



Fingal County Council

Comhairle Contae Fhine Gall

/ Your Fingal

Fingal Development Plan 2005 – 2011 /

Local Objectives

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MAP BASED LOCAL OBJECTIVES

- 1 To facilitate and encourage the development of a new deep water port at Bremore in accordance with a Local Area Plan.
- 2 To improve access to and car parking to the Council's recreational lands and seashore at Bremore
- 3 To improve access and car parking to the council's recreational lands and the seashore.
- 4 That any development on these lands shall incorporate the restoration of Bremore Cottage
- 5 To facilitate the development of a Marine Conservation and Education Centre at this location
- 6 To preserve and improve access to the harbour beaches and seashore
- 7 To facilitate the implementation of the Balbriggan Integrated Area Plan
- 8 To encourage development for retail use
- 9 To facilitate the provision of a local history museum in a former Mill building
- 10 To encourage the development of a mix of retail, community and other town centre uses subject to a feasibility study
- 11 To facilitate and promote proposals for environmental improvement in the Georges Square area, in the vicinity of the railway station and around the harbour in conjunction with local interests and appropriate bodies.
- 12 To create a pedestrian walkway to link the existing open space development at Mill Pond with the town centre, harbour and beach area including the necessary land acquisition.
- 13 To create a new street parallel with Dublin Street to facilitate the appropriate development of 'backlands' between George's Square and Market Green.
- 14 To provide for a mix of retail, community and other town centre uses subject to a masterplan
- 15 To provide for retail warehousing, with a maximum total of 15,000m², in the context of the local area plan for these lands, strictly subject to the criteria for and definition of retail warehousing included in the retail planning guidelines
- 16 No residential units to be built upon these lands until such time as the Naul Road has been upgraded
- 17 No development to be permitted on the 'HA' zoned lands on the seaward side of the Balbriggan/ Skerries road
- 18 To provide for one house only.
- 19 To cede an area of 8 hectares to Council ownership for amenity land, located between the shoreline and the rail lines / road as part of this development
- 20 To provide for retail warehousing
- 21 To provide for one house only, sensitively designed and located on site.
- 22 Applications for buildings in this rural cluster will be required to demonstrate that the proposed development will not give rise to visual intrusion
- 23 To protect and encourage the appropriate management of important woodlands at Hampton Demesne
- 24 Applications for buildings in this rural cluster will be required to demonstrate that the proposed development will not give rise to visual intrusion

- 25 No development to be permitted on the HA zoned lands on the seaward side of the Balbriggan/Skerries road.
- 26 To re-establish a pedestrian walking route along the Old Coach Road.
- 27 To carry out a landscape planting scheme at Red Island to improve the visual quality of the area
- 28 To ensure the protection of the setting of the national monuments and archaeological heritage in any Local Area Plan for this area.
- 29 To restore the Martello Tower
- 30 Development in this area will be such as not to impact on views from the coast road.
- 31 To preserve the setting of the Glebe House
- 32 To provide a promenade along the north beach to improve access and provide additional amenities in the area
- 33 To protect and enhance the amenity of Bowhill Lake and to seek to establish pedestrian walking routes to the lake from Balrothery.
- 34 To provide for one house only, sensitively designed and located on the site.
- 35 To develop a management plan for the protection and conservation of the Bog of the Ring, within a defined study area as indicated on the development plan map, in conjunction with local landowners and stakeholders including the National Parks and Wildlife Service, Department of the Environment, Heritage and Local Government'.
- 36 Applications for buildings in this rural cluster will be required to demonstrate that the proposed development will not give rise to visual intrusion
- 37 To provide a cycleway between Skerries Rock and Ballast Pit
- 38 Seek to establish pedestrian walking routes across and around the hills using existing boreens and other rights-of-way
- 39 To complete Skerries Town Park
- 40 To provide park and ride facilities for the railway station and to promote housing development in order to facilitate the development of Skerries Swimming Pool
- 41 To protect views of the Fingal Uplands area both from within the upland area and distant view towards the upland area.
- 42 To provide for one house only, sensitively designed and located on site.
- 43 Encourage the planting and retention of hedgerows, trees and small woodland groups where appropriate
- 44 To provide a pedestrian overbridge from these lands to the Railway station.
- 45 To protect and encourage the appropriate management of important woodlands at Milverton Demesne
- 46 To provide for an integrated tourism and recreational complex on Milverton Demesne, incorporating facilities which may include: Hotel / Conference Centre, Golf Course(s), Fitness Centre, At least one other extensive tourist/recreational facility. A strictly limited number of dwelling units, preferably grouped in a courtyard type configuration, a majority of which shall be reserved for tourism use. The nature and extent of the facilities to be provided shall be determined primarily by the need to conserve the special landscape character and heritage features of the demesne.
- 47 To provide for one house only.

- 48 To provide for rural related tourism activities and facilities.
- 49 To protect views from within the Fingal Uplands area and also to protect views of this upland area from outside the area
- 50 To provide for one house only, sensitively designed and located.
- 51 To provide for one house only, sensitively designed and located.
- 52 To facilitate the development of a nursing home, day care centre and meals on wheels facility for the elderly, whilst preserving the open aspect of the site.
- 53 To encourage the planting and retention of hedgerows, trees and small woodland groups where appropriate
- 54 To seek to establish pedestrian walking routes across and around the hills using existing boreens and other rights-of-way
- 55 To protect views from within the Fingal Uplands area and also to protect views of this upland area from outside the area
- 56 To provide for one infill house only, sensitively designed and located.
- 57 To seek to establish pedestrian walking routes across and around the hills using existing boreens and other rights-of-way
- 58 To encourage the planting and retention of hedgerows, trees and small woodland groups where appropriate
- 59 To be given to Fingal County Council as public open space
- 60 To provide for motorway services
- 61 To provide access to 4 houses and to provide access for pedestrian and maintenance vehicles only through the landscaped buffer zone to the public open space
- 62 To provide for a maximum of 4 high quality detached dwellings sensitively sited and designed
- 63 Provide for Improvements to interchange
- 64 Planning applications for buildings in this rural cluster will be required to demonstrate that the proposed development will not give rise to visual intrusion
- 65 To seek to establish pedestrian walking routes across and around the hills using existing boreens and other rights-of-way
- 66 To promote the Millennium walk through the village.
- 67 To protect views from within the Fingal Uplands area and also to protect views of this upland area from outside the area
- 68 To provide for 3 houses
- 69 To encourage the planting and retention of hedgerows, trees and small woodland groups where appropriate
- 70 To improve access and provide additional amenities in the harbour area.
- 71 To seek to establish pedestrian walking route from the village to Martello tower.
- 72 To provide for existing use only. Any development shall demonstrate the protection of residential and visual identities of the area.

