

Minutes of Meeting of Monaghan Municipal District held in the Council Chamber, M-Tek I Building, Knockaconny, Monaghan on Monday, 15th June 2026 at 12.30pm

Present: Cllr Alan Johnston, Cathaoirleach
Cllrs Pauric Clerkin, Raymond Aughey, Niamh McCooey, Seamus Treanor, Bronagh McAree and Seán Conlon

In attendance: Ms. Nicola Payne, A/Director of Services, Mr. Martin Taylor, A/Municipal District Co-Ordinator, Mr. Ruairi O'Neill, Executive Engineer and Ms. Liz Brannigan, Administrative Officer

1. Confirmation of Minutes of Meeting held on 18th May 2026

On the proposal of Cllr B. McAree, seconded by Cllr R. Aughey it was agreed that the Minutes of the Meeting of Monaghan Municipal District held on 18th May 2026 be confirmed.

2. Matters Arising

On the proposal of Cllr S. Conlon, it was agreed that this Council writes to Minister James Brown appealing to his office to reconsider the zero allocation to Monaghan County Council in the recent round of Community Monuments Fund valued at €8 million, an increase of € 0.5 million on the 2025 allocation. Similarly, this Council expresses disappointment and seeks an allocation regarding the unsuccessful Community Heritage Fund submitted by Monaghan Tidy Towns for a QR code heritage trail.

3. Report from Municipal District Co-Ordinator

Mr. M. Taylor took Members through the June Report circulated with the meeting agenda. Members noted the contents of the report.

Mr. M. Taylor responded to Members queries as follows:

- **Barrier at Rossmore Park:** Regarding a request for a fob for the barrier at Rossmore for An Post, Mr. Taylor to bring this request to the next meeting with Coillte.
- **Low-Cost Safety Scheme:** In relation to low-cost safety measures in the villages in Monaghan MD, Mr. Taylor advised that wherever a request is received, a speed survey will be carried out for that area; with speed cushions, on regional roads, being the last resort. There is a funding stream needed and the Executive will continue to apply for funding.
- **Removal of summer seats from The Diamond area:** Following on from a motion at the May MD Meeting, Mr. Taylor advised a meeting was held on 9 June 2026 with Monaghan MD, An Garda Síochána, and local business representatives in the Diamond area.
Anti-social behaviour was discussed, with several incidents noted. Gardaí stressed the importance of reporting all incidents so appropriate action can be taken, noting that CCTV footage can support investigations once reports are

made. It was agreed that removing summer seating would not address the issue, as the seats are for public use. Instead, Garda presence in the area will be increased.

- **Patching: Resurfacing works on the N54 Monaghan Town** is to be completed at Margaret Skinnader roundabout and from the entrance at Aldi to Old Cross Square.
- **Audit of all utility companies that are opening up our roads:** Mr. Taylor confirmed MapRoad Licensing is the national system for the management and processing of roadworks licence application; all utility companies must acquire a licence in advance of any works being undertaken.
- **Mullan Village:** Mr. Taylor will re-circulate the plans/drawings for works in Mullan Village
- **Part VIII Emyvale –** Mr. Taylor confirmed this relates to works at Steels Corner
- **Zipline Rossmore Park:** Mr. Taylor advised that the proposed zipline development at Rossmore Park involves a developer based in Scandinavia. The proposal includes aligning the Rossmore Park project with another development at Lough Key. Mr. Taylor will revert with a confirmed timeline for the progression of these works.
- **R213:** regarding the climate adaption works, Mr. Taylor confirmed the timeframe remains the same; the Executive will continue to apply for funding as the funding allocation of €80,000 is insufficient to carry out the works.
- **Local Link bus access to Rossmore Park:** Mr. Taylor confirmed the works taking place at Rossmore Park will allow for a Local Link Bus Stop in the Park.
- **Bus parking at Rossmore Park:** Mr. Taylor confirmed there will be bus parking on the right side of the entrance for 1 coach.
- **Linkages between Rossmore Park and Mullaghmat:** M. M. Taylor confirmed there are discussions ongoing between Monaghan County Council, Coillte and the land owner.
- **Potholes on the N54:** resurfacing works on the N54 is currently out to tender; Mr. Taylor to request an update from Roads Dept.
- **Glaslough Street Carpark:** in relation to the deteriorating condition of the Glaslough Carpark, to the rear of Supervalu, Mr. M. Taylor advised there is currently no funding available to complete the works needed at this location.

