



**NOTIFICATION TO ATTEND MEETING OF THE HOUSING SPC  
TO BE HELD IN THE COUNCIL CHAMBER, CITY HALL, DAME STREET, DUBLIN 2.  
ON TUESDAY 23 MAY 2017 AT 3.00 PM**

**AGENDA**

**TUESDAY 23 MAY 2017**

**PAGE**

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2	Chairperson's Business	
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6	Motion in the name of Michael Mullooly	
	<p>This Area Committee calls on the Housing SPC to review the priority given to homeless persons in the Housing Allocation Scheme, 2013 in particular, the definition of homelessness, the lack of priority given to those about to fall into homelessness, to reflect the fact that persons can be de facto homeless but not availing of homelessness services provided by the local authority or other and the lack of priority for children who are homeless or about to fall into homelessness.</p>	
7	AOB	
	<ul style="list-style-type: none"><li>• <i>Day/Time of Meetings</i></li></ul>	



# HOUSING STRATEGIC POLICY COMMITTEE MEETING

FRIDAY 21<sup>ST</sup> APRIL 2017

## ATTENDANCE

### Members:

Cllr. Daithi Doolan (Chair)  
Cllr. Alison Gilliland  
Cllr. Anthony Conaghan  
Cllr. David Costello  
Cllr. Críona Ní Dhálaigh  
Cllr. Cieran Perry  
Cllr. Norma Sammon  
Cllr. Sonya Stapleton  
Cllr. Chris Andrews  
Cllr. Christy Burke  
Cllr. Pat Costello  
Cllr. Pat Dunne  
Lillian Buchanan  
Kathleen McKillon  
Aideen Hayden

### Officials Present:

Brendan Kenny Assistant Chief Executive  
Tony Flynn, Executive Manager  
Eileen Gleeson, Director D.R.H.E.  
Pat Teehan, Administrative Officer  
Christy McLoughlin, Assistant Staff Officer

### Other Cllrs present :

Cllr. Paul Hand

### Others:

Clúid – Ailstair Shute  
Clúid – David Murphy  
Conal Thomas (Dublin Inquirer)

### Apologies

Cllr. Janice Boylan  
Pat Doyle  
Cllr. Tina Mac Veigh  
Cllr. Ray Mc Adam

## **1. Minutes of meetings held on 10<sup>th</sup> March 2017 and Matters Arising.**

**Agreed:** Minutes agreed.

## **2. Clúid Presentation**

Alistair Shute gave a presentation about Labre Park in Ballyfermot D10 on behalf of Clúid and Eileen Flynn gave one on behalf of the residents.

Members thanked both for the presentation.

**Agreed:** *Presentation noted*

## **3. Chairperson's Business:**

- Saint Teresa's Gardens Chairperson ratification.
- Correspondence
- **Sub-Groups Update:**
  - Data Protection & Housing List:  
Cllr. Pat Dunne provided an update on the Data Protection group.  
  
Discussion followed.
  - Pre 63  
Cllr. Daithi Doolan gave an update.

**Agreed:** *Chairperson of Saint Teresa's Garden's ratified by members.*

**Agreed:** *A report from the Data Protection sub group be brought to the May SPC meeting.*

**Agreed:** *D.C.C. Mgmt. to bring an updated Data Protection, including all correspondence with Law Agent on this matter, report to May SPC meeting.*

**Agreed:** *Final Pre 63 report be made available for the May SPC.*

#### 4. Homeless Update:

Circulated to members prior to meeting.

Cllr. Alison Gilliland made an enquiry in relation to Support/Key workers.

Cllr. Criona Ni Dhalaigh enquired if D.C.C. is buying a hotel.

Cllr. Daithi Doolan queried as to where families will be located if they present as homelessness post July 1st.

Eileen Gleeson – Director of D.R.H.E. provided an update on current statistics. She provided information about key Workers involved in Homelessness. In addressing Cllr. Doolan's query, Eileen stated that better alternative accommodation to hotels shall be made available and she briefly outlined some of the benefits.

Brendan Kenny – Assistant Chief Executive gave member an update and stated D.C.C. are not interested in buying a hotel. He updated members about hotel leasing.

Members thanked the D.C.C. staff associated with Homelessness.

**Agreed:** Report noted.

**Agreed:** Meeting between the Director of the DRHE and Sr. Consilio to be arranged.

#### 5. Housing Program Report:

Circulated to members prior to meeting.

Cllr. Doolan sought updates in relation to the following, Land Initiative (St. Michael's Estate), Rapid Build Program and St. Teresa's Gardens.

Cllr. Gilliland enquired about the "Repair and Leasing program" and allocation of social units in private schemes (The Social Implications).

Cllr. Ciaren Perry sought an update about St. Helena's project.

Cllr. Pat Dunne enquired about the Respond site (Longmile road D12).

Cllr. Paul Hand sought updates about the proposed 53 units - Rapid Build on HSE land behind Cherry Orchard Hospital, the Cornamona site in Ballyfermot and Rafter's lane units.

Cllr. Norma Sammon sought clarification as to the location of Co-operative Housing on Richmond road and requested an update as to the development on Thatch road.

Cllr. Anthony Connaghan looked for updates about Rathvilly/Virginia Park Scheme and potential schemes on Jamestown road and McKee Avenue.

Cllr. Christy Burke enquired about the current status of O'Devaney Gardens.

Cllr. Ni Dhálaigh looked for updates in relation to Kilmainham Cross scheme and clarification with regard to homeless families in Saint Catherine's on Parnell road.

Tony Flynn Executive manager explained the context of the Housing Program (Short and Long Term supply). He explained the strategy involved.

He provided information and updates for the following; Repair and Lease program, explained the process of the “Buy and Renew” Scheme and Land Initiative.

Tony gave status updates in relation to, Site 1 B (St. Michael’s estate), Rapid Build (on program), St. Helena’s and St. Teresa’s sites.

He updated members on the SDRA12 plans and explained High density and P.P.P. from D.C.C.’s perspective.

Tony gave updates with regard to the following schemes, Longmile road, Cherry Orchard, Rathvilly/Virginia Park, Cornamona, Rafter’s Lane, Thatch road site and O’Devaney Gardens (Blocks A & B).

He identified the location of the Richmond road site and responded to the query from Cllr. Connaghan (Jamestown road and McKee road sites). He updated members about the Kilmainham Cross scheme, St. Catherine’s gate and Croke Villas sites/schemes.

**Agreed:** *Report noted.*

**Agreed:** *Rapid Build program to be brought to SPC (Approx. September).*

**Agreed:** *SDRA12 final report to the full Council in July.*

**Agreed:** *Part 8 (Cornamona Court) report to be brought to the area committee in June.*

## **6. Traveller Accommodation Update:**

Circulated to members prior to meeting.

Cllr. Connaghan looked for an update about Electricity Supply.

Tony Flynn provided update.

