environmental topics etc these decisions should be documented as part of an overall SEA/Plan making process.</p>		<p>All relevant decisions are documented.</p>
	<p>Any amendments proposed to the draft plan must be assessed for likely significant effects and should be</p>		<p>All amendments proposed were assessed for likely significant effects.</p>

	<p>subject to the same method of assessment as undertaken in the “environmental assessment” of the draft plan.</p>		<p>The determination on the amendments was published along with the amendments to the plan.</p>
	<p>Following the adoption of the development plan, the competent authority is required to make available the adopted plan and a statement setting out relevant “Information on the Decision” as per Article 9 of the SEA Directive and Article 14 of the Planning and Development Regulations as amended by Article 7 of the SEA Regulations. The statement should be sent to all environmental authorities consulted during the SEA process.</p>		<p>This document is the SEA Statement and will be issued to all relevant environmental authorities.</p>
	<p>Submission provides links to a number of guidance documents which should be referred to during the SEA process.</p>		<p>Numerous guidance documents were consulted during the SEA process.</p>
	<p>Notice must be given to the following environmental authorities – The Minister for the Environment, Heritage and Local Government and The Minister for Communications, Energy and Natural Resources.</p>		<p>The SEA Statement will be issued to the required environmental authorities.</p>
	<p>Submission notes that the Dromore River which flows through Ballybay is classed as being of “moderate status” upstream of the town and of “poor status” downstream of the town and has a risk status of “at risk of not achieving good status by 2015”. In addition the Corrybrannan in close proximity to the town is classified as being of “poor status” under the Water Framework Directive and has a risk status of “at risk of not achieving good status by 2015”.</p>	<p>The issue raised is noted.</p>	<p>The implementation of the EU WFD and the development of River Basin Management Plans is noted within the development plans. Objectives WPO1-WPO5 and Policies WPP1-WPP12, seek to protect the water resources of the county. In particular WPO5 seeks to <i>“achieve ‘good status’ in waterbodies and prevent deterioration of existing water quality status in all waterbodies in accordance with the Water Framework Directive.</i></p>
	<p>The draft development plan should promote the protection of surface water, groundwater resources and their associated habitats and species, including fisheries.</p>	<p>It is recommended that objectives/policies similar to those in the existing development plan regarding the protection of water quality are included within the draft development plan.</p>	<p>Section 4.9 of the development plans concern water quality and resources. In particular paragraphs 4.9.2 and 4.9.3 concern surface water and ground water respectively. Objectives WPO1-WPO5 and Policies WPP1-WPP12, seek to protect the water resources of the county. In particular Objective WPO4 and Policies WPP2 and WPP3 should be noted.</p>

	<p>Provision should be made in the draft plan for the incorporation of the specific relevant objectives and measures for individual water bodies set out in the North Western River Basin Management Plan and the Neagh Bann River Basin Management Plan and associated Programme of Measures. The draft development plan should not hinder the specific objectives at water body level. In addition the draft development plan should outline the current water quality status and the status to be achieved by 2015 in any receiving waters covered by the plan.</p>	<p>It is recommended that the objectives and findings of the North Western River Basin Management Plan and the Neagh Bann River Basin will be incorporated within the draft development plan where appropriate.</p>	<p>Objectives WPO1-WPO5 and Policies WPP1-WPP12, seek to protect the water resources of the county. Policy WPP1 should be noted.</p>
	<p>The full range of protected areas within each of the River Basin Districts as set out in Annex IV should be taken into account in the drafting of the plan.</p>		<p>Objectives WPO1-WPO5 and Policies WPP1-WPP12, seek to protect the water resources of the county. Policy WPP1 should be noted</p>
	<p>The draft development plan should refer to and incorporate “Environmental Objectives (Surface Waters) Regulations 2009” and “Water Quality in Ireland 2007-2009” where relevant and appropriate.</p>	<p>The issues raised are noted.</p>	<p>Section 4.9 of the development plans concern water quality and resources. In particular paragraphs 4.9.2 and 4.9.3 concern surface water and ground water respectively. Objectives WPO1-WPO5 and Policies WPP1-WPP12, seek to protect the water resources of the county. In particular Objective WPO4 and Policies WPP2 and WPP3 should be noted.</p>
	<p>The SEA and plan making processes should address drinking water supply capacity, leakage and quality in the plan areas. Future predicted increases in population and demand should be taken into consideration in the context of current drinking water supply and future requirements. The submission recommends that the following documents be taken into consideration The Provision and Quality of Drinking Water in Ireland – A Report for the Years 2008-2009, (Office of Environment Enforcement- EPA, 2011). Implementation of the Regulations for Water Services Authorities for Public Water Supplies.</p>		<p>The Environmental Report contains reference to The Provision and Quality of Drinking Water in Ireland and provides details regarding the status of drinking water.</p> <p>Section 6.3 of the development plans includes water conservation projects.</p> <p>Section 6.3 of the development plans also refers to Water and Wastewater Services. Objectives WSO1-WSO8 seek to ensure that the quality, efficiency and responsiveness of our services are continually improved to comply with increasingly stringent</p>

			regulatory standards and meet customer expectations and to upgrade and improve the county's water and sewerage infrastructure to cater for existing and future demands.
	The submission notes that a number of drinking water supplies within the County are listed on the EPA's Remedial Action List including Carrickmacross, Clones and Lough Egish		Section 6.3 of the development plans refers to Water and Wastewater Services. Objectives WSO1-WSO8 seek to improve the quality and capacity of water supply throughout the county.
	The submission states that the draft development plan should include, where applicable, specific objectives for the improvement of any water supplies in the plan area and should address the specific objectives to be achieved where these water supplies are included on the EPAs Remedial Action List.		Section 6.3 of the development plans refers to Water and Wastewater Services. Objectives WSO1-WSO8 seek to ensure that the quality, efficiency and responsiveness of our services are continually improved to comply with increasingly stringent regulatory standards and meet customer expectations and to upgrade and improve the county's water and sewerage infrastructure to cater for existing and future demands.
	The draft development plan should take account of any Groundwater Protection Schemes and Groundwater Source Protection Zones.		Section 4.9.3 of the development plans refer to Groundwater Protection. In addition Policy WPP3 seeks to protect known and potential groundwater reserves in the county. Maps 4.2, 4.3, 4.5 provide information regarding groundwaters in the county.
	The draft development plan should highlight the requirement under The Waste Water Discharge (Authorisation) Regulations for all wastewater discharges, including storm water discharges which come within the scope of these Regulations to be licensed. In this regard, the Plan should highlight the specific requirements of Regulations 43 & 44 of the Waste Water Discharge (Authorisation) Regulations,		Section 6.3 of the development plans refers to Water and Wastewater Services. Objective WTO4 in particular is relevant, <i>Fulfil the obligations of the Discharge Licensing granted conditions issued by the EPA under the WWD Regulations 2007, in respect of</i>

	2007, S.I. No. 684 of 2007.		<i>every waste water treatment plant in the county.</i>
	The draft development plan should, where possible and appropriate, include, and /or promote the inclusion of specific policies and objectives regarding the provision and maintenance of adequate and appropriate wastewater treatment infrastructure to service zoned lands and developments within the plan area.		Section 6.3 of the development plans refers to Water and Wastewater Services. Objective WTO3 and Policy WTP 1 in particular are relevant.
	Where the introduction of additional lands for development is being proposed within the plan area, relevant policies/objectives should be included in the plan, and as appropriate, to promote assessment of the adequacy of the existing wastewater treatment facility/facilities in terms of both capacity and performance and the potential risk to human health and water quality. Where relevant, the potential impact on habitats and species of ecological importance should be addressed.		Section 6.3 of the development plans refers to Water and Wastewater Services. Objective WTO3 and Policy WTP 1 in particular are relevant.
	The plan should include as appropriate measures to ensure that trade effluent in the area covered by the plan is managed properly and discharged to sewer in accordance with relevant discharge licences where appropriate.		Section 6.3 of the development plans refers to Water and Wastewater Services. In particular objective WTO 4 states "Fulfil the obligations of the Discharge Licensing granted conditions issued by the EPA under the WWD Regulations 2007, in respect of every waste water treatment plant in the county".
	The draft development plan should include a clear policy and objective for the protection of groundwater resources and associated habitats and species. The plan should make reference to the requirements of the Groundwater Directive (2006/118/EC) on the protection of groundwater against pollution and deterioration, which came into force on the 12th December 2006.		Section 4.9.3 of the development plans refer to Groundwater Protection. In addition Policy WPP3 seeks to protect known and potential groundwater reserves in the county. Maps 4.2, 4.3, 4.5 provide information regarding groundwaters in the county.
	Where not already available, the plan should promote the development of a Groundwater Protection Scheme for the relevant local authority areas covered by the plan.	It is recommended that a Groundwater Protection Scheme similar to that contained within the existing development plan be incorporated within the draft development plan.	Section 4.9.3 of the development plans refer to Groundwater Protection. In addition Policy WPP3 seeks to protect known and potential groundwater reserves in the county. Maps 4.2, 4.3, 4.5 provide information regarding groundwaters

			in the county. No action required.
	<p>Consideration should also be given, where relevant and appropriate, to promotion of the inclusion of policies and objectives in the plan for the following:</p> <ul style="list-style-type: none"> • Enforcement of planning conditions related to installation, operation and maintenance of on-site wastewater treatment / septic tank systems. • Connection of all remaining houses within Town Boundary to the wastewater Treatment Plant. • The development of a wastewater leak detection programme. The use of a strategic metering system to aid in leak detection should be considered • The implementation and enforcement of the European Communities (Good Agricultural Practice for Protection of Waters) Regulations 2009. 	The issues raised fall outside the remit of the draft development plan.	
	The draft development plan should include measures to promote conservation of water. In this context, the development of a Water Conservation Strategy should be considered, and where relevant, addressed in combination with adjoining local authorities. The Strategy should address new and existing developments within the Plan area. Where such a Strategy is being developed, specific timescales should be assigned to its preparation with clear responsibilities and timescales for its implementation.	The issue raised is noted. It should be noted that Monaghan County Council has recently appointed consultants to advance work with regard to active leakage control and rehabilitation.	The development plans make reference to Stage 3 of the National Water Conservation Programme as outlined in Department Circular L6/2007. This involves the rehabilitation and replacement of defective supply networks. In addition Objective WSO5 seeks to <i>“Reduce water wastage and unaccounted for water through water conservation measures and improvements to existing infrastructure, including both the public and private sector.”</i>
	<p>The draft development plan should promote the appropriate zoning of lands and restriction of use in areas liable to flooding to avoid increased risk of flooding of the lands either within or adjoining the zoned areas. A specific policy should be included to provide for/promote appropriate flood risk assessments to be undertaken, where development(s) and zoning are being proposed in the Plan area where there is risk of flooding.</p> <p>The draft development plan should make reference to the E.U Directive (2007/60/EC) on the assessment and management of flood risks entered into force on 12 December 2007. The provisions of this Directive</p>	It is recommended that objectives/policies similar to those contained within the existing development plan with regard to flooding, updated in accordance with the Planning System and Flood Risk Management Guidelines for Planning Authorities, be included within the draft development plan.	Section 6.4 of the development plans contains Objectives and Policies which seek to minimise flood risk by aiming to ensure that no new developments are susceptible to, cause or exacerbate flooding. In particular objective FLO2 seeks to implement the DEHLG “The Planning System and Flood Risk Management Guidelines” and FLO3 seeks to prepare a Strategic Flood Risk Assessment (SFRA) for the County, taking account of

	<p>include the development of flood risk management plans.</p> <p>The Flood Risk Management approach as adopted by the Office of Public Works (OPW) should be promoted, as appropriate, in consultation with the OPW where there is potential risk of flooding in the Plan area. Submission refers to the Planning Guidelines on flooding in “The Planning System and Flood Risk Management - Guidelines for Planning Authorities (Environment, Heritage and Local Government – OPW, November 2009).</p> <p>The plan should promote the development, where appropriate, of adaptation measures to account for the likely increased risk of flooding due to Climate Change within the Plan area.</p> <p>The plan should include measures to promote the implementation of adequate and appropriate Sustainable Urban Drainage Systems.</p> <p>The plan should provide for protection, management, and as appropriate, enhancement of existing wetland habitats where flood protection/management measures are necessary. Refer to See Wetlands Conservation and Protection in EPA Code of Practice: Environmental Risk Assessment for Waste Sites (EPA, 2007) for a definition of wetlands.</p> <p>Where zoning/rezoning of lands and the introduction of new development is being proposed within the plan area, the draft development plan should ensure the adequacy of the existing water supply/wastewater treatment facilities and associated networks are assessed. This should address both capacity and performance and the potential risk to human health, water quality and water quantity. The potential impact on habitats and species of ecological importance should also be addressed as appropriate, from pressures impacting on water quality and quantity.</p> <p>Zoning for development within the plan area should be linked to availability and adequacy of water supply/waste water treatment infrastructure and capacity. The provision of adequate and appropriate</p>	<p>The issues raised are noted.</p>	<p>climate change so that risk is avoided where possible.</p> <p>The development plan contains a number of policies which seek to promote the use of SUDS. In particular policies WPP4 and FLP2 are relevant.</p> <p>The importance of wetlands is highlighted within Section 4.8.5 of the development plans. In particular Objective WLO1 and Policy WLP1 seek to protect existing wetlands.</p> <p>Section 6.3 of the development plans notes that one of the main constraints to development is an adequate Waste Water Treatment Works (WWTW) facility and adequate water supply servicing the area and indicates that development should be in areas proximate of well serviced WWTW, especially those with spare capacity. Objectives ESO2 and WSO3 and WTO3,WTO5 and WTO 6 and Policy WTP1 are of particularly relevant.</p> <p>Potential impacts on habitats and species of ecological importance are</p>
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	<p>infrastructure in advance of development within the plan area should be promoted through the draft development plan.</p>		<p>addressed through the following objectives and policies: WL01, WLP1, WPO2, WPO4, WPO5, WPP10, WPP11 and WPP12.</p>
	<p>The implications of Flood Risk likely to be associated with already zoned and undeveloped lands in the plan area should also be considered. This should be considered in the context of possible rezoning options as appropriate.</p>		<p>Section 8.4.6 of the development plans concerns Development in Areas with Potential Flood Risk. There are a limited number of areas with a definite or potential flood risk within the five towns, where development not affecting the purpose of flood plains, minor extensions to existing premises in the town centre, or development on lands strategically located in the town centre which would contribute to a compact urban form, may be considered. In all cases the onus will be upon the developer to provide justification for development on these lands that outweighs to the satisfaction of the planning authority the need to protect flood plains. The developer will also be required to demonstrate to the satisfaction of the planning authority that the proposed development will not create or exacerbate flooding on those lands or any other lands/properties.</p> <p>In addition Section 6.4 of the development plan contains objectives and policies for flooding.</p>
	<p>The draft development plan should include a clear policy to protect all designated habitats and species within and adjacent to the area including transboundary Natura 2000 sites.</p>	<p>It is recommended that objectives/policies similar to those contained within the existing development plan regarding the protection of designated sites (cSAC and SPA) are included within the draft development plan.</p>	<p>Sections 4.8 of the development plan concerns habitat designation and protection. This section of the plan contains objectives and policies to protect designated sites and which will ensure that Monaghan Local Authorities fulfil its responsibilities with regard to the Habitats Directive.</p>
	<p>The plan should include policies/objectives to ensure that the local authority, in fulfilling its responsibilities in the supply of services, zoning of lands and authorisation of development, addresses the</p>		

