

Review and Update, April 2001

Strategic Planning Guidelines

for the Greater **D u b l i n** Area



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STRATEGIC PLANNING GUIDELINES

for the
GREATER DUBLIN AREA

Review and Update, April 2001

Prepared for

Dublin Corporation
Dun Laoghaire-Rathdown County Council
Fingal County Council
Kildare County Council
Meath County Council
South Dublin County Council
Wicklow County Council

and the

Department of the Environment and Local Government

in conjunction with

Dublin Regional Authority
Mid-East Regional Authority

by

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in association with

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KEY ELEMENTS OF THE GUIDELINES

The key elements of the 1999 Strategic Planning Guidelines for the Greater Dublin Area include:

- Incorporation of the principles of sustainable development as established in the National Sustainable Development Strategy adopted by Government.
- Increased emphasis on the concentration of future development into the Metropolitan Area and into designated Development Centres, located on transportation corridors in the Hinterland Area.
- The growth of the designated Development Centres, over time, to become communities in which residential and employment functions will be balanced and which will be principal service centres for the Hinterland Area. It is recognised in the guidelines that in the short to medium term, commuting from the Development Centres into the Metropolitan Area will continue and the strategy is to accommodate as much of this commuting as possible on public transport.
- Extensive strategic green belt areas, within which development will be encouraged to meet local needs but not needs arising from commuting.
- The facilitation of transport modes alternative to the private car, including a greatly enhanced 'mesh' of public transport in the Metropolitan Area and good public transport links between the Development Centres and the Metropolitan Area to reduce commuting by car and to better integrate these centres into the overall economy of the Greater Dublin Area.

There is a spatial representation of the Strategy on the back cover of this report.

KEY CONCLUSIONS FOR 2001

- The 1999 Strategic Planning Guidelines report is now statutory. Local authorities in the Dublin and Mid-East Regions must have regard to the guidelines when making and adopting development plans.
- The population forecast prepared for the April 2000 Review and Update appears robust.
- The implementation of the Dublin Transportation Office strategy “A Platform for Change” is critical to the successful delivery of the Guidelines.
- Improved and expanded utilities networks are required to deliver the strategy in the medium term.
- Housing completions in the Greater Dublin Area increased by 2.2% over 1999. However, the perceived need to provide 17,000 to 20,000 units per annum in the GDA is not met. In 2000, housing completions totalled 15,558. Within this statistic, of the total output, Fingal completed 25.9% (4,044 units). South Dublin and Meath and Wicklow increased output in 1999 by 4.4%, 55.6% and 14.7% respectively. There is concern with the imbalance in the rate of delivery of housing units in the Metropolitan and Hinterland Areas. There is adequate zoned land to accommodate over 163,500 units capable of meeting the housing requirements to 2006. The seven local authorities are preparing housing strategies under Part V of the Planning and Development Act 2000.
- There is concern that there is not adequate housing provided in the Metropolitan Area to meet the objective of the concentration of future development in this area in early phases of the guidelines. This is reflected in the housing completion statistics. However, a number of large schemes in the Metropolitan Area are at local plan stage and will reach construction stage in the near future.
- There is need for an adequate level of funding to be committed over a number of years for the major public transport infrastructure projects. Otherwise, there will be significant delays in the implementation of the public transport strategy. This is a key consideration in the achievement of a balanced strategy.
- During 2001, an integrated land use/transportation study will be undertaken along the catchment of the transportation corridors proposed in “A Platform for Change” to ensure that land zoning will support the proposed transportation system.
- A Retail Strategy for the Greater Dublin Area will be completed during 2001 and will be incorporated into the development plans of the seven local authorities.
- The Strategic Planning Guidelines report is used as the backdrop for government and local authority strategic studies which commenced during 2000.
- Consolidation of development is occurring in the Metropolitan Area with evidence of higher densities and intensive use of infill sites. In the growth centres, integrated strategies and plans are in preparation to provide for levels of growth envisaged in the 1999 guidelines.
- There is pressure for development which would cater for more than local needs in the Hinterland Area.
- Next year when the National Spatial Strategy is published, it may be appropriate to prepare a fundamental review of the guidelines.

