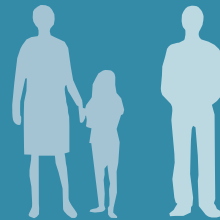


Monasterevin Local Area Plan 2025-2031

Pre-draft Public Consultation Issues Paper



Closing date for submissions:
4pm Wednesday
22nd May 2024



Pre-draft Public Drop-in Event

Take the opportunity to meet the Planning Team preparing the Monasterevin Local Area Plan 2025-2031.

Date: Thursday 16th May 2024

Time: 4pm – 8pm

Venue: Monasterevin Council Hall

Have your
say!



Comhairle Contae Chill Dara
Kildare County Council

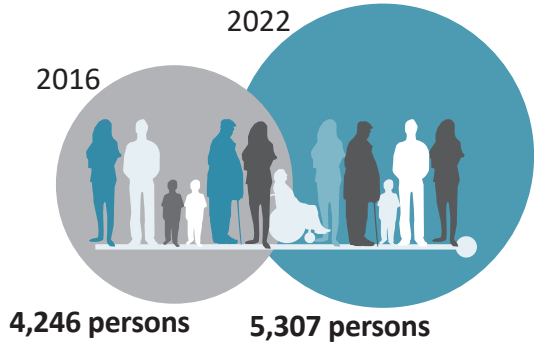


What is the purpose of a Local Area Plan?

The purpose of a Local Area Plan (LAP) is to set out a land use strategy for the proper planning and sustainable development of the town over the life of the Plan from 2025-2031. The Plan will incorporate a framework for guiding the future development of transportation, housing, retail, employment, social, heritage, leisure and community facilities in Monasterevin.

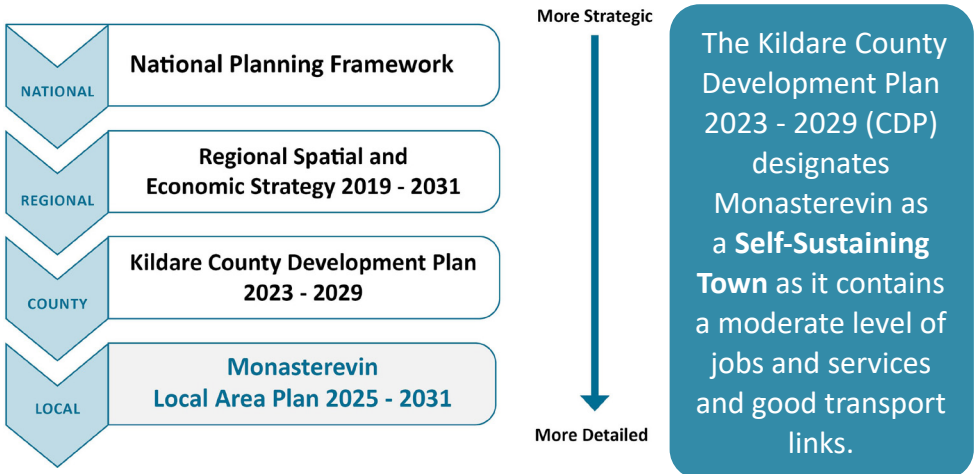
Planning legislation requires that a LAP be prepared for all towns with a population of over 5,000 people. A Local Area Plan is therefore a mandatory requirement.

Population Growth 25%



Strategic Planning Context

The Monasterevin Local Area Plan will sit within a hierarchy of plans and takes its guidance from those above. While the Local Area Plan is required to align with relevant provisions contained in national, regional and county plans, it will also provide for locally tailored and site-specific objectives and actions, in response to a town's unique development needs and characteristics.



Keys Steps of the LAP Process?



Stages involving public consultation
(Maximum of three stages)

1. Pre-Draft Stage

Gathering information including consultations with relevant stakeholders and interested parties.

2. Preparation of Draft Plan

Including review of submissions received and preparing the evidence base.

