

### Overview of Area

Gorey Town Centre is strong and vibrant. It acts both as the centre of the town and the centre for the wider district area.

The town centre comprises the Main Street, which is particularly strong and vibrant and acts as a spine for the entire town, The Avenue, Pearse Street, North Parade, Esmonde Street, St. Michael's Road, Arklow Road, part of the Courtown Road and all other interconnecting streets within these.

The vibrancy of the town centre in recent years has seen considerable activity with extensions to and refurbishments of existing buildings along the Main Street. In most cases this has been done sensitively and successfully. Although some of the newer extended units are not occupied yet, the opportunity for high street shops to locate along the Main Street is there and will, more than likely, be availed of given the right economic climate.

Further evidence of vibrancy can be seen by the spread in retail activity to the side streets off Main Street. There is evidence of this along McDermot Street, John Street and Pearse Street. Esmonde Street has benefited significantly by way of activity, if not successful design, in this regard and acts as a link between the Main Street and the shopping facilities to the east, Aldi and Tesco.

The development of the Dunnes Stores/WFC has added a significant retail resource/attraction within Gorey town centre. This, together with the new civic centre (under construction), will significantly enhance the facilities in the town and the quality of the public realm.

Overall, the level of activity within the town centre, together with the completion of the by-pass, has made the entire town centre a more pleasant and safer place to be, transact business and socialise.

There is a significant concentration of protected structures in the town centre area. These buildings, both individually and collectively, contribute to making Gorey town centre an attractive place, particularly the Main Street.

### Access and Linkages to/from the Area

The town centre is accessed primarily by regional roads from the surrounding hinterland/district area as well as now from the recently completed Gorey by-pass on the M11 motorway. The regional roads include the R725 (Carnew Road), the R772 (north and south - old N11), the R741 (Wexford Road) and the R742 (Courtown Road).

Further to this the train station is located within/adjacent to the town centre, which provides access to/from Dublin, and beyond, to the north and to/from Enniscorthy/Wexford/Rosslare to the south. The level of service provided has improved considerably, with demand, in recent years. Other than normal inter-city trains, the Arrow commuter rail service now provides access to/from Dublin city centre twice in the mornings and evenings.

It is Council policy to work with public and private transport operators and any other relevant bodies in the improvement of the public transport system in Gorey and, in particular, to seek an integrated public transport system for rail, bus, taxis and bicycles at the railway station.

A series of one way systems is in operation on the street network to/from the Main Street, which is working successfully. This system could be given further consideration if the pedestrian is given more dominance on the Main Street where a system free of restrictions could operate especially given the grid nature of the urban environment in Gorey Town.

## Gorey Town and Environs Local Area Plan 2010

### Area 8: Town Centre

The link between The Avenue and the Main Street could also be enhanced within this idea, providing appropriate and safe linkages between the Main Street, the new civic centre (under construction) and the shopping facilities off The Avenue at Dunnes Stores/WFC site.

Similarly, enhancements to the links between the Main Street and the retail developments of Aldi and Tesco can be encouraged/facilitated along and around Esmonde Street and St. Michael's Road. Opportunities to develop the pedestrian link from Esmonde Street to the church car park off St. Michael's Road should be investigated, as well as continuing the link to Aldi/Tesco.

Other opportunities to link the Main Street with the side and back streets similar to the linkages now in the recently permitted extensions to No.88 Main Street, No.85 Main Street and the internal/external linkage permitted through the Credit Union between McDermot Street and St. Michael's Place. There is another opportunity to enhance the link between Thomas Street and North Parade, i.e. Michael Street.

With the development of the edge of town centre retail outlet(s) on the lands to the south, i.e. the Dunnes Stores/WFC sites, an opportunity has arisen for the development of linkages to/from the Ramstown area. A road linking the train station and the monument has been partially completed as part of the Dunnes Stores/WFC development. If any development occurs on the 18 acres of land to north of the area (town centre), the provision of this link road and access points will be encouraged and sought at a number of points to/from the existing residential development to the south of this area.

