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Dundrum,
Dublin 16
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8th May 2022

To: An Bord Pleanála,
64 Marlborough Street, Dublin 1,

**Submissions / Observations on the Proposed Development at Old
Shopping Centre, Main Street, Dundrum
Reference Number: 313220**

I have lived at 57 Willow Road, Dundrum, Dublin 16 for 54 years, since 1968, and with my wife I have raised a family of four in Dundrum.

I wish to make the following submissions concerning the proposed development in the old village centre of Dundrum.

As proposed, it is over-sized and ill-considered having regard to the comparatively small nature of the site (9 acres) and its location in the middle of a small village.

The proposed buildings are excessive in size, bulk, and height. They are totally out of keeping with the height of similar apartment complexes in the vicinity. The streetscape of the village would be greatly affected, particularly the Main Street, which has huge potential for regeneration if not engulfed by high-rises. The development would also bring serious implications for transport infrastructure (Luas and road).

There has already been substantial population growth and residential buildings in and around Dundrum in recent decades, so any open area, like the site of the proposed development, is critical to maintaining any kind of healthy environment and sense of space for residents in the village and its environs. The proposed development would, in my view, amount to *over*-development of the area in a residential sense, without any regard for counterbalancing uses such as cultural, leisure, or commercial outlets. It would not be conducive to the well-being of Dundrum residents and their sense of amenity in future years.

Ultimately, if allowed, the development would eviscerate the visual character and sense of space within the village, rendering Dundrum cramped, visually nondescript, and soulless.

Kind regards,

Frederick Healy