**Agreed:** *Report noted*

## **7. Motion in the name of Cllr. Paul Hand**

Cllr. Hand briefly explained the context of motion.

Discussion followed around different aspects of Motion.

**Agreed:** Report on pilot to be brought to the Housing SPC May meeting to provide an update as to how the current Community Benefit Clause is progressing.

## **8. Motion in the name of Cllr. Alison Gilliland**

The issue of grants/loans for over- crowding was referred to the Housing SPC from March City Council meeting.

Cllr. Gilliland supplied a handout to members to show full context of motion including additional information that was to be included for discussion.

Discussion followed around different aspects of Motion.

***Agreed:*** *Minister Coveney to be contacted in relation to providing funding for extensions to council houses to alleviate overcrowding.*

## **9. AOB**

***Agreed:*** *To explore the possibility of having the Housing SPC every 6 weeks after the May meeting or to have monthly on the 4<sup>th</sup> Thursday.*

**Cllr. Daithí Doolan**  
**CHAIRPERSON**







## Homelessness Update

### Families Experiencing Homelessness

#### Prevention Team

The prevention team was established in February and consists of a team of 3. The team engage with all families presenting at risk of entering homelessness, and work with these families to prevent homelessness occurring.

In April the Prevention Team engaged with 29 families at risk of becoming homeless. A total of 6 did enter homelessness and 23 families were prevented from entering homelessness. The table below outlines the prevention work carried out to date, and there is a clear positive trend in evidence.

Month (2017)	No. of families engaged with	No. prevented from entering homelessness	No. not prevented from entering homelessness
February	27	18	9
March	21	11	10
April	29	23	6
<b>Total</b>	<b>77</b>	<b>52</b>	<b>15</b>

#### Housing Allocations to Homeless Families

The following allocations have been made to families who were experiencing homelessness up to May 2<sup>nd</sup>, 2017:

- 58 Housed in Casual Vacancies
- 71 Approved Housing Body Units
- 2 Long Term Leasing

In addition the vacancies below were with homeless allocations to be finalised on the same date:

- 9 DCC Vacancies with Homeless Section awaiting keys, Estate Management Clearance or Selection as per 2/5/17
- 1 – Repossessed units
- 1 – Leasing unit
- 4 – Approved Housing Body Units

#### Homeless Housing Assistance Payment

Work is progressing on securing Homeless Housing Assistance Payment tenancies in the Dublin Region. A total of 462 Homeless HAP tenancies have been created in 2017 up to the end of April. The 2017 target for homeless HAP tenancies is 1,200.

#### Tenancy Protection Service

A public awareness campaign to promote the Tenancy Protection Service provided by Threshold will begin on May 21<sup>st</sup>. This service is funded by the 4 Dublin local authorities. The campaign will involve outdoor advertising across Dublin, including on Dublin Buses that travel cross city and across the Dublin Region, and a digital campaign on relevant websites. High visibility artwork for the campaign has been developed and a sample is displayed below. A photo call to launch the campaign with the Lord Mayor Brendan Carr, Minister Coveney and representatives from the 4 local authorities and Threshold occurred this morning.



### Accommodation for Families Experiencing Homelessness

Work to meet the Government target of ensuring families experiencing homelessness are only accommodated in commercial hotels in limited circumstances from July continues. The strategy being implemented includes the provision of new family hub facilities and the refurbishment of existing properties which will be re-classified as supported temporary accommodation.

The details of the family hub facilities currently planned or under development are outlined below:

#### Family Hubs

<b>Location</b>	<b>Detail</b>	<b>Operator</b>
Ashling House B&B Clontarf, Dublin 3.	13 Family Rooms	NGO Service to be confirmed
Clonard Road, Crumlin, Dublin 12.	30 Family Spaces	Salvation Army
Mater Dei, Clonliffe Road, Dublin 3.	50 Family Rooms	Crosscare
High Park , Drumcondra, Dublin 3.	42 Family Rooms	Respond!
Lynam's Hotel, O Connell Street, Dublin 1.	45 Family Rooms	Lease agreement with private operator
Sons of the Divine Providence, Ballyfermot, Dublin 10.	11 Family Rooms	Sons of the Divine Providence
Green Castle Parade, Coolock, Dublin 5.	40 Family Rooms	Salvation Army
Malahide Road (Fingal County Council)	11 Family Rooms	Peter McVerry Trust
Millmount, Dundrum (Dun Laoghaire Rathdown County Council)	12 Family Rooms	Lease agreement with private operator

#### Supported Temporary Accommodation Facilities

A total of 9 premises have been identified as suitable for supported temporary accommodation facilities for families. These facilities will provide accommodation for

approximately 380 families who are currently experiencing homelessness. The enhancement of these facilities involves establishing a formal lease agreement between the accommodation provider and Dublin City Council / DRHE and the carrying out of works to include:

- Provision of dedicated space for key working staff and medical consultations
- Provision for internal and external play space, homework rooms and recreational and leisure space
- Communal cooking facilities, dining areas and laundry facilities
- Provision of Wifi and access to computers

### Rapid Build Housing

In addition work is continuing on the provision of new Rapid Build housing units. As and when Rapid Build Housing units come on stream they will be allocated to homeless families in accordance with the Allocations Scheme, 2013.

### **Adults experiencing Homelessness**

The DRHE continue to work to identify additional accommodation facilities for adults experiencing homelessness. Work is progressing on the two facilities below to increase the number of available emergency beds by 90.

<b>Location</b>	<b>Number of Beds</b>	<b>Operator</b>
St. Josephs Avenue, Drumcondra, Dublin 3 (Temporary Lease)	50 (Singles)	Peter McVerry Trust
Former Longfields Hotel, 9/10 Fitzwilliam Street, Dublin (Premises owned by Dublin City Council)	40 (Singles)	Simon



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

**Report to Housing SPC**

**Date: Tuesday 23<sup>rd</sup> May 2017**

**Item No. 4**

## Housing Update Report

**HOUSING SUPPLY REPORT  
MAY 2017**

**Dublin City Council Targets under Social Housing Strategy for 2015-2017: 3347 Units**

**Capital Programme Target is 1498 units under the Social Housing Investment Programme (SHIP)**

**Current Programme Target is 1849 units under the Social Housing Current Expenditure Programme (SHCEP)**

**Funding Allocation Provided: €292m**

	<b>2015</b>	<b>2016</b>	<b>2017</b>
Units Completed to date	565	533	124
Voids Restored	1012	975	237
Part V		25	2
HAP Tenancies (Dublin Region)	112	640	436
<b>Outturn</b>	<b>1689</b>	<b>2173</b>	<b>799</b>

