



**Oifig an
Rialaitheora Pleanála**
Office of the
Planning Regulator

Councillor Training

Evaluation & Assessment of Plans

John Desmond, Senior Planner

February 2020



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Office of the Planning Regulator

Role of OPR

❑ Est. April 2019

❑ Three statutory functions

What is the Office of the Planning Regulator?

The OPR's purpose is to oversee the continuous enhancement of Ireland's planning process and its outcomes by driving the co-ordination of planning policy implementation across national, regional and local levels, building a stronger knowledge base and ensuring regular reviews of the performance of planning authorities and An Bord Pleanála.

What are the main functions of the Office?

Independent assessment of all local authority and regional assembly forward planning	Reviews of the systems and procedures used by any planning authority	Driving national research, training, education and public information
<ul style="list-style-type: none"> Evaluates all local authority forward planning, including development plans, local area plans, etc. Provides recommendations during the drafting of statutory plans to ensure consistency with relevant national and regional policies. 	<ul style="list-style-type: none"> Organisational review of the systems and procedures used by any planning authority, including An Bord Pleanála in the performance of their planning functions. Considers submissions from the public in relation to the systems and procedures used by planning authorities in the delivery of planning services. 	<ul style="list-style-type: none"> Delivers training and education programmes for stakeholders based on a strategic planning research programme. Promotes public awareness of the principles of proper planning and sustainable development and encourages effective public participation in the planning process.

@PlanningReg

/office-of-the-planning-regulator



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Statutory Basis

31P. (1) The functions of the Office are—

(a) to evaluate and assess—

(i) development plans, including draft development plans,

(ii) variations of development plans, including proposed variations,

(iii) local area plans, including the amendment or revocation of such plans,
and

(iv) regional spatial and economic strategies,

during their preparation and making under *Chapters I to III of Part II* in order for the Office to provide observations and recommendations to planning authorities and regional assemblies, as appropriate, on those plans and strategies,

(b) in respect of any plan or strategy to which *paragraph (a)* relates, to inform the Minister if, in the opinion of the Office, any such plan or strategy is not consistent with its observations and recommendations, especially where, in its opinion, failure to be so consistent would affect the overall strategy for proper planning and sustainable development of the area concerned,



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Strategy

□ Goals:

- Clear, fair & independent
- Driving innovation
- Customer focus
- Efficient

□ Values:

- Independent
- Transparent
- Engaged





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Team

- ❑ 7 full time staff

- ❑ Roles
 - Carrying out evaluations & assessment
 - Mapping and recording (GIS)
 - Communicating

- ❑ Deputy Regulator position (Director)



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Remit

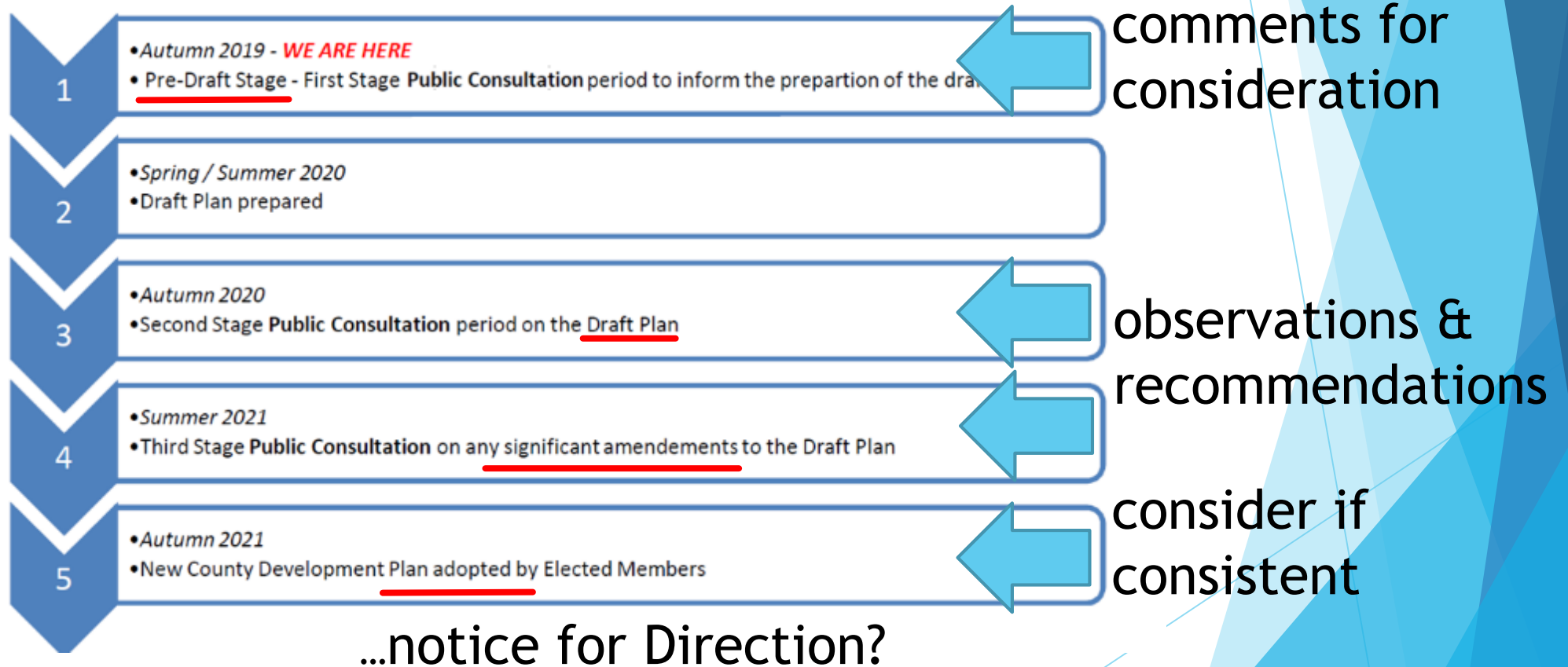
- ❑ Independent
- ❑ At least at a strategic level
- ❑ Support & guidance
- ❑ Not a policy maker

...when, what & how do we assess?



