



**MINUTES OF THE SOUTH CENTRAL AREA COMMITTEE MEETING
HELD ON WEDNESDAY 13TH DECEMBER, 2023 VIA HYBRID MEETING
IN THE COUNCIL CHAMBER, CITY HALL, DAME STREET, DUBLIN 2.**

- 1 Minutes of Meeting held on 15th November, 2023**
Order: Agreed.
- 2 Questions to the Director of Services South Central** **4 - 16**
Order: Replies to Questions and the Director of Services report circulated.
- 3 Environment and Transportation Matters**
 1. Minutes of the Traffic Advisory Group held on the 28/11/23 in relation to Traffic Matters in the South Central Area.
 2. Traffic Service Requests Status Reports at 15/11/23 and 16/11/23.
Order: 1. Report Noted.
2. Reports Noted.
- 4 South Central Area Matters**
 1. Naming proposal for a new development – Planning Ref 3002/23 located at the corner junction of Summer Street South (No. 3) and Marrowbone Lane (No, 72)
 2. South Central Area Committee Meeting - Dates and deadlines for 2024.
 3. Director of Services Report.
Order: 1. Agreed.
2. Noted.
3. Report Noted.
- 5 Culture, Recreation & Economic Matters**
 1. Sports and Recreation Report for December 2023 South Central Area.
Order: Report Noted.
- 6 Planning & Property Development Matters**
 1. With reference to the proposed grant of a Licence of a room in Ballyfermot Civic Centre, Dublin 10.
Order: Agreed. Recommend to Council.
- 7 Emergency Motions**
- 8 December 2023 Motions**

M290 Councillor Máire Devine

That Planning Enforcement seek a cessation of works pro tem at Brookfield Heights, Brookfield Rd, D8 construction site until the developer engages meaningfully with the neighbouring community. This follows the significant disturbances, the numerous reported breaches of Planning, the effects on residents homes, the road itself and the lack of regard/consideration for this community that has had to expend and exhaust time and resources trying to protect their environment.

Order: Report Noted.

M291 Councillor Máire Devine

This Committee agree to assist the Liberties Food Bank in continuing to provide an essential service to those in need and ask that the council assist in seeking appropriate premises for this purpose.

Order: Report Noted.

M292 Councillor Máire Devine

That DCC provide a comprehensive history on the Workingman's Club at 187 Emmet Rd - established in 1844. This meeting place was founded on the principles of non- sectarianism and supported the workers of Inchicore. A Blue Plaque to be erected to commemorate this important contribution to working class history of this area and this city.

Order: Report Noted.

M293 Councillor Vincent Jackson

That Dublin City Council bring forward the long awaited plan for the physical regeneration of the main shopping area of Ballyfermot before it's too late. Looking at so many businesses which are shuttered all day; only opening in the evening has had a devastating effect on foot trade for Ballyfermot to once again thrive. It needs footfall, a reason to go and shop. Our planning decisions to date have not helped the area. I was told bus connects etc. would allow us look at the area in a different way. We are still waiting for works to happen.

Order: Report Noted.

M294 Councillor Vincent Jackson

That the air quality in the Ballyfermot Area be monitored and compared to previous years. Due to massive traffic congestion the area is I feel chocking to death. Ballyfermot was promised the yellow Luas Line from College Green to Lucan Village however it's never mentioned again. We need DCC to be vocal on the need for high quality public transport.

Order: Agreed.

M295 Councillor Daithí Doolan

That Dublin City Council is committed to fully consulting with residents in Lissadell Maisonettes before and during the regeneration of this area.

Order: Agreed.

Councillor Sophie Nicoullaud

Chairperson

13th December, 2023

Attendance

Members:

Sophie Nicoullaud (Chairperson)
Vincent Jackson (Vice Chair)
Lord Mayor Daithí De Róiste
Michael Pidgeon
Darragh Moriarty
Máire Devine
Daithí Doolan
Michael Watters
Hazel De Nortúin

Cllr Mannix Flynn, South East Area was also in attendance

Officers:

Bruce Phillips, A/Executive Manager, South Central;
Alan Sherry, Local Area Manager, Ballyfermot Area Office;
Liam Hendrick, Public Domain Officer, Ballyfermot Drimnagh;
Stephen Coyne, Economic Development Officer, SWIC;
Linda Fanning, Area Housing Manager, SWIC;
Collette Egan, Administrative Officer, Housing Regeneration;
Colm Ennis, Senior Executive Engineer, Environment & Transportation;
Máire Nic Reamoinn, Assistant Engineer, Environment & Transportation;
Neil O'Donoghue, Executive Engineer, Environment & Transportation;
Al Majeed, Engineer, Environment & Transportation;
Cathy Cassidy, Senior Staff Officer, Planning Property Management;
Nicola O'Kelly, Staff Officer, South Central Area;
Gabrielle Malone, Senior Staff Officer, South Central Area;

DUBLIN CITY COUNCIL
SOUTH CENTRAL AREA COMMITTEE
13th December 2023

Q1 Councillor Michael Pidgeon

To ask the Director of Services to assess the traffic situation and timing of traffic lights at the junction of Bluebell Road, the Old Naas Road and the Naas Road. Bluebell residents often find it difficult to get out of their estate in the morning.

Reply

This junction operates under our Traffic Management System (SCATS). SCATS is an adaptive traffic management system responding to real time traffic demand and adjusting signals where appropriate using predefined plans. All movements have to run during the cycle time which is a maximum of 110 seconds. This time is divided out depending on demand. This junction is very busy with heavy public transport movements including the Luas. Following review of this junction, a few changes have been made to the timings at this junction which will hopefully help improve traffic flow. Our junctions are monitored by our Dublin City Traffic Control Centre, which is monitored 24 hours a day 7 days a week. We will continue to monitor this and make changes where appropriate.

Contact: *Susanne Hickey, Executive ITS Officer, Environment & Transportation*
Email: Susanne.hickey@dublincity

Q2 Councillor Daithí Doolan

To ask the Manager for a briefing note and update on the ongoing planning and building control enforcement action in relation to the apartment development by Cavvies Ltd, at the Sheldon Park Hotel, off the Naas Road?

Reply

It is understood that this development is by Arcourt Limited and not Cavvies Limited. This development consists of the construction of approximately 107 apartments across two blocks, up to eight storeys high over a basement carpark. In November 2022 Arcourt Limited and Mr Vincent Cosgrave, in relation to this development, were each summarily convicted of the offences of providing false and misleading information to the Building Control Authority and for failing to give the necessary commencement notice or 7 day notice required under Part II of the Building Control Regulations.

Two enforcement notices have been served on the building for failure to build in accordance with the building regulations. The first commencement notice, relating to the lower six levels of the building, was not appealed but compliance remains outstanding. The second commencement notice, relating to the levels above level 6, is currently under appeal to the District Court and this matter is ongoing.

Contact: *Pat Nestor, Senior Building Surveyor*
Email: pat.nestor@dublincity.ie

Q3 Councillor Máire Devine

To ask the Director of Services to liaise with the SCR Residents Association and agree suitable locations for the installation of "Fáilte go dti Cill Mhaighneann" landmark signs.

Reply

The SCR Residents Association should contact the area Office in relation to this matter.

Contact: *Brian Lyons, Senior Staff Officer, South Central Area Office*
Email: brian.lyons@dublincity.ie

Q4 **Councillor Máire Devine**

To ask the Director of Services to request documentation relating to the structure of the Rialto Bridge D8, compiled by DCC and LUAS engineers for the reinforcement of its structure some years back and any further studies that will inform a future appropriate facelift?

Reply

DCC Roads Design Division will liaise with TII so as to obtain any design information relating to the bridge that they may have. In 2002 DCC provided comments to the Railway Procurement Agency in relation to the proposed works to Rialto Bridge that included comments on the aesthetics and maintenance of the parapets. The design team for the LUAS Project were restricted by the conditions in the codes of practice for bridge parapets over railways.

An inspection of the Bridge will also be carried out by Roads Design so as to assess its current condition.

Contact: *Derek Dixon, Acting Executive Manager, Engineering*
Email: derek.dixon@dublincity.ie

Q5 **Councillor Máire Devine**

To ask the Director of Services that the Pimlico pitch, playground and basketball court be prioritised for a refurbishment given its poor condition?

Reply

The pitch area was re lined during the summer. Our Housing maintenance crew have carried out a clean-up of the playground and pitch areas. Repairs will be carried out to the damaged play equipment.

Contact: *Linda Fanning, Area Housing Manager, SWIC*
Email: linda.fanning@dublincity.ie

Q6 **Councillor Máire Devine**

To ask the Director of Services for the reinstatement of security at St Catherine's Park and the removal of overgrowth near the church boundary to support the public's safe use of this beautiful amenity.

