



To the chairperson and members of
North Central Area Committee.

Meeting: 17th April 2023

Darndale Housing Report 1st March – 1st April 2023

Estate Management

| March 2023 | |
|--|---|
| No. Anti-Social Complaints per 1997 Act - drug related | 5 |
| No. Anti-Social Complaints per 1997 Act - not drug related | 7 |
| No. Other Complaints (nuisance) | 7 |
| No. Individual Cases that complaints relate to | 0 |
| No. Racial Harassment Complaints | 0 |
| | |
| No. Anti-Social Interviews per 1997 Act | 5 |
| No. Other Interviews | 7 |
| No. Requests for Mediation | 0 |
| No. Complaints Referred to Central Est. Mgt. Unit for Action | 0 |
| No. Live Case Files (at the end of month) | 5 |
| No. Case Files Closed | 0 |
| | |
| No. Section 20 Evictions | 0 |
| No. Excluding Orders | 0 |
| Applied for by tenant | 0 |
| Applied for by DCC | 0 |
| Granted in court | 0 |
| Refused/failed in court | 0 |
| Withdrawn | 0 |
| No. Surrender of Tenancy due to Anti-Social Behaviour | 0 |
| No. Tenancy Warnings served | 0 |
| No. Possession Orders requested | 0 |
| No Court Orders Granted | 0 |
| No. Appeals / Judicial Reviews / Challenges | 0 |

Housing Allocations

| Housing & Apartments | | | |
|---------------------------------|----------------|------------------|----------------------------|
| Category | Housing | Transfers | Choice Base Letting |
| Bands 2 & 3 | 1 | 0 | 2 |
| Medical | | 1 | 0 |
| Welfare | 0 | 1 | 0 |
| Homeless | 0 | 0 | 0 |
| Travellers | 0 | 0 | 0 |
| Homeless HAP | 0 | 1 | 1 |
| De-tenanting | 0 | 0 | 0 |
| Estate Management | 0 | 0 | 0 |
| Maintenance Grounds | 0 | 0 | 0 |
| Surrendering Larger | 0 | 0 | 0 |
| Unable to afford | 0 | 0 | 0 |
| Succession | 2 | 0 | 0 |
| Total | 3 | 3 | 3 |

| Senior Citizens | | | |
|------------------------|----------------|------------------|----------------------------|
| Category | Housing | Transfers | Choice Base Letting |
| Bands 2 & 3 | 1 | 0 | 0 |
| Medical | 1 | 0 | 0 |
| Welfare | 0 | 1 | 0 |
| Homeless | 0 | 0 | 0 |
| Homeless HAP | 0 | 0 | 0 |
| Travellers | 0 | 0 | 0 |
| Estate Management | 0 | 0 | 0 |
| De-tenanting | 0 | 0 | 0 |
| Maintenance Grounds | 0 | 0 | 0 |
| Surrendering Larger | 0 | 0 | 0 |
| Unable to afford | 0 | 0 | 0 |
| Financial Contribution | 0 | 0 | 0 |
| Total | 2 | 1 | 0 |

Voids Report

| Vacant Housing Units (39) | | | |
|----------------------------------|---------------------|------------------------|-------------------|
| Address | Type of unit | Date of vacancy | Remarks |
| Adare Avenue | 4 Bed House | 18/08/2022 | Work in Progress |
| Ballyshannon Road | 4 Bed House | 13/08/2022 | Works in Progress |
| Belcamp Grove | 3 Bed house | 11/07/2022 | Works in Progress |
| Belcamp Ave | 3 Bed House | 26/09/2022 | Works in Progress |
| Bunratty Road | 3 Bed house | 09/09/2021 | Works in Progress |
| Bunratty Road | 1 Bed Apartment | 12/06/2022 | Works in Progress |
| Bunratty Rod | 1 Bed Apartment | 22/09/2021 | Works in Progress |
| Bunratty Road | 3 Bed house | 29/11/2022 | Works in Progress |
| Burnell Square | 2 Bed Apartment | 19/09/2022 | Works in Progress |
| Burnell Square | 2 Bed Apartment | 03/11/2022 | Works in Progress |
| Buttercup Park | 3 Bed house | 02/10/2022 | Works in Progress |
| Buttercup Row | 3 Bed house | 25/09/2022 | Works in Progress |
| Castleview, Artane | 3 Bed House | 07/12/2022 | Works in Progress |
| Collinswood | 4 Bed house | 09/12/2022 | Works in Progress |
| Castletimon Park | 3 Bed house | 06/11/2022 | Works in Progress |
| Cromcastle Drive | 3 Bed House | 04/09/2022 | Works in Progress |
| Cromcastle Road | 3 Bed House | 09/09/2022 | Works in Progress |
| Darndale Village Apts | 2 Bed Apartment | 05/02/2023 | Works in Progress |
| Ferrycarrig Park | 3 Bed House | 13/03/2022 | Works in Progress |
| Greencastle Road | 3 Bed House | 25/11/2022 | Works in Progress |
| Kilbarron Road | 3 Bed House | 16/01/2022 | Works in Progress |
| Larchwood | 1 Bed Apartment | 04/12/2023 | Works in Progress |
| Larchill, The Court | 1 Bed Apartment | 17/07/2022 | Works in Progress |
| Larchill, The Park | 2 Bed Apartment | 27/09/2022 | Works in Progress |
| Larchill, The Green | 2 Bed Apartment | 30/01/2023 | Works in Progress |
| Marigold Court | 3 Bed House | 27/03/2022 | Works in Progress |
| Marigold Crescent | 3 Bed House | 24/07/2022 | Works in Progress |
| Marigold Grove | 3 Bed House | 15/05/2022 | Works in Progress |
| Marigold Road | 3 Bed House | 27/11/2022 | Works in Progress |
| Marigold Park | 3 Bed House | 16/12/2022 | Works in Progress |
| Macroon Road | 4 Bed House | 17/01/2023 | Works in Progress |