	<p>threatened habitats and species identified in the National Parks and Wildlife Service Report “The Status of EU Protected Habitats and Species in Ireland”, (NPWS, Department of the Environment, Heritage and Local Government, 2008) which occur within or adjoining the LA areas.</p> <p>The plan should refer to the requirement of the Habitats Directive (Article 4 Paragraph 4) for the maintenance of special areas of conservation at a “favourable conservation status”. In particular the Plan should include a specific policy / objective promoting the maintenance and as appropriate achievement of favourable conservation status of habitats and species, in association with the NPWS.</p> <p>In addition, provisions should be made in the plan to deliver insofar as is possible the requirement Article 10 to “improve the ecological coherence of Natura 2000 by maintaining, and where appropriate developing, features of the landscape which are of major importance for wild fauna and flora”,) Furthermore, the plan should include a policy/ objective to reflect the provisions of Article 3, Paragraph 3 of the Habitats Directive, to “endeavour, where they consider it necessary, in their land-use planning and development policies, and in particular, with a view to improving the ecological coherence of the Natura 2000 Network, to encourage the management of features of the landscape which are of major importance for wild fauna and flora” as referred to in Article 10, namely “Such features are those which, by virtue of their linear and continuous structure (such as rivers with their banks or the traditional systems for marking field boundaries) or their function as stepping stones (such as ponds or small woods), are essential for the migration, dispersal and genetic exchange of wild species.”</p>		<p>A specific policy DSPI ensures that the Conservation Objectives of all Natura 2000 sites are implemented, thereby achieving favourable conservation status of the habitats and species for which the sites are designated.</p> <p>Section 4.8 of the development plan concerns habitat designation and protection. This section of the plan contains objectives and policies to protect designated sites and which will ensure that Monaghan Local Authorities fulfil its responsibilities with regard to the Habitats Directive.</p> <p>In particular objectives BD04, WP04 promote the protection of connecting features that promote ecological coherence.</p> <p>In addition, Section 4.10 contains Objectives and Policies for Green Infrastructure. Green Infrastructure builds a network of interconnected areas of land and water. This network includes natural and semi-natural features in the landscape including wetlands, woodlands, farmland, parklands, rivers, lakes and other open spaces Particular reference is made to Objective GIO 1. Develop a Green Infrastructure Strategy within County Monaghan during the life-time of the Development Plan, ensuring the</p>
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			protection of County Monaghan's Natura 2000 sites are central to this strategy. This Strategy shall be prepared in full compliance with the requirements of SEA and Habitats Directives.
	The plan should include any sites listed on the Water Framework Directive Register of Protected Areas in particular those relating to biodiversity, occurring in the Plan area.	The issues raised are noted.	Section 4.9 of the development plans recognises the importance of the implementation of the EU Water Framework Directive. In particular, objective WPO 5 seeks to ensure that all waterbodies in the county achieve good status in accordance with the Water Framework Directive.
	Submission recommends the National Biodiversity Data Centre website as a valuable research tool.		No action required.
	The plan should also refer to the protection of Annex I and Annex II - Natural Habitats Animal and Plant Species respectively of Community Interest whose conservation requires the designation of Special Areas of Conservation and Annex IV –Animal and Plant Species of Community Interest in need of Strict Protection of “Council Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora” which occur within and adjoining the Plan area.		Section 4.8 of the development plans concern habitat designation and protection. Within this section of the plans, specific reference is made to Directive 92/43/EEC. Under section 4.6 BDO4, all plants, animals and habitats identified under EU Habitats Directive, EU Birds Directive, the Wildlife Act, and the Flora Protection Order.
	The availability and status of Management Plans for the Natura 2000/ European sites within the plan area, required in accordance with the Habitats Directive, should be determined. Where available, the Plan should include a specific policy/objective in local authority land use plans to take into account the objectives and management practices proposed in the available Management Plans.		Section 4.8 of the development plans concern habitat designation and protection. Within this section, Objectives and Policies with relation to Appropriate Assessment are included. Specific policies and objective relating to the implementation of management plan objectives are given under SBP1, DSP1 and WPP10
	The plan should promote the protection of designated fisheries where relevant and appropriate		Chapters 4, 5, 6 and 15 of the development plans, contain

	<p>within the plan area and adjoining LA areas.</p> <p>The plan should promote guidance from Inland Fisheries Ireland, including where appropriate and relevant:</p> <ul style="list-style-type: none"> • Guidelines to the Planning, Design, Construction and Operation of Small Scale Hydro Electric Schemes and Fisheries • 10 steps to environmentally friendly drainage maintenance <p>Undertaking Non-Energy Extractive Activities in Accordance with Natura 2000 Requirements” which should be taken into consideration and referenced as appropriate and relevant to the Plan.</p> <p>“Wind Energy Developments and Natura 2000 sites” (October 2010)” which should be incorporated into the Plan as appropriate and relevant</p> <p>The plan should promote the provision/application of appropriate buffer zones between designated ecological sites and areas zoned for development. Where the application of buffer zones is being considered, consultation should be undertaken with the National Parks and Wildlife Service with regard to their application and implementation. Inland Fisheries Ireland should also be liaised with where fisheries protection is a concern / objective.</p>		<p>objectives and policies which seek to protect aquatic environments including the physical environments, hydrological processes and biodiversity as well as water quality.</p> <p>Noted.</p> <p>Policy EIP2 within Chapter 15 states “<i>All proposals for extractive industry development must be considered in accordance with EU guidance on Undertaking Non Energy Extractive Activities in Accordance with Natura 2000 Requirements, July 2010</i>”.</p> <p>A specific policy has been included within Chapter 15 which concerns wind energy development and the Slieve Beagh SPA.</p> <p>County Monaghan has two Natura 2000 sites, however only Kilroosky Lough Cluster SAC is located within close proximity to zoned land (Clones Town). Although Ramages Lough which is part of Kilroosky Lough Cluster SAC is included within the settlement envelope of Clones Town in the current development plan, the draft development no longer includes it within the settlement envelope. In addition, Policy WPP10 has been inserted within the development plan to ensure that development will not be permitted where there is a potential for a likely significant impact upon the groundwater or surface water</p>
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			supply to the Natura 2000 site. The policy states that the applicant will be requested to demonstrate with hydrological evidence that the proposed development will not affect the Natura 2000 site. Slieve Beagh SPA is not located within proximity to any lands which are zoned for development. Specified buffer zones are therefore not applied within the development plans.
	The plan should include a clear policy/objective that sets out a requirement for Appropriate Assessment Screening for new/reviewed/amended plans or proposed projects, being prepared by the local authority for the plan area that may have the potential to impact on Natura 2000 sites. Consideration should be given to carrying out an Appropriate Assessment screening to determine the potential for likely significant effects on Natura 2000 sites within and in the zone of influence of the plan area. Potential for cumulative/in-combination effects associated with other relevant Plans/Programmes/Projects should also be determined.	As part of the review of the existing development plan and the preparation of the new development plan an Appropriate Assessment Screening Report in accordance with Article 6(3) of the Habitats Directive 92/43EEC has been carried out and concluded that Stage 2 of the assessment should be carried out.	Sections 4.8 of the development plan concerns habitat designation and protection. In addition Objective AAO1 and Policies AAP1-AAP5 have been included within the development plans which will ensure that Monaghan Local Authorities fulfil its responsibilities with regard to the Habitats Directive. Throughout the development plans, within the relevant sections, objectives have been included which will ensure that any plan or project must comply with policies AAP1-AAP5.
	A determination for the requirement for an Appropriate Assessment of all Land Use Plans and related variations should be made in consultation with the Department of Environment, Heritage and Local Government - National Parks and Wildlife Service, and this should be highlighted in the Plan.	The issues raised are noted.	Policy APP4 is included within the development plans which states <i>"Consult the National Parks and Wildlife Service (NPWS), the Department of the Arts, Heritage and the Gaeltacht (DAHG), the Heritage Council and An Taisce when considering plans or projects which are likely to affect Natura 2000 sites"</i> .
	Submission indicates that the plan should promote the application of the guidance document 'Appropriate Assessment of Plans and Projects in Ireland - Guidance for Planning Authorities'.		Policy AAP 2 is included within the development plans which states "The Planning Authority shall have regard to the DEHLG guidance

			Appropriate Assessment of Plans and Projects in Ireland (2009) and any subsequent versions, when assessing plans and projects likely to have significant effects on a Natura 2000 site”.
	The plan should promote the protection of non-designated habitats, species and local biodiversity features including rivers, wetlands, hedgerows, individual trees, streams, grassland etc.	It is recommended that objectives/policies similar to those contained within the existing development plan seeking to protect and promote biodiversity and landscape features are included within the draft development plan.	Chapter 4 of the development plans contain objectives and policies which will ensure the management and maintenance of the natural and built environment is a critical aspect of the planning authority. It is with this in mind that objectives/policies have been created to guide development and protect the environment and its habitats. These objectives/policies have been developed in line with both European and National legislation and guidelines.
	The provision of appropriate buffer zones between local biodiversity features and areas zoned for development should be considered.	The issues raised are noted.	Chapter 4 of the development plans contains objectives and policies to protect natural heritage. Objective BDO2 specifically protects sites of County Biodiversity Sites and the ecological integrity of these sites, which includes the surrounding environmental factors on which the sites depend.
	The plan should provide for the promotion of protection of linkages between local biodiversity features and ecological networks e.g. hedgerows, watercourses etc. Opportunities for enhancement of local biodiversity features should be promoted where appropriate.		A Green Infrastructure section is provided within the development plans (Section 4.10). The Green Infrastructure planning approach builds a network of interconnected areas of land and water. This network includes natural and semi-natural features in the landscape including wetlands, woodlands, farmland, parklands, rivers, lakes and other open spaces. An interconnected network helps ensure that natural systems function properly and many benefits including

			<p>clean air, clean water, flood protection, health benefits, food, and the provision of tourism and recreation areas are provided.</p> <p>Within Section 4.10 of the development plans, Objectives GIO1-GIO3 and Policy GIP1 have been included.</p> <p>Linear and connecting local biodiversity features are further protected through objectives and policies TH01, THP1, THP2, THP3, THP4, BD04 and WPO4.</p>
	<p>The plan should support/acknowledge existing Local Heritage/Biodiversity Plans and should promote the implementation of key actions set out in these plans. Where not already prepared and adopted through County Development Plans, the plan should promote the preparation of County and where relevant and appropriate Local Heritage/ Biodiversity Plans.</p>		<p>The development plan includes the following objectives:</p> <p>HPO1: Implement the objectives and actions detailed within the Draft County Monaghan Heritage Plan 2012-2017 and any subsequent versions</p> <p>BDO 6: Implement the actions of the Monaghan Biodiversity Action Plan 2009-2014 and any subsequent version.</p>
	<p>The plan should promote the inclusion of a policy/objective, as appropriate, for phased and co-ordinated Habitat Mapping (including wetlands) within the plan area. The scope of this mapping should be agreed in consultation with the National Parks and Wildlife Service – Department of the Environment, Heritage and Local Government, the Heritage Council, Inland Fisheries Ireland and other relevant statutory and non statutory nature conservation interest groups.</p>	<p>It is recommended that consideration be given to the inclusion of a policy/objective within the draft development plan, as appropriate, for phased and co-ordinated Habitat Mapping (including wetlands) within the plan area.</p>	<p>A Green Infrastructure section is provided within the development plans (Section 4.10). Objective GIO1 concerns the development of a Green Infrastructure Strategy within County Monaghan during the life-time of the Development Plan. Part of this Strategy will include an integrated map of the Green Infrastructure resources, identifying important connections and core areas.</p>

	<p>The plan should promote the implementation of measures to control and manage alien/invasive species. Invasive Species Action Plans are available for a number of species on the Invasive Species Ireland website.</p>	<p>The issue raised is noted.</p>	<p>Section 4.6.7 of the development plans concerns Invasive Species. In addition objective BDO 5 states “Ensure that development proposals to do not lead to the spread of invasive species. Ensure that landscaping proposals do not include invasive species”.</p>
	<p>A relevant policy should be included to enhance biodiversity richness by protecting rivers and stream corridors and valleys by reserving riparian zones/ecological corridors, maintaining them free from inappropriate development, and discouraging culverting or realignment.</p>	<p>It is recommended that objectives/policies designating riparian corridors along river banks outside of urban areas be considered for inclusion within the draft development plan.</p>	<p>Section 4.9 of the development plans concern Water Resources and Quality. The following objective and policy have been inserted into the development plans:</p> <p><i>WPO 4. Protect rivers, streams and other water courses and maintain them in a state capable of providing and sustaining suitable habitats for flora and fauna, and where necessary designate riparian zone protection areas.</i></p> <p><i>WPP 6. Prevent further degradation of habitat by the promotion of riparian corridors and the prevention of any in stream works, culverting of waterways unless in accordance with Inland Fisheries Ireland (IFI) guidelines. The IFI should be consulted prior to the submission of any plans involving works close to waterways.</i></p>
	<p>The plan should include reference to and, as appropriate, promote the implementation of the Noise Directive and associated national regulations as well as the specific measures/ actions set out in or due to be set out in a proposed “Noise Action Plans” for the relevant local authority area within the plan area.</p>	<p>It is recommended that a policy similar to policy ENV 47 of the existing development plan be included within the draft development plan.</p>	<p>Section 4.13 and policy NCP1 of the development plans address noise issues.</p>
	<p>Consideration should be given to promoting specific policies/ objectives in the plan for the protection and improvement, as appropriate, of air quality within the plan area, particularly in areas zoned for increased</p>	<p>It is recommended that objectives/policies similar to those contained within the existing development plan regarding Air Quality be included within the draft development plan.</p>	<p>Section 4.14, objectives AQO1-AQO4 and policies AQP1-AQP2 concerns air quality.</p>

	urban and transport related development.		
	The plan should promote specific policies/objectives and associated provisions for the development and promotion of appropriate climate change adaptation and mitigation measures that can be implemented through relevant land use plans and/or specific plans e.g. Flood Risk Management Plans etc.	The issues raised are noted.	Section 5.7.1 and objectives CCO1-CCO4 concerns climate change.
	The plan should also promote the inclusion of specific policies within local authority land use plans, which promote the integration of the implications of climate change at a regional and local level, in land use planning within the plan area. In particular the plan should refer to Ireland's National Climate Strategy 2007 – 2012.		Section 5.7.1 and objectives CCO1-CCO4 concerns climate change. In particular, Objective CCO1 states <i>“To have regard to the National Climate Change Strategy 2007-2012 and any subsequent strategies”</i> .
	The plan should also address how climate change might impact on the implementation of land use plans in the Plan area – in particular the potential impact of climate change on “increased risk of flooding” and possible “increased occurrence of drought conditions”. To this effect the plan should include as appropriate a policy/ objective to ensure this requirement is complied with.		Section 6.4, objective FLO1-FLO6 and policies FLP1-FLP2 concern flooding. In particular objective FLO 3 states <i>“Prepare a Strategic Flood Risk Assessment (SFRA) for the County, taking account of climate change so that risk is avoided where possible”</i> .
	Consideration should be given to promoting specific Policies / Objectives in the plan for the protection and improvement, as appropriate, of air quality within the plan area, particularly in areas zoned for increased urban and transport related development.	It is recommended that objectives/policies similar to those contained within the existing development plan regarding Air Quality be included within the draft development plan.	Section 4.14, objectives AQO1-AQO4 and policies AQP1-AQP2 concerns air quality. In particular objective AQO 4 states <i>“To facilitate measures which seek to reduce emissions of greenhouse gases for example through the integration of land use and transportation”</i> .
	The plan should consider the significant concentrations of radon, which may occur within the plan area. Submission refers to Radon Maps as a tool to help assess the risk of radon, which should be integrated as appropriate into the plan.	The issues raised are noted.	A Radon map was provided within the Environmental Report. The Environmental Report concluded that Radon was not a significant issue within the county.
	Consideration should be given to the inclusion in the plan, as appropriate, of a policy/objective in relation to the preparation and implementation of “An Energy Conservation Strategy” and associated awareness campaign within the plan area. Specific timescales should be assigned to the preparation of such a strategy.		Section 5.7 of the development plans concerns Climate Change, Energy and Renewable Resources. In particular the following objectives are relevant: <i>ERO 6: “Encourage the sustainable development of micro renewable electrical generation technology such</i>
	The plan should promote, where appropriate, the use		

	<p>of renewable energy systems (e.g. solar, wind, geothermal etc.) within the plan area. The plan should also provide for promotion of energy conservation measures in buildings.</p>		<p><i>as wind turbines, photo voltaic cells, micro combined heat and power plants”.</i></p> <p><i>ERO 7: “Promote energy efficient buildings, using materials sourced from renewable resources in support of the implementation of those aspects of the Building Energy Directive relative to development management”.</i></p>
	<p>The plan should promote the protection of designated scenic landscapes, scenic views, scenic routes and landscape features of regional, county and local value. Where not already available the plan should promote the undertaking of Landscape Character Assessment in accordance with the relevant Guidance from the Department of the Environment, Heritage and Local Government and the Heritage Council</p>	<p>It is recommended that objectives/policies similar to those contained within the existing development plan regarding Areas of Visual Amenity be included within the draft development plan. It should be noted that the County Monaghan Landscape Character Assessment was published in August 2008.</p>	<p>Chapter 4 of the development plans contains objectives and policies for landscape protection, amenity areas including scenic routes.</p> <p>Section 4.4.1 provides information on the Landscape Character Assessment whilst policy LPP 1 states “<i>Ensure the preservation and uniqueness of the county’s landscape by having regard to the character, value and sensitivity of landscape as identified in the County Monaghan Landscape Character Assessment, August 2008 (or any subsequent versions) when determining a planning application”.</i></p>
	<p>The plan should also take into account the landscape character adjoining the plan area. There is a need to take into account landscape features and designations adjoining the plan area.</p>	<p>The issues raised are noted.</p>	<p>Landscape character assessments of adjoining plan areas were considered. Landscape features and designations of adjoining plan area were also considered, for example Slieve Beagh and Kilroosky Lough Cluster are examples of cross border designated sites.</p>
	<p>Consideration should also be given to promoting the requirement for an appropriate “Visual Impact Assessment” for proposed development with potential to impact adversely on significant landscape features within the plan area. The plan should promote the application of standard impact assessment methodology for all such development.</p>		<p>Within Sections 4.4 and 4.5 of the development plans, the Planning Authority recognises the importance to protect the most sensitive landscapes from intrusive and unsympathetic development which would irreversibly damage County</p>