3. Draft Plan Stage

Draft Plan is placed on public display (6 week consultation period).

4. Chief Executive Report (CE Report)

Including responses and recommendations on submissions.

5. Elected Members consider CE Report

Elected Members make, amend or revoke Draft Plan.

6. Proposed Material Alterations (PMAs)

PMAs on public display for at least 4 weeks. (Repeat Step 4 and 5)

7. Final Plan

LAP adopted with or without material alterations and comes into effect 6-weeks from day made.



Get involved in the Pre-Draft Consultation Process

Local input is considered vital to the entire LAP process and Kildare County Council values what you have to say. It is intended that this Issues Paper will kick-start interest and debate which will provide helpful feedback, and result in a stronger and more informed Plan. Submissions are not limited to the issues raised in this paper so please feel free to highlight any other area of interest which you consider relevant.

There are **two key components** to this pre-draft consultation process:

- An invitation to individuals, stakeholders and interest groups to make submissions; and
- A public 'drop-in' event to be held in the Monasterevin Council Hall on the 16th of May from 4pm to 8pm.

What should the Strategy for the future development of Monasterevin be?

The Kildare County Development Plan 2023-2029 sets out key objectives for Monasterevin to guide the growth of the town, as follows;

<p>Regeneration</p>	<ul style="list-style-type: none"> • Encourage the growth and development of retail and other town centre services/ functions within the Core Retail Area. • Progressing the redevelopment/regeneration of town centre sites, with the emphasis on consolidation of the town centre through mixed-use retail-led regeneration.
<p>Job Creation</p>	<ul style="list-style-type: none"> • Encourage job creation with particular focus on the economic areas of biotechnology, digital enterprise, tourism, distilling and brewing industries and food and beverage products. • Create a strategy to develop and promote Monasterevin as a centre for Distilling and Brewing.
<p>Tourism</p>	<ul style="list-style-type: none"> • Recognise the importance of Monasterevin as a Blueway arrival town in Kildare and invest resources into developing the town into a heritage and nature tourism destination. • Look at the feasibility of creating linkages between the proposed Umeras Peatlands Park and Monasterevin train station.
<p>Sports and Recreational Facilities</p>	<ul style="list-style-type: none"> • Progress plans for the development of Sports, Recreational & Water Hub facilities. • Investigate the feasibility of re-opening/upgrading and re-developing the historic Barrow Drainage Scheme access routes and trail.
<p>Sustainable Transport</p>	<ul style="list-style-type: none"> • Support and facilitate the improvement of public transport for Monasterevin. • Investigate the feasibility of developing high-quality, suitable, safe and sustainable cycling pathways between Monasterevin and Kildare Town.



Your Vision for Monasterevin's Future



Key	
Key Routes	Build Up Area Boundary (CSO, Census 2022)
Railway Line	Monasterevin LAP 2016-2022
Monasterevin Train Station	Undeveloped lands currently zoned for New Residential
Grand Canal	Existing Amenity Green Space
River Barrow	Primary and Post Primary Schools
Barrow Blueway Route	Garda Station
Town Centre	Cemetery
Market Square	Proposed Cemetery Extensions
Commercial	Proposed Sports Hub
Moore Abbey Demesne	Permitted Water Sports Hub
Woodlands	800 metre / 10-minutes walking distance from the Train
The Hulk	Station
	Undeveloped lands currently zoned for New Residential
	Existing Amenity Green Space
	Primary and Post Primary Schools
	Garda Station
	Cemetery
	Proposed Cemetery Extensions
	Proposed Sports Hub
	Permitted Water Sports Hub
	800 metre / 10-minutes walking distance from the Train
	Station

Key Questions for Consideration

Overall Vision

- What is your vision for the future development of Monasterevin and what could this Plan specifically target to help achieve this vision?
- What advantages can be accrued from having a railway connection with *inter alia* Dublin, Westport, Galway, Limerick and Cork?
- How can this Plan facilitate compact growth within the existing footprint of the town, promote regeneration and protect the town's special character?

