
Dublin City Council Housing Supply Report – January 2019

The Dublin City Council Delivery Target for the three year period 2015- 2017 was **3,347** Homes.

Delivery Output 2015-2017

Delivered through:	2015	2016	2017	Total
<i>Construction by DCC</i>	19	68	235	322
<i>Acquisition/Leasing by DCC</i>	263	259	165	687
<i>Construction by AHB's</i>	53	0	142	195
<i>Acquisition/Leasing by AHB's</i>	230	206	225	661
<i>Part V Acquisitions</i>	0	25	56	81
<i>Voids Restored by DCC</i>	1012	975	879	2866
<i>Delivery Total</i>	1577	1533	1702	4812
<i>HAP Tenancies, Homeless (60% in the City)</i>	112	934	1579	2625
<i>HAP Tenancies, General</i>	0	0	1040	1040
Total Housing Outturn	1689	2467	4321	8477

The delivery target for the four year period 2018 -2021 for Dublin City is **9,094**

This target figure includes Local Authority new build, acquisitions, refurbishment/voids, leasing and part V. It also includes similar activity by Approved Housing Bodies.

Separate targets are set for the Housing Assistance Payment Scheme (HAP).

I am setting out below our initial prediction on these targets over the four year period 2018-2021.

I am confident that this challenging overall target of **9,094** will be achieved.

Delivery Target for the 4 year period, 2018 – 2021

Programmes:	2018	2019	2020	2021	Total
<i>Construction by DCC</i>	178	296	739	589	1802
<i>Acquisition/Leasing by DCC (includes 50 for leasing)</i>	219	250	300	300	1069
<i>Construction by AHB's</i>	312	338	300	300	1250
<i>Acquisition/Leasing by AHB's</i>	200	300	300	369	1169
<i>Part V Acquisitions</i>	54	150	200	200	604
<i>Voids Restored by DCC</i>	800	800	800	800	3200
<i>Target Total</i>	1763	2134	2639	2558	9094
<i>HAP Tenancies, General</i>	2980	3000	3000	3000	11,980
<i>HAP Tenancies, Homeless- Dublin (60% in the City)</i>	1128	1100	1000	1000	4228
Total Housing target outturn 2018-2021	5871	6234	6639	6558	25,302

The following pages outline the various stages that all our projects are at with estimated milestones and completion date

Homes under Construction							
Committee Area	Provider	Schemes	Funding Stream	No of units	Status	Next Milestone	Finish Date
North Central	DCC	Priory Hall Coolock Dublin 5	LA Housing	26	Blocks 1-7 complete. Phase 6 (Blocks 8-20) commenced on site June 2017	Phased completion of blocks 13 – 20 from Oct 2018 to Mar 2019. Phased completion of blocks 8 – 12 from June 2019 to Sept 2019.	Q1 2019 Q3 2019
North Central	AHB (CHI)	Richmond Road	CALF	40	On site	Completion December 2018	Q4 2018
North Central	AHB (Fold)	Tonlegee Rd Coolock Dublin 5	CALF	47	On site	Completion December 2018	Q4 2018
North Central	AHB (Tuath)	Old School House Lane Santry Dub 9	CALF	8	Turnkey Development	Completion of Scheme	Q3 2019
South East	AHB (RHDVHA)	Beechill Dublin 4	CAS	19	On site	Completion December 2018	Q4 2018
South East	DCC	Moss street	LA Housing	22	On site	Completion of Scheme	Q4 2019
South Central	AHB (Focus)	John's Lane Dublin 8	CALF	31	On site	Completion December 2018	Q4 2018
South Central	AHB (Tuath)	Raleigh Sq Dublin 12	CALF	33	On site	Completion of Scheme	Q3 2019
South Central	AHB (CHI)	Cherry Orchard Dublin 10	CALF	72	On site	Completion December 2018	Q4 2018
South Central	AHB (FOLD)	Dolphin Park Dublin 8	CALF	43	On site	Completion of Scheme	Q2 2019

