



**Minutes of Special Meeting of Kildare County Council  
Held on Monday 31<sup>st</sup> March 2025 at 1.30pm  
In the Council Chamber, Áras Chill Dara, Devoy Park, Naas, Co. Kildare**

**Members Present:** Cllr. Fintan Brett (Cathaoirleach), Cllr. Pat Balfe, Cllr. Veralouise Behan, Cllr. Anne Breen, Cllr. Aoife Breslin, Cllr. Paul Brooks, Cllr. Bill Clear, Cllr. Suzanne Doyle, Cllr. Ger Dunne, Cllr. Tim Durkan, Cllr. William Durkan, Cllr. Daragh Fitzpatrick, Cllr. Rupert Heather, Cllr. Noel Heavey, Cllr. Ivan Keatley, Cllr. Carmel Kelly, Cllr. Tom McDonnell, Cllr. Padraig McEvoy, Cllr. Peter Melrose, Cllr. Seamie Moore, Cllr. Paula Mulroe, Cllr. Peggy O'Dwyer, Cllr. Tracey O'Dwyer, Cllr. Brian O'Loughlin, Cllr. Claire O'Rourke, Cllr. Chris Pender, Cllr. Donna Phelan, Cllr. Robert Power, Cllr. Evie Sammon, Cllr. David Trost, Cllr. Paul Ward.

**Apologies/Absent:** Cllr. Brendan Caldwell, Cllr. Noel Connolly, Cllr. Brian Dooley, Cllr. Kevin Duffy, Cllr. Angela Feeney, Cllr. Nuala Killeen, Cllr. Mark Leigh, Cllr. Lumi Panaite Fahey, Cllr. Brendan Wyse.

**Officials Present:** Alan Dunney, Director of Services, Gabriel Conlon, Senior Executive Officer, Amy Granville, Senior Planner, Bernadette O'Shea, Executive Planner, Conor Mellett A/Executive Planner, Mary McCarthy, Administrative Officer, Joanne Farrell, Staff Officer.

Cllr. Fintan Brett (Cathaoirleach) welcomed the Members and Officials to the meeting to consider the Proposed Material Alterations to Proposed Variation (No. 1) Kilcullen Settlement Plan of the Kildare County Council Plan 2023-2029 and the Chief Executive's Report (CER) on Submissions and Observations Received dated 12 March 2025. Cllr. Brett reminded the Members that the special meeting specifically related to the consideration of Items No. 31 & 32 which are the subject of Cllr. O'Dwyer's Motion to reject the Chief Executive's recommendation with respect to Proposed Material Alteration No. 31 and subsequently deferred to Gabriel Conlon.

Mr. Conlon advised the Members of their obligations for the meeting as follows:-

The pecuniary statement under Section 177 Local Government Act 2001 (As Amended) and Part 15 of the Local Government Act 2001, as amended, that members where, at a meeting of a planning authority or of any committee of a planning authority, a resolution, motion, question or other matter is proposed or otherwise arises either pursuant to, or as regards the performance by the authority of a function under this Act or in relation to the acquisition or disposal by the authority of land under or for the purposes

of this Act or any other enactment, a member of the authority or committee present at the meeting shall, if he or she has a pecuniary or other beneficial interest in, or which is material to, the matter-

(a) at the meeting, and before discussion or consideration of the matter commences, disclose the nature of his or her interest, and  
(b) withdraw from the meeting for so long as the matter is being discussed or considered, and accordingly, he or she shall take no part in the discussion or consideration of the matter and shall refrain from voting in relation to it.

Section 20(3) of the Planning and Development Acts 2000 to 2014 (as amended) states that the Members of the Council are restricted to:

- Considering the proper planning and sustainable development of the area to which the development plan/local area plan relates;
- The statutory obligations of the local authority; and
- Any relevant policies or objectives for the time being of the Government or any Minister of the Government.

In addition, the Elected Members, acting in the interests of the common good and the proper planning and sustainable development of the area, must, in accordance with the 'Code of Conduct for Councillors' (July 2019) prepared under the Local Government Act 2001 (as amended), carry out their duties in a transparent manner, must follow due process and must make their decisions based on relevant considerations.

The Section 28 Ministerial Draft Development Plan Guidelines (2021) issued by the Department of Housing, Planning and Local Government state that the statutory elements and remit of the County Development Plan are set out clearly in the Planning and Development Act. In preparing the County Development Plan, Planning Authorities must exercise caution not to inappropriately stray into the operation of other statutory codes and regulatory regimes that relate to the development sector but are outside the remit of a development plan. This is applicable to policy or objectives for non-planning functions governed by other legislation and regulations.

Cllr. Brett asked the Members if there were any declarations and the Members confirmed there were none.

Cllr. Brett asked Mr. Conlon to explain the "Traffic Light System" being used in relation to the Meeting Report. Mr. Conlon advised that overall, there are 33 items contained in the Meeting Report of which 31 items are marked as green and have been agreed by the Chief Executive so there would be no need to discuss same. The 2 items numbered 31 & 32 are marked as red and require consideration and agreement. Items marked as amber are items which are partially agreed with minor amendments and/or may warrant further discussion. There are no amber items.

