

Áras Chill Dara,  
Páirc Devoy,  
An Nás,  
Cill Dara  
3<sup>rd</sup> of June 2020

## **MEETING REPORT**

A meeting of Kildare County Council will be held at 8<sup>th</sup> of June 2020, in Newbridge Town Hall, Main Street, Newbridge, Co. Kildare.

The purpose of the meeting is to consider the Proposed Variation No. 1 to the Kildare County Development Plan 2017-2023 (published on 9<sup>th</sup> January 2020) and Chief Executive's Report on Submissions and Observations, March 2020. Members may make or amend the Variation, in accordance with the recommendations set out in the Report, or otherwise.

This Report sets out the Agenda Items, Councillors' Motions and the Responses and Recommendations of the Chief Executive to each Motion.

Mairead Hunt  
Meeting Administrator

## Introduction

Proposed Variation No. 1 of the Kildare County Development Plan 2017-2023

This report sets out each of the Proposed Amendments set out in Proposed Variation No. 1 of the Kildare County Development Plan 2017-2023 which was published on 9<sup>th</sup> of January 2020. Following consideration of the submissions and observations received during the public consultation period, the Chief Executive has proposed a number of minor amendments to the variation. These are identified in *blue italics*.

74 motions were received from Members in relation to the proposed Variation.

Where the Proposed Amendment and/or motion are identified as green in column 1, same are recommended to be adopted. Where the Proposed Amendment is identified as red in column 1, it is recommended that these are not adopted as proposed and where motions are identified as amber, they do not relate to the proposed variation and will be addressed outside of this process, if/where appropriate. Those identified in blue are not relevant to this process.

Item No.	Proposed Amendment	
1	<b>Proposed Amendment No. 1 Chapter 1: Introduction &amp; Strategic Context</b>	Replace Map 1.1 under Section 1.1 (Page 17) to reflect updated Municipal District Boundaries since the adoption of the County Development Plan.

Item No.	Proposed Amendment	
2	<b>Proposed Amendment No. 2 Chapter 1: Introduction &amp; Strategic Context</b>	Delete Section 1.4.1 (i) National Spatial Strategy for Ireland (NSS) 2002-2020 (Page 21) and replace with text in relation to the National Planning Framework.  Create a new Section 1.4.1 (i)(a) in relation to the Implementation Roadmap for the National Planning Framework.
3	<b>CE Recommended Amendment</b>	Insert reference to role of the Office of the Planning Regulator (OPR) under Section 1.4 as follows;

			<p><b>1.4.1 (ii) Office of the Planning Regulator</b>  <i>The Planning and Development (Amendment) Act 2018 provided for the establishment of an independent Office of the Planning Regulator (OPR). Under the provisions of the Act, the OPR have assumed the Minister’s evaluation and assessment function of all statutory land use plans including local area plans. The OPR will provide statutory observations during the drafting of statutory plans to ensure consistency with relevant national and regional policies. Kildare County Council undertakes to take all observations received from the OPR into consideration and commits to working with the office to realise the most optimal planning and development outcomes within each respective plan area.</i></p>
<b>Proposed Motion</b>			
	4	<p><b>Cllr Vanessa Liston</b>          Given the fact that there is no clear direction from EMRA or the Minister on the possibility of an additional population increase of 10,000 for Maynooth, that this potential change will be subject to a further Variation of the County Development Plan if and when clarification is provided.</p>	<p><b>CE Response</b>          Section 5.7 of the Regional Spatial and Economic Strategy (RSES) states that ‘There is a further allowance of transition population targets in National Policy Objective (NPO) 68 by way of up to 20% of the targeted growth in the city being transferred to other settlements in the MASP’. It is further stated that ‘This shall apply only to the three Metropolitan Key Towns in the MASP namely Bray, Maynooth and Swords, and only if they can demonstrate compact growth on high capacity planned or existing public transport corridors’.</p> <p>The RSES sets out that the determination of population targets for local authorities within the MASP in accordance with the NPF and RSES, including the population targets for the City and the Metropolitan Key Towns, should be agreed in consultation with the MASP Implementation Group.... to inform the preparation of the core strategies of the relevant city and county development plans.</p> <p>Arising from NPO68 of the National Planning Framework there have been discussions, but no decision of the Eastern Midlands Regional Assembly of any revised allocation and/or redistribution for Kildare or Maynooth. It is</p>

			<p>therefore considered that any additional population allocation for the town of Maynooth be incorporated into this or future County Development Plans at a later date following completion of the process to agree these figures.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 2 is adopted as proposed <u>with any additional population redistribution addressed once agreed.</u></p>
5	<p><b>Cllr Daragh Fitzpatrick</b> If the council are required to accommodate additional 10,000 persons in Maynooth or any town in County that this is addressed through a separate variation of a County Development Plan which will afford relevant time for public consultation.</p>	<p><b>CE Response</b> See response to Item 4 above.</p>	
6	<p><b>Cllr Joe Neville</b> That the Council bring clarity to any designation on Maynooth or the possibility of any increases above the growth levels outlined in table 3.3.</p>	<p><b>CE Response</b> See response to Item 4 above.</p>	
7	<p><b>Cllr Tim Durkan</b> That a reduction of the population growth proposed for Maynooth is considered given it is the only town that can apply for extra population growth of up to an additional 10,000 people.</p>	<p><b>CE Response</b> See response to Item 4 above.</p>	
8	<p><b>Cllr Kevin Duffy</b> Given the proposed transfer of the phased population growth targeted in Dublin City and suburbs to Maynooth (circa 10,000) in addition to the</p>	<p><b>CE response</b> See response to Item 4 above. It should be noted that the proposal for an additional allocation for the Key Town of Maynooth has not yet been agreed by the Eastern and Midland Regional Assembly (EMRA) and a redistribution of its current growth allocation would therefore be premature.</p>	

		<p>population allocation in the Settlement Hierarchy (Table 3.3), which collectively is disproportional to the rest of the County and an overdevelopment of Maynooth; it is requested that the Council redistribute the Maynooth population growth to 2023 (1,839 population growth) proportionally across strategic towns along the Dublin-Cork Rail Corridor to support the sustainable, balanced and economic growth of the County; being +809 Naas/Sallins, +625 Newbridge +257 Kildare Town, and Monasterevin +148.</p>	<p><b>CE Recommendation</b> Proposed Amendment No. 2 is adopted as proposed with any additional population redistribution addressed once agreed.</p>
	9	<p><b>Cllr Naoise O’Cearuil</b> With an increase in designated population for Maynooth, that this Council will re-assign the growth targets to other towns and villages in Kildare where Maynooth has exhausted its ability to cater for further growth due to a lack of services and/or appropriate development lands.</p>	<p><b>CE response</b> See response to item 8 above.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 2 is adopted as proposed with any additional population redistribution addressed once agreed.</p>
	10	<p><b>Cllrs Peter Hamilton, Angela Feeney &amp; Tim Durkan</b> That the council initiates an infrastructure led strategic planning and engagement process for Maynooth town and surrounding areas working with Councillors, relevant civic groups and appropriate public consultation processes, to support completion of the</p>	<p><b>CE response</b> Following the process to vary the County Development Plan the Council will proceed to prepare a suite of local area plans which will include the Joint Maynooth LAP, prepared in conjunction with Meath County Council in accordance with RPO 4.35 of the RSES.</p> <p>A number of supporting reports/assessments will be prepared to inform the preparation of the Local Area plan including an Infrastructure Assessment to detail the capacity of physical infrastructure such as roads, water services etc.</p>

	<p>2019 Local Area Plan process for Maynooth and CDP. The planning process should consider transport infrastructure, completion of the ring-road network, motorway intersection upgrades, train station development, infrastructure for bus transport and traffic design to avoid the major congestion problems experienced in 2019. The process should address sustainability considerations and residential, retail and business planning to create a vision for a town community design for 2030 and beyond.</p>	<p>A Social Infrastructure Audit will also be carried out which will examine the current availability and capacity of social infrastructure facilities in the area, to determine future requirements and make recommendations on priority areas for future investment to ensure housing is delivered in tandem with the necessary social and physical infrastructure.</p> <p>Similarly, a Strategic Transport Strategy will be undertaken which will inform zoning decisions for the forthcoming LAP in tandem with solutions for improving public transport, cycling and permeability throughout the town.</p> <p>Appropriate consultation with elected members and all relevant stakeholders and interested parties will take place at all phases of the plan preparation.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 2 is adopted as proposed</p>
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Item No.	Proposed Amendment	
11	<p><b>Proposed Amendment No. 3</b> <b>Chapter 1: Introduction &amp; Strategic Context</b></p>	<p>Section 1.4.2(i) and 1.4.2(ii) (Page 24-25) Delete Section 1.4.2 (i) Regional Planning Guidelines and replace with text in relation to Regional Spatial and Economic Strategy.</p> <p>Delete Section 1.4.2(ii) concerning the Retail Strategy for the GDA.</p> <p>Amend numbering of subsequent sub-headings.</p>

Item No.	Proposed Amendment	
12	<p><b>Proposed Amendment No. 4</b> <b>Chapter 1: Introduction &amp; Strategic Context</b></p>	<p>Section 1.4.3 (Page 26-27) Create new Section 1.4.3(iii) and amend subsequent numbering</p>

