

To the chairperson and
members of the North Central Area Committee

Report No.46/2024
Report of Assistant Chief Executive



Dublin City Council Housing Delivery Report – February 2024

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	1,995
Tender Stage	1,390
Part V	1,500 (Current Pipeline - 920)
Regeneration Projects	1,982
Advanced Planning and Design	1,197
Pre Planning or Feasibility Stage	2,595
Traveller Housing	71
Long Term Leasing	1,465 (Current Pipeline – 159)
Affordable Purchase	1,743
Cost Rental	3,362
TOTAL	17,300

Frank d'Arcy
A/Assistant Chief Executive
28th January 2024

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
Central	A.H.B. C.H.I.	1-17 Annesley Court	C.A.L.F.	17	Complete	Complete/Delivered	Q1 2024
Central	A.H.B. (Dublin Simon)	Arbour Hill, Dublin 7	C.A.S.	14	On site	Completion of Scheme	Q2 2024
Central	A.H.B. C.H.I.	Belvedere Court	C.A.L.F.	13	On site	Completion of Scheme	Q1 2024
Central	A.H.B. (CABHRU)	James Mc Sweeney House, Berkeley St, D.7	L.A. Housing	35	Demolition & enabling works phase commenced	Completion of scheme	Q4 2025
Central	A.H.B. (Clúid)	North Great Charles St., D.1	C.A.L.F.	52	Enabling Works complete. Principal contractor to be appointed	Completion of Scheme	Q3 2025
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	Works to recommence on site	Completion of Scheme	Q4 2025
Central	D.C.C. Housing Land Initiative	O'Devaney Gardens	Joint Venture	283 (Social units)	Commencement of Enabling Works	Completion of Enabling Works	2027
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	D.C.C.	St. Finbarr's Court, D.7	L.A. Housing-Regeneration	46	On site	Completion of Scheme	Q4 2024
<p>Update:</p> <p>The contactor commenced work on site in June 2023 The new older person development consists of 46 homes plus a community room.</p>							

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
Central	A.H.B. C.H.I.	Wellington Street	C.A.L.F.	24	On site	Completion of Scheme	Q1 2024
North Central	A.H.B. (Tuath)	Belmayne	C.A.L.F.	25	On site	Completion of Scheme	Q1 2025
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	Q4 2024
North Central	D.C.C.	Glin Court, D.17	L.A. Housing Regeneration	32	Contractor on site	Completion of Project	2024
<p>Update:</p> <p>The project received stage 4 approval from the DHLGH in March 2023. The contractor commenced on site at the end of June 2023.</p> <p>The project is on track.</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. The site is due for completion in November 2024.</p> <p>The community kitchen, which provides Meals on Wheels to the elderly in the area, was successfully relocated to a temporary kitchen in the Glin Centre and continues to operate.</p>							
North Central	A.H.B. (Respond)	Griffin Point, Hole in the Wall Road, D.13 (Blocks A+B)	C.A.L.F.	98 (+89 Cost Rental)	On Site	Funding Approval	Q1 2026
North Central	A.H.B. (Respond)	Hole in Wall (Griffin Court) (Blocks C+D)	C.A.L.F.	210 (+64 Cost Rental)	On site	Completion of Scheme	Q4 2024
North Central	A.H.B. (Clúid)	Parkside Block 1	C.A.L.F.	122 (+ 73 Cost Rental)	On site	Completion of Scheme	Q4 2024

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
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	Construction commenced	Completion of Scheme	Q1 2025
North West	D.C.C.	Prospect Hill Turnkey, D.11	L.A. Housing	58	Contractors on site	Completion of Scheme	Q4 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	Complete	Complete	Q4 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	Q2 2024
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	Substantial completion achieved December 2023	Complete tenants in situ Finalise allocations of all new homes	December 2023
Update: Substantial completion of the new housing scheme was achieved on 12th December 2023.							
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	On Site	Completion of Scheme	Q2 2025
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	Substantial Completion achieved December 2023	Complete tenants in situ Finalise allocations of all new homes	December 2023
Update: Substantial completion of the new housing scheme was achieved on 20 th December 2023							