## Section 2. Compliance with the Kildare County Core Strategy

Item No.	Proposed Material Alteration No.1					Record	
1	Table 2-7 Residential Capacity Audit					On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.	
	Amend table to reflect zoning changes and amend site labels as follows;						
	Site Ref.	Location	Gross Site Area (Ha.)	Site in Built-up area (CSO boundary)	Residential Yield		Net Density
	N/A	Infill Sites within CSO Built-Up Area		Yes	14		35-40
	C (1)	*Riverside	2.49	Yes	92 (part of the site permitted under 22312861 is zoned Town centre (Site ref A1). Currently 9 Units complete		40*
	C (2)	Logstown Road north  New Abbey Road	1.52  4.3	Yes  No	53  121 (as per site layout under current application ref. 2461327)		35-40
C (3)	Market Square	2.14	Yes	86	35-40		

	Road south						
C (4)	<del>Logstown Road south</del> <i>Nicholastown</i>	<del>1.91</del> <i>1.97</i>	<del>No</del> <i>No</i>	<del>67</del> <i>78</i>		35-40	
C (5)	Kilcullenbridge	<del>3.94</del> <i>1.8</i>	Yes	<del>138</del> <i>72</i>		35-40	
	<b>Total</b>	<del>12</del> <i>12.7</i>		<del>436</del> <i>449</i>			
<i>SS</i>	<i>Naas Road</i>	<i>8.68</i>	<i>No</i>	<i>86</i>		<i>10</i>	
A (1)	*Riverside	0.23	Yes	17 (this site was permitted under 22312861 and is zoned Town centre)		78*	
A (2)	Newbridge Road (Mart Site)	<del>6.6</del> <i>2.24</i>	Yes ( <del>2.18ha inside CSO BUA</del> )	<del>231</del> <i>78</i>		35-40	
A (3)	Market Square Road north	1.2	Yes	42		35-40	
A (4)	New Abbey Road	1.9	Partially (most of it is outside the CSO) BUA)	<del>66</del> <i>59 (as per site layout under current live application ref. 2461327)</i>		35-40	
A (5)	Naas Road	0.8	Yes	28		35-40	
	<b>Total</b>	<del>40.73</del> <i>6.37</i>		<del>384</del> <i>224</i>			

		Overall Total			820 759		
	<i>Assumption: The stated residential yield is based on the gross site area. The net site area residential yield (net yield) would be c.75% of the stated residential yield.</i>						

### Section 3: Development Objectives

Item No.	Proposed Material Alteration No.2	Record
2	<p>Add the following text to existing paragraph;</p> <p>The Kilcullen Settlement Plan will be incorporated into the framework set out in Vol. 2 of the County Development Plan, this plan aims to ensure the town develops as a thriving area where people want to live as well as having a key economic and social function for its community. The following objectives aim to support the sustainable growth of the town, support appropriate economic opportunities and build on the towns unique character and natural assets. Associated land use objective maps are included in Appendix A.</p> <p><i>In preparation of this plan, the Kilcullen Design Statement (2023) has provided a valuable reference into the local community's vision and aspirations for the town, including its regeneration and sustainable development going forward. The principles and actions outlined in this design statement has informed the development objectives set out below in the Kilcullen Settlement Plan.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

	<i>Footnote: The Kilcullen Design Statement, researched and written by Paul Hogarth Company was commissioned by Kilcullen Community Action (KCA) in 2021 with funding from Kildare LEADER Partnership and Kildare County Council.</i>	
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### Section V2 2.7.2 Regeneration/Public Realm

Item No.	Proposed Material Alteration No.3	Record
3	Amend Objective ST KL12, as follows; ST KL12 To leverage funding from relevant national or other appropriate sources to support the development of projects/proposals which will serve to improve the public realm and other civic spaces within the town, <i>including the Market Square and Bentley's Lane Regeneration Plan. Note: Bentley's Lane is in private ownership.</i>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.

Item No.	Proposed Material Alteration No.4	Record
4	Amend Objective ST KL16, as follows; (i) Require that any planning application at the Opportunity site (See OP2 on LUZ Map and Town Centre Map) includes a landmark mixed-use development which shall consolidate this town centre location thereby creating a strong presence at this infill location. <i>Consideration should be given to the provision of car parking during</i>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.

	<i>the preparation of the masterplan, and through the development management process.</i>	
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### Map V2A-1 – Land Use Zoning

Item No.	Proposed Material Alteration No.5	Record
5	<p>Lands Measuring 2.1 hectares, amend from 'A Town Centre / Opportunity Site' to 'E(1) – Community and Education'.</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2.7 of the Proposed Variation. The proposed amendment will also require consequential boundary changes to Opportunity Site 1 identified on Map V2A-1 (Land Use Zoning) and Map V2A-2 (Town Centre).</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

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#### V2 2.7.4 Education, Social and Community Infrastructure