South Central	AHB (WALK)	Rafter's Lane Dublin 12	CAS	11	On site	Completion of Scheme	Q3 2019
South Central	AHB (Oaklee)	Camac Park Bluebell Dublin 12	CALF	5	Oaklee to acquire units as turnkey	Oaklee to finalise agreement with developer	Q2 2019
South Central	AHB (Respond)	Balfe Road Crumlin	CALF	15	On site	Completion December 2018	Q4 2018
South Central	AHB (Fold)	St Agnes's Armagh Road	CALF	97	On site	Completion of Scheme	Q4 2019
South Central	DCC	St. Teresa's Gardens	Regeneration	54	On site	Completion of Scheme	Q3 2020
Central	AHB (Cluid)	St Marys Mansions	CALF	80	On site	Completion of Scheme	Q4 2019
Central	AHB (Respond)	Martanna High Park	CAS	8	On site	Completion December 2018	Q4 2018
Central	DCC	Ballybough Road	LA Housing	7	On site	5 units completed December 2018 2 Remaining units March 2019	Q4 2018 Q1 2019
Central	DCC	O' Devaney Gardens	Regeneration	56	On site	Completion of Scheme	Q1 2020
Central	AHB (Oaklee)	Poplar Row Dublin 3	CALF	29	On site	Completion of Scheme	Q4 2019
Central	AHB (Respond)	Mountjoy Square	CALF	31	CALF approved	Units to be acquired	Q1 2019
Central	DCC	Dominick Street	Regeneration	72	On site	Completion of Scheme	Q4 2020
North West	AHB (Cluid)	Wad River Close	CALF	9	On site	Completion of Scheme	Q3 2019
			Total	815			

Estimated value of Homes under construction = 244.5 Million Euro

Homes Currently Being Acquired							
Committee Area	Provider	Schemes	Funding Stream	No of units	Status	Next Milestone	Finish Date
All Areas	DCC	General Acquisitions	LA Housing	194	With Law Department	Closing of acquisitions ongoing	2018
All Areas	AHB	General and Special Needs	CALF	61	Various proposals In progress	Closing of acquisition	2018
All Areas	AHB	General and Special Needs	CAS	49	Various proposals in progress	Closing of acquisition	2018
Central	DCC	Liffey Trust Dublin 1	Leasing	4	Approved by Department	Closing of acquisition	2018
North West	DCC	Prospect Hill Turnkey	LA Housing	58	In remediation process	Closing of acquisition	Q1 2019
			Total	366			

Estimated value of Homes being acquired = 109.8 Million Euro

Schemes at Tender Stage							
Committee Area	Provider	Schemes	Funding Stream	No of Units	Status	Next Milestone	Finish Date
Central	DCC	North King Street	LA Housing	30	Contractor to be appointed Jan 2019	On site Jan 2019	Q2 2020
Central	AHB (CHI)	North King St	CALF	30	Contract awarded	On site end Feb 2019	Q4 2019
Central	DCC	Croke Villas Sackville Ave	Regeneration	72	Judicial review date held Dec 10 th – 13 th 2018. Awaiting decision	Out to tender for 11 houses Jan 2019	Q2 2020
Central Special Needs	AHB (Tuath)	Ellis Court, Dublin 7	CAS	22	Tender report being compiled	Out to tender	2019
South Central General Needs	DCC	Cornamona Ballyfermot	LA Housing	61	Tender report due end Dec	Award contract end of 2018	Q2 2020
South Central	AHB (Alone)	Jamestown Court	CALF	9	Contractor identified	On Site Jan 2019	2019
South Central	AHB (PMVT)	New Street, Dublin 8	CAS	8	Disposal approved Nov 2018	Out to tender	2019
South East Special Needs	AHB (PMVT)	Townsend Street 180-187	CAS	18	Planning permission granted	Out to tender March 2019	2019
			Total	250			