Homes Under Construction							
Committee Area	Provider	Schemes	Funding Stream	Unit No and Type	Status	Next Mile Stone	Finish Date
South Central	A.H.B. (Respond)	Elanora Court Long Mile Road	C.A.L.F.	138 51 x 1 bed 80 x 2 bed 7 x 3 bed	Complete	Complete	Q4 2023
South Central	A.H.B. (Tuath)	James St. – Steelworks	C.A.L.F.	171 +Pv 149x1 bed 32 x 2 bed 4x 3 bed	(enabling works) Funding application submitted	Completion of Scheme	Q4 2025
South Central	A.H.B. DePaul	South Circular Road	C.A.L.F	4	On site	Completion of scheme	Q1 2024
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 and finalising completion works ahead of substantial completion	Completion of Scheme & handover of new homes	Q1 2024
Update:							
Construction work is completing onsite ahead of upload to B.C.A.R. targeted for early February 2024 The new homes will provide a mix of 1, 2 & 3 bedroom homes							
South Central	A.H.B. (Alone/Circle)	1b St. Michael's Estate, D.10 (Richmond Place)	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	1,995			

Schemes at Tender Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B. (Co-operative Housing Ireland)	Daneswell Place, Botanic Road, Dublin 9	C.A.L.F.	140 (also 20 Part V) 12 x studio 58x 1 bed 59 x 2 bed 11 x 3 bed	C.A.L.F. funding application received from CHI	To commence on site	2025/2026
Central	A.H.B. (Focus)	Dominican Convent, Cabra	C.A.L.F.	95	Planning Granted	Complete tender for contractor	Q4 2025
Central	D.C.C.	Dorset Street Flats, D.1	L.A. Housing Regeneration	163 65 x 1 Bed 77 x 2 Bed 21 x 3 Bed	Stage 3 Approved & Part 8 granted Out to tender for appointment of a contractor	Complete tender for the appointment of a contractor & submit Stage 4 application to the DHLGH	2026
<p>Update:</p> <p>The redevelopment of Dorset Street received Stage 3 approval from the DHLGH in July 2023 The project is now at tender stage for the appointment of a contractor to the project. The scheme will be completed in one phase and will provide 163 new social homes , which will be a mix of one, two and three bedroom homes Also included in the new scheme is the provision of a multi-use community space (crèche/karate/community facility), a boxing club, a commercial unit and a café space. It is anticipated that a contractor will be onsite by Spring 2024.</p>							
Central	D.C.C.	Infirmary Road Dublin 8	L.A. Housing	T.B.C.	Expressions of Interest sought	Assign AHB partner	2025
Central	A.H.B. (Respond)	Rathborne Wharf, Dublin 15	C.A.L.F.	253 (also 73 Part V and 399 CREL)	C.A.L.F. funding application received from Respond	To commence on site	Q1 2026

Schemes at Tender Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B. (Dublin Simon)	Sean McDermott Street	C.A.S.	8 x 1 bed	Stage 3 under review	Final Approval	Q1 2025
Update: There has been a cost increase on this development, this is under assessment							
North Central	A.H.B. (Respond)	Hampton, Gracepark Rd.	C.A.L.F.	101 40 x 1 bed 36 x 2 bed 25 x 3 bed	Under assessment	Design being reconsidered due to costs	2025
North Central	A.H.B. (FOLD)	Millwood Court, D.5	C.A.L.F.	52	Site transfer complete, enabling works commenced	Completion of scheme	Q3 2025
North Central	A.H.B. (DePaul)	Moorehaven	C.A.S.	8	Re-tender required	Commence Refurbishment	Q3 2025
North Central	A.H.B. (Clúid)	Parkside Block 2	C.A.L.F.	173	Funding Approved	Commence on site	Q3 2025
North Central	A.H.B. (Cabhrú)	Philipsburg Avenue	C.A.L.F.	48	Planning Permission Granted	Commence on site	2025
North Central	A.H.B. (Oaklee)	9 & 9 A Richmond Ave	C.A.L.F.	28	Funding Approved	Commence on site	Q1 2025
North West	A.H.B. (Respond)	Merville Finglas Road	C. A.L.F.	180	Funding Approved	Commence on site	Q4 2025
South East	A.H.B.	Shaw Street, D.8	C.A.S.	12 11 x 1 bed 1 x 2 bed	Assign Alternative A.H.B.	Award contract	2025
South Central	A.H.B. (Circle)	Coruba House, D.12	C.A.L.F.	75	Judicial Review	Achieve Planning	2025

