

Residential Zoned Land Tax Annual Draft Map
Planning Department
Meath County Council
Buvinda House
Dublin Road
Navan
Co. Meath
C15 Y291

Thursday, 28th March 2024

To Whom It May Concern

RE: SUBMISSION IN RESPECT OF THE *MEATH RESIDENTIAL ZONED LAND TAX ANNUAL DRAFT MAP* IN RESPECT OF LANDS AT:

OLDBRIDGE MANOR, RATHMULLAN ROAD, DROGHEDA, CO. MEATH

Thornton O'Connor Town Planning¹ have been retained by [REDACTED] to prepare this Submission to Meath County Council in respect of the *Meath Residential Zoned Land Tax Annual Draft Map* ('*Annual Draft Map*'). This Submission, which is made in accordance with Section 653D of the *Finance Act 2021*, relates to lands in the ownership of [REDACTED] (within Land Parcel ID MHLA00340223) at Oldbridge Manor, Rathmullan Road, Drogheda, Co. Meath.

On 1st February 2024, Meath County Council published the requisite *Annual Draft Map* that identifies lands within its functional area that are considered to be '*suitably zoned and connected to, or has access to services*²' and thus 'In Scope' for the purposes of the Residential Zoned Land Tax.

The *Annual Draft Map* prepared by Meath County Council incorrectly includes areas designated as public open space at Oldbridge Manor, Rathmullan Road, Drogheda, Co. Meath, which this Submission is seeking the exclusion of from the 'Final Map'.

An extract from the *Meath Residential Zoned Land Tax Annual Draft Map*, annotated to highlight the extent of Land Parcel ID MHLA00340223 (indicatively outlined in green) and the lands subject to this Submission forming part thereof (indicatively outlined in red), is included overleaf (Figure 1):

¹ No. 1 Kilmacud Road Upper, Dundrum, Dublin 14

² As set out in Section 3.1 of the *Residential Zoned Land Tax – Guidelines for Planning Authorities* (June 2022).

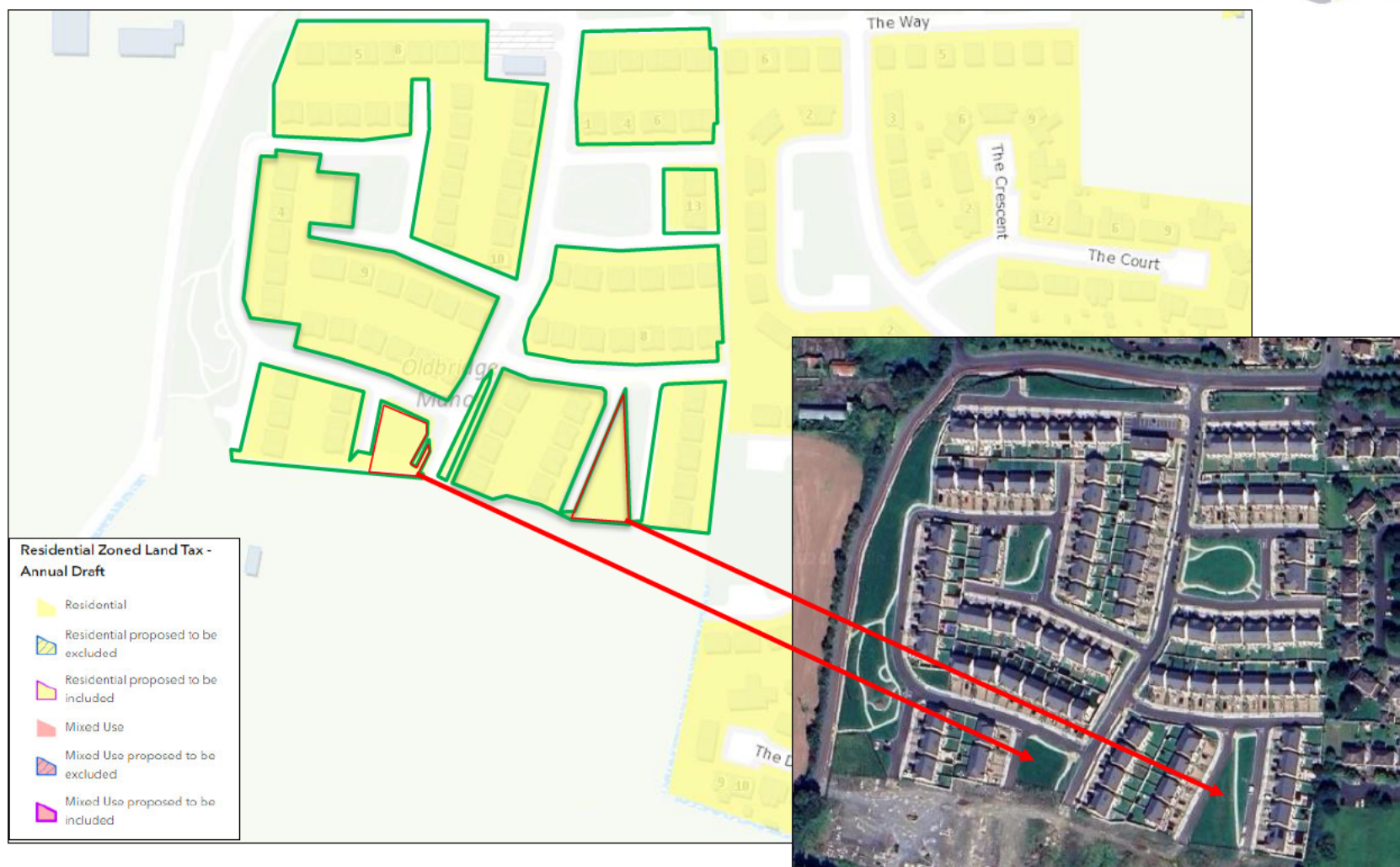


Figure 1: Extract From the *Meath Residential Zoned Land Tax Annual Draft Map* and Google Maps Showing the Lands Subject to this Submission

(Source: *Meath Residential Zoned Land Tax Annual Draft Map* and Google Maps, Annotated By Thornton O'Connor Town Planning, 2024)

As regards Mapping, the *Residential Zoned Land Tax – Guidelines for Planning Authorities* (June 2022) states that:

*'The mapping only identifies those lands which are suitably zoned and serviced in line with the legislative provisions in the Finance Act 2021, and identifies **areas to be excluded which will provide for community infrastructure such as open space, schools and roads which are associated with the development of those lands.**' [Our Emphasis]*

It is clear, having regard to the foregoing extract from the *Residential Zoned Land Tax – Guidelines for Planning Authorities* (June 2022), that **areas of open space associated with a Development, all of which in Oldbridge Manor Residential Development have not been excluded, should be excluded from Residential Zoned Land Tax Maps. The areas of open space subject to this Submission are thus considered 'Out of Scope'.**

We trust the content of this Submission will be duly considered and we look forward to receiving confirmation that the subject lands are considered 'Out of Scope' as they do not satisfy the qualifying criteria and will thus be excluded from the 'Final Map'.

Yours faithfully,

A handwritten signature in black ink, reading 'Sadhbh O'Connor' in a cursive script.

Sadhbh O'Connor
Director
Thornton O'Connor Town Planning