- 73 To provide for the development of an International Polo and Equestrian Centre adjacent to the Hollywood Golf Centre, where such development does not have a negative impact on the surrounding environment, landscape or local amenities
- 74 To encourage the restoration of the Martello tower
- 75 To provide for one house only.
- 76 To provide for one house only.
- 77 To provide for one house only.
- 78 To provide for a respite care and education facility and residential complex for children with mental and/or behavioural disability who are not catered for in mainstream education, where such development does not have a negative impact on the surrounding environment, landscape or local amenities.
- 79 To provide for one house only
- 80 To provide for one house only, sensitively designed and located on site.
- 81 To improve access to beaches
- 82 To provide Horticultural use
- 83 To encourage the removal of existing chalets/huts at the North Beach area
- 84 To provide a residential care/nursing home facility
- 85 To provide for one house only
- 86 To refurbish and rethatch the existing [former thatched shop premise] cottage abutting Church Road.
- 87 To promote a high quality mixed use development [incorporating retail use] on the former horticultural/glasshouse site in the centre of the village.
- 88 To encourage the development of a linear park taking public open space in the Local Area Plan to the beach and to seek high quality residential development facing onto this high amenity area.
- 89 To provide for a pedestrian right of way from Church Road to the proposed Town Park
- 90 To provide a walkway and open space along the Brook Stream
- 91 Promote the development of a shuttle bus service linking the Lusk and Rush to the station to avail of increased capacity in the rail service as it arises.
- 92 To develop this site as a landscaped civic open space to create an appropriate setting for the church on its southern side.
- 93 Promote the development of a shuttle bus service linking Lusk village to the mainline Bus Eireann services [Drogheda to Dublin] on the N1and/or the metro in Swords.
- 94 To promote and facilitate the provision of a major public car parking facility at this location which is adjacent to the SC zone and close to the ring road to serve the centre of Lusk
- 95 To prepare and implement an action area plan for the improvement of the Rush Harbour area
- 96 To provide for a Playground within the proposed Town Park
- 97 To provide for sheltered houses (Fold Facility)
- 98 To encourage the redevelopment of backlands to provide for attractive development, which will provide a degree of informal supervision of the proposed Town Park.

- 99 Provide for pedestrian and cycle paths between Lusk and the railway station.
- 100 To provide environmental and amenity facilities in the vicinity of the Mill Bank
- 101 To provide/improve a footpath along the Rush/Lusk Road to the railway station.
- 102 To undertake a study for the area adjacent to Lusk/Rush Railway Station to investigate an optimal appropriate mix of uses including park and ride facilities and limited enterprise facilities
- 103 To provide a public walkway from the South Shore through to the harbour and upgrade the walkway from Rogerstown to Balleally.
- 104 To prepare a special study in consultation with local stakeholders to decide the best land
- 105 To provide for one house only.
- 106 To provide for one house only, sensitively designed and located.
- 107 To provide for one house only, sensitively designed and located.
- 108 To provide for one house only, sensitively designed and located.
- 109 To create a pedestrian link between Lusk and Balleally
- 110 To provide for a residential institution (nursing home) where such development does not have a negative impact on the surrounding environment, landscape or local amenities.
- 111 Applications for buildings in this rural cluster will be required to demonstrate that the proposed development will not give rise to visual intrusion
- 112 To maintain the low-lying and open character of the landscape, and to preserve and protect wetlands and estuarine marsh lands free from inappropriate development, including land reclamation, within the High Amenity Zoned Area around Rogerstown Estuary. In this regard no such development shall take place in this area without a prior grant of planning permission.
- 113 To provide for one house only, sensitively designed and located on the site, for the housing need of a child of the family resident in the adjacent home.
- 114 To provide for one house only, sensitively designed and located on site.
- 115 To carry out a study of The Burrow in order to determine the most appropriate pattern of land use for this sensitive area.
- 116 To provide for hotel/guesthouse not exceeding 25 bedrooms at this location (Blakes Cross) where an existing 10 bed guesthouse is currently operational
- 117 To implement in full the measures outlined in 'The Landfill Restoration Plans' in The Rogerstown Estuary Study and to provide for a landscaped public amenity space incorporating woodland and screen planting, pathways and seating areas, carparking, visitors centre and a boardwalk southwards alongside the railway line to Donabate.
- 118 To create a walkway and cycleway alongside the existing railway line across Rogerstown Estuary in consultation with Iarnród Éireann within the duration of the 2005-2011 Development Plan.
- 119 To provide for the development of a logistics centre on site, and the necessary improvement in road infrastructure for which a contribution will be required.
- 120 To encourage the removal of existing chalets and huts at the Burrow
- 121 To prepare and implement a management strategy for Rogerstown Estuary, having regard to The Rogerstown Estuary Study including the provision of pedestrian access linking Rogerstown Estuary with Donabate and Portrane and the Malahide Estuary

