



Dublin City Council Housing Delivery Report – April 2023

The table below captures Dublin City Council's current pipeline across all of our delivery streams.

Summary of unit numbers in pipeline	Units
Under Construction	1,315
Tender Stage	555
Part V	1,500 (Current Pipeline - 575)
Regeneration Projects	2,039
Advanced Planning and Design	1,360
Pre Planning or Feasibility Stage	2,449
Traveller Housing	71
Affordable Purchase	1,843
Cost Rental	2,674
TOTAL	13,806

Coilín O'Reilly
Assistant Chief Executive
22nd March 2023

The new Housing for All Government Strategy was published in September 2021, which set a five year target over a range of different delivery streams. The Department of Housing, Local Government and Heritage has issued 9,087 homes to be delivered by Dublin City Council from 2022-2026.

The table below details the targets by D.H.L.G.H. along with Dublin City Council's projected delivery, with further approximately 4,000 units in Affordable Purchase and Cost Rental.

	2022	2023	2024	2025	2026	TOTAL
Social Housing delivery target	895	1,931	1,974	2,122	2,165	9,087
Long term Leasing targets	480	475	410	100		1,465
D.H.L.G.H. Total Target	1375	2406	2384	2222	2165	10,552
D.C.C. Projected delivery	2022	2023	2024	2025	2026	
D.C.C. Build Programme	937	700	1,547	2,509	1,252	6,945
Long term Leasing Delivery	480	475	410	100		1,465
Part Vs	300	300	300	300	300	1,500
Total Delivery	1,717	1,475	2,257	2,909	1,552	9,910

D.C.C. acknowledges the difference between the total as set by D.H.L.G.H. and the D.C.C. Build Programme total delivery number. D.C.C. is examining ways of increasing delivery over the lifetime of the plan, including P.P.P. (Public Private Partnership) and C.D. (Competitive Dialogue) as additional methods of delivery.

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
Central	A.H.B. (Clúid)	North Great Charles St., D.1	C.A.L.F.	52	Commenced on site	Completion of Scheme	Q2 2024
Central	A.H.B. (C.H.I.)	North King St.	C.A.L.F.	30 11 x 1 bed 15 x 2 bed 4 x 3 bed	On site	Completion of Scheme	Q2 2024
Central	D.C.C. Housing Land Initiative	O'Devaney Gardens	Joint Venture	283 (Social units)	Commencement of Enabling Works	Completion of Enabling Works	2026
Central	A.H.B. (Circle)	Railway Street, D.1	C.A.L.F.	47 10 x 1 bed 27 x 2 bed 10 x 3 bed	On site	Completion of Scheme	Q2 2024
Central	A.H.B. C.H.I.	Wellington Street	C.A.L.F.	21	On site	Completion of Scheme	Q1 2024
North Central	D.C.C. (Rapid build)	Bunratty Road D.17	L.A. Housing	78 32 x 1 bed 32 x 2 bed 14 x 3 bed	On site	Completion of Scheme	Q3 2023
Update: Completion works are ongoing onsite. The current plan is for a partial handover of homes which is due to commence by end of Q1 2023. There are 14 houses and 64 apartments in this new scheme, providing a mix of 1, 2 & 3 bedroom homes							
North Central	A.H.B. (Respond)	Chanel Manor, Coolock D.5	C.A.L.F.	78 20 x 1 bed 43 x 2 bed 15 x 3 bed	On site	Completion of Scheme	Q3 2023

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
North West	D.C.C.	Prospect Hill Turnkey, D.11	L.A. Housing	58	Contractors on site	Completion of Scheme	Q3 2023
South East	A.H.B. (Clúid)	Bethany House, D.4	C.A.L.F.	62 45 x 1 bed 17 x 2 bed	On site	Completion of Scheme	Q2 2024
South East	A.H.B. P.M.V.T.	Eagle Lodge Ranelagh	C.A.S.	19	On Site	Complete Refurbishment	Q2 2023
South East	A.H.B. (P.M.V.T.)	Townsend Street 180-187, D.4	C.A.S.	20 20 x 1 bed	On Site	Completion of Scheme	Q4 2023
South Central	D.C.C. (Rapid build)	Bonham Street	L.A. Housing	57 26 x 1 bed 26 x 2 bed 5 x 3 bed	On site	Completion of Scheme	Q3 2023
Update: Completion works are ongoing onsite with a target date for handover of Q3 2023. There may be a possibility of partial handover of some of the homes before Q3 2023. There are 57 apartments in this new scheme, providing a mix of 1, 2 & 3 bedroom homes							
South Central	A.H.B. (Focus)	25-27 Bow Lane West, Dublin 8	C.A.L.F.	27 4 x studio 16 x 1 bed 7 x 2 bed	Funding approved	Completion of Scheme	Q3 2024

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
South Central	D.C.C. (Rapid build)	Cork/Chamber Street, D.8	L.A. Housing	55 32 x 1 bed 10 x 2 bed 13 x 3 bed	On site	Completion of Scheme	Q3 2023
<p>Update:</p> <p>Completion works are ongoing onsite with a target date for handover of Q3 2023. . There are 55 apartments in this new scheme, providing a mix of 1, 2 & 3 bedroom homes</p>							
South Central	D.C.C.	Cornamona, Ballyfermot	L.A. Housing	61 29 x 1 bed 19 x 2 bed 13 x 3 bed	On site	Completion of Scheme	Q1 2023
<p>Update:</p> <p>The site is nearing completion, snagging is concluding. Housing Delivery Project Manager and Area Office staff preparing for handover.</p> <p>Cornamona Court in Ballyfermot will provide a mix tenure of 61 homes for general residents & Older People. The site includes a generous courtyard, underground parking and a community facility.</p> <p>Substantial completion and handover is expected at the end of Q1 2023</p>							
South Central	A.H.B.	Huband Road	C.A.S.	6	Funding approved	Completion of Scheme	Q4 2023
South Central	A.H.B. (Respond)	Long Mile Road	C.A.L.F.	138 51 x 1 bed 80 x 2 bed 7 x 3 bed	On site - Turnkey	Completion of Scheme	Q2 2023

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
South Central	D.C.C. (Rapid build)	Springvale, Chapelizod D.20	L.A. Housing	71 21 x 1 bed 30 x 2 bed 20 x 3 bed	On site	Completion of Scheme	Q3 2023
<p>Update:</p> <p>Completion works are ongoing onsite with a target date for handover of Q3 2023. There may be a possibility of partial handover of some of the homes before Q2 2023. There are 71 apartments in this new scheme, providing a mix of 1, 2 & 3 bedroom homes</p>							
South Central	A.H.B. (Alone/Circle)	1b St. Michael's Estate, D.10	C.A.S.	52	On site	Completion of Scheme	Q4 2024
South Central	A.H.B. (Dublin Simon)	25/26 Ushers Island, D.8	C.A.S.	100 100 x 1 bed	On site	Completion of Scheme	Q4 2024
			TOTAL	1,315			

Schemes at Tender Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B. (Dublin Simon)	Arbour Hill, Dublin 7	C.A.S.	14	Stage 4 Approved	Engage Contractor	Q2 2024
Central	A.H.B. (Focus)	Dominican Convent	C.A.L.F.	95	Planning Granted	Commence on site	2025
Central	D.C.C. In House	Infirmery Road Dublin 8	L.A. Housing	38 12x 1 bed 20 x 2 beds 6 x 3 beds	Stage 3 Approval	Go out to tender for a contractor	Q4 2024
<p>Update:</p> <p>The delivery of 38 homes on this site has received Stage 3 approval from the D.H.L.G.H. and achieved Part 8 planning permission.</p> <p>Part 8 planning permission has been achieved for 38 mixed tenure homes, for general residential use & older persons. Comprising 12 x 1 bed; 20 x 2 bed & 6 X 3 bed homes.</p> <p>The tender process is ongoing.</p>							
Central	A.H.B. (Dublin Simon)	Sean McDermott Street	C.A.S.	8 x 1 bed	Stage 3	Final Approval	Q4 2024
<p>Update:</p> <p>There has been a cost increase on this development, this is under assessment</p>							