	<p>The plan should promote the recognition of visual linkages between established landmarks and landscape features and views which should be taken into account when land is being zoned and when individual development proposals are being assessed/considered within the plan area.</p>		<p>Monaghan’s environment and heritage. In particular Policy LPP 3 states <i>“Development which fails to appropriately integrate into the landscape with due regard to visual impact, landscape amenity, the protection of skylines, amenities such as lakes, designated walkways, heritage sites and recreational and tourist facilities shall be resisted.”</i></p>
	<p>The plan should ensure provision of adequate and appropriate infrastructure and to serve both the existing community and likely future predicted increases in population within the plan area.</p>		<p>One of the strategic aims of the development plans is to facilitate the development of County Monaghan through the provision of essential infrastructure and services, while minimising the adverse impacts of development on the environment. Chapter 6 of the development plans provides objectives and policies to address this.</p>
	<p>In preparing the plan, there would be merits in exploring current practice and opportunities with respect to promoting the protection and, as appropriate, improvement of “Quality of Life”. Where relevant, the application of existing “Quality of Life Indices” would be considered in consultation with relevant statutory and non-statutory bodies/organisations.</p>		<p>The development plans aim to provide a framework to ensure that development and land use within the county reflects this vision. One of the strategic aims of the five local authorities in preparing the development plans was improving the quality of life for all who live and work in the county. The objectives, policies and land use zonings contained within the development plans reflect the Strategic Aims contained within Section 2.1.</p>
	<p>The plan should promote and, as appropriate provide for, the provision of sustainable modes of transport. The Department of Transport 2020 Vision – Sustainable Travel and Transport Public Consultation Document (February 2009) should be reviewed in the context of possible initiatives which could be included as Objectives within the plan.</p>		<p>Section 6.2 of the development plans concern transportation and notes that one of the five high level goals of the Department of Transport, as outlined in the Statement of Strategy 2008-2010, is to advance the development of an integrated and sustainable transport system for Ireland.</p>

			Objectives TRO 2, 3, 4, 5, 6, 9 and 10 in particular promote sustainable modes of transport.
	The plan should promote where relevant and appropriate long term, sustainable planning for tourism within the plan area. There may be merits in considering the promotion of the preparation of Integrated Sustainable Regional Tourism Strategy for the region.	It is recommended that objectives/policies similar to those contained within the existing development plan with regard to tourism be included within the draft development plan.	Section 5.11 of the development plans addresses sustainable tourism.
	The plan should promote the integrated planning for adequate and appropriate infrastructure to service any development proposed and authorised during the lifetime of the individual land use plans within the plan area.	The issues raised are noted.	One of the strategic aims of the development plans is to facilitate the development of County Monaghan through the provision of essential infrastructure and services, while minimising the adverse impacts of development on the environment. Chapter 6 of the development plans provides objectives and policies to address this.
	The plan should promote the provision of adequate and appropriate wastewater treatment, water supply, surface and storm water drainage, transport, waste management, community services and amenities etc. on planned and phased basis to address any current problems and/or deficits and to reflect predicted increases in population during the life of individual plans adopted within plan area.		One of the strategic aims of the development plans is to facilitate the development of County Monaghan through the provision of essential infrastructure and services, while minimising the adverse impacts of development on the environment. Chapter 6 of the development plans provides objectives and policies to address this.
	The plan should promote the development of traffic management measures to reduce the potential for traffic congestion and associated vehicular emissions within the plan area. In particular the preparation of Integrated Traffic Management Plans, where relevant and appropriate. This approach should address the short, medium and long-term traffic management requirements within the Plan area.		Section 6.2 of the development plans concern transportation and notes that one of the five high level goals of the Department of Transport, as outlined in the Statement of Strategy 2008-2010, is to advance the development of an integrated and sustainable transport system for Ireland.
			Objectives TRO 2, 3, 4, 5, 6, 9 and 10 in particular promote sustainable modes of transport.

	<p>The plan should refer to the requirement under The Waste Water Discharge (Authorisation) Regulations for all for all wastewater discharges, including storm water discharges which come within the scope of these Regulations to be licensed.</p> <p>The plan should promote the integration of land use zoning and development to existing and planned availability of waste infrastructure and capacity. Priority should be given to provision of adequate and appropriate waste related infrastructure in advance of any development.</p>		<p>In addition objective AQO 4 seeks: <i>“To facilitate measures which seek to reduce emissions of greenhouse gases for example through the integration of land use and transportation”.</i></p> <p>Objective WTO 4 states <i>“Fulfil the obligations of the Discharge Licensing granted conditions issued by the EPA under the WWD Regulations 2007, in respect of every waste water treatment plant in the county”.</i></p> <p>Section 6.3 of the development plans note that the strategic objective of the Water Services Section is to ensure that the quality, efficiency and responsiveness of our services are continually improved to comply with increasingly stringent regulatory standards and meet customer expectations and to upgrade and improve the county’s water and sewerage infrastructure to cater for existing and future demands.</p> <p>In addition, objective WTO5 states <i>“Facilitate the development of towns and villages throughout the county, directly or in partnership with local development, by improving and extending wastewater infrastructure where determined necessary”</i> and Policy WTP1 states <i>“Development proposing to connect to the public wastewater treatment systems shall be limited or restricted in those areas where capacity is insufficient to accommodate the demands of the development and where funding is unavailable to increase the capacity of the relevant facility”.</i></p>
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	<p>The plan should seek to incorporate relevant guidance and legislation to address issues such as Waste Prevention, Food Wastes, Identification of Historic Landfill Sites, Backyard Burning, Illegal Dumping, Brown Field Development etc</p> <p>The plan should promote and incorporate the information, and any recommendations, in the following EPA reports The Nature and Extent of Unauthorised Waste Activity in Ireland (Sep 2005), National Waste Report 2009 , National Hazardous Waste Management Plan 2008 – 2012 and Ireland’s Environment 2008.</p> <p>The plan should highlight that under the EIA and Planning and Development Regulations certain projects that may arise during the implementation of the plan may require an Environmental Impact Assessment.</p> <p>Consideration should be given to the inclusion of a specific policy/objective in the plan to ensure full compliance, with the requirements of Directive 2001/42/EC on the assessment of the effects of certain plans and programmes on the environment – The SEA Directive and the associated Planning and Development (Strategic Environmental Assessment) Regulations, 2004.</p> <p>The plan should promote the development and implementation of procedures to ensure compliance with the requirements of the SEA Directive and related SEA Regulations for all Land Use Plans within the plan area.</p> <p>The plan should refer to Monaghan County Council’s responsibilities and obligations in accordance with all national and EU environmental legislation.</p> <p>The plan should include relevant policies and objectives to address, where appropriate, the “Main Environmental Challenges” for Ireland as set out in Chapter 16 – “Main Environmental Challenges” of EPA Ireland’s Environment 2008</p>		<p>Section 6.5 of the development plans, objectives WMO1-WMO10 and policies WMP1-WMP4 address Waste Management.</p> <p>Section 6.5 of the development plans addresses waste management. Of particular relevance is Objective WMO 10 which seeks to “<i>Implement and enforce environmental legislation</i>”.</p> <p>No action required – provisions of the EIA Regulations must be taken into consideration where required.</p> <p>No action required – provisions of the SEA Regulations must be taken into consideration where required.</p> <p>No action required – provisions of the SEA Directive and SEA Regulations must be taken into consideration where required.</p> <p>Section 1.4 of the development plans recognises that sustainability is the key concept in planning, merging the social, economic and environmental aspects of society to protect the quality of life. The development plans seek the maintenance of a balance between human activity, economic activity, and the environment as critical to provide for the future needs of society.</p>
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Monaghan Town Council			
Environmental Protection Agency	As Monaghan County Council	As Monaghan County Council	As Monaghan County Council
Carrickmacross Town Council			
Environmental Protection Agency	As Monaghan County Council	As Monaghan County Council	As Monaghan County Council
Castleblayney Town Council			
Environmental Protection Agency	As Monaghan County Council	As Monaghan County Council	As Monaghan County Council
Muckno Community Partnership Committee	Muckno Community Partnership Committee notes that the group have grave worries in relation to the future expansion of the existing sewerage treatment plant to the rear of Muckno Street.	The issues raised are noted.	Objective WTO2 in Chapter 6 of the development plan seeks to collect, treat, purify, and discharge to the natural environment in a clean, non polluting manner in accordance with EU legislation and to acceptable environmental standards.
	Submission notes that the existing plant which was upgraded in recent years is not working properly and that the plant is polluting Lough Muckno, furthermore it is noted that in the summer months smells emanate from the treatment plant.		The upgrading of Castleblayney waste water treatment works is set out a planned project in the development plans.
	Submission details that the residents believe that Monaghan County Council has ignored both Muckno Street and the preparation of a Local Area Action Plan which was to be prepared under the existing Castleblayney Town Development Plan 2007-2013.	The objective of policy CB11 of the Castleblayney Town Development 2007-2013 is to prepare and implement a Local Area Action Plan for the lands to the rear of Muckno Street and adjoining Lough Muckno. It should be noted that the current development plan is in place until 2013.	No action required. The Local Area Action Plan for Castleblayney is no longer proposed
	It is stated that the residents of Muckno Street believe that the Local Area Action Plan has been overlooked to ensure that the existing sewerage treatment plan was extended.		
	Submission acknowledges that An Bord Pleanala is dealing with the application to extend the existing sewerage treatment works and also acknowledges that if approved the effluent running into Lough Muckno would be better quality however submission notes that if extended the plant will have an adverse affect on the future development of the connection between Muckno Street and the shore line of the Gas Lake, Lough Muckno and Black Island and that the construction of odour towers (60ft high) will have adverse visual effects on the area.	The issues raised are noted.	Objective WTO2 in Chapter 6 of the development plan seeks to collect, treat, purify, and discharge to the natural environment in a clean, non polluting manner in accordance with EU legislation and to acceptable environmental standards. Although the upgrading of Castleblayney waste water treatment works is set out a planned project in the development plans, the visual impact of the proposed development

			is a matter for the development management process.
	Submission indicates that Monaghan County Council should engage an independent consultant to consult with local people and residents of Muckno Street to ensure that the best possible plan is put in place with regards to a treatment system for the town of Castleblayney. Submission indicates that such a report may recommend that a new site be considered for the relocation of the treatment plan as opposed to the extending of the existing plant.		Objective WTO2 in Chapter 6 of the development plan seeks to collect, treat, purify, and discharge to the natural environment in a clean, non polluting manner in accordance with EU legislation and to acceptable environmental standards.
	Submission notes that Lough Muckno and environs is a Natural Heritage Area, protected in law by European Directives and Irish Planning Law and that this asset should be protected. Submission notes that this area has not been developed properly due to the lack of proper engagement with the local people of Castleblayney.	The issue raised is noted. Muckno Lake is designated a proposed Natural Heritage Area (pNHA) and a Primary Amenity Area. It is recommended that objectives/policies similar to CB7, ENV8, ENV9 and ENV25 of the current development plan be considered for inclusion within the draft development plan.	Chapter 12 of the development plan states that <i>“Lough Muckno (and its environs) is one of only two Areas of Primary Amenity in the county (see Appendix 1 and Map 4.7 of the Monaghan County Development Plan). It is also a designated Proposed Natural Heritage Area. It is an invaluable natural resource that has helped shape the development of Castleblayney and should be afforded the highest degree of protection”</i> . In addition objective CBO 3 in Chapter 11 states <i>“Prohibit development within the environs of Lough Muckno, unless in exceptional circumstances, where it has been proven to the satisfaction of the Planning Authority that the integrity of the Lough and its surrounding landscape will not be threatened”</i> . Furthermore Chapter 8 of the development plans provides objectives for the protection of Natural Heritage within the settlements of the county.
	Submission notes that there is a unique opportunity for the sensitive development of Castleblayney.	The issues raised are noted.	No action required.
	Lough Muckno should be treated as part of the town		

	of Castleblayney and the town environs should be extended to include Lough Muckno as far out to the north east as Black Lake.		
	The existing Local Area Action Plan boundary should be extended to incorporate and include Lough Muckno and environs in its entirety. This area would include the valley through the Derrycreevy River basin connecting with the lake at Corracloghan which is also a National Heritage Area. The area would then link up with Lough Muckno and connect with Black Island and Muckno Lake.		No action required. The Local Area Action Plan for Castleblayney is no longer proposed.
	The entire Lough Muckno amenity area should be designated as a Special Area of Conservation to ensure its protection from adverse development.	Special Areas of Conservation (SAC's) are areas of European Conservation Importance and are designated under the European Habitat Directive and consequently the issue raised falls outside the remit of the draft development plan.	No action required.
	The extended Local Area Action Plan would also encompass the area known as the White Island, Black Island, Gas Lake and the Black lake. In proposing this Local Area Action Plan extension the submission requests that consultants engaged to carry out the plan would also be engaged to prepare a report in relation to the biodiversity of the entire environs of Lough Muckno.	The issue raised is noted.	No action required. The Local Area Action Plan for Castleblayney is no longer proposed.
	Community gardens should be provided within all the housing developments in the Castleblayney area.	It is recommended that an objective/policy dealing with open space provision within housing developments similar to those contained within the existing development plan be considered for inclusion within the draft development plan	Policies for housing developments are contained within Chapter 15 of the development plans. In particular policy HDP7 seeks to ensure that appropriate recreational facilities such as open spaces are provided within housing developments".
	A percentage of open space areas associated with each housing development estate and in particular local authority estates should be set aside for community gardens		
	The local authority should promote and support and make land available for allotments in the town.	It is recommended that an objective/policy promoting and facilitating, where appropriate, sites for allotment schemes be considered for inclusion within the draft development plan.	Objective CIO 12 within Chapter 7 of the development plan seeks to " <i>Facilitate the development of allotments and community gardens at suitable locations throughout the County</i> ".
	Castleblayney Town Council should investigate and promote the re-establishment of the original wall garden on the Hope Castle Estate. The apple trees in this orchard form part of the original walled garden and need to be protected. Irish Seeds Savers have shown interest in helping to re-establish and develop	The issue raised is outside the remit of the draft development plan.	No action required.

	such a garden at this location. A feasibility study could be carried out by the local authority to look into the possibility of developing this entire area as an amenity garden facility for Castleblayney.		
	Muckno Community Partnership Committee would like to promote through the Local Authority and the Department of the Environment additional tree planting in and around the environs of Castleblayney. The planting of trees with edible fruits or nuts is recommended.	It is recommended that an objective/policy similar to ENV20 of the current development plan be considered for incorporation in the draft development plan.	THO 1 within Chapter 4 of the development plan seeks to <i>“increase existing coverage, in conjunction with new development and encourage the establishment of native species”</i> .
	Submission states that the draft plan should include a policy to encourage a combination of tree species including deciduous, coniferous and fruit.		
	Drumlin Manor housing development is prominent in the landscape and would be ideally located for the planting a screen belt of trees along the front embankments.	The issue raised falls outside the remit of the draft development plan.	No action required.
	Currently there is no proper policy in the existing plan for the screening, planting and landscaping of industrial sites particularly along the N2 new bypass road and the industrial estates in Drumillard. Muckno Community Partnership Committee feel that such areas should be professionally landscaped to a high standard.	It is recommended that an objective/policy similar to ID1 of the current development plan be considered for incorporation in the draft development plan.	Section 15.17 of the development plan notes that whilst the Council is committed to the encouragement and facilitation of economic development in the county consideration for industrial proposals must consider the broader environmental impacts. In this regard policy INP 3 refers “Permission shall normally be granted for new industrial uses or the expansion of existing industrial uses within settlements where the development complies with the following criteria:- It is of a high specification and is compatible with the character of the surrounding area and adjacent land uses, especially housing. It provides adequate access, car parking and manoeuvring areas It respects the scale and nature of activity in the locality

			<p>It will not harm the character or setting of the settlement or the amenity of local residents</p> <p>Provision is made, where appropriate, for external storage which is adequately screened from the public road/domain and adjoining residential properties</p> <p>The proposal must deal satisfactorily with all emissions, including effluent, noise, odour, light etc.</p> <p>Policy INP9 requires that a 10-20 metre wide landscape buffer is provided for screening and acoustic purposes.</p>
	The Roadstone site on the outskirts of Castleblayney should be subject of an Action Plan for the long term ecological reinstatement in the area.	The issue raised falls outside the remit of the draft development plan.	No action required.
Clones Town Council			
Environmental Protection Agency	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council

3.3: Scoping Period Submissions

In accordance with Article 13D, correspondence was issued to the specified environmental authorities seeking submissions or observations in relation to the scope and level of detail of the information to be included within the Environmental Report. At this stage, consultees were provided with an SEA Scoping Issues Paper, an Appropriate Assessment Initial Screening Report and a Strategic Environmental Issues Paper.

Responses were received from the following bodies and are summarised in the table below:

- Environmental Protection Agency
- Department of Arts, Heritage and the Gaeltacht
- Department of Communications, Energy and Natural Resources
- Northern Ireland Environment Agency

Table 10: Summary of responses received at Scoping Stage

Person/Body making Submission	Summary of Submission	Incorporation of Issues Raised
Environmental Protection Agency	Refer to recent environmental information and guidance on EPA website.	Environmental information and guidance on EPA website was noted and utilised where relevant.
	Refer to new SEA Regulations signed into Irish Law on the 3 rd May 2011	Noted.
	Refer to DoECLG Circular (PSSP 6/2011) on the 'Further Transposition of the EU Directive 2001/42/EC on Strategic Environmental Assessment'	Noted
	Refer to the requirements of the Birds and Natural Habitats Regulations 2011.	Noted
	Requirement to give notice to various bodies	Noted
	Requirement to place a copy of the decision regarding the determination should be made available for public inspection in offices, on the website, and Environmental Bodies.	Noted
Northern Ireland Environment Agency	No specific comments.	Noted
Department of Arts, Heritage and the Gaeltacht	Wording on paragraph 12 of the draft plan regarding Architectural Conservation Areas should mirror the wording in Chapter II, Part IV of the Planning and Development Act.	Section 4.11.3 of the development plans, recognise the importance of Architectural Conservation Areas and included objectives and policies which seek to ensure the protection of same.
	The word 'interest' should be extended to 'interest or value' while the reference to planning permission having to be obtained before significant works can be carried out that might alter the character of the structure or the ACA might better using the term 'materially affect the character or the area'	

3.4: Draft Development Plan Submissions

The public consultation period at this stage of the process commenced on the 31st May 2012 and finished on the 10th August 2012. Table 11 in the subsequent pages provides a summary of the submissions received with regard to the Environmental Report and includes the Manager's Responses to the submissions made and the actions undertaken accordingly.

