



**HSE Public Health, Area A**  
(Cavan, Louth, Meath, Monaghan & North Dublin)

**FSS Sláinte Poiblí, Ceantar A**  
(An Cabhán, An Lú, An Mhí, An Muineachán agus Baile Átha Cliath Thuaidh)

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**TO:** Ms Claire O'Dwyer  
Principal Environmental Health Officer, Cavan & Monaghan

**FROM:** Dr Keith Ian Quintyne  
Consultant in Public Health Medicine (sí Health Protection)

**RE:** Environmental & Health Impact: *'EHIS 3422 - Proposed Variation No. 5 to Monaghan County Development Plan 2019-2025'*

**DATE:** 19<sup>th</sup> September 2023

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The Monaghan County Development Plan 2019-2025 seeks to provide sustainable development and proper planning within the administrative area of Monaghan County Council. The Proposed Variation are outlined below:-

1. The proposed change of land zoning is limited to a small percentage (2.5%) of the total zoned lands within the Monaghan County Development Plan 2019-2025.
2. The proposed change of land zoning will reduce the quantum of greenfield lands designated for multiple residential development.
3. The majority of the proposed change of land zoning will result in more restrictive policies being applicable to any development proposed on the lands.
4. Some of the proposed change of land zoning will result in a reduction in the scope of different development types on the lands being permitted in principal or considered open for consideration.
5. Some of the proposed change of land zoning will result in a higher level of protection of lands from development that are heavily vegetated along a riparian corridor and/or at risk of flooding.
6. Some of the proposed change of land zoning will have a neutral or no greater impact when assessed against the impact of the current land zoning.
7. Some of the proposed change of land zoning will align with the established use of the lands or a use permitted under an extant planning permission on the lands.

We have not been made aware of any health problems in relation to this proposed variation sent to the HSE Public Health, Area A. Public Health review performed on the information available about this proposed development has not highlighted any further concerns, beyond our previous submission made on 6<sup>th</sup> July 2023.

In the best interest of Public Health with respect to the proposed variations to the outlined development of Monaghan, it is important that all conditions and recommendations prescribed by the relevant licence granting authority are strictly followed without deviation. **In addition, as this development will adjust the ‘foot-print’ of the area, consideration will need to be given to how this proposed variation of the development will affect the capacity of the local/regional infrastructure.**

At present, we would not have any further contribution to make to this submission from the Environmental Health Service at this time; if however new information relating to the aforementioned proposed variation became available, we will revert and update this statement.

Yours sincerely

*Jan Watkins*

**Mr Ian Watkins**

Grade V Administration/Staff Officer



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