Schemes at Tender Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	D.C.C.	St. Finbar's Court, D.7	L.A. Housing-Regeneration	46	Stage 4 Approved	Contractor due on site	2024
<p>Update:</p> <p>Stage 4 funding has been approved by the DHLGH. Contactor has been appointed is due to commence work on St Finbars site in the coming weeks.</p> <p>St Finbar's Court senior citizen complex was demolished in 2019 to make way for the redevelopment of St Finbar's Court. The new development consists of 46 Older Person homes.</p> <p>The new development will host a community room. Building works are due to commence in March 2023 with completion expected November 2024.</p> <p>An information leaflet was delivered to all local residents & local library with details of the development.</p>							
North Central	D.C.C.	Glin Court, D.17	L.A. Housing Regeneration	32	Stage 4 Approval	Contractor to commence on site	2024
<p>Update:</p> <p>The project received stage 4 approval from the DHLGH on 3/3/2023. The process to appoint a contractor is concluding and works are due to commence on site within the coming weeks.</p> <p>The project is for the full demolition of the existing two housing blocks and the construction of 32 new homes for Older Persons and a new community room. Stage 4 (approval to appoint a contractor) was approved by the Department of Housing Local Government and Heritage in March 2023. Following the appointment of a contractor it is envisaged construction will start on site April 2023 with completion in October 2024.</p>							
North Central	A.H.B. (Respond)	High Park, Gracepark Rd.	C.A.L.F.	101 40 x 1 bed 36 x 2 bed 25 x 3 bed	Tender Stage Complete. Engage Contractor	Commence on Site	Q4 2024

Schemes at Tender Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	A.H.B. (FOLD)	Millwood Court, D.5	C.A.L.F.	52	Contractor Engaged	Commence on Site	Q3 2024
North Central	A.H.B. (DePaul)	Moorehaven	C.A.S.	8	Re-tender required	Commence Refurbishment	Q4 2023
North Central	A.H.B. (Oaklee)	9 & 9 A Richmond Ave	C.A.L.F.	28	Proposal Funding Application Submitted	Funding Approval	Q1 2025
North Central	A.H.B. (Focus)	15 Richmond Avenue, Fairview, D.3	C.A.L.F.	35 19 x 1 bed 16 x 2 bed	Contractor Engaged	Commence on Site	Q3 2024
South East	A.H.B. (P.M.V.T.)	Shaw Street, D.8	C.A.S.	12 11 x 1 bed 1 x 2 bed	Re-tender required	Engage Contractor	Q4 2024
Update: Site clearance commenced							
South Central	A.H.B. (Circle)	Coruba House, D.12	C.A.L.F.	75	Judicial Review	Achieve Planning	2025
South Central	A.H.B. (Novas)	Kilmainham, D.8	C.A.L.F.	11	Main contracts tender issued	Commence on site	Q3 2024
			TOTAL	555			

Part V Acquisitions (Approved)							
Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
Central	D.C.C.	Bakersyard, N.C.R. D.1 (off-site)	L.A. Housing	6	Agreement in place	Units to be acquired	Q1 2023
Central	D.C.C.	East Road, D.1	L.A. Housing/Leasing	55	Agreement in place	Units to be leased	Q1 2025
Central	A.H.B.	Northbank, Dublin 1 (off-site for City Blk 3, D1)	C.A.L.F.	34	Agreement in place	Units to be acquired	Q4 2023
Central	A.H.B.	Northbank, Dublin 1 (off-site for City Blk 3, D1)	C.A.L.F.	6	Agreement in place	Units to be acquired	Q2 2023
Central	D.C.C.	1-4 Shamrock Place, D.1	L.A. Housing/Leasing	4	Agreement in place	Units to be leased	Q3 2024
Central	A.H.B.	Spencer North, Dublin 1	C.A.L.F.	32	In Negotiations	Units to be agreed	Q2 2023
North Central	A.H.B.	Belmayne, P4, Dublin 13	C.A.L.F.	26	In Negotiations	Units to be agreed	Q1 2025
North Central	D.C.C.	Block 2, Northern Cross, Malahide Road	L.A. Housing/Leasing	19	Agreement in place	Units to be leased	Q1 2024
North Central	D.C.C.	Bonnington Hotel, Swords Road	L.A. Housing	12	Agreement in place	Units to be leased	Q2 2023
North Central	A.H.B.	Chanel Manor, Coolock, D.5	C.A.L.F.	9	Funding Approved	Units to be acquired	Q4 2023

Part V Acquisitions (Approved)							
Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
North Central	D.C.C.	194, 196, 198 Clonliffe Road, D.3	L.A. Housing/Leasing	3	Agreement in place	Units to be leased	Q2 2024
North Central	D.C.C.	Clonshaugh House, D.17	C.A.L.F.	2	Back in negotiations	Units to be agreed	Q4 2024
North Central	D.C.C.	Hampton, Grace Park Rd, D.9	L.A. Housing	8	Agreement in place	Units to be acquired	Q1 2024
North Central	A.H.B.	Hole in the Wall Road, Dublin 13	C.A.L.F.	21	Agreement in place	Units to be acquired	Q4 2024
North Central	D.C.C.	Newtown, Clarehall, D.17	L.A. Housing/Leasing	33	Agreement in place	Units to be leased	Q4 2023
North Central	D.C.C.	The Haven, Clontarf, Dublin 3	L.A. Housing	4	In Negotiations	Units to be agreed	Q3 2023
North West	D.C.C.	Addison Lodge, Botanic Road	L.A. Housing	2	Agreement in place	Units to be acquired	Q4 2023
North West	D.C.C.	54 Glasnevin Hill, D.9	L.A. Housing	10	Back in Negotiations	Units to be agreed	Q1 2025
North West	D.C.C.	Grove Industrial Est, Dublin 11	L.A. Housing	1	Agreement in place	Units to be acquired	Q1 2023

Part V Acquisitions (Approved)							
Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
North West	A.H.B.	Hampton Wood, Cell 16, Dublin 11	C.A.L.F.	12	Agreement in place	Agreement in place	Q1 2023
North West	A.H.B.	Plunkett Hall, Hole in the Wall Road, Dublin 13	C.A.L.F.	6	Agreement in place	Units to be acquired	Q2 2023
South East	A.H.B.	Brickfield Drive, Crumlin, D.12	C.A.L.F.	28	In Negotiations	Units to be agreed	Q2 2024
South East	A.H.B.	Eglinton Road, Dublin 4	C.A.L.F.	14	In Negotiations	Units to be agreed	Q3 2023
South East	A.H.B.	Elm Park Green, Merrion Road, Dublin 4	C.A.L.F.	7	In Negotiations	Units to be agreed	Q4 2023
South East	D.C.C.	ESB Depot, Parnell Avenue, D.12	L.A. Housing	5	Back in Negotiations	Units to be agreed	Q2 2023
South East	A.H.B.	126 – 128 Harold's Cross Road, D.6	C.A.L.F.	3	Agreement in place	Units to be acquired	Q4 2023
South East	D.C.C.	Harold's Cross Classic Cinema, D.6	C.A.L.F.	9	Agreement in place	Units to be acquired	Q2 2023
South East	D.C.C.	47-51 Keeper Road, D.12	C.A.L.F.	4	Agreement in Place	Units to be acquired	Q1 2024
South East	A.H.B.	143 Merrion Road, Dublin 4	C.A.L.F.	6	In Negotiations	Units to be agreed	Q2 2024

