

Cabra Glasnevin Area Report

July 2020

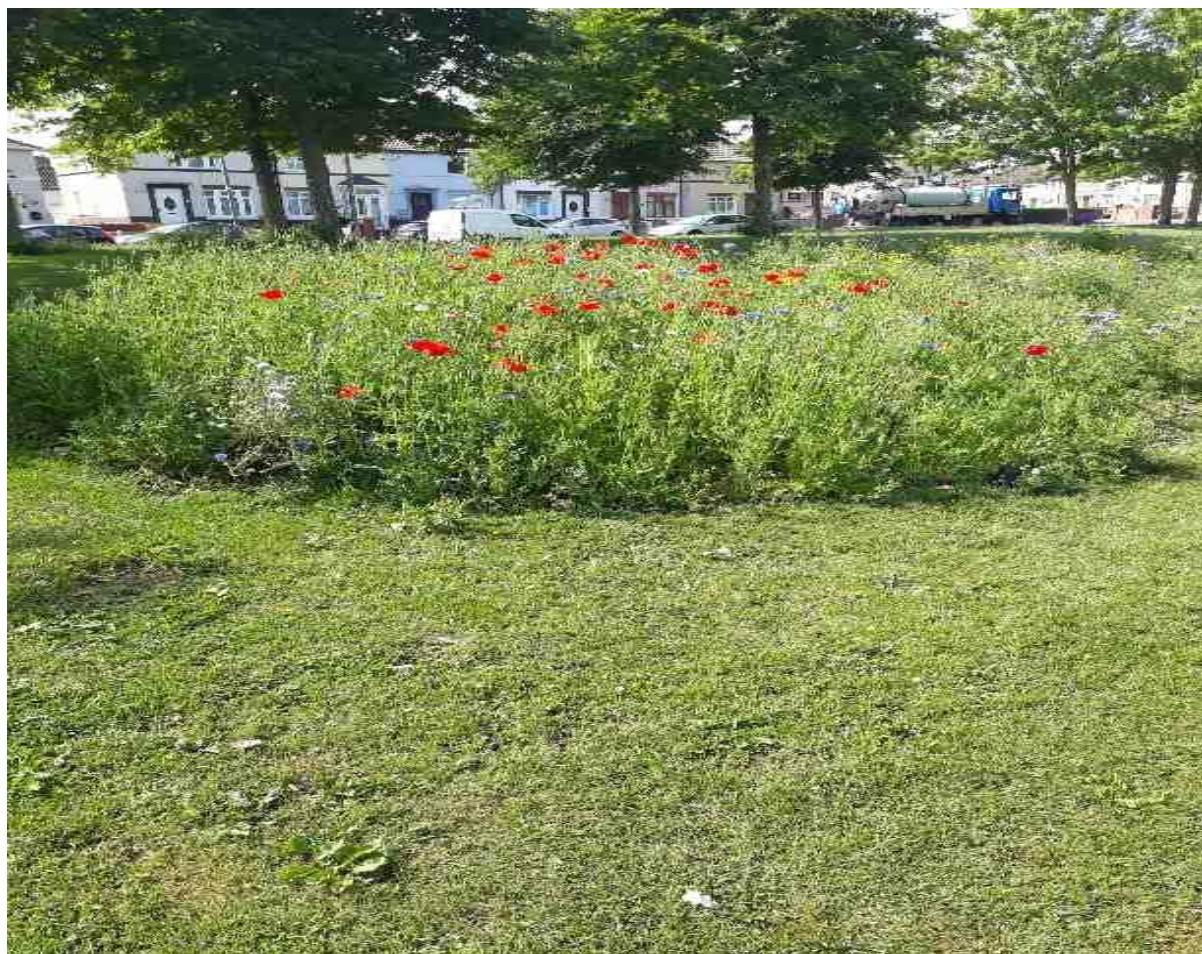
Fergus Synnott – Administrative Officer

Dumping

Dumping continues to be a problem exacerbated by the Covid crisis. The accumulation of litter at designated litter bins and bottle banks is also presenting challenges for Waste Management services.

Drumcliffe

Parks and Community officers have been working with residents to enhance green areas through wildflower planting



Mt Bernard Park

An assessment of the trees located in Mount Bernard Park was carried out recently. Parks and Landscape Services are concerned with trees which are dead or showing obvious defects located around the green, the playground, tennis court and MUGAs.

