

Who was involved?

Una was the committee member mostly involved in the planning side of things.

What did we set out to do?

To keep an eye on planning issues in the area. In particular to ensure that any large scale building work being planned does not impact in a negative way on the community.

What did we do?

IGB:

- Over the past few weeks there has been a lot of activity on the site, with vegetation clearance, tree cutting and painting the external wall and gate.
- It was reported in the Irish Times on July 12th that there was a new owner of the IGB site. Jennifer Coyle was registered as the full owner of the site on June 11th. Jennifer Coyle is Seán Dunne's first wife. However this changed on the 14th August. Now there are two owners listed, Killiney Estates Limited (Park Developments) and Brennanstown Property Consultancy Services Limited. The people behind these are Michael Cotter and Tim Crowley.
- I have contacted the local County Councillors, however no one has any concrete information on what is going on.
- Taney Area Residents Association and Roebuck Residents sent a joint letter to the registered owners asking for information, we have received no response yet.
- We have also sent a joint request to the Official Bankruptcy Assignee for Seán Dunne, requesting that if there is an ownership dispute over this site, we would be like to be kept informed. We have received no response yet.
- There has been no change in the zoning of this site. It is still zoned "F", open space with recreational amenity. This zoning cannot change until the new County Development Plan comes into force. The current one is valid from 2106 – 2022. The process to begin to draft the new CDP will start next year, finalising in 2022. However An Bord Pleanála can overturn zoning.
- We would like to get photos, memories of the IGB when it was used as a sports and social club. As a historical record of the area, but also to gather together evidence to show how it was an important social and recreational amenity in the area for nearly 50 years.

OLG:

- The Jesus and Mary College submitted a planning application for a new hockey pitch in May. This was the first planning application that has been submitted in relation to the 5.4 acre land sale of last year. The proposal was to turn the existing hockey pitch 90 degrees to run in an east-west direction, rather than its current north-south one. It is to be slightly smaller than the original, and set further back, quite close to the boundary wall on Friarsland Road. The full planning application documents etc. can be found on our website.
- We submitted an observation letter outlining three points:
 1. We requested that the pitch be available for community use.
 2. We questioned the lack of parking on the school campus.
 3. We pointed out that a 30cm gap between the new proposed fence and the boundary wall with Friarsland Road would not be adequate for maintenance reasons.This letter can be found on our website.
- A resident on Friarsland Road also submitted a very thorough and well-researched observation letter outlining in detail how this proposed development does not adhere to the DLR County Development Plan, along with many other points of interest. This letter can also be found on our website.
- In June, DLR County Council Planning Department responded with a request for further information. The documents can be found on our website. To summarise, the main points are:
 - A Masterplan is required for the entire 6.4 Hectares Site in accordance with County Development Plan 2016-2022. In other words, no more ad-hoc development.
 - Clarify why the hockey pitch is being relocated and why the school site is being reduced contrary to technical guidance.
 - Demonstrate how future expansion of the school has been taken into account.
 - Undertaking that the facility will be made available to local community.
 - Existing car parking to be available for after hours use of facility.
 - Provide a new pedestrian/cycle entrance from Friarsland Road and Roebuck Downs to school grounds.
- The school/developer responded on Sep 14th. They sought legal opinion, and claim that many of the points/requests the planners made in their Request for Further information were ultra vires, (or outside their legal power and authority). You can read further details of this on the website.
- The DLR planners responded on October 4th, and granted permission. There were six conditions attached, none of which pertained to the main points originally raised by the planners when requesting further information, except one relating to our observation requesting community access.

"2. The reasonable use of the hockey pitch outside of school hours shall be made available where feasible and appropriate and where it will be of benefit to the wider community. The existing car parking shall be made available to facilitate this."
- The Council planners appear to have dropped all their original requests and points. There's a good chance this will go to An Bord Pleanála.
- We believe the planning application for the residential development will be submitted very soon.

CENTRAL MENTAL HOSPITAL (CMH)

- The Central Mental Hospital has been listed as one of the state-owned lands that will be acquired by the new Land Development Agency (LDA) for the construction of housing. The formation of this new agency was announced in September by the Department of Housing.
- Under the current proposals, it will be developed under a public private partnership arrangement with a mix of social (10%), affordable (30%) and private (60%) houses built.
- The LDA is proposing up to 1,500 homes on this 35 acre site, with the CMH as their flagship project.
- We believe construction is to start in the second half of 2020.
- A Dundrum Local Area Plan (LAP) is currently being drafted by the Council. It is expected to be open to public submissions over the next month or two. This area plan should encompass not just Dundrum Village, but also the CMH.

What is a LAP?

A Local Area Plan (LAP) sets out a strategy for the proper planning and sustainable development of a specific area within a local authority and for a timescale as specified by the authority. The plan must consist of a written statement and map or maps, which set out the local authorities' objectives for the plan area. These objectives may relate to any or all of the following:-

- *Land Use Zoning & Density*
 - *Public Open Space*
 - *Private Open Space*
 - *Car Parking*
 - *Provision of Infrastructure*
 - *Conservation of Built Heritage*
 - *Conservation of Natural Environment*
 - *Community Facilities*
 - *Design & Development Standards*
- Although the land will be developed by the new Land Development Agency, there will be opportunity via the LAP to possibly influence certain elements of the development. For example, if we want to see a community space there, or a decent amount of parkland, if we have concerns about traffic and public transport, concerns about historical buildings, concerns about the natural environment, or if we have opinions on permeability into and out of the site, these are the sorts of things we can make submissions on before the LAP is finalised.
 - **It will be extremely important that both individual residents and local residents associations and community groups contribute to this plan, and to make our opinions known to local Councillors. This will be our only meaningful chance to influence what happens.**

DUNDRUM

- Imagine Dundrum is doing a very good job of keeping the future of Dundrum village to the forefront of the Council's agenda. The Council appears to be sympathetic to their campaign. The old shopping centre and a lot of the Main Street is still owned by the UK developer Hammerson, and there has been no planning application submitted yet, except for Ashgrove Terrace. Permission was recently granted for this to be turned into a large Fallon & Byrne with entrances out onto the Main Street as well as to the rear, onto Pembroke Square within the Dundrum Town Centre complex. The facade on the Main Street is to be retained.