

LOUTH COUNTY DEVELOPMENT PLAN 2021-2027

# DROMISKIN

Volume 2  
Small Towns and Villages

## 9. Dromiskin

### 9.1 Context/Character

Dromiskin is located approximately 10km south of Dundalk, between the M1 motorway and R132, the former Belfast to Dublin Road. It was originally a Celtic monastic site. The 9<sup>th</sup> Century round tower and part of the Abbey remain, providing an iconic landmark for the village.

Views of Dundalk Bay and the surrounding countryside are available from the tower. Located at a crossroads, the settlement gradually extends along the roadway in a linear manner with residential development to the north and northeast. Church View was one of the first housing developments to be built in the village.

**Table 9.1: Settlement Overview**

Settlement Overview - Dromiskin	
<b>Position in Settlement Hierarchy</b>	<b>Village</b>
<b>2016 Population</b>	846
<b>2011 Population</b>	814
<b>Percentage Change 2011-2016</b>	10.1%
<b>Housing Stock 2016</b>	354
<b>Residential Units granted since 2015</b>	44 units (15 units completed at the time of writing)
<b>Education Facilities</b>	St Peters National School
<b>Community Facilities</b>	GFC, Crèche, church, shop, pharmacy, credit union, post office, recycling facilities.
<b>Architectural Conservation Area (ACA)</b>	No
<b>Protected Structures</b>	4
<b>Zone of Archaeological Potential (ZAP)</b>	Yes
<b>Views and Prospects</b>	No
<b>Adjacent to European Site</b>	No
<b>Strategic Flood Risk Assessment</b>	Pluvial flooding is evident on lands within the development boundary.  Manage flood risk and development in line with Policy Objectives as set out in Vol. 1 Chapter 10: Infrastructure and Public Utilities.
<b>Water Services Infrastructure/Capacity</b>	Dromiskin is located within the Cavan Hill and North Louth Water Resource Zone, which had capacity at the time of writing.  There was available capacity in the Dromiskin Waste Water Treatment Plant at the time of writing.

## 9.2 Opportunities:

- Increase pedestrian safety and connectivity in the village centre.
- Enrich the streetscape through public realm improvements.

## 9.3 Settlement and Housing

Dromiskin experienced considerable development pressure in the 1990's and the first half of the 2000's, primarily due to the proximity of the village to the M1 motorway and Dundalk.

Future development in Dromiskin during this Plan period will focus on consolidation and the build out of extant permissions, with opportunities for infill and brownfield development close to the village centre.

## 9.4 Economy and Employment

Dromiskin is identified as a Level 4 retail centre in the County Retail Hierarchy.

It has a Jobs:Workforce Ratio of 0.24, which has resulted in the majority of residents being required to travel outside the settlement for employment. Local employment opportunities are provided by a manufacturing facility, school, crèche and retail services.

## 9.5 Water Services Infrastructure

Dromiskin is served by the following water services infrastructure:

**Water:** Dromiskin is located within the Cavan Hill and North Louth Water Resource Zone, which had capacity at the time of writing.

**Wastewater:** There was available capacity in the Dromiskin Waste Water Treatment Plant at the time of writing.

## 9.6 Movement

Dromiskin is situated along a Class 1 local road, which connects with Castlebellingham to the south, and local roads to the east, which adjoin the R132. The village is located along the route of the Bus Éireann daily service between Dundalk and Annagassan and would benefit from improved bus infrastructure including a shelter and seating.

The linear pattern of development in Dromiskin has resulted in the village having an elongated form.

The village core, school and Church are located to the south, while St Joseph's GFC and substantial residential developments are located a considerable distance to the north. The village would benefit from the provision of a footpath network thereby improving connectivity, road safety and reducing reliance on the private car.

## 9.7 Natural and Built Heritage

Dromiskin sits within a flat rural landscape setting in the County. It is important that a clear distinction is established between the village and the surrounding countryside in order to preserve the character of the local surrounding countryside.

Historically, Dromiskin was an important monastic centre. This is evident on the eastern approach to the village where there are prominent views of a round tower standing in the churchyard of the early monastic site.

In addition to 13 archaeological sites, a proportion of the north of the village lies within a Zone of Archaeological Potential, which is afforded protection under the National Monuments Act.

It is important to ensure that future development shall not be detrimental to the character of the village or its setting and be sited and designed with care to protect monuments and their settings. Within the settlement boundary, there are four Protected Structures, as detailed in Table 9.2 below.

**Table 9.2: Protected Structures in Dromiskin**

ID Number	Name
LHS 012-030	Church of St Peter 1926
LHS 012-033	Round Tower, Cross & Church late c.19th
LHS 012-035	St. Margaret/St. Ronan's Church of Ireland (disused) 1821
LHS 012-037	Dromiskin National School 1927

## 9.8 Social Infrastructure

Dromiskin provides for a range of services and community facilities which include *inter alia*:, local shops and supermarket, fast food outlet and public house in addition to a Church, primary school, post office and playing fields.