Amenity

- How can this Plan guide the sustainable growth of Monasterevin, while leveraging its unique location where the Grand Canal traverses the River Barrow and where the Barrow Blueway weaves through the town centre?
- How can this Plan utilise and enhance existing assets such as Moore Abbey Woods, the Canal Harbour and other areas in the town?
- How can this Plan help to create an integrated Green and Blue Infrastructure network within the town?

Built Heritage and Town Centre

- How can the town benefit further from its built heritage assets such as the Grand Canal aqueduct, the Cassidy's Distillery and the nearby Church of Oak Distillery?
- How can this Plan encourage the reuse and regeneration of protected structures and older vacant structures, whilst encouraging a vibrant mix of uses?
- How can the plan reduce vacancy rates and retain and attract new uses within the town centre?



Image courtesy of Barrowhouse Civil Engineering Limited

Job Creation

- How can this Plan best support and facilitate new business and employment?
- What type of industry/employment opportunities should be encouraged in Monasterevin?
- Are there specific areas of tourism that should be targeted for development e.g. heritage, water-based tourism and/or distilling and brewing, and how can this Plan facilitate these?
- What type of retail facilities are needed to meet the demand of existing and future residents?

Social Infrastructure

- What and where are the deficiencies in community facilities to cater for the existing and future residents of Monasterevin?
- Given the high percentage of the Monasterevin population in the 0-14 years and 25-44 years age groups, what facilities are needed for these age groups?
- What types of additional sporting and recreational facilities are required and where should these be located?

Housing and Community

- What is the best way to accommodate the future housing needs of Monasterevin, to ensure that different groups of people, i.e. elderly, mobility impaired, first-time buyers, families and single people can be adequately catered for?
- What additional uses (such as neighbourhood centres) do you think are required to facilitate a 10-minute settlement?
- What types of community spaces are required and where should they be located?

Sustainable Movement and Infrastructure

- How can cycle and pedestrian movement be encouraged and maximised throughout the town to promote active travel?
- Where should new/upgraded footpaths, cycleways, streets, and other linkages be located?
- What infrastructure needs to be improved and prioritised to unleash the town's potential?



How to make your submission:

Pre-draft submissions on the Monasterevin Local Area Plan can be submitted online or sent by post during the consultation period.

Note: There will be a further opportunity to make submissions on the Draft LAP and any subsequent material alterations to the Draft LAP as the plan-making process progresses. Public notices will be published as these consultation stages arise.



Please make your submission **online** on the Local Area Plan's dedicated public consultation portal:

<https://consult.kildarecoco.ie/en/browse>

Or if you wish to **post** your submission please do so to the following

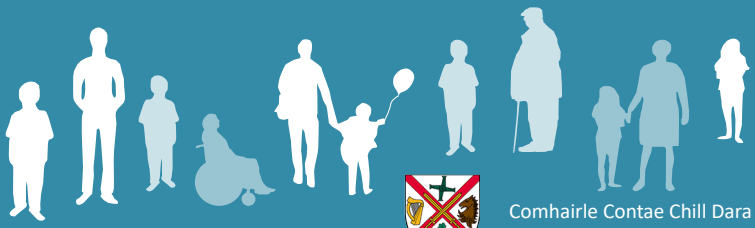
Pre-draft Consultation Monasterevin
Local Area Plan 2025 - 2031
c/o Senior Executive Officer
Planning Department,
Kildare County Council
Áras Chill Dara,
Naas, Co. Kildare
W91 X77F



Closing date for submissions: **4pm Wednesday 22nd May 2024.**

All submissions received will be reviewed by the Planning Department of Kildare County Council.

Please make your submission by one medium only i.e. online or in hardcopy. Email or faxed submissions will not be accepted.



Comhairle Contae Chill Dara
Kildare County Council

Your Vision for Monasterevin's Future