A lengthy discussion followed in relation to the urgent need for the refurbishment of the Glaslough Street Carpark. Members discussed the possibility of using the GMA towards the works. The Executive confirmed that there is no issue in doing so.

Mr. M. Taylor confirmed the total remaining in the GMA at today's date has taken account of all funding requests / match funding requests received until the end of the 2026 financial year.

Cllr A. Johnston proposed, seconded by Cllr S. Treanor, to allocate funding from the General Municipal Allocation for resurfacing works to Glaslough Street Carpark. The proposed allocation of €100,000, is based on the cost of recent works at the Diamond Centre Carpark, with expenditure not to exceed €120,000.

Concerns were raised regarding the impact of allocating GMA funding in this manner, particularly in relation to the potential knock-on effect for groups that may seek funding before the end of the financial year, and the possibility that the Department may reduce our roads funding if GMA funding is used for this project.

A vote was taken on the motion:

Four members voted in favour (Cllrs A. Johnston, S. Treanor, R. Aughey, and P. Clerkin), while three members voted against (Cllrs S. Conlon, B. McAree, and N. McCooey).

The motion was deemed as carried.

4. Use of Public Space Request from Monaghan Country Music Festival Committee on behalf of Cullen's Fun Fair

Mr. M. Taylor advised the request is for use of the lower section of the Lower Courthouse car park (84 No. Short Term, 37 long term spaces and 2 No. Disabled spaces) from 7am Monday 6th July to Monday 13th July 2026.

On the proposal of Cllr R. Aughey, seconded by Cllr N. McCooey, it was agreed that Cullen's Fun Fair be granted use of the carparking spaces requested, (as circulated with the meeting agenda), subject to payment of the appropriate fee and all insurance documents being submitted, in advance, to the MD Office.

5. Use of Public Space Request from Monaghan Motor Club

Mr. M. Taylor advised the request is for use of a portion of the car park and associated areas for the purposes of a 'static car show' which will be held on Sunday 28th June 2026 from 12 to 4pm.

On the proposal of Cllr B. McAree, seconded by Cllr S. Treanor, it was agreed that Monaghan Motor Club be granted permission to use the carparking spaces requested, (as circulated with the meeting agenda), subject to the appropriate documents being submitted to the MD Office.

6. Correspondence

The following correspondence was circulated with the meeting agenda:

- Response from Chief Superintendent Alan McGovern re: antisocial behaviour
- Acknowledgement from Minister Jennifer Carroll MacNeill Re: Treatment for Friedreich's Ataxia
- Response from Minister Darragh O'Brien Re: Flooding on N54
- Correspondence from Glencove Residents Association - Re: Parking Congestion Concerns at Glencove Manor

On the proposal of Cllr B. McAree seconded by Cllr P. Clerkin, it was agreed by all that this Municipal District writes to TD Kevin 'Boxer' Moran requesting a meeting

regarding flooding in Monaghan Town and Emyvale and again ask for a report on findings of investigation works which were to be completed in 2025.

7. Questions & Motions

Cllr Niamh McCooey will ask:

1. Can Monaghan County Council provide an update on the installation timeframe of the new sign at the Battle of Clontibret.

Response: The new sign for the Battle of Clontibret site is currently being manufactured. It expected that this sign will be delivered by w/c 22nd June. The Monaghan MD will arrange for it to be installed once delivered.

2. Can Monaghan County Council confirm the areas that have been identified for large patching repair works, in 2026.

Response: The Monaghan MD have identified a number of large patches required within the District which will be completed on case of priority and available budget. A list of completed patches will be provided at the Monthly MD Meetings.

3. Can Monaghan County Council confirm the number of Vacant Property Notices that have been issued within the MD during 2024, 2025 and 2026 to date?

Additionally, can the council provide details of:

- A) The number of properties that have been brought back into use;
- B) The number of properties that remain vacant and are potentially liable for Vacant Homes Tax; and
- C) The area in which these properties are located within the MD.