Item No.	Proposed Material Alteration No.6	Record						
6	<p>Amend Objective ST KL27, as follows; Facilitate the improvement and expansion of educational, sports, recreational and cultural facilities for St. Brigid's Primary School and the Cross and Passion College Secondary School. <i>Land Use Zoning E(1) has been identified to facilitate the expansion and delivery of educational and community services for the town when required.</i></p> <p><b>Amend Table 2.2 – Small Towns Land Use Zoning Objectives</b>, Volume 2 Kildare County Development Plan 2023-2029 to include the following Specific Objective to 'E – Community and Educational' Land Use;</p> <table border="1"> <thead> <tr> <th>Ref</th><th>Use</th><th>Land-Use Zoning Objectives</th></tr> </thead> <tbody> <tr> <td>E</td><td>Community and Educational</td><td> <p><b>To provide for community and educational facilities.</b> This zoning objective provides for local, civic, religious, community and educational facilities including healthcare, childcare, residential nursing homes, fire station, courthouse, schools, churches, meeting halls and other community facilities, ancillary neighbourhood uses and services.</p> <p><i><u>Specific Objectives</u></i> <i>E(1) Newbridge Road, Kilcullen Settlement Plan – These lands comprise 2.1ha and have been identified to accommodate the expansion of education and community facilities (see objectives ST KL27 and ST KL29</i></p> </td></tr> </tbody> </table> <p>Note: ST KL29 – Reference amended as per Proposed Material Alterations, refer to Section 5</p>	Ref	Use	Land-Use Zoning Objectives	E	Community and Educational	<p><b>To provide for community and educational facilities.</b> This zoning objective provides for local, civic, religious, community and educational facilities including healthcare, childcare, residential nursing homes, fire station, courthouse, schools, churches, meeting halls and other community facilities, ancillary neighbourhood uses and services.</p> <p><i><u>Specific Objectives</u></i> <i>E(1) Newbridge Road, Kilcullen Settlement Plan – These lands comprise 2.1ha and have been identified to accommodate the expansion of education and community facilities (see objectives ST KL27 and ST KL29</i></p>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.
Ref	Use	Land-Use Zoning Objectives						
E	Community and Educational	<p><b>To provide for community and educational facilities.</b> This zoning objective provides for local, civic, religious, community and educational facilities including healthcare, childcare, residential nursing homes, fire station, courthouse, schools, churches, meeting halls and other community facilities, ancillary neighbourhood uses and services.</p> <p><i><u>Specific Objectives</u></i> <i>E(1) Newbridge Road, Kilcullen Settlement Plan – These lands comprise 2.1ha and have been identified to accommodate the expansion of education and community facilities (see objectives ST KL27 and ST KL29</i></p>						



	of this report.	
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### Map V2A-1 – Land Use Zoning

Item No.	Proposed Material Alteration No.7	Record
7	<p>Lands Measuring 2.23 hectares, amend from 'A Town Centre / Opportunity Site' to 'E(2) – Community and Education'.</p>  <p>Note: The proposed amendment requires consequential amendments to Table 2.7 of the Proposed Variation. The proposed amendment will also require consequential boundary changes to Opportunity Site 1 identified on Map V2A-1 (Land Use Zoning) and Map V2A-2 (Town Centre).</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

## Volume 2: Kildare County Development Plan 2023-2029

Item No.	Proposed Material Alteration No.8	Record						
8	<p><b>Amend Table 2.2 – Small Towns Land Use Zoning Objectives,</b></p> <p>Include the following Specific Objective to ‘E – Community and Educational’ Land Use;</p> <table border="1"> <thead> <tr> <th>Ref</th><th>Use</th><th>Land-Use Zoning Objectives</th></tr> </thead> <tbody> <tr> <td>E</td><td>Community and Educational</td><td> <p><b>To provide for community and educational facilities.</b></p> <p>This zoning objective provides for local, civic, religious, community and educational facilities including healthcare, childcare, residential nursing homes, fire station, courthouse, schools, churches, meeting halls and other community facilities, ancillary neighbourhood uses and services.</p> <p><u><i>Specific Objectives</i></u></p> <p><i>E(2) Newbridge Road, Kilcullen Settlement Plan – These lands comprise 2.23ha and have been identified to support the development of Age Friendly Housing / specialist housing for older persons and other specialist housing subject to appropriate siting and design considerations.</i></p> </td></tr> </tbody> </table> <p><b>Amend Table 2.4 – Small Towns – Land Use Zoning Matrix,</b> Volume 2 Kildare County Development Plan 2023-2029 to include the following Land Use; ‘Age Friendly Housing’</p>	Ref	Use	Land-Use Zoning Objectives	E	Community and Educational	<p><b>To provide for community and educational facilities.</b></p> <p>This zoning objective provides for local, civic, religious, community and educational facilities including healthcare, childcare, residential nursing homes, fire station, courthouse, schools, churches, meeting halls and other community facilities, ancillary neighbourhood uses and services.</p> <p><u><i>Specific Objectives</i></u></p> <p><i>E(2) Newbridge Road, Kilcullen Settlement Plan – These lands comprise 2.23ha and have been identified to support the development of Age Friendly Housing / specialist housing for older persons and other specialist housing subject to appropriate siting and design considerations.</i></p>	<p>On the Proposal of Cllr. T. O’Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>
Ref	Use	Land-Use Zoning Objectives						
E	Community and Educational	<p><b>To provide for community and educational facilities.</b></p> <p>This zoning objective provides for local, civic, religious, community and educational facilities including healthcare, childcare, residential nursing homes, fire station, courthouse, schools, churches, meeting halls and other community facilities, ancillary neighbourhood uses and services.</p> <p><u><i>Specific Objectives</i></u></p> <p><i>E(2) Newbridge Road, Kilcullen Settlement Plan – These lands comprise 2.23ha and have been identified to support the development of Age Friendly Housing / specialist housing for older persons and other specialist housing subject to appropriate siting and design considerations.</i></p>						

