

Jobstown Park Up-grade, Tallaght, Dublin 24



PART 8 PLANNING REPORT

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1. PROJECT INTRODUCTION

1.1 Main Purpose

The purpose of this report, in accordance with the requirements of the Planning and Development Regulations 2001 (as amended), is to describe the nature and extent of the proposed development and principal features therein. South Dublin County Council (SDCC) appointed Nicholas de Jong Associates | Urban Design to lead and manage a multi-disciplinary team for the redesign and upgrade of Jobstown, Tallaght Dublin 24.

The focus of the up-grade is on achieving a renewed public space that meets the needs of the communities that live and surround it. The vision is to create a safe, clean environment free from anti-social behaviour for people of all ages to meet, exercise and enjoy nature.

The redevelopment needs to connect the park to other open spaces and parks within the wider West Tallaght Area, building upon the Core Green Infrastructure Corridors identified in the County Development Plan, particularly the L9 Tallaght Urban Link, to aid the movement of biodiversity and people and to strengthen the overall Green Infrastructure network.

This would also help deliver the open space strategy of the Tallaght Town Centre LAP, which seeks to implement policies and objectives for Green Infrastructure, including the need to connect parks and areas of open space with ecological and recreational corridors.



Aerial photo of park context

2. PLANNING CONTEXT

2.1 National Policy

The Masterplan proposals have been developed in the context of:

- Project Ireland 2040: National Planning Framework
- The Eastern and Midlands Regional Spatial and Economic Strategy 2019-2031, and
- Smarter Travel – A Sustainable Transport Future: A New Transport Policy for Ireland 2009-2020
- National Cycle Policy Framework 2009-2020
- Design Manual for Urban Roads and Streets

2.2 Regional Policy

2.2.1 Regional Spatial and Economic Strategy for the Eastern and Midland Region 2019-2031, including the Dublin Metropolitan Area Strategic Plan (MASP)

To achieve the vision the MASP identifies a number of Guiding Principles for the sustainable development of the Dublin Metropolitan Area, which include:

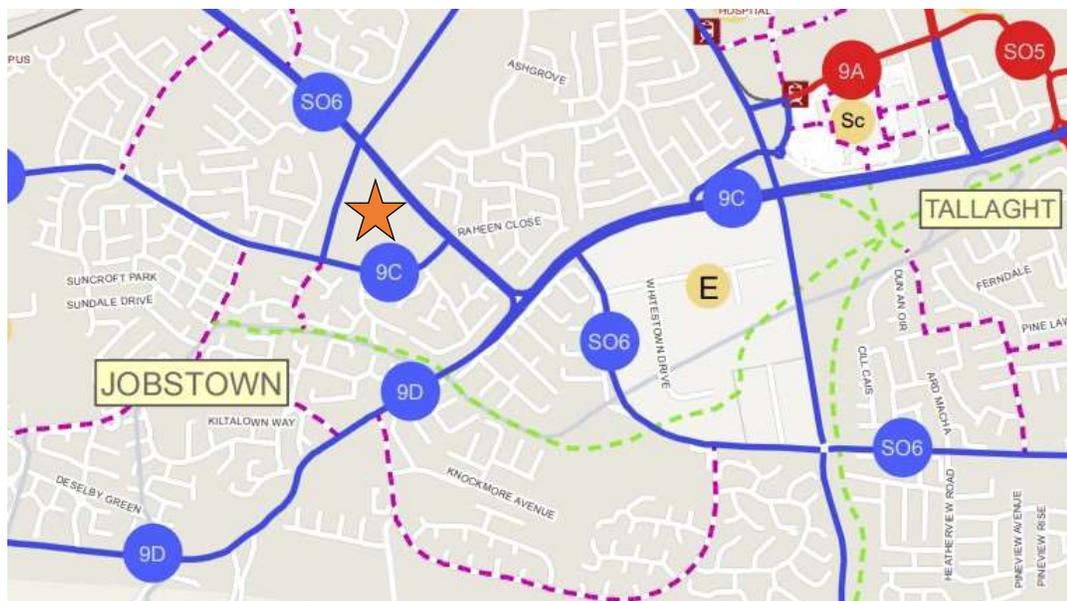
- Metropolitan Scale Amenities – To enhance provision of regional parks and strategic Green Infrastructure, to develop an integrated network of metropolitan scale amenities, and to develop greenways/blueways along the canals, rivers and coast, as part of the implementation of the National Transport Authority's Cycle Network Plan for the Greater Dublin Area.

2.2.2 National Transport Authority (NTA), Greater Dublin Area Cycle Network Plan, 2013

This document sets out existing and proposed cycle network plans for the urban network, inter-urban network and green route network for each of the seven Local Authority areas which includes SDCC. The Cycle Network Plan is to be developed in accordance with the National Cycle Manual and best industry practice.

Route 9C of the GDA Cycle Network provides a continuation from Route 9A west of Tallaght via Fortunestown and Citywest to Saggart. The Fortunestown Way section of the route extends along the southern edge of Jobstown. The along Cookstown Road section of Orbital Route SO6 adjoins the northern edge of the park, linking Dun Laoghaire to Tallaght via Sandyford and Ballinteer.

In addition, the GDA Network identifies the Whitestown Stream corridor to the south of Jobstown Park as a Minor Greenway, extending from Jobstown/the N81 in the west through Killinarden Park to Sean Walsh Park/Whitestown Way in the east.



