



Draft Wicklow Rathnew Draft LAP Amendment Stage Submission - Report

Who are you:	Private Individual
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Topic

LAP - Proposed Material Amendments No 26 Submission

Submission

Dear Sir/Madam,

Re: Objection to Rezoning of Land from Educational Use to Residential Development

I am writing to formally object to the proposal to rezone land, currently designated for educational use, for high-density residential development. This land, which was initially set aside for future educational purposes, is now being considered for residential housing, and I believe this decision will have a number of significant negative impacts on our community.

There has already been a marked increase in high-density housing developments in the area, such as in Hawkes Bay and Tinakilly Park. While new housing is important, these developments have been implemented without the necessary investment in additional amenities and infrastructure to support the growing population. This lack of provision has resulted in increased pressure on our already overstretched public services, including education and recreational facilities.

As it stands, the local secondary schools are significantly oversubscribed. Many families in the town are struggling to secure places for their children, and there are no clear plans in place for the construction of new secondary schools to accommodate the growing demand. With an increasing number of houses being built in the area, this issue is only going to worsen. Without additional educational facilities, local children will be further disadvantaged, and many families will face the added burden of long-distance commutes to access secondary education.

Moreover, our town is in dire need of a dedicated sports complex, particularly for athletics. There is currently no running track available for the local Athletics Club, of which my children are members. As a result, we are forced to drive to Greystones to use their running track, which is neither practical nor sustainable in the long term. A dedicated running track and other sports facilities are essential for promoting youth sports, physical activity, and community engagement. Unfortunately, this need is not being addressed, despite the growing number of children and families in the area.

I believe that the proposed rezoning of this land to accommodate more high-density housing will further exacerbate these issues. Rather than sacrificing valuable land that was originally designated for educational purposes, I urge the County Council to consider a more balanced approach that supports the needs of both the growing population and the future of our children. This includes ensuring that educational infrastructure and recreational facilities are prioritized alongside residential development.

I would also like to raise an environmental concern that should be taken into consideration before proceeding with this development. It has come to my attention that woodpeckers, a species that has been absent from Ireland for nearly a century, have recently returned to the area and have set up home in this location. Given their protected status and the significance of their return to our local ecosystem, this issue must be given due consideration by Birdwatch Ireland and other relevant environmental bodies. Any development in this area could have a detrimental effect on this rare and valuable species, as well as the broader biodiversity of the region.

While I oppose the rezoning of this land, I do want to acknowledge that the proposed pedestrian access from the estate is a welcome addition. This access would be very useful for walking to and from the facilities that are planned for the area and would serve as a shortcut to the rest of the top part of the townlands. This feature would help to improve local connectivity and provide greater access to nearby amenities, which would be a positive for the community.

However, despite this positive aspect, the overall proposal does not adequately address the pressing needs of the community in terms of educational infrastructure and recreational facilities, nor does it account for the potential negative environmental impact on local wildlife.

I kindly ask the Council to reject the proposed rezoning of this land and to take into account the pressing needs of the community when making decisions about future development. We must ensure that any growth is sustainable and that it adequately supports the needs of our families, children, and local residents.

Thank you for considering my concerns. I look forward to hearing from you regarding this important issue.

Yours faithfully,
Orla Malone

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