Table 2.4 - Small Towns - Land Use Zoning Matrix															
Land Use	A: Town Centre	B: Existing Residential/ Infill	C: New Residential	E: Community & Education	F: Open Space & Amenity	H: Industry & Warehousing	KEI: Equine Based Leisure, Tourism & Enterprise	R: Retail & Commercial	T: General Development	T1: General Development	U: Utilities/ Services	V: Equestrian	SR: Strategic Reserve	SS: Serviced Sites	Q: Enterprise & Employment
Age Friendly Housing	Y	Y	Y	Y	N	N	N	N	O	N	N	N	N	N	N

### V2 2.7.2 Regeneration/Public Realm

Item No.	Proposed Material Alteration No.9	Record
9	<p>Amend Objective ST KL15, as follows;</p> <p>ST KL15 (iii) <del>Any proposed development located within the Opportunity Site shall have regard to the Greenway route identified within the Mobility objectives Map.</del></p> <p>(iii) <i>To require the preparation of a town centre car parking strategy to demonstrate that sufficient car parking provision is made on site or at alternative locations in the town to protect the primacy of the town centre.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and</p> <p>Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

#### V2 2.7.4 Education, Social and Community Infrastructure

Item No.	Proposed Material Alteration No.10	Record
10	<p>Insert new objective as follows;</p> <p><i>ST KL29 Facilitate and support the provision of a new youth hub centre/ suitable space at an appropriate and accessible location benefitting from a suitable Land Use Zoning Objective (LUZO).</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

Item No.	Proposed Material Alteration No.11	Record
11	<p>Amend Objective ST KL22, as follows;</p> <p>ST KL22 Facilitate the provision of a BMX and Skateboarding Park <i>on F: Open Space and Amenity lands</i> adjacent to the existing Kilcullen GAA pitches (please refer to Maps attached) <i>or on appropriately zoned land.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

### V2 2.7.7 Retail Development

Item No.	Proposed Material Alteration No.12	Record
12	<p>Insert new objective and update reference order accordingly;</p> <p><i>ST KL37 To reinforce and support the Main Street and Core Retail Area (Footnote) of the town as the priority location for future retail development, ensuring quality of design and integration/linkage within the existing urban form/layout being fundamental pre-requisites.</i></p> <p><i>(Footnote) Kilcullen Core Retail area is defined in Map V1 – 8.5 in Chapter 8 Urban Centres &amp; Retail, Kildare County Development Plan 2023-2029.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

Item No.	Proposed Material Alteration No.13	Record
13	<p>Insert new objective as follows;</p> <p><i>ST KL38 To recognise and support the continued operation of independent retailers within Kilcullen Town Centre and to acknowledge the value of this aspect of retail provision including saddlers, butchers etc as an intrinsic part of town's identity.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

## V2 2.7.10 Surface Water Drainage and Flood Alleviation

Item No.	Proposed Material Alteration No.14	Record
14	<p>Amend Objective ST KL48 as follows;</p> <p><del>ST KL48 Ensure that development along urban watercourses must comply with the Inland Fisheries Ireland Guidance 'Planning for Watercourses in the Urban Environment' (2020), including the maintenance of a minimum riparian zone of 35 metres for river channels greater than 10 metres in width, and 20 metres for rivers channels less than 10 metres in width. Development within this zone will only be considered for water compatible developments.</del></p> <p><i>ST KL51 Ensure all development proposals along the River Liffey Corridor comply with Chapter 12: Biodiversity and Green Infrastructure (notably BI O41 and Table 12.4), The Planning System and Flood Risk Management (OPW, 2009) and 'Planning for Watercourses in the Urban Environment' (Inland Fisheries Ireland, 2020)</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

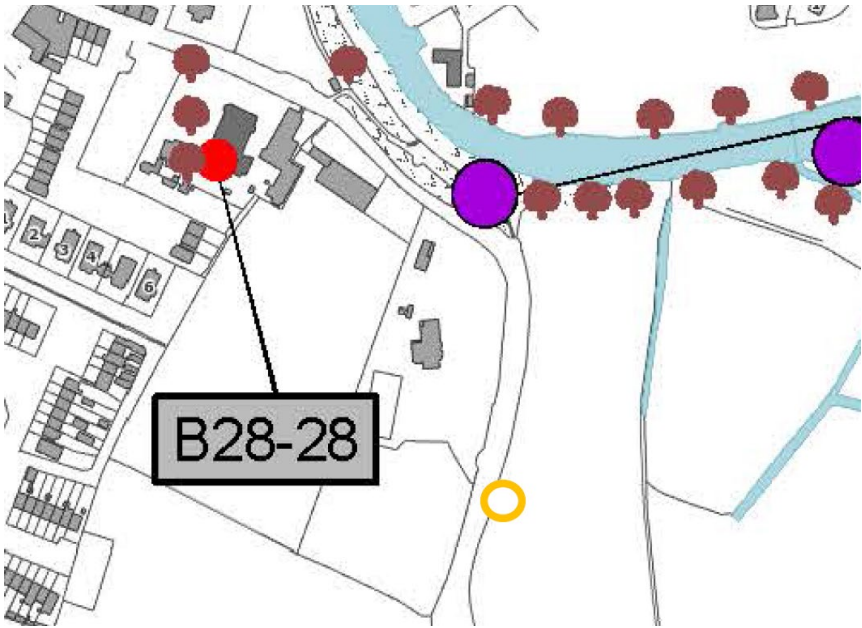
Item No.	Proposed Material Alteration No.15	Record
15	<p>Insert new objective as follows;</p> <p><i>ST KL52 Collaborate and support Uisce Éireann and other inter agency service departments with the preparation and implementation of future Storm Water Separation Programs / Drainage Area Plans for Kilcullen where feasible.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