	2015	2016	2017	2018	2019	2020	Total
<b>Units Under Construction</b>							
Buttercup			35				
Priory Hall				26			
Charlemont			79				
Dolphin House				100			
Ballybough Road				7			
Annamore Court			70				
Broome Lodge			43				
St. Agathas Court			11				
Johns Lane West				31			
Orchard Lawns				72			
Richmond Road				39			
<b>Total of Units Under Construction:</b>			238	275			<b>513</b>
<b>Units currently being acquired</b>			189	136	97		<b>422</b>
<b>Part V:</b>			36	84			<b>120</b>
<b>Units at Tender Stage:</b>				190	89	56	<b>335</b>
<b>Capital Appraisals Submitted to Department</b>			22	171	162	156	<b>511</b>
<b>Units at Preliminary Planning/Design:</b>			1	115	228	316	<b>660</b>
<b>Potential Units from Vacant Council Lands:</b>						385	<b>385</b>
<b>Sites for Social housing PPP Bundle 1:</b>						220	<b>220</b>
<b>Projected Acquisitions:</b>			50	100	100		<b>300</b>
<b>Rapid Home Delivery:</b>			201	66	40		<b>307</b>
<b>Total Delivery of Units:</b>	<b>0</b>	<b>0</b>	<b>737</b>	<b>1137</b>	<b>716</b>	<b>1133</b>	<b>3773</b>

**Schemes completed to date in 2017 – Department of Housing, Planning, Community and Local Government (DHPCLG) Capital Works Management Framework (CWMF) Stage 4**

<b>Project Ref</b>	<b>Committee Area/ Housing Category</b>	<b>Provider</b>	<b>Schemes</b>	<b>Funding Programme</b>	<b>Total per Category</b>
	General Needs	Dublin City Council	General Acquisitions	LA housing	29
	General Needs/Special Needs	Dublin City Council	RAS Agreements and Leasing Arrangements	RAS/SHCEP	2
	South Central	Dublin City Council	Alexander Walk, Whitefriar Street	LA Part V Housing (Acquisitions)	2
	All Areas	AHBs/General Needs & Special Needs	Various	AHB Leasing	75
		AHBs/Special Needs	Various	CAS	16
		<b>Total</b>			<b>124</b>



### Schemes Under Construction – DHPCLG CWMF Stage 4

Committee Area/ Housing Category	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
North Central – General Needs	Dublin City Council	Buttercup Darndale, D 17	LA Housing	35	Under Construction	Delivery of Phase 1 (6 units)	Q4 2017
North Central – General Needs	Dublin City Council	Priory Hall, D 13	LA Housing	26	Phases 1-5 (Blocks 1 – 7) complete. Phase 6 (Blocks 8-20) tender sent to Dept on 23/12/16. Approval received from Department 03/05/17	Award contract for Phase 6	Q4 2018
South East – General Needs	Dublin City Council	Charlemont (BI 3) Dublin 2	PPP	79	Development Agreement signed with Developer Dec 2015. Contractor on site - due for completion Nov 17	Handover of units	Q4 2017
South Central - General Needs		Dolphin House, D8 Phase 1	Regeneration	100	Contractor commenced on site 17/11/2016.	Complete construction Phase 1	Q4 2018
Central/General Needs	Dublin City Council	Ballybough Road	LA Housing	7	Contract awarded, development commencing March 2017.	Completion of works	Q2 – 2018
South Central – Special Needs	AHB	Annamore Court (Canon Troy) D10 (The Iveagh Trust)	CALF & Leasing	70	On site November 2015	Completion of works	Q3 2017
South Central Special Needs	AHB	John's Lane West D8 (Focus)	CALF & Leasing	31	Focus has revised planning permission for 31 units. On site. Final funding approval to be granted	Completion of works	Q2 2018

North West – Special Needs	AHB	Broome Lodge (Dunmanus) D. 7 (Cluid)	2014 CAS (10 units) & CALF and Leasing (33 units)	43	DCC site. Contractor started on site 7 <sup>th</sup> March 2016.	Completion of works	Q3 2017
Central Special Needs	AHB	St. Agathas Court (Peter McVerry Trust)	2014 CAS	11	DCC property. Department issued revised budget approval. On site.	Completion of works	Q2 2017
North Central General Needs	AHB	Richmond Road (Co-operative Housing Ireland )	CALF & Leasing	39	Works commenced	Completion of works	Q3 2018
South Central General Needs	AHB	Cherry Orchard Meadow, Blackditch Road D10 (Co-operative Housing Ireland )	CALF & Leasing	72	DCC site. New contractor appointed. Works to recommence May 2017	Completion of Works	Q1 2019
	<b>Sub total</b>			<b>513</b>			

### Units Currently Being Acquired – DHPCLG CWMF Stage 4

Project Ref	Committee Area/ Housing Category	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
	Various Areas	Dublin City Council	General Acquisitions	LA Housing (Acquisitions)	70	With Law Department	Closing of Acquisitions ongoing	2017
	Central General Needs	DCC	Liffey Trust, Dublin 1 (DCC)	Leasing	10	Department has approved proposal	Authorisation finalised with Department, progressing with completing agreements. To be delivered as units become vacant	2017
	All Areas	AHB	AHBs/General Needs & Special Needs	Leasing	342	In progress	Legal Documentation to be completed	
		Sub-total			<b>422</b>			
		<b>GRAND TOTAL</b>	<b>Units under construction or being acquired</b>		<b>935</b>			

**PART V**

<b>Project Ref</b>	<b>Committee Area/ Housing Category</b>	<b>Provider</b>	<b>Schemes</b>	<b>Funding Programme</b>	<b>No of Units</b>	<b>Status</b>	<b>Next Milestone</b>	<b>Expected Completion Date</b>
	Central	AHB (Tuath)	Castleforbes, Northbank, D.1	LA Housing (Acquisitions)	26	Part V agreed, units to be acquired directly by Tuath	Tuath to apply for funding approval	Q3 2017
2016.942	North Central	AHB	Clongriffin (The Iveagh Trust)	CALF & Leasing	84	Conditional funding approval granted 31/01/2017	Developer to commence on site.	2018
	North West	Dublin City Council	Royal Canal Park	LA Housing (Acquisitions)	10	Submission with Department for funding approval.	Units acquired.	Ongoing 2017 to 2019
		<b>TOTAL</b>			<b>120</b>			

### Schemes at Tender Stage

Project Ref	Committee Area/ Housing Category	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
N29/1/6	South Central General Needs	Dublin City Council	St. Teresa's Gardens	Regeneration	50	Enabling works 2 (services diversions) tendered and due for return end March. Enabling 1 (Demolitions) and Enabling 3 (substation) completed. 4 remaining blocks (blue zone) due for demolition -2 tenants remaining. PIP budget and scope of works being determined. Draft Framework plan presented at SPC on 25 <sup>th</sup> April	Enabling 2 tender report to issue to DHPCLG for approval. Main contract, PIP contract and demolition of 2 blocks (blue zone) to be tendered. Framework Plan to be completed	Q4 – 2018
	Central Area General Needs	Dublin City Council	O'Devaney Gardens		56	Approval to appoint a design team and proceed to tender. Seeking to relocate remaining occupants so as to deliver an unencumbered site when going to market	Design Team appointed	2020
N29/2/895	Central General Needs	Dublin City Council	North King Street	LA Housing	30	Part 8 was approved at a special meeting of the City Council on 25/7/16. Tender documentation being prepared.	Main tender to issue	Q3 2019