Reply

There is a contractor providing a security service in St. Catherine's currently. The service is provided from 10am till park closing time. The area near the church is due to be tidied up as part of Parks Improvements for 2024.

Contact: *Brid Brosnan, A/Senior Executive Parks and Landscape Officer*
Email: parks@dublincity.ie

Q7 **Councillor Máire Devine**

To ask the Director of Services for “Time-On -List” be amended for **(details supplied)** who was in a rent arrear agreement when erroneously deferred from the transfer list?

Reply

The above applicant is on the Housing Transfer List, with an application date of 7/01/2019, the applicant holds the following position on this list;

Area	Bedsize	Position
J	3	175
K	3	287
L	3	203

Upon review in January 2022, the applicant’s application, has been amended to reflect the full length of time from application (date of application being 07/01/2019).

Dublin City Council allocates properties based on time on the list and currently there are applicants on the waiting list of longer standing who have to be considered as suitable vacancies arise. It is not possible to indicate accurately the prospect of an offer for any applicant. The number of vacancies arising will be a determining factor in the length of time applicants could expect to be on the waiting list.

Contact: *Sandra Barry A/Allocations Officer, Housing & Community Services*
Email: sandra.barry@dublincity.ie

Q8 **Councillor Máire Devine**

To ask the Director of Services for plans to reinstate the “youth club” and associated worker in St Catherine’s Community Sports Centre, D8, which ceased during the covid pandemic?

Reply

The youth club has not been in operation since I started managing in St Catherine’s Sports Centre in 2020. I do not know of any associated worker who was assigned to same. I would have no objections to sitting down and discussing this proposal further. Please contact me at the number below.

Contact: *Aaron Callaghan, Sports Centre Management*
Email: aaron.callaghan@dublincity.ie

Q9 **Councillor Máire Devine**

To ask the Director of Services for future plans regarding the long vacant School St school premises in Pimlico?

Reply

The LDA are in the final stages of appointing a design team to progress to the next stage of progressing the designs across the full masterplan, and are in discussions with DCC (as landowner) in relation to the affordable residential uses proposed on the site.

The intention is to bring forward residential led regeneration across the wider masterplan, with a focus on the provision of affordable housing, alongside public realm and ancillary commercial ground floor uses.

Contact: *Martin Donlon, Development Manager, Housing Delivery*
Email: martin.donlon@dublincity.ie

The Land Development Agency, in line with Dublin City Development Plan objectives, is currently developing a masterplan, known as Pear Tree Crossing, for the lands at Digital Hub in The Liberties which will be part funded through URDF Call 2. The School Street site is within the area to be redeveloped and the Council is engaged with this project. Details of the proposed development of this area can be found at <https://peartreecrossing.ie/>

Contact: *Máire Igoe, Acting Executive Manager*
Email: maire.igoe@dublincity.ie

Q10 Councillor Máire Devine

To ask the Director of Services Can the reports of damp and silverfish infestation be investigated at **(details supplied)** please?

Reply

Housing Maintenance local area depot are currently investigating the issue with dampness at this property. They believe it is stemming from the guttering and are in the process of getting a hoist in order to establish exactly where the water is getting in and causing the problem with silverfish.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*
Email: ursula.donnellan@dublincity.ie

Q11 Councillor Darragh Moriarty

To ask the Director of Services to provide a written update on the City Council's meeting with management of the National Stadium; outline the measures that will now be taken and implemented to mitigate and minimise disruption to surrounding local community; and provide detail on any joint coordination between DCC, the Stadium and the Gardai to clamp down on illegal parking in the area.

Reply

Dublin Street Parking Services have a list of the scheduled events due to take place at the National Stadium and crews are specifically sent to this location during times when these events are on. Crews monitor and enforce where necessary but for the most part have observed that vehicles are parked legally. DSPS will continue to monitor the location and take enforcement action where required.

Contact: *Elaine Norton, Acting Administrative Officer, Parking Enforcement*
Email: elaine.norton@dublincity.ie

I have met the management of the National Stadium. The National Stadium management are committed to working with the City Council and our Parking Enforcement team to reduce impacts of events on surrounding communities.

The National Stadium pointed out that they encourage people attending events to travel by public transport. They agreed to share information on planned events with the City Council and have said that most events are posted on their website.