| | | | |
|----------------|-------------|------------|-------------------|
| Moatview Court | 3 Bed house | 01/06/2022 | Works in Progress |
| Moatview Court | 3 Bed house | 24/04/2022 | Works in Progress |
| Primrose Grove | 3 Bed House | 06/10/2021 | Works in Progress |
| Primrose Grove | 3 Bed House | 27/02/2022 | Works in Progress |
| Primrose Grove | 3 Bed House | 20/11/2022 | Works in Progress |
| Primrose Grove | 3 Bed House | 01/10/2022 | Works in Progress |
| Primrose Grove | 3 Bed House | 05/09/2022 | Works in Progress |
| Thatch Road | 3 Bed House | 05/12/2022 | Works in Progress |

Voids – Senior Citizens (10)

| Address | Number of Units | Remarks |
|--------------------|------------------------|-------------------|
| Kilbarron Court | 1 | Works in progress |
| Mount Dillon Court | 4 | Works in progress |
| Hampstead Court | 1 | Works in progress |
| Glin Court | 1 | Works in Progress |
| Domville Court | 1 | Works in Progress |
| Albert College | 1 | Works in Progress |
| St Luke's | 1 | Works in Progress |

Darndale Area Office Reception Stats - March 2023

| | TOTAL |
|--------------|--------------|
| MAINTENANCE | 183 |
| HOUSING | 101 |
| ESTATE Mgt | 34 |
| OTHER | 20 |
| TOTAL | 338 |

Current Projects in the area

Glin Court

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 next month.

The project is for the full demolition of two of the existing three 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.

Cromcastle Court / Woodville

The regeneration of the first phase of Cromcastle Court and the Coal yard site has Stage 1 approval. The proposal is for the demolition of three of the existing 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 Coal yard 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 Coal yard site.

The Stage 2 application has been submitted to the Department of Housing, Local Government and Heritage and DCC Housing are currently working with the integrated design team in responding to queries issued from the DHLGH in order to secure Stage 2 approval.

Bunratty Road

The development has 78 Dwellings, which are as follows: 14 X 3 Bedroom houses and 64 Apartments in the complex, providing a mix of 1,2 & 3 bedroom units.

Due to the nature of the ongoing contract, further details cannot be provided at this time, however, the contractor is currently reporting an anticipated completion in late Q2, early Q3 2023.

Oscar Traynor

Planning Application was submitted on 21st December 2022 as an LSRD (Large Scale Residential Development) application to the Local Authority. A decision is due to be made by end February with final grant due by end March 2023. This is subject to delays arising from potential requests for Further Information, appeals to An Bord Pleanala, Judicial Review challenges, etc. In the event of a Full Grant of Planning in March and no subsequent challenges (as outlined above), construction of Phase 1 will commence by the end of this year with Phased delivery to the end of 2027.

Cromcastle Underpass site

Feasibility stage, Design team appointment. The LDA are beginning the consultation for the proposed Cromcastle Underpass Project. The consultation process will run until mid-2023, for the public and all interested stakeholders to partake in. In progressing its plans and proposals, the LDA promotes a proactive and inclusive approach to community and stakeholder engagement.

Gillian Corcoran

A/ Area Housing Manager