## 9.9 Urban Design and Public Realm

The Town and Village Renewal Scheme is a funding mechanism designed to rejuvenate rural towns and villages throughout Ireland. Projects eligible under this scheme include environmental improvements and public realm projects, such as upgrades to civic spaces, and investment in street furniture, footpaths, and cycle ways.

This Plan will support any funding applications under this scheme or similar schemes that would enhance the public realm, built environment, and environmental quality of Dromiskin.

Dromiskin has an elongated linear form. An opportunity exists to reduce the dominance of the public road and improve pedestrian priority through the provision of footpaths in conjunction with public realm improvements.

## 9.10 Policy Objectives

The Policy Objectives set out below are in addition to those included in the Written Statement in Volume 1 of the County Development Plan. To avoid repetition Policy Objectives have only been restated where they have particular relevance to the settlement. These should therefore be read in conjunction with the Policy Objectives and Development Standards and Guidance set out in Volume 1 of the County Development Plan.

### 9.10.1 Settlement and Housing

#### Policy Objective

<b>DROM 1</b>	To support the role of Dromiskin by facilitating development that will contribute to the character and structure of the village and complement and enhance the quality of the village's attractive built and natural environment.
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#### Policy Objective

<b>DROM 2</b>	To secure the implementation of the Core Strategy of the County Development Plan, in so far as is practicable, by ensuring the housing allocation for Dromiskin is not exceeded.
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#### Policy Objective

<b>DROM 3</b>	To support and encourage residential development on under-utilised and/or vacant lands including 'infill' and 'brownfield' sites, subject to a high standard of design and layout being achieved.
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### 9.10.2 Economy and Employment

#### Policy Objective

<b>DROM 4</b>	To ensure that the village centre is the priority location for new commercial, retail and mixed use developments thereby creating opportunities to live, work and shop within the village and reduce the need to travel by private car.
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#### Policy Objective

<b>DROM 5</b>	To encourage the return of vacant buildings in the village core to uses which complement the existing scale and character of the settlement.
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### 9.10.3 Infrastructure

#### Policy Objective

<b>DROM 6</b>	To liaise with and support Irish Water to endeavour to provide adequate water services to meet the development needs of Dromiskin within the Plan period.
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#### Policy Objective

<b>DROM 7</b>	To support existing public, community and sporting facilities and the provision of any additional facilities.
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#### Policy Objective

<b>DROM 8</b>	To support the progression and delivery of social and community projects.
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#### Policy Objective

<b>DROM 9</b>	To avoid land uses or development identified as 'highly vulnerable development' in Table 3.1 of <i>'The Planning System and Flood Risk Management Guidelines (2009)'</i> on lands at risk of flooding and where development in floodplains cannot be avoided, take a sequential approach to flood risk management based on avoidance, reduction and adaptation to the risk.
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#### 9.10.4 Movement

##### Policy Objective

<b>DROM 10</b>	To promote and facilitate the development and enhancement of footpaths, pedestrian crossings and traffic calming measures which increase pedestrian priority and improve road safety.
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##### Policy Objective

<b>DROM 11</b>	To facilitate with service providers the provision of additional bus infrastructure within the village.
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#### 9.10.5 Built and Natural Heritage

##### Policy Objective

<b>DROM 12</b>	To protect and enhance the unique characteristics and setting of Dromiskin including its Zone of Archaeological Potential, archaeological features and built and natural heritage elements.
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##### Policy Objective

<b>DROM 13</b>	To promote the preservation of significant trees and hedgerows including those identified on the Composite Map and to manage these trees in line with arboricultural best practice.
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#### 9.10.6 Urban Design and Public Realm

##### Policy Objective

<b>DROM 14</b>	To promote and support the utilisation of available funding and the implementation of any projects or schemes for which funding has been received that would improve and revitalise Dromiskin.
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##### Policy Objective

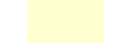





<b>DROM 15</b>	To preserve the character of the village and its setting by requiring the design, scale, and configuration of any proposed development to have regard to the history, heritage, and architectural importance of the village.
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##### Policy Objective

<b>DROM 16</b>	To seek to enhance the streets and spaces within Dromiskin through public realm improvements.
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**LEGEND**

**Land Use Category**

-  A1 Existing Residential
-  A2 New Residential Phase 1
-  B1 Town or Village Centre
-  E1 General Employment
-  G1 Community Facilities
-  H1 Open Space
-  J2 Public Infrastructure and Utilities
-  L1 Strategic Reserve