Estimated value of Homes at Tender Stage = 75 Million Euro

Capital Appraisals Submitted to Department							
Committee Area	Provider	Schemes	Funding Stream	No of Units	Status	Next Milestone	Finish Date
Central	DCC	Infirmary Rd Montpelier Hill	LA Housing	40	Revised Cost Benefit Analysis to be produced by DCC	Part 8 submission to Area Committee Q1 2019	Q4 2020
Central	AHB (The Paddy McGrath Housing Project)	Dominick Place	CALF	9	Contract awarded Dec 2018	On site Jan 2019	Q4 2019
Central	AHB (Novas)	Bolton St	CAS	8	Consultants appointed. Awaiting feedback from pre planning submission	Submission of planning application	2019
Central	AHB (Dublin Simon)	Arbour Hill	CAS	14	Planning granted	Pre tender application to the Department	Q1 2020
Central	DCC	Dorset St Flats	LA Housing	115	Feasibility with preliminary report and costings complete	Appointment of design team Q.1 2019	2020
Central	DCC	Constitution Hill	LA Housing	100	Feasibility with preliminary report and costings complete	Appointment of design team Q.1 2019	2021
Central	DCC	Dunne Street Portland Row	LA Housing	103	Feasibility with preliminary report and costings complete	Appointment of design team Mar 2019	TBC
Central	DCC	Matt Talbot Court	LA Housing	92	Feasibility with preliminary report and costings complete	Appointment of design team Mar 2019	TBC
North Central	DCC	Belcamp B and C	LA Housing	28	Outline design prepared	Offer to AHB	TBC
South Central	AHB (Alone Circle)	1B St. Michaels Estate	CAS	52	Feasibility reviewed by DCC and feedback given to Alone	Revised feasibility due back to DCC	Q4 2020
South Central	AHB (Novas)	Kilmainham	CAS	11	Stage 1 approval	Transfer of site to DCC	Q4 2019

South Central Special Needs	AHB (Dublin Simon)	25/26 Ushers Island and 20-22 Island Street	CAS	100	Planning Permission granted for Ushers Island.	Decision on pre tender application	Q2 2020
South East Special Needs	AHB (Cluid)	Bethany House, Sandymount	CALF	62	Retendering process currently underway	Contractor due on site Q3 2019	2021
South East	AHB (PMVT)	Shaw Street	CAS	11	Stage 1 approved by Department	Submit Stage 2 application	2019
North West	AHB (Novas)	Ratoath Avenue	CAS	6	Planning permission granted Nov 2018	Out to tender	Q3 2019
North West	DCC	St Finbar's Court	LA Housing	46	Design team appointed	Part 8 for demolition going to Area Committee Jan 2019	Q4 2020
			Total	797			

Estimated value of Homes at Capital Appraisal Stage = 239.1Million Euro

Schemes at Preliminary Planning/Design							
Committee Area	Provider	Schemes	Funding Stream	No of Units	Status	Next Milestone	Finish Date
Central	AHB (Cluid SMH)	North Great Charles St Dublin 1	CALF	60	Pre planning stage	Lodge planning application Feb 2019	2020
Central	DCC	East wall Road, North Strand,	LA Housing	80	Feasibility study on overall development of site	Determine development options	2020
Central	AHB (Circle)	Railway Street, Opp. Peadar Kearney House	CALF	47	Design team appointed. Planning application lodged Nov 2018	Decision on planning	2020
South East	DCC	Charlemont (Block 4)	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	2020
South Central	DCC (PMVT)	Bow Lane James Street	LA Housing	11	Site acquired by DCC	Resolve title issues	2019
South Central	DCC (Respond)	Site Lar Redmond centre	LA Housing	40	Feasibility study	Detailed feasibility study underway	TBC
South Central	DCC	Dolphin Phase 2	Regeneration	190	Revised masterplan being agreed	Master plan finalised	2022
South Central	AHB (Circle)	Coruba House Dublin 12	CALF	40	Feasibility reviewed by DCC and feedback given	Revised feasibility due back to DCC	2020