1

INTRODUCTION

The 1999 Strategic Planning Guidelines (SPG) Report sets a framework for integrated land use and transportation for the sustainable development of the Greater Dublin Area (GDA) up to the year 2011.

Since January 2001, the Strategic Planning Guidelines is a statutory document and local authorities in the Dublin and Mid-East Regions must have regard to the guidelines when making and adopting development plans.

During the year 2000, the process already established since the launch of the guidelines has continued. This includes:

- monitoring and review by the Steering Committee, Technical Working Group and the Local and Regional Authorities Members Committee.
- the work of the Technical Director in co-ordinating and reporting to the steering committee on issues of relevance to the strategy in the GDA and beyond.
- provision of technical assistance to the Technical Director, Steering Committee and the Technical Working Group by a number of consultants in relation to the preparation of the review and other reports.
- the local authorities in the GDA provide technical support to the technical director.
- Dublin Corporation provides administrative backup.

The published SPGGDA reports are available on the website at www.spggda.ie.

The Strategic Planning Guidelines is used as the basis for the planning of the Greater Dublin Area by Government departments and agencies. The guidelines form an input to the National Spatial Strategy currently in preparation.

This is the second Annual Review and Update of the Guidelines. The report is published to inform the public of progress with the implementation of the strategy as recommended in the 1999 Strategic Planning Guidelines Report.

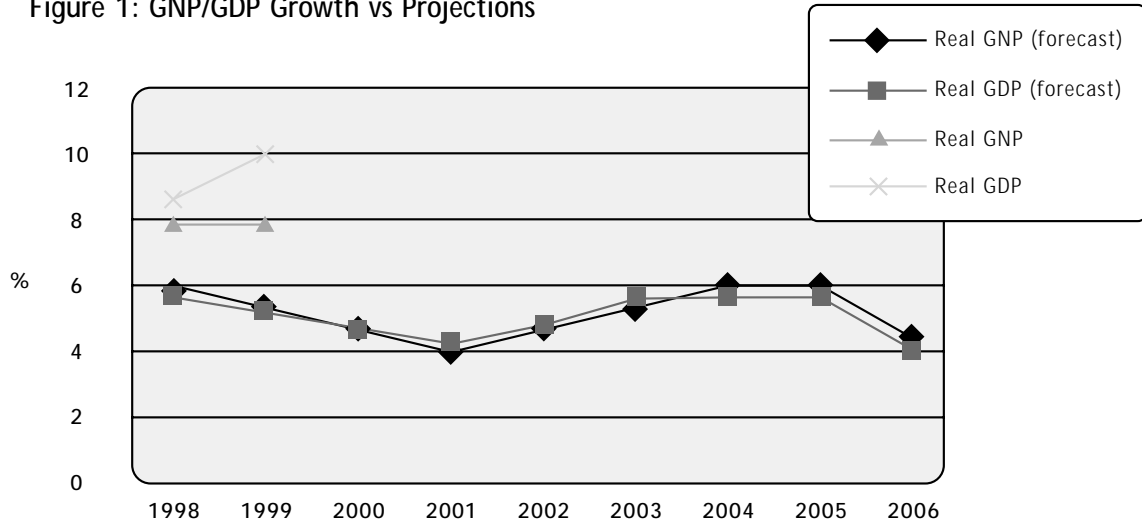
2

THE SCALE OF FUTURE GROWTH

THE ECONOMIC BACKGROUND

The Irish economy is continuing to outgrow most commentators' forecasts. Data from the Central Statistics Office (CSO) indicate that in the year 2000, real GDP and GNP grew by 9.9% and 8.6% respectively. This is about twice the rate predicted in the 1997 ESRI Medium Term Review, on which the original economic projections used in the SPG were based.

Figure 1: GNP/GDP Growth vs Projections



While the fundamentals all point to continued strong growth, the exposure of the economy to any externally created shock or significant shift in direction has increased since 1998. According to the CSO, the GDA's share of national economic output continues to be relatively stable, although the most recent data are now quite dated.