	Central – General Needs	Dublin City Council	Dominick Street (East Side)	Regeneration	73	Approval to appoint a design team and proceed to tender. Design / costs being determined - resubmit to DHPCLG when finalised.	Finalise costings and obtain approval from DHPCLG. Target of main tender to issue 2017.	Q4 2019
N29/2/898	North Central General Needs	Dublin City Council	Belcamp (site B)	LA Housing	12	Scheme approved in principle by DPHCLG. Design Team in place. Tender documentation being prepared.	Issue of tender documentation.	Q3 2019
N29/2/898	North Central General Needs	Dublin City Council	Belcamp (site C)	LA Housing	16	Scheme approved in principle by DPHCLG. Design Team in place. Tender documentation being prepared.	Issue of tender documentation.	Q3 2019
2014.024	South Central Special Needs	AHB	Raleigh Square D12 (Tuath)	CALF & Leasing	33	DCC site. Glenman have taken possession of the site. Due to commence construction May 17	Commence construction	Q4 2018
2015.456	North West Special Needs	AHB	Wad River Court, Ballymun (Cluid)	CALF & Leasing	8	Accelerated funding approved by Department 18/08/2016. Tender process complete.	Commence construction	2018
2014.112	Central/General Needs	AHB	Poplar Row, Dublin 3 (Oaklee)	CALF & Leasing	29	An Bord Pleanala granted planning permission 28/09/2016. AHB preparing tender documents	DCC to comment on funding proposal	2018

CA15000165	Central – Special Needs	AHB	Martanna House, High Park (Respond!)	CAS	8	Approved under 2015 CAS Programme. AHB reviewing costs. Respond submitted documents to seek permission to issue tenders. 3/2/17: Stage 3 approval granted. Tender report received.	DCC to review	2018
CA15000015	South East – Special Needs	AHB	Beechill, Dublin 4. (RHDVHA)	CAS	20	Design Team Appointed. AHB submitted Stage 3 (Pre Tender) application on 21st Dec. DHPCLG issued approval to Stage 3 application	Issue tender documentation	2018
		<b>GRAND TOTAL</b>			<b>335</b>			

## CAPITAL APPRAISALS SUBMITTED TO THE DEPARTMENT

Committee Area/ Housing Category	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
South Central General Needs	Dublin City Council	Cornamona, Ballyfermot	LA Housing	60	Part 8 plans being finalised	Submission of Part 8	Q1 2020
Central General Needs	Dublin City Council	Infirmiry Road/ Montpelier Hill	LA Housing	30	Design Team Appointed. Masterplan prepared.	Submission of Part 8.	Q2 2020
Central General Needs	Dublin City Council	Croke Villas/Sackville Avenue Cottages	Regeneration	74	Design Team appointed. Demolition tenders (3 blocks) due back end April. Masterplan developed for the site. Part 8 for redevelopment to be prepared. Stage 1 application submitted to DHPCLG Feb 17. Cost Benefit Analysis being prepared	Demolish 3 blocks Q2 2017. Bring redevelopment proposals to Part 8 June 2017	Q2 2020
Sth Central General Needs	Dublin City Council	Site 1B St. Michaels Estate	LA Housing	52	Pilot Programme for Smart Senior Citizen Development. Stage 1 approval received. Expressions of Interest by AHB's being assessed.	Decision re awarding of Project to AHB	2020
South East – Special needs	AHB	Townsend Street 180-187 (Peter McVerry Trust)	CAS	18	DCC property. Approved under 2015 CAS Programme. Design team appointed. AHB submitted Stage 2 (Pre Planning) application on 22nd Dec 2016 and DCC has raised queries. Revised stage 2 application received on 13/4.	Review Stage 2 application	2018



Central/Special Needs	AHB	Ellis Court, D.7. (Túath)	CAS	22	DCC property. Approved under 2015 CAS Programme. Design team reviewing following DCC's comments. Stage 2 submission sent to the Dept on 12th Apr.	Assess Stage 2 submission	2019
South Central – Special Needs	AHB	Rafter's Lane, D. 12. (Walkinstown Housing Assoc.)	CAS	15	DCC site. Approved under 2015 CAS Programme. Planning permission granted. WALK appointed Design Team off OGP Panel. Stage 3 application received.	Review developed design and cost plan	2018
South Central/Special Needs	AHB	New Street, D8 (Peter McVerry Trust)	CAS	6	DCC property. Proposal to be submitted re the development units – potential for 8 units. Pre-planning meeting held. 28/11: Capital Appraisal submitted to DPHCLG. AHB examining Department's queries. Reply to issue shortly to Dept	Respond to queries on Stage 1 application	2018
Central General Needs	AHB	St. Mary's Mansions (Cluid)	CALF & Leasing	80	DCC property. Planning permission granted. (2812/16). Title rectification underway.	Issue of tender documentation	2019
Central/Special needs	AHB	Dominick Place (The Aids Fund)	CALF & Leasing	9	AHB have decided to go down the SHCEP route and have submitted funding application to Department	with Department for approval	2018
South Central/Special Needs	AHB	Dolphin Park D8 (FOLD)	CALF & Leasing	43	Funding Approval granted 13/03/2017. AHB assessing tender documents	Award Tender	2018

South Central/General needs	AHB	Long Mile Road, Dublin 12 (Respond!)	CALF & Leasing	61	Conditional approval granted 31/01/2017	Developer to commence on site	Q3 2018
South Central Special Needs	AHB	Kilmainham Cross (Novas Initiatives)	Request for CAS funding	11	Full planning permission for 11 units. Site offered by Department of Justice in response to Homeless Implementation Calls. Department issued Stage 1 approval Jan 2017. Review AHB's proposal to procure certain elements of the design team and use inhouse professionals for the balance with DHPCLG.	Developed design and cost plan	2018
Central Special Needs	AHB	Bolton St, Dublin 1 (NOVAS)	CAS	8	AHB prepared preliminary proposal to redevelop buildings as 2*4 bed. DCC reviewed proposal and made comments. Novas submitted Stage 1 applications to DCC on 25/4	Review Stage 1 application	2018
<b>Grand total</b>				<b>489</b>			

