



Comhairle Contae **Lú**
Louth County Council

Louth County Council Submission on
Proposed Variation No.3 of Monaghan
County Development Plan 2019-2025



Introduction

Louth County Council (LCC) welcomes the opportunity to make a submission in relation to proposed Variation No. 3 of the Monaghan County Development Plan 2019-2025.

Proposed Variation

The proposed variation includes a new objective 'MPO 15' within the Settlement Plan for Monaghan Town which seeks to;

'Ensure that all development proposals within the Dublin Street North Regeneration Plan area have regard to the regeneration strategy and development objectives of the Dublin Street North Regeneration Plan.'

The reason for the objective is *'To provide a strategic framework to promote development in a coordinated and sustainable manner in this town centre area that has considerable development potential.'*

Background

Louth County Council notes that the proposed variation is required to give statutory basis to the Dublin Street North Regeneration Plan which provides guidance on the regeneration options for future development within Monaghan Town Centre. It is also noted that the proposed variation seeks to fulfil the primary strategic objective of the Settlement Plan for Monaghan Town, MTSO 1 (Monaghan County Development Plan 2019-2025) which states as follows; *'To facilitate the development of Monaghan to maintain its position as the principal town in the County at the top of the settlement hierarchy and to ensure that its expansion takes place in an orderly and sustainable fashion that will not detract from the vitality and viability of its town centre'*.

Louth County Council Comments

Louth County Council notes that the proposed variation seeks to facilitate sustainable, compact urban development within Monaghan Town Centre. As such, it is considered to be consistent with National, Regional and County policies and guidance including the National Planning



Framework Ireland 2040, the Regional Spatial and Economic Strategy (RSES) 2020-2032, Our Rural Future-Rural Development Policy 2021-2025, Town Centre First-A Policy Approach for Irish Towns (2022) and the Monaghan County Development Plan 2019-2025.

Conclusion

Louth County Council have no objection to proposed Variation No. 3 of the Monaghan County Development Plan 2019-2025 and wish the Council well in the progression of this Variation and the regeneration of the subject lands.



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