LABOUR FORCE GROWTH

The 2000 Review and Update estimated that the labour force of the Greater Dublin Area would be almost 740,000 by 2001 with the numbers at work at 702,000 in that year. As indicated in Table 1, Employment in the GDA is estimated to have reached 740,000 in the year 2000.

Table 1: Employment in the GDA 1995-2000

Employment (000s)	1995	1996	1997	1998	1999	2000
Dublin	399.1	418.7	430.8	501.7	528.6	552.8
Mid East	120.7	130.1	142.7	162.8	177.3	186.4
Greater Dublin Area	519.8	548.8	573.5	664.5	705.9	739.2
State	1267.5	1316.8	1379.9	1559.7	1669.2	1737.9
GDA as a % of total	41.0	41.7	41.6	42.6	42.3	42.3

Note: In the move from Labour Force Surveys to Quarterly National Household Surveys a large jump was recorded in the labour force. This large jump is attributed to seasonal movements in the labour force and changes in the survey method. Hence the jump in 1998.

Source: CSO Labour Force Surveys 1995-97, Quarterly National Household Survey 1998-2000

Data on labour force by place of employment will be extremely beneficial to the planning of the Greater Dublin Area and it is hoped that this will be obtained from the next CSO census of population.

IMPLICATIONS

Economic Trends in the year 2000 do not suggest any adjustment in the SPG population projections. Although the economic trends are generally above expectations and there is little evidence of the long-predicted slowdown, the evidence suggests little divergence between the GDA and the State as a whole. The next CSO census results will provide a much clearer picture regarding recent spatial trends.

POPULATION

According to the most recent CSO Population and Migration estimates, which relate to the position at April 2000, the population of the GDA was approximately 1,497,000. Given the SPG forecast of 1,533,600 for 2001, there seems little reason to alter the population forecasts shown on Table 2 ahead of the publication of the National Spatial Strategy and the next CSO census results.

Table 2 Population Forecasts for the Greater Dublin Area.

	SPG 1999 Population	Revised 2000 Population
1996 (Actual)	1,405,671	1,405,671
2001	1,491,000	1,533,600
2006	1,575,000	1,652,710
2011	1,650,000	1,764,420

Note: Revised estimates based on CSO Population and Labour Force Projections, July 1999.

The results of the next CSO census of population are particularly important in relation to the situation regarding population and household estimates.

HOUSEHOLD NUMBERS

During 2000, household prices rose by 14.6% for new houses and by 17.3% for second hand houses in Dublin. The consistent high cost of housing and a shortfall in supply in the Greater Dublin Area over the last two years may imply that household size is not falling as rapidly as anticipated in the SPG and SPG 2000 review and update. Larger households may result from either adult children remaining with their nuclear family rather than moving into the housing market or house owners renting surplus room space to lodgers.

The average household size in the Greater Dublin Area for 2006 was predicted in the SPG at 2.72. The composition of households into the future will have an important impact on the type of housing that should be provided. Trends should be examined when the next CSO census of population is published. Reliance on the next census to give a better indication for trends in household size will mean that there will be uncertainty until small area statistics are published in relation to this factor.

3

THE CAPACITY TO ACCOMMODATE GROWTH

CAPACITY TO PROVIDE FOR FUTURE HOUSING DEMAND

Information provided by the seven Local Authorities shows that there is a capacity on residential zoned land in the Greater Dublin Area to accommodate over 163,500 housing units over the next six years. This figure includes houses currently under construction or on appeal.

Table 3 Housing Capacity, Greater Dublin Area (December 2000)

Authority	A	B	C1	C2	D	E
Dublin CB	2,789	5,619	4,011	3,564	1,463	24,925
DL Rathdown	465	1,083	2,110	2,042	2,193	15,908
Fingal	2,638	11,502	8,540	1,040	2,490	55,983
South Dublin	1,345	1,625	1,002	950	2,647	27,283
Dublin Region	7,237	19,829	15,663	7,596	8,793	124,099
Kildare	890	3,715	3,146	1,332	1,920	14,887
Meath	1,354	3,873	3,685	382	2,000	17,529
Wicklow	1,464	869	1,192	304	2,561	7,064
Mid East Region	3,708	8,457	8,023	2,018	6,481	39,480
G.D.A.	10,945	28,286	23,686	9,614	15,274	163,579

Source: Local Authority Planning Department Compilation December 2000

A	Under construction
B	Planning Permission grants issued
C1	Awaiting local authority decision
C2	On appeal
D	Pre-Planning Discussion
E	Capacity of zoned undeveloped lands (including A-D, serviced or likely to be serviced by 2006).

