

An Bord Pleanála  
64, Marlborough Street  
Dublin 1.  
Via Post & Email: [sids@pleanala.ie](mailto:sids@pleanala.ie)

<b>AN BORD PLEANÁLA</b>	
LDG- 057096-22	
ABP- 313892 + 313961	
29 AUG 2022	
Fee: € -	Type: -
Time: 3:17	By: <i>hand</i>

271 NAVAN ROAD

ASHTOWN

DUBLIN 7

25<sup>th</sup> August 2022

Re: **Scheme: Blanchardstown to City Centre – Core Bus Corridor Scheme CPO 2022**  
**Brian Ruddy and Aoife Rush, 271 Navan Rd, Dublin 7, D07 X4T2**  
**Reference: 1065**

Dear Sirs,

We have been served with notice of the making of the above Compulsory Purchase Order and Temporary Compulsory Purchase Order. Having reviewed the drawings and documentation accompanying same, we wish to object to the confirmation of the Compulsory Purchase Order (CPO) and Environmental Impact Assessment Report (EIAR) on the following grounds:

**1. Safety**

Our safety will be endangered on two bases: firstly, due to the reduction in size of our front garden, which is essential for our children's safety; and secondly, due to the significant increase in vehicles using the Navan Road into the future.

**2. Access and Parking**

We object to the lack of detail on access to the retained property. Gaining access in to and out of our property and parking our cars has not been considered. Access and parking will be extremely problematic for us. According to the Road Traffic (Traffic and Parking) Regulations, 1997, Article 12:

*(1) Before reversing, a driver shall ensure that to so reverse would not endanger other traffic or pedestrians. (2) A driver shall not reverse onto a major road from another road. (3) A driver shall not reverse from a place adjacent to a public road onto a public road save where it is clear to the driver that to so reverse would not endanger other traffic or pedestrians.*

Reversing from our driveway onto the Navan Road could endanger another person. We will not contravene a road traffic regulation. We should not be forced to contravene a road traffic regulation due to the Core Bus Corridor.

**3. Boundary Treatment**

Inadequate detail has been provided regarding the type of boundary to be provided along the new CPO line.

**4. CPO Schedule**

The details in the CPO lack clarity. There is no information on any timeline for all the disruption that this CPO and TCPO will have on our daily lives. Safety, access and parking are major issues for us due to the severity of the impact of the CPO and TCPO.

### **5. Environmental Impact**

The removal of trees and landscaping from the Navan Road and our property will have a negative impact on our property and the local community. Replacing mature trees with saplings that will take years to mature will significantly alter the landscape of the area for years to come. This is a significant environmental impact.

### **6. Signal Control Priority Lane**

Alternatives such as signal control priority lanes have been provided to other parts of the core bus corridor project negating the need for a bus lane. Why has the Navan Road not gotten this amendment?

### **7. Alternatives**

Alternatives to the scheme have not been properly considered.

### **8. Community**

We moved to the Navan Road as we considered the area to be a community, not a traffic corridor. The Core Bus Corridor is making the Navan Road unattractive as an area to raise a family. We chose this house because of the proximity and safe access to local schools and clubs, proximity and safe access to the Phoenix Park and the ability to walk with our children and, in time, reduce our dependency on cars. Living beside a four-five lane carriage way isn't conducive to a happy and peaceful family and community life. Nothing has been done to address current safety concerns from residents and local associations about the behaviour of drivers currently on the Navan Road and the poor facilities for pedestrians who are constantly fearful walking along and across the Navan Road on assigned pedestrian crossings. We can only imagine that these concerns will increase significantly into the future.

The information supplied by the Acquiring Authority is incomplete and may change. We reserve the right to include other grounds of objection and to elaborate on the above listed grounds of objection when further information is made available to us by the Acquiring Authority and to tender these at the An Bord Pleanála Hearing. We request that an Oral Hearing be held in relation to the scheme.

Yours sincerely,

**Brian Ruddy and Aoife Rush**



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