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- 123 To provide for one house only, sensitively designed and located on site.
- 124 To maintain the low-lying and open character of the landscape, and to preserve and protect wetlands and estuarine marsh lands free from inappropriate development, including land reclamation, within the High Amenity Zoned Area around Rogerstown Rogerstown Estuary. In this regard no such development shall take place in this area without a prior grant of planning permission.
- 125 To provide for well designed detached housing at maximum densities of 4 houses per acre in the Burrow.
- 126 Housing should generally be single storey and subject to a maximum ridge height of 7 metres
- 127 Development in the area shall be conditional on a satisfactory outcome of a detailed topographical and hydrological and visual/landscape impact assessment.
- 128 Development of these lands along the northern edge of Rogerstown Estuary shall be single storey development,
- 129 To formulate proposals and implement a scheme to create a promenade and provide additional amenities in the area
- 130 Applications for buildings in this rural cluster will be required to demonstrate that the proposed development will not give rise to visual intrusion
- 131 To consider road improvement and traffic management measures on the R132 from M1 interchange at Lissenhall to the north of Blakes Cross, including the new junction of Turvey Avenue with the R132.
- 132 Development in the area shall be conditional on a satisfactory outcome of a detailed topographical and hydrological and visual/landscape impact assessment. Development shall be set back from the tree/hedgerow lined western boundary.
- 133 Development and design brief shall be prepared for residential lands, which shall include for the infrastructural provision, protection of heritage assets and the visual amenities of the area.
- 134 Development shall be set back from the tree/hedgerow lined western boundary
- 135 Pedestrian linkages independent of the road network, to be provided to the village and railway station
- 136 To provide for the further development of recreational, community and educational [primary and second level] facilities on the council lands at at Ballisk.
- 137 To encourage a Woodland Management Programme for Portrane Demesne
- 138 Study to be undertake to determine the most optimal mix of land uses south of Turvey area in conjunction with infrastructural , employment and recreational uses.
- 139 To provide for a maximum of 9 houses. This development should not interfere with the amenity afforded by the trees along Turvey Avenue
- 140 Development in the area shall be conditional on a satisfactory outcome of a detailed topographical and hydrological and visual/landscape impact. The layout and design of the future residential areas shall take a cognisance of the adjacent 'HA' zoned lands.The Ballymastone farm buildings and curtilage shall be preserved in any development in this area.Development along the southern edge (St. Ita's hospital) of these lands shall be single storey development. The entrance gates and setting together with the old tree lined lined avenue leading to Ballymastone which forms the original right-of-way to Portrane Demesne shall be preserved in any development in this area and to be the subject of a management plan.
- 141 A site for school facilities (6ha.) shall be reserved in any development of this area.

- 142 To undertake study for St. Itas which shall be in accordance with the criteria in the written statement.
- 143 To provide for one house only.
- 144 To provide for high quality footpaths along Turvey avenue.
- 145 To protect the setting of St. Patricks Church of Ireland.
- 146 To facilitate the provision of a maximum 6 dwelling units on a site of 1Ha/2.6 Acres. The dwellings to be sited in a cluster/terrace formation.
- 147 The front boundary to be enclosed in stone to match that of Newbridge Demesne.
- 148 To provide for one house only, sensitively designed and located on the site
- 149 To provide low density housing with a Specific Objective of preserving the existing roadside hedgerow and providing for a singular access point.
- 150 Development in the area shall be conditional on the satisfactory outcome of the detailed topographical, hydrological and visual/landscape/environmental impact assessments. The layout and design of the future residential area shall provide for visual mitigation measures including substantial set backs from the road boundaries (Hearse Road & Coast Road & Balcarrick Road). The route of the Donabate Southern bypass shall be conditional on the satisfactory outcome of detailed topographical, and visual/landscape impact assessments in tandem with these assessments a Traffic Management Plan shall be prepared for the town centre. The Coast Road to continue to function only as a local service access with traffic management. Viewing lay-bys to be provided along the road. The area alongside the southwestern and southern boundaries including the River Pill and bridge to form part of the pedestrian walkway/wildlife area. An independent pedestrian walkway and wildlife area to be reserved along the railway embankment and alongside the southwestern and southern boundaries, to link with the Broadmeadow and the Malahide Estuaries, Newbridge Demesne and railway station. Natural/neutral colours to be used in building materials.
- 151 Development in the area shall be conditional on the satisfactory outcome of the detailed topographical, hydrological and visual/landscape/environmental impact assessments. The layout and design of the future residential area shall provide for visual mitigation measures including substantial set backs from the road boundaries (Hearse Road & Coast Road & Balcarrick Road). The route of the Donabate Southern bypass shall be conditional on the satisfactory outcome of detailed topographical, and visual/landscape impact assessments in tandem with these assessments a Traffic Management Plan shall be prepared for the town centre. The Coast Road to continue to function only as a local service access with traffic management. Viewing lay-bys to be provided along the road. The area alongside the southwestern and southern boundaries including the River Pill and bridge to form part of the pedestrian walkway/wildlife area. An independent pedestrian walkway and wildlife area to be reserved along the railway embankment and alongside the southwestern and southern boundaries, to link with the Broadmeadow and the Malahide Estuaries, Newbridge Demesne and railway station. Natural/neutral colours to be used in building materials.
- 152 To provide for pedestrian and cycle facilities from the town centre to the main entrance to Newbridge Demense on Hearse road.
- 153 That Fingal County Council seeks the provision of a public walkway/cycleway through the Western side of Variation 34 Lands in Donabate and along the existing railway embankment across the Malahide Estuary, in consultation with Iarnrod Eireann within the lifespan of this Development Plan.
- 154 To provide for one house only.
- 155 To provide for the upgrade of the railway line and facilities of Dart services to Donabate.
- 156 To upgrade Hearse Road to distributor road standard
- 157 To retain hotel use at Balcarrick.

