

# County Wicklow Public Participation Network

## Representative Reporting Template

<b>PPN Rep Name</b>	Tessa Stewart	<b>Other Reps who feed into this report (if applicable)</b>
<b>Committee Name</b>	Planning & Rural Development SPC	
<b>Date of Meeting</b>	10 Dec 2025	

<b>Other Attendees at Meeting</b>	<p>Cllr. Patsy Glennon (Chair) Cllr. Pat Mahon, Cllr Peter Stapleton (online), Cllr Gail Dunne (online) Cllr. Sylvester Bourke, CLLRPat Mahon Reps; Jim Wood (Construction Industry), Conor McCarthy (Chambers of Commerce.) Paul Armstrong (PPN)</p> <p>WCC: Helena Dennehy; Sorcha Walsh; Stephen Clarke; Michael McNamara, Marc Devereaux, Ciara Ruane.</p>
-----------------------------------	--

Agenda Item	Notes	Outcome /Decision	Action required.
Matters arising	The Development Contributions scheme is still in process, submissions still being accepted.		
Update on Forward Planning	<p>The Minister has directed that certain zonings should be removed for our CDP, three due to the flood risk being too high, and in the case of the Murrough, due to impact on its ecology. Land owners may still ask for Judicial Review. Greystones Local Variation Plan, material amendments are on display, CEO is considering it, it should come up Feb Council meeting. They are happy to have a workshop for councillors on it. Majority of submissions are on new Zoning at Bellevue, standing against it.</p> <p>Arklow Plan will be published in new year., then there follows 4-6 weeks for councillors to consider it.</p>		
Proposed Variation No. 6 to the Wicklow County Development Plan 2022-2028	<p>Reason for Proposed Variation</p> <p>To take account of 'NPF Implementation: Housing Growth Requirements' - Guidelines for Planning Authorities, issued under Section 28 of the Planning &amp; Development Act 2000 (as amended) (July 2025). To increase housing targets and densities.</p> <p>Submissions are hereby invited on the proposed revised Wicklow Core Strategy and associated housing targets, and the <b>proposed revised housing objectives</b> set out in the Wicklow County Development Plan. Targets are set out town by town. WCC Planning Dept says they can accommodate these targets in what is already planned. or is proposed, already, up to 2031. So this should not necessitate any new land being zoned.</p>		

	<p>Nevertheless they will separately be commencing a 'Call For Sites' consultation seeking expressions of interest from landowners for the future potential zoning of land for residential use and / or the extension of settlement boundaries. If you are interested in seeking the zoning of land or the extension of settlement boundaries, <b>please do not make your submission to 'Proposed Variation No. 6' but rather to the separate future 'Call for Sites'</b>. This 'Call for Sites' will commence before the end of 2025 and will be publicised through normal media channels.</p> <p>There is a review of CDP next year anyway, so they will combine this work, and look for any land that is a quick win. If land needs 5 -10 years to service, then it must go in the next CDP. They may say no to places like Enniskerry due to a lack of social infrastructure.</p> <p>SUMMARY: 3 new policies 1. Zones R1 and R2 will be deemed the same, and can be activated. 2. New objective to work with developers to see what problems there might be getting land into use. 3. New objective to work with infrastructure providers. Jim Wood welcomed all this on behalf of developers. However the industry does not want to build high density apartment buildings outside of main centres as no-one can afford them, they can't be sold. Apparently banks don't want to finance them either.</p> <p>Discussion ensued about Uisce Eireann. Tessa asked about capacity of Shanganagh Water Treatment Plant. Its capacity is 186,000 people, so there is no problem. Re roads, highlighting the blockages created by N81. It needs an upgrade or else New roads needed in the area if there is to be more development.</p>		
Correspondence	Letter from Dept health asking us to restrict sale of vape shops.		
AOB	Next meetings 12 <sup>th</sup> Feb, 14 <sup>th</sup> May, 17 <sup>th</sup> Sept, 10 <sup>th</sup> Dec.		

<b>Questions &amp; Feedback needed from PPN member groups</b>	
---	--

<b>Date of Next Meeting</b>	11 <sup>th</sup> September. 11 30 am
<b>Signature of PPN Rep</b>	Tessa Stewart