Dublin South West Cycle Network Extract, Sheet N6 (Jobstown Park shown in orange)

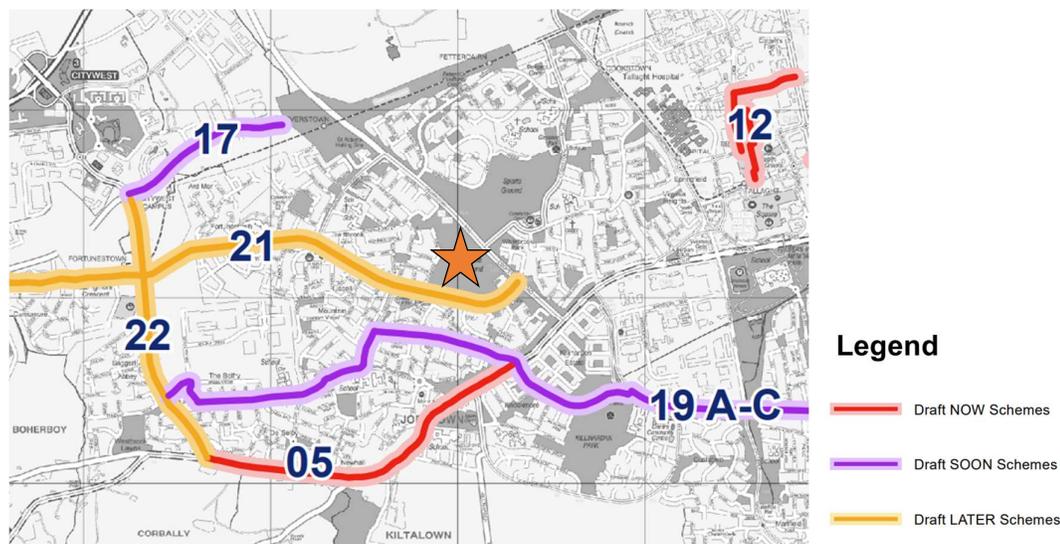
2.2.3 South Dublin County Council, Draft Cycle South Dublin 2020

SDCC published the Cycle South Dublin document for public consultation in November 2020, and following completion of this process an updated version will be issued.

The Cycle South Dublin document sets out the wider vision for South Dublin to become one of Ireland's most cycle friendly counties. This includes the identification of several plans and proposed cycle routes, complementing the NTA GDA Cycle Network document. The cycle priorities are categorised into three: Now (next 4 years), Soon (4 to 8 years) and Later (8+ years).

Route 21 (Later Scheme) of the Cycle South Dublin strategy, replicating Route 9C of the GDA Cycle Network, follows Fortunestown Way along the southern boundary of Jobstown Park. Further south of the park, the Cycle Plan identifies a Soon Scheme through Killinarden Park and Whitestown Stream Park (Route 19A-C), linking with other existing and future cycle routes on the N81 and Whitestown Way and forming part of a wider scheme between Citywest and Rathfarnham (Route 19a-e).

The connection between Jobstown Park and Whitestown Stream is the only missing link in this extensive green corridor network, which could be effectively provided by roadside enhancements through the Bawnlea residential area and/or along Fortunestown Way to the N81.



Cycle South Dublin Proposed Cycle Routes (Jobstown Park shown in orange)

2.3 Local Policy

2.3.1 South Dublin Development Plan 2022-2028

The new South Dublin County Development Plan (the Plan) sets out the framework to guide future development where a focus is placed on the places we live, the places we work, and how we interact and move between these places while protecting our environment. The aim is to progress to a more sustainable development pattern for South Dublin in the immediate and long-term future up to 2040 and beyond.

Chapter 8.7 'Parks and Public Open Space' deals with the function, hierarchy, quality and quantity of parks and public open space in the County. As set out in the Plan, the overarching aim of the Council in the provision of parks and open space is to encourage the development of a well-connected and integrated public open space network that contributes towards achieving a broad range of policy objectives, including:

- *Improving community, health and wellbeing – Parks and open spaces provide a valuable role as a sanctuary for the community; the benefits of engaging with the natural world are now widely understood to be particularly beneficial to mental and physical health.*
- *Enhancing visual amenity – Parks and open spaces form an attractive green and open setting which enhances the character of urban neighbourhoods in particular.*
- *Promoting sustainable development – Parks and open spaces contribute to sustainable development objectives where they are appropriately located and accessible by walking, cycling and public transport.*
- *Promoting climate change adaption and mitigation – Parks and open spaces provide opportunities for sustainable drainage while trees and plants perform a vital role by capturing and storing carbon.*
- *Reinforcing Green Infrastructure – Parks and open spaces are core elements in the County's*

- green infrastructure network (see Chapter 4: Green Infrastructure).*
- *Promotion of biodiversity – Parks and open spaces offer opportunities to conserve and restore biodiversity and ecosystems. They are often focused on natural environments such as river valleys which support valuable wildlife habitats; parks also offer opportunities to increase pollinator-friendly planting.*
 - *Supporting culture and heritage – Parks and open spaces often contain heritage elements and play host to many outdoor community, arts and cultural events.*
 - *Supporting the local economy, including tourism – Many parks and open spaces contain facilities such as cafes, heritage features and other attractions that are valuable visitor amenities.*

It is the policy of the Plan that a hierarchical network of high-quality open space is available to those who live, work and visit the County, providing for both passive and active recreation, and that the resource offered by public open spaces, parks and playing fields is maximised through effective management.