	13	<b>CE Recommended Amendment</b>	Amend text to replace 'This Local Authority' with ' <i>This Council</i> '
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Item No.	Proposed Amendment	
14	<b>Proposed Amendment No. 5 Chapter 2; Core Strategy</b>	Section 2.1 and 2.2 (page 32) Amend Section 2.1 and 2.2; Insert new Figure 2.1; Amend numbering of Fig 2.1 to Fig 2.1 (a)
15	<b>CE Recommended Amendment</b>	Insert New Map 2.3 (a)  Amend text under Section 2.2 page 21 as follows; <i>Supporting the achievement of more <b>climate resilient</b> communities in towns and villages through residential and employment opportunities with a focus on <b>sustainable</b> urban regeneration, compact growth together with sufficient social and community facilities and services.</i>  Amend text under Section 2.4 of the Proposed Variation as follows; ' <i>Supports the transition to low carbon, climate <b>resilient communities</b> and a healthy <b>environment with high quality air and water</b>'.</i>

Item No.	Proposed Amendment	
16	<b>Proposed Amendment No. 6 Chapter 2; Core Strategy</b>	Delete and replace text at Section, 2.4, 2.5 and 2.5.1; Delete and replace Map 2.3; Delete and replace Table 2.2.
<b>Proposed Motion</b>		
17	<b>Cllr Pdraig McEvoy</b> Given the challenge of reducing impacts from Climate Change, caused in significant part by dependency on high levels of private car use, the	<b>CE Response</b> In designating settlements across County Kildare, the Council is cognisant of the potential of towns and villages to deliver housing and employment (where appropriate) at locations which are proximate to high quality public transport services, recreational and amenity areas. The settlement strategy of the

		<p>distribution of population in the core strategy should be more consistent with the capacities of the sustainable transport modes and where they can be improved upon.</p>	<p>proposed Variation seeks to balance the delivery of housing, the efficient use of existing and planned transport and water services infrastructure with government policy that seeks to maximise access to and encourage the use of public transport.</p> <p>It should be noted that the designation of towns within each settlement type of the hierarchy will be reviewed in early 2021 as part of the full review of the CDP and this review will also form part of each successive Plan at which stage towns/settlements may within the settlement hierarchy.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
18		<p><b>Cllr Joe Neville</b> That a very clear meaning be set out to clarify the intentions around Self-Sustaining Growth Towns versus Self Sustaining Towns.</p>	<p><b>CE Response</b> Section 2.5 of the Proposed Variation sets out high level characteristics for each settlement typology in the settlement hierarchy in line with the RSES.</p> <p>Self-Sustaining Growth Towns are described as towns with a moderate level of jobs and services – includes sub-county market towns and commuter towns with good transport links and capacity for continued commensurate growth to become more self-sustaining.</p> <p>Self-Sustaining Towns are described as towns with high levels of population growth and a weak employment base which are reliant on other areas for employment and/or services and which require targeted ‘catch up’ investment to become more self-sustaining.</p> <p>Table 2.2 of the Proposed Variation also refers.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed</p>
19		<p><b>Cllr Mark Stafford</b></p>	<p><b>CE Response</b></p>



	<p>That the Council notes that the proposed variation fails to acknowledge the specific characteristics of the towns and villages in County Kildare and provides for the same of model of growth in each. The Key Towns will have the greatest number of houses, the greatest number of businesses and industry, the greatest number of retail units. The variation of the development plan should allow for certain settlements to develop as tourism hubs, economic hubs and retail centres.</p>	<p>During the preparation of the Proposed Variation, a review of all settlements was undertaken. Indicators such as social and physical infrastructure provision (and constraints as the case may be), access to public transport and economic performance were reviewed. The Proposed Variation does not designate Key Towns, as this was a function of the Regional Spatial Economic Strategy adopted by EMRA in June 2019.</p> <p>In designating the remaining towns and villages across the county, cognisance was given to a town’s potential to deliver housing and employment whilst seeking to balance the delivery of housing, the efficient use of existing transport and water services infrastructure with government policy that seeks to maximise access to and encourage the use of public transport.</p> <p>It is considered that the existing CDP provides significant and robust support for appropriately scaled tourism, retail and economic development proposals across the County. Section 5.16 of the Kildare County Development Plan 2017-2023 sets out a number of policies and objectives to encourage tourism including ECD 34 which sets out that it is a policy of the Council to ‘facilitate the expansion of existing tourism and recreation related development and the development of new tourism and recreational development...’.</p> <p>The principal retail and economic hubs are aligned to the Key Towns and Self-sustaining Growth Towns outlined in the CDP Variation.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
20	<p><b>Cllr Mark Stafford</b> That the distinction between Small Towns and Rural Towns set out in clause 2.5 Settlement Hierarchy and Table 2.2 be deleted and the</p>	<p><b>CE Response</b> The distinction between small and rural towns is based on the function of each town, in terms of their roles and geographical context. Small Towns are identified as local service centres with selected employment and retail functions and in many cases interact with a proximate larger urban centre.</p>

	<p>designation of Small Towns be reinstated.</p>	<p>Rural Towns generally have a largely rural economy and employment opportunities in these settlements should build on local assets.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
21	<p><b>Cllr Tracey O'Dwyer &amp; Cllr Peggy O'Dwyer</b> That the Council adjust Newbridge to a Large Growth Town 1 as per Table 2.2 Settlement Hierarchy and Typology, Page 27 of the Variation 1 – County Development Plan 2-17 – 2023.</p>	<p><b>CE Response</b> Proposed Variation No. 1 is statutorily required to align the County Development Plan with the Regional Spatial Economic Strategy. One of the principal purposes of the variation is to designate settlements (in Co. Kildare) in accordance with the RSES as Self-sustaining Growth Towns, Self-sustaining Towns, Towns, Villages and rural areas. It should be noted that the RSES identifies Regional Growth Centres and Key Towns in the Region and it is a function of the CDP to designate all other settlements in the hierarchy.</p> <p>It should be further noted that the Large Growth Town is a designation from the Regional Planning Guidelines which have been superseded by revised designations in the Regional Spatial and Economic Strategy from EMRA.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
22	<p><b>Cllr Rob Power</b> That Newbridge's position as the largest town in the county, a recent Key Growth Town and target location for FDI by Enterprise Ireland be given specific acknowledgement in the economic strategy of the plan that would put it on par with Naas and Maynooth in terms of delivery of future development.</p>	<p><b>CE response</b> See response to item 21 above. Section 2.11 of the Proposed Variation highlights the overall economic strategy of the county in line with the NPF, RSES and the Kildare LECP. This recognises the importance of the economic cluster of Naas, Newbridge and Kilcullen and it is envisaged that this will develop in a mutually dependent way so that amenities and economies of the whole cluster are greater than the sum of the individual parts.</p> <p>The significance of Newbridge's employment base and the significance of the amount of zoned lands for employment, industry and enterprise in its northern environs should be noted and there is no intention to dezone lands at this location.</p>

		<p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed</p>
23	<p><b>Cllr Daragh Fitzpatrick</b> That rural housing guidelines are addressed as part of the variation.</p>	<p><b>CE Response</b> The Forward Planning Team is currently preparing a Rural House Design &amp; Siting Guide to assist potential applicants and planning practitioners preparing applications which will be published in Q3 of this year. This guide will address various requirements of the CDP and other Section 28 Ministerial Guidance as they relate to rural housing and will highlight key areas which may affect the assessment of a particular application for a new house in a rural area. It is also intended, when the current public health restrictions allow, to host a series of Workshop/Seminars for Agents/Practitioners acting on behalf of applicants to discuss the contents of the new Guidance document.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed</p>
24	<p><b>Cllr Noel Heavey</b> Notwithstanding other issues with Variations of CDP; Kildare County Council shall prioritise its commitment to review its rural housing policy so that it is completed in year 2020. The schedule of meetings necessary for this to happen be published within three weeks of this motion being passed.</p>	<p><b>CE Response</b> A review of the rural housing policy is currently being undertaken in advance of the commencement of the review of the County Development Plan in Q1 2021. It is not possible at this stage to set out a schedule for meetings required to facilitate this review, however it should be noted that the procedure and associated timelines for the preparation of a variation and a County Development Plan review are prescribed in the Planning &amp; Development Act 2000 (as amended). It should also be noted that the DHPLG is working on a revision of its Rural Housing Guidelines (2005). Furthermore, it is likely that the review will be discussed and considered via the Planning and Economic Development SPC which are scheduled to meet quarterly.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed</p>
25	<p><b>Cllr Tracey O'Dwyer &amp; Cllr Peggy O'Dwyer</b></p>	<p><b>CE Response</b></p>

	That the Council remove RH9 and RH10 from the County Development Plan as they are unduly prohibitive.	<p>Proposed Variation No. 1 does not address RH9 and RH10 of the KCDP 2017-2023 and therefore the removal of same cannot be considered.</p> <p>It should be noted however, that RH9 and RH10 form part of a multiple of individual policies and objectives to guide the development of housing in rural areas across the county. The suggestion that these are unduly prohibitive is not accepted as there is a practical and rational basis for inclusion, for example, there are 8 sub sections to RH 9 and some of these could be reviewed in due course.</p> <p>it is considered that the revised Rural House Design and Siting Guide currently being prepared will assist in addressing issues regarding these policies.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
26	<b>Cllr Tim Durkan</b> That RH 9 & RH10 are removed from the County Development Plan.	<p><b>CE Response</b> See item 23 above.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
27	<b>Cllr Tim Durkan</b> That the Council outline if the one-off rural housing figures are included in the projected population growth for the county.	<p><b>CE Response</b> Yes. Section 2.5 of the Proposed Variation sets out the settlement hierarchy for County Kildare which includes for additional growth across all urban and rural settlements and the open countryside. Note table 3.3 of the Variation.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed</p>
28	<b>Cllr Tim Durkan</b> That the Council publish the number of rural one-off houses built rather than the number granted in 2018, 2019 and	<p><b>CE Response</b> Whilst Variation No. 1 of the KCDP provides a revised settlement hierarchy for County Kildare (including rural dwellers) it does not address housing</p>

	to date in 2020 to allow the members gain an accurate rural population growth figure	<p>completion rates. The primary focus of the variation is to translate the transitional population targets set out in the NPF Roadmap and RSES.</p> <p>Since the beginning of 2016 Kildare County Council has granted planning permission for 656 one-off houses (to the end of Q3 in 2019) in addition to those existing units which are still occupied and are 'churned/recycled/reused as families go through the lifecycle.</p> <p>It should be noted however, that the number of units constructed in rural areas does not directly correlate to rural 'population growth' as many rural houses are granted to applicants who are already resident in these areas.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 6 is adopted as proposed.</p>
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Item No.	Proposed Amendment	
29	<b>Proposed Amendment No. 7</b>	Amend text under Section 2.7 (page 42).

