Submission to the National Planning Framework

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I have a concern that the National Framework Plan, as currently drafted, will result in an exacerbation of the housing crisis in Fingal and could serve to undermine metro north. If this NPF goes ahead it could jeopardise the housing delivery plans in Fingal and if implemented as is will lead to de-zoning of key strategic housing land in the fastest growing council area in the country. It seems that Swords has been left out of the Dublin Metropolitan area. This will result a reduction from the current plan for swords of 1500 houses per year to less than 200 houses per year. The government needs to drastically review the Plan, at the very least they need to include Swords in the metropolitan area but they also need to make drastic alterations to the Law to prevent the plan becoming a *de facto* developer's charter.

The draft NPF wants to build housing in areas where there is already sustainable living or inside Dublin in a more compact form but it is very vague as to where Fingal is the fastest growing county in Ireland and includes Swords, the seventh largest town in Ireland. The County will continue to increase given its proximity to Dublin

The Labour Party submission which I support specifically states increasing the greater Dublin area by focusing on surrounding regional towns & more dense areas need more housing. If there is not sufficient focus on housing in Swords it will inhibit the development goals already being planned for and built towards. Not focusing on Swords through housing or transport will inhibit growth and jeopardise Metro North which is a vital and much needed piece of transport infrastructure.

One of the key goals of the draft NPF is to fix infrastructural bottlenecks. The most critical infrastructural bottleneck which exists in the greater Dublin area is the M1 corridor. We need the Government to pay more than just lip service to this and to ensure the planning densities are copper fastened to make Metro North a reality.

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