Table 11: Integration of submissions/observations received at Draft Plan Stage

Monaghan County Council			
Person/Body	Submissions	Manager's Recommendation	Incorporation of issues raised into the Environment Report
Border Regional Authority	The Environmental Report is an excellent document and both it and the Natural Impact Report provide a significant evidence base to develop an appropriate framework, strategy and relevant policies and objectives to ensure the County develops in a sustainable manner.	Noted.	No action required.
	It is important that the key issues and particular environmental pressures are central to the development of a revised plan and appropriate policies and objectives are developed to address these issues.	Noted and agreed.	A number of objectives and policies, particularly in respect of water quality and habitat protection have been incorporated into the development plans in response to the key environmental issues identified during the Strategic Environmental Assessment.
	The Council should revisit the requirements of the Strategic Environmental Assessment Directive in respect of transboundary consultation to ensure that all necessary procedures and actions are taken.	It is considered that the necessary procedures and actions in respect of transboundary consultation have been undertaken.	No action required. Correspondence issued to the Minister for Environment, Communities & Local Government indicating that the development plans are not considered likely to have significant effects on the environment of member states.
	The most recent information in respect of the capacities of waste water treatment plants in each of the settlements in the county should be provided in Table 6.7 of the draft Development Plan and Table 17 of the Environmental Report.	The information presented in respect of the capacity of existing WWTPs was accurate in early 2012. However, it is recommended that these figures will be reviewed to ascertain if any updates are necessary.	Table 18 Assessment of Waste Water Treatment Works Capacity in Settlements was updated and included within the Addendum to the SEA.
	Although the Environmental Report identifies that the proliferation of rural housing in the county has implications for surface and ground water supplies, it is not clear how the revised housing policy has been determined with regard to water quality and particularly sensitive areas. Section 3.5 should be amended to include issues emerging from the relevant River Basin Management Plans and other sources of information on water quality.	The purpose of Section 3.5 of the Core Strategy is to determine those rural areas that are experiencing development pressure in the form of rural housing, those areas that have capacity for rural housing and those areas where rural housing should be restricted. Chapter Four of the draft development plan sets out those areas in the county that have sensitive surface waters, sensitive ground waters, areas of ground water vulnerability, and aquifer protection areas. Policies WPP1, WPP2, WPP5, WPP6, WPP8 - WPP12 have been specifically included into the draft development plan to seek to protect surface and ground water. Assessment of	No action required.

		the impact of rural housing upon ground water and surface water and thus its acceptability will be assessed on a case by case basis based on the objectives and policies in Chapter Four and the information set out in Maps 4.1, 4.2, 4.3, 4.4, 4.5 and 4.6.	
	Both the Environmental Report and the draft plan indicate a decline in the population of the urban centres and growth on the environs of the towns. However, it is not clear how these issues are being addressed in the revised development plan. The Council should review urban and rural housing policy to ensure that the issues and problems highlighted in the Environmental Report are adequately addressed by policy.	The draft development plan contains policies and objectives to limit the amount of residential development on the environs of towns to local rural generated housing and sufficient land has been zoned for residential development within the towns to offer opportunities for a range of housing tenure in the towns. The draft plan also contains policies to protect surface and ground waters and to protect the landscape from visually unacceptable development.	No Action required.
	The wording of policies and objectives in the draft plan should be consistent with those outlined in the Environmental Report.	Noted and agreed.	No action required.
Inland Fisheries Ireland (Eastern River Basin District)	It is recommended that surface and ground water flows in respect of practices such as water abstraction and effluent discharge are considered in Section 6.9 of the Environmental Report.	It is recommended that the Environmental Report considers the impact upon surface and ground water flows in respect of practices such as water abstraction and effluent discharge.	An additional paragraph, paragraph 6.9.3: Water Implications has been included within the Addendum to the Environmental Report.
Louth County Council	It is unclear why the Strategic Environmental Assessment (SEA) has a role in determining the quantum and location of zoned residential land as stated in Section 3.4.3, given that the amount of land required for residential development is provided for in the RPGs. The SEA has no role in determining the quantum of zoned residential land.	The SEA informs the development plan in respect of those locations that can support increases in population based on environmental and infrastructural capacity. Consequently the amount of land zoned for development in a settlement in an area of sensitive ground or surface waters is likely to be limited based on the information derived from the SEA.	No action required.
	Although the Environmental Report states that one of the environmental pressures in the county includes a threat to water quality from public waste water treatment plants (WWTPs) in some of the towns operating at full capacity, there appears to be adequate capacity at existing WWTPs. However, the data used in relation to existing WWTPs should be based on the figures in the 2012 update report on data presented in the EPA Report "Focus on Urban Waste Water Discharges in Ireland".	The information presented in respect of the capacity of existing WWTPs was accurate in early 2012. However, it is recommended that these figures will be reviewed to ascertain if any updates are necessary.	Table 18 Assessment of Waste Water Treatment Works Capacity in Settlements was updated and included within the Addendum to the Environmental Report.

	The non technical summary of the Environmental Report does not include an analysis of the alternatives dealt with in the main document.	It is recommended that Section “Alternative Approaches to Making the draft Development Plan” in the non technical summary of the Environmental Report shall be revised to include the following analysis of the alternatives dealt with in the main document.	The Non Technical Summary has been amended to include an analysis of the alternatives which were dealt with within the Environmental Report.
	The Planning and Development (SEA) (Amendment) Regulations 2011 include an addition in Article 13A(a)(v) “any adjoining planning authority whose area is contiguous to the area of a planning authority which prepared a draft plan, proposed variation, or local area plan”	Noted.	No action required.
	The National Biodiversity Plan has been updated.	It is recommended that Table 2 is amended.	Paragraph 3.3.7 and Table 2 have been updated included within the Addendum to the Environmental Report.
	The alternative scenario of ‘growth with relaxed policies’ is questionable as a realistic alternative given the provisions of Section 28 of the Planning and Development Acts 2000-2010 in respect of Ministerial Guidelines.	It is considered that this scenario is a realistic alternative.	No action required.
	The Areas of Primary Amenity, Secondary Amenity and Visual Amenity mentioned in Section 6 should be mapped and or illustrated and connected to maps.	The Areas of Primary Amenity, Secondary Amenity and Visual Amenity are illustrated in Map 4.7 of the draft development plan.	Map 4.7 remains part of the Development Plans. Map 4.7 illustrates Areas of Primary Amenity, Secondary Amenity and Visual Amenity.
	It would be of benefit that those objectives and policies identified as having the potential to conflict with the strategic environmental objectives were identified in Section 12 and 13 for mitigation.	Where conflicts have been identified in Table 31, appropriate mitigation has been included through the objectives and policies contained within the draft development plan. However it is recommended that further detail of the mitigation measures be included in the Environmental Report.	Mitigation measures have been updated and are included within the Addendum to the Environmental Report.
	The statement in Section 14 “there may be certain elements of them that could also lead to a potential for environmental conflict. Where this arises the policies and objectives should be mitigated to an acceptable level” further enhances the requirement for appropriate mitigation measures to be included.	Mitigation measures have been introduced into the draft plan as a result of the Strategic Environmental Assessment. It is considered that these measures have resulted in objectives and policies that once may have conflicted with the strategic environmental objectives but which are now benign or have significantly reduced potential. However it is recommended that further detail of the mitigation measures be included in the Environmental Report where appropriate.	Mitigation measures have been updated and are included within the Addendum to the Environmental Report.

Inland Fisheries Ireland (North Western River Basin District)	<p>In determining the likely significant effects of plans or programmes, regard should be given to the need for the sustainable development of the inland and marine fisheries resource (including the conservation of fish and other species of fauna and flora, aquatic habitats and the biodiversity of inland and marine water ecosystems) Consideration should be given to the sustainable development of inland fisheries and the impacts upon water quality, aquatic and associated riparian habitats, biological diversity, ecosystem structure and functioning, fish spawning and nursery areas, surface water hydrology, passage of migrating fish, areas of natural heritage importance, sport and commercial fishing, and amenity and recreation areas.</p>	<p>The draft development plan contains objectives and policies to protect rivers in terms of water quality, biodiversity, physical structure and amenity.</p>	<p>No action required.</p>
Environmental Protection Agency	<p>The Strategic Flood Risk Assessment (SFRA) should be undertaken for the County Development Plan and Town Development Plans prior to adoption and the findings of the SFRA should be reflected in the SEA and final plan.</p>	<p>A Strategic Flood Risk Assessment is currently being carried for County Monaghan. Preliminary information obtained from the Historic Flood Maps, the Office of Public Works Benefitting Lands Maps, site visits and verified local knowledge has informed the draft development plan. This has resulted in the adoption of a precautionary approach to lands which either are currently at risk of flooding or could be at risk of flooding in the future under climate change. The completed Strategic Flood Risk Assessment will be factored into the statutory two year review of the development plan in 2015 and any necessary changes to the development plan will be progressed by way of variation.</p>	<p>Objective FLO3 has been inserted within the Monaghan County Development Plan 2013-2019 (Incorporating the development plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay)</p>
	<p>The inclusion of Table 32 Incorporation of Environmental Issues into the draft development plan is acknowledged.</p>	<p>Noted.</p>	<p>No action required.</p>
	<p>Map 4 Sensitive Surface Waters is noted. However no spatial data is provided on the water quality status under the EPA and EFD classifications. Consideration should be given to highlighting on a map, areas of particularly poor water quality. This should be inserted within the Non Technical Summary.</p>	<p>Maps indicating the status of surface waters (lakes and rivers) in the county are detailed in the River Basin Management Plans.</p>	<p>No action required.</p>

	<p>Consideration should be given to including a map highlighting the areas at risk of significant flood risk or recurring flooding within the county. This should be inserted within the Non Technical Summary.</p>	<p>A Strategic Flood Risk Assessment is currently being carried for County Monaghan. In the interim, the suitability of lands for development having regard to flood risk, has been determined using preliminary information obtained from historic flood maps, information from the Office of Public Works, contour mapping and LIDAR information, site inspections, and assessment by County Council engineers. In addition the principles set out in the Department of Environment, Heritage and Local Government Guidelines "The Planning System and Flood Risk Management (2009)" have also been applied. This has resulted in the adoption of a precautionary approach being applied to lands which either are currently at risk of flooding or could be at risk of flooding in the future under climate change, where they have been excluded from development or restricted to development of a type that has a low vulnerability to flooding or is water compatible. The completed Strategic Flood Risk Assessment for the County will be factored into the statutory two year review of the development plan in 2015 and any necessary changes to the development plan will be progressed by way of variation.</p>	<p>A limited number of areas with a definite or potential flood risk within the five towns are included within the Monaghan County Development Plan 2013-2019 (Incorporating the development plans for the towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay)</p> <p>Undeveloped areas at risk of flooding within the villages have been either zoned as Landscape Protection/Conservation areas in order to prevent development taking place on these areas and maintaining their function in respect of flooding.</p> <p>Areas within the villages where development has taken place and are at risk of flooding have been indicated as being Flood Risk Areas</p>
	<p>Consideration should be given to amending the first bullet point of Section 3.2 of the Environmental Report as follows "Develop in a sustainable manner, the potential of each part of the County in economic, social and environmental terms".</p>	<p>It is recommended that Section 3.2 of the Environmental Report is amended to state "<i>sustainably</i> develop the potential of each part of the County in economic, social and environmental terms".</p>	<p>Section 3.2 has been amended accordingly.</p>
	<p>Section 3.3.4 Border Regional Planning Guidelines 2010-2022 should also consider inclusion of a reference to the role of the Regional Planning Authority and also key aspects of Core Strategy implementation to be carried out in the plan.</p>	<p>Section 1.6 of the development plan refers to the Regional Planning Guidelines and indicates that Section 27 of the Planning and Development Act 2000 (as amended), requires that local authority development plans must be consistent with the regional planning guidelines in force for its area.</p>	<p>No action required.</p>
	<p>There would be merits in Section 4 Appropriate Assessment to make reference to any zoning/re-zoning carried out and any buffer zone provision following on from the Stage 2 conclusion.</p>	<p>County Monaghan has two Natura 2000 sites, however only Kilroosky Lough Cluster SAC is located within close proximity to zoned land (Clones Town). Although Ramages Lough which is part of Kilroosky Lough Cluster SAC is included within the settlement envelope of Clones Town in the current</p>	<p>No action required.</p>

		development plan, the draft development no longer includes it within the settlement envelope. In addition, Policy WPP10 has been inserted within the draft development plan to ensure that development will not be permitted where there is a potential for a likely significant impact upon the groundwater or surface water supply to the Natura 2000 site. The policy states that the applicant will be requested to demonstrate with hydrological evidence that the proposed development will not affect the Natura 2000 site. Slieve Beagh SPA is not located within proximity to any lands which are zoned for development. The issue raised is dealt with in the Natura Impact Report. Therefore it is not necessary to amend Section Four of the Environmental Report.	
	Chapter 6 Current State of the Environment is noted.	Noted.	No action required.
	Consideration should be given to including water quality status maps for the plan from the Neagh Bann and North West River Basin Management Plans to provide a spatial context to water quality within the County.	Maps indicating the status of surface waters (lakes and rivers) in the county are detailed in the River Basin Management Plans.	No action required, relevant maps are included within the River Basin Management Plans. In addition, WPP 1 refers to these plans <i>"In assessing applications for developments the Council will consider the impact on the quality of surface waters and will have regard to targets and measures set out in the Neagh Bann and North Western International River Basin Management Plans and where appropriate the Blackwater, Glyde, Fane, Woodland and Erne East Water Management Unit Action Plans"</i> .
	Consideration should be given to including a map showing the EPA classification of water quality within the plan area. It is noted that the Blackwater River, Dundonagh Stream and Clontibret Stream were identified as being of Poor Status Q3 of 2010. The WFD Classification also highlights surface waters including the River Blackwater and River Erne as being of Poor Status in 2011.	Maps indicating the status of surface waters (lakes and rivers) in the county are detailed in the River Basin Management Plans.	No action required. Whilst the Maps are not overlaid, they are all contained individually within the development plans.
	There would be merits in including a cumulative sensitivity/vulnerability map for the plan area, outlining areas of overlapping sensitivity which may have greater potential for significant cumulative effects to be afforded significant protection in implementing the plan.	It is considered that the creation of a map containing all the information set out in Maps 4.1, 4.2, 4.3, 4.4, 4.5 and 4.6 would be difficult to read given the number of layers of information that would be overlaid on it.	
	Significant environmental pressures as presented in Chapter 7 are noted. Consideration should be given to including Table 27 within the Non Technical Summary.	Table 27 "Summary of Environmental Pressures within the County" is already contained within the Non Technical Summary.	No action required.