The hierarchy of open space is a key element of the green infrastructure network, which connects and forms green corridor linkages across the County.

Objective 1 of the Green Infrastructure strategy (GI6) of the Plan is:

To support a hierarchy of accessible open spaces and recreational facilities, appropriate for neighbourhood size and catchment area, which are adaptable and capable of accommodating multiple uses.

The Public Open Space Hierarchy outlined in Table 8.1 sets out the rationale for the existing and planned parks and open space network for the County, identifying the range of functions at each level in the hierarchy. Jobstown Park falls within the hierarchical category of ‘Local Park’, which is defined in the Plan (Table 8.1: Public Open Space Hierarchy) as:

‘Local parks range in size from between 2 to 20ha. They provide mostly for amenity and passive recreation, although some may have playing pitches and play equipment; they are located in close proximity to homes and thereby easily accessible by pedestrians and cyclists.

Examples of local parks in South Dublin County are Vessey and Hermitage Parks in Lucan, Ballycragh Park, Firhouse Community Centre Park and Quarryvale Park.

Local Parks serve a local population within a 400m catchment.

These parks primarily consist of improved grassland but offer considerable opportunities for contributing to the local level GI network through enhancement schemes that include native trees, small woodlands, hedgerows, meadows and other planting’.

The Plan stresses that the provision of high quality public open space that is appropriately designed, located and maintained is a key element of placemaking. Public open space should have active and passive recreational value and should enhance the identity and amenity of an area. The key principles of particular relevance to Jobstown Park are:

COS5 Objective 8: *To ensure the design of parks and public open space areas is of high quality; to provide a pleasant setting, accommodate use by people of all ages and abilities, to support life-long activity and good health and well-being by the provision of a balanced mix of active and passive recreation and access to, or view of, nature, ensuring that the design considers:*

- *provision of an appropriate mix of hard and soft surfaced areas;*
- *enhancement of biodiversity and existing trees and hedgerows;*
- *incorporation of water courses, other natural features and existing built heritage into the design of parks and open spaces as appropriate;*
- *provision of new planting, landscape features and appropriate site furniture including a variety of accessible, well located and designed seating.*

COS5 Objective 9: *To ensure that parks and public open space are appropriately located within the County and within development sites, to facilitate and support its multifunctional role.*

COS5 Objective 10: *To support and facilitate the key role of parks and open spaces in relation to green infrastructure including sustainable drainage systems (SuDS), flood management, biodiversity and carbon absorption and to promote connections between public open spaces and the wider GI network.*

COS5 Objective 11: *To promote the role of parks and open spaces in conserving and restoring biodiversity and ecosystems in accordance with the objectives of the National Biodiversity Action Plan (2017-2021) and the All-Ireland Pollinator Plan 2021-2025, the Council's Biodiversity Action Plan 2020-2026 or any superseding plans. In the development of individual management plans for parks the requirements of the aforementioned biodiversity and pollinator plans will be taken into consideration and will form a part of the management requirements for the park. The development of individual management plans for parks will include consultation with local stakeholders.*

COS5 Objective 12: *To ensure that proposed SuDS measures are only accepted as an element of public open space where they are natural in form and integrate well into the open space landscape supporting a wider amenity and biodiversity value.*

COS5 Objective 13: *To ensure that parks and open spaces provide for a wide range of recreational and amenity activities that are easily accessible to all in the community, irrespective of age or ability.*

Objective 14: *To ensure that public open space and associated recreational facilities are accessible by walking, cycling and public transport, as appropriate to their position within the open space hierarchy set out in Table 8.1.*

COS5 Objective 15: *To support the development of passive recreation within open spaces, such as walking trails, seating provision and areas which provide for passive amenity/ hobbies, and visual interest.*

COS5 Objective 16: *To ensure that parks and public open spaces are carefully designed as safe spaces, by implementing the following measures:*

- *Providing active frontages and maximising passive surveillance from adjacent housing*

and/or public thoroughfares;

- *Eliminating buildings which back-on or gable-front public open spaces;*
- *Designing corner units with active frontage;*
- *Encouraging increased use through improved access and quality of facilities'; and*
- *Careful location, design and choice of surface materials and site furniture.*