Item No.	Proposed Amendment	
30	<b>Proposed Amendment No.8</b>	Delete Section 2.8 and Insert New text under Section 2.8; Delete Table 2.3 and Table 2.4; and Insert new Table 2.3 Population Projections to 2031 and Insert new Table 2.4 Population and Housing Targets; Delete Section 2.9 and Figure 2.3 and Figure 2.4 and Insert new text under Section 2.9.
31	<b>CE Recommended Amendment</b>	To clarify the time periods in Table 2.4, further amend the table 'Population & Housing Targets' as follows:

			<a href="#">Census 2016 Population</a>	<a href="#">Census 2016 Dwellings</a>	<a href="#">NPF 2020 - 2026 Population Growth (with 25% increase)</a>	<a href="#">NPF 2020 - 2026 growth target in units</a>	<a href="#">Population growth 2020 - 2023</a>	<a href="#">Dwellings Target 2020 - 2023</a>
			222,504 <sup>1</sup>	80,746	39,370	14,060 <sup>2</sup>	16,863	6,023
<b>Proposed Motion</b>								
	32	<p><b>Cllr Mark Stafford</b> That the council incorporate into the Development Plan as part of this Variation the specific zoning of development for serviced sites as opposed to residential.</p>	<p><b>CE Response</b> While Proposed Variation No. 1 does not address land use zonings in settlements, it sets out a policy for the support of a new programme for the provision of serviced sites in small towns and villages across the County. In this regard CS 4(a) states that the Council will work to “Develop in accordance with the National Planning Framework (NPO 18b) a programme for new homes in small towns and villages in association with public infrastructure agencies, local communities, housing bodies and landowners to identify lands for the provision of low density serviced sites with appropriate infrastructure throughout settlements identified as Rural Towns, Villages and Rural Settlements (as identified in Table 3.3).</p> <p>There is a significant body of work involved in surveying and identifying sites across for the purposes of serviced sites in terms of infrastructure provision etc. It is envisaged that this will form part of the overall assessment of settlements through the CDP review.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>					
	33	<p><b>Cllr Tim Durkan</b> That the Council revise upwards the core strategy population growth for the</p>	<p><b>CE Response</b> In accordance with the hierarchy of plans the County Development Plan must adhere to the National Planning Framework Roadmap and RSES and</p>					

<sup>1</sup> NPF implementation Roadmap rounded the population figure down.

<sup>2</sup> Occupancy Rate of 2.8 applied as per 2016 Census.

	county once the 2021 census data is available.	<p>therefore cannot unilaterally revise the population growth targets following the publication of the Census 2021 data. It has been practice in the past for the DHPLG to revise National and Regional population projections following the publication of the census results. The Council will take such measures if/when required to do so following the Census.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>
34	<p><b>Cllr Tim Durkan</b> That the Council outline the number of granted urban residential development on a site by site basis which is yet to commence and the number of units granted under each permission.</p>	<p><b>CE response</b> The provision of a report identifying extant permissions and commencements for in excess of 50 settlements across the County is not feasible in the timeframe provided.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>
35	<p><b>Cllr Tim Durkan</b> That the Council outline the possible negative affect a reduction in population growth considered in this plan will have on the delivery of social housing units within the County.</p>	<p><b>CE response</b> It should be noted that the provision of social housing is not solely reliant on the delivery of units through Part V agreements on private housing developments.</p> <p>Kildare County Council is continuously working to provide social housing units at locations where there is an identified demand through a number of mechanisms such as Turnkey Acquisitions, which is supported by Government, Part 8 Local Authority schemes, Part V agreements and agreements with Approved Housing Bodies (AHBs). It is of relevance to note that the Council also engages in additional schemes such as Rental Accommodation Scheme (RAS), Housing Assistance Payment (HAP) and the Rent Supplement Scheme.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>

36	<p><b>Cllr Tim Durkan</b> That the council outline the minimum and maximum social housing units that could be delivered under the part 5 legislation if this amendment is passed on a town by town basis.</p>	<p><b>CE response</b> See item 35 above. It should also be noted that the provision of social housing is subject to agreements between the Council and the Housing Section and is dependent on a number of variables including demand at particular locations for particular house types.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>																														
37	<p><b>Cllr Tim Durkan</b> That the Council outline the possible negative affect a reduction in population growth considered in this plan will have on house prices within the County paying particular attention to a supply and demand model.</p>	<p><b>CE Response</b> The revised population projections as reflected in Variation No. 1 of the County Development Plan make provision for ca. 2,000 units per year across the county to the end of the Plan period which is significantly higher than the level of average house delivery of the ca. 1,186 units over the past 4 years (2016-2019) see table below.</p> <table border="1" data-bbox="960 751 1648 1129"> <thead> <tr> <th></th> <th>2016</th> <th>2017</th> <th>2018</th> <th>2019</th> </tr> </thead> <tbody> <tr> <td><b>Q1</b></td> <td>122</td> <td>195</td> <td>244</td> <td>397</td> </tr> <tr> <td><b>Q2</b></td> <td>154</td> <td>215</td> <td>271</td> <td>393</td> </tr> <tr> <td><b>Q3</b></td> <td>142</td> <td>259</td> <td>325</td> <td>488</td> </tr> <tr> <td><b>Q4</b></td> <td>220</td> <td>316</td> <td>381</td> <td>623</td> </tr> <tr> <td><b>TOTAL</b></td> <td>638</td> <td>985</td> <td>1221</td> <td>1901</td> </tr> </tbody> </table> <p>It is also noteworthy that parts of County Kildare are among the top 5 areas for housing completions in the Country in Q1 of this year.</p> <p>While supply and demand can impact on house process it is not the only variable. This is a complex area and in fact there are too many variables that</p>		2016	2017	2018	2019	<b>Q1</b>	122	195	244	397	<b>Q2</b>	154	215	271	393	<b>Q3</b>	142	259	325	488	<b>Q4</b>	220	316	381	623	<b>TOTAL</b>	638	985	1221	1901
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		<p>could influence houses prices, including the health of the overall economy, job rates, interest rates, capital availability, market variability, perception etc.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>																														
38	<p><b>Cllr Tim Durkan</b> That the council outline if it is satisfied that the proposed growth figures will meet the population demand for County Kildare within the lifetime of the plan.</p>	<p><b>CE Response</b> The revised population projections as reflected in Variation No. 1 of the County Development Plan make provision for ca. 2,000 units per year across the county to the end of the Plan period which is significantly higher than the level of average house delivery of the ca. 1,186 units over the past 4 years (2016-2019) see table below.</p> <table border="1" data-bbox="958 639 1648 1018"> <thead> <tr> <th></th> <th>2016</th> <th>2017</th> <th>2018</th> <th>2019</th> </tr> </thead> <tbody> <tr> <td><b>Q1</b></td> <td>122</td> <td>195</td> <td>244</td> <td>397</td> </tr> <tr> <td><b>Q2</b></td> <td>154</td> <td>215</td> <td>271</td> <td>393</td> </tr> <tr> <td><b>Q3</b></td> <td>142</td> <td>259</td> <td>325</td> <td>488</td> </tr> <tr> <td><b>Q4</b></td> <td>220</td> <td>316</td> <td>381</td> <td>623</td> </tr> <tr> <td><b>TOTAL</b></td> <td>638</td> <td>985</td> <td>1221</td> <td>1901</td> </tr> </tbody> </table> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>		2016	2017	2018	2019	<b>Q1</b>	122	195	244	397	<b>Q2</b>	154	215	271	393	<b>Q3</b>	142	259	325	488	<b>Q4</b>	220	316	381	623	<b>TOTAL</b>	638	985	1221	1901
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39	<p><b>Cllr Seamie Moore</b> That the Chief Executive guarantees that the adoption of Variation One changes to the CDP 2017-2023, will not bind members to agreeing NDP/RSES figures for period 2026-2031.</p>	<p><b>CE Response</b> The NPF and its Roadmap has set out a plan for Ireland until 2040. This seeks to encourage a more balanced form of development across the State. The net effect of this on Kildare is to provide for population increase over the plan period but at a reduced level as the NPF takes effect.</p>																														

		<p>The County Development Plan must adhere to the hierarchy of plans from the National Planning Framework at national level and to the RSES at regional level (and any amendments of them), and therefore must comply with the relevant plans at the time of preparation. In the event that these are amended by the Council will have regard to those amendments/updates.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 8 is adopted as proposed.</p>
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	Item No.	Proposed Amendment	
	40	<b>Proposed Amendment No. 9</b>	Amend Section 2.11 (page 46) and Section 2.11.1 – 2.11.6 with additional sub-section to increase to 2.11.8
	41	<b>CE Recommended Amendment</b>	Amend typographical error in Section 2.11.4 to read ‘high levels of population growth’ as per description in RSES.
	42	<p><b>Cllr Evie Sammon</b> 2.16.2 Policies: Economic Development. It is the policy of the Council to: CS 6 Encourage and facilitate new employment opportunities which improve the cluster-specific business environment. Motion to insert: <i>“and to provide opportunity for the Council to use the Scheme for Waiver of Rates as per the LOCAL GOVERNMENT RATES AND OTHER MATTERS ACT 2019 where the opportunity arises.”</i></p>	<p><b>CE Response</b> It is considered that the application of the Scheme for Waiver of Rates is outside of the remit of a land use plan and therefore cannot be considered as part of this variation process.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 9 is adopted as proposed.</p>