The Parking Enforcement Office have now been provided with a list of scheduled events and have confirmed that Dublin Street Parking Services will be directed to focus on the monitoring and enforcement action during the scheduled events.

Contact: *Bruce Phillips, A/ Executive Manager, South Central Area*

Email: bruce.phillips@dublincity.ie

Q12 Councillor Darragh Moriarty

To ask the Director of Services to provide an update on the roll out of both green (mixed dry recyclables) and brown (organic and food waste) bins in DCC housing complexes in the South Central Area.

Reply

All new complexes coming into the City Council's ownership are being supplied with a mix of residual (black), recycling and compost bins. All existing bins that are being replaced as required will also be a mix of residual, recycling and compost bins. A more targeted roll out of residual, recycling and compost bins will commence shortly. Housing Maintenance is continuing the roll out of the secure bin areas programme which includes a mix of the residual, recycling and compost bins in our housing complexes.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*

Email: ursula.donnellan@dublincity.ie

Q13 Councillor Darragh Moriarty

To ask the Director of Services to provide an update on the following (**details supplied**)

Reply

Reply sent directly to Councillor

Q14 Councillor Darragh Moriarty

To ask the Director of Services to provide an update on a request made in May of this year regarding additional public lighting to one of the entrances Connolly Gardens, Inchicore. The below was confirmed to me in June of this year from the Public Lighting Section:

We did carry out an assessment of the lighting on Connolly Gardens and we agree that this street could do with an extra light.

We will add it to our list with a view to getting an extra light installed sometime this year – I cannot give an exact timeframe at present.

Can the Director confirm when an extra public light will be installed at this location? We are now into December and it is dark from 4pm in the afternoon and pitch black at this location with no additional light added.

Reply

It is planned to install the extra public light before Christmas. However a new ESB supply connection will be required so it is very unlikely to be lighting until the New Year.

Contact: *Seamus MacSweeney, Senior Engineer, Public Lighting*
Email: seamus.macsweeney@dubincity.ie

Q15 Councillor Vincent Jackson

To ask the Director of Services to please give me an update when the external insulation programme will come to Ballyfermot? I have a house a corner house with very poor thermal issues needing the complete wrap around and other measures to bring the house up to standard **(details supplied)**

Reply

Phase two of the Energy Efficiency Retrofitting Programme, which includes external insulation, commenced in 2018 in the absence of Departmental funding. All areas, including Ballyfermot, have been receiving upgrade works, on an annual basis since 2018.

The programme has proved hugely successful to date and will run for a number of years, subject to continued Department of Housing, Local Government and Heritage funding support, until it reaches its conclusion, which is 12,000 houses approximately. The timeframe for this will be dependent on the annual allocation of funding received. Consequently, it is not feasible to target individual properties in any area/estate citywide or confirm an accurate timeframe for upgrade works to commence on any individual property. We endeavour to spread the works across all areas in as equal and as fair a manner as possible and intend to increase the number of properties that we undertake.

According to our records, this property has received attic insulation and ventilation works already. We do plan however to carry out a site survey in 2025 on the aforementioned property above and subject to the level of Departmental funding we receive, we would hope to include it in our 2026 programme of works for the remaining upgrade works including external insulation.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*
Email: ursula.donnellan@dublincity.ie

Q16 Councillor Vincent Jackson

To ask the Director of Services to look at the following transfer request **(details supplied)**

Reply

The above applicant is on the Housing Transfer List, with an application date of 10/05/2022, the applicant holds the following position on this list;

Area	Bedsizes	Position
B	3	474
E	3	420

Should the applicant be experiencing anti-social behaviour she firstly should report this to An Garda Síochána and also link in with her local area office who can advise the applicant further regarding a transfer on EM grounds.

Dublin City Council allocates properties based on time on the list and currently there are applicants on the waiting list of longer standing who have to be considered as suitable vacancies arise. It is not possible to indicate accurately the prospect of an offer for any applicant. The number of vacancies arising will be a determining factor in the length of time applicants could expect to be on the waiting list.

Contact: Sandra Barry A/Allocations Officer, Housing & Community Services
Email: sandra.barry@dublincity.ie

Q17 Councillor Vincent Jackson

To ask the Director of Services to please ensure that all vacant commercial units in the Ballyfermot, Inchicore, Drimnagh, Thomas Street and James Street areas have a follow up with the owners of their intentions to move these premises into productive uses leaving units empty for long periods destroys the commercial hearts of our community. I look at the Laurence Public Bar on Sarsfield Road / Ballyfermot Road and an adjoining small shop closed for many years rotting away -WHY.