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When do we assess?

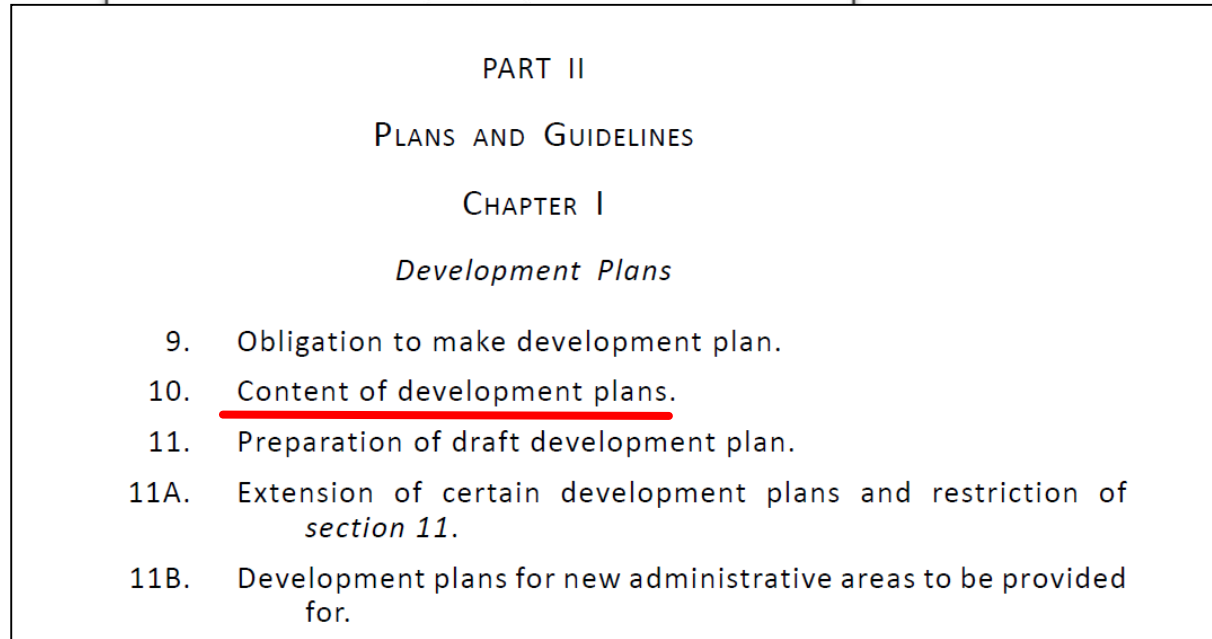
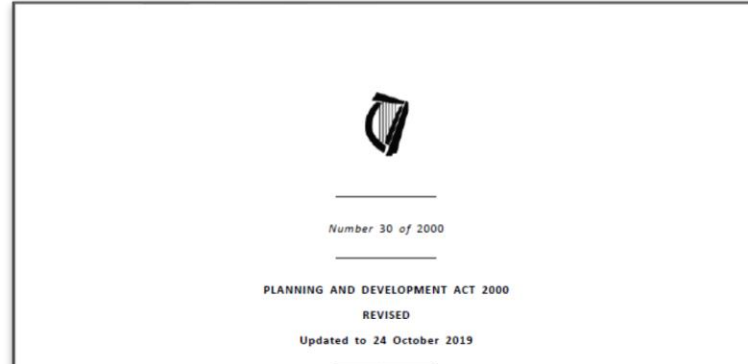




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What do we assess?

