

Appendix C

Motion to Amend Report No 93/2022 Proposed by Councillor Tom Brabazon

Dublin City Council April Meeting

Re: Part 8 Proposal to Build Apartments at Millwood Court, Raheny, Dublin 5

A Motion to amend the Part 8 construction proposal by imposing the following conditions:

1. The applicant to lower the ground level by clearing out ground to reduce impact on the neighbouring properties;
2. If the Applicant fails to comply with condition 1 above to reduce the development by one storey;
3. The Applicant to replace or retain all trees;
4. The Applicant reduce the balcony size and retract from outward size by 1 metre where the balconies overlook the houses on Millwood Villas and Woodbine Road;
5. The Applicant at its own expense to increase boundary wall height adjacent to local homes for security purposes by 3 number blocks where agreed by householders;
6. The Applicant to ensure the creation of a liaison group between the successful construction entity Fold, Dublin City Council and the local residents;
7. The Applicant to produce a Fire Safety Certificate with respect to the design as there are concerns re same;
8. The Applicant to improve disability access for prospective tenants with disabilities who must their exit vehicular transport by opening access to internal courtyard for vehicular access;
9. The Applicant or Dublin City Council to provide a liaison officer to liaise with the Tenants so ensure the same level of interaction with the Tenants as there is in DCC run complexes;
10. The Applicant to ensure bright coloured render on the ends of the buildings facing the houses on Millwood Court and Woodbine Road;
11. The Applicant at its own expense to ensure windows are cleaned once a week during the construction phase;
12. The Applicant at its own expense to ensure adequate security on site throughout the construction phase and adequate security infrastructure in the occupancy phase to be provided.

Appendix C

Motion as amended

MOTION

Dublin City Council April Meeting
Re: Part 8 Proposal to Build Apartments at Millwood Court, Raheny, Dublin 5

A Motion to amend the Part 8 construction proposal by imposing the following conditions:

1. The Applicant to replace or retain all trees;

A commitment has already been given to do this. A full arborists report for the site has been completed. Some trees on the site are decayed and will need to be removed. As per report there will be an increase in the number of trees after development is complete. See Recommendation 3 of CEs Report. If Councillors agree this by motion, it will be implemented.

2. The Applicant at its own expense to increase boundary wall height adjacent to local homes for security purposes by 3 number blocks where agreed by householders;

This will be done. There could be structural implications for the existing wall in adding an additional 3 blocks. We would also have worries for the people surrounding the site as the increase in height of this wall could have impacts on sun light and quality of life for them. If Councillors agree this by motion, it will be implemented. If the wall is structurally constrained other materials may be used.

3. The Applicant to ensure the creation of a liaison group between the successful construction entity Fold, Dublin City Council and the local residents;

This is standard practice. If Councillors agree this by motion, it will be implemented.

4. The Applicant to produce a Fire Safety Certificate with respect to the design as there are concerns re same;

Every modern building is required to have a fire certificate at construction stage. Dublin City Council has no fire safety concerns with regard to the current design. If Councillors agree this by motion, it will be implemented.

5. The Applicant to ensure bright coloured render on the ends of the buildings facing the houses on Millwood Court and Woodbine Road;

Bright Coloured Render is not recommended. The light yellow/cream brickwork as shown on the Drawings is longer lasting, lower maintenance, and has a higher quality appearance. If Councillors agree this by motion, it will be implemented.

6. The Applicant at its own expense to ensure windows are cleaned once a week during the construction phase;

It is not proposed to agree this at this time. It is more likely that dust will be caused at the demolition rather than construction phase although demolition currently happens all over the City without any implications for surrounding properties. Dublin City Council are agreeable to engage with surrounding property owners on this should it become an issue.

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7. The Applicant at its own expense to ensure adequate security on site throughout the construction phase and adequate security infrastructure in the occupancy phase to be provided.

This is standard practice. If Councillors agree this by motion, it will be implemented.