	43	<p><b>Cllr Joe Neville</b>                  2.16.2 Policies: Economic Development; Add “put together a detailed strategy outlining how it will assist economic cluster-specific business environment”</p>	<p><b>CE Response</b>                  It is considered that the overall economic strategy for the county is in line with the NPF, RSES and the Kildare LECP. The strategy recognises the importance of economic clusters of Naas, Newbridge and Kilcullen and it is envisaged that these will develop in a mutually dependent way so that amenities and economies of the whole cluster are greater than the sum of the individual parts and the requirement for a strategy to address assistance for business should be addressed through any review of the LECP.</p> <p>Existing hubs within the county include the Equine Hub with Horse Racing Ireland, the Kildare Food Hib, Tourism Hubs around the Royal and Grand Canal and Barrow Blueway etc.</p> <p><b>CE Recommendation</b>                  Proposed Amendment No. 9 is adopted as proposed.</p>
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Item No.	Proposed Amendment	
44	<b>Proposed Amendment No. 10</b>	Amend text under Section 2.15 to 2.14.5 <sup>3</sup> and correct clerical error in numbering relating to Section 2.14.5.
	<b>Proposed Motion</b>	
45	<p><b>Cllr Mark Stafford</b>                  That the towns of Newbridge and Leixlip are reinstated as Economic Growth Towns at objective CS 5 of the Variation.</p>	<p><b>CE Response</b>                  Policy CS 5 of the Proposed Variation states ‘<b>CS 5</b> Support the development of the identified <del>strategic growth centres</del> <u>Key Towns of</u> Naas <u>and</u> Maynooth, <del>Leixlip and Newbridge</del> as focal points for regional critical massing and employment growth’.</p> <p><b>CE Recommendation</b>                  Proposed Amendment No. 10 is amended as follows;</p>

<sup>3</sup> Please note numbering sequencing error in the adopted Kildare County Development Plan 2017 - 2023

			<p><b>CS 5</b> Support the development of the identified <del>strategic growth centres</del> <a href="#">Key Towns of Naas</a> <a href="#">and</a> <a href="#">Maynooth</a> <i>and the Self-sustaining Growth Towns of Leixlip and Newbridge</i> as focal points for regional critical massing and employment growth.</p>
46	<p><b>Cllr Mark Stafford</b> That the words “Employment Opportunities should build on the local assets of the Settlements” at Clause 2.11.6 are replaced with “the Council will seek to supply new local employment opportunities”.</p>	<p><b>CE Response</b> It is proposed to amend Section 2.11.6 to address new local employment opportunities.</p> <p><b>CE Recommendation</b> Amend Section 2.11.6 as follows; <i>Prosperous, Rathangan, Athgarvan, Castledermot and Derrinturn are rural towns that provide local service and employment functions within a largely rural economy. Employment opportunities should build on the local assets of the settlements while seeking to support appropriately scaled new local employment opportunities.</i></p>	
47	<p><b>Cllr Joe Neville</b> In addition to SO2 “Carry out a strategic Land Use, Employment and Transportation Study of north east Kildare including the Dublin Metropolitan area towns of Leixlip, (and Collinstown), Maynooth, Celbridge and Kilcock” add in “ahead of any future large-scale developments in the area.</p>	<p><b>CE Response</b> The preparation of a strategic Land Use, Employment and Transportation Study of north east Kildare including the Dublin Metropolitan area towns of Leixlip, Maynooth, Celbridge and Kilcock is a significant body of work which would require the input of a range of state agencies and local stakeholders and residents. The timeline for such a study is currently unknown and to restrict any future large scale development on its delivery may prejudice the development of potential new employment, educational and housing opportunities.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 10 is adopted as proposed.</p>	

48	<p><b>Cllr Joe Neville</b>                  In addition to SO2 “Carry out a strategic Land Use, Employment and Transportation Study of north east Kildare including the Dublin Metropolitan area towns of Leixlip, (and Collinstown), Maynooth, Celbridge and Kilcock” add in “An Garda Siochana and other similar stakeholders including the department of education”.</p>	<p><b>CE Response</b>                  The Council is engaged and works closely with the Department of Education and Skills to ensure adequate provision for schools is made in land use plans to cater for the projected population within settlements in accordance with the Memorandum of Understanding between the City and County Managers Association and the Department of Education and Skills. The Council engages with An Garda Siochana through the Joint Policing Committee (JPC) and with other relevant stakeholders through all statutory and non-statutory plans with the relevant Government Departments being a prescribed body for consultation during the plan making process.</p> <p><b>CE Recommendation</b>                  Proposed Amendment No. 10 is adopted as proposed.</p>
49	<p><b>Cllr Tim Durkan</b>                  The development of currently zoned commercial lands at Kilcock with access to the M4 is encouraged and made a policy objective of the plan to provide local employment for Kilcock and County Kildare.</p>	<p><b>CE Response</b>                  The current KCDP 2017-2023 provides a suite of robust policies and objectives supporting the provision of local employment across the county including;</p> <p>ECD 6 Support and facilitate the development of an environment that fosters innovation, enterprise and entrepreneurship.                  ECD 7 Support and promote proposals for SME business development in centres where existing infrastructural facilities are available or where they can be provided with services and good communications.                  ECD 8 Support start-up businesses and small-scale industrial enterprises, particularly those that have a creative and innovative dimension.                  ECD 9 Encourage and facilitate small indigenous industries at appropriate locations, in recognition of their increasing importance in providing local employment and helping to stimulate economic activity within small communities.                  ECD 10 Co-operate with local and national development agencies to maximise job creation opportunities and to engage with existing and future large-scale employers in order to maximise job opportunities in the county.</p>

		<p>The Kilcock Local Area Plan also supports, through its Economic Development Strategy and the zoning of a significant quantum of lands for employment purposes to the west of the town at Boycetown.</p> <p>In this regard, it is therefore not considered necessary to address these lands individually within the CDP.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 10 is adopted as proposed.</p>
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Item No.	Proposed Amendment	
50	<b>Proposed Amendment No. 11</b>	Delete Map 2.6 Core Strategy Map and replace with revised updated Map.

Item No.	Proposed Amendment	
51	<b>Proposed Amendment No. 12</b>	Amend text under Section 3.1, Section 3.2 and Section 3.3; Replace Table 3.1 County Kildare Settlement Hierarchy 2020 -2023, Delete and replace Map 3.1 Settlement Hierarchy map; Replace text under Section 3.4; Delete Section 3.4.1 – 3.4.4
52	<p><b>Cllr Evie Sammon</b></p> <p>(a) To delete “to provide alternatives to one-off rural dwellings in the immediate rural area.” in Section 3.4.1</p> <p>(b) to delete “will also provide an alternative to one-off housing in the countryside.” in 3.6</p>	<p><b>CE Response</b></p> <p>This statement is provided to illustrate support for NPO 19 which highlights the need for a new programme of homes in small towns and villages as a viable alternative to one off rural dwellings. It should be noted that is not intended that this would restrict development in the rural areas but support the provision of viable alternatives within the rural towns and villages to assist in maintaining and/or increasing their vitality and viability as settlements.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 12 is adopted as proposed</p>