	<p>Consideration should be given to reviewing Chapter 8 Flood Risk Assessment to providing a map highlighting the recurring flood risk areas within the County identified by the OPW.</p>	<p>A Strategic Flood Risk Assessment is currently being carried for County Monaghan. In the interim, the suitability of lands for development having regard to flood risk, has been determined using preliminary information obtained from historic flood maps, information from the Office of Public Works, contour mapping and LIDAR information, site inspections, and assessment by County Council engineers. In addition the principles set out in the Department of Environment, Heritage and Local Government Guidelines "The Planning System and Flood Risk Management (2009)" have also been applied. This has resulted in the adoption of a precautionary approach being applied to lands which either are currently at risk of flooding or could be at risk of flooding in the future under climate change, where they have been excluded from development or restricted to development of a type that has a low vulnerability to flooding or is water compatible. The completed Strategic Flood Risk Assessment for the County will be factored into the statutory two year review of the development plan in 2015 and any necessary changes to the development plan will be progressed by way of variation.</p>	<p>Objective FLO 3 within Chapter 6 of the development plan states "<i>Prepare a Strategic Flood Risk Assessment (SFRA) for the County, taking account of climate change so that risk is avoided where possible</i>".</p>
	<p>Chapter 4 Flooding and Spatial Planning of The Planning System and Flood Risk Management Guidelines for Planning Authorities should be fully integrated within the plan.</p>	<p>Noted and agreed.</p>	<p>Objective FLO 2 within Chapter 6 of the development plan states "<i>Implement the DEHLG "The Planning System and Flood Risk Management Guidelines" and apply the sequential approach and justification test detailed in the document when considering development proposals</i>".</p>
	<p>Consideration should be given to including a table showing how the assessment of the alternative development scenarios against the environmental issues listed in Schedule 2B(f) of S.I. No. 436 of 2004 to ensure a consistent approach was taken in determining a preferred development scenario. This should be reflected in the selection of the preferred development scenario.</p>	<p>It is recommended that a table illustrating how the assessment of the alternative development scenarios against the environmental issues listed in Schedule 2B(f) of S.I. No. 436 of 2004 is inserted into Section 5.1.4: Preferred Scenario of the Environmental Report.</p>	<p>Table 2, Summary of Evaluation of Scenarios against SEA Environmental Objectives, and additional text concerning alternatives was inserted in the Environmental Report through the Addendum.</p>

	Clarify how the full range of environmental effects of the implementation of the plan as set out in the SEA Directive and Regulations i.e. “secondary, cumulative, synergistic, short, medium and long-term, permanent and temporary, positive and negative effects” have been assessed and documented.	It is considered that the full range of environmental effects of the implementation of the plan was taken into consideration when compiling Table 31 of the Environmental Report.	No action required.
	Refer to the potential for cumulative effects in combination with other relevant Plans/Programmes and Projects.	The potential for cumulative effects in combination with other relevant Plans/Programmes and Projects has been taken into account in the Environmental Report.	No action required
	Clarification should be given as to whether any potential significant transboundary effects have been identified and how the plan proposes to address/mitigate and manage these – this should include any potential effects on water quality, biodiversity, landscape etc.	It has been determined that the objectives, policies and land use zonings contained within the Draft Monaghan County Development Plan 2013-2019 do not have the potential for significant transboundary effects.	No action required.
	There would be merit in providing a summary table outlining how each significant effect is linked directly to relevant mitigation measures, monitoring measures and where appropriate a specific policy or objective in the plan.	Table 32 outlines how the SEA process has shaped the drafting of the draft development plans. The table outlines how the environmental issues raised throughout the SEA process were incorporated into the draft plans as objectives and policies.	No action required.
	Mitigation measures should be included for all likely significant effects. The assessment of aims, policies and objectives as provided in Table 31 is noted. Where conflicts have been identified with EPOs, it should be ensured that adequate and appropriate mitigation measures are provided to address these.	Where conflicts have been identified in Table 31, appropriate mitigation has been included through the objectives and policies contained within the draft development plan. However it is recommended that further detail of the mitigation measures be included in the Environmental Report	Further mitigation measures were incorporated into the Environmental Report through the Addendum.
	Consideration should be given to the following: a. The inclusion of monitoring frequencies b. Monitoring of both positive and negative effects where they occur c. Inclusion of the on-going review of environmental targets and indicators in the monitoring programme. Responsibility for this role should be clearly identified.	It is recommended that an updated table outlining monitoring frequencies of the effects of the implementation of the development over its lifetime and those responsible for this monitoring is included in Section 10 of the Environmental Report.	Monitoring arrangements, including, responsibilities, Indicators, Targets and Thresholds and the Frequency of Reporting are incorporated into the Environmental Report through the Addendum.
	The monitoring programme should be flexible to take account of specific environmental issues as they arise and should be able to capture the possibility of cumulative effects.	Noted	

	While the monitoring programme sets out the various sources of data, the actual departments responsible for collecting, collating and analysing the data should be identified as soon as possible after the plan has been adopted.		
	The monitoring programme should include information on how the monitoring proposed will allow unforeseen adverse effects to be identified and responded to as appropriate. Issues such as responsibility and appropriate remedial action should be addressed.		
Jack Tenison	New development at Bawn is contrary to environmental objective L1 of the SEA which states: "To protect and conserve the quality, character and distinctiveness of landscapes and avoid significant adverse impacts on the landscape and is in breach of the target which stated "no development permitted which results in avoidable visual impacts on the landscape".	Noted. The Environmental Objectives stated within the Environmental Report provide a standard against which the Objectives and Policies of the draft development plan were proofed or tested for compatibility so that the potential significant adverse environmental impacts and significant positive impacts could be highlighted, and this is indicated in Table 31 of the Environmental Report. In addition, it should be noted that any residential development proposed within a Tier 6 settlement will be subject to the requirements of the remaining relevant policies contained within the draft development plan.	No action required.
Department of Arts, Heritage and the Gaeltacht	Table 23 of the SEA contains inaccuracies regarding National Monuments in State Care or Subject to Preservation Orders. Submission includes details of same.	Noted. It is recommended that Table 23 (Now Table 24) of the Environmental Report be amended.	A revised table identifying National Monuments in State Care has been incorporated into the Environmental Report through the Addendum.
Monaghan Town Council			
Border Regional Authority	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Inland Fisheries Ireland (Eastern River Basin District)	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Environmental Protection Agency	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Carrickmacross Town Council			
Border Regional Authority	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Inland Fisheries Ireland (Eastern River Basin District)	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council

Environmental Protection Agency	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Castleblayney Town Council			
Border Regional Authority	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Inland Fisheries Ireland (Eastern River Basin District)	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Environmental Protection Agency	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Clones Town Council			
Border Regional Authority	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council
Environmental Protection Agency	As per Monaghan County Council	As per Monaghan County Council	As per Monaghan County Council

3.5: Amendments to the Environmental Report

The submissions received during the period when the draft development plans and Environmental Report were on public consultation display, resulted in a number of updates to the initial Environmental Report. These changes were compiled as an addendum to the Environmental Report. Extracts from the Environmental Report are detailed in italics below with amendments illustrated in red text or red strikethroughs. It should be noted that amendments made to typographical errors and formatting are not provided in the section below.

3.5.1: Amendments to Non Technical Summary

Alternative Approaches to Making the Draft Development Plans

Part of the SEA process requires the consideration of ‘reasonable alternatives’. In selecting SEA Alternatives, cognisance must always be taken of parent strategies and documents which have a key influence on how alternatives were framed. Section 5.0 of this Environmental Report entitled “Assessment of Alternatives and Selection of Preferred Scenario” sets out and examines the following 3 alternative growth models. ~~The following three scenarios were formulated and considered:~~

- ***Growth with Relaxed Planning Policies***
- ***Growth with Restrictive Planning Policies***
- ***Planned Growth with Regulatory Planning Policies***

Alternative 1: Growth with Relaxed Planning Policies

This scenario would involve minimal intervention in terms of strategic planning which would ultimately result in allowing development to follow market forces to a great extent and would take a short-term planning, economic, social and environmental approach.

Alternative 2: Growth with Restrictive Planning Policies

This scenario would represent a restrictive approach to the development in the county. This approach would result in the concentration of development within the larger towns of the county. Development would be served by appropriate infrastructure and there would be strict demarcation between urban and rural areas. Areas of the county which are the subject of ecological designations would be carefully managed and sustained. This approach would strengthen the main towns of the county but would also put pressure onto existing services and facilities in the towns and in addition, the vitality of the rural community would stagnate. This approach would have major environmental benefits but would result in a decline in the social, cultural and economic wellbeing of rural areas. This approach would not result in a coordinated, balanced growth of the county.

Alternative 3: Planned Growth with Regulatory Planning Policies

This scenario is based around the planned growth of the County and a sustainable settlement structure based on the Settlement/Core Strategy. This will afford for the balanced and sustainable development of the County. In this scenario, the principles of sustainable development are integrated into the Plan.

Scenario 3 was considered the most appropriate development model for the future development of County Monaghan. Scenario 3 affords for the most effective way of focusing growth and development within the county whilst ensuring the economic, environmental, cultural and social prosperity of the county.

3.5.2: Additional word inserted into Section 3.2 Vision Statement

3.2: Monaghan County Development Plan 2013-2019 – Vision Statement

The strategic aims of the five local authorities in County Monaghan in preparing the Draft County and Town Development Plans are to:

- *Sustainably* develop the potential of each part of the County in economic, social and environmental terms.
- Sustain traditional settlement patterns, while developing the role and function of each town, village and settlement throughout the county –
 - Developing Monaghan Town as a hub town with a target population of 9,000 by 2020
 - Developing Carrickmacross, Castleblayney Clones and Ballybay towns as attractive, viable service centres to meet the needs of their surrounding hinterlands
 - Sustaining the vitality of the villages and settlements throughout the county as sustainable service centres to meet the needs of rural communities.
- Improve transport linkages and communications between County Monaghan and its neighbouring counties, and to capitalise on the county's strategic spatial location.
- Support balanced economic development throughout the county by delivering improved infrastructure and services.
- Preserve the environmental quality of the natural and built environment in rural and urban areas.
- Improve the quality of life of all who live and work in the county.

Whilst the Draft Plans aims to foster economic development and improve infrastructure and services, the conservation and protection of the environment and heritage of the county must also have priority, and consequently the Draft Plans contain comprehensive policies and guidelines for the protection of the built and natural heritage and a record of protected structures and monuments.

3.5.3: Amendments to Section 3.3.7 and Table 2

3.3.7: ~~Shaping Our Building a Better Future~~, Regional Development Strategy (RDS) Northern Ireland 2035

Due to County Monaghan's boundary with Northern Ireland, regard must be attached to ~~Shaping Our Building a Better Future~~ which is a Regional Development Strategy, ~~which~~ offering a strategic and long-term perspective on the future development of Northern Ireland up to the year ~~2025~~ 2035. This revised Regional Development Strategy was published on 15 March 2012 following the ten year review of the Regional Development Strategy 2025 (RDS) produced in 2002 ~~is currently underway with the public consultation period commenced on 6th January 2011 to 31st March 2011.~~ The RDS was prepared in close consultation with the community. The RDS is not limited to land use planning but recognises that policies for physical development have an important bearing on other matters such as developing a strong spatially based economy, a healthy living environment and an inclusive society which tackles inequalities relating to health, education and living standards.

The promotion of sustainable development allied to social and economic cohesion is an integral part of the drive to provide a strategic and long-term perspective for the development of the region up to the year ~~2025~~ 2035.

In addition to the above, Table 2 on the following pages, lists plans, programmes strategies and legislation containing environmental protection obligations, objectives, indicators and targets that must be considered within the development plan making process.

Table 2: Relevant National and International Strategic Policies and Objectives

	Plan, Programme Strategy or Legislation	Key Consideration for Draft Development Plans
BIODIVERSITY, FLORA AND FAUNA		
INTERNATIONAL	<i>Strategic Environmental Assessment (SEA) Directive 2001/42/EEC.</i>	<i>Requirement to carry out SEA.</i>
	<i>Convention on Wetlands of International Importance 1971 (amended 1982 and 1987) (Ramsar Convention).</i>	<i>Requirement to protect sites from loss or damage by development.</i>
	<i>Directive 92/43/EEC on the conservation of natural habitats and of wild fauna and flora.</i>	<i>Requirement to carry out an Appropriate Assessment</i>
	<i>Directive 79/409/EEC on the conservation of wild birds.</i>	<i>Requirement to carry out an Appropriate Assessment</i>
	<i>UN Convention of Biological Diversity.</i>	<i>Requirement to protect and enhance ecological resources.</i>
	<i>Bern Convention on the Conservation of European Wildlife and Natural Habitats (1979)</i>	<i>Requirement to maintain diversity and distinctiveness.</i>
	<i>Pan-European Biological and Landscape Diversity Strategy (1995)</i>	<i>Requirement to maintain diversity and distinctiveness.</i>
	<i>European Biodiversity Strategy (1998)</i>	<i>Requirement to maintain diversity and distinctiveness.</i>
	<i>Freshwater Fish Directive (78/659/EEC)</i>	<i>Requirement to maintain diversity and distinctiveness.</i>
	<i>Shellfish Waters Directive (79/923/EEC)</i>	<i>Requirement to maintain diversity and distinctiveness.</i>
NATIONAL	<i>Planning and Development (Strategic Environmental Assessment) Regulations 2004 as amended.</i>	<i>Requirement to carry out SEA.</i>
	<i>Flora Protection Order 1980 as amended.</i>	<i>Protection of species.</i>
	<i>Forestry Act 1946</i>	<i>Protection of species.</i>
	<i>Wildlife Act 1976</i>	<i>Protection of species.</i>
	<i>Wildlife (Amendment) Act 2000</i>	<i>Protection of species.</i>
	<i>National Biodiversity Plan 2010-2015</i>	<i>Requirement to maintain biodiversity.</i>
LOCAL	<i>Monaghan Biodiversity Action Plan 2009-2014</i>	<i>Requirement to maintain biodiversity.</i>
SOIL		
INTERNATIONAL	<i>EU Thematic Strategy for Soil Protection</i>	<i>Aims to maintain and protect soil quality.</i>
NATIONAL	<i>National Soil Survey of Ireland</i>	<i>Inform the Draft Plan</i>
WATER		
INTERNATIONAL	<i>Directive 2000/60/EC Water Framework Directive</i>	<i>Requirement to achieve good ecological status by 2015 and ensure that their status does not deteriorate.</i>
	<i>Directive 2007/60/EC Flood Risk Management</i>	<i>Assessment and Management of Flood Risk</i>
	<i>EU Drinking Water Directive (98/83/EC)</i>	<i>Requirement to achieve and maintain good quality drinking, surface, bathing and wastewater.</i>
	<i>EU Nitrates Directive (91/676/EEC)</i>	
	<i>EU Groundwater Directive (80/68EEC)</i>	
	<i>EU Surface Water Directive (75/440/EEC)</i>	

	<i>EU Urban Waste Water Directive (91/271/EEC)</i>	
	<i>EU Dangerous Substances in Water Directive (79/464/EEC).</i>	
NATIONAL	<i>Neagh Bann International River Basin Management Plan</i>	<i>Contains river basin catchments that flow into County Monaghan and rivers that have catchments in County Monaghan.</i>
	<i>North Western International River Basin Management Plan</i>	
	<i>The Planning System and Flood Risk Management – Guidelines for Planning Authorities 2009</i>	<i>Assessment and Management of Flood Risk</i>
	<i>The Local Government (Water Pollution) Act 1997, amended 1990</i>	<i>Requirement to achieve and maintain good quality drinking, surface and waste water.</i>
	<i>The Local Government (Water Quality Standards for Phosphorous) Regulations 1998</i>	
	<i>EPA Wastewater Treatment and Disposal Systems Serving for Single Houses 2009</i>	
	<i>Water Management Unit Action Plans in the North Western International River Basin District</i>	<i>Implements the requirements of the EU Water Framework Directive to ensure good quality by 2015.</i>
LOCAL	<i>Water Management Unit Action Plans in the Neagh Bann International River Basin District</i>	
CLIMATE CHANGE		
INTERNATIONAL	<i>European Climate Change Programme</i>	<i>Aims to reduce emissions</i>
	<i>Kyoto Protocol 1997</i>	<i>Sets international targets and mechanisms for addressing climate change.</i>
	<i>Directive 2001/92/EC Energy Performance of Buildings</i>	<i>Aims to conserve energy.</i>
	<i>Air Framework Directive, Directive on Air Quality Assessment and Management 1996/62/EC</i>	<i>Aims to reduce emissions</i>
	<i>Directive on National Emission Ceilings for Certain Atmospheric Pollutants 2001/81/EC</i>	
	<i>Directive 2009/28/EC use of renewable energy and cleaner transport</i>	
NATIONAL	<i>National Climate Change Strategy 2007-2012</i>	<i>Aims to reduce emissions.</i>
	<i>National Renewable Energy Action Plan</i>	
	<i>National Cycle Policy Framework 2009-2020</i>	
	<i>Smarter Travel</i>	
MATERIAL ASSETS		
INTERNATIONAL	<i>Directive 99/31/EC Landfill Directive</i>	<i>Sets targets for reducing waste to landfill.</i>
	<i>Directive 2002/96/EC The WEEE Directive on Waste Electrical and Electronic Equipment.</i>	

NATIONAL	Waste Management Acts 1996-2005	Sets National Policy and legislation
	Waste Management Regulations 2001	
	Quarries and Ancillary Actions 2004	
	Planning and Development (Strategic Infrastructure) Bill 2006	
	Roads Act 1961-2007	
	EPA Landfill Manuals	Provides guidance on landfills
	Transport 21	Provides investment in Ireland's transport system
	DoEHLG Policy Statement: Waste Management- Taking Stock and Moving Forward, 2004	Policy Statements which expand on National Policies
	DoEHLG Policy Statement: Preventing and Recycling Waste, 2002	
	DoEHLG Policy Statement: Waste Management, Changing Our Ways, 1998	
	North East Waste Management Plan	Provides policies for future improvement and development, and the means to implement and monitor progress in the years to come
CULTURAL HERITAGE		
INTERNATIONAL	Granada Convention for Protection of the Architectural Heritage of Europe 1985	Overarching framework for protection of Architectural Heritage
	European Convention for Protection of the Architectural Heritage of Europe 1992	
NATIONAL	National Monuments Acts 1930-1994	Sets National Legislation and Policy governing archaeological structures and sites.
	Architectural Heritage Protection – Guidelines for Planning Authorities 2004	
	National Monuments (Amendment) Act 2004	
	National Monuments Regulations 2005	
	Planning and Development Acts 2000-2010	Sets National Legislation governing historic buildings
	National Heritage Plan 2004	Sets National Policy
LOCAL	Draft County Monaghan Heritage Plan 2012-2017	Co-ordinates activities and work by organisations to deliver benefits for Monaghan's heritage
LANDSCAPE		
INTERNATIONAL	European Landscape Convention 2000	Requires protection and enhancement of landscapes
NATIONAL	Draft Landscape and Landscape Assessment Guidelines 2000	
INTERRELATIONSHIPS/SUSTAINABLE DEVELOPMENT		
INTERNATIONAL	European Strategy for Sustainable Development 2006	Identifies key priorities for sustainable development.
	6 th Environmental Action Plan of the European Community 2002	Encourages integration of environmental issues across

		<i>all sectors of policy</i>
	<i>The EU Environment and Health Strategy 2004-2010</i>	<i>Promotes Sustainable development</i>
	<i>Agenda 21 – Action for Sustainable Development 1992</i>	
	<i>The Gothenburg Strategy – Communication from the Commission on Sustainable</i>	
	<i>Europe for a Better World 2001</i>	
	<i>Sustainable Rural Housing Guidelines for Planning Authorities 2005</i>	
	<i>Sustainable Development- A Strategy for Ireland 1997</i>	
	<i>Making Ireland's Development Sustainable 2002</i>	
	<i>National Development Plan 2007-2013</i>	
	<i>Sustainable Residential Development in Urban Areas 2008</i>	
	<i>Sustainable Urban Housing: Design Standards for New Apartments, Guidelines for Planning Authorities, 2007</i>	
	<i>The Provision of Schools and the Planning System 2008</i>	
	<i>Childcare Facilities Guidelines 2001</i>	
AIR QUALITY		
INTERNATIONAL	<i>EU 'Air Framework Directive' (1996/62/EC)</i>	<i>To improve air quality and control emissions.</i>
	<i>EU Directive on National Emission Ceilings for Certain Atmospheric Pollutants</i>	
	<i>WHO Air Quality Guidelines 1999</i>	<i>Recommends air quality levels and improvements.</i>
NATIONAL	<i>Draft National Air Quality Monitoring Programme 2000</i>	<i>To improve air quality and control emissions.</i>
PLANNING		
NATIONAL	<i>Planning and Development Acts 2000-2010</i>	<i>Sets National Legislation and Policy</i>
	<i>National Spatial Strategy</i>	
LOCAL	<i>Border Regional Planning Guidelines 2010-2022</i>	<i>Sets out a framework for proper planning & development of the Region</i>

3.5.4: Amendments to Section 5.1.4 Preferred Scenario

5.1.4: Preferred Scenario

Table 3 below provides a summary of the Evaluation of the Scenarios mentioned in Sections 5.1-5.13 above.

