

**Angela Kettle
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Reference number: 313220

**Development address: Old Dundrum Shopping Centre,
Main street, Dundrum**

My name is Angela Kettle. I have lived in Dundrum for most of my 51 years. My parents raised 10 children on Barton Road East. I met my husband in Dundrum, his parents raised 7 children in Rosemount estate. We now live in Rosemount estate ourselves, having moved away when we first married but the urge to come back home to Dundrum for both of us was too strong to resist. We have been raising our family here for the last 21 years and our children were able to attend the same school, Holy Cross, that both myself and husband went to.

I am pro-development BUT only if it enhances the area that is to be developed. The proposal for the SHD in Dundrum village by Hammerson is not what I would like to see in Dundrum village.

I know and welcome the fact that the Old Dundrum Shopping Centre needs to be developed but I strongly disagree with what has been proposed.

Neither the owners of the land, Hammerson, nor the architects who designed the proposed plans are residents of the Dundrum area or even live within Ireland. They have not listened to Imagine Dundrum group that put forward resident's hopes and wishes for the new development.

I will outline my reasons for my objection to this plan and hope they are taken on board along with all the residents of Dundrum who are opposed to this plan as it is.

- Main street Dundrum is one of the oldest streets in the area and is full of character which will be lost if the proposed development goes ahead. Many of the houses date back to the 1930s.
- The area is designated as a Major Town Centre (MTC) Zone by DLRCC in the development plan, so 95% residential goes against that.
- The 5 storey buildings proposed along Dundrum Main Street will be out of character with the area and will feel top heavy and claustrophobic.
- The 5 storey buildings are right up to the footpath with no breathing space, making the street feel very enclosed and confined.
- 95% residential will result in a transient community which is not in keeping with the village lifestyle that Dundrum has as a settled family environment.
- There are little employment opportunities in the proposed plan because of the 95% residential plan. This will result in new residents commuting outside of Dundrum where the local infrastructure is at a breaking point already. This includes the roads as well as the LUAS which is at full capacity as it is without the added pressure of 3000 potential new residents.
- Continuing with infrastructure problems, the utility services such as water and sewage management are already overworked and in need of updating. Adding this many development will undoubtedly push the system over the edge. Do the developers propose investing a significant amount of money to update these systems?

- 16 stories is too high for the village and overshadows 2 story houses that have been there for decades, some passed down through the generations.
- Lack of community spaces and civic amenities. Any open spaces proposed will not feel like they are for everybody in the community but only for new residents.

As a resident of Dundrum, who purposely came back to sow roots and raise our children here, I would be devastated to see such dense high rise buildings in Dundrum village.