

File With _____

Large-Scale Residential Development Appeal Correspondence Form

Case No: ABP 319343-24

Please treat correspondence received on 07/05/2024 as follows:

1. Update Plean-IT with new agent of Applicant/Appellant	
2. Acknowledge with LRD <u>40</u>	1. Return to sender with LRD _____
3. Keep copy of Board Letter <input type="checkbox"/>	2. Keep Envelope <input type="checkbox"/>
	3. Keep Copy of Board Letter <input type="checkbox"/>

Amendments/Comments: Andrew Fagen observation
01/05/24 - 04/06/24 ✓

4. Attach to File	
(a) LRD Unit <input type="checkbox"/>	(b) Inspector <input checked="" type="checkbox"/>
Return to EO <input type="checkbox"/>	

	Plans Date Stamped <input type="checkbox"/>
	Date Stamp Filled in <input type="checkbox"/>

EO: <u>Pat E</u>	AA: <u>fareed</u>
Date: <u>14/05/2024</u>	Date: <u>14/05/2024</u>



Large-scale Residential Development Appeal Observation

Online Reference
LRD-OBS-006233

Online Observation Details

Contact Name
Andrew Fagan

Lodgement Date
07/05/2024 19:56:58

Case Number / Description
319343

Payment Details

Payment Method
Online Payment

Cardholder Name
Andrew Fagan

Payment Amount
€50.00

Fee Refund Requisition

Please Arrange a Refund of Fee of

€

Lodgement No

LDG- 071990-24

Reason for Refund

Documents Returned to Observer

Yes No

Request Emailed to Senior Executive Officer for Approval

Yes No

Signed

Date

EO

Finance Section

Payment Reference

ch_3PDI CAB1CW0EN5FC1XPdffTh

Checked Against Fee Income Online

EO/AA (Accounts Section)

Amount

€

Refund Date

Authorised By (1)

SEO (Finance)

Authorised By (2)

Chief Officer/Director of Corporate Affairs/SAO/Board Member

Date

Date

18 Hastings Avenue
Balbriggan
County Dublin
K32 PY89
Case Ref: LH06F.319343
Date: 7th May 2024

To whom it may concern,

I am writing this on behalf of the residents in The Hastings Estate, as a committee we all object to this development based on the points below.

Since writing these documents Fingal County council decided to decline this application, but our main concerns still stay the same with a different slogan **#SAVEOURWALLS**

Points for objection:

1. The planned tertiary walkway access between the development & The Hastings - we do not want walkway access via our estate, as it is, we the residents do not have front gardens and it will take away our privacy with people walking pass our front doors and sitting room windows. It will also encourage major anti-social behaviour and make easy access for criminality and for easy getaways from the Guards.
It will also make it easier for theft on houses and vehicles. This would also put the safety and protection of our children at risk. The parking is also bad enough as it is in The Hastings Estate without these walkways been opened up, which will end up with people parking in our estate and then walking through to the new development, as an example Fingal have already closed up estates due to anti-social behaviour and having access via 2 different estates. If people have Electric cars this will also make it difficult for them to charge because they would lose their parking space because of these walkways. Some people as it is, has a fear of opening there door at night, without more people been able to run through our estate.
2. The population of balbriggan is 24,322 and if planning is actually passed for this the people will suffer even more without infrastructure in place to meet the requirements of a town that's already under too much pressure i.e. with Doctors, Schools, Dentists etc. At the moment there are 4 or more Doctors Surgeries in the town and not one these practises are taking on extra patients, so much so people are having to drive out of their own home town for a Doctor. We have also been dealing with either low or no water for the last while on and off and by passing this planning permission before any infrastructure is looked at and fixed is just madness. All the existing issues need to be addressed first before any more housing is even thought of.
In a summary, it's very black & white, we understand houses need to be built but when it effects people in the area over 17 years Fingal County Council planning department needs to put practical measures in place, i.e. to ensure that these 5 tertiary's entrances are never opened as we 100 percent disagree to these and will fight to the end to make sure that this never happens to protect our own safety. Previous housing developments here in Balbriggan, for example Hampton woods, Bremore, Westbrook, Baths Road and Pinewood all have one thing in common they were opened estates by ignorant builders passed by Fingal Country Council then due to pressure by the local people counsellors TD's they were closed up. Having tertiary walkways open only leads to rat runs off to certain aspects due to robbery, theft, drug dealing, antisocial behaviour.....So why just why would the same mistakes happen again!!!???

The Flemington community research committee has outlined in a booklet, the problematic aspects of antisocial behaviour in the area and putting more pressure already stretched on infrastructure, by building more housing.

Let's be honest infrastructure and housing has to be built together not one after each other.

I ask An Bord Pleanála to walk our whole estate, from our side of our the walls and forget about the planning application for a few minutes and look at the fundamental principles of absolute selflessness to open our private estates that when we bought in 2007 and were told these were cul de sacs!!!!

Looking at these plans of these houses, they all have front gardens, where we in the Hastings don't have that luxury!!!!

In a personal point of view please read all of our objections as humans and not as a business as we are the people that are living here day in day out. Would your family like the fact of having no privacy as it is without this massive development and tertiary walkways accesses been granted. As it has been previously said above, we understand that houses are needed but not ones that are going to be higher up than our own houses and overlooking our privacy and wanting to include tertiary walkways that will make us feel unsafe in our own houses. And effectively Destroying people's lives and once again not take in consideration that we are all living in this cul de sacs and housing estate for 17years.

I have also included 3 photos of our cul de sacs from our eyes, not the building part of it. People have vans in our estate, this is there there lively hood for work and if you're thinking open these it is actually criminal, it attracts theft and criminality given easy access in and out.

Please dig deep with your decision because this can cause unnecessary anxiety stress and in the future confrontation, some stages with people loitering around these areas. This can't happen, there is people in this estate that have decided to buy during the crash and can't effort to move, they will be put in impossible positions, because of greedy builders.

The board needs to take these people lives are into consideration as opening these tertiary accesses could have a serious effect on people's lives, that's not blackmail, it's actually a way of life.

As you can see in our photos attached Fingal County Council has agreed with us with these Cul de sacs by building and paying a private contractor to build these walls to the highest standards and will be finished in the next couple of weeks by dashing them, and us the Hastings residence committee with maintain with more shrubs and flowers.

In the eyes of our kids and what they're learning in their schools about wildlife and biodiversity they are they are devastated to be losing these fields. Please see the link below also for a bird watch that Fingal County Council themselves carried out in 2020 of all the birds living in the area and with all these housing developments been planned for is taken away our wildlife.

https://consult.fingal.ie/en/system/files/materials/17142/BalbrigganBirdSurvey_BWI_Final_Addendum_Final.pdf

Please also see below photos of our cul de sacs, as they stand today and the way they should be kept.





Please also see the link below, where you will find everyone's objections against this planning permission, so we ask you please take all these objections into consideration when making a decision.

<https://planning.agileapplications.ie/fingal/application-details/95518>

Kind regards,
Andrew Fagan

on behalf of the Hastings Residences Committee and very upset and worried residents of Whole Hastings estate.

PH: [REDACTED]