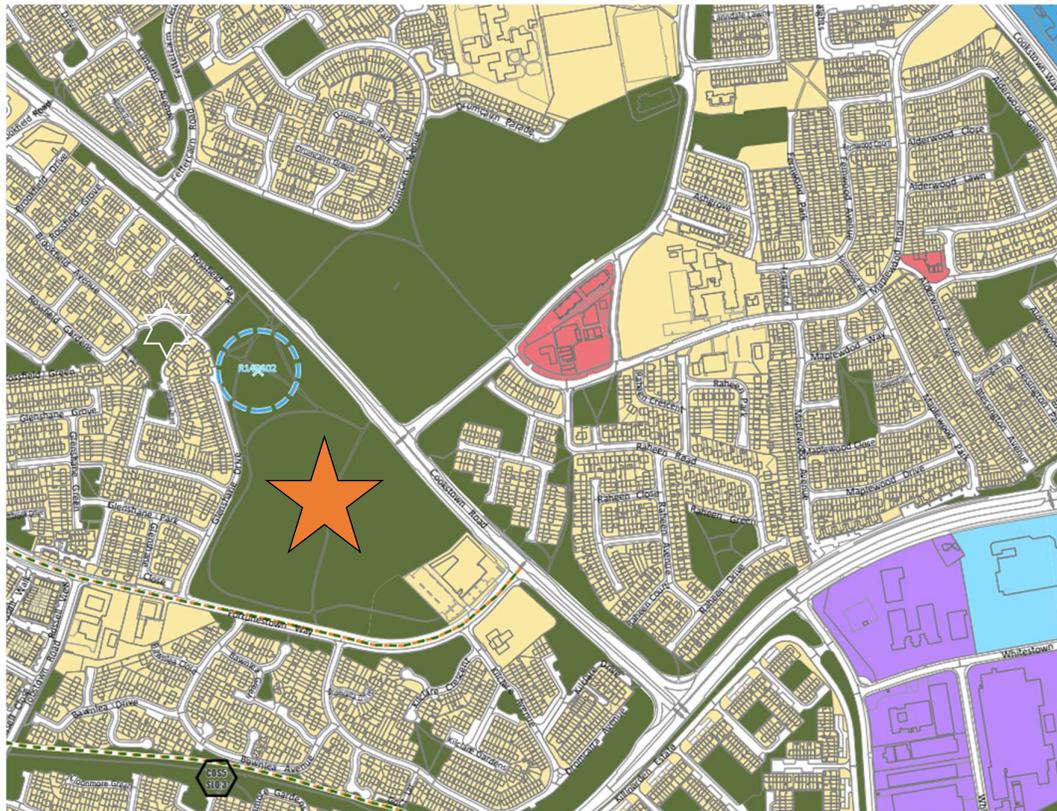
COS5 Objective 17: *To ensure that incidental areas of open space which do not function as useable open space and/or are not clearly visible from the public realm, are designed out of a proposed scheme.*

3. NATURE AND EXTENT OF THE PROPOSED DEVELOPMENT

3.1 The Existing Situation

3.1.1 Land Use Zoning

Jobstown Park is zoned in the South Dublin County Development Plan 2022-2028 as Objective OS, 'To preserve and provide for open space and recreational amenities'.



South Dublin County Development Plan 2022-2028, Use Zoning Objectives Sheet 9 extract

3.1.2 Existing Conditions

Jobstown Park is a large Local Park in West Tallaght, extending to around 11.60ha (28.68 acres) in size. This neighbourhood includes the County Town and the administrative capital of South Dublin County. Situated 12km from Dublin City, Tallaght has a direct Luas connection and bus links to Dublin City and Fortunestown and is located on the N7 economic corridor, which is a key national transport corridor. Outside the town centre are well established residential areas with a strong sense of community.

The redevelopment needs to connect Jobstown Park to other open spaces and parks within the wider West Tallaght Area, building upon the Core Green Infrastructure Corridors identified in

the County Development Plan, particularly the L9 Tallaght Urban Link, to aid the movement of biodiversity and people and to strengthen the overall Green Infrastructure network.

This would also help deliver the open space strategy of the Tallaght Town Centre LAP, which seeks to implement policies and objectives for Green Infrastructure, including the need to connect parks and areas of open space with ecological and recreational corridors.

Jobstown Park extends to around 11.60ha, surrounded on three sides by established housing estates and defined by Cookstown Road to the north, Fortunestown Way to the south and Glenshane Drive to the west. The park is easily accessible from the residential areas through 6 existing kissing gates, and is also served by 6 bus stops within 100m of the park. It is well-contained by recently installed low stud walls with railings.

The park has the potential to enhance the general biodiversity of the area as part of an interconnected series of green spaces. The area mainly comprises amenity grassland, internal lines of derelict hedgerows and immature, planted treelines along the north and south boundaries. The hedgerows can be restored and supplemented to provide the structure for introducing a wider range of habitats, such as mini-woodlands, native bulb planting and wildflower grasslands, to enhance overall biodiversity and support local pollinators.

The park also needs to become multi-functional, meeting the needs of the greatly expanded community by offering accessible, inclusive and flexible recreation opportunities for all. This in turn will help address issues of anti-social behaviour through improved passive surveillance, while helping to develop a source of pride for the local community and a place they feel ownership of.