- 158 To ensure that the layout, design and scale of future development on these lands shall have regard to its prominent location in a Designated Sensitive Landscape, as well as the visibility of these lands from the south. In addition the layout, scale, design and density of development should respect the transitional nature of the sensitive southern boundary area.
- 159 To protect the unique open landscape and scenic character of this extensive open field to the south of Hearse Road and Newbridge Demense.
- 160 To protect and enhance the rural and amenity character of the existing scenic road leading from the estuary to Hearse Road.
- 161 To provide for a horticultural enterprise, including a garden centre to a design compatible with its historical centre.
- 162 To protect the archaeological heritage of this site
- 163 To provide for an integrated sports stadium, incorporating car parking, training facilities and directly related uses subject to satisfactory Visual, Ecological and Traffic Assessments.
- 164 To promote high standards of urban design on development lands adjoining the M1 motorway.
- 165 No access through Castlevew/Ashton Broc, Swords to new residential development.
- 166 To provide for the improvement and extension of the riverside walk from [a] the Ward Valley to Swords Estuary, and from [b] the estuary westwards along the Broadmeadow River including provision of a pedestrian link across the N1 at the Broadmeadow River.
- 167 To protect the archaeological heritage of this site.
- 168 To provide for an appropriate mix of uses to be defined in a local area plan/ master plan. Any residential component should not exceed 20% of the over all development.
- 169 To provide a hotel and complementary uses to facilitate the viability of this protected structure.
- 170 To provide a footpath along the estuary north of Seatown Lane
- 171 To provide for one house only, sensitively designed and located on site.
- 172 To prepare a strategy for the Metro terminus which will provide for the optimum mix of uses.
- 173 To provide for a Metro Station when required.
- 174 To encourage the redevelopment of Rathbeale Neighbourhood Centre.
- 175 To promote high standards of urban design on development on lands adjoining the M1 motorway.
- 176 To facilitate the preparation of a study for the upgrade of the Swords Manor Shopping Centre in conjunction with the local residents association and other stakeholders, which shall integrate with the existing residential character, not exceed building heights and scale of the area and not include underground car-parking on this site.
- 177 To promote the redevelopment of this prominent key corner site adjacent to Swords castle and County hall, for civic uses in a manner, which will enhance the character and range of uses in the town core
- 178 To provide a pedestrian connection between the riverside walk on the west side of the main street and Bridge Street.
- 179 To investigate a road connection [incorporating good quality pedestrian and cycle routes] over Ward River Valley, but not going through any established residential estate.
- 180 To preserve existing good quality views of the castle, church and round tower from within Swords and where feasible to open up new views.
- 181 To facilitate water based leisure activities

- 182 To provide for one residential unit only, sensitively designed and located on the site
- 183 To conduct a study in conjunction with local stakeholders to promote the development of a high quality street frontage along New Street, providing for a mixed use development incorporating a residential component and enhanced car parking provision at this location with ground floor retail space.
- 184 To promote the redevelopment of backlands on the western side of Main Street adjoining the riverside walk to provide an attractive frontage and a high degree of informal supervision of the riverside walk.
- 185 To prepare and implement a plan to develop the linear open space along the Ward River Valley, improve its accessibility and permeability and extend the park from Knocksedan Bridge westwards to Rivermeade.
- 186 To accommodate marine based activity within the estuarine area and fringe to the west of the rail line at Bissetts Strand including boardwalk and berthing facilities whilst ensuring that the visual and environmental amenity of the area is protected.
- 187 To promote high quality redevelopment of the lands at the south eastern corner of Main Street and the Malahide Road which visually and physically integrates with existing and proposed developments at the Pavillions and Superquin sites and provides for pedestrian links from the Malahide Road.
- 188 To provide for a new pedestrian link through this development site to the Ward River Valley park.
- 189 To provide for the refurbishment and redevelopment of existing farmhouse and buildings to provide residential use.
- 190 To facilitate the provision of a Malahide/Donabate cycle/walkway
- 191 To provide for nursing home/convalescent home/Alzheimer centre
- 192 To provide for a Metro Station when required.
- 193 To prepare a design and development brief for the houses along Bisset's Strand from the rail line to the east and O'hanlon's Lane to the west which will provide for a high proportion of residential use
- 194 To provide for one house only.
- 195 To facilitate the provision of pedestrian linkages, Mountgorry to Drinan
- 196 To rationalise and provide car parking within the village core including provision for new car park facilities and to carry out a thorough examination of the options available.
- 197 To encourage the retention of existing facades and mature garden setting
- 198 To complete the amenity scheme at Sandhills including provision of sign posting, surfacing at car parking areas, landscaping and picnic areas
- 199 No access through Rivervalley and Ridgewood to new residential development.
- 200 To prepare a Local Area Plan for the intergration of major town centre lands east of Swords By-Pass with the existing town centre including for transportation hub, retail and employment uses and the Swords Masterplan
- 201 To provide for a walk from Malahide Marina to Donabate
- 202 To ensure that the use of the existing Casino House, outbuildings and curtilage is consistent with the continued preservation and conservation of these protected structures preserved in their present form, and to prevent any development of the green space to the front.
- 203 To provide a north/south green link from class 1 open space at Rathingle to the Ward River Valley.