**OPW PFRAM Study**

**\*See Disclaimer\***

-  Flood Zone A
-  Flood Zone B
-  Pluvial Flooding

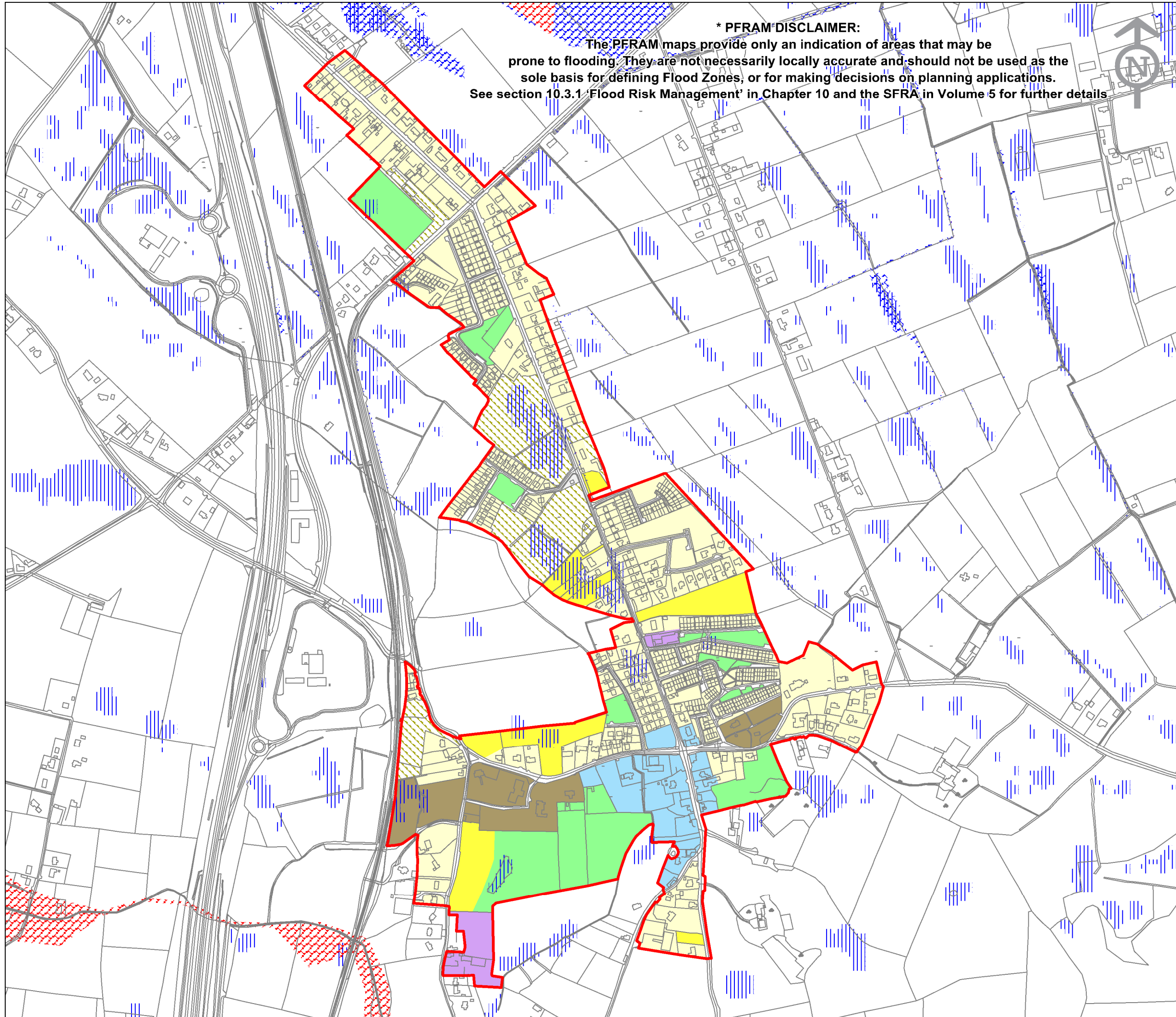
**Settlement Boundary**



**Osi Vector Mapping**



**\* PFRAM DISCLAIMER:**  
The PFRAM maps provide only an indication of areas that may be prone to flooding. They are not necessarily locally accurate and should not be used as the sole basis for defining Flood Zones, or for making decisions on planning applications. See section 10.3.1 'Flood Risk Management' in Chapter 10 and the SFRA in Volume 5 for further details



**LEGEND**

**Land Use Category**

- A1 Existing Residential
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- H1 Open Space
- J2 Public Infrastructure & Utilities
- L1 Strategic Reserve

- Settlement Boundary
- Zone Of Archaeological Potential
- Potential for Green Infrastructure Enhancement (see Appendix 8)
- See Table 7 in Appendix 8 Green Infrastructure Strategy
- Significant Trees & Hedgerows
- Stone Walls & Louth Banks
- Sites & Monuments (NMS)
- Record of Protected Structures
- Osi Vector Mapping

Flood Zones for Dromiskin are not indicated on this map. They can be viewed on the Dromiskin Zoning and Flood Zone map