3.1.3 Landscape

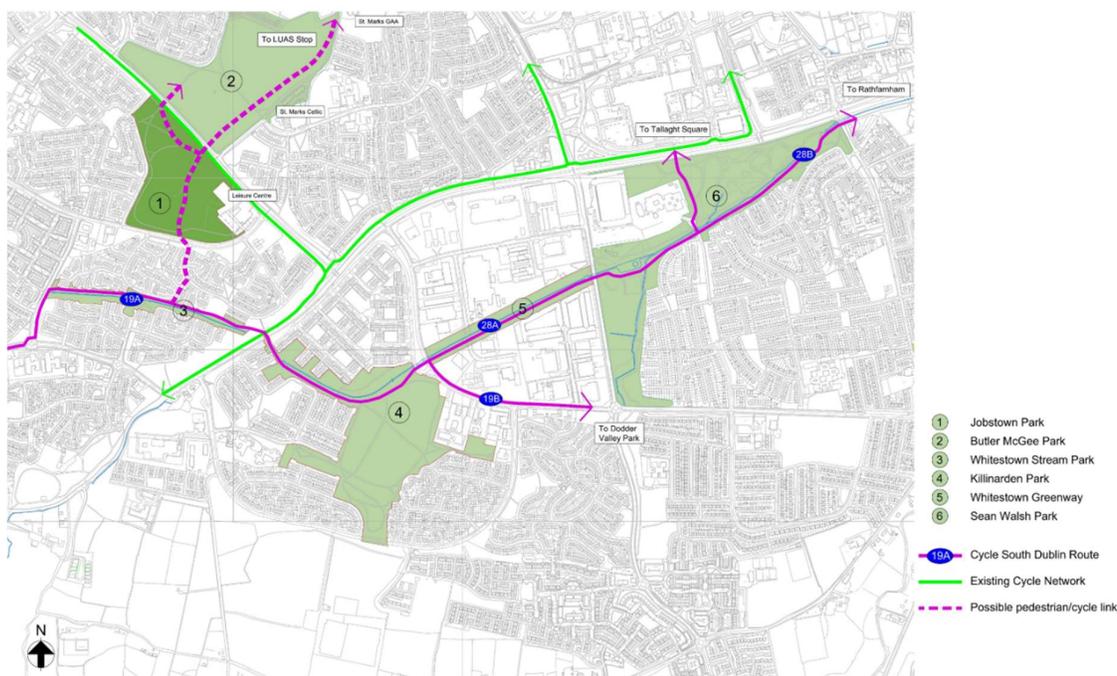
The key existing characteristics of the park are:

- Mostly flat, with long-distance views southwards to the Dublin Mountains.
- The site is dominated by low biodiversity amenity grassland with few amenities.
- There is a mature intermittent hedgerow towards the centre of the park and occasional new tree planting.
- The park is enclosed by a low stub wall with railings, recently installed by SDCC to prevent unauthorized vehicle access (scramblers, quads and cars).
- Pedestrian access is through 6 kissing gates around the periphery.

3.1.4 Access and movement

- Jobstown Park is located approx. 500m from the new N81 Greenway. It is also in close proximity to Cycle South Dublin Route 19, passing along Whitestown Stream Park to the south and linking westwards to City West and eastwards along Route 28A/B, via Killinarden Park and Green Infrastructure Corridor to Sean Walsh Memorial Park and Rathfarnham, and southwards on Route 19B to the Dodder Valley Park.

- Whitestown Stream, south of Fortunestown Way, is shortly to be upgraded as a public amenity, together with Killinarden Park and Green Infrastructure Corridor.
- Butler McGee Park adjoins Jobstown Park to the north, forming a large inter-connected public open space.
- A footway/cycle link is planned along the eastern edge of Butler McGee Park, linking Jobstown Park, via St. Marks Celtic FC and St. Marks GAA, to the Tallaght LUAS stop.
- The connection between Jobstown Park and Whitestown Stream is the only missing link in this extensive green corridor network, which could be effectively provided by roadside enhancements through the Bawnlea residential area and/or along Fortunestown Way to the N81.
- Jobstown Park is easily accessible from surrounding residential areas, and also serviced by 6 bus stops within 100m of the park.



Context Plan

3.1.5 Recreation

- There are 4 soccer pitches, but no other recreation or amenity facilities.
- Currently there is over 1.5km of footpaths passing through and around the park, in reasonable condition and providing opportunities for developing improved pedestrian connectivity.
- Tallaght Leisure Centre lies to the south-east edge of the park, with a variety of amenities that include a gym, swimming pool, and all-weather pitch.