- 204 To provide for an appropriate mix of uses to be defined within a local Area Plan/ Master Plan. Any residential component should not exceed 30% of the overall development.
- 205 To provide and encourage the delivery of active play areas and additional outdoor recreational facilities.
- 206 To facilitate the provision of community uses including community centre, cemetery and enterprise centre.
- 207 To provide for the preparation/processing, storage and distribution of fruit, food and agri products and related ancillary activities.
- 208 To provide for the storage, processing and distribution of fruit and agriculture products.
- 209 No access will be provided through the existing cul-de-sacs of Seapark or Biscayne estates
- 210 To provide for two residential units only, sensitively designed and located on the site
- 211 To undertake a study of these lands to examine future use including leisure, access arrangements, and limited residential uses whilst minimising visual impact.
- 212 To provide for storage, processing and distribution of fruit, food and agricultural products and related ancillary activities (Keelings).
- 213 To facilitate provision of pedestrian linkages from east-west from The Hill to Robswalls and north-south along part of the old Malahide to Portmarnock walkway route
- 214 To permit dance hall/discotheque and nightclub.
- 215 To facilitate provision of pedestrian linkages from east-west from The Hill to Robswalls and north-south along part of the old Malahide to Portmarnock walkway route
- 216 To preserve the tree lined approach to Malahide
- 217 No access will be provided through the existing cul de sacs of the estates except for the provision of a pedestrian and cycle route through the cul de sac at the Green, Melrose Park, Kinsealy.
- 218 To develop the pedestrian link form Nevinstown to Drinan to allow for pedestrian passage between the two areas.
- 219 To provide for an interchange on the M1 at Drinan to serve Swords
- 220 To promote high standards of urban design on development lands adjoining the M1 motorway.
- 221 No new or widened vehicular entrances will be allowed onto the Dublin road between Streamstown Lane and the Swords junction.
- 222 To facilitate provision of pedestrian linkages from east-west from The Hill to Robswalls and north-south along part of the old Malahide to Portmarnock walkway route
- 223 To provide for one residential unit only, sensitively designed and located on this site.
- 224 To provide for four residential units only, sensitively designed and located on the site
- 225 No access will be provided from the Del Riada estate, Portmarnock, to the lands north, east and west of the estate and through the existing cul-de-sac.
- 226 To retain the primary use of hotel on this site
- 227 To provide for one house only, sensitively designed and located on the site.
- 228 To facilitate the provision of a second major east-west runway
- 229 For access purposes only

- 230 To permit hotel/conference centre.
- 231 To promote intensive high quality development in the interest of significant employment generation, such development should include a retail park up to a maximum of 15,000sq. metres, hotel, motorway services, office park and similar use, as well as logistics.
- 232 To prepare a strategy for St Margarets Special Policy Area.
- 233 To upgrade and provide pedestrian paths.
- 234 All development shall comply with the adopted local area plan
- 235 To provide for the development of care facilities for the elderly, including facilities for the care of alzheimer sufferers
- 236 To facilitate the development of a guesthouse/hotel with a total of 20 Bedrooms.
- 237 To protect the mature trees and parkland at Abbeyville.
- 238 To provide for an integrated tourism and recreational complex on Abbeville Demesne, incorporating facilities which may include: Hotel / Conference Centre, Golf Course, Fitness Centre and at least one other extensive tourist/recreational facility. A strictly limited number of dwelling units, preferably grouped in a courtyard type configuration, a majority of which shall be reserved for tourism use. The nature and extent of the facilities to be provided shall be determined primarily by the need to conserve the house and its surroundings, which are of major architectural importance, and the special landscape character and heritage features of the demesne.
- 239 To encourage the provision of local services on this site
- 240 To promote a high standards of urban design on development lands adjoining the M1 motorway.
- 241 To consider the tourism related development of Dunsoghly Castle, in consultation with the appropriate government agencies, which has due consideration to the special significance of the site and where such development does not contain any residential element.
- 242 To encourage the provision of a local shop at Baskin Cottages.
- 243 To upgrade and provide pedestrian paths.
- 244 To provide for the improvement of the junction between Carrickhill Road and Strand Road
- 245 To provide for the extraction of aggregates at this location.
- 246 To provide for a nursing home on this site.
- 247 To provide for the provision of customer related facilities to serve the existing garden centre
- 248 To facilitate further golf related accommodation/hotel at Portmarnock Golf Links. Any proposed accommodation / hotel should be accompanied by a Visual Impact Statement.
- 249 To facilitate an access to the Airport from the west
- 250 To create a riverside walkway in Portmarnock from the estuary to the sluice marsh area area and extend westwards to Old Portmarnock and northwards to Portmarnock
- 251 To provide for a density of 5 houses per acre (12 per hectare)
- 252 To facilitate existing houses on Station Road (Portmarnock), Drumnigh Road and Old Portmarnock to link into the main drainage system
- 253 To extend the existing core of Portmarnock so as to provide good civic links to the rail station area lands

- 254 The development of these lands are subject to the relocation / removal or undergrounding of the E.S.B. lines
- 255 To facilitate provision of pedestrian linkages to rail station and Old Portmarnock
- 256 To permit retail warehousing and motor sales outlet
- 257 The visual impact on the Green Belt of this new housing in Baldoyle will be minimised by its siting, design and by planting
- 258 To facilitate the development of a recycling park incorporating a biological treatment facility, sludge treatment facility, construction and demolition waste facility ,waste transfer station, incorporating a buffer zone near residential development-Kilshane.
- 259 To provide a community and sports facility in tandem with educational and public open space provision
- 260 Density shall be in accordance with (draft) public safety zones recommended by the Government
- 261 No development permitted until necessary flood relief measures in relation to the proposed developments are in place
- 262 Density shall be in accordance with (draft) public safety zones recommended by the Government
- 263 To provide a high quality covered bus terminus/shelter and bus priority measures within Tyrrelstown
- 264 To develop an estuary walkway and cycleways from Mayne Bridge, Baldoyle Road to Strand Road Portmarnock together with an adequate system of public lighting for the entire route from Baldoyle to Portmarnock
- 265 To upgrade and provide for a pedestrian path.
- 266 Development on these lands shall be in strict accordance with a masterplan which will provide for the protection of the dwelling house, lands to front of dwelling and trees along the eastern boundary.
- 267 To provide for the further development of the existing nursing home to the north of the village.
- 268 To allow hotel development at Tyrrellstown House which protects the woodland and setting of this Protected Structure and to prepare a Tree Preservation Order and/or seek management agreement in relation to sensitive trees at Tyrrellstown.
- 269 To prepare a Local Area Plan for these lands and to ensure that no development is commenced until funding for a Metro Link from Dublin City Centre to Dublin Airport is in place and a final alignment has been determined.
- 270 To create a full pathway from Howth to Malahide through the construction of a pathway from the River Mayne Bridge to the Portmarnock Roundabout
- 271 To maintain the open setting of the Pinkeen River and provide for a linear park along its entire length
- 272 To place signage and information boards along this coastal pathway at pivotal locations.
- 273 To ensure the major upgrading of the M1/M50 junction
- 274 To facilitate the provision of public transport to the lands north of the M50 Extension
- 275 This area is facilitated by Dublin City Council's North Fringe Action Area Plan so as to maximise access to the public transport facilities planned in association with the development on these adjoining lands.
- 276 To facilitate extra housing on Station Road, Drimmigh Road and Old Portmarnock to link into the main drainage scheme.
- 277 To provide for an extension to Balgriffin Cemetery