Table 3: Summary of Evaluation of Scenarios against SEA Environmental Objectives.

	BFF	POP	HH	S	W	A	CF	MA	CH	L	
Alternative 1	-	0	-	-	-	-	-	-	-	-	Generally Negative
Alternative 2	+	-	-	+	+	+	+	-	0	+	Generally Positive
Alternative 3	+	+	+	+	+	-	-	+	0	+	Generally Positive

+ = Positive Impact

- = Negative Impact

0 = Neutral Impact

BFF: Biodiversity, Flora and Fauna

A: Air

POP: Population

CF: Climatic Factors

HH: Human Health

MA: Material Assets

S: Soils

CH: Cultural Heritage

W: Water

L: Landscape

Alternative 1: Growth with Relaxed Planning Policies

This scenario would involve minimal intervention in terms of strategic planning which would ultimately result in allowing development to follow market forces to a great extent and would take a short-term planning, economic, social and environmental approach.

Alternative 2: Growth with Restrictive Planning Policies

This scenario would represent a restrictive approach to the development in the county. This approach would result in the concentration of development within the larger towns of the county. Development would be served by appropriate infrastructure and there would be strict demarcation between urban and rural areas. Areas of the county which are the subject of ecological designations would be carefully managed and sustained. This approach would strengthen the main towns of the county but would also put pressure onto existing services and facilities in the towns and in addition, the vitality of the rural community would stagnate. This approach would have major environmental benefits but would result in a decline in the social, cultural and economic wellbeing of rural areas. This approach would not result in a coordinated, balanced growth of the county.

Alternative 3: Planned Growth with Regulatory Planning Policies

This scenario is based around the planned growth of the County and a sustainable settlement structure based on the Settlement/Core Strategy. This will afford for the balanced and sustainable development of the County. In this scenario, the principles of sustainable development are integrated into the Plan.

Scenario 3 is the preferred Scenario for the future development of County Monaghan and forms the basis of the preparation of the Draft Monaghan County Development Plan 2013-2019 (incorporating the draft development plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay).

Scenario 3 affords for the most effective way of focusing growth and development within the county whilst ensuring the economic, environmental, cultural and social prosperity of the county.

3.5.6: Amendments to Table 17 (now Table 18)

Table 18: Assessment of Waste Water Treatment Works Capacity in Settlements

Town/Village	Existing Design P.E.	Current Loading P.E.	Treatment Type	Proposals
Monaghan	43,833	46,533 18,500	Secondary	New main pumping station & collection pipeline in flooding area Subject to EPA pending discharge licence conditions, possible enhanced biological treatment facility and/or new outfall discharge pipeline to Blackwater 'sensitive' receiving waters. New Old Cross Square pumping station and new section of pipework collection system.
Carrickmacross	12,150	12,000 12,143	Secondary	New storm holding tank, New inlet and outlet pumping station, new 3.35km long outfall pipeline, new inlet works
Castleblayney	12,960	5,692	Secondary	Improvement works to meet EPA granted Discharge Licence (DL) Sludge handling and storage improvements and additional aerator.
Clones	4,500	3,100	Secondary	Renew Biofilter, provide storm tank, new inlet works & pumps New final clarifier
Ballybay	7,283	3,135	Secondary	Improvement works to meet EPA granted pending Discharge Licence (DL)
Ballinode	1,000	487 462	Secondary	No scheduled improvement. New pipework collection and pumping station to unserved area.
Scotstown	1,000	520	Secondary	No scheduled improvement. New pipework collection and pumping station to unserved area.
Emyvale	2,000	1045	Secondary	No scheduled improvement
Tydavnet	350	100	Tertiary	Improvement works to meet EPA DL. No scheduled improvement
Glaslough	1,800	720	Tertiary	No scheduled improvement
Knockatallon	180	150	Secondary	Bioremediation of waste water through short rotation coppice (SRC) Willow plantation. Commenced in 2012, to be completed in 2013.
Carrickroe	150	80	Secondary	Improvement works to meet EPA granted Discharge Licence (DL) No scheduled improvement

Town/Village	Existing Design P.E.	Current Loading P.E.	Treatment Type	Proposals
Tyholland	150	143	Secondary	Improvement works to meet EPA granted Discharge Licence (DL) Addition of aeration and settlement facility to increase capacity by 600 P.E.
Knockaconny	1000	200 220	Secondary	Improvement works to meet EPA granted pending Discharge Licence (DL)
Clontibret	150	225	Secondary	Bioremediation of waste water through short rotation coppice (SRC) Willow plantation. Commenced in 2012, to be completed in 2013.
Annayalla	600	175 200	Secondary	No scheduled improvement
Oram	150	93 195	Secondary	Improvement works to meet EPA granted Discharge Licence (DL) pending Certificate of Authorisation (COA) grant from EPA.
Inniskeen	1750	979	Secondary	No scheduled improvement
Magheracloone	160	160 80	Secondary	Improvement works to meet EPA granted Discharge Licence (DL) pending Certificate of Authorisation (COA) grant from EPA.
Doohamlet	600	255 300	Secondary	No scheduled improvement
Rockcorry	1000	550	Secondary	No scheduled improvement
Newbliss	1000	650	Secondary	No scheduled improvement
Scotshouse	600	353 330	Secondary Tertiary	No scheduled improvement
Drum	150	78	Secondary	No scheduled improvement
Smithborough	750	590	Secondary	Improvement works to meet EPA granted pending Discharge Licence (DL)
Threemilehouse	250	133	Secondary	Improvement works to meet EPA granted Discharge Licence (DL) pending Certificate of Authorisation (COA) grant from EPA.

3.5.7: Inclusion of text regarding Water Implications

6.9.3: Water Implications

Future projections indicate that climate change will have significant impacts on river flows and global water resources. In particular, it is the extremes – floods and low flows – that will be most affected. It is also likely that rainfall and river flows will become much more variable than at present. This will have major implications for water supply, irrigation, commercial and industrial development, human health and environmental conditions. New areas will become vulnerable to flooding, while existing flood-prone areas will be affected more often. Decreases in summer rainfall, coupled with a rise in rates of evaporation, will mean that low flows become more persistent. This will lead to problems of water supply.

The impacts of climate change are projected to increase in the coming decades. Research commissioned by the EPA has demonstrated that action is required on a national basis to prepare for adverse impacts in areas such as flooding, water management during dry spells, sea-level rise and coastal erosion.

3.5.8: Omission of text at Section 6.11.3: Architectural Conservation Areas (ACAs)

6.11.3: Architectural Conservation Areas (ACAs)

An Architectural Conservation Area (ACA) is a place, area, group of structures or townscape which is of special architectural, historical, archaeological, artistic, cultural, scientific, social or technical interest or contributes to the appreciation of a protected structure.

The main consequence of an ACA designation is the control of inappropriate development for the purpose of preserving and enhancing the character of the area concerned. A number of ACAs are currently designated in the towns of Monaghan, Carrickmacross and Clones, details of which are detailed in the table below.

~~It is also proposed to designate additional ACAs in the towns of Castleblayney and Ballybay and the villages of Glaslough, Inniskeen and Rockcorry during the life of the plan.~~

3.5.9: Amendment to Table 23 (now Table 24) National Monuments in state care or with preservation orders

Table 24: National Monuments in state care or with preservation orders

National Monument	Monument name	Description	Townland
414	Clones Round Tower	Round Tower	Crossmoyle, Clones
412	Clones High Cross	High Cross	Crossmoyle, Clones
411	Woo Abbey, Clones	Church	Crossmoyle, Clones.
382	Mannan Castle	Motte & Bailey	Donaghmoyne
208	Inniskeen Glebe Round Tower	Round Tower	Inniskeen
564	Mullyash	Cairn	Mullyash, Tavanaskea
367	Cairnbaine	Court Tomb	Tiredigan

National Monument Ref	Status	Site Type	Townland	RMP No.
111	Ownership	Round Tower	Crossmoyle, Clones	MO011/01002
111	Ownership	Church	Crossmoyle, Clones	MO011-01001
112	Ownership	High Cross	Crossmoyle, Clones	MO011-01005
382	Ownership	Mannan Castle (Motte & Bailey)	Donaghmoyne	MO028-118
200	Ownership	Round Tower	Iniskeen	MO029-031002
564	Guardianship	Cairn	Mullyash, Tavanaskea	MO015-007
367	Ownership	Cairnbaine Court Tomb	Tiredigan	MO012-041
4/90	Preservation Order	Black Pigs Dyke (Linear Earthwork)	Annagheane	MO016-012
7/84	Preservation Order	Ringfort	Dooraa	MO027-006
1/82	Preservation Order	Crannog	Loughoony	MO012-006
3/87	Preservation Order	Ringfort	Ture	MO017-030
39/74	Preservation Order	Standing Stone	Miskish More	MO0290913

3.5.10: Amendments to Section 10.0: Monitoring, Environmental Objectives, Indicators and Targets and Table 28 (Now Table 29)

10.0: Monitoring, Environmental Objectives, Indicators and Targets

The environmental indicators and targets presented below will be used to monitor the predicted environmental impacts of implementing the Plan.

Monitoring will be based around the objectives, indicators and targets outlined below and will commence at an early stage to help identify unforeseen adverse effects and the undertaking of appropriate remedial action.

~~The list of environmental objectives is indicated in table 28 below and is based upon Table 4B of the DoEHLG Guidelines (2004)~~

10.1: Responsibilities

Monaghan Local Authorities will be responsible for monitoring the environmental effects of the implementation of the Monaghan County Development Plan 2013-2019 (Incorporating the Development Plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay). However, there are a number of state bodies who have monitoring responsibilities, e.g. the Environmental Protection Agency, the National Parks and Wildlife Service, and the Central Statistics Office. Information from such authorities will need to be acquired to carry out a comprehensive monitoring programme of the Monaghan County Development Plan 2013-2019.

10.2: Indicators, Targets and Thresholds

Monitoring is based around the indicators which were chosen earlier in the process. These indicators allow quantitative measures of trends and progress over time relating to the SEOs used in the evaluation. Focus will be given to indicators which are relevant to the likely significant environmental effects of implementing the Plan and existing monitoring arrangements will be used, where possible,

in order to monitor the selected indicators. Each indicator to be monitored will be accompanied by the relevant target(s) which were identified and/or developed depending on the availability of legislation and/or guidelines. Table 29 outlines the objectives for each environmental parameter together with their associated targets, indicators and the responsible authority.

10.3 Frequency of Reporting

Section 15(2) of the Planning and Development Act, 2000 (as amended) states that the Manager shall, not later than two years after the making of a development plan, give a progress report to the Elected Members regarding the implementation of the Plan. The Statutory Manager's Report on Progress in achieving the objectives of the Development Plan 'shall include information in relation to the progress on and the results of monitoring the significant environmental effects of implementation of the development plan'. It is expected that these reports will be issued to the designated Environmental Authorities and made available on the County Council website.

Table 29: Environmental Protection Objectives, Indicators and Targets

Objective	Target	Indicator	Responsible Authority
Biodiversity, Flora and Fauna			
<i>BIO1 – Ensure compliance with the Habitats Directive by protecting all Natura 2000 sites and habitats of species within the county</i>	<p><i>Maintenance of favourable conservation status of the qualifying interests of all Natura 2000 sites.</i></p> <p><i>Control of inappropriate development in and within 15km of Natura 2000 sites.</i></p> <p><i>No loss of protected habits and species during the lifetime of the plan.</i></p> <p><i>Submission of Natura Impact Statements and Natura Impact Reports where necessary.</i></p>	<p><i>Number and nature of developments permitted in or within 15km of Natura 2000 sites.</i></p> <p><i>Percentage of habitats and species lost within designated sites.</i></p> <p><i>Number of Natura Impact Statements and Natura Impact Reports submitted.</i></p>	<p>Monaghan County Council</p> <p>National Parks and Wildlife Service</p>
<i>BIO2- Conserve and enhance the diversity of habitats and protected species and promote the sustainable management of these areas.</i>	<p><i>No loss/reduction of hedgerows.</i></p> <p><i>No loss of protected habits and species during the lifetime of the plan.</i></p>	<p><i>Hedgerow Survey.</i></p> <p><i>Loss of hedgerows as a result of sightlines to be replaced with additional planting.</i></p> <p><i>Number of additional areas throughout the county designated as a result of biodiversity importance to protect ecological integrity.</i></p>	<p>Monaghan County Council</p>
<i>BIO3 – Ensure compliance with Article 10 of the Habitats Directive with regard to ecological corridors and contiguous areas of habitats</i>	<p><i>No ecological networks to be lost/reduced during the lifetime of the plan.</i></p> <p><i>Promote the retention of wildlife features such as hedgerows, riparian corridors, wetlands and other semi natural features.</i></p>	<p><i>Changes in land cover – CORINE</i></p> <p><i>Percentage loss of wildlife features.</i></p>	<p>Monaghan County Council</p>

Population			
<p>POP1 – Facilitate a good quality of life for the County’s residents based on high quality living and working environments.</p>	<p><i>Development of additional green spaces and amenities for the public.</i> <i>Increase in population over the lifetime of the plan.</i></p> <p><i>Increase in persons in employment.</i></p> <p><i>Retain insurance bonds to ensure completion of housing developments.</i></p>	<p><i>Increase/decrease in green spaces and amenities throughout the lifetime of the plan.</i></p> <p><i>Percentage increase/decrease in population living in the county through the lifetime of the plan.</i></p> <p><i>Percentage increase/decrease in persons in employment through the lifetime of the plan.</i></p> <p><i>Number of housing developments taken in charge by Monaghan County Council.</i></p>	<p>Monaghan County Council</p> <p>Central Statistics Office</p>
<p>POP2 –Facilitate more sustainable travel patterns.</p>	<p><i>Reduce the number of private vehicles on the road.</i></p> <p><i>Increase in public transport use.</i></p> <p><i>Increase in the number of cycle routes in the county.</i></p> <p><i>Increase in the number of looped walks, and long and medium distance walking routes.</i></p>	<p><i>Percentage increase/decrease in car ownership.</i></p> <p><i>Number of population travelling to work/school on public transport.</i></p> <p><i>Number of cycle routes developed in the county through the lifetime of the plan.</i></p> <p><i>Number of looped walks and long and medium distance walking routes developed in the county through the lifetime of the plan.</i></p>	<p>Central Statistics Office</p> <p>National Roads Authority</p> <p>Monaghan County Council</p>
Human Health			
<p>HH1: Protect human health from hazards/nuisances arising from traffic and incompatible land uses (e.g. quarrying, industrial activities).</p>	<p><i>No spatial concentrations of health problems arising from environmental factors.</i></p> <p><i>Investigate and identify unauthorised sites which are considered a hazard/nuisance to human health.</i></p>	<p><i>Occurrences of a spatially concentrated deterioration of human health.</i></p> <p><i>Number of enforcement cases in respect of sites considered to be a hazard/nuisance to human health investigated and remediated.</i></p>	<p>Central Statistics Office</p> <p>Monaghan County Council</p>