3.1.6 Street Lighting & CCTV

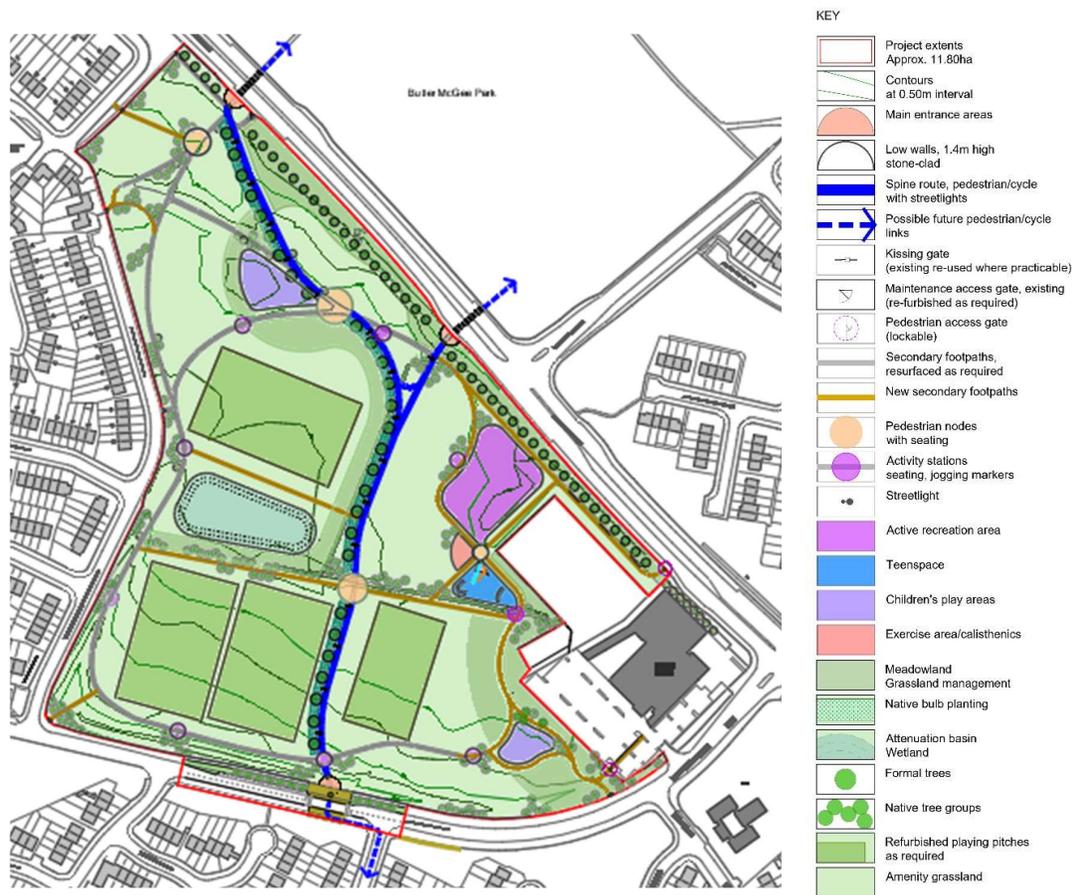
- There is no existing provision within the park.

3.2 Masterplan Development

3.2.1 Masterplan Proposals

The proposals have been developed in response to the site appraisals and the feedback from the community consultation exercise (refer Section 4). The main features comprise:

- Formal entry plaza at Cookstown Road junction, linking with Butler McGee Park.
- Main spine route, shared pedestrian/cycle with formal signature trees and streetlights, linking Butler McGee Park to Whitestown Stream Park, via Dromcarra Estate.
- Existing sports pitches retained (northern pitch re-orientated) - refurbished where necessary with drainage and re-levelling.
- Provision for active recreation – e.g. Teenspace, natural play areas, pump track and play mound.
- Activity circuit (Park Run), 900m long - with seats/play equipment.
- New pedestrian access gates (lockable) to east of the Leisure Centre, connecting with the bus stop on Cookstown Road, and on the boundary of the Centre car park linking with the south-east corner of the park.
- Possible on-street parking and associated planting on Fortunestown Way.
- Biodiversity improvements - existing hedgerows retained and supplemented with meadowland management, native bulbs, formal and informal tree groups.
- Attenuation basin and possible swales for enhanced biodiversity.



Masterplan Proposals

In consideration of the overall up-grade potential of Jobstown Park, and the aspirations of the local community for developing a meaningful open space for all age groups and abilities, further consideration may need to be given to prioritising the masterplan proposals and to possible implementation in phases according to available resources and funding opportunities. The delivery of the up-grade proposals will continue to be reviewed by the Council through ongoing engagement with all interested parties.



Illustrative views of the park as proposed

3.3 Anticipated Benefits

The up-grade proposals for Jobstown Park will bring this currently under-utilised open space back to life, providing a renewed focus for the communities that surround it, as well as linking and integrating the park into a wider network of high-quality open spaces and routes/greenways.

Other associated benefits of the proposed scheme include:

- Improved Access and Sense of Security
 - The introduction of a variety of recreation facilities will promote increased use of the park by different age groups and abilities.
 - The proposed entry plaza on Cookstown Road will strengthen the presence of the park at this busy road junction and, together with other enhanced entrances, provide a more welcoming experience.
 - The additional pedestrian access points in the vicinity of the Leisure Centre will increase the permeability of the park and strengthen linkage between the different recreational facilities.
 - Street lighting along the main spine route will optimise the safer use of the park at different times.
 - Providing adequate lighting levels will add to safety and security, encourage use into the evenings, and help to discourage anti-social gatherings and behaviour.
 - The proposed parking on Fortunestown Way will facilitate a controlled pedestrian/cycle crossing and improve access to the park, as well as providing for amenity and bio-diversity enhancement through additional roadside tree planting.
 - The overall up-grade of the park should become a source of pride for the local community and a place they feel ownership of.
- Enhanced range of Recreation Facilities
 - The improved footpath network will provide direct pedestrian/cycle links through the park, between residential areas to the west and south to Butler McGee Park and onwards to Tallaght via St. Marks Celtic FC and St. Marks GAA.
 - Up-graded sports pitches (drainage and re-levelling) will ensure optimum use of the active recreation facilities for local community and sports groups.
 - The Activity circuit (900m long) will provide a Park Run with seats/play equipment around the loop.
 - Fully-equipped children's play and Teenspace areas will provide active play opportunities for a wide range of age groups and act as a focal point for guardians to meet and socialise.
 - The up-grade and new facilities will provide an attractive, safe, enjoyable, healthy and inclusive park.
- Enhanced Landscape and Biodiversity
 - The formal signature tree planting of distinctive semi-mature species along the main footpath/cycleway spine will reinforce the identity of the main route through the park.
 - The existing hedgerows through the centre of the park will provide the vegetation structure for other bio-diversity enhancements, such as supplemental native planting, meadowland management and seasonal bulbs.