South Central	DCC (Respond)	Sarsfield Road OLV Centre	LA Housing	25	Feasibility stage Senior Citizen development	Detailed feasibility study underway	TBC
North Central	DCC	Belcamp Oblate Lands	LA Housing	400 (Est)	New Master plan required. Review underway of particulars of site and associated services	Determine development options	TBC
North Central	AHB (Respond)	High Park Gracepark Road	CALF	101	Stage 2 with An Bord Pleanala	Decision from ABP by Mar 2019	2020
North West	DCC	Church of the Annunciation Finglas	LA Housing	45	Initial Feasibility done	Plan to be developed for Senior Citizen accommodation	TBC
North West	DCC	Site at Fergals Field Finglas	La Housing	70	Initial Feasibility done	Plan to be developed for Senior Citizen accommodation	TBC
North Central	DCC	Glin Court	LA Housing	39	Feasibility complete	Offer to an AHB	TBC
North Central	DCC	Thatch Road Collins avenue	LA Housing	30	To be offered to Approved Housing Body for Senior citizens	Preparation of Planning application	2020
North West	DCC	Kildonan Road (Abigail Centre)	LA Housing	166	Outline scheme presented to local Councillors	Tender for Design Team – to bring to Part 8 Q1 2019	2021
			Total	1359			

Estimated value of homes at Preliminary/Design stage = 407.7 Million Euro

Part V Acquisitions (Approved)							
Committee Area	Provider	Schemes	Funding Stream	No of units	Status	Next Milestone	Finish Date
North Central	AHB (Iveagh Trust)	Clongriffin	CALF	84	On site	Units to be acquired	Q1 2019
North Central	DCC	119 Howth Road	LA Housing	1	Funding approved	Unit to be acquired	Q4 2018
North Central	DCC	Sybil Hill Raheny	La Housing	7	Agreement in place	Unit to be acquired	Q4 2018
North Central	DCC	Lonsdale Howth Rd	LA Housing	1	Agreement in place	Unit to be acquired	Q4 2018
North Central	DCC	St. Josephs School Gracepark Road	LA Housing	14	Funding approved	Units to be acquired	Q1 2019
North Central	DCC	Vernon Avenue Clontarf	LA Housing	1	Agreement in place	Unit to be acquired	Q4 2018
Central	DCC	49A- 51 Arbour Hill	LA Housing	1	Funding approved	Unit to be acquired	Q4 2018
South East	DCC	The Ivory Building Hanover St	LA Housing	6	Agreement in place	Units to be acquired	Q4 2018
South East	DCC	8 Hanover Quay	LA Housing	2	Agreement in place	Units to be acquired	Q4 2018
South East	DCC	Marianella Rathgar	LA Housing	19	Funding approved	Units to be acquired	Q4 2018
South East	DCC	Terenure Gate Dublin 6	LA Housing	5	Funding approved	Units to be acquired	Q4 2018

South East	DCC	Church Avenue, Rathmines Dublin 6	LA Housing	1	Agreement in place	Unit to be acquired	Q4 2018
South East	DCC	Boland Mills	LA Housing	3	Agreement in place	Units to be acquired	Q4 2019
South East	DCC	6 Hanover Quay	LA Housing	13	Agreement in place	Units to be acquired	Q4 2018
North West	DCC	Royal Canal Park D.15	LA Housing	3	Agreement in place	Units to be acquired	Ongoing
North West	DCC	Pelletstown Dublin 15	LA Housing	10	Agreement in place	Units to be acquired	Q1 2019
North West	DCC	Grove Road Finglas	LA Housing	1	Agreement in place	Unit to be acquired	Q4 2018
South Central	DCC	St. Pancras Mount Tallant, Dublin 6	LA Housing	6	Agreement in place	Units to be acquired	Q2 2019
South Central	AHB (Respond)	Balfe Road East, Crumlin, Dublin 12	AHB Leasing	1	Agreement in place	Unit to be acquired	Q4 2018
			Total	179			

Estimated Value of Homes being acquired under Part V = 53.7 Million Euro

Housing Land initiative Lands (Total Residential Dwellings to include 30% Social Housing) Approved by Elected Members in January 2017

