



**Laois County Council**  
**Comhairle Chontae Laoise**

**PROPOSED MATERIAL ALTERATIONS TO**  
**MOUNTMELICK DRAFT LOCAL AREA PLAN**

**2018 – 2024**

## CONTENTS

1	Introduction .....	3
1.1	Display of Proposed Material Alterations.....	3
1.2	Next Stage .....	3
1.3	Environmental Assessments .....	4
2	Proposed Material Alterations.....	5
2.1	Format of the Proposed Material Alterations.....	5
2.1.1	Chapter 2 Legislative Requirements .....	5
2.1.2	Chapter 12 Transport & Movement.....	5
2.1.3	Chapter 13 Housing.....	6
2.1.4	Chapter 17 Flood Management .....	6
2.1.5	Chapter 18 Implementation.....	7

## **1 INTRODUCTION**

In accordance with Section 20(3) of the Planning and Development Act 2000 (as amended), Laois County Council is proposing to Materially Alter the Mountmellick Draft Local Area Plan (LAP) 2018-2024. Following the consideration of the Chief Executive's Report on submissions and observations received on the Mountmellick Draft LAP 2018-2024 at the full County Council meeting on the 25<sup>th</sup> June 2018, the Elected Members decided to alter the Draft LAP. The proposed alterations are Material Alterations to the Draft LAP.

### **1.1 DISPLAY OF PROPOSED MATERIAL ALTERATIONS**

Written submissions/observations with respect to the Proposed Material Alterations ONLY and associated environmental reports may be made in writing, during the period 16<sup>th</sup> July 2018 to 13<sup>th</sup> August 2018 (4.00pm), in one of the following ways:

1. **Write to:** Senior Planner, Planning Section, Áras an Chontae, JFL Ave., Portlaoise, Co. Laois
2. **Email to:** [mountmellicklap@laoiscoco.ie](mailto:mountmellicklap@laoiscoco.ie)

All submissions are to be clearly marked with 'Mountmellick LAP' and with the proposed alteration number. All written submissions/ observations that relate to the Proposed Material Alterations and which are made to the Planning Authority within the stated period shall be taken into consideration before the making of any Material Alteration. Please note however, that submissions or observations on issues that do not relate to the Proposed Material Alterations will not be considered at this stage in the plan making process.

### **1.2 NEXT STAGE**

Following the ending of the display period on 13<sup>th</sup> August 2018 a Chief Executive's Report on the submissions or observations received with respect to the Proposed Material Alterations will be prepared. This report will summarise the issues raised in the submissions or observations, will contain the opinion of the Chief Executive in relation to these issues and include recommendations relating to any changes to the Proposed Material Alteration as is considered appropriate. This report will be considered by the members of Laois County Council. The LAP shall be made or amended as appropriate by the Planning Authority by resolution no later than a period of 6 weeks after the report has been furnished to all the members of the authority with all, some or none of the Material Alterations as published. It is open to the members to make further modifications to any of the Material Alterations. A further modification to the Material Alterations:

- (i) May be made where it is minor in nature and therefore not likely to have significant effects on the environment or adversely affect the integrity of a European site,

- (ii) Shall not be made where it refers to— (a) An increase in the area of land zoned for any purpose, or (b) An addition to or deletion from the record of protected structures.

When performing their functions under this subsection, the Elected Members shall be restricted to considering the proper planning and sustainable development of the area, the statutory obligations of any Local Authority in the area and any relevant policies or objectives for the time being of the Government or of any Minister of the Government. It is expected that the final plan will be made by the Council in Quarter 4 of 2018.

### **1.3 ENVIRONMENTAL ASSESSMENTS**

In accordance with the relevance legislative requirements, the Proposed Material Alterations are accompanied by the following environmental reports:

- Addendum to the Strategic Environmental Assessment Environmental Report
- Addendum to the Appropriate Assessment Screening Report
- Addendum to the Strategic Flood Risk Assessment.

The Proposed Material Alterations should be considered in conjunction with these addendums.

## 2      PROPOSED MATERIAL ALTERATIONS

### 2.1      **FORMAT OF THE PROPOSED MATERIAL ALTERATIONS**

Proposed Material Alterations to the written statement of the Draft Local Area Plan (LAP) are indicated as follows:

- New text in **red** and;
- Deleted text in ~~blue strikethrough~~.

The proposed amendments are ordered in the sequence of the LAP and should be read in conjunction with the Draft LAP.

#### 2.1.1      **CHAPTER 2 LEGISLATIVE REQUIREMENTS**

<b>Material Alteration Ref. No. 1</b>		
<b>Page No.</b>	<b>Sub-section</b>	<b>Title</b>
8	2.3	Strategic Flood Risk Assessment

**Alter text as follows:**

The CFRAM maps for the South East region including County Laois **were published on 4<sup>th</sup> May 2018** ~~have been prepared, however these are not yet in operation.~~

#### 2.1.2      **CHAPTER 12 TRANSPORT & MOVEMENT**

<b>Material Alteration Ref. No. 2</b>		
<b>Page No.</b>	<b>Sub-section</b>	<b>Title</b>
42	Policies	Transport & Movement

**Include the following additional policies:**

**TM P11:** Examine the feasibility of connecting Mountmellick with regional and national cycle networks via the Old Canal Line for cycle ways to encourage positive economic, social and cultural benefits to the town and wider rural hinterland.