Reply

The Residential Zoned Land Tax (RZLT) is an annual tax that was introduced in Finance Act 2021. It applies to land that is both zoned as suitable for residential development and is serviced. The RZLT will in time replace the vacant site levy as a land activation measure.

The Laurence Public Bar and adjoining shop will be included in the Final RZLT map to be published by Dublin City Council. The Final map will be forwarded to the Revenue Commissioners who apply the RZLT. Certain properties are excluded from the RZLT such as existing residential properties that are liable for Local Property Tax. Budget 2024 extended the liability date of the RZLT by one year to afford affected landowners a further opportunity to engage with the process. Landowners will now have a further opportunity to make a submission on the annual draft map that will be published in February 2024.

It is the intention of the RZLT to tackle long term vacancy and additional sites will be placed on the RZLT map on an annual basis.

Contact: Fiona Meade, Administrative Officer, Planning & Property Development
Email: fiona.meade@dublincity.ie

Q18 Councillor Vincent Jackson

To ask the Director of Services that the outstanding drive-in dishing which the home owner paid for outside Number **(details supplied)** is done without delay. The Home owners are awaiting the works for the past couple of months. What is DCC's opinion on the large number of house drives who have put concrete window sills on the public Road in lieu of proper dishing?

Reply

I checked with the Area Inspector, Ken Fitzgerald, who confirms that the works to install a new vehicular dishing outside no. **(details supplied)** were recently carried out. Apologies for the delay.

To address the second part of your query, the placing of any object onto a public road is an offence under section 13 of the Roads and Traffic Act. Furthermore, if someone was to injure themselves on an item then the homeowner could be found liable. If any of your constituents require a vehicular dishing then please apply through Roadmaintenance@dublincity.ie. The fee is €611.60 for 7 Sq.M and a further €87.40 per square metre thereafter.

Contact: Carl Ryan-Operations & South Central Area Engineer.
Email: roadmaintenance@dublincity.ie

Q19 Councillor Vincent Jackson

To ask the Director of Services that the large section of broken footpath outside Number 36 / 38 Gurteen Park be removed and the footpath re-instated at this location. The large concrete section is a serious accident waiting to happen.

Reply

Road Maintenance will inspect this location today and add this to our works list for repair. Please note that our staff are actively involved in winter maintenance gritting which delays our daytime activities. We will address as soon as we can.

Contact: Carl Ryan-Operations & South Central Area Engineer.
Email: roadmaintenance@dublincity.ie

Q20 Councillor Vincent Jackson

To ask the Director of Services can I please ask for an onsite meeting with both the Road engineers, and An Garda Síochána to look at first hand the ongoing issues facing the owners (**details supplied**)

Reply

If there are vehicles obstructing a vehicular entrance at the above location DSPS should be contacted directly on 01 602 2500 so they can send a crew out to remove the obstruction.

Contact: Elaine Norton, Acting Administrative Officer, Parking Enforcement
Email: elaine.norton@dublincity.ie

Q21 Councillor Vincent Jackson

To ask the Director of Services to please look at (**details supplied**)

Reply

Reply sent directly to Councillor.

Q22 Councillor Vincent Jackson

To ask the Director of Services please give an update on the numbers of single people awaiting social housing, average time on list and how many single people were housed year by year over the past 4 years in the five different City Council areas.

Reply

The requested information is available in the yearly reports, please find attached as requested.

Contact: *Sandra Barry A/Allocations Officer, Housing & Community Services*
Email: sandra.barry@dublincity.ie

Q23 Councillor Vincent Jackson

To ask the Director of Services can DCC give an update on the Cherry Orchard Village Centre planned for across the Road from St Ultans School and the Church of the Blessed Sacrament. The plan involves Housing for older persons, some retail units / community uses. I am asking that the failure of the past with poor retail units i.e. bookmakers i.e. betting shops & takeaways is not the sum total of the completed development. A good neighbourhood shop, coffee shop etc should be part of the retail mix something which will add to Cherry Orchard. I am mindful the development will have a strong presence of older persons hence the need to ensure businesses which will not adversely affect the life of the new residents.

Reply

LAP Site 2 has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 5. The PPP Project Team presented an update to the South Central Area Councillors members on site scale, density, progress to date & next steps in July of this year.