- 278 (i) No development on these lands shall take place until the necessary physical infrastructure, including flood relief measures have been provided.
(ii) Any development on these lands shall be integrated with the development on the adjoining lands
- 279 To provide for the upgrading of the existing interchange at Turnapin (M50/M1 intersection) in conjunction with the Port Access Tunnel
- 280 To provide for woodland planting along Church Road in tandem with the retention of scenic views to County Meath
- 281 To prepare and implement landscape proposals
- 282 Any development within the flood plain of the Mayne River to be restricted in accordance with the recommendation of the Greater Dublin Strategic Drainage Study and the flood study of the Mayne River carried out as part of the GSDSDS.
- 283 To provide for local shops and community facilities.
- 284 Only development relating to recreational activities to be permitted in the OS zoning between Portmarnock and Baldoyle
- 285 Limited access to be provided from N32
- 286 To permit industrial development subject to the requirements of the Irish Aviation Authority
- 287 To prepare a strategy for the redevelopment and reuse of Belcamp College in conjunction with the relevant landowners and having regard to the protected structures on site.
- 288 To ensure the provision of development with a high standard of landscaping and finish along this important road frontage
- 289 To permit office campus-style development (without 1000m2 upper limit)
- 290 To develop a riverside walkway to Balgriffin Cottages.
- 291 To provide for and permit tourism infrastructure and leisure uses
- 292 To provide for an appropriate mix of uses to be defined within a Local Area Plan / Master Plan. Any residential component should not exceed 30% of the overall development.
- 293 To limit the height of residential apartment development to not more than six storeys and to provide that the area of the public park is to be taken into account in calculation of residential density.
- 294 To prepare and implement proposals to improve facilities for pedestrians and cyclists using the Swords Road and to provide for a Quality Bus Corridor.
- 295 To ensure the provision of development with a high standard of design and finish along this important road frontage
- 296 To provide for the upgrading of the Littlepace/N3 Interchange
- 297 To ensure that appropriate sound insulation is provided in residential development
- 298 To promote intensive employment uses on 'ST' zoned lands at Santry.
- 299 In co-operation with relevant national agencies, to draw up a plan for improving the water quality of Baldoyle Estuary in conjunction with the Eastern River Basin Management System.
- 300 To provide for the development of a linear park along the Tolka River Valley
- 301 To permit offices up to 100m2 each
- 302 To provide for and permit tourism infrastructure and leisure uses

- 303 Development must be carried out so as not to have any undue adverse effect on the ornamental lakes
- 304 To permit development subject to the requirements of the Irish Aviation Authority
- 305 The visual impact on the Green Belt of this new housing in Baldoyle will be minimised by its siting, design and by planting
- 306 New housing in Baldoyle will include the required proportions of both affordable and local authority housing.
- 307 To ensure the achievement of a high standard of development at this location
- 308 To develop the Racecourse Park
- 309 To provide a grade separated interchange on Ballymun Road at the western entrance to Santry Demesne, serving also the ST1 zoned lands to the west.
- 310 To provide for a local services centre, including the provision of a mixed resource centre
- 311 Development within the flood plain of the Tolka River Plain will be restricted in accordance with the Tolka Flood Strategy
- 312 Development shall be in accordance with Ballymun Regeneration Ltd Masterplan as amended
- 313 To provide for a rail station adjoining Grange Road and the railway line.
- 314 No development to be permitted until Phase 2 of the Baldoyle Flood Relief Scheme is fully completed and operational.
- 315 Within the 250/270 acres (102/109 hectares) of open space to provide for (a) a millennium park of at least 100 acres (40.74 hectares) with 22 acres (8.96 hectares) of playing pitches, natural areas to ensure conservation, cycle/walkways towards Portmarnock, landscape walkways suitable for wheelchairs with benches called after jumps/fences of the old racecourse and dry land for pitches, the public park to be provided in phase 1 of the development (b) a golf course (c) parkland in tandem with housing development in the area.
- 316 To provide for a business park type development and uses associated with this
- 317 To permit office campus-style development (without a 1000m² upper limit) and create a landscaping buffer zone between residential and industrial zoned lands. All development shall be subject to the requirements of the Irish Aviation Authority.
- 318 To provide for Integrated Tourism, Recreational Complex, Public Park, and Retirement Home
- 319 To provide a landscaped pedestrian route along the Pinkeen River connecting Church Road with Ladys Well Road
- 320 To improve pedestrian and cyclist facilities in the village
- 321 A master plan will be prepared that will provide for the protection of trees along the southern and eastern boundaries, limited frontage development for staff / student accommodation, sports facilities, academic and administrative facilities, with not less than 75% of the lands kept in an open character.
- 322 To provide a signalized traffic junction
- 323 To facilitate the development of an extended mixed-use commercial area for the village which augments local service, office, employment and community facilities.
- 324 To encourage the redevelopment of this underutilized local centre for mixed use including residential, office and retail development which provides a positive visual contribution to the streetscape
- 325 To provide for a tree lined road with cycle way and widened footpath on Santry Avenue.