### Schemes at Preliminary Planning/Design

Committee Area/ Housing Category	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
South East – General Needs	Dublin City Council	Charlemont (BI 4) Dublin 2	PPP	15	DCC to exercise an option to acquire further units at this location (15 units at 10% discount on market value)	Agree cost of 15 units with Developer and submit to DPHCLG for funding	2020
North West – General Needs	Dublin City Council	The Valley Site, St. Helena's Road, Finglas	LA Housing	50	Design drawn up. Proposal to include both private (120 approx) and social (50 approx) units	DCC to review overall plan	2019
North Central – General Needs	Dublin City Council	Sladmore Ayrfield	LA Housing	15	Designs to be reviewed to quantify the extent of design work required to bring to Part 8 planning stage	DCC to review designs and submit to DPHCLG for approval.	2019
South East – General Needs	Dublin City Council	Shaw Street Pearse St	LA Housing	11	New designs would be required as this site which was acquired as Part V off site compliance is no longer compliant with regulations	Review options for future development of the site	2019
Sth Central – General Needs	Dublin City Council	Springvale Chapelizod	LA Housing	81	Designs to be reviewed to determine extent of work required for Part 8.	DCC to review designs and submit to DPHCLG	2020

South Central – General Needs	Dublin City Council	Reuben Street	LA Housing	1	Site for one house, adjoining house refurbished and tenanted recently.	Determine future use of site	2019
North West – General Needs	Dublin City Council	Collins Avenue, Thatch Road	LA Housing	80	Affected by proposals for new high speed bus lane from Swords to City Centre, which will reduce number of units. Traffic Department is confirming the exact reservation required. Issue of title to be resolved.	Determine when site will be available for future development	2020
South Central – General Needs	Dublin City Council	Croftwood Gardens & Environs	LA Housing	45	Plan to develop a number of infill sites in this area. Significant enabling works to be carried out	DCC to review and determine future development of sites	2019
South Central	Dublin City Council	Coruba House lands, Dublin 12	LA Housing	20	Site boundary to be reviewed in relation to adjoining plot of land.	DCC to review site and prepare draft proposal for development.	2019
Sth Central – General Needs	Dublin City Council	Dolphin Phase 2	Regeneration	90	Design being examined	Outline design & masterplan to be agreed	2020
South Central	Dublin City Council	Bow Lane James's Street	LA Housing	4	Site acquired by the Council.	DCC to review and prepare draft design.	2019
South Central - General Needs	Dublin City Council	Grand Canal Harbour Site			Mixed use for scheme to be considered	DCC to prepare draft design.	

South Central - General Needs	Dublin City Council	Bridgefoot Street		50	Presentation made to SCA - Parks & Social housing	Consultation to commence on proposal	2020
South Central - General Needs	Dublin City Council	Cork St., Dev. Site adjoining Weaver Park Site.		40	DCC to review & prepare draft design.	commence review	2019
South Central - General Needs	Dublin City Council	Weaver Street (Allotment Site)			DCC to review & prepare draft design.	commence review	
North Central - General Needs	Dublin City Council	Spine Site Darndale			DCC to review & prepare draft design.	commence review	
North Central - General Needs	Dublin City Council	Belcamp/Oblate Lands			New Masterplan required.	Engage Consultants	
South Central	AHB	Phase 1, Jamestown Court, Inchicore Dublin 10 (ALONE)	CALF & Leasing	8	Planning permission granted for Phase 1 development of 8 units in 1st block	AHB to submit funding application	2018
Central	AHB	North King Street (Co-operative Housing Ireland )	CALF & Leasing	33	Planning application submitted 21/06/2016 (3163/16). Decision to grant planning permission on 2/12/16 on appeal to APB	Final Grant of planning permission	Q4 2018

South East	AHB	Bethany House (Cluid)	CALF & Leasing	64	Proposed redevelopment of existing 38 units and the addition of an extra 26 units. Plan to do new build 1st. Design team appointed March 2017, expect to lodge for planning June 2017	Lodge Planning application	2018
Central	AHB	Site at Railway St – opposite Peadar Kearney House(Circle)	CALF & Leasing	34	DCC site. Early Planning. Feasibility Study reviewed by DCC. Pre-planning meeting held. AHB assembling design team	Agree proposal	2019
South Central/General Needs	AHB	Millrose House, Blueball Avenue, Dublin 12 (Cluid)	CALF & Leasing	8	AHB to buy as Turnkey	With Department for Approval	2018
North West/General needs	AHB	Griffith Road, Dublin 11 (Tuath)	CALF & Leasing	2	Acquisitions	With Department for Approval	Q3 2017
Various/Special Needs	AHB	1units in each of Clontarf, Beaumont and Glasnevin	CALF & Leasing	3	Acquisitions for Housing First (Project Abigail)	With Department for Approval	Q3 2017

South Central Area /Special Needs	AHB	Willie Birmingham Place (ALONE)	CALF & Leasing	1	Alone wish to access SHCEP funding to ensure continued use of unit as social housing	With Department for Approval	Q2 2017
South Central/Special Needs	AHB	Camac Park, Bluebell, Dublin 12 (Oaklee)	CALF & Leasing	5	Oaklee to acquire units as turnkey	With DCC for comment	Q4 2018
<b>TOTAL</b>				<b>660</b>			

<b>Vacant Council Lands (Total Residential Dwellings to include 30% Social Housing)</b>		
<b>Schemes/Sites</b>	<b>Comment</b>	<b>Approx.</b>
Oscar Traynor Road  North Central - General Needs	Governance structure in place. Economic Appraisals & Cost benefit analysis reports being prepared. Project programme review completed. Consultative forums established. Development opportunity advertised in national press 26 <sup>th</sup> April.	195
O Devaney Gardens + Infirmary Road  Central - General Needs	Governance structure in place. Economic Appraisals & Cost benefit analysis reports being prepared. Project programme review completed. Consultative forums established. Development opportunity advertised in national press 26 <sup>th</sup> April.	119
St Michaels Estate  South Central - General Needs	Governance structure in place. Economic Appraisals & Cost benefit analysis reports being prepared. Project programme review completed. Consultative forums established. Development opportunity advertised in national press 26 <sup>th</sup> April.	71
<b>Total</b>		<b>385</b>

<b>Sites for Social Housing PPP; Bundle 1</b>		
<b>Schemes/Sites</b>	<b>Comment</b>	<b>Approx.</b>
Scribblestown (lot 5)  North West - General Needs	Design Team in place. Meeting with residents. Initiate Part 8 May NWA Committee meeting.	70
Ayrfield (part of) North Central - General Needs and Special Needs	Design Team in place. Initiated Part 8 April NWA Committee meeting, Intend to formally submit Part 8 proposals in May.	150
<b>Total</b>		<b>220</b>