#### V2 2.7.12 Architectural and Archaeological

Item No.	Proposed Material Alteration No.16	Record
16	<p>Amend Objective ST KL52 as follows;</p> <p>ST KL52 <del>Investigate To the</del> designation of an Architectural Conservation Area (ACA) to protect the historic urban core of Kilcullen <i>through the preparation of a detailed assessment, analysis and report,</i> and to resist the demolition of and conserve/enhance buildings of significance identified through the NIAH in advance of any ACA designation <i>within twelve months of the adoption of this plan.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>



### V2 2.7.13 Natural Heritage

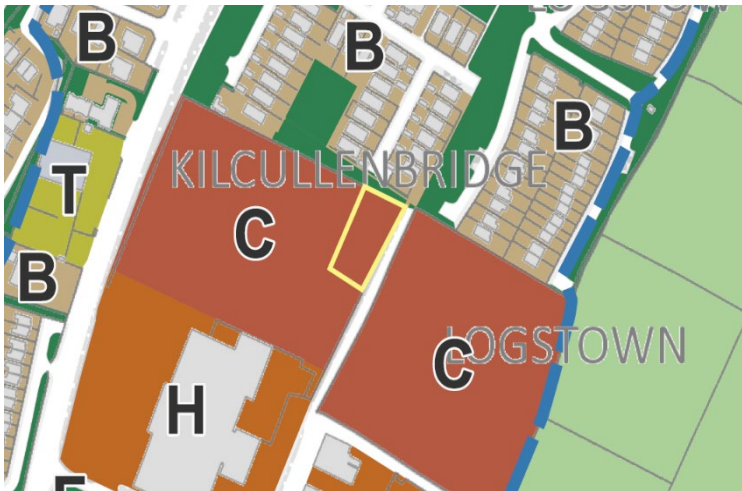
Item No.	Proposed Material Alteration No.17	Record
17	<p>Amend Objective ST KL53 as follows;</p> <p>STKL573 (xii) <i>Mature Beech Tree on the New Abbey Road (R413) adjacent River Lodge House (See Heritage Map for Location)</i></p> <p><i>Note: Update Map V2A-6 (Natural and Built Heritage) as follows (Proposed inclusion outlined in yellow);</i></p> 	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

## V2. 2.7.15 Movement and Transport

Item No.	Proposed Material Alteration No.18	Record
18	<p>Insert new objective as follows;</p> <p><i>ST KL89 Collaborate with the National Transport Authority (NTA) and Transport for Ireland (TFI) Local Link Service providers to improve existing bus stop facilities and supporting infrastructure, including the identification of alternative bus stop facilities which can become fully accessible.</i></p>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.
Item No.	Proposed Material Alteration No.19	Record
19	<p>Amend Objective ST KL83 as follows;</p> <p>ST KL83 <i>To work with the National Transport Authority (NTA) to identify within 12 months of the adoption of the Settlement Plan, a suitable location to facilitate a bus turning point in the town that can support existing Local Link and public transport service providers. Locations such as business campus north and south of the town should be considered.</i></p>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.
Item No.	Proposed Material Alteration No.20	Record
20	<p>Insert new objective as follows;</p> <p><i>ST KL90 – To prepare all necessary evidence-based assessments in advance of progressing item 'Y' in Table 5.4</i></p>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.

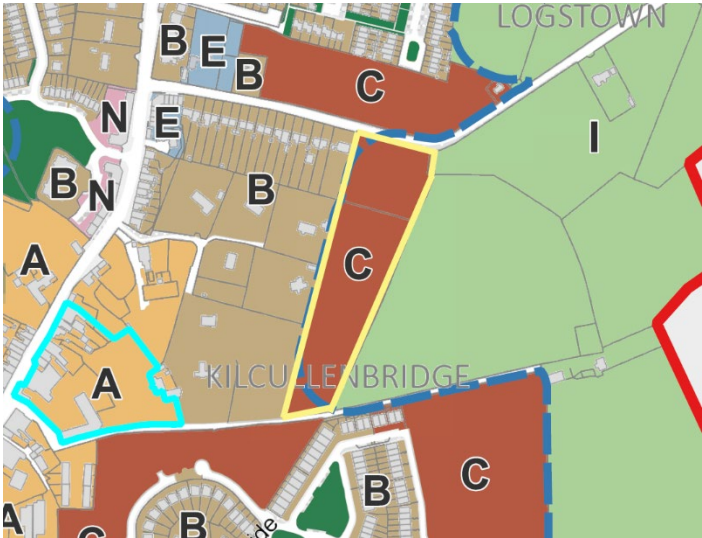
	<i>'Priority Road and Bridge Projects' of Chapter 5, Volume 1, Kildare County Development Plan 2023-2029.</i>	
<b>Item No.</b>	<b>Proposed Material Alteration No.21</b>	<b>Record</b>
<b>21</b>	<p>Insert new objective as follows;</p> <p><i>ST KL91 Support the provision of charging infrastructure for electric vehicles (EVs) on public and private land in accordance with County Development Plan standards.</i></p>	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.