Soils and Geology			
SL1: Protect and maintain the quality of soils.	No incidents of soil contamination. Re-use of soil from redeveloped sites where possible.	Number of Incidents of soil contamination. Excessive land filling of quality soil.	Monaghan County Council
SL2: Protect and conserve geological sites.	No inappropriate development within/around geological heritage sites. Designation of additional geological sites.	Number of additional geological sites designated within the lifetime of the plan.	Monaghan County Council Geological Survey of Ireland
Water			
WR1: Protect the quality of surface and groundwaters as sources of drinking water, assets for amenity and recreation and for ecosystems.	Improvement/ No deterioration in surface/groundwater quality by 2015.	Changes in water quality.	Monaghan County Council Environmental Protection Agency
WR2: To manage areas which are currently at risk of flooding or are likely to pose a significant flood risk in the future.	Compliance with "The Planning System and Flood Risk Management Guidelines". Prohibit development which would be directly exposed to flooding or which would exacerbate flooding. Undertake a Strategic Flood Risk Assessment (SFRA).	Increase/Decrease in incidents of flooding. Number of planning applications refused on the grounds of flood risk. SRFA undertaken during lifetime of the plan.	Monaghan County Council Office of Public Works
WR3: Protect and improve County Monaghan's water resources in accordance with the Neagh Bann and North Western River Basin Management Plans.	Improvement/ No deterioration in surface/groundwater quality by 2015.	Changes in water quality.	Monaghan County Council Environmental Protection Agency
Air and Climatic Factors			
CL1: Encourage a shift from fossil fuel dependent vehicles to more sustainable modes of transport.	Reduce the number of private vehicles on the road. Increase in public transport use. Increase in the number of cycle	Percentage increase/decrease in car ownership. Number of population travelling to work/school on public transport. Number of cycle routes developed in	Central Statistics Office National Roads Authority Monaghan County Council

	<p><i>routes in the county.</i></p> <p><i>Increase in the number of looped walks, and long and medium distance walking routes.</i></p>	<p><i>the county through the lifetime of the plan.</i></p> <p><i>Number of looped walks and long and medium distance walking routes developed in the county through the lifetime of the plan.</i></p>	
<p><i>CL2: Encourage a shift from fossil fuel dependent energy to more sustainable energy.</i></p>	<p><i>Increase in the use of renewable energy sources in appropriate locations.</i></p> <p><i>Increase in the development of micro renewable electrical generation technologies.</i></p> <p><i>Identification of areas where there is sufficient wind energy resources having regard to the Landscape Character Assessment.</i></p> <p><i>Promotion of energy efficient buildings.</i></p> <p><i>Encourage the provision of alternative fuels in all new service/filling stations.</i></p>	<p><i>Number of planning applications received and granted for wind turbines, photo voltaic cells, micro combined heat and power plants. Completion of a landscape sensitivity analysis during the lifetime of the development plan.</i></p> <p><i>Number of planning applications granted within energy efficient proposals incorporated.</i></p> <p><i>No of service/filling stations granted with facilities for the provision of alternative fuels.</i></p>	<p>Monaghan County Council</p>
Material Assets			
<p><i>MA1: Maintain and improve the availability and quality of all community related infrastructure, services and facilities and ensure the prudent management of environmental resources.</i></p>	<p><i>Increase in community related infrastructure, services and facilities.</i></p>	<p><i>Percentage increase in community related infrastructure, services and facilities throughout the lifetime of the plan.</i></p>	<p>Monaghan County Council.</p>
Cultural Heritage			
<p><i>CH1: To protect and conserve the cultural heritage of the County including architectural and archaeological heritage.</i></p>	<p><i>No inappropriate development which would be architectural/archaeological heritage.</i></p> <p><i>Additions to the Record of Protected</i></p>	<p><i>Development which was undertaken and resulted in loss or damage to architectural/archaeological heritage.</i></p> <p><i>Number of additions to the Record of</i></p>	<p>Monaghan County Council</p> <p>Department of Arts, Heritage and the Gaeltacht</p>

	<p><i>Structures.</i></p> <p><i>Additions to Architectural Conservation Areas (ACAs). Submission of Architectural Impact Assessment/Conservation Plans where application, where works are proposed to Protected Structures.</i></p> <p><i>Consultation with the Department of Arts, Heritage and the Gaeltacht on planning applications where relevant.</i></p>	<p><i>Protected Structure within the lifetime of the development plan.</i></p> <p><i>Number of Architectural Impact Assessment/Conservation Plans submitted with planning applications.</i></p> <p><i>Number of planning applications referred to the Department of Arts, Heritage and the Gaeltacht for consultation.</i></p>	
Landscape			
<p><i>L1: To protect and conserve the quality, character and distinctiveness of landscape and avoid significant adverse impacts on the landscape.</i></p>	<p><i>No developments to be conspicuously located within sensitive landscapes.</i></p> <p><i>No disruption of views from scenic routes.</i></p> <p><i>Implementation of the County Monaghan Landscape Character Assessment (2008)</i></p>	<p><i>Loss of important views.</i></p> <p><i>Number of additional Landscape Protection/Conservation areas designated during the lifetime of the development plan.</i></p> <p><i>Number of developments approved within primary/secondary/visual amenity areas.</i></p> <p><i>No of additional primary/secondary/visual amenity areas designated throughout the life of the development plan.</i></p>	<p><i>Monaghan County Council</i></p>

3.5.11: Amendments to Section 12.0: Mitigation Measures

12.0: Mitigation Measures

Schedule 2B of the Planning and Development (Strategic Environmental Assessment) Regulations 2004 requires that consideration be given to “the measures envisaged to prevent, reduce and as fully as possible offset any significant adverse effects on the environment of implementing the plan”.

~~Mitigation involves improving significant negative effects and enhancing positive ones. Each policy and objective of the draft development plans were individually assessed, details of which are provided in Table 31. Recommended mitigation (changes) which resulted as part of this assessment is identified in Table 32.~~

~~There are policies which have been identified as having potential impact on Strategic Environmental Objectives and uncertain interaction with the Strategic Environmental Objectives, the majority of those shall be subject to further detailed assessment and mitigation at implementation stage through best practice in the development management process and implementation of the Plan. In addition certain applications for developments within the County may be subject to individual Environmental Impact Assessments and Appropriate Assessments.~~

Mitigation involves ameliorating significant negative effects. Where there are significant negative effects, consideration is given in the first instance to preventing such effects or, where this is not possible for stated reasons, to lessening or offsetting those effects. Mitigation measures can be roughly divided into those that: avoid effects; reduce the magnitude or extent, probability and/or severity of effects; repair effects after they have occurred, and; compensate for effects, balancing out negative impacts with other positive ones.

The SEA of the Draft Plan was carried out in-house; as such environmental vulnerabilities, issues and constraints were considered in the first instance through the plan writing process and in this regard formulated with the explicit intention of protecting the environment and avoiding potentially adverse environmental impacts. The ‘Assessment’ proper as outlined in table 31 of this document assessed each aim, objective and policy individually and recommended mitigation (changes) are identified in table 32, namely policy changes.

The mitigation measures referred to below will act to prevent, reduce and as much as possible offset any significant effects of implementing the Draft Monaghan County Development Plan 2013-2019 (incorporating the Development Plans for the Towns of Monaghan, Carrickmacross, Castleblayney and Clones).

12.1 Mitigation through Consideration of Alternatives

A range of potential alternative scenarios for the plan were identified at an early stage in the process and evaluated for their likely significant environmental effects. The environmental baseline and the Environmental Objectives were used in order to predict and evaluate the environmental effects of implementing the alternatives. Communication of the findings of this evaluation helped the plan-making team to make an informed choice as to which alternative was to be put before the Elected Members as the proposed draft Plan. Communication of this evaluation to the Elected Members through this report helped them to make an informed choice with regard to the making of the Plan.

12.2: Re-worded Policies and Objectives.

This section shows how certain plan provisions were re-worded as a result of the SEA and AA processes. The text in blue is new text added to the original objective/policy. It is considered that the inclusion of these objectives/policies will offset any significant environment effects regarding the implementation of the plan.

Chapter 3: Settlement/Core Strategy

Inclusion of policies CSP1, RHP1, RHP10, RHP12.

Chapter 4: Environment and Heritage

Inclusion of objectives HPO1, GH01, BDO 5, BDO6, SBP1. DSP1, WLO1. WLP 1, AAO1. WPO4 and WPO5. ABO5 and ABO6. PSO4. AHO3. AQO 3 and AQO4

Inclusion of policies AAP1-AAP5 WPP2, WPP5, WPP10, WPP11, WPP12 ABP1. PSP2

Amendment to objective BDO4: Promote the **RETENTION**, management and development of wildlife features such as hedgerows, riparian corridors, wetland **AND OTHER SEMI NATURAL FEATURES** that are essential for the migration, dispersal and generic exchange of wild species. **IN EXCEPTIONAL CIRCUMSTANCES, WHERE IT HAS BEEN DEMONSTRATED TO THE SATISFACTION OF THE PLANNING AUTHORITY THT THE REMOVAL OF HABITATS OF LOCAL BIODIVERSITY VALUE CANNOT BE AVOIDED, EQUAL QUANTITIES OF HABITAT MUST BE REINSTATED. DETAILS OF WHICH MUST BE AGREED WITH THE PLANNING AUTHORITY.**

Amendment to policy THP1: protect trees and hedgerows from development that would impact adversely upon them. **DEVELOPMENT PROPOSALS WHICH NECESSITATE THE REMOVAL OF EXTENSIVE AMOUNTS OF TREES AND HEDGEROWS SHOULD BE AVOIDED AND TRANSPLANTING OF EXSITING TREES AND HEDGEROWS SHOULD BE EMPLOYED WHERE APPROPRIATE.**

Amendment to policy THP3: ensure that existing mature trees, woodlands and hedgerows are, as far as practicable, preserved and incorporated into any new developments or where removal is avoidable **COMPENSATORY PLANTING OF AT LEAST EQUAL AMOUNTS OF NATIVE TREES AND SHRUBS SHOULD BE UNDERTAKEN.** ~~Replaced by new native planting~~

Amendment to policy WPP1: In assessing applications for development Monaghan County Council will consider the impact on the quality of surface waters and will have regard to targets and measures set out in the Neagh Bann and North Western International River Basin Management Plans **AND WHERE APPROPRIATE THE BLACKWATER, GLYDE, FANE, WOODLAND AND ERNE EAST WATER MANAGEMENT UNIT ACTION PLANS.**

Amendment of objective GIO1: Develop a Green Infrastructure Strategy within County Monaghan during the life-time of the development plan, **ENSURING THE PROTECTION OF COUNTY MONAGHAN'S NATURA 2000 SITES ARE CENTRAL TO THIS STRATEGY. THIS STRATEGY SHALL BE PREPARED IN FULL COMPLIANCE WITH THE REQUIREMENTS OF SEA AND HABITATS DIRECTIVE.**

Chapter 5 Economic Activity

Inclusion of objectives: RUO1, AGO1, FYO1, CCO1-CCO4, ERO1, ERO10 INO1. EIO1 RT01 TMO1

Chapter 6 Infrastructure and Services

Inclusion of objectives: TRO1 PTO1 RNO1, RNO7 and RNO8 URO1 and URO5 WSO1 and WSO8 WTO1, WTO9. FLO1, FLO2, FLO6. WMO1 TEO1. FSO1 and CDO1.

Inclusion of policy: MAP1.

Amendment to WTO6: "Complete the proposals outlined in the Water Services Investment Programme and Assessment of Needs Report 2010-2013, subject to funding. **WHERE NEW OR UPGRADES TO WASTE WATER TREATMENT PLANTS ARE PROPOSED, THESE SHALL FULLY COMPLY WITH THE WATER FRAMEWORK DIRECTIVE AND THE URBAN WASTE WATER REGULATIONS**".

Amendment of Policy WTP1: "Development **PROPOSING TO CONNECT TO THE PUBLIC WASTEWATER TREATMENT SYSTEM** shall be limited or restricted in those areas where capacity is ~~not available~~ **INSUFFICIENT TO ACCOMMODATE THE DEMANDS OF THE DEVELOPMENT** and where funding is unavailable to increase the ~~size~~ **CAPACITY** of the relevant facility.

Amendment of Policy WMP3: "Apply the 'Polluter Pays' Principle, **PROXIMITY PRINCIPLE, PRECAUTIONARY PRINCIPLE OF SHARED RESPONSIBILITY IN ALL WASTE MANAGEMETN INITIATIVES**".

Chapter 7: Development of Community Infrastructure

Inclusion of objectives: CIO1, CIO12, ACO1, CFO1, RAO1, RAO 14, CWO1, CWO2 and CWO3, TAO1, NHO1. SEO1

Inclusion of policy: SEP1

Chapter 8: Strategic Objectives for Settlements

Inclusion of objective: SSO14, SSO16, SSO17, SSO18, SSO19, SSO20, UDO 1, TCO1, SR01, IEO1, RPO1, SNO1, SB01, RE01, ST01

Chapter 9 – Monaghan Town Development Plan

Inclusion of objectives: MN1, MN4, MN6, MN8, MN11, MN13, MN14

Chapter 10 – Carrickmacross Town Development Plan

Inclusion of objectives: CK1, CK4, CK8, CK11, CK13, CK17

Chapter 11 – Castleblayney Town Development Plan

Inclusion of objectives: CBO1, CBO5, CBO7, CBO9, CBO11

Chapter 12 – Clones Town Development Plan

Inclusion of objectives: CLO1, CLO2, CLO6, CLO9, CLO11, CLO14

Chapter 13 – Ballybay Town Development Plan

Inclusion of objectives: BBO1, BBO5, BBO7, BBO11

Chapter 14 – Village Development Plans

Inclusion of objective: VPO1

Chapter 15 – Development Management Guidelines

Inclusion of policies: TVP1, SFP9, ASP1, HDP1, RDO1, RDP1, RAP2, TAP1, ADP1, AFP1, AFP9, AFP10. CDP1, REP1, REP3, REP4, TEP1, TEP2, EGP1, INP1, EIP1, EIP2, RTP1, TOO1, TOO2, NRP9.

Amendment of policy LSP1 “Existing trees and hedgerows soften the visual impact on any new development, give shelter and maturity to the site, and should be retained. **DEVELOPMENT PROPOSALS WHICH NECESSITATE THE REMOVAL OF EXTENSIVE AMOUNTS OF TREES AND HEDGEROWS WILL BE RESISTED**”.

Amendment of policy LSP3 “Careful consideration should be given to roadside boundary treatments and access. The disruption of existing boundary features should be avoided. Trees, hedgerows, stone walls and earthen embankments are an attractive part of the rural scene and should be retained. Where these have to be removed to provide the required sight distance, they should be reinstated behind the sight lines. The removal of excessive amounts of roadside vegetation should be avoided. **TRANSPLANTING OF EXISTING TREES AND HEDGEROWS SHOULD BE EMPLOYED AS APPROPRIATE**”.

Amendment of policy TEP7 “Masts or other apparatus shall not generally be permitted in areas of Primary or Secondary Amenity, **SPECIAL PROTECTION AREAS, SPECIAL AREAS OF CONSERVATION**, in Architectural Conservation Areas or on or near Protected Structures”.

Amendment of policy INP7 “Industrial development shall not generally be permitted in areas of Primary or Secondary Amenity, **SPECIAL PROTECTION AREAS, SPECIAL AREAS OF CONSERVATION**, in Natural Heritage Areas, in Architectural Conservation Areas or on or near Protected Structures or Monuments”.

Amendment of policy EIP4 “**EXTRACTIVE INDUSTRY** development shall not generally be permitted in **SPECIAL PROTECTION AREAS, SPECIAL AREAS OF CONSERVATION**, areas of Primary or Secondary Amenity, in Natural Heritage Areas, in Architectural Conservation Areas or on or near Protected Structures or Monuments, unless where the Council is of the opinion that the need for the

resource outweighs the environmental impact, having regard to the scarcity or otherwise of the mineral resource. In all circumstances the Council will balance the case for a particular quarrying operation against the need to protect the environment”.

Amendment of policy EIP9 “ALL APPLICATIONS FOR EXTRACTIVE INDUSTRY PROPOSALS MUST BE ACCOMPANIED BY AN INTEGRATED PHASED DEVELOPMENT AND RESTORATION PLAN FOR AFTER CARE/REUSE OF THE SITE”. ~~Ensure that land is reinstated and landscaped on a phased basis following the termination of extractive activities.~~

Amendment of policy TOO3 “RESIST DEVELOPMENT THAT WOULD ADVERSLEY AFFECT THE NATURAL RESOURCES UPON WHICH TOURISM IS BASED” ~~Protect through the enforcement of policies in relation to resource protection and holiday home development.~~

Amendment of policy TOO5 “Facilitate infrastructure for water related activities such as canoeing/kayaking, boating, angling, and canal cruising. SUCH DEVELOPMENTS MUST BE CONSISTENT WITH THE NATURAL AND RECREATIONAL VALUE OF THE WATER BODY AND ANY HERITAGE DESIGNATION”.

Amendment of policy TOO6 “Facilitate infrastructure for marine related activities such as boating, angling, and canal cruising. SUCH DEVELOPMENTS MUST BE CONSISTENT WITH THE NATURAL AND RECREATIONAL VALUE OF THE WATER BODY AND ANY HERITAGE DESIGNATION”.

Chapter 16: Housing Strategy

Inclusion of objective HGO1 and policy HGP1.