## Rapid Home Delivery

Scheme/Sites	No. of Units	Status	Next Milestone	Expected Completion Date
St. Helena's Drive NW	40	Contractor on site	1st phase completion	Q3 2017
Cherry Orchard	24	Contractor on site	1st phase completion	Q3 2017
Belcamp H	38	Contractor on site.	1st phase completion	Q3 2017
Mourne Road, Drimnagh	29	Contractor on site.	1st phase completion	Q3 2017
HSE Lands Ballyfermot	53	Tenders returned 19/01/17. Assessment of tenders ongoing.	Award of contract	Q1 2018
Woodbank Drive	5	Tenders returned 19/01/17. Assessment of tenders ongoing.	Award of contract	Q4 2017
Rathvilly Park / Virginia Park	12	Tenders returned 19/01/17. Assessment of tenders ongoing.	Award of contract	Q4 2017
Woodville House/Kilmore Road	40	To explore the possibility of including space for CRC facility.	Determine nature of site development	Q2 2019
Fishamble Street	6	Procurement competition for design team frameworks launch 10/01/2017. Competition closing date: 16/02/17. Commenced assessment of tenders.	Part 8 Q3 2017	Q4 2018
Bunratty Road	60		Part 8 Q3 2017	
<b>Total</b>	<b>307</b>			

### TAP 2014-2018 Schemes Completed to Date

Project Ref	Provider	Schemes	Funding Programme	No of Units
N29/70/144	DCC	Special Needs Adaptation: 18 Avila Park GHS	TAP	1
N29/70/150	DCC	Special Needs Adaptation: 8 Cara Park	TAP	1
N/29/70/137	DCC	Special Needs Extension: 21 Cara Park GHS	TAP	1
N29/70/137	DCC	Special Needs Extension: 5 Cara Close GHS	TAP	1
N/29/70/138	DCC	Special Needs Adaptation: 4 Labre	TAP	1
N29/70/139	DCC	Special Needs Adaptation: 4 Avila	TAP	1
N/29/70/151	DCC	Removal of pyrite: 7 Avila Gardens	TAP	1
N29/70/66	DCC	Kylemore Grove - Rebuild of 3 Houses	TAP	3
DCC Funded	DCC	Bridgeview - Rebuild Houses	TAP	2
	DCC	Acquisition	TAP	2
N29/70/133	DCC	St. Joseph's Upgrade	TAP	1
N29/70/135	DCC	Yard Resurfacing	TAP	10
N29/70/129	DCC	St. Margaret's Electrical Upgrade	TAP	30
	DCC	Energy Efficiency Insulation	TAP	130
N29/70/145	DCC	Refurbishment of Bay - Grand Canal	TAP	1

### Schemes Under Construction Stage 4

Project Ref	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
N29/70/142	DCC	Overcrowding Extensions: 4 Cara Park GHS	TAP	1	Tender Approved by DHPCLG after tender validity. 2nd lowest tender accepted.	Completion; Start date Mid June	Q3 2017

### Schemes at Tender Stage - Stage 3

Project Ref	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
N29/70/119	DCC	Special Needs Adaptation: 19 Belcamp Crescent	TAP	1	Approval to Tender. Tenders received and currently being assessed	Expect tender approval mid May.	Q4 2017

### Capital appraisals submitted to the Department - Stages 1 & 2

Project Ref	Provider	Schemes	Funding Programme	No of Units	Status	Next Milestone	Expected Completion Date
	DCC	Electrical Upgrade - St. Joseph's Park	TAP	13	Pending appointment of a design team; other works - fire safety & accommodation - prioritised with agreement of LTACC	Stage 2	Q2 2018 <b>Currently offsite due to threatening and abusive behaviour.</b>

N29/70/148	DCC	Electrical Upgrade - St. Oliver's Park	TAP	14	Pending appointment of a design team; other works - fire safety & accommodation - prioritised with agreement of LTACC	Stage 2	Q4 2018
N29/70/153	DCC	2 Bridgeview, Cloverhill Road	TAP	1	Costings complete. Application to Dept Stage 2 approval sent	Stage 2 Approval	Q4 2017
N29/70/152	DCC	8 Avila Park , Cappagh Road	TAP	1	Costings Complete. Application to Dept Stage 2 approval sent	Stage 2 Approval	Q4 2017
N29/70/66	AHB	Labre Park: Re-development (Phase 2 & 3)	TAP	31	Approval in principle	CAS – Design Team secured. Expect designs to be completed and presented to City Council by September 2017.	Q4 2019
N29/70/146	DCC	Grove Lane - Refurbishment of 5 derelict houses & redevelop the site	TAP	5	Works cannot progress at present. Still attempting to meet with the family to resolve situation.		<b>Offsite due to attacks on various personnel including HSE.</b>
N29/70/149	AHB	Tara Lawns - Redevelopment of the site	TAP	10	Met with RESPOND. Circumstances dictate that they will not be involved with this project. Interim plan for water/drainage/ electrical/day house remediation by DCC for implementation.	Detailed Design. Interim works - Refurbishment contract. Topographic Survey report completed.	<b>Currently offsite due to threatening behaviour.</b>

N29/70/140	DCC	St. Margaret's Park Dayhouse Upgrade	TAP	30	City Architect's - to appoint Consultant PSDP. MO signed. Quotes back in from Architects - due to appoint successful tenderer	Detailed Design. Will tie into fire safety upgrades. Currently looking at various options to deliver this project given the massive overcrowding on site. Stage 3 application being compiled.	Q4 2018
N29/70/61	DCC	Pigeon House Road - Redevelopment of site	TAP	6	Initial consultation taking place to agree plan. Stage 1 application sent to Department.	Next step to appoint design team.	Q4 2018

**Schemes at Preliminary Planning/Design**

Project Ref	Provider	Schemes	Funding Programme				
		Rebuild: 1 Northern Close	TAP	1	Not Started - Legal Issues		
	DCC	St. Oliver's Park Day-house upgrade -	TAP	14	Not Started-Link to electrical upgrade		
	DCC	St. Joseph's Park - Community Centre refurbishment	TAP	1	Plan to demolish, Initial consultation taking place to agree plan, Replace with Meter room to connect with electrical upgrade		<b>Currently offsite due to threatening behaviour under H&amp;S guidelines.</b>
	DCC	New Sanitation Unit Requests received - Tender on behalf of 4 Local Authorities	TAP		In Progress-emergency units bought in advance of tender		
	DCC	Refurbishment of Sanitary Facilities 9 units in Cara Park	TAP	9	Approval - Priority is the fire safety works - this is linked	In Progress on phased basis	Q3 completion date

	DCC	Avila Park Community Centre	TAP	2	Stage 1 application sent to Department	Change of Submission at Mid-term Review to demolish and building of 2 houses.	Q3 2018
	DCC	Remediation of Pyrite-damaged - Avila Park	TAP		6 housing repairs completed	Project Completed.	
N29/70/141	AHB	St. Dominic's Park - refurbishment of 23 bays and electrical works.	TAP		Met with RESPOND. Circumstances dictate that they will not be involved with this project. Interim plan for water/drainage/ electrical/day house remediation by DCC for implementation.	Interim works - Refurbishment contract. Topographic Survey report completed.	