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53	<b>Proposed Amendment No. 13</b>	Amend Section 3.5; Delete Table 3.2 Housing Allocation 2016-2023; Delete and replace Table 3.3 Population and Housing Allocation																																																																																																																																																														
54	<b>CE Recommended Amendment</b>	<p>Further amend Table 3.3 to reflect CE recommended changes</p> <table border="1" data-bbox="958 456 1839 1129"> <thead> <tr> <th>Settlement Type</th> <th>Towns / Villages</th> <th>2016 Census Pop</th> <th>2016 Dwellings</th> <th>Allocated Growth (%) 2016-2023</th> <th>NPF 2026 Pop Growth</th> <th>NPF 2026 Pop Growth in housing units</th> <th>Population Growth from 2020 to 2023 (annualised from 2016 NPF Figure)</th> <th>Dwellings Target 2020 to 2023</th> </tr> </thead> <tbody> <tr> <td rowspan="2">Key Town</td> <td>Maynooth (MASP)</td> <td>14,585</td> <td>5,171</td> <td>10.9%</td> <td>4,291</td> <td>1,533</td> <td>1,839</td> <td>657</td> </tr> <tr> <td>Naas</td> <td>21,393</td> <td>7,726</td> <td>14.9%</td> <td>5,866</td> <td>2,095</td> <td>2,514</td> <td>898</td> </tr> <tr> <td rowspan="4">Self-Sustaining Growth Town</td> <td>Newbridge</td> <td>22,742</td> <td>8,260</td> <td>11.6%</td> <td>4,567</td> <td>1,631</td> <td>1,957</td> <td>699</td> </tr> <tr> <td>Leixlip</td> <td>15,504</td> <td>5,524</td> <td>10.2%</td> <td>4,016</td> <td>1,434</td> <td>1,721</td> <td>615</td> </tr> <tr> <td>Kildare</td> <td>8,634</td> <td>3,158</td> <td>4.7%</td> <td>1,850</td> <td>661</td> <td>793</td> <td>283</td> </tr> <tr> <td>Athy</td> <td>9,677</td> <td>4,281</td> <td>4.8%</td> <td>1,890</td> <td>675</td> <td>810</td> <td>289</td> </tr> <tr> <td rowspan="3">Self-Sustaining Town</td> <td>Colbridge</td> <td>20,288</td> <td>6,969</td> <td>10.0%</td> <td>3,937</td> <td>1,406</td> <td>1,687</td> <td>603</td> </tr> <tr> <td>Kilcock</td> <td>6,093</td> <td>2,212</td> <td>4.0%</td> <td>1,575</td> <td>562</td> <td>675</td> <td>241</td> </tr> <tr> <td>Monasterevin</td> <td>4,246</td> <td>1,706</td> <td>2.6%</td> <td>1,024</td> <td>366</td> <td>439</td> <td>157</td> </tr> <tr> <td rowspan="4">Town (Small)</td> <td>Sallins</td> <td>5,849</td> <td>2,071</td> <td>1.9%</td> <td>748</td> <td>267</td> <td>321</td> <td>114</td> </tr> <tr> <td>Kilcullen</td> <td>3,710</td> <td>1,401</td> <td>2.5%</td> <td>984</td> <td>352</td> <td>422</td> <td>151</td> </tr> <tr> <td>Kill</td> <td>3,348</td> <td>1,227</td> <td>1.3%</td> <td>512</td> <td>183</td> <td>219</td> <td>78</td> </tr> <tr> <td>Clane</td> <td>7,280</td> <td>2,741</td> <td>2.4%</td> <td>945</td> <td>337</td> <td>405</td> <td>145</td> </tr> <tr> <td rowspan="5">Town (Rural)</td> <td>Prosperous</td> <td>2,333</td> <td>813</td> <td>1.0%</td> <td>394</td> <td>141</td> <td>169</td> <td>60</td> </tr> <tr> <td>Rathangan</td> <td>2,611</td> <td>1,009</td> <td>0.9%</td> <td>354</td> <td>127</td> <td>152</td> <td>54</td> </tr> <tr> <td>Athgarvan</td> <td>1,176</td> <td>373</td> <td>0.7%</td> <td>276</td> <td>98</td> <td>118</td> <td>42</td> </tr> <tr> <td>Castledermot</td> <td>1,475</td> <td>622</td> <td>0.5%</td> <td>197</td> <td>70</td> <td>84</td> <td>30</td> </tr> <tr> <td>Derrintum</td> <td>1,602</td> <td>558</td> <td>0.6%</td> <td>214</td> <td>76</td> <td>92</td> <td>33</td> </tr> </tbody> </table>	Settlement Type	Towns / Villages	2016 Census Pop	2016 Dwellings	Allocated Growth (%) 2016-2023	NPF 2026 Pop Growth	NPF 2026 Pop Growth in housing units	Population Growth from 2020 to 2023 (annualised from 2016 NPF Figure)	Dwellings Target 2020 to 2023	Key Town	Maynooth (MASP)	14,585	5,171	10.9%	4,291	1,533	1,839	657	Naas	21,393	7,726	14.9%	5,866	2,095	2,514	898	Self-Sustaining Growth Town	Newbridge	22,742	8,260	11.6%	4,567	1,631	1,957	699	Leixlip	15,504	5,524	10.2%	4,016	1,434	1,721	615	Kildare	8,634	3,158	4.7%	1,850	661	793	283	Athy	9,677	4,281	4.8%	1,890	675	810	289	Self-Sustaining Town	Colbridge	20,288	6,969	10.0%	3,937	1,406	1,687	603	Kilcock	6,093	2,212	4.0%	1,575	562	675	241	Monasterevin	4,246	1,706	2.6%	1,024	366	439	157	Town (Small)	Sallins	5,849	2,071	1.9%	748	267	321	114	Kilcullen	3,710	1,401	2.5%	984	352	422	151	Kill	3,348	1,227	1.3%	512	183	219	78	Clane	7,280	2,741	2.4%	945	337	405	145	Town (Rural)	Prosperous	2,333	813	1.0%	394	141	169	60	Rathangan	2,611	1,009	0.9%	354	127	152	54	Athgarvan	1,176	373	0.7%	276	98	118	42	Castledermot	1,475	622	0.5%	197	70	84	30	Derrintum	1,602	558	0.6%	214	76	92	33
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		<p><i>The upcoming review of the CDP will also benefit from the data from the Census in 2021 which will provide up to date figures in terms of population growth, housing stock and occupancy rates.</i></p> <p>Include footnote to highlight NPO 68;  <i>Section 5.7 of the RSES states that 'There is a further allowance of transition population targets in NPO 68 by way of up to 20% of the targeted growth in the city being transferred to other settlements in the MASP. This shall apply only to the three metropolitan Key Towns in the MASP namely Bray, Maynooth, and Swords and only if they can demonstrate compact growth on high capacity planned or existing public transport corridors. Any further allocation will be considered by Kildare County Council on direction from the Eastern Midlands Regional Assembly following agreement of its members.'</i></p>
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Item No.	Proposed Amendment	
55	<b>Proposed Amendment No. 14</b>	<p>Amend text under Section 3.6 Development Capacity;                      Delete Table 3.4 Development Capacity in Kildare.                      * Note; Additional text under Section 3.6 as follows;                      The Settlement Strategy as detailed in Table 3.3 contains the allocated growth for each of these settlements and supersedes that which is produced in Volume 2 of the KCDP 2017-2023.</p>
56	<b>CE Recommended Amendment</b>	<p>Amend SS 1 to remove RPGs and replace with RSES as follows;  <i>'SS 1 Manage county's settlement in accordance with the population and housing unit allocations set out in the RSES...'</i></p> <p>Amend Section 3.6 of Proposed Variation to include the following text;  <i>The RSES also requires that much closer attention is paid to actual delivery, taking the steps that may be necessary to implement strategic planning aims, housing delivery in the immediate term and above all, avoid the hoarding of land and/or planning permissions. The zoning of lands will, therefore, through site specific infrastructural assessments, take account of the likelihood of the</i></p>

			<i>lands being developed and their capacity to deliver population growth targets within the lifetime of the development plan.</i>
		<b>Proposed Motion</b>	
57	<b>Cllr Daragh Fitzpatrick</b> That all towns and villages are allowed to grow to maintain schools in their hinterlands and allow people who are born and reared in these villages and areas to live there.	<b>CE Response</b> The settlement strategy of the County Development Plan strives to consolidate and encourage the future of the existing towns and villages across County Kildare through sustainable levels of growth and through continued liaison with the Department of Education in relation to the provision of new school sites and or expansion areas.	<b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.
58	<b>Cllr Anne Connolly</b> That Kildare County Council be mindful of present infrastructure deficiency and that no further demands be put on same.	<b>CE Response</b> The zoning of all lands must now be subject to a site-specific infrastructural assessment which will apply a tiered approach to assess whether lands are 'serviced' or 'serviceable' within the lifetime of a plan in accordance with Appendix 3 of the NPF. The Infrastructural Assessment will inform the land use and future development strategy for each town and the overall potential for specific lands to be developed within a defined timeframe, such as the lifetime of an LAP and also identify gaps in terms of infrastructure provision which can then be linked to the development of a particular site or site(s).  Regarding social infrastructure such as schools etc., each settlement plan and/or LAP will be informed by the preparation of a Social Infrastructure Audit which will identify capacities or lack thereof.	<b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.
59	<b>Cllr Joe Neville</b> That the Council clarify if the status of towns effect or impact the opportunity	<b>CE Response</b> The Council through the Urban and Rural Regeneration Development Funds will seek funding to carry out a range of projects within the different settlements throughout the County and funding opportunities will continue to	

		<p>for strategic infrastructure in any of the towns.</p>	<p>be explored by the Council on a ‘needs’ basis rather than on a designation basis. Similarly, as per Objective SO 3 in the County Development Plan the Council will facilitate the implementation of key strategic infrastructure in accordance with the Council’s Capital Works Programme and subject to the availability of financial resources.</p> <p>It should be noted that this Council avail of a wide range of funding opportunities including (but not restricted to);</p> <ul style="list-style-type: none"> <li>• Town &amp; Village Renewal</li> <li>• Rural Regeneration and Development Fund</li> <li>• Small-Scale Rural Projects (CLÁR)</li> <li>• Community Enhancement Programme</li> <li>• LEADER programme for Rural Development</li> <li>• Urban Regeneration and Development Fund</li> <li>• 2020 Town and Village Renewal Scheme - Accelerated Measure in Response to COVID-19.</li> </ul> <p><b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.</p>
60		<p><b>Cllr Tracey O’Dwyer &amp; Cllr Peggy O’Dwyer</b> That the council confirm that they will make adequate funding available to provide for public infrastructure given the allocated growth of 699 residential units from now until 2023 as per table 3.3 Settlement Hierarchy – Population and Housing Unit Allocation 2016 – 2023 Page 65.</p>	<p><b>CE Response</b> See response to item 59 above. The members are advised that funding applications for the towns of Maynooth, Newbridge, Celbridge and Naas have been made to the URDF for 2020 and for Kildare Town for RRDF.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.</p>
61		<p><b>Cllr Naoise O’Cearuil</b></p>	<p><b>CE response</b></p>

