

IRISH PLANNING INSTITUTE

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Adequate – Appropriate Provision for

Quality Open Space

Preservation of natural and built heritage

Passive and Active Recreation

Multi-Use Buildings

- Sport (halls, pools, courts, etc.)
- Arts
- Social and Community Activities
- Libraries



Established Towns, Villages and Suburbs

Towns of 2,000 will have

- Infrastructure provided incrementally
- Old buildings converted
- Parish hall(s)/community centre(s)
- Sports clubs (golf, GAA, rugby, soccer)
- (Part-time) library
- River walks
- Open spaces

Communities – Not Dormitory estates



Edge/Town City Developments

Estates/Areas of 10 – 20,000 people built over 5 – 10 years

Greater need to provide community infrastructure because

- Double income families – nobody around during the day
- Children being brought to variety of schools
- No 'parish' or public service locations
- No social/cultural/sports leaders

Dormitory estates – Not Communities



Standard of Provision

- Open space up to 2.5H/1,000 people
- Pre Section 48 ? Funding
- Since S.48 – 4 ‘Dublin’ Local Authorities = €1,600 /unit for ‘Community’
- 2,000 units/5,000 people €3.2M and 12.5 hectares
- But 600 sq metre hall + ancillary meeting/storage rooms = €4m



Open Spaces

County/City Development plans and LAP's should

- Identify critical O.S. to preserve key/sensitive landscape
- Adequate active recreation locations

Optimum

- One single space, not a range of small unusable spaces
pitch(es), + path around edge
- MUGA, playground +toilets/changing rooms/clubhouse



Open Spaces

Do's: -

- regular shaped
- surrounded by and visible from roads - at grade

Don't's: -

- beside or behind houses
- under over-head cables

The real Open Space issues are

- Anti-social Behaviour
- High maintenance costs of small spaces



Fingal Schools Model

- Agreement with Department of Education & Science
- Council identifies school sites and assists in their acquisition – usually at less than market rates
- 50% of any land acquisition saving invested on site to enhance school/community facilities
- Guaranteed access by community (to enhanced facilities) outside school time
- School becomes hub for the whole community
- Co-location of other facilities e.g. Health, Library and Open Space



SUMMARY

- DESIGNING OUT PREDICATABLE PROBLEMS
- UNDERSTANDING MANAGEMENT ISSUES
- ENHANCING, NOT TAKING FROM, QUALITY OF LIFE
- WOULD YOU LIKE TO LIVE THERE