In the Metropolitan Area there is considerable increase in densities proposed in the draft action area plans prepared by all local authorities. There is now capacity to provide for over 124,000 units to 2006 in the Dublin Region.

HOUSE COMPLETIONS

House completions in the GDA increased by 2.2% in 2000 in comparison with 1999. Details are outlined on Table 4 below. This increase is disappointing as national house completions showed an increase of 7.1% over 1999. Of the total output for 2000, Fingal completed 25.9% (4,044 units). South Dublin and Meath and Wicklow increased output over completions in 1999 by 4.4%, 55.6% and 14.7% respectively.

Table 4 House Completions by County & Regions GDA 1996 - 2000

Authority	1996	1997	1998	1999	2000
Dublin CB	4,125	3,427	3,777	2,804	2,362
DLR	903	1,053	712	886	860
Fingal	2,024	2,707	2,618	4,296	4,044
South Dublin	2,244	2,479	2,013	2,049	2,139
Dublin Region	9,446	9,325	8,957	10,035	9,405
Kildare	1,900	2,095	2,509	2,419	2,366
Meath	1,154	1,318	1,422	1,480	2,303
Wicklow	1,168	1,147	1,335	1,294	1,484
Mid East Region	4,222	4,560	5,266	5,193	6,153
Total GDA	13,668	13,885	14,223	15,228	15,558

Source: Housing Unit Department of Environment and Local Government

The Metropolitan Area has delivered a very positive response to the strategy of concentrating development by increased densities in residential schemes that are under construction. A changing market trend evident in 2000 is reflected in an increased level of planning applications presented in the Metropolitan Area for change of use from residential to commercial use.

The construction industry has to respond to the changes in building techniques and design quality necessitated by the intensification of building densities now proposed in the Metropolitan Area and growth centres.

MAJOR GROWTH OF COUNTIES ADJOINING THE GREATER DUBLIN AREA

A fundamental principle underlining the Strategic Planning Guidelines is that long distance commuting, especially by the private car is unsustainable. Thus, the rapid growth experienced in surrounding counties insofar as this is servicing the demand for housing in the Greater Dublin Area by providing accommodation for people working in the GDA is of considerable concern. House completions in these adjoining counties increased by 11% between 1999 and 2000 (from 7,820 units in 1999 to 8,675 units in 2000). This is a smaller increase than the 32% recorded between 1998 and 1999.

LAND USE TRANSPORTATION INTERACTION

The stress on the existing infrastructure in the Greater Dublin Area because of the time lag in the implementation of the 1995 Dublin Transportation Initiative emphasises the critical importance of the timely implementation of the Dublin Transportation Office strategy "A Platform for Change".

This is a four phased approach to 2016 for the delivery of an integrated transport service for the Metropolitan Area. Construction of Light Rail routes is in progress from Sandyford and Tallaght. Four QBC's were developed by December 2000. Five are proposed in 2001. QBC's have successfully attracted car users to public transport. The Southern Cross Route (M50 motorway), and the completion of the M1 Northern Motorway are due by 2003. Detailed planning has commenced for delivery of Metro lines.

ENSURING THAT UTILITIES ARE ADEQUATE TO MEET DEMAND

Water Supply

Under the Water Conservation Project losses across the supply system have been reduced by an estimated 10%-12%. This has resulted in a greatly improved level of service and has been crucial in meeting the current regional water supply needs. To achieve any further reductions in leakage an interim programme of mains rehabilitation is required especially for the mains in the older urban areas.