		<p>In order for the town of Maynooth to manage and cope with a large increase in population, that this council ensures that there are adequate school and childcare places to cater for the increase in population as part of future developments.</p>	<p>A number of supporting reports/assessments will be prepared to inform the preparation of the (Joint) Local Area Plan for Maynooth, including a Social Infrastructure Audit and physical Infrastructure Assessment. This will examine the current availability and capacity of social infrastructure facilities (such as schools, childcare facilities, medical services, sports facilities and also water services, road capacity etc.) to determine future requirements and make recommendations on priority areas for future investment. Such assessments in advance of new development will ensure housing is delivered in tandem with the necessary social and physical infrastructure which will in turn inform the local area plan development and phasing strategy.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.</p>
62		<p><b>Cllr Ide Cussen</b> That Members be informed of the Infrastructural Audits which have been undertaken for their Area and their connection to the relevant Public Realm/Health Checks</p>	<p><b>CE Response</b> The Infrastructure Assessment and Social Infrastructure Audits for each Settlement subject to a mandatory LAP will be published during the preparation of the LAP and all other settlement audits will be finalised in advance of the review of the CDP and made available thereafter.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.</p>
63		<p><b>Cllr Tim Durkan</b> That the Council put policy in place to strategically develop land be it residential or commercial to maximise public infrastructure gain.</p>	<p><b>CE Response</b> It is considered that the overall development strategy of the Kildare County Development Plan 2017-2023 and the policies and objectives set out therein, are sufficiently robust in providing a platform for delivering new development across county Kildare in tandem with necessary infrastructure both physical and social, where appropriate.</p> <p><b>CE Recommendation</b> Proposed Amendment No. 14 is adopted as proposed.</p>

Item No.	Proposed Amendment	
64	<b>Proposed Amendment No. 15</b>	Amend text under Section 3.8 and Section 3.9.
65	<b>CE Recommended Amendment</b>	Remove reference to RPG's in SS 1 and replace with RSES.
66	<p><b>Cllr Joe Neville</b>                      In addition to SO 6 "Identify and retain green belt separation areas between the development boundaries of the County's towns and villages in the interest of avoiding coalescence of settlements and to retain their distinctive character and identity." That this step be taken as key component alongside all future LAPs in the County setting out the long-term town demarcation strategy.</p>	<p><b>CE Response</b>                      It is envisaged that this will form part of the overall integrated spatial plan for North Kildare that will provide for the development of this area and a network of green belts to safeguard the individual characteristics of each settlement</p> <p><b>CE Recommendation</b>                      Proposed Amendment No. 15 is adopted as proposed.</p>

Item No.	Proposed Amendment	
67	<b>Proposed Amendment No. 16</b>	Delete & replace Table 5.2

Item No.	Proposed Amendment	
68	<b>Proposed Amendment No. 17</b>	Retain Table 9.2 in Chapter 9 Retail of CDP pending the full review of the KCDP.

Item No.	Motion	
69	<p><b>Cllr Naoise O’Cearuil</b> That this Council prioritises the Royal Canal Greenway as a viable alternative for commuters and tourists to cycle to Dublin.</p>	<p><b>CE Response</b> It is the overall aim of the KCDP 2017-2023 to promote ease of movement within and access to County Kildare, by integrating sustainable land use planning with a high quality integrated transport system; to support improvements to the road, rail and public transport network, together with cycleway and pedestrian facilities and to provide for the sustainable development of aviation travel within the county in a manner which is consistent with the proper planning and sustainable development of the county.</p> <p>Attention is drawn to WCO 5 of the CDP which support green and blueway projects that promote walking and cycling in conjunction with the relevant organisations and bodies including: – The delivery of the Barrow Blueway by Waterways Ireland and associated works to enhance the amenity use of the river and canal area. – The delivery of Greenway projects as specified in the Greater Dublin Cycle Network.</p> <p><b>CE Recommendation</b> No change.</p>
70	<p><b>Cllr Naoise O’Cearuil</b> With increased development in Maynooth, this Council commits to ensuring adequate green space along with ensuring the protection of biodiversity and wildlife.</p>	<p><b>CE Response</b> Kildare County Development Plan and all Local Area Plans contain policies that seek to protect local biodiversity. Habitat mapping and assessment is now a standard procedure for each LAP. Site specific biodiversity policies are contained in each plan. Each planning application is considered for its impact on biodiversity and conditions are attached which seek to protect and enhance the biodiversity on site while facilitating a balanced development. KCC is currently undertaking a phased biodiversity assessment of all KCC parks and recommendations are being made with a view to enhancing the biodiversity value of these sites.</p> <p><b>CE Recommendation</b></p>

			No change.
71	<b>Cllr Naoise O’Cearuil</b> That this Council looks to secure national funding in order to progress the Maynooth Orbital routes and that large developments to the East and West of the town incorporate progression of same.	<b>CE Response</b> The Maynooth Outer Orbital has been the focus of funding applications for government funding and it is expected that this will continue to be the case.  <b>CE Recommendation</b> No change.	
72	<b>Cllr Joe Neville</b> That specific consideration be given to pedestrianized areas and cycle lanes/areas as part of any new development plans or masterplans.	<b>CE Response</b> This has been an accepted part of sustainable transport and mobility policy in the past number of CDPs/LAPs/Masterplans and will continue to be the case.  <b>CE Recommendation</b> No change.	
73	<b>Cllr Joe Neville</b> That the traffic study be taken on Celbridge to assess the requirements and opportunities for traffic relief.	<b>CE Response</b> The requirement for a Transport Strategy for each of the principal towns in Kildare is noted. These are prepared in the period ahead of the Local Area Plan review and informs the Council in the preparation of the new LAP. A Transport Study for Celbridge is currently being prepared to inform the Route Selection for the Second Liffey Crossing.  <b>CE Recommendation</b> No change.	
74	<b>Cllr Joe Neville</b> That the development capacity plans include the second bridge for Celbridge.	<b>CE Response</b> The project to deliver a second bridge crossing in Celbridge is currently at design stage.  <b>CE Recommendation</b> No change.	

75	<p><b>Cllr Tim Durkan</b> That the completion of orbital routes for the towns of Maynooth and Kilcock are given high priority status and that these projects are completed within the lifetime of this plan.</p>	<p><b>CE Response</b> The Maynooth Outer Orbital has been the focus of funding applications for government funding and it is expected that this will continue to be the case.</p> <p>The Kilcock orbital route is an objective of the LAP for Kilcock and will remain so. Any opportunity for the advancement of the project will be engaged with, and the Council are committed to the scheme subject to the availability of the necessary resources.</p> <p><b>CE Recommendation</b> No change.</p>
76	<p><b>Cllr Tim Durkan</b> That a second train station for Maynooth and a time frame for its delivery be implemented as part of the County Development Plan.</p>	<p><b>CE Response</b> The National Transport Authority is the state agency with responsibility for the provision of public transport services and it is an objective of the CDP under PTO 5 to ‘ Investigate, in co-operation with Irish Rail and the National Transport Authority, the provision of new railway stations in the county and the upgrading/relocation of existing stations, to rectify existing constraints in the network.</p> <p>A recent high-level meeting took place with the Chief Executive of Kildare County Council and Irish Rail to highlight the high levels issues across the county and this issue was raised.</p> <p><b>CE Recommendation</b> No change.</p>
77	<p><b>Cllr Tim Durkan</b> That the upgrading of the current M4 interchange in Maynooth is completed within the lifetime of this plan.</p>	<p><b>CE Response</b> The ‘M4 Maynooth to Leixlip’ is listed as a section of the transport network to be progressed through pre-appraisal and early planning and prioritised for delivery under the National Development Plan 2018–2027. Project Ireland 2040 (the subject of Variation No 1) lists the M4 Maynooth to Leixlip section of the national road network as a scheme that is to be progressed through the pre-appraisal and early planning stages of the project.</p>



		<p>The aim of the project is to assess the needs of the M4/N4 mainline corridor and junctions from Maynooth to Junction 5 Leixlip in terms of catering for future demand from a capacity, safety and operational perspective.</p> <p>The project is currently in the early stages of Phase 1, Concept and Feasibility (see image below), and Technical Advisors were appointed in December 2019 to support the delivery of the project through Phases 1 to 4. These Phases include:</p> <p>Phase 1 (Concept and Feasibility) which would determine if an intervention (project) is required and if an intervention is feasible;</p> <p>Phase 2 (Option Selection) would examine feasible options for intervention that could address the aim of the project;</p> <p>Phase 3 (Design and Environmental Evaluation) would develop the design of the preferred option from Phase 2 for further assessment including evaluation of environmental impacts; and</p> <p>Phase 4 (Statutory Processes) would include undertaking Statutory Processes.</p> <p>The project is currently in the early stages of Phase 1 (Concept and Feasibility) and will take a number of years to pass through the various steps required for Phase 1 (Concept and Feasibility), Phase 2 (Option Selection), Phase 3 (Design and Environmental Evaluation) and Phase 4 (Statutory Processes), provided it successfully progresses through each Phase. Therefore, it is not possible to give a commitment that the project will definitely progress through all the phases and it will not be possible for the scheme to be completed within the lifetime of this plan.</p> <p><b>CE Recommendation</b> No change.</p>
78	<p><b>Cllr Tim Durkan</b> That a second M4 interchange for Maynooth and a time frame for its</p>	<p><b>CE Response</b> Phase 2 (Option Selection) would examine feasible options for intervention that could address the aim of the project; this would include development of</p>