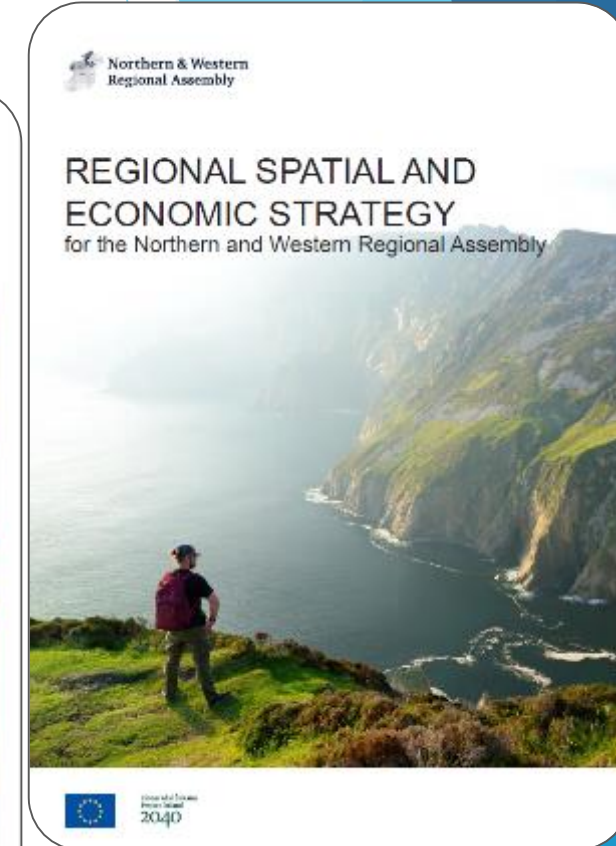
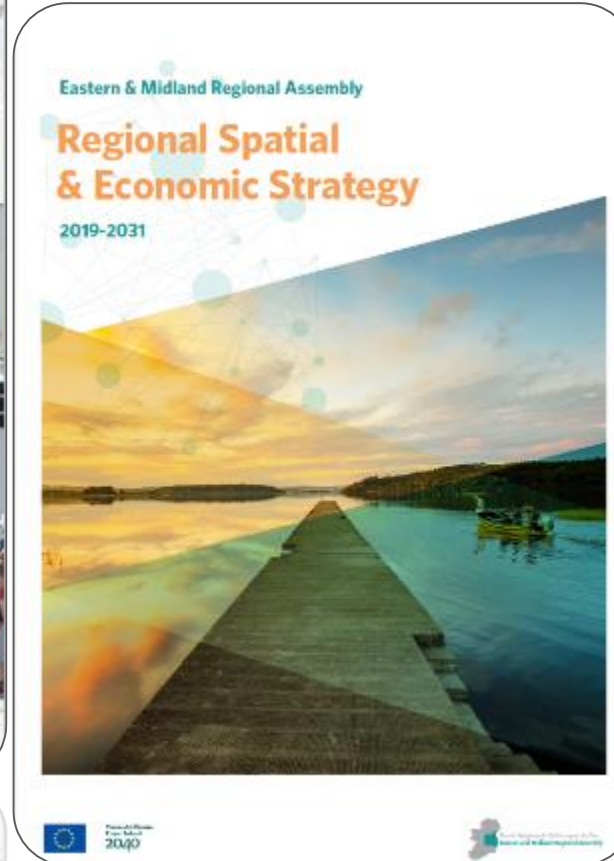
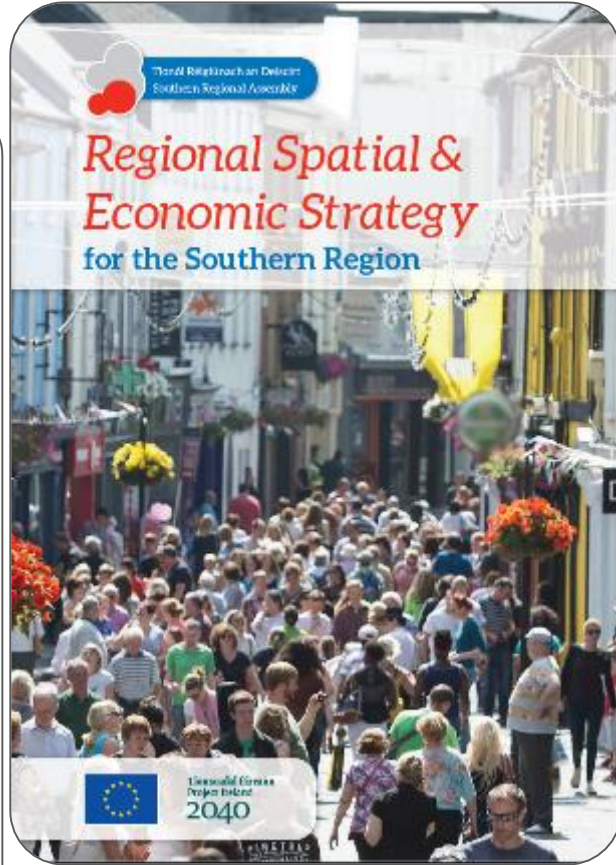
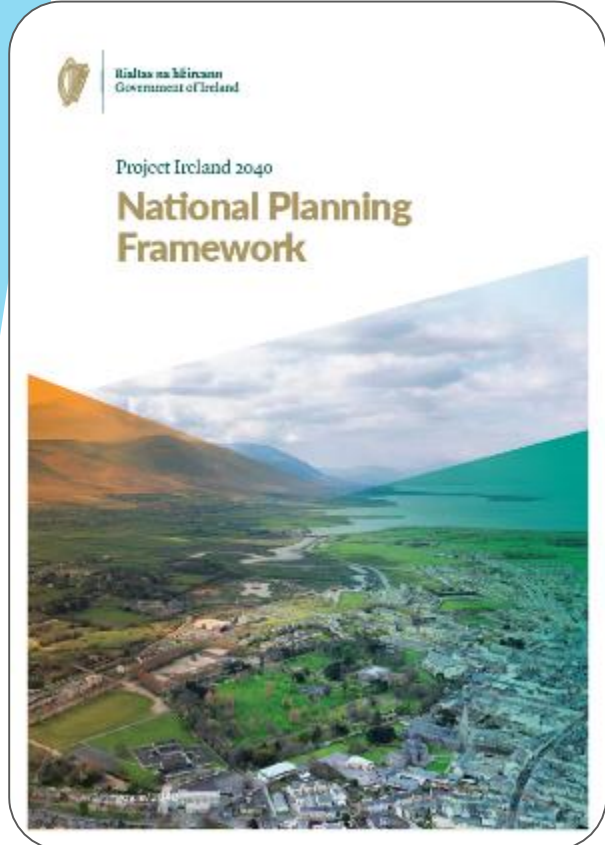
- Mandatory objectives
- Core Strategy
- Climate Action





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What do we assess?



