



Review of County Development Plan 2004–2010 & Preparation of new Development Plan 2010-2016

**Briefing for the County Council Meeting
October 2008**

Purpose



- Background
- Overview of process
- Strategic Environmental Assessment (SEA)
- Timeframe
- Consultation

Overview 1- Wider Context



- The Development Plan – the policy context for planning at local level...
- Post 2000...spatial plans at city/county/local level have to complement plans at national & regional levels ...
- Challenges ...Europe...economic & population trends...competitiveness...quality of life.....
accessibility...environmental pressures...climate change...energy efficiency...older built up areas...rural areas...

Overview 2 - 2000 Act



- Time Frame –
 - every 6 years
 - 99 week review process
 - Stages - pre-Draft, preparation of Draft Plan, material alterations, making of Plan
- Requirements within stages:
 - Public consultation
 - Manager's Report
 - Preparation of Plans (Proposed Draft, Draft, Amended Draft and Final Plan)
- Set out overall/core strategy for county
- *...for proper planning and sustainable development...*
- Pre-Draft Consultation
- SEA – parallel process – within the 2 years
- Role of DOEHLG

Our Planning System...

National Level Plans/Guidelines e.g.:
 NDP 2007-2013
 Towards 2016
 Climate Change
 Dept/Agency Capital programmes
 DEHLG
 Planning Guidelines
 Urban + Village
 Renewal programmes
 Serviced Land

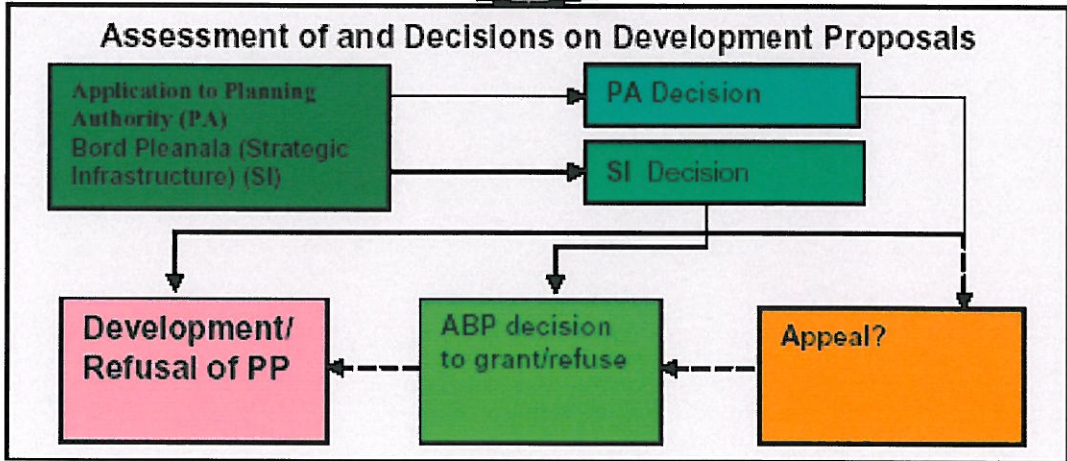
Spatial Strategy National

Regional Planning Guidelines Regional

Development Plans Local
Local Plans

Other Local Level Plans
 County Development Board strategies
 Local Authority capital programmes
 Housing Strategy
 Corporate Plan

Establishes Policy Context for...



Overview 3



Dev. Plans should:

- Strategic – core strategy, “big picture” strategic issues
- Set out framework within which sustainable development can be achieved
- Catalyst for positive change and progress
- Anticipate future needs on an objective basis
- Consistent with hierarchy of plans/strategies at different levels
- Protect / enhance environment / heritage
- Contain background detail
- Be user friendly, logical, internally consistent & up to date
- Address diverse communities
- Observe codes of conduct
- Ownership central to implementation

Inputs to New Plan



- Existing 2004-2010 Plan
- Mandatory Objectives - 2000 Act e.g.
 - Zoning of land
 - Provision of infrastructure
 - Conservation and protection of the environment
 - Integration of planning & sustainable development with social, community & cultural requirements of area & its population
- National/Regional/Local – plans/strategies/guidelines
- Public consultation process
- Service providers & prescribed bodies
- Members' Motions/Directions
- Planning & other Council Departments
- Background studies
- State of the Environment Report for SEA process