### **Repair and Leasing**

DCC initiated Repair and Leasing Scheme in April 2017 and published on website. Media campaign will commence in late May and run for 4-6 weeks. In order to maximise the delivery of units under the Scheme DCC engaged with AHB's and divided the City into 6 administrative areas for the purposes of the Scheme as follows:

- Central Area – Peter McVerry Trust
- North West (Finglas/Cabra/Ballymun) – Tuath
- North Central (Coolock/Clontarf/Raheny) – Respond
- South East (Ringsend/Rathmines) – Focus
- South Central (1) South Inner City – Dublin Simon
- South Central (2) Dublin 10 and 12 – Circle

A significant number of queries have been received in relation to the Scheme to date.

### **Affordable Housing**

DCC is currently examining sites in Ballymun and Cherry Orchard

### **Buy and Renew**

Potential acquisition of properties under the Derelict Sites Act and Compulsory Purchase Order (CPO) process is in progress. Planning Enforcement has issued correspondence to owners in relation to properties in the following areas:

- Barnamore Park, Finglas
- Barry Avenue, Finglas
- Creighton Street, Dublin 2
- Fairlawn Park, Finglas
- Hanover Lane, Dublin 8
- Harold's Cross, Dublin 6
- Kingsland Park Avenue, Portobello, Dublin 8
- Main Street, Raheny, Dublin 5

- Millwood Villas, Dublin 5
- Mulberry Cottages, Dublin 20
- Rowerstown Lane, Kilmainham, Dublin 8
- Rutland Street Lower, Dublin 1
- St. Brendan's Park, Artane, Dublin 5
- Terrace Place, Dublin 1
- Thomas Court, Dublin 8
- Wharton Terrace, Harold's Cross, Dublin 6

If the above properties are required, they will be included in the Buy and Renew Scheme.

### **Part V**

DCC is in negotiations with a number of developers in relation to their Part V obligations. The potential for delivery of social housing units Under Part V, between 2017 and 2020, is currently 425. A further 38 planning applications have been submitted to the Planning Department. If permission is granted, a further 324 social housing units could potentially be delivered.



**Appendix 1**  
**Abbreviations and**  
**Definitions:**

<b>AHB</b>	<b>Approved Housing Body</b>
<b>RAS</b>	<b>Rental Accommodation Scheme</b>
<b>HAP</b>	<b>Housing Assistance Payment</b>
<b>CAS</b>	<b>Cap Acquisition - Purchase of previously built Units (SHIP)</b>
<b>CALF</b>	<b>Capital Advance Leasing Facility - up to 30% Capital injection to AHB's (SHEP)</b>
<b>Leasing</b>	<b>Long term leasing from private landlords or AHB's (SHEP)</b>
<b>Constrcuton/Regeneration</b>	<b>DCC projects funded under SHIP</b>

<b>Colour Code</b>	
<b>BLUE</b>	<b>WITH COUNCIL</b>
<b>GREEN</b>	<b>WITH DEPARTMENT</b>
<b>RED</b>	<b>ISSUES</b>
<b>YELLOW</b>	<b>WITH AHB</b>

**Appendix 2**  
**Projects at Part 8 Stage**

Dominick Street  
 Croke Villas - Demolition contract being prepared  
 Cornamona -Being prepared.  
 Infirmary Road - Being prepared



**Date: 8<sup>th</sup> May 2017.**

### **Report on Community Benefit Clause for Dolphin House, Dublin 8.**

Purcell Construction currently has a total of 5 number personnel employed under the Community Benefit Clause for Dolphin House in various aspects of the construction works. A further one candidate is due to commence works later this week. One candidate has commenced employment as an Apprentice. The current total is 5 candidates under the Community Benefit Clause which represents 11% of the total workforce onsite at present.

This 11% represents a great achievement for the Local Community and all of the various stakeholders involved in this programme given the difficult task of finding suitable skilled and qualified candidates for the works involved in this development.

#### **Current site works include:**

##### **Trades ongoing on site at the moment.**

1. Groundworks – M&N Groundworks – 4 personnel
2. Demolition – Bretmaster – 8 personnel
3. Shuttering & Concrete works – Rossglen – 8 personnel
4. Sars – Security – 2 Personnel
5. Scaffolders – 3
6. Blocklayers -6
7. Structural steel erectors – 2
8. Electrical – 6
9. Plumbing -2
10. Drylining -4

##### **Candidates employed under the Community Benefit Clause on site at present.**

**Security Personnel** – 1 employee working with Sars Security.

**Cleaning position** – 1 local employee in a cleaning position.

**Demolition** – 1 local employee from Dolphin House working with Bretmaster as GO on demolition works.

**Concrete works** – 1 employee working as GO on concrete works.

**Electrical** – 1 employee commenced as Apprentice Electrician

**Blockwork** – 1 local employee has commenced as GO with Rapid developments.

Purcell has confirmed that a total of 1900 hours work were undertaken onsite last week and that 10% of total hours completed were by candidates employed under the Community Benefit Clause.

Purcell has identified the following areas whereby they have indicated that there may exist opportunities for some more suitability skilled candidates to seek employment under this scheme on the development.

**Positions currently available:**

1. Scaffolder with an advanced scaffold ticket.
2. Apprentice Plumber.
3. Experienced shuttering carpenter.
4. Drylining Apprentice
5. Qualified Electrician & Plumber.

**Upcoming new trades:**

1. Window installation commencing in mid May.

Dublin City Council in conjunction with other stakeholders is continuing to monitor and evaluate the benefits derived from the use of this initiative for the Community,

Purcell in conjunction with Dublin City Council will continue to engage with all Local Stakeholders in helping to achieve the maximum available employment opportunities envisaged under the Community Benefit Clause for Dolphin House.

It is unfortunate that Purcell's have received a number of applications for various employment opportunities which when received and reviewed do not have the necessary skills and or qualifications for the respective positions. It should be noted going forward that in order to achieve the maximum potential for employment that candidates should receive the necessary training and or skills before the developer/builder commences works onsite. Every effort will be undertaken by Purcell's to match suitable candidates with any available employment opportunity under the Community Benefit Clause.

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***John Ryan***

Administrative Officer  
Housing & Community Services.



Traveller Accommodation Update

1. Traveller Accommodation - Profile of Living Units April 2017

A profile of living units has been carried out across Dublin City Council in order to ascertain the housing needs of the travelling community. There are 234 official living units in the city with a further 180 illegal units spread throughout 6 illegal sites and in official sites.