...& the NTA TS for the GDA

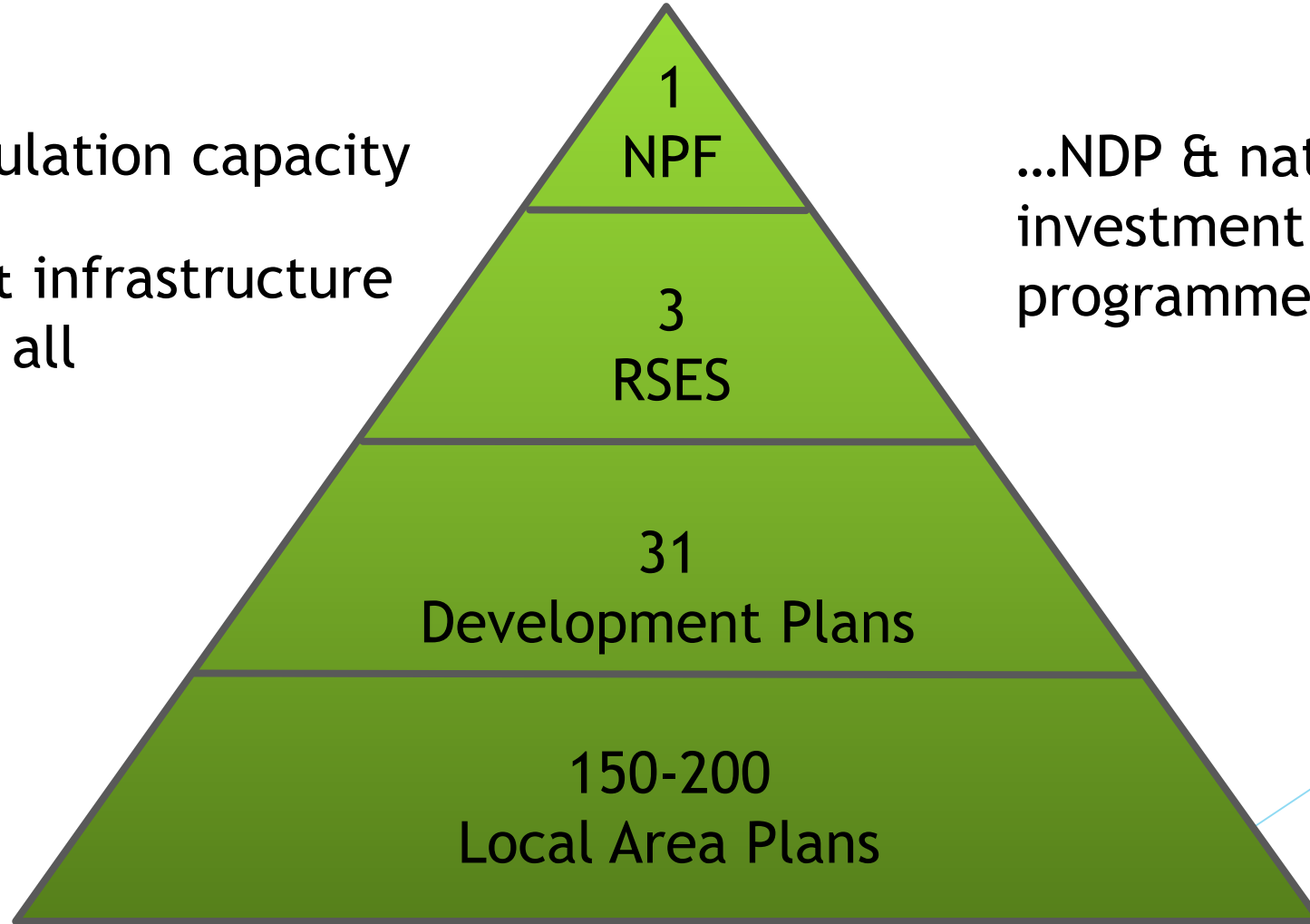
...& the development plan



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What do we assess?

...aligning population capacity
...with social & infrastructure
investment at all
plan levels



...NDP & national
investment
programmes



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What do we assess?



...statement under 28(1)(b)



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How do we assess?

- ❑ Working manual or guide (comprehensive)
- ❑ Processes and deadlines (clarity)
- ❑ Checklists (consistency)
- ❑ Interactions with planning authority & prescribed authorities (transparency)



Plan Evaluation
Methodology



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Scope of assessment?

	Within scope
Check development plan contains all mandatory objectives	✓
Settlement strategy / hierarchy	✓
Check for possible omissions, e.g. no strategic flood risk assessment	✓
Review if site should be included as a Protected Structure	X
Specific design standards	X
Presentation and format of the document	X



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Output of our assessments?

- ❑ Observations
- &
- ❑ Recommendations
 - ...necessary to ensure effective coordination of national, regional and local planning requirements....
- ❑ Clear explanation