We have been advised by our tree officer, 37 trees are to be removed and one to be pruned. The removal will consist of felling of 1 tree in fair condition, 14 trees in poor condition and 21 dead trees. This exceptionally large amount of dead trees is due to the competition between trees for light and water in a densely planted area.

Due to the vulnerable condition of some of these trees we have been advised on health and safety grounds some of these works must be carried out as soon as possible before possible winter storms.

Alternatively, to offset the removal of these trees a program of tree planting has been scheduled for the park this winter. With a plan to plant new trees along the footpath surrounding the Green as well as planting of other individual trees, subject to available funding.

Housing

Brian Kavanagh – Area Housing Manager

St Marys Place North/ Dorset Street Flats

The Department of Housing, Planning and Local Government has given Stage 1 approval to Dublin City Council for the regeneration of the Dorset Street Flat complex.

The regeneration proposal involves the full demolition of the existing complex in three phases and the construction of 158 quality new housing units approximately:

- Phase 1 Demolition of the existing St. Mary's Place block and the construction of 8 apartments and 11 houses

- Phase 2 Demolition of the 2nd and 3rd blocks of St. Mary's Place and Dorset Street and the construction of 96 apartments

- Phase 3 Demolition of the final existing block and crèche building and the construction of the remainder of the apartment units (43). DCC will provide a replacement crèche premises.

Dublin City Council have already appointed the Integrated Design Team namely, Scott Tallon Walker and Levitt Bernstein Architects who will work under the supervision and oversight of Brendan Sullivan, Deputy City Architect in DCC. The new development will have a total of 158 apartments consisting of 57 one beds, 77 two beds, and 24 three beds.

Image of proposed new development:



The Design Team will now work on the finalisation of the Masterplan for the new development and preparation of a Part 8 planning submission. We will arrange for a detailed presentation on the project to the Central Area Committee in the near future and we will also initiate a consultation process with the existing residents of the complex and the adjacent neighbourhood.

The complex is now part of the remit of the Cabra /Glasnevin Area Office. A lot of on the groundwork has been done in recent months to engage with residents in relation to the project and the PEO is actively trying to secure housing to de-tenant the remaining residents in St Marys Place in line with Phase 1.

St Bricin's Park

Improvements have been made to the car park in St Bricin's Park senior Citizens complex. It has now been completely resurfaced and disabled parking bays and yellow lines have been clearly marked out. Pay and display parking will be enforced in the complex over the coming months.



O'Devaney Gardens

Carey Construction are progressing work at pace on the first tranche of housing, 56 units to the northeast of the site. Due to unforeseen delays as a result of Covid-19 restrictions, it is now hoped that these will be completed by Quarter 1 2021. The preferred bidder, BARTRA, has now been appointed as the Economic Operator (Developer) for the project. Bartra has to apply for planning permission for the Project within six months of the date of signing the Development Agreement (6/12/2019). This has now been delayed as a result of Covid – 19. This will be a direct application to An Bord Pleanála under the Strategic Housing Development programme. Under normal circumstances, a planning application should take up to 12 to 16 weeks for a decision, however this can vary considerably, depending on the quantity and nature of extra information required by the Planning Authority, objections and other potential challenges to the application. In any case, the Preferred Bidder has one month after the granting of permission to mobilise on site and a further 4 years to finish out the project.



There has been a huge increase in illegal dumping throughout the site. This issue is currently being addressed by the Cabra Area Office, Housing Maintenance, Public Domain and the Gardai.