Schemes/Sites	Comment	Social
O Devaney Gardens DC -0019	Invitation To Submit Final Tender document (for shortlisted candidates) complete and published on etenders December 14 th 2018. Total Units 585 (Est)	119
Oscar Traynor Road DC - 0015	Invitation to Participate in Dialogue (for pre-qualified candidates) document complete and will be published on etenders early January 2019. Total Units 640 (Est)	192
St Michaels Estate DC - 0017	Different model of development now proposed, DCC to carry out construction. Different Social Mix, 30% Social and 70% Cost Rental. Preparation of Framework Development Plan underway. Consultative forum established and open consultation sessions hosted throughout Nov 2018. Total Units 472 (Est)	150
Total Homes	1,697 (Est)	461

Estimated Value of Homes (Social) as part of HLI = 138.3 Million Euro

Sites for Social Housing PPP; Bundle 1

Schemes/Sites	Comment	Next Milestone	No. of Units	
Scribblestown DC -0010	It is anticipated that the formal award of the contract will occur in Feb with construction commencing on site immediately thereafter.	Going on site February 2019	70	Q2 2020
Ayrefield DC -0004	As above	Going on site February 2019	150	Q4 2020
	Estimated Value of PPP Homes = 66 Million Euro	Total Homes	220	

Rapid Build Homes							
Area Committee	Provider	Scheme	Funding Stream	No of units	Status	Next Milestone	Finish date
South Central	DCC	Cherry Orchard	LA Housing	72	Contractor on site	19 units Dec 2018 34 units Jan 2019 19 units Mar 2019	Q1 2019 Q2 2019
South East	DCC	Fishamble	LA Housing	5	Contractor to be appointed January 2018	On site Jan 2019	Q3 2019
BUNDLE 1 North Central	DCC	Bunratty Road	LA Housing	78	Construction contract tender return date Jan 28 th 2019	On site April 2019	Q4 2019
South Central	DCC	Bonham St Dub 8	LA Housing	57	Construction contract tender return date Jan 28 th 2019	On site April 2019	Q4 2019
South Central	DCC	Cork/Chamber St	LA Housing	55	Construction contract tender return date Jan 28 th 2019	On site April 2019	Q4 2019
South Central	DCC	Springvale Chapelizod	LA Housing	73	Construction contract tender return date Jan 28 th 2019	On site April 2019	Q4 2019
BUNDLE 2 North Central	DCC	Woodville Dub 5	LA Housing	45	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q2 2019	TBC
North Central	DCC	Cromcastle Court	LA Housing	230	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q1 2019	TBC
South East	DCC	St Andrews Court	LA Housing	48	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q2 2019	TBC
South Central	DCC	Grand Canal Harbour	LA Housing	80	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q2 2019	TBC

BUNDLE 3 South Central	DCC	Lisadell Rd Rafters Lane	LA Housing	184	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q2 2019	TBC
North Central	DCC	Sladmore, Ayrfield	LA Housing	24	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q1 2019	TBC
North West	DCC	Valley Park	LA Housing	150	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q2 2019	TBC
North Central	DCC	Darndale Spine Site	LA Housing	83	Design Team contract tenders (stage 1) returned by end of Dec 2018	Appointment of Design team Q2 2019	TBC
			Total	1184			

Estimated Value of Rapid Build Homes = 296 Million Euro

Summary of Social Housing Delivery: 2018 - 2021

	Number of Homes	Estimated Value
Under Construction	815	244.5 Million
Acquisitions	1520	456 Million
Capital Appraisals submitted	797	239.1 Million
At Tender Stage	250	75 Million
At Preliminary Design Stage	1359	407.7 Million
Part V Acquisitions	558	167.4 Million
Housing Land Initiative	461	138.3 Million
PPP – Bundle 1	220	66 Million
Rapid Build	1184	296 Million
Voids	3200 X 40	128 million

Total potential delivery

10,364 (Excl. Hap)

