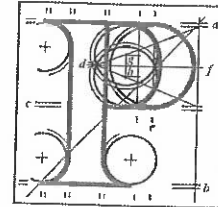


**Our Case Number:** ABP-313182-22

**Planning Authority Reference Number:**



**An  
Bord  
Pleanála**

Jennifer McLaughlin  
68 Ayrfield Drive  
Ayrfield  
Dublin 13

D13N8Y4

**Date:** 15 June 2022

**Re:** BusConnects Clongriffin to City Centre Core Bus Corridor Scheme  
County Dublin

Dear Sir / Madam,

An Bord Pleanála has received your observation or submission in relation to the case mentioned above and will take it into consideration in its determination of the matter. Please accept this letter as a receipt for the fee of €50 that you have paid.

Please be advised that copies of all submissions / observations received in relation to the application will be made available for public inspection at the offices of the Local Authority and at the offices of An Bord Pleanála when they have been processed by the Board.

For further information on this case please access our website at [www.pleanala.ie](http://www.pleanala.ie) and input the 6-digit case number into the search box. This number is shown on the top of this letter (for example: 303000).

Yours faithfully,

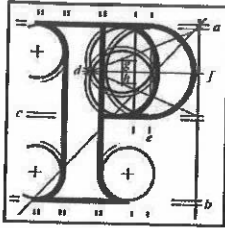
PP. Kevin McGettigan  
Administrative Assistant  
Direct Line: 01-8737263

BL50A

**Teil**  
**Glaó Áitiúil**  
**Facs**  
**Láithreán Gréasáin**  
**Ríomhphost**

**Tel** (01) 858 8100  
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**Fax** (01) 872 2684  
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**Email** [bord@pleanala.ie](mailto:bord@pleanala.ie)

64 Sráid Maoilbhríde 64 Marlborough Street  
Baile Átha Cliath 1 Dublin 1  
D01 V902 D01 V902



An  
Bord  
Pleanála

## SID Online Observation

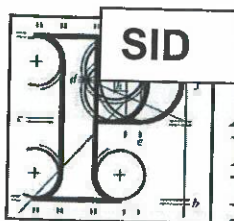
Online Reference: (SID-OBS-  
000082)

### Online Observation Details

Contact Name:	Jennifer McLaughlin
Lodgement Date:	02/06/2022 15:03:15
Case Number / Description:	313182

### Payment Details

Payment Method:	Online Payment
Cardholder Name:	Gareth Young
Payment Amount:	€50.00



An  
Bord  
Pleanála

# Observation on a Strategic Infrastructure Development Application

## Observer's details

### 1. Observer's details (person making the observation)

If you are making the observation, write your full name and address.

If you are an agent completing the observation for someone else, write the observer's details:

(a) Observer's name

Jennifer McLaughlin

(b) Observer's postal  
address

68 Ayrfield Drive,  
Ayrfield  
D13N8Y4

## Agent's details

### 2. Agent's details (if applicable)

If you are an agent and are acting for someone else **on this observation**, please **also** write your details below.

If you are not using an agent, please write "Not applicable" below.

**(a)** Agent's name

Not Applicable

**(b)** Agent's postal address

Not Applicable

## Postal address for letters

3. During the process to decide the application, we will post information and items to you or to your agent. For this **current application**, who should we write to? (Please tick one box only)

You (the observer) at the postal address in Part 1

☒

The agent at the postal address in Part 2

☐

## Details about the proposed development

4. Please provide details about the **current application** you wish to make an observation.

- (a) **An Bord Pleanála case number for the current application (if available)**  
(for example: 300000)

ABP 313182-22

- (b) **Name or description of proposed development**

Clongriffin to City Centre Core Bus Corridor Scheme Compulsory Purchase Order 2022 : Open space between 45 & 47 Ayrfield Drive

- (c) **Location of proposed development**

(for example: 1 Main Street, Baile Fearainn, Co Abhaile)

Open space between 45 & 47 Ayrfield Drive

NTA Map Deposit Number : 1003(1).1f



## Observation details

### 5. Grounds

Please describe the grounds of your observation (planning reasons and arguments). You can type or write them in the space below. There is **no word limit** as the box expands to fit what you write.

You can also insert photographs or images in this box. (See part 6 – Supporting materials for more information).