	<p>delivery is implemented as part of the County Development plan.</p>	<p>options together with completing detailed analysis of options, such as assessing capacity.</p> <p>During Phase 2 (Option Selection) public consultation events will be advertised and held to present potential options and provide an opportunity to gather feedback from the public.</p> <p>Therefore, transport options will not be identified and developed until Phase 2 (Option Selection).</p> <p>Options will be assessed in line with Department of Transport, Tourism and Sport (DTTaS) Common Appraisal Framework methodology.</p> <p>At this point in time it is not possible to say if ‘a second interchange for Maynooth’ will be identified as a feasibly option within the M4 Maynooth to Leixlip scheme. To give any commitment to an interchange or timeframe for any delivery would be premature prior to the development of the Option Selection report.</p> <p><b>CE Recommendation</b> No change.</p>
79	<p><b>Cllr Tim Durkan</b> That the upgrading of the M4 Motorway from Leixlip to Kilcock and a time frame for its delivery is implemented as part of the County Development Plan.</p>	<p><b>CE Response</b> As stated previously, the project is currently in the early stages of Phase 1 (Concept and Feasibility) and will take a number of years to pass through the various steps required for Phase 1 (Concept and Feasibility), Phase 2 (Option Selection), Phase 3 (Design and Environmental Evaluation) and Phase 4 (Statutory Processes), provided it successfully progresses through each Phase. Therefore, it is not possible to give a commitment that the project will definitely progress through all the phases and it will not be possible for the scheme to be completed within the lifetime of this plan.</p> <p><b>CE Recommendation</b></p>

			No change.
80		<p><b>Cllr Joe Neville</b> That clarification be given on the impact of the new dwelling target on table 3.3 on the unit growth plans outlined in the Leixlip and Celbridge LAPs.</p>	<p><b>CE Response</b> The Leixlip Local Area Plan was prepared in the context of the revised NPF and RSES population projections and provides for phasing of new housing development so as to ensure compliance with the hierarchy of plans. The level of growth for the town of Leixlip is proposed to be ca. 1,434 units to 2026</p> <p>The level of growth for the town of Celbridge is proposed to be ca. 1,406 units to 2026.</p> <p><b>CE Recommendation</b> No change.</p>
81		<p><b>Cllrs of Naas MD</b> Insert into section 2.11.1 - Key Towns the following: The Council will initiate an infrastructure led strategic planning and engagement process for Naas town and surrounding areas working with councillors, relevant civic groups and appropriate public consultation processes, to support completion of the Local Area Plan process for Naas and CDP. The planning process will consider transport infrastructure, completion of the ring-road network, motorway intersection upgrades, train station development, infrastructure for bus transport, walking and cycling routes and traffic design to avoid the major congestion problems. The process will address sustainability</p>	<p><b>CE Response</b> The Forward Planning Team are currently preparing the Draft Naas Local Area Plan which addresses the range of issues highlighted. A number of supporting reports/assessments are being prepared to inform the preparation of the LAP including an Infrastructure Assessment to detail the capacity of physical infrastructure such as roads, water services etc. A Social Infrastructure Audit has also been carried out which has examined the current availability and capacity of social infrastructure facilities in the area, to determine future requirements and make recommendations on priority areas for future investment to ensure housing is delivered in tandem with the necessary social and physical infrastructure.</p> <p>Similarly, a Strategic Transport Strategy has been undertaken (currently on non-statutory public consultation) which will inform zoning decisions for the forthcoming LAP in tandem with solutions for improving public transport, cycling and permeability throughout the town.</p> <p>Appropriate consultation with elected members and all relevant stakeholders and interested parties will take place at all phases of the plan preparation.</p>

	<p>considerations and residential, retail and business planning to create a vision for a town community design for 2030 and beyond.</p> <p>Furthermore, the Council will take into account economic and business growth in the Naas Municipal District and allow for reverse commuting into the town of Naas to be addressed if/when the need arises.</p>	<p>It is not considered necessary to include a statement in this regard as the LAP is mandatory and must comply with the requirements of the Ministerial Guidelines in relation to the preparation of LAPs.</p> <p><b>CE Recommendation</b> No change.</p>
82	<p><b>Cllr Ide Cussen</b> That clarification be given on the Celbridge Local Area Plan concerning the fact that a significant quantum of housing in the town is dependent on the delivery of critical physical infrastructure. Ballyoulster KDA, which is also the site for up to three schools, requires a new pedestrian and cycle link from the Main Street to the Dublin Road to be delivered after the initial 351 units have been delivered. Simmonstown KDA is fully dependent on the completion of the new vehicular bridge over the River Liffey.</p>	<p><b>CE Response</b> The requirement for the second bridge in Celbridge has been documented in the Celbridge LAP and the project to deliver same is currently underway.</p> <p>The LAP is explicit in stating that no development shall take place in Simmonstown KDA until such time as the bridge is complete. Regarding the Ballyoulster KDA, the requirement for a new pedestrian and cycle link after the initial 351 units is also a requirement of the LAP. However, this does not affect the delivery of schools. The number of units capable of being delivered on other lands within the town will allow the town to achieve its short-term housing requirements under the transitional population projections set out in the NPF and RSES.</p> <p><b>CE Recommendation</b> No change.</p>
83	<p><b>Cllr Tim Durkan</b> That the expansion of zoned commercial land in Maynooth with access to the M4 is made a policy objective of this plan to provide local</p>	<p><b>CE Response</b> The zoning of land is more appropriately considered through LAPs which are informed by a local infrastructure assessment. There are significant lands zoned in the current plan for employment and R and D etc and these will be reviewed in 2020 in advance of the commencement of the full review of the CDP.</p>

	employment for residents of both Maynooth and County Kildare.	<p><b>CE Recommendation</b> No change.</p>
84	<p><b>Cllr Tim Durkan</b> That an infrastructure master plan is implemented for each town to coincide with residential and commercial development.</p>	<p><b>CE Response</b> A Social Infrastructure Audit will be carried out at local area plan and settlement plan level to inform the required social infrastructure for the projected population of each settlement.</p> <p>This will be used to inform a Sustainable Planning and Infrastructure Assessment (to be published with each LAP &amp; CDP 2023-2029) which will examine, schools, childcare, recreation and amenity areas, water, wastewater and transport needs across the settlements to ensure land zoned is either serviced or serviceable through the life of the Plan for the projected population.</p> <p><b>CE Recommendation</b> No change.</p>
85	<p><b>Cllr Michael Coleman</b> Variation No. 1 to the County Development Plan. I am opposed to Variation No. 1 of the County Development Plan. "I reject the Variation No. 1 to the County Development Plan (CDP) on its proposed amendments to the existing CDP. This Variation should be incorporated into a full review of the CDP.</p>	<p><b>CE Response</b> Proposed Variation No.1 of the Kildare County Development Plan is a statutory variation to align the CDP with the National Planning Framework and the Regional Spatial and Economic Strategy. The primary focus of the variation is to translate the transitional population targets sets out in the NPF Roadmap and RSES and the revised settlement designations into the Settlement Hierarchy for County Kildare to align the plan with the hierarchy of plans.</p> <p>Background work on numerous issues and research papers in are underway in preparation for the commencement of the full review of the CDP in early 2021. These papers are critical in order to inform settlement plans and other elements of the review of the County Development Plan.</p> <p><b>CE Recommendation</b> No change.</p>

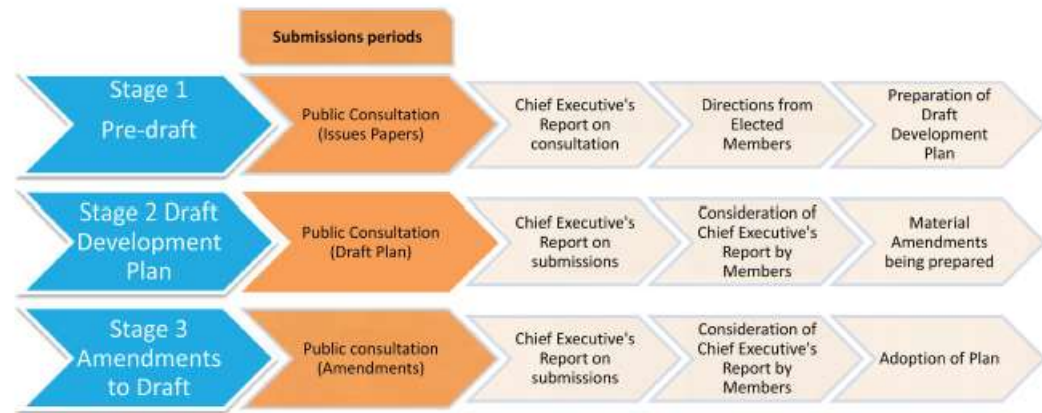
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**Cllr Mark Stafford**

That the Council confirm that the review of the County Development Plan will commence immediately on the completion of this variation and indicate a strict time scale for the completion of the review.

**CE Response**

In accordance with the Planning & Development Acts 2000 (as amended) the Planning Authority must, no later than 4 years after the adoption of the County Development Plan, initiate a review of their CDP. The legislative timeframe for such a review is 99 weeks and involves a series of consultations with Elected Members, Prescribed Bodies, State Agencies, interest groups and the general public. The process is generally made up of 3 stages, Predraft, draft and material alterations.



Notwithstanding the nearly 2 years that a Planning Authority has to prepare its development plan, there are many background and research papers that are required.