While water supply is adequate at present and in the short term, in the medium and long term up to 2011 the situation may become critical. Some sections of the 1996 Greater Dublin Water Supply Strategic Study were revised in year 2000 to identify the extra demand for water in the region as a result of the Strategic Planning Guidelines. The recommendations from this review are:

- Introduce Active Demand Management
- Demand to increase from 461 Mld (million litres per day) to 642 Mld at 2021
- Develop resources by increasing abstraction at Ballymore Eustace (318 Mld) and Leixlip (165 Mld). Scope for augmentation from smaller surface and ground water sources in the medium term (2006-2010) to be exploited to their full potential. An immediate feasibility study to be undertaken into the next major augmentation to the regions water supply based on either River Barrow/Slaney or River Shannon catchments.

Wastewater

Dublin Corporation have carried out a detail study of drainage in the dockland area of the city. Concerns about the capacity of the sewer network to cater for the proposed developments in the Dublin Region were identified in the study. The Department of the Environment and Local Government have approved a detailed analysis of the drainage system in the Dublin Region and parts of the adjoining counties of Meath, Kildare and Wicklow. Consultants will be appointed during 2001 to undertake the Greater Dublin Strategic Drainage Study. They will report on the current situation of the Grand Canal Sewer at the end of 2001 and complete the study at the end of 2002.

Progress in the implementation of new and improved wastewater treatment facilities is continuing with on-going work on the Dublin Bay Project (Ringsend WWTP, Sutton Pumping Station, North Fringe Sewer and Submarine Pipeline), Swords and Malahide Treatment Plants. Consultants have been appointed for the Shanganagh Catchment Study (including the Bray area), Howth Peninsula Drainage Study and treatment plants at Balbriggan/Skerries, Rush/Lusk and Portrane/Donabate. Smaller schemes are in hand in all the counties.

Storm Water

With the increased development in the GDA and the onset of climate change the risk of flooding in the existing and newly developed areas is increasing. It is important that attention is paid to the storm water aspects of all future developments.

Source control procedure for storm water runoff, which were adopted by Dublin Corporation, are now being applied in the Fingal, South Dublin and Dun Laoghaire Rathdown Local Authorities areas. As part of the Greater Dublin Strategic Drainage Study a detailed analysis of the surface water drainage system will be carried out within the study area. A regional policy for storm water control will be formulated as part of the study.

Solid Waste Management

Solid Waste Management continues to be a critical issue facing the Greater Dublin Area. Waste Management Plans which address key issues such as waste prevention, recycling, recovery and safe disposal have been adopted by the individual Authorities in the Greater Dublin Area.

Initiatives to direct waste from landfill and to help meet the targets set out in the Waste Management Plan for the Dublin region include:

- A new door to door collection system for dry recyclables which commenced in the Dublin region during the year 2000. This service is currently available to approximately 72,000 houses and providing a source of funding is available will be extended to 80% of all householders in the Dublin Region.
- A Waste Management licence has been issued by the EPA for a Biological Waste Treatment Facility in Ballyogan and the procurement process has commenced. A second facility is planned for the Fingal area. Additional baling capacity at a facility in Ballyogan will be commissioned in 2001.
- The procurement process for a Waste to Energy Plant on Poolbeg Peninsula is about to commence.
- A Construction/Demolition waste recycling facility is now in operation at Balleally.

Electricity

Demand for electricity is continuing to grow rapidly in the GDA, reflecting both the increased population and the buoyant economy. This has brought about the need to reinforce the electricity networks in order to minimise the risks to customer supplies and provide for this load growth. A more recent feature of the growth in electricity demand has been the advent of data centres in the GDA. These are characterised by a high load density and rapid build up to full load.

A major programme to reinforce the electricity networks in the Dublin area is already underway to cater for these developments. This will involve the construction of a number of distribution substations in the rapidly developing areas.

A number of generation stations have also been proposed to meet this increasing demand and planning permission has been granted for some of these.

Gas

The current Bord Gáis Natural Gas infrastructure, which consists of the national network and a sub-sea interconnector pipeline from Dublin to Scotland, following Cabinet approval, is to be extended to include the construction of a parallel second interconnector and a ringmain extending the current national gas network from Dublin through the Midlands to the West, linking into Limerick city. This significant development of the infrastructure was driven by the increased demand for natural gas in the GDA. The principal forces behind this increase in demand include the general economic boom in both the commercial and industrial sector; the increasing popularity of gas for the residential consumer and, most significantly, the increase in use of gas for power generation.