The overall proposal will see senior citizen housing, social housing two storey homes and affordable homes, as part of the overall LAP site strategy. The Neighbourhood Centre will be integrated with the senior citizen housing and will include ground floor retail units along with a new public open space. The PPP Project Architects and technical advisors are progressing the design development with the preferred design being finalised for stakeholder engagement.

The programme for the PPP Bundle 5 sets out the initiation of planning in Q1 or Q2 2024 The Area Office is leading on the stakeholder engagement and are being supported by the PPP Project Team. It is expected that public information session for the wider community will be held in Q1 2024.

Contact: *Gareth Rowan, Senior Executive Officer, Housing Delivery*
Email: ppphousing@dublincity.ie

The local area office Council is currently engaging in internal dialogue with a number of departments to examine the options available in relation to the retail spaces.

Contact: *Alan Sherry, Senior Executive Officer, Ballyfermot Area Office*
Email: alan.sherry@dublincity.ie

Q24 Councillor Daithí Doolan

To ask the Director of Services to confirm how many families are on the waiting list for Sarsfield Road family hub?

Reply

Cases are assessed on an individual basis. If a family requests a transfer to a specific family hub and depending on need and availability for that family size, we try to accommodate the request.

Currently we are not aware of a family waiting on a transfer to Sarsfield family hub.

Contact: *Mary Hayes, Director, DRHE*
Email: mary.hayes@dublincity.ie

Q25 Councillor Daithí Doolan

To ask the Director of Services to please ensure the green in Croftwood Park is fully repaired after the damage caused by the bonfire at Halloween and please keep this Councilor updated on progress?

Reply

Parks have a soil, seed and sand mix ready to place on this location, once ground conditions improve. The ground is currently too soft.

Contact: *Brid Brosnan, A/Senior Executive Parks and Landscape Officer*
Email: parks@dublincity.ie

Q26 Councillor Daithí Doolan

To ask the Director of Services to ensure Croftwood Park receives street cleaning in December?

Reply

Waste Management Services clean Croftwood Park on a weekly basis and will do so in December.

Contact: *Mick Boyle, Senior Staff Officer, Waste Management Services,*
Email: mick.boyle@dublincityt.ie

Q27 Councillor Daithí Doolan

To ask the Director of Services for a report on the repairs carried out at **(details supplied)** and the timeframe for the completion of these repairs

Reply

Housing Maintenance local area depot have repaired the leak at said premises. Some plastering work is required and the plasterer hopes to get out to carry out the work in the coming days. A new press has been ordered for the kitchen and will be installed when it arrives.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*
Email: ursula.donnellan@dublincity.ie

Q28 Councillor Daithí Doolan

To ask the Director of Services for a full catalogue of repairs carried out on the Lissadell Marionettes and what is the time frame for the completion of any outstanding works?

Reply

Housing Maintenance local area depot have completed the following repairs in Lissadel Masionettes which included a roof leak, loose toilet pan, blocked drains and replacement of wash hand basin. There are currently no outstanding repairs.

In 2018 the majority of the boilers in the complex were upgraded. The outstanding works were completed this year as follows:

- All 6 blocks received a substantial energy upgrade which included external wall insulation, attic insulation, new PVC doors and windows. There are still 3 units where we have not been able to gain access to in order to carry out these works.
- The complex was painted including the street walls, laneway walls, canopies. Missing wall cappings were also replaced.
- The front wall which was partially demolished was rebuilt and re-plastered.
- The complex was also treated for Japanese Knotweed.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*
Email: ursula.donnellan@dublincity.ie

Q29 Councillor Daithí Doolan

To ask the Director of Services for an update on the proposed regeneration of the Lissadell Marionettes, including a programme of consultation with residents?

Reply

Following a request for urgent works to be completed in order to improve the standards of the homes in Lissadell Maisonettes, a programme of works with a budget of €1 million euro was approved. Dublin City Council's Housing Maintenance Section subsequently carried out retrofit works during 2023 which included for external wall insulation, provision of attic insulation, provision of new windows and doors, insulation of flat roofs and external wall insulation. The result was that most properties in the complex were upgraded from Building Energy Ratings (BER) of between E and D to a B energy rating.

Our intention now is for Housing Maintenance to carry out new assessments to examine how to further enhance the homes in addition to the works completed. All of this will be communicated in advance with the residents and local elected members.