Schemes at Tender Stage

Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	A.H.B.	Kilmainham, D.8	C.A.L.F.	11	Tender evaluation	Secure Contractor	2025
South Central	A.H.B. (Oaklee)	Moeran Rd.	C.A.L.F.	43	Funding approved	Commence on site	2026
			TOTAL	1,390			

Part V Acquisitions (Approved)

Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
Central	D.C.C.	East Road, D.1	L.A. Housing/Leasing	55	Back in Negotiations	Units to be leased (new owner)	Q1 2025
Central	A.H.B.	Northbank, Dublin 1 (off-site for City Blk 3, D1)	C.A.L.F.	15	Agreement in place	Units to be acquired	Q1 2024
Central	A.H.B.	Rathborne	C.A.L.F.	73	In Negotiations	Units to be acquired	Q1 2026
Central	D.C.C.	1-4 Shamrock Place, D.1	L.A. Housing/Leasing	4	Agreement in place	Units to be leased	Q2 2025
North Central	D.C.C.	Ashbrook, Clontarf, Dublin 3	L.A. Housing	4	Agreement in place	Units to be acquired	Q1 2024
North Central	A.H.B.	Belmayne, P4, Dublin 13	C.A.L.F.	25	Agreement in place	Units to be agreed	Q1 2025
North Central	D.C.C.	Block 2, Northern Cross, Malahide Road	L.A. Housing/Leasing	19	Closed	Closed	Q3 2023
North Central	A.H.B.	Chanel Manor, Coolock, D.5	C.A.L.F.	9	Funding Approved	Units to be acquired	Q4 2024

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	3	Back in Negotiations	Units to be acquired	Q4 2024
North Central	A.H.B.	Clonshaugh House, D.17	C.A.L.F.	2	Back in Negotiations	Units to be agreed	Q1 2025
North Central	D.C.C.	63-67 Collins Avenue, Dublin 5	L. A. Housing/Leasing	6	In Negotiations	Units to be agreed	Q4 2025
North Central	A.H.B.	Daneswell Place, Botanic Rd., D3	C.A.L.F.	20	In Negotiations	Units to be agreed	Q4 2025
North Central	D.C.C.	Fairview Strand, Esmond Avenue	L. A. Housing/Leasing	22	In Negotiations	Units to be agreed	Q4 2025
North Central	D.C.C.	Hampton, Grace Park Rd, D.9	L.A. Housing	8	Agreement in place	Units to be acquired	Q1 2025
North Central	A.H.B.	Hartfield Place, Dublin 9	C.A.L.F.	43	In Negotiations	Units to be acquired	Q4 2025
North Central	A.H.B.	Hole in the Wall Road, Dublin 13 (Phase 1 – Block C & D)	C.A.L.F.	21	Agreement in place	Units to be acquired	Q4 2024
North Central	A.H.B.	Hole in the Wall Road, Dublin 13 (Phase 2 – Block A & B)	C.A.L.F.	18	Agreement in place	Units to be acquired	Q1 2026
North Central	D.C.C.	Newtown, Clarehall, D.17	L.A. Housing/Leasing	33	Closed	Closed	Q4 2023
North Central	A.H.B.	Parkside, Phase 5B Dublin 13	C.A.L.F.	6	Agreement in place	Units to be acquired	Q4 2024
North Central	A.H.B.	Parkside, Phase 5B Dublin 13	C.A.L.F.	67	Agreement in place	Units to be acquired	Q1 2024

Part V Acquisitions (Approved)

Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
North West	D.C.C.	Addison Lodge, Botanic Road	L.A. Housing	2	Agreement in place	Units to be acquired	Q2 2024
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.	Merville, Finglas, D.11	L. A. Housing	20	Agreement in place	Units to be acquired	Q4 2025
South East	D.C.C.	Beach Rd., Sandymount, D4	L.A. Housing	11	In Negotiations	Units to be agreed	Q2 2025
South East	A.H.B.	Brickfield Drive, Crumlin, D.12	C.A.L.F.	28	Agreement in place	Units to be acquired	Q4 2024
South East	A.H.B.	Eglinton Road, Dublin 4	C.A.L.F.	14	Agreement in place	Units to be acquired	Q1 2024
South East	A.H.B.	Elm Park Green, Merrion Road, Dublin 4	C.A.L.F.	7	Agreement in place	Units to be acquired	Q1 2024
South East	D.C.C.	ESB Depot, Parnell Avenue, D.12	L.A. Housing	5	Closed	Closed	Q4 2023
South East	D.C.C.	Glass Bottle, Pembroke Quarter, D.4	D.C.C.	57	In Negotiations	Units to be agreed	Q1 2025
South East	A.H.B.	126 – 128 Harold’s Cross Road, D.6	C.A.L.F.	3	Back in Negotiations	Units to be acquired	Q2 2024