Recent demand forecasts by the ESRI show that gas demand in Ireland is growing faster than had been anticipated and that Ireland will need additional gas supplies by Winter 2002. The Bord Gáis proposal for a second interconnector from Scotland is the only project capable of delivering gas to the Irish market in time to meet the expected demand in Winter 2002. In addition to the new infrastructure proposed for Ireland over the coming year or so, the recent discovery by Enterprise Oil off the North-West Coast of Ireland - the Corrib Gas Field, should also enhance security of supply for the island of Ireland.

Information Technology

Eircom and other operators have investment programmes in place to meet all forecast and anticipated demands from the business and consumer markets for data, voice and other services.

It is not envisaged that there will be any major shortfall in telecommunications network capacity going forward over the next ten years.

4

DEVELOPMENT PLANS

A review of the development plans was prepared by Brady Shipman and Martin for the first Annual Review of the Guidelines. This acknowledged that many plans had been prepared with the knowledge of the SPG study but prior to the publication of the SPG strategy.

NATIONAL PLANS

The National Climate Change Strategy published in October 2000 refers to the importance of implementation of the SPG in relation to the consolidation of development in the Metropolitan Area and growth centres and the use of public transportation networks.

The National Spatial Strategy will report on a variety of topics including regional balance, the role of Dublin as a European capital city, the role of Dublin in Ireland. This report is due for publication at the end of 2001. The findings will be incorporated in future reviews of the SPG Report.

METROPOLITAN AREA

Within the Metropolitan Area development plans are largely in conformity with the strategy of the guidelines. The Residential Density Guidelines are generally adhered to, allowing for higher densities than was hitherto envisaged on appropriate sites.

There is concern that there is not adequate housing provided in the Metropolitan Area to meet the objective of the concentration of future development in this area in early phases of the guidelines. This is reflected in the housing completion statistics. However, a number of large schemes are at local plan stage and will reach construction stage in the near future.

Major employment development in 2000 has occurred in the suburbs. This is due in particular to the lack of suitable development lands in the city centre. Sites for future employment centres are planned at Docklands and the Digital Hub at Thomas Street.

Dun Laoghaire Rathdown are involved, with the Luas team and developers of subject sites, in an integrated joint venture bringing Luas through Sandyford to Cherrywood.

Although Bray and Greystones are in the Metropolitan Area, Wicklow County Council considers that, due to constraints relating to infrastructure and utilities, an expected concentration of development has not occurred.

GROWTH CENTRES

In response to the SPG strategy, during 2000 a number of local authorities have commissioned studies for framework plans and development plans and integrated transportation plans for growth centres. These include Balbriggan, Naas-Newbridge-Kilcullen, Navan and Wicklow. An economic strategy is prepared for Athy.

In Arklow, judicial review proceedings instituted against infrastructural projects and in Wicklow, a longer lead in period to planning may result in slow progress in delivering residential development to meet the indicative strategic allocation of households indicated in the 1999 Guidelines in these designated growth centres.

HINTERLAND

Development Plans for the Hinterland Area include the plans for Meath and parts of Kildare, Fingal and Wicklow. All of these development plans and draft plans have incorporated the principle of development of hinterland and growth centres. However there is a divergence across the hinterland in the interpretation of the terminology used in the SPG's such as "local need" and "strategic green belt".

In the hinterland a number of local action area plans are being prepared for towns and villages. It is important that these plans cater only for local growth in accordance with the SPG report.

There is pressure for development of business parks in the Hinterland Area of Kildare surrounding the growth centre of Naas-Newbridge-Kilcullen.

Any consideration of development in the hinterland should conform with the principle of integration of public transport and land use.

CONFORMITY OF PLANS WITH THE GUIDELINES

The Department of the Environment and Local Government has written to all the participant local authorities requesting confirmation that the development plans conform to the strategy of the 1999 Guidelines.

HOUSING STRATEGIES

Under Part V of the Planning and Development Act, 2000, the local authorities are required to prepare housing strategies by July 2001 that will be presented as variations to existing development plans. The strategies base their population forecasts on the SPG 2000 Review and Update.

RETAIL STRATEGIES

Consultants were appointed in the summer of 2000 to prepare the Retail Strategy for the Greater Dublin Area required by the Department of the Environment and Local Government Retail Planning Guidelines for Planning Authorities. Currently work is underway on a qualitative review of main centres, establishing baseline shopping centre turnovers, analysis of shopping centres and review of expenditure forecasts and retail floorspace requirements. A draft final report will issue in July 2001. All GDA authorities will be expected to vary their plans to incorporate the strategy.

TRANSPORT STRATEGY

The 'Platform for Change' prepared by the Dublin Transportation Office is an integrated transportation strategy for the Greater Dublin Area to 2016. The Strategic Planning Guidelines forecasts of population, residential location and employment constitute the land use scenario for 'Platform for Change'. The strategy seeks to transform the transportation system in the Greater Dublin Area with a high quality integrated network for DART, suburban rail, LUAS, Metro, bus, road, cycling and walking. The DTO are preparing a short-term action plan for 2001-2003.

The key objectives are, that the bulk of public transport journeys in the Greater Dublin Area will be achieved with not more than one transfer, and, the majority of people living in the Metropolitan Area will be able to access public transport networks by walking ten minutes or less.

SUSTAINABLE RECREATION

SRUNA, a pilot project for the Sustainable Recreational Use of Natural Assets funded under the TERRA Programme reported on the Greater Dublin Area (October 2000). This study involved the preparation of a countywide inventory of natural assets by each of the seven local authorities and the preparation of a recreational management strategy for a natural asset site in each of the counties.

The project report recommends that the Strategic Planning Guidelines for the Greater Dublin Area have not given detailed consideration of recreation and natural amenities. This issue should be specifically addressed in a review of the Guidelines.

PRIORITIES FOR 2001:

During 2001, the Office of the Strategic Planning Guidelines proposes to:

- Prepare a report allocating the surplus population identified in the SPG Review and Update 2000 ensuring that the public transport proposals are reinforced with land use policy and practice. This work will be undertaken by the local authorities and the SPG office working with the Dublin Transportation Office, Department of the Environment and Local Government and the Department of Public Enterprise.
- Prepare a guidance note on possible employment targets towards achieving sustainable employment growth in the primary and secondary growth centres.
- The Strategic Planning Guidelines uses terms such as “local need” and “strategic green belt”. Work will be undertaken with each of the constituent local authorities preparing a common understanding of these terms through the Hinterland Area.
- The extensive network of contacts, throughout the constituent local authorities, made during 2000, should be reorganised on a group basis.
- The contact network of government and public organisations will be expanded.
- Update and enlarge the website www.spggda.ie and its use in e-consultation/information exchange.
- Prepare terms of reference, timescales and methodology for a fundamental Review of the 1999 Strategic Planning Guidelines Report.

During 2001, the SPG team will be expanded to allow for improved independent statistical analysis and data base development which will assist not only the guidelines but also the constituent local authorities.