As part of the Bus Connects Clongriffin scheme the NTA are seeking to CPO a recreational green field between 45 & 47 Ayrfield Drive. Just to be clear, I am not objecting to the idea of enhanced bus corridors. I am observing that there is no requirement to CPO the aforementioned recreational field to open up access to a busy dual carriageway from our quiet, safe community.

I can only assume that the NTA believe they are doing the Ayrfield area a favour. They are not. The benefits of this proposal are far, far outweighed by the negative impacts on a safe, secure community.

Firstly let me state that both my husband - who is an annual bus pass holder for 8 years - and I are regular bus users. We have no issues with our 10/11 minute walk to access the bus stop for the city centre routes. This is not considered an inconvenience, nor have I heard anyone indicate that it is. In fact our neighbours and ourselves feel happy with our access to public transport as it stands.

This happiness is not repeated when we consider the negative impacts of the proposed CPO and subsequent development on our community green space.

- We will be losing a recreational space that is used extensively and regularly, mainly by children playing but also by adults who are tending

## 5. Grounds

flower arrangements there and exercising pets. This proposal removes that amenity which provides an area for exercise and enjoyment from this community. A green space that has already, twice had planning permission refused for residential homes in the last few decades. As it was consider an essential green space for the community. This green space was also used extensively during Covid lockdown times to have an outdoor area for gatherings and children's birthday parties.

- The opening up from Ayrfield Drive to a busy dual carriageway is a massive impact on the Ayrfield Drive residents and Ayrfield in general. We live in a safe, secure, quiet residential cul-de-sac. The other side of the green is a de-facto cul-de-sac due to current low volumes of traffic and no reason for through traffic. By opening up to a dual carriageway the dynamic of our area is completely changed. There will be an increase in anti-social behaviour. The opening itself will become a rat-run for criminal absconding from Gardai. We have a low crime area in Ayrfield, that is very likely to change if this additional access and escape route is granted ABP approval.
- The impact on child safety due to this proposal is one of the key elements many residents have spoken about. Not only is it an obvious escape route in the event of a child abduction, it now grants access to a dual carriageway with cars travelling a speeds that result in death if they impact a child. This area now has a lot of young families and our children are currently free to play with our front doors open, safe in the knowledge that they are in a residential area. They have grown up and become adjusted to playing in a cul-de-sac and the field in question.

## 5. Grounds

Now there will be cars travelling at 60kph (if obeying the speed limit) within meters of the areas they currently play in. This is a child death waiting to happen.

The NTA think they are doing Ayrfield a favour, but you only have to look at the pros and cons as expressed by myself and our community in general to see that this proposed CPO and subsequent development should be rejected by ABP in the interests of the community it direct affects. I seek your fair assessment of this CPO proposal and respectfully request that you deny this CPO request.

Your Sincerely,

Jennifer McLaughlin

Gareth Young

68 Ayrfield Drive

Ayrfield,

D13N8Y4

## Supporting materials

6. If you wish, you can include supporting materials with your observation.

Supporting materials include:

- photographs,
- plans,
- surveys,
- drawings,



- digital videos or DVDs,
- technical guidance, or
- other supporting materials.

You can insert photographs and similar items in your observation details: grounds (part 5 of this form).

If your supporting materials are physical objects, you must send them together with your observation by post or deliver it in person to our office. You cannot use the online uploader facility.

## Fee

7. You **must** make sure that the correct fee is included with your observation.

### **Observers (except prescribed bodies)**

- strategic infrastructure observation is €50.
- there is no fee for an oral hearing request

## Oral hearing request

8. If you wish to request the Board to hold an oral hearing, please tick the "Yes, I wish to request an oral hearing" box below.

You can find information on how to make this request on [our website](#) or by contacting us.

If you do not wish to request an oral hearing, please tick the "No, I do not wish to request an oral hearing" box.

Yes, I wish to request an oral hearing

☒

No, I do not wish to request an oral hearing

☐

## Final steps before you send us your observations

9. If you are sending us your observation using **the online uploader facility**, remember to save this document as a Microsoft word or PDF and title it with:

- the case number and your name, or
- the name and location of the development and your name.

This also applies to prescribed bodies sending an observation by email.

If you are sending your observation to us by post or delivering in person, remember to print off all the pages of this document and send it to us.

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### For Office Use Only

FEM – Received		SIDS – Processed	
Initials		Initials	
Date		Date	

### Notes