2.218 Billion Euro

Potential Affordable Homes			
Scheme/Sites	No of Units	Status	Expected Completion Date
Ballymun O Cualainn (Site 1)	49	Contractor on site	19 completed- others Q4 2018
Ballymun O Cualainn (Site 2)	39	Planning application lodged 11/6/18	2020
Ballymun : *Balbutcher and *Sillogue	200	Feasibility Stage	TBC
*Cherry Orchard	500	Feasibility Stage	TBC
Housing Land Initiative sites	329	In procurement process	TBC
Poolbeg SDZ	500	Feasibility Stage	TBC
Belcamp/Oblate lands, Coolock	300	Feasibility Stage	TBC
Kildonan Road/Abigail lands	44	Feasibility Stage	TBC
St Helena's Finglas (DC – 0012)	50	Feasibility Stage	TBC
Cromcastle Court Environs	100	Feasibility Stage	TBC
Total	2111		

*A total of €14.6 million in funding for Infrastructure works on three sites was approved by the Department of Housing, Planning and Local Government on December 11th

Potential Cost Rental proposals			
Scheme/Sites	No of Units	Status	Expected Completion Date
Emmet Road, Dublin 8 (St Michaels)	330	Framework Development Plan being developed	TBC
Coultry Road, Ballymun	300	Site was advertised, expressions of interest being considered	TBC
Total	630		

Traveller Accommodation Programme

Projects	Provider	Scheme	Funding Stream	No of New units	Status	Next Milestone	Finish date
Stage 4	DCC	Bridgeview	LA Housing	1	Contractor on site	Project Complete	Q2 2019
Stage 4	DCC	Avila Park	LA Housing	1	Contractor on site	Project Complete	Q2 2019
Single Stage	DCC	Naas Road	LA Housing	3	Detailed Design	Order of Magnitude Costing	Q2 2020
Single Stage	DCC	Avila Park	LA Housing	3	Detailed Design	Order of Magnitude Costing	Q2 2020
Single Stage	DCC	Reuben Street	LA Housing	1	Detailed Design	Order of Magnitude Costing	Q 4 2019
Stage 1	DCC	Grove Lane	LA Housing	10	Preliminary design & consultation	Detailed design	2020/2021
Stage 1	DCC	Cara Park	LA Housing	8	Preliminary design & consultation	Detailed design	2020/2021
Stage 1	DCC	Cara Park	LA Housing	2	Preliminary design & consultation	Detailed design	2020/2021
Stage 2	DCC	Labre Park (Phase 2/3)	LA Housing	28	Pre Part VIII Presentation	Part VIII Planning Application	2019/2022
			Total	57			

Buy and Renew Scheme: Derelict/Vacant properties 2018

Status of properties acquired under the Derelict Sites Act/CPO through the Buy and Renew Scheme - 25 Properties

Property	Position
188 Downpatrick Road, Crumlin, D12	Tenanted
6 Elm Mount Drive, Beaumont, D9	Tenanted
18 Cashel Avenue, Dublin 12	Tenanted
32 Reuben Avenue, Dublin 8	Tenanted
3 St. Anthony's Road, Dublin 8	Tenanted
7A Oakwood Avenue, Dublin 11	Tenanted
7 Barry Avenue, Dublin 11	Tenanted
6 Creighton Street, Dublin 2	Stabilisation works required to structure. Prepare design and issue tender. Estimated Completion is Q3 2019.
7 Kingsland Park Avenue, Dublin 8	Refurbishment works in progress. Estimated Completion date is Q1 2019.
21 Rutland Street Lower, Dublin 1	Refurbishment works in progress. Estimated Completion date is Q2 2019.
6 Nelson St, Dublin 7	Refurbishment works in progress. Estimation completion Q4 2019.
36 Cromcastle Avenue, Kilmore, D5	Refurbishment works in progress. Estimated completion Q4 2018.
1C Barry Avenue, Finglas, Dublin 11	Refurbishment works in progress. Estimated completion Q4 2018.
58 Glenties Park, Finglas Dublin 11	Refurbishment works in progress. Estimated completion Q4 2018.
48 Manor Place, Stoneybatter, Dub 7	Next Stage: Refurbishment. Estimated Completion is Q1 2019.
55 Kilbarron Park, Coolock Dublin 5	Refurbishment works in progress. Estimated completion Q4 2018.
35 Oldtown Road Santry, Dublin 9	Refurbishment works in progress. Estimated completion Q4 2018.
35A Oldtown Road, Santry Dublin 9	Refurbishment works in progress. Estimation completion Q1 2019.
7 Chapelizod Hill Road.	Refurbishment works in progress. Estimated completion Q4 2018.
77 & 77A & 78 The Coombe Dublin 8	Next Stage: Prepare Design detail. Appoint Contractor. Estimated Completion is Q4 2019.
66 Barry Park Finglas Dublin 11	Next Stage: Appoint Contractor/Refurbishment. Estimated Completion is Q1 2019.
50 Berryfield Road Finglas Dublin 11	Refurbishment Works in progress. Estimated Completion date is Q1 2019.
104 Beaumont Road, Dublin 9	Next Stage: Appoint Contractor. Estimated Completion is Q2 2019.
92 Kippure Park, Finglas Dublin 11	Next Stage: Appoint Contractor. Estimated Completion is Q3 2019.
25 St James Terrace , Dublin 8	Refurbishment Works in progress. Completion early 2019. Estimation completion Q1 2019.