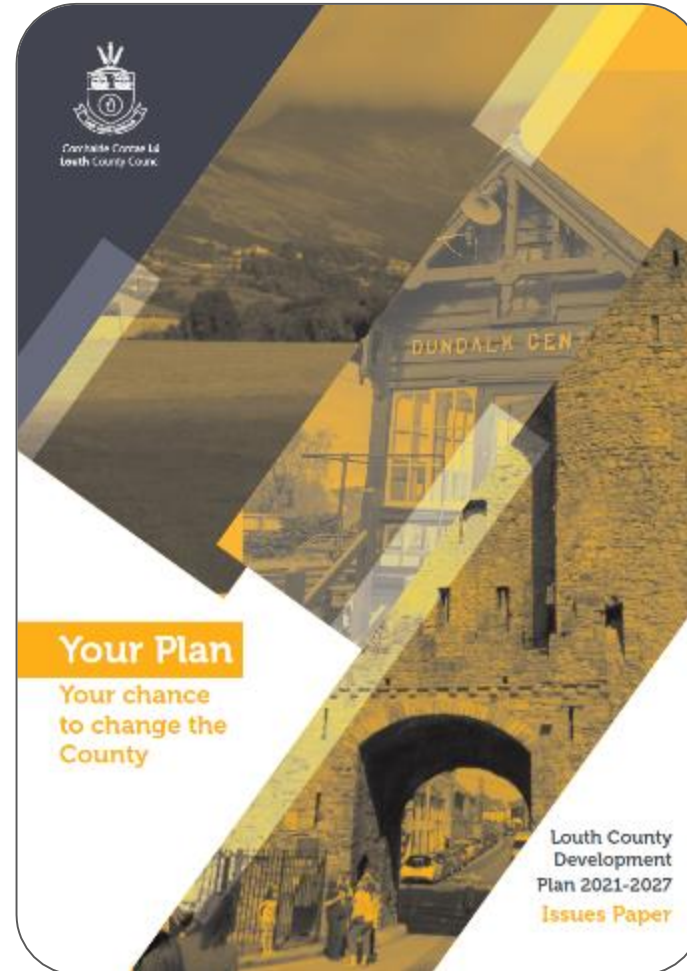
Examples of approach so far?



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Louth CDP

- ❑ Core strategy & settlement hierarchy
- ❑ Economic development & employment
- ❑ Transport & connectivity
- ❑ Infrastructure
- ❑ Climate action & energy



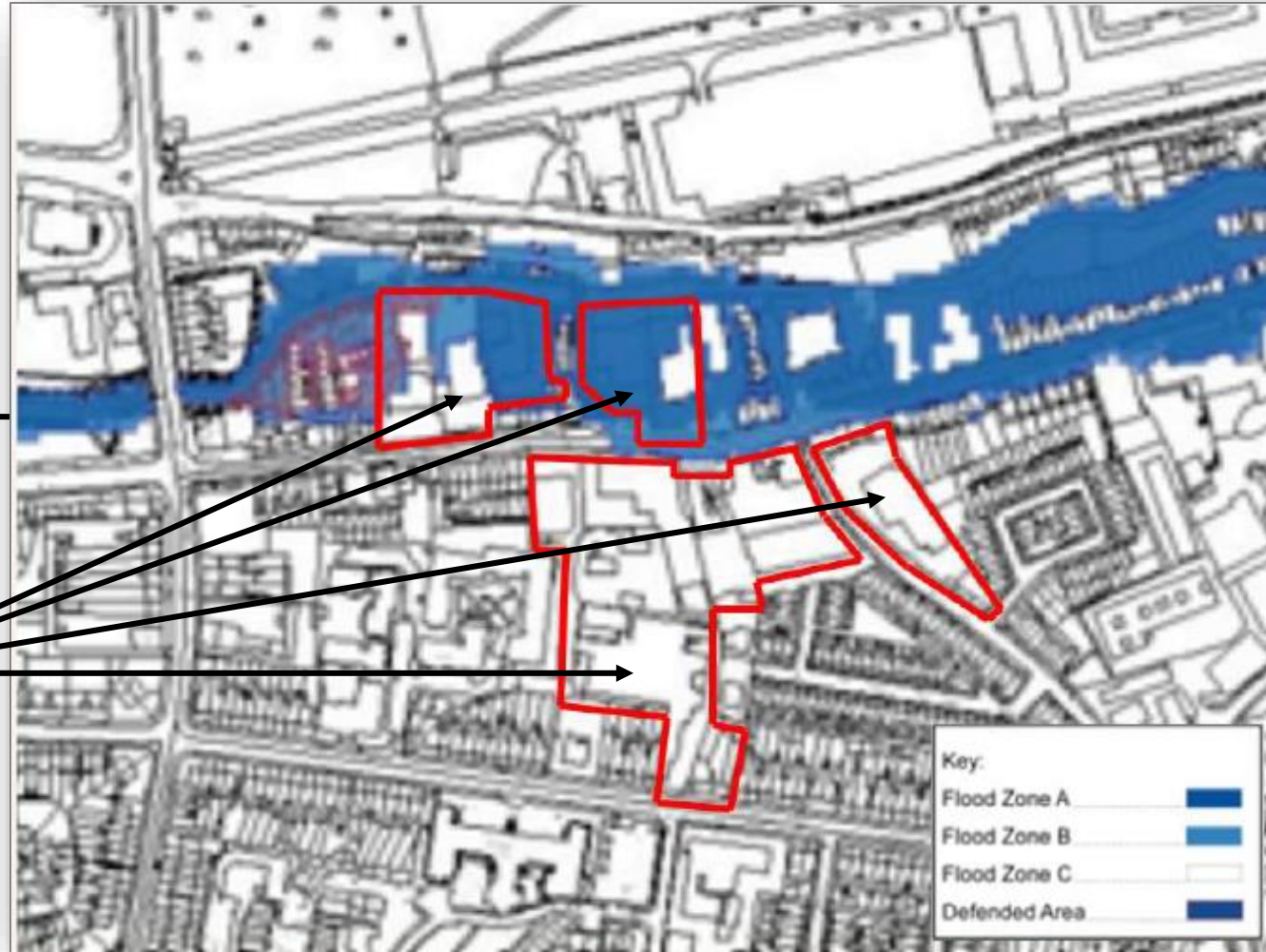


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Dublin City DP draft Variations 8-28