Contact: *Collette Egan, Administrative Officer, Housing Regeneration*
Email: collette.egan@dublincity.ie

Q30 Councillor Daithí Doolan

To ask the Director of Services for an update on progress made in progressing the development with the Sons of Divine Providence?

Reply

The Housing Department has recently assigned a new project manager to the Sons of Devine Providence housing development, who will be leading this project going forward. The new Project Manager will be in touch with the all the relevant stakeholders in early January to convene a meeting and set out the programme for delivery.

Contact: *Aisling Browne, A/Senior Executive Officer*
Email: aisling.browne@dublincity.ie

Q31 Councillor Sophie Nicoullaud

To ask the Director of Services if the letter sent by C  il  n O'Reilly in Summer 2023 to the Inchicore Regeneration Consultative Forum stating that DCC will buy back the apartments in block C, in the Emmet Rd development. Is this letter legally binding?

Reply

Dublin City Council remain fully committed to acquiring the residential units in block C for public housing. Any commercial arrangement is subject to a Section 183 disposal and cannot be executed without the full agreement of the Dublin City Councillors

Contact: *Sandra McAleer, Senior Executive Engineer, Housing Supply*
Email: Sandra.mcaleer@dublincity.ie

Q32 Councillor Sophie Nicoullaud

To ask the Director of Services when did Tuath hold their morning coffee with the residents of The Davitt to support the formation of the tenants association for the complex.

Reply

An update has been requested from Tuath which will be circulated to the members

Contact: *Alan Sherry, Local Area Manager, Ballyfermot Office*
Email: alan.sherry@dublincity.ie

Q33 Councillor Sophie Nicoullaud

To ask the Director of Services to publish tree reports for the South Central Area on the facebook page and on DCC website so residents are made aware as well.

Reply

The most recently published tree care programme for SCA is on the DCC website, see <https://www.dublincity.ie/residential/parks/news-and-events/tree-work-notice>

Parks reference this link when posts are issued on social media channels.

Contact: *Brid Brosnan, A/Senior Executive Parks and Landscape Officer*
Email: parks@dublincity.ie

Q34 Councillor Sophie Nicoullaud

To ask the Director of Services to look after **(details supplied)**

Reply

Housing Maintenance local area depot have no repairs in relation to the kitchen, all other repairs are up to date. We will log this now for the tenant for a kitchen inspection and all necessary works will be carried out.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*
Email: ursula.donnellan@dublincity.ie

Q35 Councillor Sophie Nicoullaud

To ask the Director of Services if the new caretaker who looks after Davitt House can be appointed to that complex. Residents are delighted with his work.

Reply

Housing Maintenance Caretaking Section has advised that they are rotating caretakers across various complexes to ensure operational needs are met and the current caretaker will remain in Davitt House for the next few weeks.

Contact: *Ursula Donnellan, Senior Executive Officer, Housing Maintenance*
Email: ursula.donnellan@dublincity.ie

Q36 Councillor Sophie Nicoullaud

To ask the Director of Services to make sure that any work in Davitt House is not stopped because of 2 or 3 individuals in the complex. Residents should not be penalised and it is up to DCC to deal with any anti-social behaviour and to make sure all staff are supported and can work in a safe environment.

Reply

The Area Housing team is addressing the unacceptable behaviour of a small number of tenants that resulted in the paint work being postponed and is working with the Housing Maintenance team to have the work rescheduled as soon as possible.

Contact: *Alan Sherry, Local Area Manager, Ballyfermot Office*
Email: alan.sherry@dublincity.ie

Q37 Councillor Sophie Nicoullaud

To ask the Director of Services to push for attic insulation, double glazed windows and composite doors for Davitt House.

Reply

Housing Maintenance will arrange to look at upgrading the windows and installing attic insulation. Each of the doors will be inspected and upgraded as necessary.

Contact: *Robert Buckle, Senior Engineer, Housing Maintenance*
Email: robert.buckle@dublincity.ie

Q38 Councillor Sophie Nicoullaud

To ask the Director of Services to get back to residents in Davitt House who needed more time to accept mechanical ventilation. They were told DCC would get back to them at a later stage and that was summer 2023.

Reply

Any residents of Davitt House who wish to have mechanical ventilation installed please contact Housing Maintenance and we will arrange same.

Contact: *Robert Buckle, Senior Engineer, Housing Maintenance*
Email: robert.buckle@dublincity.ie