Part V Acquisitions (Approved)

Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
South East	A.H.B. (Focus)	Harold's Cross Classic Cinema, D.6	C.A.L.F.	9	Closed	Closed	Q4 2023
South East	A.H.B.	47-51 Keeper Road, D.12	C.A.L.F.	4	Agreement in place	Units to be acquired	Q4 2024
South East	A.H.B.	143 Merrion Road, Dublin 4	C.A.L.F.	6	In Negotiations	Units to be agreed	Q2 2024
South East	D.C.C.	South Dock (rear of), Dublin 4	L.A. Housing	1	In Negotiations	Units to be acquired	Q1 2024
South East	D.C.C.	The Gatehouse, Charlemont Street, Dublin 2	L.A. Housing	1	Closed	Closed	Q4 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	D.C.C.	Camac Park, Dublin 12	L.A. Housing	2	In Negotiations	Units to be acquired	Q1 2024
South Central	A.H.B. (The Iveagh Trust)	Carriglea, Naas Road, D.12	C.A.L.F.	38	Agreement in place	Units to be acquired	Q2 2024
South Central	D.C.C.	Clanbrassil Street, Dublin 8	L.A. Housing	2	Agreement in place	Units to be acquired	Q3 2024
South Central	A.H.B.	Elanora Court Long Mile Rd.	C.A.L.F.	15	Closed	Complete	Q4 2023
South Central	D.C.C.	Former Faulkners Site, Chapelizod Hill Road, D.20	L.A. Housing	18	Back in Negotiations	Units to be acquired	Q1 2024

Part V Acquisitions (Approved)

Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
South Central	D.C.C.	Grand Canal Harbour, D.8	L. A. Housing/Leasing	55	In Negotiations	Units to be agreed	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	Q1 2025
South Central	D.C.C.	Heidelberg Building, South Circular Road, D.12	L.A. Housing	18	In Negotiations	Units to be agreed	Q4 2025
South Central	A.H.B.	I.D.A. Business Park, Newmarket, D.8	A.H.B./Leasing	41	Closed	Closed	Q4 2023
South Central	D.C.C.	Kenilworth Garage, 348 Harold's Cross Road, D. 6W	L.A. Housing	5	In Negotiations	Units to be agreed	Q1 2025
South Central	D.C.C.	Mill Street/Sweeney's Corner, Dublin 8	L.A. Housing/Leasing	3	Closed	Closed	Q4 2023
South Central	D.C.C.	55/57 Naas Rd. D.12	L. A. Housing	1	In Negotiations	Units to be agreed	Q1 2024
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	Q1 2024

Part V Acquisitions (Approved)

Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
South Central	A.H.B.	Steelworks Site, James St., D.8	C.A.L.F.	18	Agreement in place	Units to be acquired	Q4 2025
South Central	A.H.B.	Thomas Moore Road, Walkinstown, D.12	C.A.L.F.	6	Back in Negotiations	Units to be acquired	Q1 2025
			TOTAL	920			
			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 Granted	Submit Stage 3 Application to DHLGH	2025 Phase 1
<p>Update:</p> <p>The redevelopment of Constitution Hill achieved Part 8 planning permission at the April 2023 Council meeting.</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>A soft strip survey of Block 1 is currently completing onsite. The results of these works will provide relevant information required for the tendering process. It is anticipated following the necessary design, procurement and DHLGH approvals that a contractor will start Phase 1 in 2024 and complete in Q4 2025.</p>							
Central	D.C.C.	Dominick Street West	L.A. Housing-Regeneration	90	Stage 1 approval received from the D.H.L.G.H	Commence design development	2028
<p>Update:</p> <p>The approach for redeveloping the existing housing scheme is to retain the buildings and carry out a deep retrofit to provide quality housing. Stage 1 project and funding approval was received from the D.H.L.G.H. in mid-January 2024. Ahead of a Part 8 submission in Q4 2024, an innovative programme for consultation to inform and progress the project is planned</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
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>							
Central	D.C.C.	Matt Talbot Court D.1	L.A. Housing-Regeneration	92	Stage 2 Approval Planning Approval	Prepare tender documentation and submit Stage 3 application to the DHLGH	2027
<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. Elected members were informed of the plans at the City Council July meeting and the planning application was lodged on the 10th August 2023. The public notification period ended after 8 weeks on the 5th October 2023.</p> <p>The proposal is for the demolition of the existing three housing blocks and for the construction of a new social housing scheme providing a mix of one, two and three bedroom homes. The project will be completed in one phase. The Area Housing Manager and his staff are continuing to update the residents on an ongoing basis.</p>							
Central	A.H.B. Tuath Housing	Portland Row, D.1	C.A.L.F.	50	Design Team Appointed, Design work commenced	Prepare for Planning & Community Consultation	Q4 2025