### Map V2A-1 – Land Use Zoning

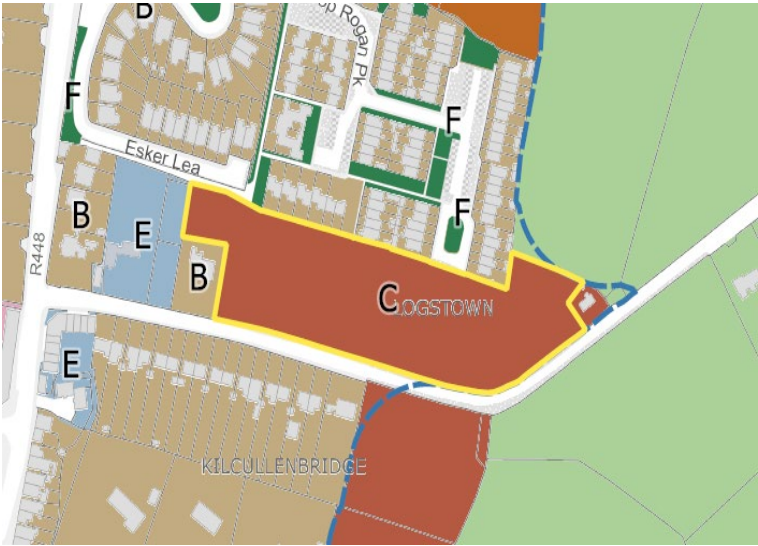
<b>Item No.</b>	<b>Proposed Material Alteration No.22</b>	<b>Record</b>
<b>22</b>	<p>Amend zoning on Lands Measuring 0.17 hectares, from 'C(5) New Residential' to 'F – Open Space and Amenity'</p> 	On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.

	Note: The proposed amendment will require consequential amendments to Table 2.7 of the Proposed Variation.	
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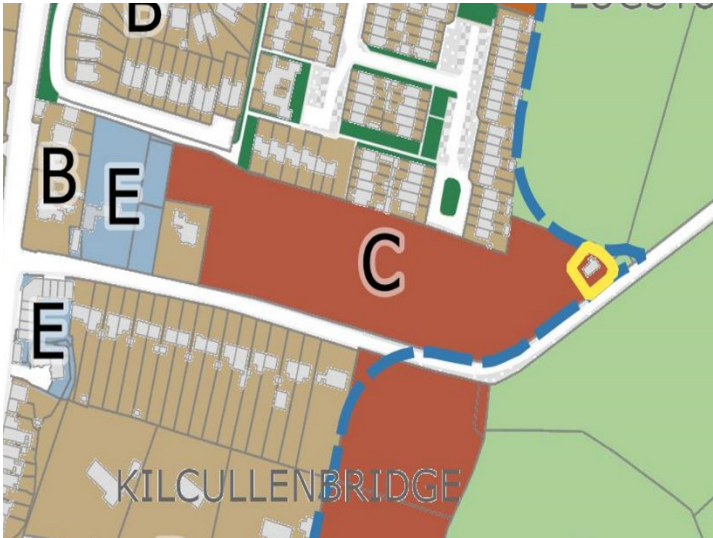
### Map V2A-1 – Land Use Zoning (C4 Logstown Road South)

Item No.	Proposed Material Alteration No.23	Record
23	<p>Lands Measuring 1.91 hectares, amend from 'C (4) New Residential' to 'I – Agriculture'.</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2.7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

### Map V2A-1 – Land Use Zoning (C2 Logstown Road North)

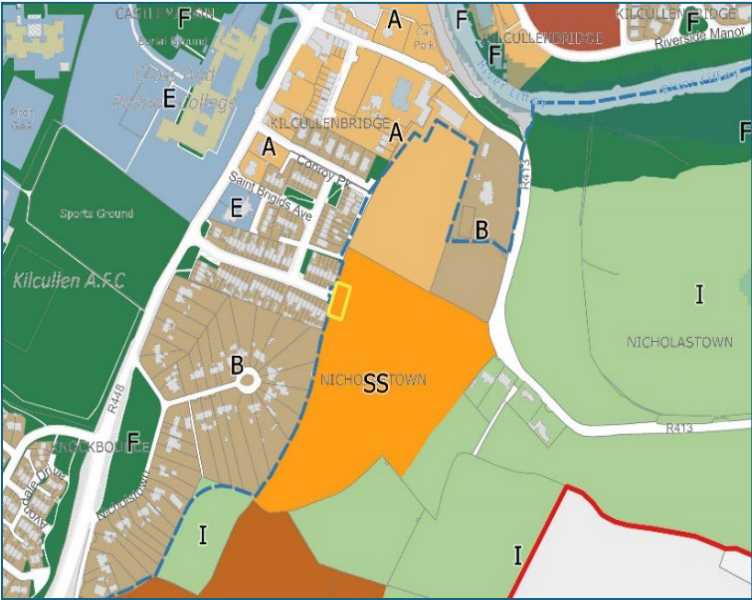
Item No.	Proposed Material Alteration No.24	Record
24	<p>Lands Measuring 1.48 hectares, amend from 'C(2) New Residential' to 'F – Open Space &amp; Amenity'.</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2-7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