Part V Acquisitions (Approved)							
Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
South East	D.C.C.	Sandford Lodge, Dublin 4	A.H.B./Leasing	3	Agreement in place	Units to be leased	Q2 2023
South East	D.C.C.	The Gatehouse, Charlemont Street, Dublin 2	L.A. Housing	1	In Negotiations	Units to be agreed	Q2 2023
South East	D.C.C.	85 Templeogue Road, Dublin 6	L.A. Housing	5	In Negotiations	Units to be agreed	Q4 2024
South Central	D.C.C.	Blackhorse Inn Pub, Inchicore, D.8	L.A. Housing/Leasing	5	Agreement in place	Units to be leased	Q3 2024
South Central	A.H.B.	Carriglea, Naas Road, D.12	C.A.L.F.	38	Back in Negotiations	Units to be acquired	Q4 2023
South Central	D.C.C.	Clanbrassil Street, Dublin 8	L.A. Housing	2	In Negotiations	Units to be agreed	Q1 2024
South Central	D.C.C.	Former Faulkners Site, Chapelizod Hill Road, D.20	L.A. Housing/Leasing	18	Agreement in place	Units to be leased	Q1 2024
South Central	A.H.B.	Hanlons factory, 75-78 Cork Street. D.8	C.A.L.F.	5	Back in negotiations	Units to be agreed	Q4 2024
South Central	A.H.B.	I.D.A. Business Park, Newmarket, D.8	A.H.B./Leasing	41	Agreement in place	Units to be leased	Q3 2023

Part V Acquisitions (Approved)							
Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
South Central	A.H.B.	Long Mile Rd,	C.A.L.F.	15	Funding Approved	Units to be acquired	Q1 2023
South Central	D.C.C.	Mill Street/Sweeney's Corner, Dublin 8	L.A. Housing/Leasing	3	Agreement in Place	Units to be leased	Q2 2023
South Central	D.C.C.	42a Parkgate Street, D.8	L.A. Housing/Leasing	51	Agreement in Place	Units to be leased	Q4 2025
South Central	D.C.C.	Pembroke Row, Lad Lane, Dublin 2	L.A. Housing	1	Agreement in Place	Units to be acquired	Q2 2023
South Central	D.C.C.	Thomas Moore Road, Walkinstown, D.12	L.A. Housing	6	Back in Negotiations	Units to be acquired	Q4 2023
			TOTAL	575			
			Delivery Target	1,500			

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	D.C.C.	Constitution Hill, D.7	L.A. Housing-Regeneration	124	Stage 2 approval Part 8 planning application lodged	Achieve planning approval	2025 Phase 1
<p>Update:</p> <p>The redevelopment of Constitution Hill is currently going through the Part 8 process, which commenced with the lodgement of the Part 8 planning application in December 2022. The Part 8 application was noted at the March Central Area Committee for inclusion on the April City Council meeting agenda for a decision to be made by Elected Members of the Council on the Part 8.</p> <p>The project proposal is for a mixture of deep retrofit, amalgamation and infill of the three existing housing blocks and for the provision of new housing blocks on the site. It is proposed that the project will be completed in two phases. The first phase involves the amalgamation and redevelopment of the northern housing block (block nearest to Broadstone depot) and a new apartment block on the northern end of the site. A multi-use childcare space will be provided as part of Phase 1. The second phase will provide for the redevelopment of the two other housing blocks, along with a new apartment block to the south of the site and a row of mews houses along the boundary wall at the rear of the site. The new scheme will provide 100% social housing, with a mix of one, two and three bedroom homes. The Area Housing Manager and her staff are continuing to update the residents on an ongoing basis.</p> <p>Upon achieving planning approval, it is envisaged following the necessary design, procurement and DHLGH approvals that a contractor will start Phase 1 in early Q1 2024 and complete in Q2 2025, while construction of Phase 2 will begin in Q3 2025 and complete in Q2 2027.</p>							
Central	D.C.C.	Dominick Street West	L.A. Housing-Regeneration	90	Feasibility ongoing	Determine brief and delivery mechanism	TBC
<p>Update:</p> <p>An appraisal process to examine the options for the delivery of public housing on this site at Dominick Street West is currently under review.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	D.C.C.	Dorset Street Flats, D.1	L.A. Housing-Regeneration	163	Stage 2 Approval Part 8 granted	Submit Stage 3 application to the D.H.L.G.H.	Q4 2025
<p>Update:</p> <p>This project has Stage 2 approval and currently work is in progress on preparing the Stage 3 application form for submission to the DHLGH. pre- tender cost estimates. A Stage 3 application is due to be submitted shortly to the D.H.L.G.H. for approval to go to tender for the appointment of a contractor. It is envisaged that the scheme will be completed in one phase.</p> <p>The new housing scheme will provide 163 new social housing homes, which will be a mix of one, two and three bedroom homes. Included in the regeneration project is the provision of a multi-use community space (crèche/karate/community facility), a boxing club, a commercial space and a café space.</p> <p>Upon receipt of Stage 3 approval, the tender process for the appointment of a contractor to the project will commence. It is anticipated that a contractor will start onsite by the end of 2023.</p>							
Central	D.C.C.	Dunne Street	L.A. Housing-Regeneration	130	Proposal ongoing engagement with Local Area Office	Determine brief and delivery mechanism	TBC
<p>Update:</p> <p>A feasibility study has been completed for the redevelopment of Dunne Street. The options are due to be being examined with the local Area Office in order to decide upon the best option and delivery mechanism.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B.	Gardiner Street D.1	C.A.L.F./C.A.S.	45	Feasibility stage	Determine brief and delivery mechanism	TBC
Central	D.C.C.	Matt Talbot Court D.1	L.A. Housing-Regeneration	92	Stage 2 Approval and preparing Part 8 lodgement	Lodge Part 8 planning application	2025 Phase 1
<p>Update:</p> <p>The regeneration of Matt Talbot Court has received Stage 2 project and budget approval from the D.H.L.G.H.</p> <p>The proposal is for the demolition of the existing housing blocks and for the construction of a new social housing scheme providing a mix of one, two and three bedroom homes. It is currently proposed to provide the new scheme in two phases. The Area Housing Manager and his staff are continuing to update the residents on an ongoing basis.</p> <p>The Part 8 planning application for the redevelopment of the complete estate is at pre- validation planning stage.</p>							
Central	A.H.B. Tuath Housing	Portland Row, D.1	C.A.L.F.	50	Design Team Appointed	Prepare for Planning & Community Consultation	Q4 2025
Central	D.C.C.	St. Bricin's Park	L.A. Housing-Regeneration	10	In-house single stage process being pursued	Achieve initial approval from D.H.L.G.H.	TBC
<p>Update:</p> <p>The provision of ten older person homes is being proposed through the single stage process to complete the housing scheme at St Bricin's Park.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	D.C.C. (Rapid build)	Cromcastle & Woodville, D.17	L.A. Housing-Regeneration	150	Stage 1 Approval Design development ongoing	Achieve Stage 2 approval to lodge Part 8	2026
<p>Update:</p> <p>The regeneration of the first phase of Cromcastle Court and the Coalyard site has Stage 1 approval.</p> <p>The proposal is for the demolition of the existing three housing blocks on the Cromcastle Court site and for the construction of a new social housing scheme in its place and the development of the Coalyard site. The current proposals show for 116 homes on the Cromcastle Court site, a mix of one, two and three bedroom homes, while it is planned to provide for 34 older person homes on the Old Coalyard site.</p> <p>An integrated design team has been progressing with design proposals and are currently working to ensure Stage 2 approval to enable us to commence the Part 8 planning approval process.</p> <p>A project update was issued to Cromcastle Court residents and further consultation with residents and the local community is planned to take place</p>							
North Central	D.C.C.	Gorsefield Court, D.5	L.A. Housing-Regeneration	44	Proposal Feasibility stage	Determine development options	TBC
<p>Update:</p> <p>DCC City Architects are finalising their feasibility study for the redevelopment of this Older Persons scheme.</p> <p>Once the feasibility study has been reviewed, a decision will be made on how best to develop the site.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	D.C.C.	Mount Dillon Court, D.5	L.A. Housing-Regeneration	45	Proposal Feasibility stage	Determine development options	TBC
<p>Update:</p> <p>DCC City Architects are finalising their feasibility study for the redevelopment of this Older Persons scheme.</p> <p>Once completed, a review of the options will take place, which will determine the best development option and delivery mechanism for the site.</p>							
North Central	D.C.C.	St. Anne's Court, D.5	L.A. Housing-Regeneration	102	Stage 1 Approval	Design team working on Stage 2 (a)	2026
<p>Update:</p> <p>The Design Team continues to work on Stage 2 (Design to Planning). Site design and surveys are ongoing.</p> <p>DCC have received Stage 1 project and funding approval for the redevelopment of St. Anne's Court, Raheny. The proposal is for the full demolition of the existing housing blocks, to be replaced with the construction of a new build Older Person housing scheme of one bedroom apartments including a community space.</p> <p>The integrated design team has completed a satisfactory stage 1 report and have proceeded to work on Stage 2(a).</p> <p>An information leaflet was circulated to residents of St. Anne's Court in early March which followed a meeting between residents, Area Housing Manager, Area Office Housing Staff and the Housing Delivery Project Manager on Wednesday 15th March.</p> <p>A further Information Meeting will be held to include the wider community and the Design Team on Wednesday 29th March 5-7pm in the Raheny GAA Club.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South East	D.C.C.	Pearse House, D.2	L.A. Housing-Regeneration	75 Phase 1	Stage 1 Approval for Phase 1	Appoint design team, commence preliminary design	2025
<p>Update:</p> <p>Pearse House is a Protected Structure - Stage 1 has been received for the first phase of the regeneration.</p> <p>Stage 1 for the redevelopment of Pearse House has been approved by the DHLGH for the full deep retrofit and amalgamation of existing flats in Blocks L, M, N and P also known as the “Small Flats”. Due to the large size and scope of the complex, it is not possible to carry out the regeneration of the entire scheme at the same time, therefore it will be completed on a phased basis over a number of years</p> <p>Stage 2 will see the procurement of an integrated design team to develop and finalise a design to bring to Part 8 planning permission. This process and the appointment of the integrated design team is expected to be in situ by Quarter 2 in 2023. The integrated design team will include a conservation architect.</p>							
South East	D.C.C.	Rathmines Avenue D.6	L.A. Housing-Regeneration	87	Proposal Feasibility stage	Determine redevelopment options and delivery	2026
<p>Update:</p> <p>The regeneration plans for Rathmines Avenue are at feasibility stage.</p> <p>DCC City Architects have undertaken a feasibility study to explore the redevelopment options available for the existing housing scheme. Once the feasibility study has been costed and reviewed, a decision will be made on the best redevelopment and delivery option for the project.</p>							
South East	A.H.B. (FOLD)	Ravensdale Close, D.12	C.A.L.F.	25-30 approx.	Feasibility Stage & Design Development	Community Consultation	TBC

