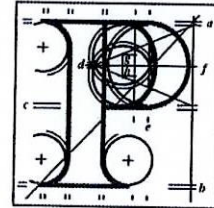


Our Case Number: ABP-316272-23

Planning Authority Reference Number:



**An
Bord
Pleanála**

Simon Harrison and Maire Redmond
598 Woodview Cottages
Rathfarnham
Dublin 14

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.

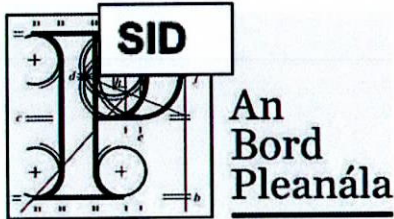
Yours faithfully,

Eimear Reilly
Executive Officer
Direct Line: 01-8737184

HA02

Teil	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

Simon Harrison Maire Redmond

(b) Observer's postal address

598 and 580 Woodview Cottages, Rathfarnham, Dublin 14
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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).

As a resident of Woodview Cottages with two primary school children and having lived with an active construction compound on the green space adjacent to my home since 2019 to facilitate the Dodder Greenway project, I wish to object to the continued/extended use of the Woodview Cottage Green space on the following grounds:

1. Wildlife - To use the whole of the green space as a construction site would impinge on the natural habitat of our local wildlife (Bats, foxes, badgers, birds) to a detrimental extent. Equally, the risk of contaminants from such a large construction site may have very negative effects on the local rivers. Has an environmental survey been completed?
2. Road Safety - There is a constant flow of heavy vehicles already from the existing site. This is a concern for the many people (walkers, runners, cyclists) using the newly built greenway every day. Already there are large trucks mounting the cycle track in order to exit the construction site and I have a real concern that the proposed development would increase this traffic to a dangerous level.
3. Loss of green space for residents - As a parent, I have concerns over the safety of my children who currently go and play on the field. In

5. Grounds

order to build the Dodder View Road, residents had to give up their garden space that originally extended to the Dodder River. In the absence of gardens, Woodview Cottage green has become a defacto garden space for residents and particularly children. After 2 years of Covid, it seems cruel to rob them of this space for the rest of their primary school days.

4. Public amenity - the field is used by the local children (especially when the daffodils in the middle of the field are in bloom), dogs, fitness organisations and enthusiasts, residents social events (eg annual picnic, flower planting) and recreational users throughout the year. To remove this unique space would be a real loss for the community.
5. Health - the levels of dust and other airborne pollutants has had a notable effect on residents. Likewise, the noise pollution is a constant stressor currently and would be exponentially worse should the whole space be turned into a construction compound.
6. Previously committed timeline - the initial project was only meant to run for a matter of months but ran over 2 years due to Covid. After the green field was repaired, the construction compound was rebuilt for the rest of the Dodder greenway and has been there since, which is already way beyond the expectation set by the council to the residents
7. Flood prevention - the current space acts as a flood plain and since many residents of Woodview Cottages are unable to get flood protection on their home insurance policies, any increased risk of flooding is cause for serious concern

5. Grounds

8. Traffic management - The current construction site can at times cause traffic to build up quite a distance in both directions, leading to traffic jams outside the back of Woodview Cottages which is very overlooked
9. Effect on current infrastructure - the Council has just completed an amazing project in the Dodder greenway: improved visual impact, improved paths, cycle track and road surface. This is at risk of being rapidly degraded should the proposed construction compound and associated heavy vehicle traffic go ahead.

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