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
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 to complete the housing scheme at St Bricin's Park. Further consultation with the community will be arranged when definite project timelines are available.</p>							
North Central	D.C.C. (Rapid build)	Cromcastle & Old Coalyard site, D.17	L.A. Housing-Regeneration	149	Stage 2 Approval Design development ongoing	Commence the planning process	2026
<p>Update:</p> <p>The regeneration of the first phase of Cromcastle Court and the Coalyard site received Stage 2 approval in August 2023. The proposal is for the demolition of the existing three housing blocks on the Cromcastle Court site; the construction of a new social housing scheme in its place and the development of the Coalyard site. The current proposals show for 115 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. An integrated design team has been progressing with design proposals and are preparing to commence the planning process, which will include further community consultation.</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 2 Approval Lodgement of Planning application	Part 8 Planning Approval D.H.L.G.H. Stage 3 submission & approval	2026
<p>Update:</p> <p>D.C.C. received Stage 2 project and funding approval for the redevelopment of St. Anne's Court, Raheny, in November 2023. The Initiation of Part 8 Planning Process was noted at the North Central Area Committee on the 15th January 2024. Part 8 Planning Application is due to be lodged at the end of January 2024.</p> <p>The Housing Project Delivery Manager and members of the Design team met with residents on the 11th January to discuss the Planning process and view design plans for the new scheme.</p> <p>The Design Team are progressing through Stage 2 (c) (Design to Planning). Site design and surveys are ongoing.</p> <p>The proposal is for the full demolition of the existing housing blocks, to be replaced with the construction of 102 new build Older Person housing scheme of one bedroom apartments including a community space, to be completed in one phase.</p>							
South East	A.H.B. (FOLD)	Clonmacnoise Grove, D.12	C.A.L.F.	22 - 26	Feasibility stage & Design Development	Community Consultation	2025
<p>Update:</p> <p>Fold have had initial engagement with the tenants and advised of the proposed redevelopment, further information events will be arranged when preliminary designs are available</p>							

Regeneration Projects in Development

Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South East	A.H.B. (FOLD)	Ravensdale Close, D.12	C.A.L.F.	26	Feasibility Stage & Design Development	Community Consultation	2025
<p>Update:</p> <p>Fold have had initial engagement with the tenants and advised of the proposed redevelopment, further information events will be arranged when preliminary designs are available</p>							
South East	D.C.C.	Glover Court, D.2	L.A. Housing-Regeneration	53	Stage 1 project and funding Approval received from D.H.L.G.H.	Stage 2 approval and proceed with the planning process	2028
<p>Update:</p> <p>Dublin City Council has received Stage 1 approval from the D.H.L.G.H. for initial project approval and funding for the regeneration of Glover Court.</p> <p>An Integrated Design Team has been appointed to redevelop the site ahead of a planning application. They are currently working on design proposals and site surveys.</p>							
South East	D.C.C.	Grove Road, D.6	L.A. Housing-Regeneration	30	Proposal Feasibility stage	Determine development options and delivery	TBC
<p>Update:</p> <p>The plans for Grove Road are at feasibility stage.</p> <p>DCC City Architects have undertaken a feasibility study to explore the development options available for the site.</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	Stage 1 Approval Design team appointed	Stage 2 approval and commence the planning process	2027
<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>The integrated Design Team have been appointed. The integrated design team includes 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	TBC
<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>							

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 2 Approval and development design	Proceed with the Part 8 planning process	2027

Update:

The regeneration of St Andrews Court received Stage 2 approval from the D.H.L.G.H. in August 2023.

