



**The Chairman and Members of
North West Area Committee.**

Meeting: 20th June 2017

Item No: 7

Housing Matters: Cabra-Finglas Report 1st Jan – 1st June

Estate Management

	FINGLAS	CABRA
No of Anti social complaints per 1997 act Drug Related	29	8
No of Anti social complaints per 1997 act <u>Not</u> Drug Related	34	12
No of other Complaints	99	73
Total Complaints	162	93
No of Anti Social Interviews per 1997 act	33	9
No of Other Interviews	79	61
Total Interviews	112	70
No of Requests for mediation	9	6
No of Complaints referred to central unit for Action	5	0
No of Section 20 Evictions	0	0
No of excluding Orders applied for by Tenant	0	0
No of Excluding orders applied for by DCC	0	0
No of surrender of Tenancies due to Anti Social Behaviour	0	0
No of Notice to Quits sent to Central Unit	0	0
No of Court Orders Granted	0	0
No of Appeals / Judicial Reviews Challenges	0	0
No of Warrants executed (Evictions)	0	0

Housing Allocations

Category	Housing		Transfers	
	FINGLAS	CABRA	FINGLAS	CABRA
Bands 2 & 3	2	1	1	0
Medical	1	1	0	0
Welfare	2	0	1	0
Homeless	2	2	0	0
Travellers	0	0	0	0
De-tenanting	0	0	0	0
Estate Management	0	0	0	0
Maintenance Grounds	0	0	0	0
Surrendering Larger	0	0	0	0
Unable to afford	0	0	0	0
Total	7	4	2	0

Senior Citizens Allocations

Category	Housing		Transfers	
	FINGLAS	CABRA	FINGLAS	CABRA
Bands 2 & 3	3	2	3	0
Medical	2	0	1	0
Welfare	0	0	1	1
Homeless	0	1	0	0
Travellers	0	0	0	0
Estate Management	0	0	0	1

De-tenanting	0	0	3	3
Maintenance Grounds	0	0	0	0
Surrendering Larger	0	0	0	0
Unable to afford	0	0	0	0
Financial Contribution	0	0	0	0
Total	5	3	8	5

Voids Report

To the 1st of June there are 16 vacant housing units in the Finglas Area

Address	Type of unit	Date of vacancy	Remarks
31 Abbotstown Drive	House	21/11/2016	Works in progress / On offer
201A Cappagh Road	House	10/3/2017	Works in progress / On offer
201B Cappagh Road	House	10/3/2017	Works in progress
14 Cardiffsbridge Avenue	House	07/4/2017	Works in progress
84 CardiffsBridge Road	House	03/01/2017	Works in progress/ On offer
19 Casement Green	House	16/03/2017	Works in progress
33 Dunsink Drive	House	04/04/2017	Works in progress
55 Finglaswood Road	Maisonette	30/05/2017	Works in progress
49 Glenties Park	House	30/01/2017	Works in progress
80 Kildonan Avenue	House	24/03/2017	Works in progress
45 Mellowes Avenue	House	02/12/2016	Works in progress / On offer
51 McKelvey Ave	House	04/04/2017	Works in progress
32 Plunkett Road	House	03/04/2017	Works in progress
61 Ratoath Avenue	House	27/06/2016	*
63 Ratoath Avenue	House	26/07/2016	*
3 Wellmount Court	House	13/10/2016	Been used for Fire Emergency

*61-63 Ratoath Road

Our Housing Development Department is in discussion with a Voluntary Housing Body on the redevelopment of this site.

To the 1st of June there are 14 vacant housing units in the Cabra Area

Address	Type of unit	Date of vacancy	Remarks
273 Bannow Road	House	30/01/2017	Works in progress
332 Carnlough Road	House	12/04/2017	Works in progress / On offer
6 Fassaugh Avenue	House	20/02/2017	Works in progress
37 Fassaugh Road	House	01/12/2016	Works in progress/ On offer
139 Fassaugh Road	House	24/03/2017	Works in progress
41 Glengeigh Road	House	24/03/2017	Works in progress
50 Park View	House	19/05/17	Works in progress
55 Rathbourne Court	Apt	19/05/2017	Works in progress
127 Ratoath Estate	House	13/01/2017	Works in progress / On offer
66 Saint Attracta Road	House	28/09/2016	Works in progress / On offer
297 Saint Attracta Road	House	10/03/2017	Works in progress
56 St Eithne Road	House	05/5/2017	Works in progress
91 St Eithne Road	House	23/1/2017	Works in progress
127 St. Jarlath Road	House	06/02/2017	Works in progress

To the 1st of June there are 6 vacant senior citizens units in the Finglas area

Address	Type of Unit	Date of vacancy	Remarks
3 Clareville Court	1 bed	20/10/2016	On offer
33 Clareville Court	Bedsit	10/01/2017	On offer
2 Deanstown Court	1 bed	31/05/2017	Works in progress
20 Mellowes Court	Bedsit	18/05/2017	Works in progress
57 Mellowes Court	Bedsit	11/01/2017	Works in progress
27 Merville Court	1 bed	21/03/2017	On offer

To the 1st of June there are 6 vacant senior citizens units in the Cabra area

Address	Type of Unit	Date of vacancy	Remarks
4 Convent View Cres	Bedsit	29/09/2016	Temporary letting
6 Convent View Cres	Bedsit	17/11/2016	On offer
8 Convent View Cres	Bedsit	17/11/2016	On offer
28 Convent View Cres	Bedsit	13/04/2017	Works in progress
9 Dunard Court	Bedsit	26/04/2017	Works in progress
18 McKee Court	1 bed	03/03/2017	On offer

St Finbarr's Court:

Outline proposals were submitted for the redevelopment of St. Finbarr's Court. The City Architects are now continuing with the proposal to progress the redevelopment.

Rents Update

The Finglas Area Office continues to provide a rent assessment service for tenants living in the Finglas and Cabra areas.

Finglas Rent Assessment Update	
Assessments	321
Permission To Resides	127
Refunds	7

Barry Area

The Manager's Order has been signed and the Housing Possession Application summons has been prepared and will be issued and served in the next few days on a tenant in the Barry area involved in anti-social behaviour. The Court date is the 10th July 2017.

An Riasc

Thirty Five families have been housed by An Tuath in the An Riasc estate, Farnham Road and there are 14 families waiting to sign tenancy agreements. There has been a delay in the signing of these tenancies due to an unstable boundary wall which requires repair work.

Broomlodge

Broomlodge in Cabra is due to be completed in July and work on the nominations will commence in the next few weeks.

Woodbank Drive

The tenders for the development of 5 units on this site are being examined at present.

Rathvilly Park/Virginia Park

The tenders for the development of 12 units on this site are being examined at present.

St Helena's Drive Update

Work is continuing on the construction of the 39 Rapid Delivery Houses at St. Helena's Drive.

The boundary wall at the back of Gortmore Drive has been completed.

It is anticipated that block 1, 2, 3 and 4, (13 X 2 bed and 8 x 3 bed houses) will be handed over by the end of July.

The remaining houses (14 X 2 bed and 4 x 3 bed houses) are due to be handed over in September.



Aidan Maher
Assistant Area Manager