Response: There have been 101.no Section 8(2) notices served in Monaghan MD- as follows:

- **Monaghan town = 75**
- **Emyvale = 9**
- **Clontibret = 5**
- **Scotstown = 4**
- **Ballinode = 4**
- **Annayalla = 2**
- **Glaslough = 1**
- **Ardaghy = 1**

33.no properties in Monaghan MD have served with Section 8(7) notices and been entered onto the Derelict Sites Register

11.no Section 15 Notices (Intention to CPO) have been served in Monaghan MD

Monaghan County council have vested the following properties in Monaghan MD under the Derelict Sites Act 1990:-

- **13 Old Cross Square, Monaghan. CPO 04/10/24**
- **Coolshannagh, Monaghan. CPO 17/10/24**
- **15 Dublin Street, Monaghan H18 CV67. CPO 11/01/25**
- **1 Chapel Court, Carrickroe H18 WE24. CPO 19/03/25**
- **3 Chapel Court, Carrickroe H18 C780. CPO 19/03/25**
- **4 Chapel Court, Carrickroe H18 EA46. CPO 19/03/25**
- **9 Chapel Court, Carrickroe H18 N932. CPO 19/03/25**
- **Undeveloped site, Derryveagh, Carrickroe. CPO 19/03/25**
- **Assembly rooms, Dawson Street, Monaghan. CPO 11/04/25**
- **9 Plantation Terrace, Monaghan H18 XK64. CPO 16/03/26**
- **Dernagrew, Monaghan. CPO 30/04/26**

In Monaghan town, the town regeneration section identified 176.no properties that were potentially vacant/derelict and 52.no have been identified as being brought back into use since 2024.

4. **Can Monaghan County Council confirm that, should the construction of the Monaghan Town to the border section of the Ulster Canal Green way commence in Q3 2026 as planned, what is the projected completion timeframe for this project?**

Response: Following on from TII approval to proceed to procuring a contractor for construction, the tender documents have now been advertised, with a submission deadline in mid July. The updated construction start date is Sept/Oct 26, with a completion date Q3 2027.

Cllr Alan Johnston will ask:

1. **Can the MD provide a list of undeveloped council owned land in the Municipal District > 2 acres and which is zoned residential**

Response: Land in ownership of Monaghan County Council in Monaghan MD that is greater than 2 acres and is zoned residential:

Clones Road Monaghan... 3.23 Hectares (purchased from Gillanders family): Funding application for housing submitted to the Department of Housing. Part 8 Planning to be submitted shortly.

The proposed housing development will be comprised of the following:

1no single-storey Group Home to accommodate four people with disabilities and a carer

1no two-storey 5-bedroom house to accommodate a large family with an accessible ground floor bedroom for a family member with a disability

22no two-storey own-door-access 2-bedroom apartments for older people / people with disabilities / mobility issues

10no accessible 2-bedroom bungalows for older people / people with disabilities / mobility issues

24no two-storey 2-bedroom houses

26no two-storey 3-bedroom houses

2no two-storey 4-bedroom houses

4000 square metre (one acre) public amenity space

Space reserved for children's playground

Biodiversity corridor and wildlife accommodation works

Roads and footpaths and active travel pathways

Pumping station and all services required for housing development

An Leacht Latlorcan in Monaghan town... 1.66 Hectares: Monaghan County Council advertised for expressions of interest from Developers who might be interested in a partnership development agreement to provide housing for older people / right-sizing and housing for people with disabilities at this location under a competitive dialogue procurement process. Over the coming months options for development of the land will be discussed with Developers and considered before proposals are made with regard to how the land should be developed.

Roosky in Monaghan town... land potentially suitable for residential development subject to access being provided... 2 Hectares: Monaghan County Council made a funding application to the Housing Infrastructure Investment Fund seeking funding to provide access to land at Roosky that is potentially suitable for residential development. If the funding application for access to the land is approved then following on from that options will be considered as to how the land can be developed for the provision of much needed housing in Monaghan town.

- 2. At what stage is the proposed MCC development of Annahagh for industrial use**

Response: The proposed Serviced Sites Infrastructure Project on Monaghan County Council owned lands at Annahagh zoned for Industry, Enterprise and Employment is

currently progressing through the Part 8 planning process. The public consultation period has now concluded, and the planning report is being prepared. It is anticipated that the Part 8 proposal will be presented to the Elected Members for consideration and decision at the July Council Meeting.

3. Can the MD provide the total number on the housing waiting list in the MD and break this list down by Irish citizens and non-citizens Housing

Response: At present 690 households on the Social Housing waiting list have selected an area within the Monaghan Municipal District as one of their 3 areas of choice. Of those 690 households 559 households have a main applicant with Irish/EEA Citizenship and 131 households have Non-EEA Citizenship.

Allocations of Social Houses are based on Monaghan County Council Scheme of Letting Priorities which outlines 7 areas of priority as follows;

- Condition of Housing Accommodation,
- Overcrowding,
- Materially Unsuitable,
- Homeless, Medical Grounds,
- Compassionate Grounds
- Length of time on the waiting list.