- 326 To encourage and facilitate the redevelopment of the Racecourse Shopping Centre including a building of high architectural quality, to improve local amenity and environmental quality.
- 327 To provide for the development of a linear park along the Tolka River Valley
- 328 To provide bus gate, providing linkage between Cappagh Road and Finglas Road.
- 329 To facilitate the development of a mixed-use commercial centre which augments local service, office, employment and community facilities.
- 330 To integrate new development with established pedestrian, cycle and public open space networks in the area
- 331 To carry out a study of the park to improve visual amenity and wildlife value in tandem with the provision of alternative active facilities in the area.
- 332 To formulate proposals and to implement a scheme to create a promenade along the Strand Road and provide additional amenities in the area
- 333 To provide for local health and community services
- 334 To ensure the protection of the amenities of existing residential properties that border this site
- 335 To undertake a study to determine a suitable mix of sporting and appropriate commercial, leisure and amenity uses in order to create a vibrant and sustainable sports campus. This study shall also investigate the possibility of opening up these lands for recreation use for the residents of the Greater Blanchardstown Area.
- 336 To prepare a strategy for Howth Harbour area extending to Clarendon Strand in accordance with the Urban Centre Strategy.
- 337 To maintain and protect the public amenity of the beach and improve public access to the beach.
- 338 The seaward expansion of the West Pier for maritime service and maintenance uses and the fishing industry only shall be encouraged.
- 339 To investigate, as part of the Urban Centre Strategy, the restoration of the blocked right of way from the level crossing at Howth Lodge to Howth Dart station.
- 340 Development on reclaimed land in any part of Howth Harbour and the seaward side of the east pier, including Balcadden Bay shall not be permitted.
- 341 To provide for a retirement home or nursing home or hospice
- 342 To encourage the development of a high quality landmark building at Howth Junction Railway Station industrial area.
- 343 To provide for marine related industry, west pier, Howth
- 344 To upgrade road and public lighting along the Hansfield Road to create a high quality pedestrian and cyclist route only
- 345 No over-ground development shall be permitted on the centre pier.
- 346 To close the Hansfield Road from Ongar to the vicinity of Phibblestown House from vehicular traffic
- 347 To promote the development of a mixed use scheme on the Techcrete Site
- 348 Promote the improvement of access to Howth Junction Rail Station.
- 349 No vehicular access will be provided through the existing cul-de-sacs of the Binn Eadair Estate, Sutton

- 350 To facilitate the development of a new public transport interchange at Blanchardstown Town Centre
- 351 To provide for future development of the school
- 352 To investigate the provision of playgrounds facilities as part of the Urban Centre Strategy for Howth.
- 353 To formulate a detailed urban design action plan for the village and harbour area for the purpose of control of development and conservation, having regard to the special historic and architectural character of the area in association with the Urban Centre Strategy.
- 354 To encourage the redevelopment of this underutilized local centre for mixed use including residential office and retail development which provides a positive visual contribution to the streetscape
- 355 To provide covered and secure cycle parking facilities within Ongar Village
- 356 To prepare a masterplan setting out the future retail, leisure, other commercial and civic uses within an enhanced urban design and environmental framework, together with the transportation infrastructure needed to meet the short, medium and long term requirement of the town centre and its locality.
- 357 To integrate Ongar Village with local pedestrian and open space networks and in particular with the proposed school campus at Phibblestown
- 358 To provide a high quality covered bus terminus/shelter and bus priority measures within Ongar Village.
- 359 To prepare a study for the upgrading of the Bayside Shopping Centre which shall integrate with the existing residential character and scale of the area and not include underground car parking for shops, services and church and that the area south of the church, traditionally used as surface car park for shoppers and worshippers, will be continued in that use as part of those plans.
- 360 To develop and implement the creation of a Civic Public Open Space at the cinema/library side of the Blanchardstown Shopping Centre.
- 361 To strengthen the pedestrian linkages between the core shopping centre and the adjacent retail park sites
- 362 To provide for a high quality visual entrance to Blanchardstown Village in the redevelopment of buildings in vicinity of the junction of Clonsilla Road and Main Street.
- 363 To provide physical, visual and pedestrian integration of Ongar Village with the development lands at Hansfield
- 364 To provide for hospital and medical uses only.
- 365 To provide a viewing point at the highest contour
- 366 To provide a public car park and viewing point at the summit of the former tiphead at Dunsink
- 367 To provide pedestrian and cycle access to the N3 underpass only with enhanced levels of lighting and supervision
- 368 To encourage the redevelopment of this underutilized local centre for mixed use including residential office and retail development which provides a positive visual contribution to the streetscape
- 369 To formulate and implement an integrated plan for amenity lands in Council ownership at Redrock, Kilrock and New Carrickbrack Road. To provide for the signposting and maintenance of the rights of way and, INTER ALIA, for parking, landscape interpretation and the provision of environmental information.
- 370 To provide improved public access from the a town centre to the Millennium Park at Blanchardstown.
- 371 To retain the village character to the rear of the church
- 372 To protect the flood plain of the Tolka