- Groups of informal tree planting, with clear stems that allow views beneath the canopies, will reinforce the amenity of the area and improve the definition of edges and functional spaces.
 - The attenuation basin and possible swales will provide opportunities for further enhanced biodiversity.
 - Hedgerow planting to boundaries with no over-looking will help deter anti-social activities, such as dumping, while increasing the biodiversity interest with a mix of low-maintenance native species.
 - The introduction of more diverse habitat types supports the objectives of the National Biodiversity Action Plan (2017-2021), the All-Ireland Pollinator Plan (2021-2025) and the Council's Biodiversity Action Plan (2020-2026).
- Minimal Environmental Impact
 - The characteristics of the proposed development are not considered likely to result in a significant impact on the environment by virtue of its size, nature, or operational activities.
 - Once operational, the proposed development is expected to be low in environmental impact, with largely positive impacts.
 - The development will provide an important recreational resource for the local community, and will bring positive impacts on amenity value and biodiversity, in line with the Parks and Public Open Space policies and objectives of the County Development Plan.

3.4 Overview of Environmental Impacts

The proposal has undergone Appropriate Assessment Screening under the Habitats Directive (92/43/EEC) and screening for Environmental Impact Assessment. The Planning Authority has made a preliminary examination of the nature, size and location of the proposed development, and concluded that there is no real likelihood of significant effects on the environment arising from the proposed development, and a determination has been made that an Environmental Impact Assessment (EIA) is not required.

3.4.1 Environmental Impact Assessment Report Screening (EIARS)¹

The assessment determined that the proposed development does not fall under Schedule 5 (Parts 1 and 2) of the Act. As such, an EIAR has not been automatically triggered. To determine whether the development may fall under the category of Sub-threshold development, with the potential to give rise to significant environmental effects, a screening exercise was undertaken.

During construction, typical impacts such as noise, dust, traffic disruption, and the generation of small amounts of waste are to be expected. These are typical construction phase impacts, and will be mitigated against by environmental operating plans devised by the on-site contractor, following best practice guidance.

The EclA has outlined mitigation measures to ensure there will be no significant impacts as a result of the development and associated works on the ecology and local species of the area and on any designated conservation sites. Provided these protection measures are put in place and

¹ Jobstown Park Redevelopment (Draft) EIA Screening Report, JBA 22 March 2023

strictly adhered to, significant adverse impacts to are not anticipated, with positive impacts to biodiversity expected once operational.

An AA Screening Report completed by JBA for the proposed development determined that no likely significant impacts are expected as a result of the proposed development. This is due to the small size of the development and the distance and lack of pathways to Natura 2000 sites. Once operational, the proposed development is expected to be low in environmental impact. The scale of the development is in keeping with the surrounding area, and will enhance the public realm in the area, providing tree planting and improved access in the area.

It has been concluded that the proposed development does not fall under the category of sub-threshold development, and thus an EIAR is not required.

The overall conclusion is based on the details of the scheme available at the time of preparation of the report. If the extent of the scheme or the construction methods for the scheme are changed then the EIAR Screening assessment should be reviewed.

3.4.2 Ecological Impact Assessment (EclA)²

The assessment concludes that the proposed development project has been shown to potentially impact a number of different habitats with high local importance (dry meadows and grassy verges, hedgerow and treelines) and faunal groups (ground-dwelling mammals; bats; breeding and wintering birds; and terrestrial invertebrates), whose ecological importance is of high local level in the context of this proposed site.

Based upon the information supplied, regarding the site layout, drainage, landscape and lighting plans; and provided that the development is constructed in accordance with the mitigation measures outlined in the report, there will be no significant impacts alone or in-combination with other projects and plans, as result of the development and associated works on the ecology and local species of the area and on any designated conservation sites.

Given the scale of this development and its suitable landscape plan, the local ecology, including mammals, bats, birds and invertebrate species, will benefit from the maintained ecological function of the site (planting of trees and wildflower meadows and installation of bird boxes) associated with the operational phase of this project.

3.4.3 Appropriate Assessment (AA)³

Based on the screening exercise carried out, the assessment concludes that the possibility of any significant impacts on any European Sites, whether arising from the project itself or in combination with other plans and projects, can be excluded beyond a reasonable scientific doubt on the basis of the best scientific knowledge available.

3.4.4 Traffic

Jobstown Park is considered to be highly accessible by foot, by cycle and by public transport. There are several good quality cycle and pedestrian links in the locality, providing excellent opportunities to link the site to the wider area by sustainable travel modes. Controlled

² Jobstown Park Redevelopment (Draft) Ecological Impact Assessment, JBA 30 March 2023

³ Jobstown Park Redevelopment (Draft) Screening for Appropriate Assessment, JBA 29 March 2023

pedestrian/cycle crossings linking the park at Coostown Road and Fortunestown Way will be further considered at the detailed design stage in conjunction with the Roads Section of SDCC.

Levels of traffic to the site during the construction phase will increase traffic to the area but will be temporary in nature. All construction access to the site will be on pre-existing roads.