The City Council (through the Planning Department) has initiated the CPO process on a further 7 properties.

Vacant Housing property acquisitions

The Housing Department is currently negotiating the acquisition of vacant residential properties under the buy and renew scheme. Terms and conditions have been agreed with the vendors of 12 additional vacant properties. The purchase of a further 3 properties under this scheme has been initiated.

Current processes underway to identify additional properties

The City Council has established a communication forum with other Local Authorities and State Agencies and Approved Housing Bodies in relation to the recording and where possible the sharing of data on vacant properties and has set up a dedicated vacant housing database to record all properties reported to it. The City Council continues to liaise with Landlords, Estate Agents, Property Owners and the General Public to help identify vacant properties in the City.

Housing has established a vacant housing register which has recorded 349 residential properties by accessing data from the Central statistics Office, Geodirectory, Vacanhomes.ie and internal databases pertaining to the daily activities of the City Council

Once a property has been recorded a desk top surveys will be undertaken to determine what type of category the property will be classified as regards its current vacant status and its suitability for inclusion on a particular Council housing initiative. The City Council has undertaken a total of 229 site inspections with regard vacant properties. A further 11 inspections are scheduled and 39 title researches are currently in progress for potential vacant properties. Not all of the properties identified as vacant by desktop exercise were in fact vacant when inspected by an inspector. The owner(s) of the respective properties identified by a title research will be written to by Dublin City Council with a view to acquiring them and returning them to active residential use.

Respondents who do not engage with the City Council and return properties to use in a timely manner will be pursued by the City Council to do so using all of the legislative powers assigned to it to comply with this requirement.

Vacant (Void) Property Refurbishments: Housing Maintenance Section has refurbished 879 properties to date in 2018.

Property Type	Central	North Central	North West	South Central	South East	Total
House	27	69	99	97	6	298
Apartment	55	6	40	105	62	268
Senior Citizens' and Maisonette	39	60	80	50	84	313
Total	121	135	219	252	152	879

Of the properties detailed above 133 were newly acquired and 746 were existing council stock. There has been a 15% increase in output when compared with the corresponding time last year.

Current Refurbishments:

The following properties are currently being refurbished by Housing Maintenance:

Status	Central	North Central	North West	South Central	South East	Total
Being Refurbished by Framework	80	61	89	137	79	446
Being Refurbished by Direct Labour	0	10	11	11	0	32
Refurbished and being Re-allocated	10	12	14	35	22	93
Total	90	83	114	183	101	571

Total housing stock at 1st January 2018 was 24,454, which means that the void rate is 1.95%. A new Term Maintenance Contract (Framework) was established in October 2018 and has increased the number of contractors working in each of the city areas to 12. There are 14 companies on the term maintenance contract in total.

Brendan Kenny
Deputy Chief Executive
Date: 7th January 2019