Saint Finbarr's

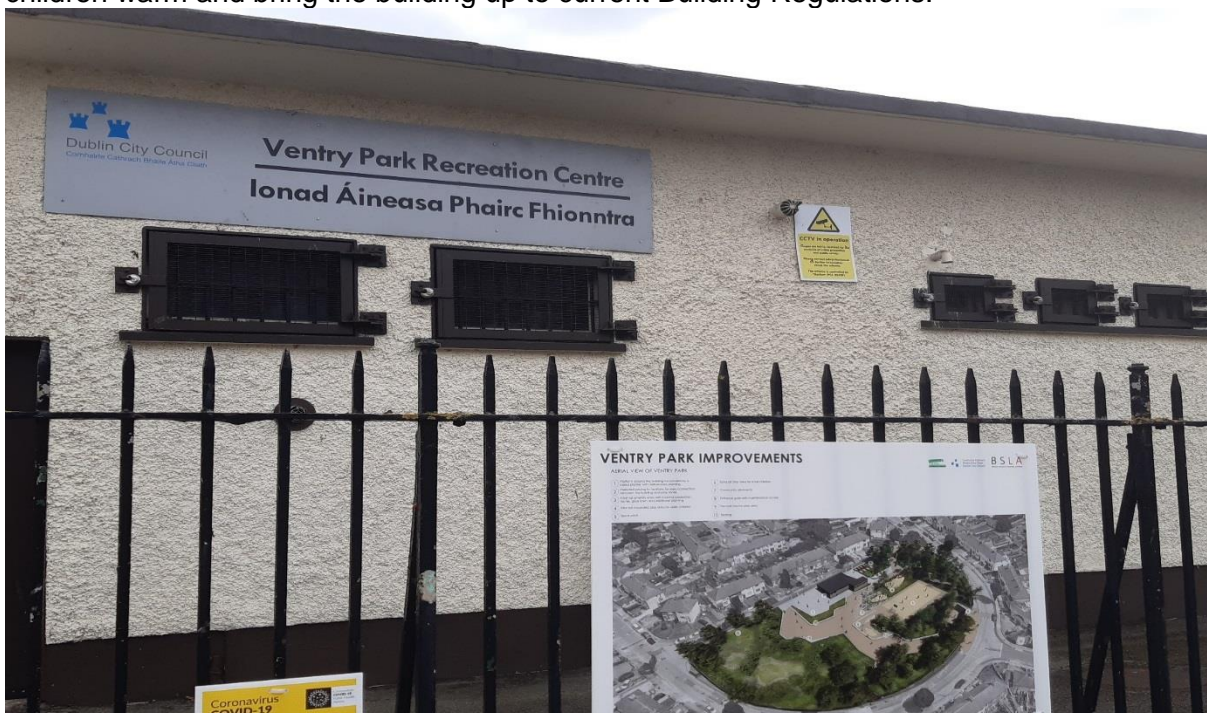
Dublin City Council has received Departmental Stage 2 Approval for the re-development of the **St Finbarr's Court** Complex in Cabra. This proposal consists of **46** new housing units for older persons. The estimated cost for this project is €14.3 million. The now demolished complex originally had 29 bed-sit units. It is hoped that this will go for Part 8 in September.

There are ongoing issues with fly tipping on site at St Finbarr's Court, Public Domain have arranged for a flyer to be distributed to the houses in the vicinity of this fly tipping and Housing Maintenance have removed all the rubbish.



Ventry Park

A commitment has been made for a Contractor to carry out the insulation works in the Ventry Park Recreation Centre it is hoped that this Contractor will be on site in the next number of weeks. The Wraparound will insulate the Ventry Park Crèche and will assist in keeping the children warm and bring the building up to current Building Regulations.



Following Government Covid -19 Guidelines all Playground areas were closed for a duration, in line with these guidelines Ventry Park Playground is now re-opened.

Planters

Dublin City Council in conjunction with residents have linked in with many community groups to install planters in number of Senior Citizens complexes in the Cabra Area.



Photo from Broombridge Road Seniors Citizens complex

Community Section Cabra/Glasnevin

Niall Byrnes – Assistant Community Development Officer



Cabra.

Major upgrading works at Faussagh Road....Our Lady`s Shrine built by local residents in 1954....The Marian Year.

Many of the houses built in the 1930`s are enjoyed by the families of the original residents, who collected 6 pence weekly to pay for the cost of the Shrine.

In addition, painting costs were met locally and also, the planting of the lovely flower displays over the years.

Many families have been involved in supporting the Shrinethe Carrolls, Bennetts, Clarkes and Monsignor O Callaghan, Parish Priest. A meeting of local residents will be called by the City Council during the summer to encourage and support this great work.



Ms Ellen Freeman, Drumcliffe Road, with the Wildflower garden, planted by local residents this year.

Ellen and other residents play a major role in keeping Drumcliffe to a very high standard.