3.4.5 Cultural Heritage and Archaeology

An area of land within the north-west part of the park is defined in the County Development Plan as a 'Zone of Notification' (R1 49402), relating to a Castle Site included in the Site & Monuments Record (DU021-035).

3.4.6 Flood Risk

The OPW's Eastern CFRAM Mapping and the Strategic Flood Risk Assessment for South Dublin County Council Development Plan 2016-2022 (January 2016) and Flood Risk Mapping information from JBA Consulting and the OPW PFRA will be used for specific Flood Risk Assessment at detailed design stage.

3.4.7 Waste

During construction, the proposed development will generate a small amount of typical construction waste. This will be disposed of following best practice guidance implemented by operating plans to be devised by the appointed contractor. Once operational, the proposed development will not produce waste.

4. CONSULTATION

4.1 Engagement Process

4.1.1 The public consultation exercise was undertaken between the end of January and end of February 2023. A wide range of stakeholders were contacted and spoken with, including:

- Residents and resident groups/associations in estates adjoining the park.
- Local primary and post-primary schools within close proximity to the park.
- Local sports clubs, particularly those that currently use the park.
- Youth and community-based organisations operating in the West Tallaght area.
- Tallaght Leisure Centre.
- Representatives of Cycling Ireland.
- SDCC personnel with a remit for sport and physical activity across the South Dublin catchment.
- Locally elected representatives for the Tallaght South and Tallaght Central area.

To extend the reach of the consultation across the community, an online survey was circulated to community leaders for onward distribution to their members and via various social media platforms. The survey asked a consistent set of questions as follows, seeking to understand respondents':

- Current use of the park (and reasons for use/non-use).
- Opinions on facilities required in an upgraded park.
- Needs within the park, particularly in the context of disability, caring for older or infirm people, parenting small children, etc.
- Expectations of SDCC in sustaining an enhanced park.
- Expectations of the community in sustaining an enhanced park.

The survey, which ran for over two weeks, yielded 175 responses.

4.1.2 Key Findings

The consultation highlighted the following dominant themes:

- Jobstown Park holds a lot of potential for the communities of West Tallaght. The general feeling among consultation participants is that it currently doesn't realise that potential. It has been described as under-used, in disrepair, as being solely for soccer and as being unattractive. Consequently, the proposal to upgrade the park has been warmly welcomed by all those who participated in this consultation.
- Concerns exist regarding antisocial behaviour (ASB) in the park, particularly regarding dumping and scrambler-use in the park. It was noted, however, that these issues had been less common in the park in recent times, particularly since enhanced perimeter fencing had been installed by SDCC.

- The recommendations of consultation participants largely reflect the draft concept plan prepared in advance of the consultation process. Consultation suggests that four key pillars should underpin the development of Jobstown Park, namely that Jobstown park would be:
 - A venue for sports, recreation and physical activity.
 - A social space for the community.
 - A safe space.
 - A natural space.
- Given SDCC's commitment to retaining four football pitches in the park, it is important to note that local clubs using the park expressed concern about poor drainage, a lack of lighting and the absence of changing facilities as key obstacles to the operation of their activities throughout the year.
- A children's playground, outdoor exercise equipment and enhanced football pitches were identified as the three top priorities related to sports, recreation and physical activity.
- In the context of a social space, consultation participants emphasised the importance of including adequate and appropriate seating in the park, picnic spaces and a space specifically for teenagers. Particular mention was also made of including an off-lead dog run. It was suggested that dog walkers used the park frequently, that providing a dog run was an important contributor to social activity in the park, as well as a deterrent to ASB.
- It was suggested in a couple of interviews that improvements to boundary fencing had reduced the level of ASB in the park. However, the need for continued investment in making the park a safe place was reinforced across consultation inputs – both discussions and survey. Particular emphasis was placed on improved lighting in the park and the presence of CCTV cameras and associated signage. The location of certain facilities was also highlighted as important in ensuring park-user safety.
- Facilitating the community's access to the natural environment was raised frequently across consultation inputs and was emphasised in particular by primary school representatives. Particular reference was made to the inclusion of native species of trees and hedgerows and to the installation of a pond for wetlands biodiversity." A group of second level students suggested the installation of a rose garden, while interest was also expressed in the provision of allotments in the park for individual and family growing.
- The need for Jobstown Park to be a space for all was emphasised both during consultation discussions and in a specific section of the community survey. Particular reference was made to the importance of the park accommodating people with disabilities and older people, and for the redeveloped park to be sympathetic to the diversity of additional needs, for example mobility needs, people on the ASD spectrum, etc. Specific mention was made for the need for an emerging playground to acknowledge diverse needs, while a sensory garden was also recommended.
- While the planned development of the park was greeted positively by all those that participated in this consultation, concerns were expressed about the maintenance, management and sustainability of the park following its upgrade. Particular reference was made to the importance of regular park warden presence in the area. Similarly, consultation discussions referred to the importance of SDCC maintaining ongoing dialogue with community interests in respect of the park upgrade. A number of individuals suggested the possibility of establishing a local committee to work with SDCC at all stages of

the park's development and to assist with overseeing the park once the upgrade was completed.

- Other considerations raised during the consultation included the importance of installing bins in the park, the need to consider toilet facilities, the possibility of including a subtle commemorative space in the park to honour community people who had died tragically, and the possibility of including educational games/facilities in the park to promote children's learning.