Northside	House	Caravans	Bays	Structures	Units	Mobiles
Avila Park	28		0	0	1	0
Avila Close	6		0		0	0
Avila Gardens	14		0	0	0	0
		27				
Cara Park	30		0	0	8	0
Cara Close	12		0	0	0	0
		22				
St Margaret's Park	0	22	30	8	0	0
St Mary's Park	10	1	0	0	0	0
St Joseph's Park	0	14	14	0	0	0
Grove Lane	0	1	0	0	0	0
Northern Close	11	0	0	0	0	0
<b>Total</b>	<b>116</b>	<b>87</b>	<b>44</b>	<b>8</b>	<b>9</b>	<b>0</b>
<b>Southside</b>						
	House	Caravans	Bays	Structures	Units	Mobiles
Labre Park	14	5	0	0	18	0
Kylemore Grove	8	11	0	0	0	0
Bridgeview	10	1	0	0	1	0
St. Oliver's Park	1	0	14	0	0	0
<b>Total</b>	<b>33</b>	<b>17</b>	<b>14</b>	<b>0</b>	<b>19</b>	<b>0</b>
<b>Illegal Sites</b>						
	House	Caravans	Bays	Structures	Units	Mobiles
St Dominics	0	0	23	0	0	0
Wards Belcamp	0	4	0	6	0	4
Gavins Belcamp	0	12	0	2	0	0
Joyces Belcamp	0	4	0	0	0	0
Purcells Belcamp	0	4	0	4	0	0
Tara Lawns	0	0	10	0	0	0
<b>Total</b>	<b>0</b>	<b>24</b>	<b>33</b>	<b>12</b>	<b>0</b>	<b>4</b>
	House	Caravans	Bays	Structures	Units	Mobiles
<b>Overall Total</b>	<b>144</b>	<b>128</b>	<b>90</b>	<b>20</b>	<b>28</b>	<b>4</b>
<b>414 living units across Dublin City Council Area</b>						

2. **Health & Safety:** Following meetings with Health & Safety and an increasing number of incidents over the last number of weeks the Travellers Accommodation Unit have to withdraw services from the Traveller sites named below due to the nature of the threats being levelled against our staff by individuals or groups of individuals on these sites.

St Josephs Park, Finglas, Dublin 11

Tara Lawns, Belcamp, Dublin 17

Grove Park, Donaghmede, Dublin 17

**H&S Statistics**

2017 – 6 incidents 1<sup>st</sup> January to date

2016 – 10 incidents January to December

2015 – 10 incidents January to December

3. **Fire Safety Review:** Implementation of the Review is ongoing. On a number of sites there is not sufficient space between caravans (due to overcrowding) and there are ongoing inspections to check all electrical installations. Currently checking various options that allow for the implementation of the Fire Safety recommendations with minimum disruption to Traveller Families.

**TAP 2014-2018 Schemes Completed to Date**

Schemes	No of Units	COLOUR CODE	
Special Needs Adaptation:	5	BLUE	WITH COUNCIL
Special Needs Extension:	2	YELLOW	WITH AHB
Removal of pyrite: x Avila Gardens	1		
Kylemore Grove - Rebuild of 3 Houses	3		
Bridgeview - Rebuild Houses	2		
Acquisition	2		
Day House Refurbishment	7		
Yard Resurfacing	10		
St. Margaret's Electrical Upgrade	30		
Energy Efficiency Insulation	130		

**Schemes Under Construction Stage 4**

Schemes	Units	Status	Next Milestone	Expected Completion Date
Overcrowding Extensions: Cara Park GHS	1	Tender Approved by DHPCLG 24/01/17 Awaiting appointment of successful tenderer	Start date Mid June	Q3 2017

Schemes at Tender Stage - Stage 3				
Schemes	Units	Status	Next Milestone	Expected Completion Date
Special Needs Adaptation: Belcamp Crescent	1	Approval to Tender	Tender Document complete. Expect tender approval mid May.	Q4 2018
Capital appraisals submitted to the Department - Stages 1 & 2				
Schemes	Units	Status	Next Milestone	Expected Completion Date
Electrical Upgrade - St. Joseph's Park	13	Pending appointment of a design team; other works - fire safety & accommodation - prioritised with agreement of LTACC	Stage 2	Q2 2018  <b>Currently offsite due to threatening and abusive behaviour.</b>
Electrical Upgrade - St. Oliver's Park	14	Pending appointment of a design team; other works - fire safety & accommodation - prioritised with agreement of LTACC	Stage 2	Q4 2018
2 Bridgeview, Cloverhill Road	1	Costings complete. Application to Dept for Stage 2 approval sent to Department.	Stage 2 Approval	Q4 2017
St. Margaret's Park Dayhouse Upgrade	30	Quotes back in from Architects - due to appoint successful tenderer	Will tie into fire safety upgrades. Currently looking at various options to deliver this project given the massive overcrowding on site. Stage 3 application being compiled.	Q4 2018
8 Avila Park , Cappagh Road	1	Costings complete. Application to Dept for Stage 2 approval sent to Department.	Stage 2 Approval	Q4 2017
Pigeon House Road - Redevelopment of site	6	Initial consultation taking place to agree plan. Stage 1 application sent to Department.	Next step to appoint design team.	Q4 2018
Tara Lawns - Redevelopment of the site	10	Met with RESPOND. Circumstances dictate that they will not be involved with this project. Interim	Interim works - Refurbishment contract. Topographic Survey report completed.	<b>Currently offsite due to threatening behaviour.</b>

		plan for drainage / water /electrical/ dayhouse remediation by DCC for implementation.		
Labre Park: Re-development (Phase 2 & 3)	31	Approval in principle	CAS – Design Team secured. Expect designs to be completed and presented to City Council by September 2017.	Q4 2019
Grove Lane - Refurbishment of 5 derelict houses & redevelop the site	5	Ongoing	Works cannot progress at present. Still attempting to meet with the family to resolve situation.	<b>Offsite due to attacks on various personnel including HSE.</b>
<b>Schemes at Preliminary Planning/Design</b>				
<b>Schemes</b>				
<b>Avila Park:</b> Community Centre		Stage 1 application sent to Department	Change of Submission at Mid-term Review to demolish and building of 2 houses.	Q3 2018
<b>Labre Park:</b> Temporary Bay		Stage 1 application sent to Department	Tender approved. Onsite by end of May	Q 2 2017
<b>1 Northern Close -</b> Rebuild	1	Not Started - Legal Issues	Issues to be resolved.	
<b>St. Oliver's Park Day-</b> house upgrade -	14	Not Started -link to Electrical upgrade		
<b>St. Joseph's Park Day-</b> house upgrade -	13	Not Started -link to Electrical upgrade		<b>Currently offsite due to threatening behaviour under H&amp;S guidelines.</b>
<b>St. Joseph's Park -</b> Community Centre refurbishment	1	Will not proceed.	Change of Submission at Mid-term Review to Demolition and Rebuild of Smaller ESB Metering Room	<b>Currently offsite due to threatening behaviour under H&amp;S guidelines.</b>
<b>St. Dominic's Park</b>	23	Met with RESPOND. Circumstances dictate that they will not be involved with this project. Interim plan for water/drainage/ electrical/day house remediation by DCC for implementation.	Interim works - Refurbishment contract. Topographic Survey report completed.	