

From: Mary Esther Clark  
Address: 9 Castle View, Dundrum, Dublin D16 V4X9  
Date: 30 April 2022  
Re: Old Dundrum Shopping Centre SHD  
Developers: Hammersons/Allianz

I am glad that the old Dundrum Shopping Centre is to be re-developed, as its best days are behind it. I am also pleased that the proposed re-development is for housing, which is in such short supply. However, I am concerned about the following proposals in this SHD:

- 881 apartments are proposed – too many for such a small site
- The apartment blocks are all too high and too heavy given their proximity to the Dundrum Architectural Conservation Area along Main Street
- The apartment blocks completely fill the site and abut to the pavement on Main Street
- The apartment blocks are too close to each other and it appears that there is no room for green spaces between blocks
- The higher apartment blocks, particularly that of 16 storeys, do not sit well with the existing housing in Dundrum and especially not with existing apartment blocks in the area
- While welcoming the underground car-park proposed in the SHD it is not credible that the addition of so many cars to Dundrum Village will have no impact on existing traffic, which is already very congested.
- The addition of extra passengers to the Luas is a concern as it is already difficult to get on it at peak times

It is to be hoped that the developers will return to their plans and modify them to reduce the number of apartments, reduce the number of blocks and their height, include more space between blocks and introduce more green spaces to the development.

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**Mary Esther Clark**