**TM P12:** Require the submission of a Traffic and Transport Assessment including mobility management plans in accordance with the guidelines in the Traffic and Transport Assessment Guidelines 2014, for developments with the potential to create significant additional demands on the traffic network by virtue of the nature of their activity, the number of employees, their location of a combination of these factors and for significant developments affecting the national and non national road network.

**TM P13:** Require a Road Safety Audit for developments that require a new access to a national road or significant changes to an existing access in accordance with the guidance included in the NRA (TII) Design Manual for Roads and Bridges.

### 2.1.3 CHAPTER 13 HOUSING

Material Alteration Ref. No. 3		
Page No.	Sub-section	Title
45	Strategic Aim	Housing

**Amend text as follows:**

To deliver newly available residential units, through new construction and refurbishment and conversion of existing structures, to support the existing community infrastructure, recreation and amenity facilities and provide new facilities in tandem with residential development new housing.

### 2.1.4 CHAPTER 17 FLOOD MANAGEMENT

Material Alteration Ref. No. 4		
Page No.	Sub-section	Title
59	Second Paragraph	Flood Management

**Amend text as follows:**

The Planning System and Flood Risk Management Guidelines for Planning Authorities (2009), the Catchment Flood Risk Assessment and Management programme (CFRAM) and a Strategic Flood Risk Assessment (SFRA) have ~~has~~ been used to informed the preparation of the Draft LAP and associated land use zoning.

### 2.1.5 CHAPTER 18 IMPLEMENTATION

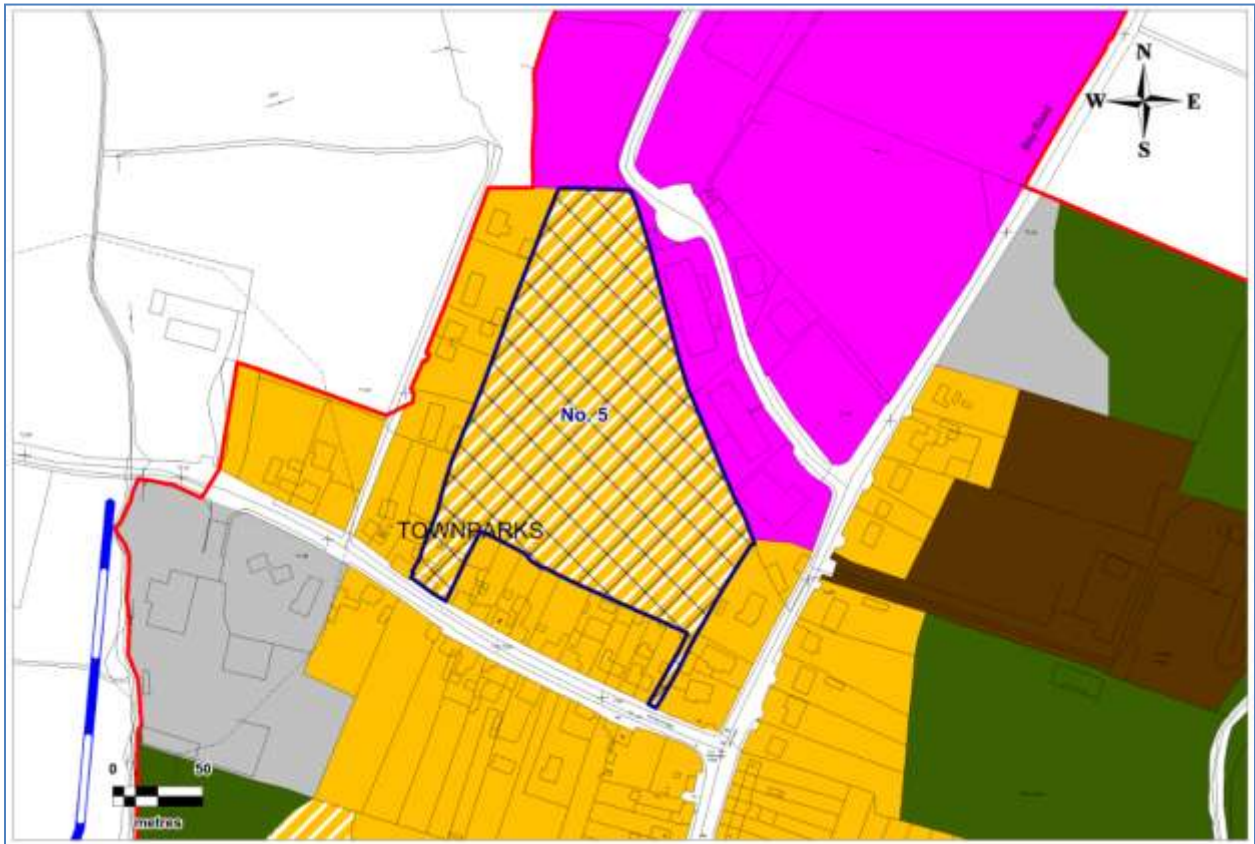
Material Alteration Ref. No. 5	
Map No.	Title
Map 2	Land Use Zoning Map

**Change of zoning:**

**From:** Enterprise and Employment

**To:** Residential 2

On lands North East of the N80 as per the map below:



Material Alteration Ref. No. 6	
Map No.	Title
Map 2	Land Use Zoning Map

**Change of zoning:**

**From:** Residential 1

**To:** Enterprise & Employment

On lands at Lord Edward Street as per the map below:

