

To the Chairperson and Members of the Central Area Committee

Housing Update for March 2022

Paul White, Area Housing Manager

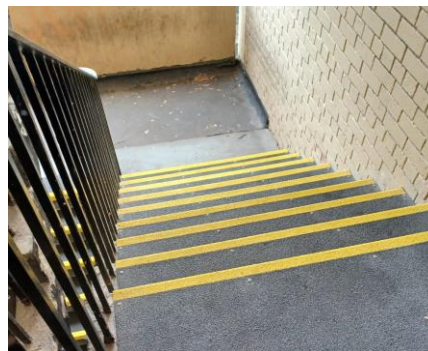
Bin Chambers

Following inspections by Housing Maintenance and the Engineering Section it has been agreed to provide an upgrading to the Bin Chambers at Dunne Street, North William Street, and Gardiner Street Flats. Site meetings are ongoing and plans for the design are to be drawn up. Once this is finalised contractors will be engaged to do the work required. Estimated start time end of quarter three .

Choice Based Lettings

The recent round of Choice Based Lettings involving Gardiner Street, Fitzgibbon Court and North William Street complexes) proved to be highly successful with positive feedback from the successful applicants. There was a competitive response with over 500 applicants.

A new round of Choice Based Lettings is currently being prepared and will include properties in North Clarence Street, Dunne Street, Gardiner Street, and O'Brien Hall. Notification will be sent to the members.



Courtney Place

Contractors have completed the work to the stairs in Courtney Place. The work initialled a new high grade anti-slip surface. Residents are very happy with the results. Further work is pending including traffic management. Our Project estate Officer and community development team are currently engaging with the residents to improve the aesthetics of the complex.

Dublin Landings

Allocations at Dublin Landings is now nearing completion. After some initial teething problems a good working relationship with the Property Management Company has been established by the Central Area Office and initial issues over waste disposal and snagging has been addressed. The Project Estate Officer is working closely with the tenants to ensure any snagging issues reported are forwarded to the relevant departments.

Pool House Apartments, Poplar Row

Pool House Apartments have been acquired by DCC on a 25 year lease. They consist of 3x 3 bed, 19 x 2 bed, and 17 x 1 bed units. The units are due to be ready in mid-April. Once the units are finished the allocations can commence subject to snagging and final approval. Poole House will have a small community room final details has to be confirmed.

Sean O'Casey Avenue

Work has commenced on erecting the wall on Sean O'Casey Avenue. This wall is to replace the old fencing that stood in Sean O Casey Avenue for over 16years. It is estimated that it will take two weeks for the work to be completed. The residents in Sean O Casey and Summerhill are happy that the wall is been built. The wall will be more ascetically pleasing to the area and the eye. Going forward it is planned to work in partnership with the residents in Sean O Casey and Summerhill. The idea is to agree a plan of action to improve the environs of both areas.

Matt Talbot Court:

At the most recent meeting between the Area Manager, PEO, and residents, the preliminary designs for the refurbishment of the complex was presented by the design team. Residents present were given the opportunity to have their say and input. A further meetings is now being organised with the design team to assess the residents' reaction. All residents in Matt Talbot Court received a copy of the proposed design. Feedback from the residents living in Matt Talbot Court to date has been very positive.

March 2022 stats

ESTATE MANAGEMENT

Housing Manager:

Paul White

No of anti-social complaints per 1997 act Drug related	4
No of anti-social complaints per 1997 act not Drug related	25
No. of other complaints	25
Total Complaints	54

No of anti-social Interviews per 1997 Act	13
No of other interviews	4
Total interviews	17

No of requests for mediation	0
No of complaints referred to the Central Unit for action	1
No of Tenancy Warnings issued	0
No of Excluding Orders issued	0

Allocations

Housing (band 2&3)	19
Transfers (band 2&3)	1
Older Persons Housing (band 2&3)	0
Older Persons Transfers (band 2&3)	2
Medical & Welfare	14
Older Persons Medical & Welfare	0



Homeless	0
Transfer /HAP	2
Fire/flood/Emg – Maintenance	0
Estate Management	0