### Map V2A-1 – Land Use Zoning (C2 Logstown Road North)

Item No.	Proposed Material Alteration No.25	Record
25	<p>Lands Measuring 0.04 hectares, amend from 'C(2) New Residential' to 'I – Agriculture'.</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2-7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>




### Map V2A-1 – Land Use Zoning (SS – New Abbey Road)

Item No.	Proposed Material Alteration No.26	Record
26	<p>Amend zoning on Lands Measuring 0.1 hectares, from 'SS Service Sites' to 'F – Open Space and Amenity'</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2-7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>



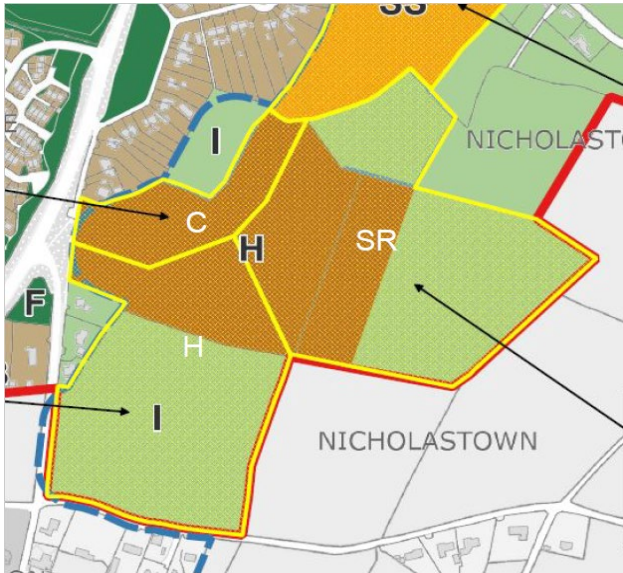
### Map V2A-1 – Land Use Zoning (SS – New Abbey Road)

Item No.	Proposed Material Alteration No.27	Record
27	<p>Amend zoning on Lands Measuring 4.3 hectares, from 'SS Service Sites' to 'C – New Residential'</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2.7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

### Map V2A-1 – Land Use Zoning (C4 – Kilcullenbridge)

Item No.	Proposed Material Alteration No.28	Record
28	<p>Amend zoning on Lands Measuring 1.97 hectares, from 'C(4) New Residential' to 'I – Agriculture'</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2.7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

### Map V2A-1 – Land Use Zoning (H - Nicholastown)


Item No.	Proposed Material Alteration No.29	Record
29	<p>Replace 'H – Industry and Warehousing' lands measuring c.7.0ha and surrounding 'I – Agriculture' lands with the following new land use zonings and quantums;</p> <p>C – New Residential – 1.97ha</p> <p>H – Industry and Warehousing – 7.0ha</p> <p>SR – Strategic Reserve – 8.62ha</p>  <p>Note: The proposed amendment will require consequential amendments to Table 2.7 of the Proposed Variation.</p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>



### V2. 2.7.15 Movement and Transport

Item No.	Proposed Material Alteration No.30	Record
30	<p>Amend Objective ST KL77 as follows;</p> <p>ST KL<del>8177</del> (iv) <i>It is a requirement that site C(2) New Abbey Road and Site C(4) Nicholastown New Residential lands are connected by a new street corridor that integrates these two developments. The new street corridor may form part of a wider relief road in the future, should this project be supported by a business case. The street corridor will reflect the indicative relief road route identified as far as practical (See Map V2A-3) and connect R448 to R413. The new street will be delivered by developments along the corridor.</i></p>	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

