

Old Dundrum Shopping Centre

An Bord Pleanála
64, Marlborough Street
Dublin 1

John Parkin
9, Ailesbury Grove
Dublin 16
D16 T440
9th May 2022

Planning Application

Reference Number - 313220

Development Address – Old Dundrum Shopping Centre

Main Street
Dundrum

Fee of €20 included

As a resident of Dundrum, I wish to see the appropriate development of the Old Dundrum Shopping Centre site to provide appropriate development of housing and community facilities. The current proposals seem to be out of scale with the area and lack the inclusion civic and commercial provision and social space that would provide human sized development. I make the following observations.

- The current plan is of unremitting high-rise blocks, which will be in total contrast to current configuration of the area. While some multi-storey development may be appropriate, the sixteen-storey tower is excessive. The height of residential development needs to be reduced. Eight to twelve storeys are very high.
- There should be social space where people can meet and interact. To have a park area behind the current church away from the Main Street is an invitation to anti-social behaviour. It would be far better to have social space along the Main Street.
- Conservation concerns demand that current houses along Main Street should be retained and adapted as necessary, but not simply demolished.
- The proposed five storey building along Main Street makes the street less human-friendly. As already suggested there needs to be space for meeting and social interaction.
- The current proposal suggests a new population of 3000 people on the site. If anything like this is to happen there must be adequate provision of shops and entertainment facilities. Perhaps the proposed population density is too great for the area. The current plan is for 95% residential development.
- The residential units should include three bedroomed apartments suitable for families as well as one and two bedded apartments. Care must be taken to avoid control of the entire residential development by investment companies. The people who are to live in the proposed new residential development should own their own homes or rent from a range of small landlords.

Yours Sincerely

John Parkin

John Parkin

AN BORD PLEANÁLA	
ABP-	08262672
09 MAY 2022	
Fee: € 20	Type: cash
Time: 3:45	By: hand