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South East	D.C.C. (Rapid build)	St. Andrew's Court, D.2	L.A. Housing-Regeneration	33	Stage 1 Approval	Receive Stage 2 approval and lodge Part 8 planning application	2026
<p>Update:</p> <p>The regeneration of St Andrews Court has Stage 1 initial project and budget approval.</p> <p>The proposal is for the demolition of the existing housing blocks and for the construction of a new social housing scheme. The new homes will be a mix of one, two and three bedroom homes.</p> <p>The Stage 2 application for budget approval and permission to go for Part 8 planning permission has been submitted to the Department of Housing, Local Government and Heritage. Upon receipt of Stage 2 approval from the D.H.L.G.H., it is intended to proceed with the Part 8 planning process.</p>							
South Central	LDA	Bluebell, Inchicore, D12	L.A. Housing-Regeneration	80 Phase 1 60 Phase 2	Proposal – feasibility stage. Stage 1 funding is approved for 140 social homes	Procure and appoint design team	TBC
<p>Update:</p> <p>This project will provide for the delivery of approximately between 358-410 mixed tenure homes in a collaboration between Dublin City Council and the Land Development Agency. Stage 1 initial project and budget funding has been approved for 140 social homes in total. A capacity study for the site has been presented by the LDA to DCC in December 2022. Design team procurement is currently happening.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C. (In House)	Dolphin 1B D.8	L.A. Housing-Regeneration	28	Stage 1 Approval	Prepare for Stage 2 submission to the D.H.L.G.H. and Part 8 lodgement	2026
<p>Update:</p> <p>Stage 1 project and funding approval has been received for the construction of approximately 28 new homes. Design development is progressing and community consultation on the proposals are proposed to take place shortly. It is anticipated to start the Part 8 process in mid 2023</p>							
South Central	D.C.C.	Donore Avenue-(Former Teresa's Gardens)	L.A. Housing-Regeneration	154 (Social)	Stage 2 Approved	Planning lodged in December 2022. Planning Decision due in Q3 2023	2025
<p>Update:</p> <p>This project will provide for the delivery of approximately 543 homes in a collaboration between Dublin City Council and the Land Development Agency, under a working title 'Donore Project'</p> <p>28% of the homes provided will be for social housing and 72% for cost rental housing.</p> <p>The breakdown of the social homes include:</p> <p>41% 1 bed which 50% will be available for Older Person Accommodation</p> <p>48% 2bed</p> <p>11% 3 Bed</p> <p>A Part 10 planning application was lodged on 9 December 2022</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C.	Lissadell Maisonettes	L.A. Housing-Regeneration	79	Feasibility Stage	Submit Stage 1 application to D.H.L.G.H.	TBC
<p>Update:</p> <p>The feasibility study to review the options for the regeneration of Lissadell Maisonettes is now completed and has been sent for costing.</p> <p>A proposal to provide 79 general residential units is currently being considered.</p> <p>It is envisaged that the preparation of a Stage 1 application for the initial project and funding approval for submission to the DHLGH will commence once the options are costed.</p>							
South Central	D.C.C.	Oliver Bond, D.8	L.A. Housing-Regeneration	48 Phase 1	Stage 1 Project Approval for Phase 1	Receive Stage 1 Budget Approval	TBC
<p>Update:</p> <p>We have received Stage 1 project approval from the DHLGH for the first phase of the regeneration of Oliver Bond, which is for the redevelopment of Blocks L, M and N. We also received funding for a Community Development Worker to be appointed to the Oliver Bond regeneration project.</p> <p>Revised Plans to include landfill (additional units) and Amalgamation of existing units within Oliver Bond complex are complete and being reviewed by CA for final sign off. In addition a 3D computer visual is in process of being finalised as agreed in previous Oliver Bond Regeneration forum meeting. DCC QS dept. have allocated a lead QS & Support QS to quantify works. Meeting to be held with D.H.L.G.H to agree a budget. Oliver Bond Regeneration meeting agreed with all stakeholders week ending 26th March 2023</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C.	School Street, Thomas Court Bawn, D.8	L.A. Housing-Regeneration	115	Stage 1 Approval	Procure and appoint design team. Prepare planning strategy for later housing site phases	TBC
<p>Update:</p> <p>DCC received Stage 1 approval from the D.H.L.G.H. for the regeneration of School Street and Thomas Court Bawn.</p> <p>Preparation of tender documentation to appoint a design team to the project is underway.</p>							
South Central	D.C.C.	Tyrone Place, D8	L.A. Housing-Regeneration	96	Proposal Feasibility stage	Determine development options	2026
<p>Update:</p> <p>A review of the development options for the regeneration of Tyrone Place is currently being undertaken by Housing Management, the Local Area Office and City Architects . All are cognisant that redevelopment options will need to take into consideration the large social and cost rental housing scheme that is planned for the adjacent site at Emmet Road.</p>							
			TOTAL	2,039			

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B.	Crosby's Yard	C.A.S.	16	Stage 1 submitted Acquisitions and refurb project	Stage 1 Approval	Q3 2023
Central	A.H.B. (Peter McVerry Trust)	Halston Street, D7	C.A.S.	12 7 x 1 bed 5 x 2 bed	Planning lodged	Planning permission granted	Q4 2024
Update: Request for additional information following planning application, reports being prepared							
Central	A.H.B.	James Mc Sweeney House, Berkeley St, D.7	L.A. Housing	35	Further Financial assessment of project required	Funding approval	Q4 2024
Update: DCC reviewing the option Cabhru A.H.B. to deliver these units, Planning Permission in place							
Central	A.H.B. (Clanmil)	92a Prussia Street	C.A.L.F.	5	Funding Application submitted	Funding Approved	Q4 2023

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	D.C.C. P.P.P. Bundle 3	Ready Mix Site, East Wall Road, D.3	Social Housing P.P.P. Bundle 3	67	Part 8 Approval	Procurement Prequalification Phase Q2 2023	Q4 2025
<p>Update:</p> <p>The former ready mix site located on East Wall Road is one of three Dublin City Council sites included in Bundle 3 of the National Social Housing PPP Programme. Site location is accessible via this link https://www.google.ie/maps/@53.3597734,-6.2385626,176m/data=!3m1!1e3</p> <p>The scheme will deliver 67 units comprising of 17no. One bed homes, 27no. Two bed homes and 23no. Three bed homes with 10% of the apartments being designed to Universal Design standards. The Project will deliver landscaped public/private open space and community facility, as part of the overall development. There have been a series of community consultations with local residents, Cllrs & Area Office officials.</p> <p>Part 8 approval was granted at the July City Council meeting. Planning approval has been secured for all six sites in PPP Bundle 3 across Dublin, Sligo, Kildare & Wicklow. The OJEU/Tender notice has been updated to reflect planning approval and the programme is in the pre-qualification stage of procurement. The PQQ closing date is 21st March 2023.</p>							
Central	A.H.B. (P.M.V.T.)	Sherrard St.	C.A.S.	12	Stage 1 approved	Funding Approval	Q3 2024
North Central	A.H.B.	Belcamp B, D.17	C.A.L.F.	12	Circulated to A.H.B. protocol Part 8 planning and Stage 2 approval in place	Appoint A.H.B. and achieve Stage 3 approval to go out to tender	Q4 2024
<p>Update:</p> <p>This project has Stage 2 Approval and Part 8 granted Currently preparing Stage 3 application for submission to the D.H.L.G.H.</p>							

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	D.C.C. P.P.P. Bundle 3	Collins Avenue Junction of Swords Road	Social Housing P.P.P. Bundle 3	83	Part 8 Approval	Procurement Prequalification Phase Q2 2023	Q4 2025
<p>Update:</p> <p>This site, located on the junction of Collins Avenue and Swords Road is one of three Dublin City Council sites included in Bundle 3 of the National Social Housing PPP Programme. Site location is accessible via this link: https://www.google.ie/maps/@53.3813979,-6.2432866,270m/data=!3m1!1e3</p> <p>The scheme will deliver 83 homes comprising of 41no. One bed homes, 30no. Two bed homes and 12no. Three bed homes with 10% of the apartments being designed to Universal Design standards. The Project will deliver landscaped public/private open space and community facility, as part of the overall development. The Dublin Port Tunnel is located under the site and represented a significant constraint on the design of the scheme. There has been community consultations with local residents, Cllrs & Area Office officials.</p> <p>Part 8 approval was granted at the September City Council meeting. Planning approval has been secured for all six sites in PPP Bundle 3 across Dublin, Sligo, Kildare & Wicklow. The OJEU/Tender notice has been updated to reflect planning approval and the programme is in the pre-qualification stage of procurement. The PQQ closing date is 21st March 2023.</p>							
North Central	L.D.A.	Cromcastle underpass site	L.A. Housing	13 (Social)	Planning Design. Public Consultatin in progress	Planning Application	T.B.C.
North Central	A.H.B. (Clúid)	Thatch Road, D.9 Swords Road	C.A.L.F.	91	Design review ongoing	Submission of Part 8	Q1 2024
<p>Update:</p> <p>Design ongoing, engagement with Transport Infrastructure Ireland (TII) progressing</p>							

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	D.C.C. In House	Kildonan Lands, D.11	L.A. Housing	75 Phase 1 (71 Units phase 2)	Stage 1 approval for 75 D.C.C. units	Stage 2 approval	Q4 2026
<p>Update:</p> <ul style="list-style-type: none"> Department of Housing, Local Government and Heritage have given approval for Tus Nua Units to be considered in Stage 2 application Work has commenced on Stage 2 application Proceeding to Invitation to Tender Stage for the Civil and Structural Engineering Services Framework 							
North West	D.C.C. P.P.P. Bundle 3	Shangan Road, Ballymun (L.A.P Site 10)	Social Housing P.P.P. (Bundle 3)	93	Part 8 Approval	Procurement Prequalification Phase Q2 2023	Q4 2025
<p>Update:</p> <p>This site, located on Shangan Road east of the Ballymun Civic Centre and is one of three Dublin City Council sites included in Bundle 3 of the National Social Housing PPP Programme. https://goo.gl/maps/Gq24Ay8guGm99Xfr9</p> <p>The scheme will deliver 93 units comprising of 73 senior citizen apartments of which 67 are one bed and 6 are two bed apartments. The remaining 20 homes will comprise of 10 general need homes (5 x 2 bed; 4 x 3 bed and 1 x 4 bed) and 10 medical need homes (5 x 2 bed; 4 x 3 bed and 1 x 4 bed). The Project will deliver a new link road, landscaped public/private open space and community facility, as part of the overall development. There has been community consultations with local residents, Cllrs & Area Office officials.</p> <p>Part 8 approval was granted at the September City Council meeting. Planning approval has been secured for all six sites in PPP Bundle 3 across Dublin, Sligo, Kildare & Wicklow. The OJEU/Tender notice has been updated to reflect planning approval and the programme is in the pre-qualification stage of procurement.</p>							

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South East	A.H.B. (Respond)	LAR Redmond Centre, Keeper Rd., D.12	C.A.S.	20	Pre Planning & Community Consultation held	Lodge Planning	Q4 2024
Update: Pre Planning meeting held, next stage present design to the Community and the local Councillors in advance of planning application. Information event planned for Jan							
South Central	D.C.C.	Cherry Orchard – Parkwest Phase 1	L.A. Housing	163	Planning Design. Public Consultation to commence	Planning Application	T.B.C.
South Central	D.C.C.	Cherry Orchard – Parkwest Phase 2	L.A. Housing	56			T.B.C.
South Central	D.C.C.	31 Croftwood Drive	L.A. Housing	2	Single stage process	Go to tender	2023
Update: Part 8 Approval received March 2022.							
South Central	D.C.C.	Emmet Road (former St. Michael's Estate) D.8	D.H.L.G.H.	137 (Social Units)	Planning lodged 7 th October 2022	Planning decision	TBC
Update: Planning application lodged 7 th October 2022, deadline for observations or submission 28 th November 2022							

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	A.H.B. (P.M.V.T.)	Fishamble St.	C.A.S.	10	Stage 1 Approved Site investigations required	Submit Stage 2	2025
South Central	D.C.C. (Rapid build)	Grand Canal Basin, D.8	L.A. Housing	105	Proposal Design development ongoing	Prepare for D.H.L.G.H. submissions	2026
Update: A design team have been procured and appointed to develop a new social housing scheme for Part 8 Planning permission.							
South Central	A.H.B. (Alone)	Jamestown Court	C.A.L.F.	43	Planning lodged Additional Information request from Planning Dept	Grant Planning	2024
Update: This is Phase 3 of this development, planning application submitted							
South Central	D.C.C. (Rapid build)	Rafters Road /Crumlin Rd	L.A. Housing	39	Stage 1 Approval	Receive Stage 2 approval and lodge Part 8 planning application	2026
Update: DCC has received Stage 1 initial project and budget approval for the delivery of a social housing scheme on this site. The project proposal is to provide a new social housing scheme with a mix of one, two and three bedroom homes. An integrated design team has been progressing with design proposals and are currently working to ensure Stage 2 approval to enable us to commence the Part 8 planning approval process. Upon receipt of Stage 2 approval from the D.H.L.G.H., it is intended to lodge the Part 8 planning application.							

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	A.H.B. (Respond)	Sarsfield Road, OLV Centre, D.10	C.A.S.	6	Planning Granted	Disposal & Tender for Contractor	Q4 2024
South Central	D.C.C./A.H.B.	Sarsfield Road, D.10	L.A. Housing C.A.L.F.	176	Stage 1 Approval was received on 29 th August 2022	Stage 2 approval	2026
Update: <ul style="list-style-type: none"> • Heads of Terms currently being agreed with the Sons of Divine Providence • DHLGH granted Stage 1 Approval for the project following assessment of a Strategic Assessment Report • Project Planning has commenced for the Stage 2 Application 							
South Central	A.H.B.	South Circular Road	C.A.L.F.	4	Funding Application preparation Acquisitions and Refurb	Funding Approval	Q4 2023
South Central	A.H.B.	Weir Home	C.A.S.	19	Stage 1 submitted	Stage 1 Approval	2025
			TOTAL	1,360			

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B.	Russell Street, D.1	L.A. Housing	35	Feasibility Study Stage	Appoint A.H.B.	2025
<p>Update:</p> <p>Further site assessment required</p>							
Central	A.H.B. (P.M.V.T.)	Seville Place	C.A.S.	11	Stage 1 Approved	Submit Stage 2	2025
Central	D.C.C. (Depot Site) P.P.P. Bundle 4	Stanley Street, D.7	Social Housing P.P.P. Bundle 4	110 – 165 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage is included in PPP National Social Housing Programme, Bundle 4. An update was presented to CAC members by the PPP Project Team. It is important to note that the number of units is indicative and subject to detailed design.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.</p>							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	D.C.C. (Depot Site) P.P.P. Bundle 4	Collins Avenue, D. 9	Social Housing P.P.P. (Bundle 4)	99-131 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The depot site has been approved by the Department of Housing, Local Government & Heritage and will be included in P.P.P. National Social Housing Programme, Bundle 4. An update was presented to N.C.A.C. members by the P.P.P. Project Team. It is important to note that the number of units is indicative and subject to detailed design.</p> <p>The site area is 1.546h and is currently in use as a waste management and roads depot.</p>							
North Central	A.H.B.(to be chosen)	Darndale Spine D.17	C.A.L.F.	70	Feasibility and site assessment	Community and Councillor Engagement, Detail Design	2025
North Central	D.C.C.	Oscar Traynor Road	L.A. Housing	341	Planning Application lodged	Planning Decision due Friday 24 th Feb 2023. Final Decision Due 24 th Mar 2023	TBC
North Central	A.H.B.	Richmond Road, D 3 (21,27, & 29)	CALF or CAS	75 approx.	Feasibility Stage	Select A.H.B.	2025
North West	D.C.C.	Ballymun L.A.P Site Carton Lands	L.A. Housing	100	Site rezoned for housing and full review of development potential under way	Road realignment works decided and completed	TBC
<p>Update:</p> <p>Road realignment is required for Bus Connects and the Local bus network which will affect Carton Lands site. Design is at an initial stage. D.C.C. Housing are liaising with Roads and O’Cualann in relation to this, housing provision on the site will be ascertained by the road realignment requirements once they are finalised.</p>							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	D.C.C. (Rapid build)	Ballymun L.A.P Site 13 Silloque Road (opposite Holy Spirit Church)	L.A. Housing	50	Expression of Interest documents Circulated to A.H.B.s. Responses due on 28 th March 2023.	Appoint AHB	2025
North West	D.C.C. A.H.B.	Ballymun L.A.P Site 8 Coultry Gardens (NW of Coultry Park)	C.A.L.F.	45	To go out to the A.H.B. protocol	A.H.B. assigned to scheme	2025
Update: Clarifying LAP requirements with DCC internal Departments before issuing Expression of Interest.							
North West	D.C.C. A.H.B.	Ballymun L.A.P Site 11 Silloque Avenue	C.A.L.F.	100	Expression of Interest documents Circulated to A.H.B.s, for mixed tenure social & cost rental. Responses due on 28 th March 2023	Appoint A.H.B. end Q1 2023	2025
Update: An Expression of Interest has been issued for this site.							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	A.H.B.	Ballymun-Site 9, Coultry Road	C.A.L.F.	30	Expression of Interest to be circulated to A.H.B.s Q1 2023	Appoint A.H.B.	2025
<p>Update:</p> <p>Clarifying LAP requirements with DCC internal Departments before issuing Expression of Interest.</p>							
North West	D.C.C. P.P. P. Bundle 4	Ballymun LAP Sites 5, 15, 16, 17 & 18 Santry Cross South Main Street West & Balcurris	Social Housing P.P.P. (Bundle 4)	126 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage is included in PPP National Social Housing Programme, Bundle 4. An update was presented to NWAC members by the PPP Project Team. It is important to note that the number of units is indicative and subject to detailed design.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of the LAP requirements, site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.</p> <ul style="list-style-type: none"> • Site 5 mixed use development • Sites 15 & 16 will be two/three storey homes. • Sites 17 and 18 will be apartment homes 							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	D.C.C. P.P.P. Bundle 5	Barry Avenue, Finglas	Social Housing P.P.P. Bundle 5	50 – 70 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage and will be included in PPP National Social Housing Programme, Bundle 5. An update was presented to NWAC members by the PPP Project Team. It is important to note that the number of units is indicative and subject to detailed design. The PPP Project Team have commenced early engagement with the Area Office and stakeholders’ due to the specific challenges that need to be considered in the context of sketch design.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.</p>							
North West	D.C.C. (P.P.P. Bundle 4)	Church of the Annunciation, Finglas, D.11	Social Housing P.P.P. (Bundle 4)	100 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage is included in PPP National Social Housing Programme, Bundle 4. An update was presented to NWAC members by the PPP Project Team. It is important to note that the number of units for this sheltered housing scheme is indicative and subject to detailed design.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of the site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.</p>							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	D.C.C.	Mellowes Court, Finglas	L.A. Housing	50	Proposal Feasibility Stage	Determine development options	TBC
Update: DCC City Architects are finalising their feasibility study for the redevelopment of this Older Persons scheme. Once completed, a review of the options will take place, which will determine the best development option and delivery mechanism for the site.							
North West	D.C.C. P.P.P. Bundle 4	Wellmount Road, Finglas	Social Housing P.P.P. Bundle 4	70 - 100	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
Update: The site has been approved by the Department of Housing, Local Government & Heritage is included in PPP National Social Housing Programme, Bundle 4. An update was presented to NWAC members by the PPP Project Team. It is important to note that the number of units for this sheltered housing scheme is indicative and subject to detailed design. The PPP Project Team have commenced early engagement with the Area Office and stakeholders’ in the context of sketch design. The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of the site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.							
South East	A.H.B. (Clúid) (Depot Site)	Gulistan Terrace, D6	L.A. Housing	60 approx.	Design development and financial assessment	Lodge Planning	2026
Update: This development will also deliver 50% Cost Rental, approx. 60 units							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C. P.P.P. Bundle 4	Basin View, D.8	Social Housing P.P.P. Bundle 4	100-174 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage is included in PPP National Social Housing Programme, Bundle 4. An update was presented to SCAC members by the PPP Project Team. It is important to note that the number of units is indicative and subject to detailed design. The PPP Project Team have commenced early engagement with the Basin Complex Residents Group, Cllrs & Area Office in the context of sketch design and specific Q&A from residents on how the project will progress.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of the site layout, surroundings and requirements of the newly adopted City Development Plan, reordering of zoning on the site with sketch design commencing in the next four weeks.</p>							
Project Action		Lead DCC Dept		Timeline			
Initiate community engagement		Area Housing Office		Established & Ongoing			
Commence Design & Masterplan		PPP Project Team		Q1 2023 to Q3 2023			
Reordering of land zoning		PPP Project Team		Q1 2023 – statutory process initiated with Planning Dept			
Community/Residents Engagement		Area Office & PPP Project Team		Ongoing – first meeting held on 9 th February			
Lodge Part 8 Planning		PPP Project Team		Q4 2023 subject to above milestones being achieved. This is an ambitious date that will require the key milestones being met, local Cllr & Community support.			

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	A.H.B. (Focus)	Braithwaithe St.	C.A.L.F.	49	Section 183 approved	Commence on site	Q4 2024
<p>Update:</p> <p>Site part owned by D.C.C. Planning Permission granted. Financial appraisal under way</p>							
South Central	D.C.C. P.P.P. Bundle 5	Cherry Orchard Avenue, LAP Site 2, D.10	Social Housing P.P.P. Bundle 5	80-100 approx.	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage and will be included in PPP National Social Housing Programme, Bundle 5. An update was presented to SCAC members by the PPP Project Team. It is important to note that the number of units is indicative and subject to detailed design. The PPP Project Team have commenced early engagement with the Area Office and stakeholders' due to the specific LAP requirements that need to be considered in the context of sketch design.</p> <p>The overall proposal will include sheltered housing & general needs two storey homes, as part of the neighbourhood centre. The Neighbourhood Centre will be integrated with the sheltered housing and will include commercial ground floor development in the form of a number of smaller retail units (3-4 no) creating a local neighbourhood centre.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of the LAP requirements, site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.</p>							
South Central	D.C.C. (Depot Site)	Davitt Road, D.12	L.A. Housing	70		Determine development options and devise plan	TBC

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	Iveagh Trust A.H.B.	Dolphin/S.C.R. Site	C.A.L.F.	22 approx.	Feasibility and Design development	Lodge Planning	2025
<p>Update:</p> <p>Feasibility complete, community information meeting held, currently preparing for planning</p>							
South Central	D.C.C. (Depot Site) P.P.P. Bundle 4	Forbes Lane, D.8	Social Housing P.P.P. Bundle 4	78 - 90	Scheme Design approval & Stakeholder Consultation. Q1 & Q2 2023.	Initiate Part 8 planning application Q3 2023.	Q3 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage is included in PPP National Social Housing Programme, Bundle 4. An update was presented to SCAC members by the PPP Project Team. It is important to note that the number of units for this scheme is indicative and subject to detailed design. The PPP Project Team have commenced early engagement with the Area Office and stakeholders' in the context of sketch design.</p> <p>The Design Team have been appointed for PPP Bundles 4 & 5. The Design Team are now undertaking a review of the site layout, surroundings and requirements of the newly adopted City Development Plan with sketch design commencing in the next four weeks.</p>							
			TOTAL	2,449			

Traveller Accommodation Programme							
Projects	Provider	Scheme	Funding Scheme	Units	Status	Next Milestone	Finish Date
North Central Stage 1	D.C.C.	Cara Park	L.A. Housing	9	Design Team in place. Preliminary consultations underway	Part 8 application	2024
North Central Stage 1	D.C.C.	Grove Lane	L.A. Housing	10	Preliminary design and consultation	CENA have had no engagement since 2020. Project stalled.	2024
North West Stage 1	D.C.C.	Avila. Park	L.A. Housing	3	Part 8 approved January 2022. Detailed design has started.	Detailed design	2024
North West Stage 1	D.C.C.	Redevelopment of St Margaret's	L.A. Housing	30	New consultation required as original plans were rejected by tenants on site.	Part 8 application	T.B.C.
North West Stage 1	D.C.C.	St. Mary's	L.A. Housing	2	Preliminary design completed. Copy of plan has been sent to Fingal for approval	Detailed design Needs agreement from Fingal	2024
South Central	D.C.C.	Labre Park	L.A. Housing	16	New design to be agreed	Part 8	2025
South Central Stage 1	D.C.C.	Reuben Street	L.A. Housing	1	Design team to be appointed	Detailed design	2024
			TOTAL	71			

Vacant (Void) Property Refurbishments completed in 2022

Totals by Area	Central	North Central	North West	South Central	South East	Total
House	27	47	62	63	11	210
Apartment	93	22	50	89	64	318
Senior Citizens	36	66	55	46	41	244
Total	156	135	167	198	116	772

These properties can be divided into: Vacant Council Properties: **669** Acquisitions: **103**

Current Refurbishment of Voids underway

Status	Central	North Central	North West	South Central	South East	Total
For or with Framework	81	51	89	86	53	360
Direct Labour	31	11	18	34	32	126
Total	112	62	107	120	85	486

Buy and Renew Scheme: Derelict/Vacant properties 2022

Status of properties (43) below acquired under the Derelict Sites Act/C.P.O. and Acquisition process under the Buy and Renew Scheme

Property	Position
11 Annamoe Terrace, Dublin 7.	Estimated completion date Q2 2023.
1 Cherry Orchard Grove, Dublin 10.	Appoint design team.
27A Clune Road, Finglas, Dublin 11.	Appoint design team.
29A Clune Road, Finglas, Dublin 11.	Appoint design team.
19 Connaught Street, Dublin 7.	Part 8 Granted. Appoint design team and prepare tender.
21 Connaught Street, Dublin 7.	Part 8 Granted. Appoint design team and prepare tender.
13 Claddagh Green, Ballyfermot, Dublin 10.	Appoint design Team.
6 Creighton Street, Dublin 2.	Appoint Design Team.
31 Cromcastle Drive, Kilmore, Dublin 5.	Acquired December 2022. Appoint Contractor.
15 Cromwellsfort Road, Dublin 12.	Acquired December 2022.
17 Cromwellsfort Road, Dublin 12.	Acquired December 2022.
8 Ferguson Road, Dublin 9.	Appoint Design Team.
10 Ferguson Road, Dublin 9.	Appoint Design Team.
12 Ferguson Road, Dublin 9.	Acquired December 2022. Appoint Design team.
175 Finglas Park, Finglas, Dublin 11.	Contractor Appointed. Estimated completion Q2 2023.
142 Harolds Cross Road, Dublin 6W.	Appoint Design Team
144 Harolds Cross Road, Dublin 6W.	Appoint Design Team.
197 Larkhill Road, Dublin 9.	Refurbishment in progress. Estimated completion date: Q2 2023.
66 Montpelier Hill, Stoneybatter, Dublin 7.	Refurbishment in progress. Estimated completion date: Q2 2023.
1 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
2 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.

Property	Position
5 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
6 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
7 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
10 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
11 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
414 North Circular Road, Dublin 7.	Refurbishment works in progress. Estimated completion date Q2 2023
8 O'Dwyer Road, Walkinstown, Dublin 12.	Refurbishment Completed.
15 Parkview Green, Finglas, Dublin 11.	Refurbishment works in progress. Estimated completion date Q2 2023.
4 Ravensdale Road, East Wall Dublin 3.	Refurbishment works in progress. Estimated completion date Q3 2023.
6 St. Brendan's Park, Coolock, Dublin 5.	Refurbishment Completed.
68B St. Brendan's Park, Coolock, Dublin 5.	Appoint contractor. Estimated completion date Q3 2023.
6 Terrace Place, Dublin 1.	Appoint design team and prepare tender.
7 Terrace Place, Dublin 1.	Appoint design team and prepare tender.
8 Terrace Place, Dublin 1.	Appoint design team and prepare tender.
1 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
2 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
3 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
4 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
5 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
6 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
7 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.
8 Tyrrells Place, Dublin 1.	Appoint Contractor and prepare tender.

Vacant residential property acquisitions: We are currently negotiating the acquisition of **5** additional vacant residential properties under the buy and renew scheme. **Since this Buy and Renew scheme was introduced in 2018 and up to January 2023, D.C.C. have acquired 93 such properties and through the active engagement with owners of long-term vacant properties has initiated the return of an additional 53 properties to use in the City with a further 40 currently under refurbishment.** The Housing Department vacant housing register has recorded **1062** residential properties by accessing data from the CSO, Geo-directory, Vacanthomes.ie and internal databases.

Dublin City Council, Housing Development has undertaken **841** site inspections with a further **83** inspections scheduled and **28** title searches currently in progress.

The City Council has implemented the Croí Conaithe scheme (November 2022) which allows for a grant of €30,000 to be made available to applicants to return a long term vacant/derelict property to use in a timely manner. The grant may be increased up to a maximum of €50,000 if the property is derelict. The applicant must reside in the refurbished property. There are specific terms and conditions attached to the scheme which needs to be monitored into the future.

The City Council has to date received 22 number applications which are currently being processed.

The City Council continues to administer the RLS and enhanced RLS schemes and to date has received 22 applications for same.

13 number applications are for residential properties (RLS scheme) and 9 are for commercial properties (enhanced RLS scheme).

These applications have the potential for the delivery of a total number of 48 residential units.

Affordable Purchase Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	Housing Land Initiative	O 'Devaney Gardens Phase 1 & 2, 3	Affordable Housing Fund	233	Commencement of Enabling Works	Completion of Enabling Works	2026
North Central	D.C.C./A.H.B.	Belmayne	TBC	500	Feasibility	Selection of design team- decision on development options	2026
North Central	Housing Land Initiative	Oscar Traynor Road Phase 1 & 2	Affordable Housing Fund	86	Planning	Planning Decision	2025
North Central	Housing Land Initiative	Oscar Traynor Road Phase 3	Affordable Housing Fund	43	Planning	Planning Decision	2026
North Central	Housing Land Initiative	Oscar Traynor Road Phase 4	Affordable Housing Fund	43	Planning	Planning Decision	2027
North West	D.C.C.	Silloogue-Site 12	Affordable Housing Fund	101	Part 8 being prepared	Part 8	2025
Updates: LAP 12 + Silloogue Road, LA Affordable Housing Scheme 101 houses – 66 3bed & 35 2bed 1. Part VIII: Q4 2022 2. Procure design and build: Q2 2023 3. Detailed design: Q3 and Q4 2023 4. Construction: 2024 -2025							
North West	D.C.C.	Balbutcher – Site 14	Affordable Housing Fund	126	Part 8 being prepared	Part 8	2025
Updates: Finalising density requirements with Planning before proceeding to Part VIII Application.							

Affordable Purchase Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	O Cualann	Ballymun-Site 21 (Silloge Road)	Private Co-Op	12	Affordable Fund application submitted	Go on site	2023
North West	O Cualann	Ballymun-Sites 22/23	Private Co-Op	37	Complete	Complete	Complete
North West	O Cualann	Ballymun-Site 25 Parkview	Private Co-Op	44 (80 units on site – 36 Senior Citizens' and 44 Affordable Purchase)	Further Information request in relation to Planning Application issued. The applicant has held meetings with DCC internal Departments and will submit the Further Information requirements shortly. Disposal Instruction issued in advance of S183 Application	Planning Permission granted	Q4 2023 for S.C. units T.B.C. for others.
South East	D.C.C./A.H.B.	Poolbeg S.D.Z. Phase 1	T.B.C.	100	Pre-Planning	Submission of Planning application by developer-Phase 1	2024
South East	D.C.C./A.H.B.	Poolbeg S.D.Z. Phase 2	T.B.C.	250			2026
South Central	L.D.A.	Bluebell	T.B.C.	100			2026
South Central	D.C.C.	Cherry Orchard – Phase 2	Affordable Housing Fund	168	Design Team appointed	Part 10 Application	2026
			TOTAL	1,843			

Cost Rental Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	L.D.A.	Cromcastle underpass site	Affordable Housing Fund + L.A. Housing	135 (148 units in total)	Planning Design. Public Consultation in progress.	Planning Application	T.B.C.
North Central	A.H.B. (Clúid)	Oscar Traynor Road Phase 1 & 2	Cost Rental Equity Loan (C.R.E.L.)	170	Planning	Planning Decision	2025
North Central	A.H.B. (Clúid)	Oscar Traynor Road Phase 3	Cost Rental Equity Loan (C.R.E.L.)	85	Planning	Planning Decision	2026
North Central	A.H.B. (Clúid)	Oscar Traynor Road Phase 4	Cost Rental Equity Loan (C.R.E.L.)	85	Planning	Planning Decision	2027
North West	A.H.B.	Coultry Road – Main Street, Ballymun, (Site 6), D.11	C.A.L.F.	279	Proposal received by two A.H.B.s. Financial model being reviewed by D.C.C. and the Department	Financial Approval	2026
South East	A.H.B.	Gulistan	Cost Rental Equity Loan (C.R.E.L.)	60	Design Development and site assessment	Lodge Planning	2026
South Central	L.D.A.	Bluebell	Affordable Housing Fund + L.A. Housing	270	Capacity Study	Design Team	T.B.C.
South Central	L.D.A.	Cherry Orchard-Parkwest Phase 1	Affordable Housing Fund + L.A. Housing	502 (665 units in total)	Planning Design. Public Consultation to commence	Planning Application	T.B.C.
South Central	L.D.A.	Cherry Orchard/Parkwest Phase 2	Affordable Housing Fund + L.A. Housing	183 (407 units in total)			T.B.C.

Cost Rental Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	A.H.B. (Circle)	Coruba House, Crumlin	Cost Rental Equity Loan (C.R.E.L.)	75	Planning granted	Commence on site	Q4 2024
South Central	L.D.A.	Donore Avenue (St. Teresa's)	Affordable Housing Fund + L.A. Housing	389 (543 units in total)	Planning Application lodged with ABP on 9 th Dec 2022. Stage 2 Approval	Planning Decision	2026
<p>Update:</p> <p>This project will provide for the delivery of approximately 543 homes in a collaboration between Dublin City Council and the Land Development Agency, under a working title 'Donore Project'.</p> <p>72% of the homes provided will be for Cost Rental housing.</p> <p>The breakdown of cost rental homes include:</p> <p>Studio, One-bed homes, Two-bed homes, Three-bed homes</p> <p>A Part 10 planning application was lodged in Q4 2022.</p> <p>Please note that this project is also recorded in this document under 'Regeneration Projects in Development' on page 19</p>							
South Central	D.C.C.	Emmet Road	H.F.A. & A.H.F. (Affordable Housing fund)	441	Planning lodged 7 th October 2022	Planning decision	2026
<p>Update:</p> <p>The project will provide for the delivery of 578 homes:</p> <p>65% of the units will be Cost Rental</p> <p>The breakdown of cost rental homes include:</p> <p>Studios, One-bed homes, Two-bed homes, Three-bed homes</p>							
			TOTAL	2,674			

Tenants in Situ Acquisitions

Stage		No of properties
1	Initial Contact	35
1	Tenant checks	71
2	Property inspection	42
3	Valuation and offer	27
4	Sale agreed - Conveyancing Legals	77
5	Acquired	31
	Total	283

Overview of DCC Housing Delivery 2022

Total Units delivered in 2022: 1,324

2022 Delivery	Central	North Central	North West	South Central	South East	All Areas	Total
Newly Built Social	234	95	73	206	77		685
Part V Leasing	3	28	68	29			128
Long Term Leasing	149	101	23	87	7		367
Acquisitions Programme						144	144
Total	386	224	164	322	84	144	1324