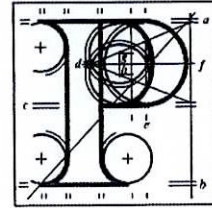


Our Case Number: ABP-316272-23
Planning Authority Reference Number:



**An
Bord
Pleanála**

Leah Donnelly and Others
586 Woodview Cottages
Rathfarnham
Dublin 14
D14HT73

Date: 15 August 2023

Re: Bus Connects Templeogue/Rathfarnham to City Centre Core Bus Corridor Scheme
Templeogue/Rathfarnham to City Centre

Dear Sir / Madam,

An Bord Pleanála has received your recent submission (including your fee of €50) in relation to the above-mentioned proposed road development and will take it into consideration in its determination of the matter.

Please note that the proposed road development shall not be carried out unless the Board has approved it or approved it with modifications.

If you have any queries in the mean time, please contact the undersigned officer of the Board at laps@pleanala.ie

Please quote the above mentioned An Bord Pleanála reference number in any correspondence or telephone contact with the Board.

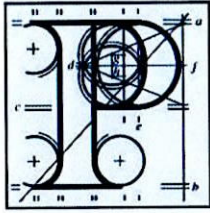
Yours faithfully,

Eimear Reilly
Executive Officer
Direct Line: 01-8737184

HA02

Tel	Tel	(01) 858 8100
Glaó Áitiúil	LoCall	1890 275 175
Facs	Fax	(01) 872 2684
Láithreán Gréasáin	Website	www.pleanala.ie
Ríomhphost	Email	bord@pleanala.ie

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



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

Leah Donnelly

And on behalf of Margaret Doolan, Maureen Comerford, Helen Brendan Blake,

(b) Observer's postal address

586 Woodview Cottages, Rathfarnham, Dublin 14 D14 HT73

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

Click or tap here to enter text.

(b) Agent's postal address

Click or tap here to enter text.

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)

HA29N.316272

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

Construction Compound TR3

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

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

Dodder View Road / Church Lane / Woodview Cottages

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).

The area proposed for bus connects machinery etc on the green space area adjacent to Woodview cottages is not at all suitable for several reasons, but most importantly as follows:-

That whole green area is/was confirmed to be a flood plane area. The first disastrous flood here in Woodview was 1986, when all the residents on the Dodder side were flooded and had to leave our own homes and go to neighbour's houses across the road as the dodder had burst its banks and the water had come in out our homes (up past our knees) - also the Owendore river overflowed.

Then Council widened the river wall but still in 2011 we were flooded yet again, if that green space is levelled with heavy machinery everything will be destroyed as the dodder river comes across that area first.

We cannot get flood insurance for our homes even though the Dodder back has been widened purely because to the threat and this same occurrence. this green space is the only green area for residents of Woodview have for recreational use. - Maureen Comerford 594 Woodview Cottages

I wish to make an observation on the retention and expansion of Construction Compound TR3 as part of the proposed Bus Connects Infrastructure works (Rathfarnham/Tereneure). This compound is situated on a greenfield site adjacent to Woodview Cottage since February 2020.

5. Grounds

Since its inception the residents have had to endure constant dust and air pollution due to the loading and unloading of various building materials.

As a senior citizen living with a chronic lung condition, my quality of life has been negatively impacted by the existence of this site. Layers of dust on our cars and window sills can be easily removed but dust in our lungs however is irreversible unfortunately.

the proposed retention and expansion of this compound which would bring it even closer to Woodview Cottages, is, as far as I am concerned, not an option. therefore, I respectfully ask that you re-visit this proposal and find an alternative site, ideally one that is not in such close proximity to elderly residents. - Margaret Doolan 584 Woodview Cottages

I wish to object to the following planning application HA29N.316272.

The residents of Woodview Cottage have put up with the disturbances of our beautiful green area for the last number of years.

Firstly work was carried out on the bridge resulting in part of our area being taken permanently as a car park. Then the construction work was carried out on the new cycle track and rezoning of the main road. This caused big disturbances day and night and a constant layer of dust on our cars, windows etc. We were then told they were going to use another part of our green for a temporary plant depot to be vacated in June 2022. Just when it was time to restore our area back to normality it is now proposed to use it for the bus connect works which will add another couple of years of destruction and disturbance, it is totally unacceptable for us to have to endure this again and we feel that an alternative site should be looked into for this purpose - Helen & Brendan Blake Woodview Cottages

The South Dublin County Development plan 2022-2028 map 13 green infrastructure, available on the SDCC website, shows the proposed area for the compound is zoned as a green space and Flood zone both A&B.

5. Grounds

Section 14 of the land-use Zoning shows these spaces to be reserved for landscape, biodiversity, open space and recreation where some development may be permitted on a once off basis and subject to the use of the site for sporting or amenity use. Zoning objective Z9 includes a list of permissible uses for these spaces and a list where use will be considered, the Bus connects construction compound does not meet any of the criteria set out in the zoning land use by the county council and therefore the application should not be approved.

Furthermore the existing compound on the site planning approval expired 22 June 2022, in line with SDCC website, this date has now passed and rather than restore the space, as agreed at the time planning was granted, the compound has increased in size, activity, noise and air pollution. How can planning be sought or granted to use this site again when previous planning permission has been so flagrantly disregarded, and the current planning application breaches all the councils own zoning guideline? - Leah Donnelly 586 Woodview cottages

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.

For Office Use Only

FEM – Received		SIDS – Processed	
Initials		Initials	
Date		Date	

Notes