### Map V2A-1 – Land Use Zoning

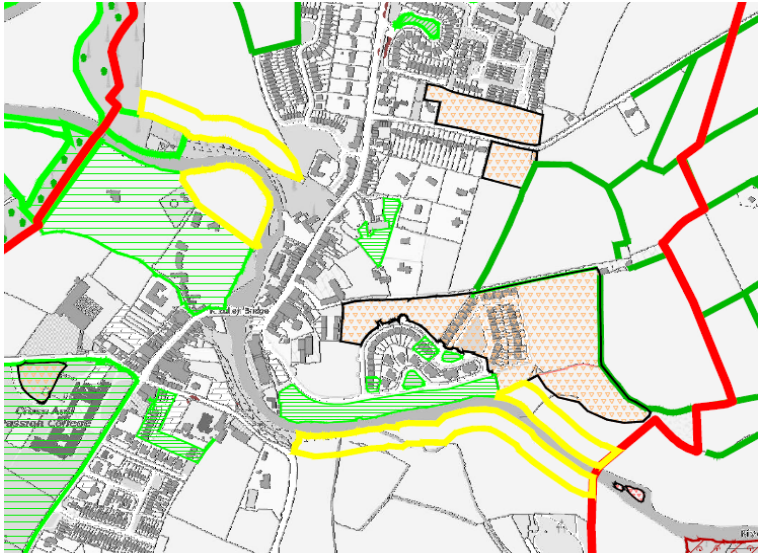
Item No.	Proposed Material Alteration No.31	Record
31	<p>Amend zoning on Lands Measuring 8.68 hectares, from 'I – Agriculture' to 'SS – Service Sites'</p> 	See Item No. 32
Item No.	Motion: Cllr. Tracey O'Dwyer	Record
32	<p>That the Council rejects the Chief Executives recommendation with respect to Proposed Material Alteration No. 31 (rezoning of 8.68ha at Brownstown from 'I – Agriculture' to SS – Service Sites.</p> <p><b><u>Chief Executives' Opinion</u></b></p> <p>The contention that there are high refusal rates on rural planning permissions in areas such as Brannockstown, Grangemore, Old Kilcullen, Yellowbog and Melon Hill is rejected and unsubstantiated. It</p>	On the Proposal of Cllr. T. O'Dwyer, Seconded by Cllr. I Keatley, the proposed material alteration was agreed by the Members by way of a vote and the Chief Executives Recommendation was rejected.

	<p><b>Reasons for not accepting the recommendation of the OPR and Chief Executive are set out below;</b></p> <p>These lands were previously zoned for low density residential development in 2008 with an objective to provide a new road through the lands and a designated community recreation area within the site. Given the high refusal rate on rural planning permissions in the Brannockstown, Grangemore, Old Kilcullen, Yellowbog, Melon Hill the objective to designate a serviced site would meet the planning need for surrounding rural village</p>	<p>should also be noted that lands for the purpose of service sites have been designated to nearby settlements such as Athgarvan, Calverstown and Two Mile House.</p> <p>It should be noted the Chief Executive has previously recommended not to include Item 31 (8.68ha Serviced Site) as a Proposed Material Alteration at the Special Meeting of Council which considered the Draft Plan and Chief Executives Report on issues raised during the submission stage. The recommendation not to include this proposed land use related to a number of grounds such as the non-sequential development of the town, poor servicing and the lack of justification for a site of such scale (8.68ha) to meet the needs of the town and surrounding rural areas.</p> <p><b><u>Chief Executives' Recommendation</u></b></p> <p>It is recommended that Proposed Material Alteration No.31 <b><u>should</u></b></p>	<p>Cllr. T. O'Dwyer spoke in support of her motion, advising that the land was previously zoned and footpaths are in place.</p> <p>Cllr. I. Keatley stated that rejecting the Chief Executive Recommendation would not place additional pressure on services.</p> <p>A. Granville, Senior Planner advised that Serviced Site designation requires any scheme to be limited to 10 units and agreed to include the following footnote; Design parameters to be submitted for the lands designated Serviced Sites to demonstrate a mix of housing typologies to include the provision for down or right sizing.</p> <p>Cllr. T. O'Dwyer confirmed her satisfaction with A. Granville's suggestion.</p> <p>Cllr Brett sought the Members agreement of Cllr. T. O'Dwyer's Motion to reject the Chief Executives Recommendation by way of a vote.</p> <p>G. Conlon read out the planning reasons for rejecting the Chief Executive's Recommendation provided by Cllr. T. O'Dwyer to the Members for their approval and signature</p>
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		<p><b><u>not be</u></b> adopted by the Elected Members.</p>	<p>Members in favour of the Chief Executive's Recommendation = 0</p> <p>Members in favour of Cllr. T. O'Dwyer's Motion to retain the existing zoning = 26</p> <p>Members Abstained = 1 (Cllr. Behan)</p> <p>The proposed material alteration was agreed by the Members and the Chief Executive's Recommendation was rejected.</p>
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### Map V2A-5 – Green Infrastructure

Item No.	Proposed Material Alteration No.32	Record
33	<p>Amend existing map to include and identify additional 'Recreation and Amenity Spaces' (see areas outlined in yellow) along the River Liffey Corridor to the east and west of the town within the settlement boundary.</p> 	<p>On the Proposal of Cllr. T. O'Dwyer and Seconded by Cllr. S. Moore the proposed material alteration was agreed by the Members.</p>

Mr. Conlon read out to the Members the planning reasons provided by Cllr. O'Dwyer in respect of Item No. 31 & 32 for the Members approval and immediate signature as the variation comes into effect instantly.

Cllr. O'Dwyer thanked the Planning Department for their work on the Kilcullen Settlement Plan and the services provided to the Members in respect of the process. Cllr. O'Dwyer commented that the public will be more inclined to support the process involved in the making of a plan now that the public have a better understanding of the process and how their submissions shape the plan. Cllr. O'Dwyer concluded by saying she believed that the newly adopted Plan was a great plan.

The Cathaoirleach thanked the Members and the Planning Department for all their work and noted that this was the first of many Proposed Variations.

Mr. Conlon thanked the Members and the Planning Department.

**This concluded the business of the meeting.**