In advance of the publication of the notice to initiate the review of the CDP, the forward planning team are currently preparing a suite of research and background documents to inform the future sustainable development of the County, including but not limited to:

- Rural Housing Policy Review Paper
- Open Space Strategy
- Social & Physical infrastructure Assessments for all 72 Settlements

		<ul style="list-style-type: none"> <li>• Wind Energy Strategy</li> <li>• Housing Strategy or Housing Needs Demand Assessment (awaiting Ministerial guidance)</li> <li>• Vacant Site Surveys</li> <li>• Assessment of extant permissions across the county</li> <li>• Strategic Employment Land bank identification</li> <li>• Environmental Sensitivity mapping</li> <li>• Transport Assessments</li> </ul> <p>Local Authorities are also awaiting the publication of Development plan Guidelines to inform the preparation of future plans by the Department.</p> <p>It is also of importance to note that Strategic Environmental Assessment and Appropriate Assessment background data collection and analysis will be required during the period in advance of the review officially commencing.</p> <p>All of the above ensure the formulation of a future development strategy for the county is evidence based and will assist the Council in identifying gaps/deficits in housing delivery and/or infrastructure both physical and social.</p> <p><b>CE Recommendation</b> No change.</p>
87	<p><b>Cllr Naoise O’Cearuil</b> That this Council examines the possibility of a joint development document between Maynooth, Leixlip, Celbridge and Kilcock (MASP area) in order to achieve joint sustainable development targets and to ensure coordinated approaches through the various Local Area Plans.</p>	<p><b>CE Response</b> The Council, through the full review of the County Development Plan will consider the possibility of an integrated spatial plan for North Kildare. SO 2 of the CDP refers; <i>SO 2 Carry out a strategic Land Use, Employment and Transportation Study of north east Kildare including the Metropolitan area towns of Leixlip (and Collinstown), Maynooth, Celbridge and Kilcock. The preparation of the study will have regard to existing and emerging local area plans. It is envisaged that the study will involve the participation of all strategic stakeholders, including the National Transportation Authority, adjoining local authorities (i.e. Meath, Fingal</i></p>

		<p><i>and South Dublin County Councils), the Regional Assembly, transportation providers, Waterways Ireland, Government Departments and Environmental Agencies.</i></p> <p><b>CE Recommendation</b> No change.</p>
88	<p><b>Cllr Joe Neville</b> All future Local Area Plans have road and cycle design outlining plans in and LIHAF funding opportunities.</p>	<p><b>CE Response</b> It is standard practice that all Local Area Plans provide for road and cycle objectives. Regarding LIHAF funding it should be noted that this stream has been replaced with the URDF and RRDF (Urban Regeneration Development Fund and Rural Regeneration Development Fund) for which Kildare County Council has received funding for various projects across the county.</p> <p><b>CE Recommendation</b> No change.</p>
89	<p><b>Cllr Rob Power</b> That in light of recent changes to economic and social circumstances brought about by the COVID 19 pandemic the massive additional population allocation proposed through MASP that the Council moves to commence a full review of the County Development plan immediately.</p>	<p><b>CE Response</b> See item 3 above under Cllr Vanessa Liston regarding the additional population allocation for Maynooth and item 86 regarding background work currently underway to prepare for the full review of the CDP.</p> <p><b>CE Recommendation</b> No change.</p>
90	<p><b>Cllr Seamie Moore</b> There is an unhealthy trend in NDPs since 1998 to promote Kildare as a commuter County for the magnetic pulling, economically, over-stimulated Dublin Areas. This has been achieved by not supporting similar large public investments in developing Kildare.</p>	<p><b>CE Response</b> Noted. This rebalance of population across the state is the basis for the National Planning Framework and Regional Spatial Economic Strategy with which the County Development Plan must now align.</p> <p><b>CE Recommendation</b> No change.</p>



	<p>Kildare County has the 3rd highest population after Dublin and Cork and it needs a recognised designation as a Southern-Axis Economic Corridor, new third level education centres, the electrification of main line rail to Sallins-Naas- Newbridge,-Kildare and Monasterevin, increased house-building to keep prices/rents at reasonable levels &amp; available for locals and new FDI/International business. The Kildare Planning Team have achieved a balanced population and housing units plan for as far as the year 2026 but the figures have been drawn forward from the allocation for the next planning stage (2026-2031).</p>	
91	<p><b>Cllr Seamie Moore</b>          There is an unhealthy trend in NDPs since 1998 to promote Kildare as a commuter County for the magnetic pulling, economically, over-stimulated Dublin Areas. This has been achieved by not supporting similar large public investments in developing Kildare. Kildare County has the 3rd highest population after Dublin and Cork and it needs a recognised designation as a Southern-Axis Economic Corridor, new third level education centres, the electrification of main line rail to Sallins-Naas- Newbridge,-Kildare and</p>	<p><b>CE Response</b>          See response to item 90 above.</p> <p><b>CE Recommendation</b>          No change.</p>

		<p>Monasterevin, increased house-building to keep prices/rents at reasonable levels &amp; available for locals and new FDI/International business. The Kildare Planning Team have achieved a balanced population and housing units plan for as far as the year 2026 but the figures have been drawn forward from the allocation for the next planning stage (2026-2031).</p>	
92	<p><b>Cllr Seamie Moore</b> This drawing forward action leaves Kildare County with a programme of house building of less than 1000 houses per year for 2024-2025-2026 and an even worse programme of less than 400 houses per year for the five years 2026-2031. Should this situation be allowed to stand firm and uncontested it will be unsustainable and ruinous for a balanced economic development of Kildare County.</p>	<p><b>CE Response</b> Growth projections set out in the proposed variation are based on 7-year period between 2020 &amp; 2026. This provides for ca. 16,863 persons (6,023 housing units) over the remainder of the plan (2020, 2021 and 2022 as the plan expires in early 2023) with ca. 22,507 persons (8,038 housing units) over the remaining 4 years to the end of 2026 which anticipates ca. 2,000 units per year over the 7 years period which is considered to be a sustainable rate of growth and reasonable rate of housing delivery.</p> <p>The upcoming review of the CDP will also benefit from the data from the Census in 2021 which will provide up to date figures in terms of population growth, housing stock and occupancy rates.</p> <p><b>CE Recommendation</b> No change.</p>	
93	<p><b>Cllr Ide Cussen</b> That a timeline for the Review of Local Area Plans be issued.</p>	<p><b>CE Response</b> The programme for review of Local Area Plans is not provided for within the proposed variation, however the Members will be aware that LAPs for Naas, Athy, Kildare Town and Maynooth are currently being prepared.</p> <p>The following is of note regarding the status of LAPs including those currently being prepared.</p>	

		<b>Town</b>	<b>Expiry Date</b>	<b>Status</b>
		Athy	2018	Preparation of Draft LAP underway
		Celbridge	2023	Adopted 17/08/2017
		Clane	2023	Adopted 10/05/2017
		Kilcock	2021	Adopted 15/10/2015
		Kildare Town	2018	Preparation of Draft LAP underway
		Kilcullen	2020	Adopted 20/10/2014.
		Leixlip	2023	Adopted 16/12/2019.
		Maynooth	2019	RSES RPO 4.35 requires a Joint LAP between Meath & Kildare Local Authorities.
		Monasterevin	2022	Adopted 22/02/2016
		Naas	2017	Draft LAP currently being prepared.
		Newbridge	2021	Adopted 23/12/2013. 2-year extension until 22/12/2021
		Sallins	2022	Adopted 09/03/2016.
		<b>CE Recommendation</b> No change.		

94	<p><b>Cllr Tim Durkan</b> That the Council explain in full the implications in relation to SHD's and the ability of such an application to circumnavigate the core strategy figures within our County Plan.</p>	<p><b>CE Response</b> The SHD process is independent to the Variation process.</p> <p><b>CE Recommendation</b> No change.</p>
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95	<p><b>Cllr Tim Durkan</b> That the rural housing levies policy is implemented as adopted by the member and refunds issued where appropriate.</p>	<p><b>CE Response</b> The implementation of the Kildare County Council Development Contribution Scheme is outside of the remit this variation.</p> <p><b>CE Recommendation</b> No change.</p>
96	<p><b>Cllr Tim Durkan</b> That all developer led road infrastructure projects to accompany residential development are completed as through roads prior to the occupation of any houses and that this is conditions in any grant of planning.</p>	<p><b>CE Response</b> The issue of applying conditions to planning permissions is a development management function and is outside of the remit this variation.</p> <p><b>CE Recommendation</b> No change.</p>
97	<p><b>Cllr Tim Durkan</b> That a design and public consultation process is completed for the bypass of Alexandra Bridge in Clane within 16 months of this plan being adopted.</p>	<p><b>CE Response</b> A second crossing of the Liffey at Clane is subject to the availability of the necessary resources. It is not possible to identify a timescale for the scheme at this time.</p> <p><b>CE Recommendation</b> No change.</p>

98	<p><b>Cllr Seamie Moore</b> That the Chief Executive agrees to form a strong Kildare Development Committee to pursue all political and official avenues to raise the level of economic development and area recognition, 3rd level education, rail &amp; public transport improvements, housing construction, population increases and serious government investment in mid-Kildare before the final review of the 2026-2031 National Development Plan arises. The need for this committee is soundly based and unfortunately highly illustrated by the unbalanced and weak outcome of the National Development Strategy for Kildare County.</p>	<p><b>CE Response</b> The issue of establishing a committee is outside of the remit of a County Development Plan and is more appropriately addressed at Corporate Policy Group.</p> <p><b>CE Recommendation</b> No change.</p>
99	<p><b>Cllr Ide Cussen</b> That the proposed Variation which is in line with NPF Project Ireland 2040 be considered in the context of the many changes that COVID19 has presented. For example Densities, NPO32 "ensure a high standard quality of life to future residents...".</p>	<p><b>CE Response</b> The extent of changes to how communities function will undoubtedly alter as a result of Covid-19, however, it is outside of the remit of this variation to address these potential changes at this stage.</p> <p><b>CE Recommendation</b> No change.</p>
100	<p><b>Cllr Ide Cussen</b> That the proposed Variation considers the public transport constraints that will present in the context of COVID19.</p>	<p><b>CE Response</b> While the issue of COVID-19 and the constraints regarding public transport use as a result are acknowledged, it is not considered that mechanisms to address such issues are within the remit of a strategic plan, however, the matter will be considered in the context of the preparation of LAPs.</p>

			<b>CE Recommendation</b> No change.
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