APPENDIX A

STRATEGIC PLANNING GUIDELINES MONITORING AND REVIEW GROUP

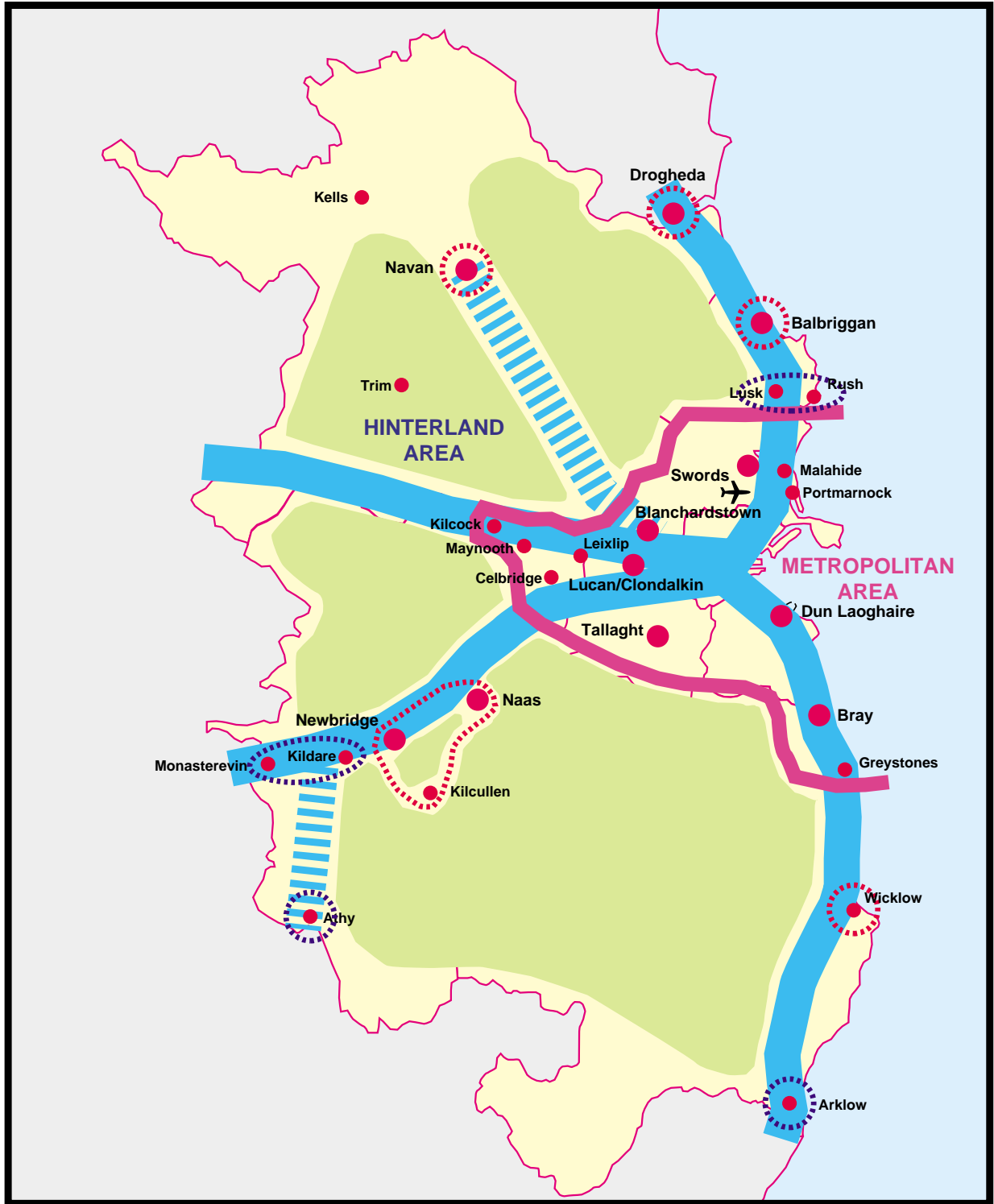
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Niall Bradley	Manager, Kildare Co. Co.
Joseph Horan	Manager, Meath Co. Co.
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Hubert Fitzpatrick	Asst. Manager, Wicklow Co. Co.
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Sean Carey	Assistant City Manager, Dublin Corporation
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John Henry	Chief Executive, Dublin Transportation Office
Andy Cullen (Pat Mangan Jan-Nov)	Assistant Secretary, Department of Public Enterprise
Patricia Potter	Chief Executive, Dublin Regional Authority
Michael Tobin	Chief Executive, National Roads Authority
Seamus Walker (Ultan McCabe Jan-Sept)	Chief Executive, Mid-East Regional Authority.

STRATEGIC PLANNING GUIDELINES TECHNICAL WORKING GROUP

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Mr. Tom Doherty	Deputy Manager, South Dublin County Council
Mr. Douglas Hyde	Director of Services, Fingal County Council
Mr. Michael Kenny	Senior Exec. Planner, Kildare County Council
Mr. Michael Looby	County Engineer, Wicklow County Council
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Kildare County Council	Cllr. Martin Miley, Cllr. Senan Griffin
Naas Urban District	Cllr. Seamus Moore
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Bray Urban District	Cllr. David Grant
Meath County Council	Cllr. John Fanning, Cllr. Oliver Brooks
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