

**Administrative Officer,
Planning Department,
South Dublin County Council,
County Hall,
Tallaght,
Dublin 24**

3rd May 2013

Re: Preparation of a Local Area Plan for Ballycullen-Oldcourt, Co. Dublin.

Dear Sir/Madam,

The National Transport Authority (“the Authority”) welcomes the opportunity to comment on the Issues Paper for the Ballycullen-Oldcourt Local Area Plan.

The Dublin Transport Authority Act 2008 provides that the NTA’s report on the preparation of a Local Area Plan shall address, inter alia, the following issues:

- a) *the transport investment priorities for the period of the Local Area Plan,*
- b) *the scope, if any, to maximise the performance of the transport system by effective land use planning,*
- c) *recommendations regarding the optimal use, location, pattern and density of new development taking account of its transport strategy, and*
- d) *recommendations on the matters to be addressed in the local area plan to ensure the effective integration of transport and land use planning.*

At present, the Authority is developing an Integrated Implementation Plan for the Greater Dublin Area in accordance with S.13 of the Dublin Transport Authority Act (2008). It is unlikely that any proposals in this plan will have any major bearing on accessibility to the Ballycullen-Oldcourt area.

The Authority considers public transport accessibility to be a key factor in influencing the scale, density and location of future development in the Greater Dublin Area. As such, Ballycullen-Oldcourt would not be a preferred location for large-scale residential development due to its remoteness from high-quality rail and bus services and from services provided in South Dublin’s District and Town centres. The Authority recommends that the


extent of lands zoned for residential use in the LAP should reflect this and that the priority afforded to the development of these lands takes account of more favourably located development areas in other parts of South Dublin, in terms of transport, such as Adamstown.

In relation to the contents of the draft plan, the Authority recommends the inclusion of the following policies, in order to maximise the potential for walking, cycling and public transport use, for the current residents of Ballycullen and any future residents in development areas:

- Local services such as convenience stores, doctors' surgeries and schools are located and provided in a manner which ensures that access for the local community by walking and cycling is direct, safe and convenient;
- All development areas provide for internal permeability for walking and cycling;
- Direct pedestrian and cycle links into the existing development areas to the north of the Plan area; and
- Provision of a mix of dwelling types, to facilitate and encourage the establishment of mixed residential communities.

I trust that the initial views of the Authority will be taken into consideration in the preparation of the draft Ballycullen-Oldcourt LAP. The Authority looks forward to on-going dialogue with South Dublin County Council, as part of the Local Area Plan process.

Your sincerely,



Hugh Creegan
Director of *Transport Investment and Taxi Regulation*