Camac River

Proposed residential rezonings



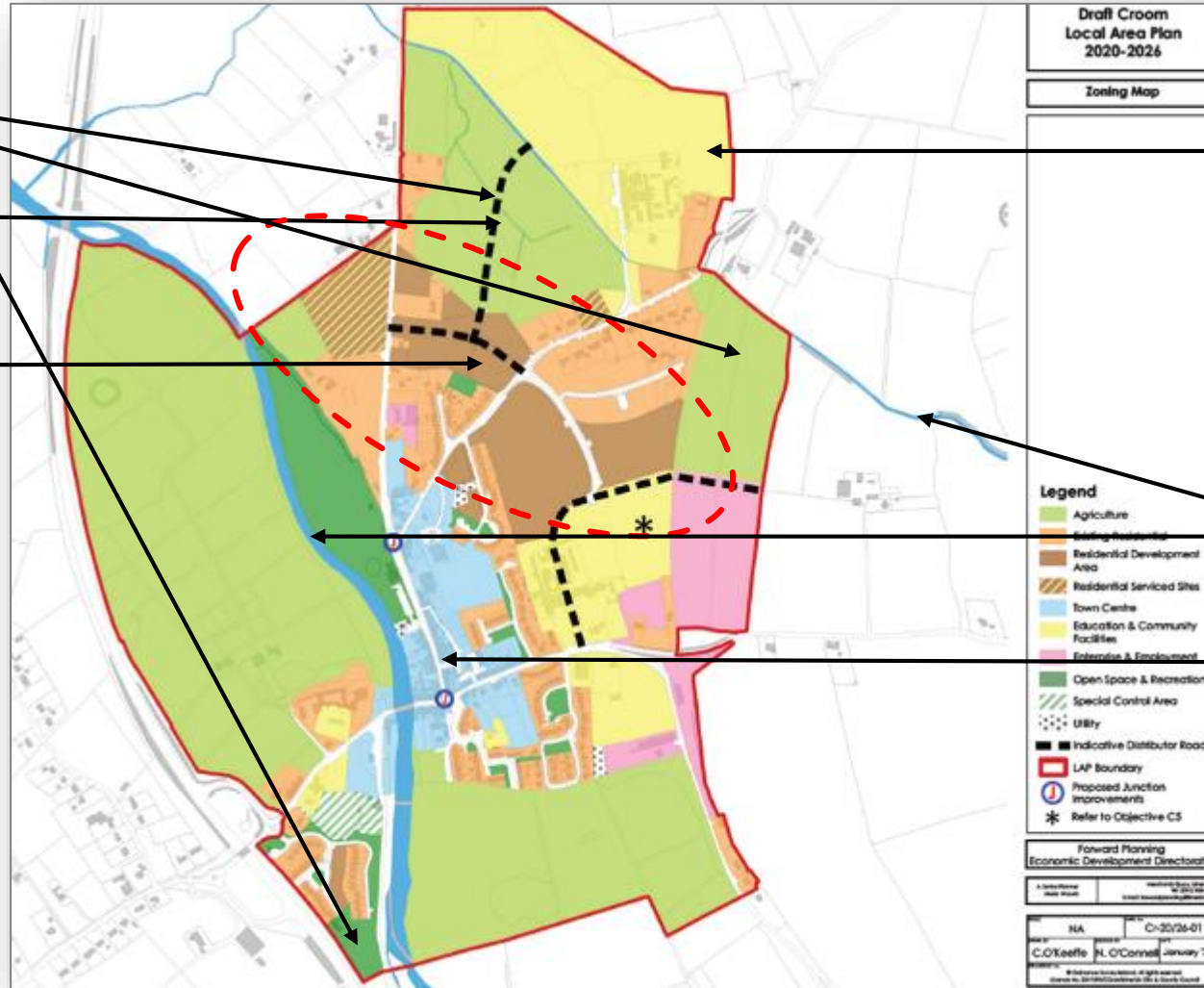
Royal Hospital
Kilmainham

Old Kilmainham
village



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Draft Croom LAP



De-zoning

Proposed distributor road

Residential - zoned development area & serviced sites

Proposed extended education & community & extended LAP boundary

River Maigue

High Street

Draft Croom Local Area Plan 2020-2026
Zoning Map

Legend

- Agriculture
- Existing Residential
- Residential Development Area
- Residential Serviced Sites
- Town Centre
- Education & Community Facilities
- Enterprise & Employment
- Open Space & Recreation
- Special Control Area
- Utility
- Indicative Distributor Roads
- LAP Boundary
- Proposed Junction Improvements
- Refer to Objective CS