Scheme of Letting Priorities attached for your convenience.

- 4 Can the MD provide an update as to the progress of the Convent lands, including the redevelopment of the church and any other projects in development on the lands

Response:

Chapel Redevelopment

The readaptation of the Chapel and provision of public realm has received planning approval and Monaghan County Council secured €7 million in funding for its implementation under THRIVE strand 2 funding stream. Detailed design drawings are currently being completed by Craft Studio Architects and a prequalification competition for the appointment of construction team has been initiated with a closing date of 19th June 2026. Following this stage and the assessment of the submissions, the contractors who have demonstrated suitable financial, technical and experience will be invited to tender based on the detailed design drawings.

It is forecast that the “Invitation to Tender Stage” will commence in Q3 2026 and subject to costings, construction to commence in Q1 2027.

Red Brick Building

The red brick building redevelopment is under the remit of the Housing section. Presently a Designer (and Conservation Architect) has been procured, and surveys

and site investigation are being undertake. It but be the intention of the design team to have draft proposals and layouts completed by July 2026 with planning application to be submitted Q1 2027 with works to begin on site Q3 2027 with a 12-month conservation and development programme.

St Louis Parklands

Planning approval was secured on 15th May 2025 for phase 1 works to the entrance area of the St Louis entrance from the Skinnader roundabout. This included Cleaning and repair of the entrance gates to the Convent on the Clones Road, 2) Public realm enhancements including upgrade and resurfacing of existing paths, including the addition of lighting, the construction of a 185metre boardwalk addressing Convent Lake, the construction of natural play features, paved areas, landscaped areas, seating and signage.

An application for funding for the works was sought under ORIS in 2025 but the Local Authority were unsuccessful. An application may be resubmitted under the same funding stream in 2026.

In relation to the remainder of the lands a further application has been submitted under Town and Cities Regeneration Fund for finance to develop plans to Part VIII stage. This was submitted in May 2026.

Where opportunities allow the Local Authority will make applications for further funding for the reuse of the buildings as and when they arise.

Cllr Sean Conlon will ask:

- 1 What progress is occurring at the Killyvane Lane (LT15001), off the Ballybay Road, in advancing the Community Involvement Scheme (CIS) programme of road improvement works?

Response: There are three roads planned for restoration works under the Community Involvement Scheme for 2026. Killyvane lane is one of these projects. All three roads are at an advanced stage, with tendering complete and a contractor signed up to complete the works. The local contributions have been agreed in principle. Drainage and resurfacing works will be completed in Q3, 2026.

- 2 Following the Active Travel presentation at the January MD meeting, what progress is occurring in advancing the MN/23/0008 Cootehill Road / Ballybay Road traffic calming measures that will enhance pedestrian and vulnerable road user safety along the Glen Road from Drumbear to the St. Louis Convent / Greenway junction?

Response: Options selection drawings have been completed along with a Road Safety Audit for the proposed scheme. The scheme proposals are currently issued to the NTA for review and once accepted by the NTA, MCC Active travel unit intend to hold a non-statutory public consultation for local residences and stakeholder to

have their say regarding the scheme proposal. It is anticipated that it will be held in Q3 2026

- 3 I ask the following in relation to the proposed construction of 85 residential units at Cluain na Ceasach, Clones Road, Monaghan, and in the context of the Childcare Facility Guidelines for Planning Authorities (2001) that advocate a more pro-active role by the Council in the promotion of increased childcare provision. These guidelines include that a twenty-unit creche or childcare facility should be provided for every seventy-five (75) houses within new residential developments. I ask, considering the inordinate shortage of creche / childcare facilities places available throughout Monaghan, what plans have the Housing and Planning Sections have that will ensure this Council abide by these guidelines, and play a more proactive role in alleviating the pressures faced by parents in their efforts at securing pre-school and after school places for their children?