National, regional & local - plans, policies & guidelines



For instance -

- National Development Plan
- National Spatial Strategy
- National Climate Change Strategy 2007-2012
- Regional Planning Guidelines (under review)
- CDB Strategy
- SDCC Plans – LAPs, Adamstown SDZ, Tallaght LAP, Clonburris SDZ etc.
- DOEHLG Guidelines – e.g.
 - Strategic Environmental Assessment (SEA) - Nov. 2004
 - Development Plans – June 2007
 - Quality Housing for Sustainable Communities - 2007
 - Design Standards for Apartments – Sept. 2007
 - Sustainable Residential Development – (Draft) Feb. 2008
 - Appropriate assessment – implementation of Birds & Habitats Directives - Feb. 2008
 - Provision of Schools - July 2008
 - Flooding – forthcoming
 - National and strategic routes – forthcoming

SEA (1)



- P&D Act 2000 requires Plan to contain information on likely significant effects on the environment of implementing the plan
- SEA required for Development Plans – 21st July 2004
- Environmental assessment –
 - *“the preparation of an environmental report,*
 - *the carrying out of consultations,*
 - *the taking into account of the environmental report and the results of the consultations in decision making and*
 - *the provision of information on the decision”*

SEA (2)



- Environmental Report –
“identify, describe and evaluate the likely significant effects on the environment of implementing the plan or amended plan, and reasonable alternatives, taking account of the objectives and geographical scope of the plan”
- Environmental considerations need to be integrated from beginning rather than an assessment at end of process
“If the SEA process is to add value to plan making, the preparation of the (Environmental) report must influence the choice of the preferred plan strategy, and of any mitigation measures...” (Guidelines p. 23)

SEA & Plan Making Process



Stage	Plan	SEA
Pre-review	Prepare Working Papers	Preparatory work incl. baselines
Initial Public Consultation	(a) Statutory notice (b) Issues Paper	Scope Environmental Report
Preparation of Documentation	Prepare Draft Plan	Prepare Environmental Report
Public Consultation	Display Draft Plan / consideration of submissions	Environmental Report / consideration of submissions
2nd Display (if required)	Display of any Material Amendment(s) to Draft Plan	Identify any significant environmental effects of such material amendment(s)
Completion of Process	Adoption of plan	Make specified information available
Post Plan	Implementation	Monitor

Appropriate Assessment



- European Court - Ireland didn't correctly transpose Article 6(3) and (4) of Habitats Directive by not providing explicitly for *appropriate assessment* of land use plans
- Development plans must be screened for any potential impact on areas designated as Natura 2000 sites – (Special Areas of Conservation (SACs) or Special Protection Areas (SPAs)).
- Two SACs in SDCC -
 - Glenasmol Valley and
 - Wicklow Mountains (part of)
- Where, following screening, it is found that the draft plan may have an impact on the conservation objectives of a Natura 2000 site or that such an impact cannot be ruled out, adopting a precautionary approach an appropriate assessment of the plan must be carried out.
- Impacts assessed must include indirect and cumulative impacts of approving the plan, considered with any current or proposed activities, developments or policies impacting on the site.
- The potential impacts of policies outside Natura 2000 sites but potentially impacting upon them ('ex situ' impacts) must also be included in the assessment.
- Guidelines to issue from DOEHLG

Review of Plan 2004-2010



- Adopted on 10th November 2004
- Effective on 8th December 2004
- Expires on 7th December 2010
- Review process must start within 4 years of making Plan i.e. by 7th November 2008
- Start date may be amended

Timeframe



Preparation of Plan - 4 stages

Stage 1	Pre-draft	26 weeks	Early Nov. 2008 – early May 2009
Stage 2	Preparation of Draft Plan	20 weeks	Early May 2009 – end Sept. 2009
Stage 3	Draft Plan	36 weeks	End Sept. 2009 – early June 2010
Stage 4	Material Changes & Adoption of Plan	17 weeks	Early June 2010 – end Sept. 2010

Requirements within each stage:

- Public Consultation (except stage 2)
- Manager's Report / Recommendations
- Member's Directions/Decisions

Pre-Draft Consultation



- u Aim of public consultation –
Ascertain the views of the widest range of individuals, interest groups and organisations who have an interest in the proper planning and sustainable development of the county.
- u Views on the 'big picture' or strategic issues facing the county will be sought at the pre-draft stage.
- u Pre-Draft consultation stage from 4th Nov. 2008 to 8th Jan.2009
- u Consultation programme -
 - Adverts. in local and national papers inviting written submissions
 - Use of other media
 - Inform community groups of the process
 - Hold public consultation meetings - local groups invited
 - 5 evening meetings in Ballyroan, Rathcoole, Clondalkin, Lucan and Tallaght
 - Venues and number of meetings mirror that of the County Heritage Plan Consultation
 - Letters to & contact with prescribed bodies and service providers
- u Information dissemination to include -
 - Background Issues Paper/Brochure
 - Guide to Making a Submission
 - Information on www.southdublin.ie & at Planning Dept. counter and in public libraries
- u Will keep Members updated – on agenda for October meeting of SDCC



END