- 373 To protect public rights of way linking Howth Village to the East Mountain and the Ben of Howth
- 374 To provide a resource centre for travellers at Dunsink Lane
- 375 To facilitate the development of an extended mixed-use commercial area for the village which augments local service , office, employment and community facilities and enhances the village streetscape
- 376 To provide for a new bridge to James Connolly Memorial Hospital over the N3
- 377 To provide for a nursing home
- 378 To undertake a study of lands at Dunsink, bounded by the M50, the N3, the Dublin City boundary and the Cappagh Road as delineated on the Development Plan maps, in order to determine the most appropriate uses for the lands while keeping in mind the need to preserve views northwards across the Tolka Valley area. The land use zoning designated in the 1999 Development Plan will continue to apply to this area until altered by any variation. Valid submissions made as part of the Draft Development Plan 2005-2011 process will be considered and reported on as part of the study. The study will include an extensive public participation exercise involving both the general public and the various stakeholders in the area.”
- 379 To maintain the reservation of the former Navan Rail Line free from development
- 380 Development to provide for pedestrian and cycle access to the Royal Canal as a central design element
- 381 To facilitate the development of new railway stations
- 382 To develop a park and ride facility for Clonsilla Station as condition of the development of these lands.
- 383 To encourage the upgrading and consolidation of the shopping centre to allow for a wider range of local facilities and services
- 384 To facilitate possible location for Bridge Crossing
- 385 No development occur on these lands until Iarnrod Eireann gives a written commitment to provide a train service to a new station at this site.
- 386 To provide covered and secure cycle parking facilities within Roselawn Shopping Centre
- 387 To facilitate the redevelopment of the Health Board site and its integration with the adjacent shopping centre facilities
- 388 To formulate and implement traffic management and car parking measures along Hansfield Road which provide priority to pedestrians and cyclists
- 389 To facilitate the provision of shared car parking and traffic management facilities
- 390 To improve safety and access to Clonsilla Railway Station at the junction of Clonsilla Road and Hansfield
- 391 To provide for mixed use employment and residential development
- 392 To undertake a study of these lands in conjunction with long term development of the Coolmine Industrial Estate with a view to integrated long term village development
- 393 To improve pedestrian access and safety at Clonsilla Train Station
- 394 To provide for frontage development and public access to the amenities of the Royal Canal
- 395 To provide for a link between the Tolka River and the Royal Canal
- 396 To provide for a residential institution (nursing home) where such development does not have a negative impact on the surrounding environment, landscape or local amenities.
- 397 To provide for traffic safety measures at this dangerous corner/junction

- 398 To provide a footbridge over the Navan Road (N3) in the vicinity of Auburn Avenue, Castleknock.
- 399 To promote and facilitate the implementation of the 1995 Royal Canal Strategy prepared for the Department of Arts Culture and Gaeltacht by RPS Cairns Limited
- 400 To facilitate current maritime activities whilst ensuring that the visual and environmental amenity of the area is protected and to encourage use of the beach, including better signage, with no loss of public access to the beach.
- 401 Development to provide for pedestrian and cycle access to the Royal Canal as a central design element
- 402 To provide for a development not more than five one and a half story dwellings with one access, sensitively designed and located in order to maintain views across the site from the public road.
- 403 To provide for the development of a linear park along the Tolka River Valley
- 404 To provide for secure pedestrian/cyclist access between the new bridge and Porterstown Road through this site
- 405 To provide for integration with the Royal Canal and Public Open Space lands to north as central design feature of these lands
- 406 To acquire lands from the National Food Centre as part of the Tolka Valley Park
- 407 To preserve the Old School House and facilitate its rehabilitation into a suitable long-term use that is integrated with the backlands adjacent to the Royal Canal
- 408 To provide for a school at this location.
- 409 To acquire lands from the National Food Centre as part of the Tolka Valley Park
- 410 To provide traffic calming and management measures at junction of Luttrellstown Road and Westmanstown Road at Beech Park
- 411 To facilitate the development of a new railway station at the junction between the existing Maynooth line and the town centre spur
- 412 To facilitate the development of a new railway station in conjunction with the development of the former Phoenix Park Racecourse.
- 413 To provide for pedestrian and cycle facilities on the Westmanstown Road which link to Pakenham Bridge and the Royal Canal
- 414 To implement projects agreed by the Howth SAAO Management Committee having regard to the funding available under the Howth SAAO levy scheme
- 415 To provide a pedestrian bridge over the Royal Canal at Kirkpatrick Bridge in consultation with the relevant Government Department.
- 416 Access to this site to be from the N3 by grade separated junction. 30% of land to be provided for a major park and a visual break
- 417 To provide for mixed uses in any redevelopment on this site which integrates with adjoining backland areas to the north east
- 418 To provide for a hotel
- 419 To improve facilities for pedestrians and cyclists in the village
- 420 To develop a pedestrian access route from the Luttrellstown Road via Porterstown Park to Anna Liffey Mills and the Lower Road

- 421 To protect the vista along Castleknock Road as a tree-lined boulevard of large established houses.
- 422 To provide for through pedestrian access with existing development to the west as a central design feature for new development on these lands
- 423 To protect the vistas and settings of the Phoenix Park Gates
- 424 To provide vehicular access to these lands from College Road only
- 425 To protect and enhance important tree groups in any new development on these lands
- 426 To provide a children's playground at Diswellstown.
- 427 To acquire and develop a suitable car parking site in the vicinity of Anna Liffey (Shackletons) Mills
- 428 To implement the recommendations of the Conservation Plan prepared for Anna Liffey (Shackletons) Mills
- 429 To promote and agree an Active Management Plan with South Dublin County Council with regard to important woodland blocks with a view to protecting, enriching and developing the existing woodland in the Liffey Valley
- 430 This hill and the lands around it are of special significance and will receive special protection from the Council
- 431 To protect the vistas and settings of the Phoenix Park Gates
- 432 To undertake the necessary works to the Glen as a pedestrian route into the Liffey Valley
- 433 To reduce the impact of the concrete works and builders suppliers
- 434 To prepare a study with South Dublin County Council with regard to the possibility of extending the Special Amenity Order along both sides of the River Liffey to the Kildare Border, including the lands at St. Edmundsbury
- 435 To prepare a traffic management plan for the Lower Road from Glenmaroon to Lucan, including Somerton Lane, Rugged Lane and the Luttrellstown Road. This plan shall provide for safe pedestrian and cycle access across a network of routes
- 436 To restore the Metal Bridge on the Lower Road and utilise it as a strategic pedestrian link to Waterstown Park via Coates lands in co-operation with South Dublin County Council
- 437 To develop a pedestrian Viewing Point over the Liffey Valley
- 438 To facilitate the provision of an amenity viewing area for the public.