

LDP: Preferred Options Paper
Development Plan Team,
Council Offices,
Newry, Mourne & Down,
Local Planning Office,
Downshire Civic Centre,
Downshire Estate,
Ardglass Rd,
Downpatrick,
BT30 6GOQ

18.09.2025

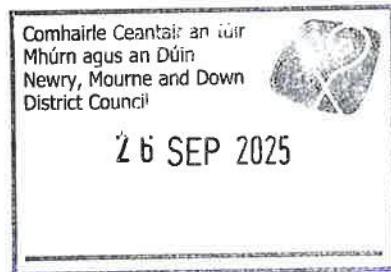
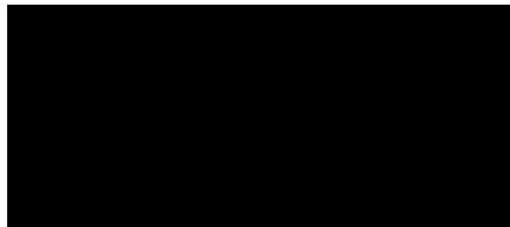
Dear Planning

LANDS FOR CONSIDERATION TO BE ZONED IN THE NEW AREA PLAN

- Lands bounded by Dundalk Road & Pinewood Glen, Crossmaglen Co. Armagh

In response to the Newry, Mourne and Down Local Development Plan draft Plan Strategy please find enclosed a document for Potential lands to be considered for Zoning in Crossmaglen.

Yours faithfully,

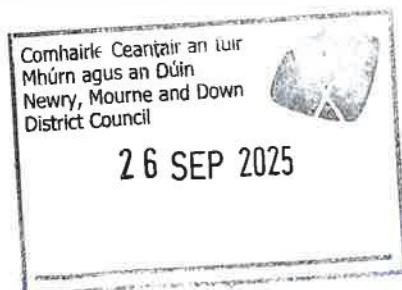


ARCHITECT

For and on behalf of Milligan Reside Larkin Ltd

Newry, Mourne and Down Local Development Plan - Lands For Consideration

Lands at Dundalk Road, Crossmaglen, Co. Armagh



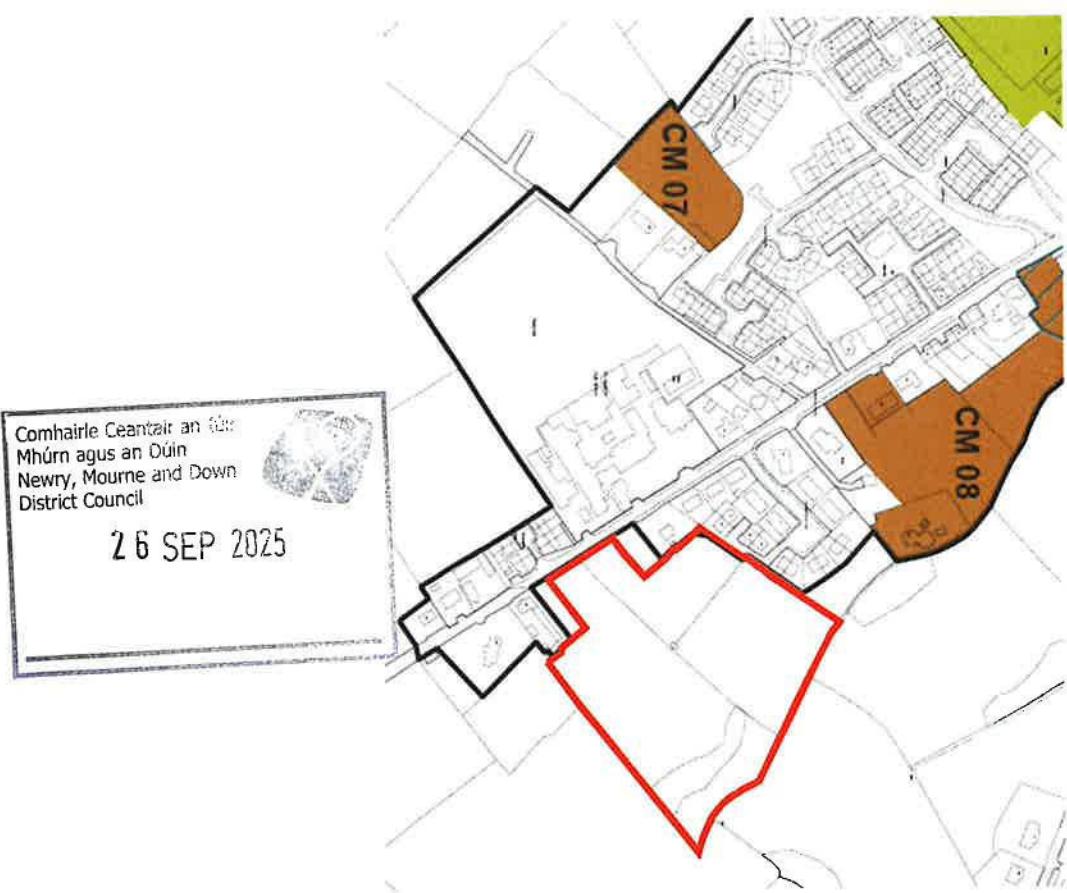
Introduction:

This statement is being submitted for consideration to the Newry, Mourne and Down Local Development Plan team by MRL Architects on behalf of our client [REDACTED]

The area for consideration is marked in red along the Dundalk Road which also bounds with Pinewood Glen. Our client would be interested in having this land zoned to address to the housing need as may be projected in the “Newry, Mourne and Down Local Development Plan 2030.” The total size of the site is 3.2ha, which would equate to approximately 60 houses at a density of 20 dwellings per hectare.

Our client is interested in the development of housing on this land to help satisfy any increase in housing need that may be projected by the Newry, Mourne & Down Local Development Plan presently being prepared by the Council.

The suitability of access as well as the apparent absence of significant development problems, such as floodplain and archaeological issues would appear to suggest that this land is suitable to be zoned for housing.



Site & Surrounding Context:

The total area of the site is approximately 3.2ha and directly adjacent on the Western boundary is an existing housing development (Pinewood Glen). Our proposed site can be accessed through this existing development of directly from Dundalk Road.

Directly facing the lands outlined in red on the Dundalk Road is Crossmaglen High School.

There is great connectivity from these proposed to be zoned lands towards the town centre and local playing fields all within a short walking distance. The lands also can easily avail of foul & storm drainage connections and electrical services as required.