Carlough Road.

Local residents at a meeting to discuss a new flower garden at the junction of Cabra Road. One of the many lovely gardens in Cabra.

Glasnevin.

Botanic Avenue / Mannix Hill.

Local Residents are enjoying the new wild flower garden.

The Mc Kay family have lived beside the garden for over 60 years.

Kathleen with her daughter, Mary, and her son Rory.





Clareville Court, Glasnevin.

Local residents enjoying the newly restored Canal Lock Artistic Feature and outdoor music session with the Clareville Band.



Navan Road.
Cleanup at Darling Estate, Navan Road.

This is a new very active residents group.



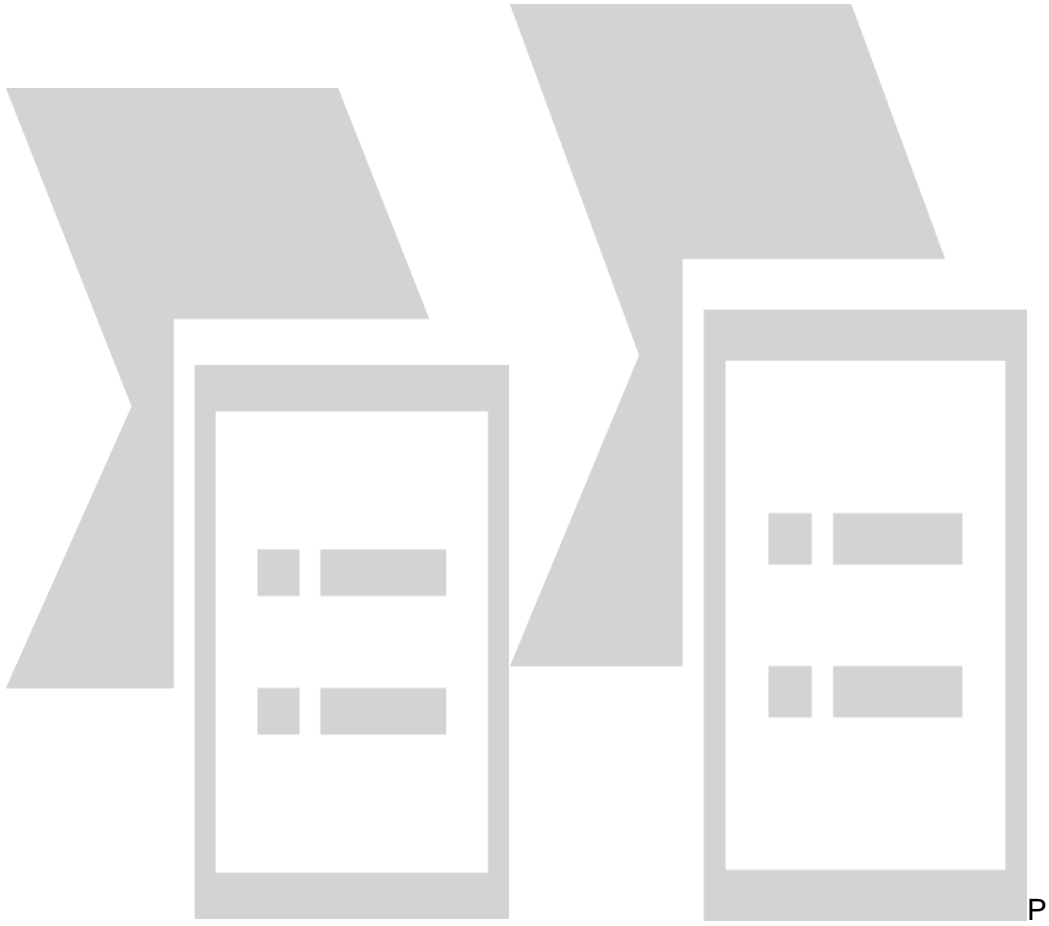
Stoneybatter Festival.

Lord Mayor Tom Brabazon at the opening ceremony. ...

Councillor Joe Costello, Chairman, Stoneybatter Pride of Place Festival with well known actress, Pauline McGlynn.



Lord Mayor Tom Brabazon leading the opening Parade .