Forward Planning Economic Development Directorate

NA C-25/26-01
C.O'Keefe, L.O'Connell January '20

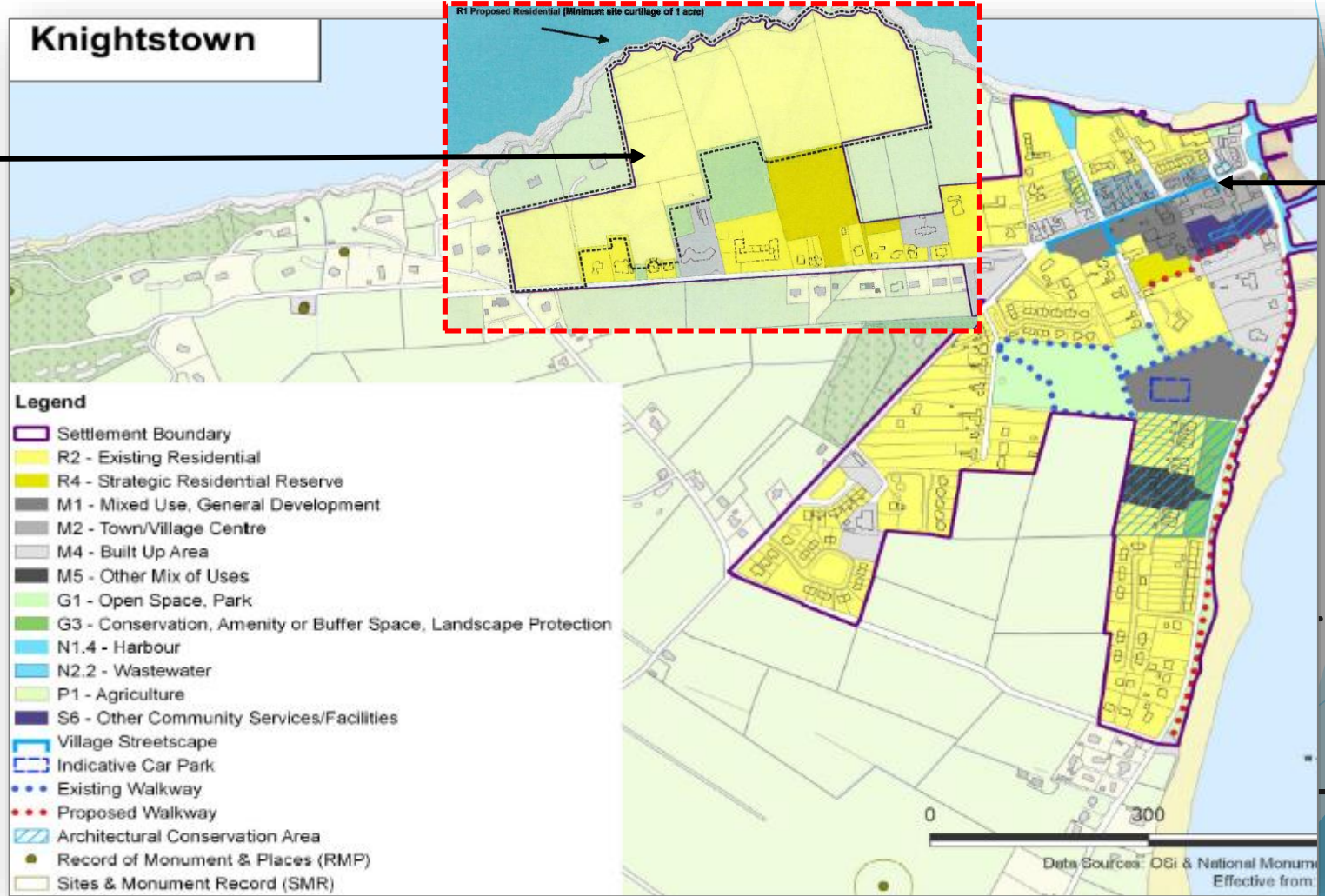


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West Iveragh MA LAP Material Amendments

