



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

**Report to Housing SPC**

**Date: Thursday 14<sup>th</sup> December 2017**

**Item No. 4**

## **Traveller Accommodation Update – December 2017**

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UNITS	DESCRIPTION OF WORKS	STATUS	December 2017
<b>OUTLINE PROPOSALS TO DHPCLG</b>			<b>Proposed Budget</b>
23	<b>St. Dominic's Park</b> - refurbishment of bays and electrical works.	Recommend complete rebuild of Day houses to include electrical metering upgrades. Tentative agreement from residents to timeline. New proposal to be drawn up. Feasibility study on surrounding area for site redevelopment and connections from pumping house to main drains by gravity feed. Tentative agreement from Parks to access lands by way leave.	<b>€2 million</b>
<b>STAGE 1 - APPROVAL IN PRINCIPLE</b>			<b>Proposed Budget</b>
10	<b>Grove Lane – Stage 1</b>	Phase 1 will consist of 4 houses for current tenants. Phase 2 will consist of 1 house and 5 bays to address Traveller Accommodation issues locally. Stage 1 application sent to Department.	<b>€2.75 million</b>
10	<b>Tara Lawns - Site Redevelopment</b>	Recommend complete rebuild of Day houses to include electrical metering upgrades. New proposal to be drawn up. On site meeting to be set up with residents to agree proposals.	<b>€1.7million</b>
<b>STAGE 2 - DETAILED DESIGN</b>			<b>Proposed Budget</b>
24	<b>Labre Park: Re-development (Phase 2 &amp; 3)</b>	CAS - Clúid have appointed design team. Pre Part 8 presentation to Area Committee in early 2018. Residents agree changes in December.	<b>€12.5 million</b>
<b>STAGE 3 – TENDER STAGE</b>			<b>Proposed Budget</b>
1	[House No] <b>Bridgeview, Cloverhill Road</b>	Stage 2 approval received. Part 8 Planning application complete. Compiling documents for tender.	€263,034.74
1	[House No] <b>Avila Park, Cappagh Road</b>	Stage 2 approval received. Part 8 Planning application complete. Compiling documents for tender.	€254,307.87
30	<b>St. Margaret's Park Dayhouse Upgrade</b>	Architects appointed. Stage 3 information currently being compiled. Onsite meetings held in October to agree plan for implementation. Options for temporary bays agreed. Site survey completed. Stage 2 approved.	€2,566,095.75
<b>STAGE 4 - IMPLEMENTATION</b>			<b>Proposed Budget</b>
1	<b>Special Needs Adaptation:</b> Belcamp Crescent	Stage 4 application approved. Completed by end December.	€98,277.18
<b>New Departmental Initiatives</b>			
1	<b>Voids</b>	Agreed with Department 100% recoupment on any allocated Traveller Specific Voids – 5 voids to be claimed to date.	
1	<b>Stage Claims</b>	Agreed with Department that single stage application process can be used with Traveller Specific Projects under €2 million costs in total.	
<b>Issues</b>			
Letters will be issued to all sites and tenants who contravene Fire Safety and Planning regulations in relation to mobile home/caravans on our properties. Recommendations will be made to satisfy all regulations and non compliance will be dealt with accordingly. There are approximately 126 infringements to date. Claims totalling € 456,313.11 sent to Department to date for 2017.			
<b>COMPLETE</b>			
3	<b>Labre Park Rebuilds:</b> 3 Houses Rebuilds (Phase 1)	Complete	
1	<b>Removal of pyrite:</b> [House No] Avila	Complete	
2	<b>House Rebuilds:</b> Bridgeview	Complete	
2	<b>Special Needs Adaptation:</b> [House No] Avila Park GHS	Complete	
3	<b>Special Needs</b>	Complete	

	<b>Adaptation:</b> [House No] Cara Park		
1	<b>Special Needs</b>	Complete	
	<b>Adaptation:</b> [House No] Labre		
2	<b>House Purchases</b>	Complete	
9	<b>Refit of Sanitation Units;</b> Labre	Complete	
30	<b>Electrical Upgrade &amp; Metering:</b> St. Margaret's	Complete	
4	Bathroom upgrades.	Complete	
1	<b>Labre Park:</b> Temporary Bay	Complete	
3	<b>St Josephs:</b> 3 Dayhouse refurbishment	Complete	
8	Sanitation Units Cara Park	Complete	
20	Sanitation Units purchased Labre Park	Complete	
15	Sanitation units refurbished Labre Park	Complete	
6	Yard resurfacing	Complete	
1	Overcrowding Extension	Complete	
<b>NOT STARED - Pending Internal Survey etc</b>			<b>Proposed Budget</b>
1	<b>Avila Park:</b> Community Centre	Single stage application to Department approved in principle.	€515,000
1	<b>Northern Close:</b> Rebuild of House	Seeking agreement with residents to redevelop area.	€1,500,000
15	<b>St Oliver's:</b> Electrical Upgrade	Compiling information for single Stage application to Department including new meter room.	€15,000
15	<b>St Oliver's:</b> Dayhouse Upgrade	Compiling information for single Stage application to Department using St Margaret's template.	€980,000
14	<b>St Joseph's:</b> Electrical Upgrade	Single Stage application to Department to include meter room, wall and Community centre demolition approved in principle.	€80,000
14	<b>St Joseph's:</b> Dayhouse Upgrade	Compiling information for single Stage application to Department using St Margaret's template	€980,000
3	Naas Road	Build 3 Traveller Specific Houses on new site. Suggest collaborative project with CENA	€650,000
8	Cara Park/Close Sanitation Framework	Demolish Centre and build 8 houses Complete Framework for supply on Sanitation Units to four Dublin Local Authorities.	€2 million €100,000
3	Yard resurfacing under H&S Feasibility Studies	Project to be completed by mid December 2017. Compiling claims to Dept for payment. Survey various sites regarding suitability for Traveller Specific Accommodation	
2	New sanitation Units Labre Park	New units required to comply with H&S and fire safety regulations. Families have agreed spaces in redevelopment.	