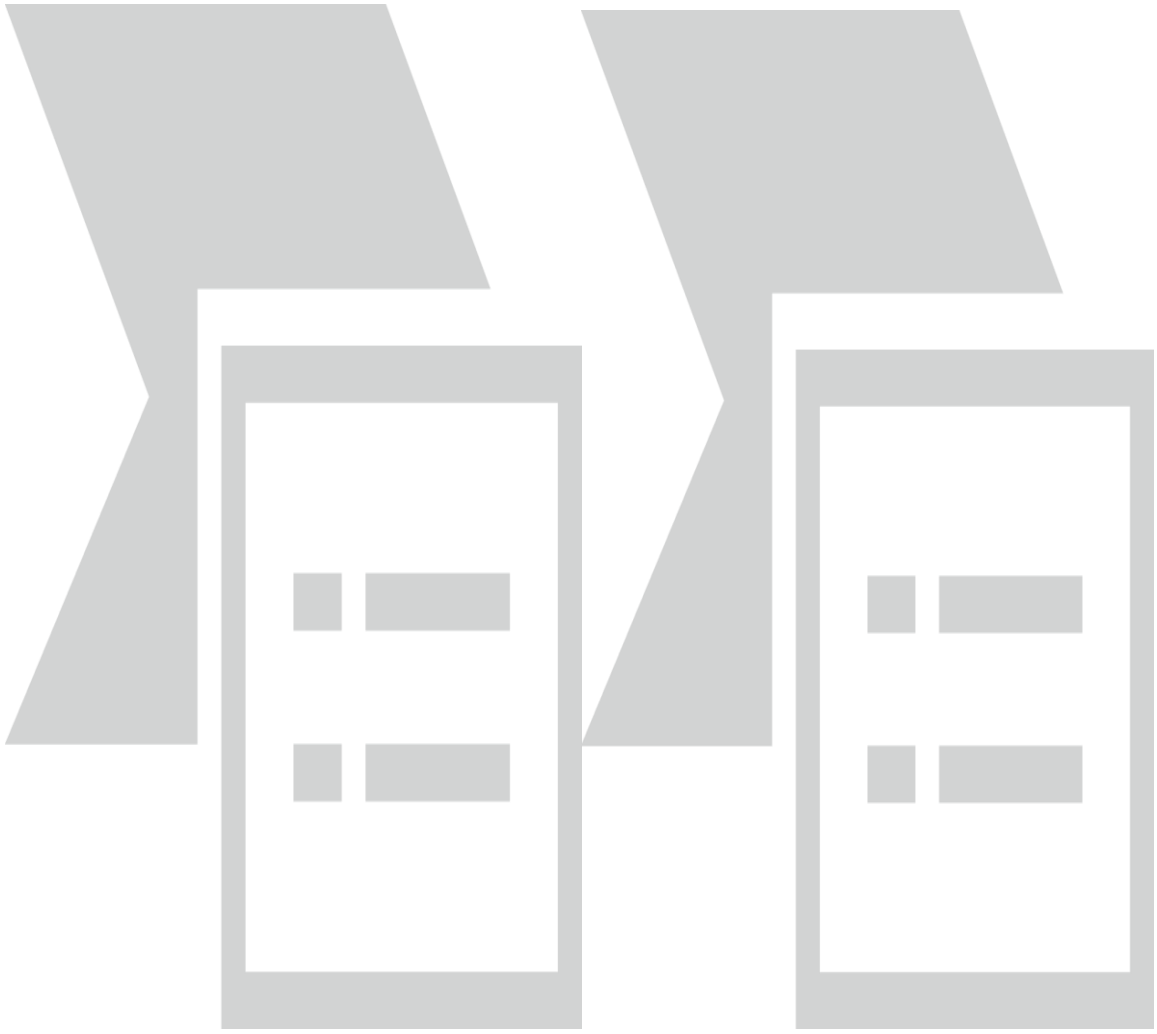


Pauline McGlynn congratulates the winner of the virtual cake baking competition.



Stoneybatter Virtual Dog Show. June is the month for flower power....Leix Road and Dorset Street.

**June is the month for flower power....Leix Road and Dorset Street.
Over 50 local residents groups were provided with flowers for planting in the public domain.**







Members of the Glasnevin Village Committee at a meeting to discuss improvements at **“Washerwoman’s Hill”**.