Material alteration 47

Ferry to Cahersiveen

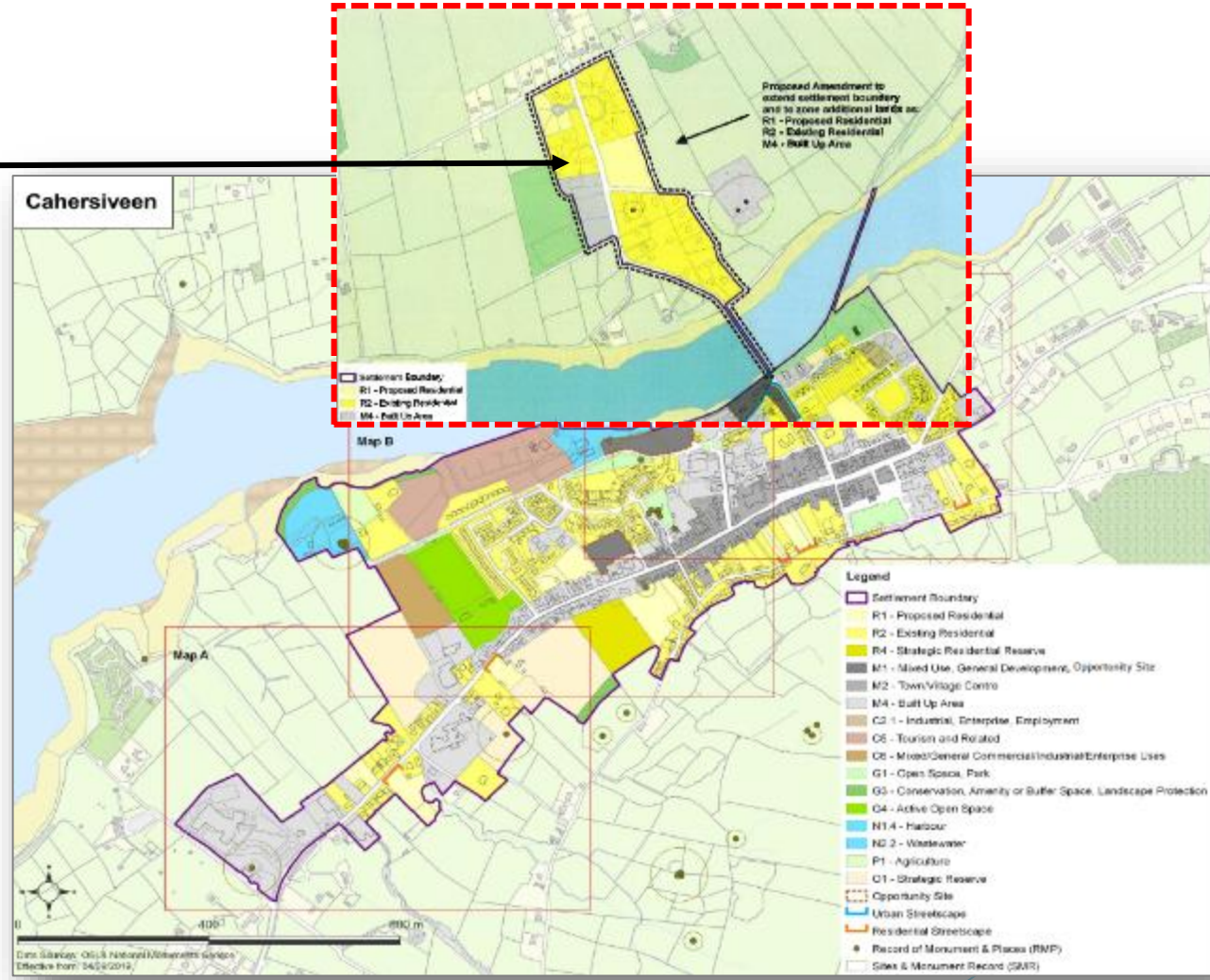




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West Iveragh MA LAP Material Amendments

Material alteration 46

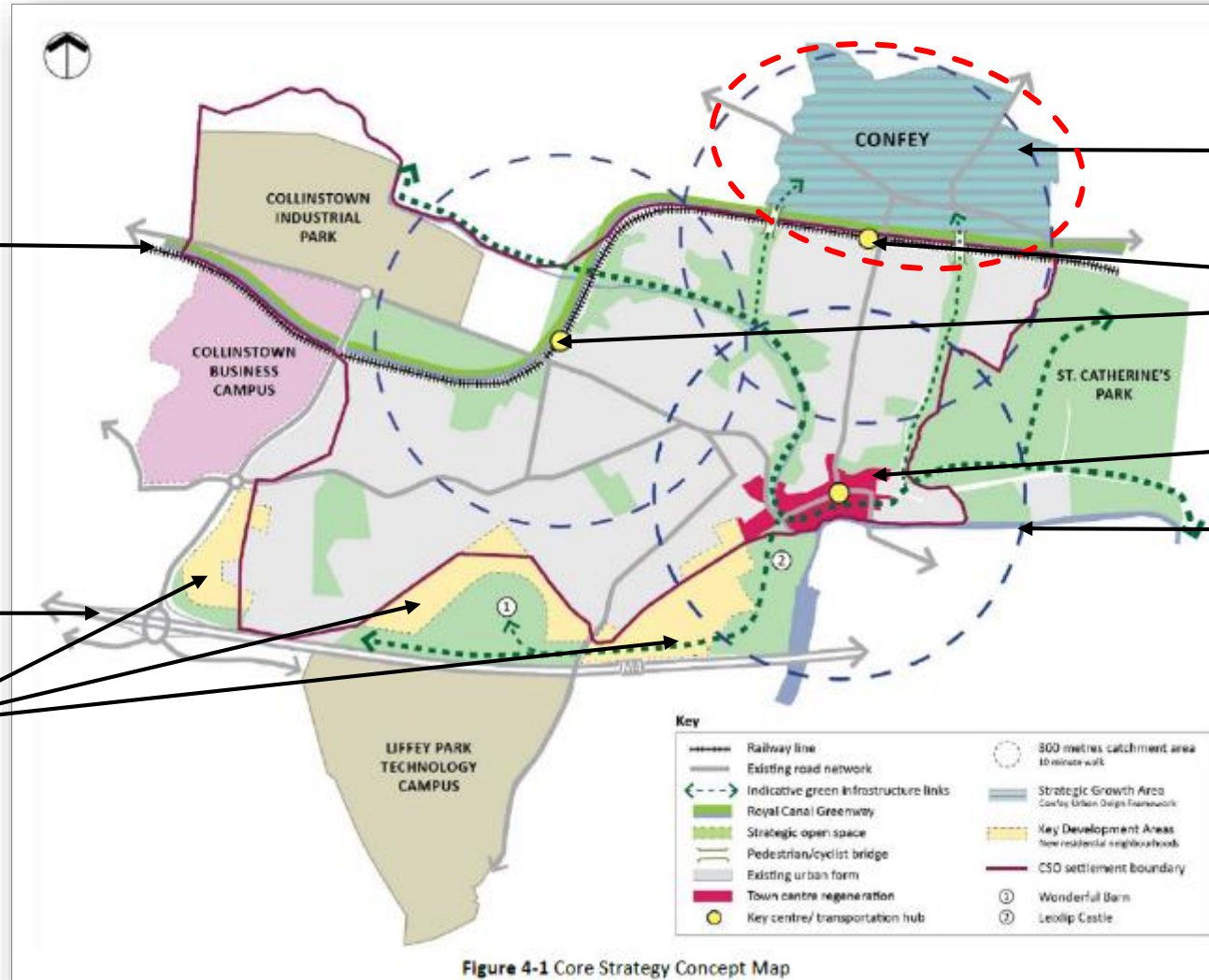




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Leixlip LAP

Material Amendments



Proposed main addition residential zonings

...capacity constraints

Major greenfield extension

Two train stations

Town centre

Liffey

...Adopted LAP

Figure 4-1 Core Strategy Concept Map



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What next?

- ❑ Draft methodology out for consultation
- ❑ Four weeks for comments
- ❑ Will inform final methodology
- ❑ Periodic review to ensure it remains fit for purpose



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Key messages

- ❑ Statutory mandate to evaluate & assess
But....
- ❑ Guidance & help for plan-makers
- ❑ Avoid s.31 directions
- ❑ Not a policy-maker
- ❑ Feedback on our draft methodology



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Thank you



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Role in making of plans