Response: The proposed housing development at Cluain na Ceasach, Clones Road, Monaghan will be comprised of the following:

1no single-storey Group Home to accommodate four people with disabilities and a carer

1no two-storey 5-bedroom house to accommodate a large family with an accessible ground floor bedroom for a family member with a disability

22no two-storey own-door-access 2-bedroom apartments for older people / people with disabilities / mobility issues

10no accessible 2-bedroom bungalows for older people / people with disabilities / mobility issues

24no two-storey 2-bedroom houses

26no two-storey 3-bedroom houses

2no two-storey 4-bedroom houses

4000 square metre (one acre) public amenity space

Space reserved for children's playground

Biodiversity corridor and wildlife accommodation works

Roads and footpaths and active travel pathways

Pumping station and all services required for housing development

Monaghan County Council consulted with Monaghan County Childcare Committee in relation to the proposed development and as the number of family homes proposed is relatively low (28) and the majority of homes proposed are relatively small and 34 of the homes are intended for older people / people with disabilities / mobility issues and as there are several childcare facilities in the area in question a childcare facility within the proposed development is not required.

Monaghan County Council is proactive in providing sites for Childcare facilities most recently in Latlorcan in Monaghan town and in Scotshouse and will continue to be proactive in helping to provide Childcare facilities where appropriate.

Cllr Pauric Clerkin will ask:

1. To ask Monaghan Municipal District to provide a clear timeframe for the implementation of traffic calming measures in the villages of Ballinode, Scotstown, and Tydavnet

Given ongoing concerns from residents regarding road safety and traffic speeds, clarity is requested on when these measures will be progressed and delivered.

Response: The delivery of traffic calming measures relies on a funding allocation from the Department of Transport through the Low Cost Safety Scheme fund. Recent traffic speed surveys demonstrated no speeding issues in Ballinode village and speeding issues in Tydavnet village and Roslea Road, Scotstown. Both Tydavnet and Scotstown will be included in an application to the 2027 Low Cost Safety Scheme fund for traffic calming measures. Funding was received this year via this fund for traffic calming measures in Mullen Village which is currently being delivered by the Monaghan MD.

Motions

Cllr Pauric Clerkin proposed, Cllr Niamh McCooey seconded:

That Monaghan Municipal District writes to the Minister for Rural and Community Development, Dara Calleary, seeking dedicated funding to upgrade and improve playground equipment across North Monaghan.

In particular, attention is drawn to the playgrounds at Hollywood Park and Ballinode Village, where equipment has fallen into a state of disrepair to such an extent that it is no longer safe for children to use. Immediate investment is required to ensure these community facilities are restored to a safe and usable standard.

In seconding the proposal Cllr N. McCooey asked that Clontibret and Annyalla also be included in the correspondence.

Following a short discussion on the motion, the Cathaoirleach put it to the meeting, and it was agreed unanimously.

8. Votes of Sympathy/Congratulations

On the proposal of Cllr S. Conlon, seconded by Cllr N. McCooey, it was agreed that the sympathy of the Municipal District be extended to Ms. Bernadette McArdle, Active Travel Unit, Monaghan County Council, on the recent passing of her mother, Mary .

On the proposal of Cllr S. Conlon, seconded by Cllr B. McAree, it was agreed that the Municipal District extend a vote of congratulations to Monaghan Town Team following the successful outcome of the inaugural 'Monaghan Has It' day, commending the innovative approach in providing community groups an opportunity in highlighting their areas of interest and services.

On the proposal of Cllr N. McCooey, seconded by Cllr S. Conlon, it was agreed that the Municipal District extend a vote of congratulations to Scoil Bhríde Leitrim, Tyholland cailíní on winning the Roinn 5 Cumann na mBunscoil County Monaghan Final.

9. AOB

In respect of Cllr P. Clerkins motion '*seeking dedicated funding to upgrade and improve playground equipment across North Monaghan*' Cllr B. McAree proposed, seconded by Cllr S. Conlon, that Monaghan County Council ring fence €100,000 from the GMA for the installation of and maintenance and upkeep of Council owned and managed playgrounds throughout Monaghan MD, for the remainder of the financial year.

The Cathaoirleach requested that the proposal be deferred to a future meeting to allow additional time for consideration, on the basis that:

- The proposed figure of €100,000 is not supported by detailed costings; the Executive will revert with full costings for the July meeting.
- There may be potential match-funding requests arising in the latter half of the year that are not currently known to the Municipal District.
- Annual maintenance costs of playparks.

A vote was taken on the motion:

6 members voted in favour (Cllrs B. McAree, S. Conlon, N. McCooey, S. Treanor, R. Aughey and P. Clerkin), while 1 member voted against (Cllr A. Johnston).

The motion was deemed as carried.

This concluded the business of the meeting.

Signed: _____
Cathaoirleach

Signed: _____
A/Municipal District Coordinator

Dated this _____ day of July 2026