~~Schedule 2B of the Planning and Development (Strategic Environmental Assessment) Regulations 2004 requires that consideration be given to “the measures envisaged to prevent, reduce and as fully as possible offset any significant adverse effects on the environment of implementing the plan”. Mitigation involves improving significant negative effects and enhancing positive ones.~~

~~Each policy and objective of the draft development plans were individually assessed, details of which are provided in Table 26. Recommended mitigation (changes) which resulted as part of this assessment is identified in Table 27.~~

~~There are policies which have been identified as having potential impact on Strategic Environmental Objectives and uncertain interaction with the Strategic Environmental Objectives, the majority of these shall be subject to further detailed assessment and mitigation at implementation stage through best practice in the development management process and implementation of the Plan. In addition certain applications for developments within the County may be subject to individual Environmental Impact Assessments and Appropriate Assessments.~~

~~The mitigation measures referred to above will act to prevent, reduce and as much as possible offset any significant effects of implementing the Draft Monaghan County Development Plan 2013-2019 (incorporating the Development Plans for the Towns of Monaghan, Carrickmacross, Castleblayney and Clones).~~

3.6: Material Alterations

Having considered the draft development plans, the Environmental Report and managers' reports, the elected members of the County and Town Councils decided to amend the draft development plans. The amendments which included "Material Alterations" were subject to both SEA and AA Screening. A determination was made by the planning authorities that neither an SEA nor an AA would be required given the nature of the amendments. A copy of this determination was placed on public display in conjunction with the Material Alterations, from the 3rd January 2013 until the 31st January 2013.

At each stage of the process the elected members took into account the findings of the Environmental Report on the draft development plans. The Environmental Report and its Addendum are published in conjunction with the adopted plans.

4.0: Alternatives and the Development Plan

4.1: Introduction

Article 5 of the SEA Directive requires that the Environmental Report considers “reasonable alternatives taking into account the objectives and the geographical scope of the plan or programme”. Consequently consideration was given to reasonable alternatives for delivery of the Monaghan County Development Plan (Incorporating the development plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay) for the period 2013-2019.

4.2: Description of Alternative Scenarios

As the preparation of the development plans are statutorily required every six years under the Planning and Development Acts the “zero” option of no new development plans was not explored as this would not comply with legislation. Therefore the SEA Environmental Report explored the following three alternatives:

Alternative 1– Growth with relaxed planning policies

Alternative 2– Growth with restrictive planning policies

Alternative 3– Planned Growth with Regulatory Planning Policies

Table 12 provides a summary evaluation of the three alternatives under the main SEA topic headings when measured against the Strategic Environmental Objectives contained in the Environmental Report. The alternative scenarios were evaluated against the Strategic Environmental Objectives (SEOs) to establish the most sustainable alternative option. This determination sought to understand whether each alternative was likely to improve, conflict with, or have a neutral interaction with the County’s environment.

Table 12: Summary of Evaluation of Alternatives against SEA Environmental Objectives.

	BFF	POP	HH	S	W	A	CF	MA	CH	L	
Alternative 1	-	0	-	-	-	-	-	-	-	-	Generally Negative
Alternative 2	+	-	-	+	+	+	+	-	0	+	Generally Positive
Alternative 3	+	+	+	+	+	-	-	+	0	+	Generally Positive

+ = Positive Impact

- = Negative Impact

0 = Neutral Impact

BFF: Biodiversity, Flora and Fauna

A: Air

POP: Population

CF: Climatic Factors

HH: Human Health

MA: Material Assets

S: Soils

CH: Cultural Heritage

W: Water

L: Landscape

Alternative 1: Growth with Relaxed Planning Policies

This scenario would involve minimal intervention in terms of strategic planning which would ultimately result in allowing development to follow market forces to a great extent and would take a short-term planning, economic, social and environmental approach. This approach would be unsustainable and would lead to a weakening of town capacity in supporting economic growth and viability. In addition, development would not be directed towards locations with appropriate services and encroachments upon the natural environment would increase.

Alternative 2: Growth with Restrictive Planning Policies

This scenario would represent a restrictive approach to the development in the county. This approach would result in the concentration of development within the larger towns of the county. Development would be served by appropriate infrastructure and there would be strict demarcation between urban and rural areas. Areas of the county which are the subject of ecological designations would be carefully managed and sustained. This approach would strengthen the main towns of the county but would also put pressure onto existing services and facilities in the towns and in addition, the vitality of the rural community would stagnate. This approach would have major environmental benefits but would result in a decline in the social, cultural and economic wellbeing of rural areas. This approach would not result in a coordinated, balanced growth of the county.

Alternative 3: Planned Growth with Regulatory Planning Policies

This scenario is based around the planned growth of the County and a sustainable settlement structure based on the Settlement/Core Strategy. This will afford for the balanced and sustainable development of the County. In this scenario, the principles of sustainable development are integrated into the plans.

4.3: Selection of Alternative 3

Alternative 3 was selected during the plan preparation process as the preferred Scenario for the future development of County Monaghan and forms the basis of the preparation of the Draft Monaghan County Development Plan 2013-2019 (incorporating the Draft Development Plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay). This alternative is the most robust over the widest range of circumstances.

This alternative affords for the balanced and sustainable development of the county. It will focus growth and development within the county whilst ensuring the economic, environmental, cultural and social prosperity of the county. Alternative 3 also ensures conformity with relevant National and Regional planning objectives including the National Spatial Strategy and the Regional Planning Guidelines for the Border Region. The Core/Settlement Strategy reflects National Policy by encouraging the balanced growth of the county whilst supporting the Hub status of Monaghan Town. In addition, the population target has been defined by the Regional Planning Guidelines for the Border Region.

Consequently, the following environmental impacts of Alternative 3 are detailed as follows:

- Areas which are subject to ecological designations would be managed and sustained.
- Highly valued landscapes will be protected, and less valued landscapes will have greater capacity to absorb development.

- Development will avoid negatively impacting upon water quality in order to comply with the Water Framework Directive.
- A Retail Development Strategy will be prepared which will ensure the coordination of retail policy throughout the country, thus affording for the vitality and viability of the existing towns and villages.
- Development will be facilitated based on the principals of good design, good siting and technical considerations where local needs exist.
- Development will be permitted dependent upon the provision of adequate wastewater facilities, which will aid the protection of groundwater resources.
- All plans and projects will be required to screen for Appropriate Assessment under the Habitats Directive. Developments and plans will only be permitted where it is illustrated that they will not negatively impact upon the integrity of these protected sites.

4.4: Reason for Choosing the Plan as Adopted

It is considered that the objectives, policies and land use zonings incorporated within the adopted Monaghan County Development Plan 2013-2019 (incorporating the Development Plans for the Towns of Monaghan, Carrickmacross, Castleblayney, Clones and Ballybay) are the most appropriate having regard to the Planned Growth with Regulatory Planning Policies Scenario (Alternative 3) selected, and the development plans as adopted represent the most appropriate method of managing the environmental impacts associated with this scenario.

5.0: Monitoring

5.1: Introduction

Article 10 of the SEA Directive (2001/42/EEC) requires Member States to monitor the significant environmental effects of the implementation of plans “in order, inter alia, to identify at an early stage unforeseen adverse effects to be able to undertake appropriate remedial action”.

The primary purpose of monitoring is to cross-check significant environmental effects which arise during the implementation stage against those predicted during the plan preparation stage.

The Directive leaves considerable flexibility to Member States in deciding how monitoring shall be arranged. This level of flexibility is essential as the scope, depth and method of monitoring will depend on the type of the plan. The Directive recognises that the monitoring does not necessarily require new research activity and that existing sources of information can be used.

Monitoring will be based around the SEA Environmental Objectives, Targets and Indicators which are set out in table 13 overleaf.

Monitoring proposals must concentrate on likely significant environmental effects, which have been identified in the Environmental Report and the measures identified as necessary to prevent, reduce or offset any significant adverse effects. The indicators/monitoring will act as an early warning sign ensuring that appropriate remedial action is undertaken.

Table 13: Environmental Protection Objectives, Targets and Indicators

Objective	Target	Indicator	Responsible Authority
Biodiversity, Flora and Fauna			
BIO1 – Ensure compliance with the Habitats Directive by protecting all Natura 2000 sites and habitats of species within the county	<p>Maintenance of favourable conservation status of the qualifying interests of all Natura 2000 sites.</p> <p>Control of inappropriate development in and within 15km of Natura 2000 sites.</p> <p>No loss of protected habits and species during the lifetime of the plan.</p> <p>Submission of Natura Impact Statements and Natura Impact Reports where necessary.</p>	<p>Number and nature of developments permitted in or within 15km of Natura 2000 sites.</p> <p>Percentage of habitats and species lost within designated sites.</p> <p>Number of Natura Impact Statements and Natura Impact Reports submitted.</p>	<p>Monaghan County Council</p> <p>National Parks and Wildlife Service</p>
BIO2- Conserve and enhance the diversity of habitats and protected species and promote the sustainable management of these areas.	<p>No loss/reduction of hedgerows.</p> <p>No loss of protected habits and species during the lifetime of the plan.</p>	<p>Hedgerow Survey.</p> <p>Loss of hedgerows as a result of sightlines to be replaced with additional planting.</p> <p>Number of additional areas throughout the county designated as a result of biodiversity importance to protect ecological integrity.</p>	<p>Monaghan County Council</p>
BIO3 – Ensure compliance with Article 10 of the Habitats Directive with regard to ecological corridors and contiguous areas of habitats	<p>No ecological networks to be lost/reduced during the lifetime of the plan.</p> <p>Promote the retention of wildlife features such as hedgerows, riparian corridors, wetlands and other semi natural features.</p>	<p>Changes in land cover – CORINE</p> <p>Percentage loss of wildlife features.</p>	<p>Monaghan County Council</p>

Population			
POP1 – Facilitate a good quality of life for the County’s residents based on high quality living and working environments.	<p>Development of additional green spaces and amenities for the public. Increase in population over the lifetime of the plan.</p> <p>Increase in persons in employment.</p> <p>Retain insurance bonds to ensure completion of housing developments.</p>	<p>Increase/decrease in green spaces and amenities throughout the lifetime of the plan.</p> <p>Percentage increase/decrease in population living in the county through the lifetime of the plan.</p> <p>Percentage increase/decrease in persons in employment through the lifetime of the plan.</p> <p>Number of housing developments taken in charge by Monaghan County Council.</p>	<p>Monaghan County Council</p> <p>Central Statistics Office</p>
POP2 –Facilitate more sustainable travel patterns.	<p>Reduce the number of private vehicles on the road.</p> <p>Increase in public transport use.</p> <p>Increase in the number of cycle routes in the county.</p> <p>Increase in the number of looped walks, and long and medium distance walking routes.</p>	<p>Percentage increase/decrease in car ownership.</p> <p>Number of population travelling to work/school on public transport.</p> <p>Number of cycle routes developed in the county through the lifetime of the plan.</p> <p>Number of looped walks and long and medium distance walking routes developed in the county through the lifetime of the plan.</p>	<p>Central Statistics Office</p> <p>National Roads Authority</p> <p>Monaghan County Council</p>
Human Health			
HH1: Protect human health from hazards/nuisances arising from traffic and incompatible land uses (e.g. quarrying, industrial activities).	<p>No spatial concentrations of health problems arising from environmental factors.</p> <p>Investigate and identify unauthorised sites which are considered a hazard/nuisance to human health.</p>	<p>Occurrences of a spatially concentrated deterioration of human health.</p> <p>Number of enforcement cases in respect of sites considered to be a hazard/nuisance to human health investigated and remediated.</p>	<p>Central Statistics Office</p> <p>Monaghan County Council</p>

Soils and Geology			
SL1: Protect and maintain the quality of soils.	No incidents of soil contamination. Re-use of soil from redeveloped sites where possible.	Number of Incidents of soil contamination. Excessive land filling of quality soil.	Monaghan County Council
SL2: Protect and conserve geological sites.	No inappropriate development within/around geological heritage sites. Designation of additional geological sites.	Number of additional geological sites designated within the lifetime of the plan.	Monaghan County Council Geological Survey of Ireland
Water			
WR1: Protect the quality of surface and groundwaters as sources of drinking water, assets for amenity and recreation and for ecosystems.	Improvement/ No deterioration in surface/groundwater quality by 2015.	Changes in water quality.	Monaghan County Council Environmental Protection Agency
WR2: To manage areas which are currently at risk of flooding or are likely to pose a significant flood risk in the future.	Compliance with "The Planning System and Flood Risk Management Guidelines". Prohibit development which would be directly exposed to flooding or which would exacerbate flooding. Undertake a Strategic Flood Risk Assessment (SFRA).	Increase/Decrease in incidents of flooding. Number of planning applications refused on the grounds of flood risk. SRFA undertaken during lifetime of the plan.	Monaghan County Council Office of Public Works
WR3: Protect and improve County Monaghan's water resources in accordance with the Neagh Bann and North Western River Basin Management Plans.	Improvement/ No deterioration in surface/groundwater quality by 2015.	Changes in water quality.	Monaghan County Council Environmental Protection Agency
Air and Climatic Factors			
CL1: Encourage a shift from fossil fuel dependent vehicles to more sustainable modes of transport.	Reduce the number of private vehicles on the road. Increase in public transport use. Increase in the number of cycle	Percentage increase/decrease in car ownership. Number of population travelling to work/school on public transport. Number of cycle routes developed in	Central Statistics Office National Roads Authority Monaghan County Council

	<p>routes in the county.</p> <p>Increase in the number of looped walks, and long and medium distance walking routes.</p>	<p>the county through the lifetime of the plan.</p> <p>Number of looped walks and long and medium distance walking routes developed in the county through the lifetime of the plan.</p>	
CL2: Encourage a shift from fossil fuel dependent energy to more sustainable energy.	<p>Increase in the use of renewable energy sources in appropriate locations.</p> <p>Increase in the development of micro renewable electrical generation technologies.</p> <p>Identification of areas where there is sufficient wind energy resources having regard to the Landscape Character Assessment.</p> <p>Promotion of energy efficient buildings.</p> <p>Encourage the provision of alternative fuels in all new service/filling stations.</p>	<p>Number of planning applications received and granted for wind turbines, photo voltaic cells, micro combined heat and power plants. Completion of a landscape sensitivity analysis during the lifetime of the development plan.</p> <p>Number of planning applications granted within energy efficient proposals incorporated.</p> <p>No of service/filling stations granted with facilities for the provision of alternative fuels.</p>	Monaghan County Council
Material Assets			
MA1: Maintain and improve the availability and quality of all community related infrastructure, services and facilities and ensure the prudent management of environmental resources.	Increase in community related infrastructure, services and facilities.	Percentage increase in community related infrastructure, services and facilities throughout the lifetime of the plan.	Monaghan County Council.
Cultural Heritage			
CH1: To protect and conserve the cultural heritage of the County including architectural and archaeological heritage.	No inappropriate development which would be architectural/archaeological heritage.	Development which was undertaken and resulted in loss or damage to architectural/archaeological heritage.	Monaghan County Council Department of Arts, Heritage and the Gaeltacht

	<p>Additions to the Record of Protected Structures.</p> <p>Additions to Architectural Conservation Areas (ACAs). Submission of Architectural Impact Assessment/Conservation Plans where application, where works are proposed to Protected Structures.</p> <p>Consultation with the Department of Arts, Heritage and the Gaeltacht on planning applications where relevant.</p>	<p>Number of additions to the Record of Protected Structure within the lifetime of the development plan.</p> <p>Number of Architectural Impact Assessment/Conservation Plans submitted with planning applications.</p> <p>Number of planning applications referred to the Department of Arts, Heritage and the Gaeltacht for consultation.</p>	
Landscape			
<p>L1: To protect and conserve the quality, character and distinctiveness of landscape and avoid significant adverse impacts on the landscape.</p>	<p>No developments to be conspicuously located within sensitive landscapes.</p> <p>No disruption of views from scenic routes.</p> <p>Implementation of the County Monaghan Landscape Character Assessment (2008)</p>	<p>Loss of important views.</p> <p>Number of additional Landscape Protection/Conservation areas designated during the lifetime of the development plan.</p> <p>Number of developments approved within primary/secondary/visual amenity areas.</p> <p>No of additional primary/secondary/visual amenity areas designated throughout the life of the development plan.</p>	<p>Monaghan County Council</p>

5.2: Responsibilities

Monaghan Local Authorities are responsible for monitoring the development plans. Monaghan Local Authorities are also responsible for collating existing relevant monitored data, the preparation of a monitoring report, the publication of this report and, if necessary, the carrying out of corrective action

In addition, a number of state bodies also have monitoring responsibilities for example the Environmental Protection Agency, National Parks and Wildlife Service, and Central Statistics Office. Information from such authorities will need to be acquired to carry out a comprehensive monitoring programme of the development plans.

5.3: Indicators, Targets and Thresholds

Monitoring is based around the indicators which were chosen earlier in the process. These indicators allow quantitative measures of trends and progress over time relating to the Strategic Environmental Objectives used in the evaluation. Focus will be given to indicators which are relevant to the likely significant environmental effects of implementing the Development Plans and existing monitoring arrangements will be used in order to monitor the selected indicators. Each indicator to be monitored will be accompanied by the relevant target(s) which were identified with regard to the relevant legislation. Table 28 of the Environmental Report shows the indicators and targets which have been selected with regard to the monitoring of the plans.

5.4: Reporting

Section 15(2) of the Planning and Development Act 2000, (as amended) states that the Manager shall, not later than two years after the making of a development plan, give a progress report to the elected members regarding the implementation of the plan. The Statutory Manager's Report on progress in achieving the objective of the development plan "shall include information in relation to the progress on, and the results of monitoring the significant environmental effects of implementation of the plan" as stated in Section 13J(2) of the Planning and Development (SEA Regulations) S.I. No.436 of 2004.

It is expected that these reports will be issued to the designated Environmental Authorities and made available on the Monaghan Local Authorities website. Ongoing monitoring of the development plans is paramount to ensure that the environment of the county is not adversely affected by the implementation of the plans. If an objective or policy is having a significant adverse effect, a variation may be considered during the lifetime of the plan.