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.

An integrated design team has been progressing with design proposals and are preparing to commence the planning process in Q2 2024.

South Central	LDA	Bluebell, Inchicore, D12	L.A. Housing-SHIP Mixed-tenure & LDA funded affordable	80 Phase 1 60 Phase 2	Architect led design team is appointed. Preliminary Design is underway	Public Engagement and Planning Submission	TBC
---------------	-----	---------------------------------	---	--	--	---	-----

Update:

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. The design team is now appointed. Site surveys and investigations are underway.

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	2027
<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 is ongoing with the local community and regeneration board. The next step will be to submit a Stage 2 application to the DHLGH by the end of January 2024.</p>							
South Central	D.C.C.	Donore Avenue- (Former Teresa's Gardens)	L.A. Housing- SHIP Funding & LDA funding for the affordable tenure	154 (Social)	Stage 2 Approved. Planning was granted by An Bord Pleanala in September 2023. Detailed design and site investigation works are underway.	Tender the works	2027
<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' 28% of the homes provided will be for social housing and 72% for cost rental housing. The breakdown of the social homes include: 41% 1 bed which 50% will be available for Older Person Accommodation 48% 2bed 11% 3 Bed</p> <p>A Part 10 planning application was lodged on 9 December 2022 and was granted planning in September 2023</p>							

Regeneration Projects in Development

Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C. (Rapid build)	Grand Canal Basin, D.8	L.A. Housing	108	Stage 1 Approval Design development ongoing	Complete design development and submit Stage 2 application to the DHLGH	2027
<p>Update:</p> <p>Stage 1 approval was received from the DHLGH in August 2023 to develop a new housing scheme with 108 new homes which will be a mix of one, two and three bedroom homes.</p>							
South Central	D.C.C.	Lissadell Maisonettes	L.A. Housing-Regeneration	79	Feasibility Stage	Determine redevelopment options and delivery.	TBC
<p>Update:</p> <p>Options regarding redevelopment need to be reviewed. Once a decision has been made further consultation with the community will take place.</p>							
South Central	D.C.C.	Oliver Bond, D.8	L.A. Housing-Regeneration	58 Phase 1	Stage 1 Project Approval for Phase 1 received.	Design Development	TBC
<p>Update:</p> <p>The project proposal for phase 1 is for the regeneration and amalgamation of existing homes in Blocks L; M & N, plus an additional 12 new homes in a newly built block. This proposal has been costed and an application for Stage 1 funding has been approved by D.H.L.G.H. The tender process to appoint an integrated design team is ongoing.</p> <p>Regular meetings are held with the Regeneration Board to update residents of progress.</p>							

Regeneration Projects in Development							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C. (Rapid build)	Rafters Road /Crumlin Rd	L.A. Housing	38	Stage 1 Approval. Design development ongoing	Receive Stage 2 approval and proceed with planning process	2026
<p>Update:</p> <p>DCC has received Stage 1 initial project and budget approval for the delivery of a social housing scheme on this site.</p> <p>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 development and an updated Stage 2 application is due to be submitted to the D.H.L.G.H. shortly.</p>							
South Central	D.C.C.	School Street, Thomas Court Bawn, D.8	L.A. Housing-Regeneration	115	Stage 1 Approval	Finalise the design & submit Stage 2 Application.	2028
<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. The project proposal is for the demolition of one block and a deep retro fit of the remaining block. The proposed new development will provide a new social housing scheme with a mix of one, two & three bedroom homes. An integrated design team has been progressing with design development.</p>							
South Central	D.C.C.	Tyrone Place, D8	L.A. Housing-Regeneration	96	Proposal Feasibility stage	Determine development options	TBC
<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	1,982			

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.	Crosbie's Yard	C.A.S.	21	Feasibility Design	Complete Acquisition	Q4 2024
Central	A.H.B.	Halston Street, D7	C.A.S.	12 7 x 1 bed 5 x 2 bed	Appeal lodged to An Board Pleanála	Section 183 Disposal to Area Committee	2025
Update: Appeal on Planning Permission submitted to An Board Pleanála							
Central	D.C.C. P.P.P. Bundle 3	Ready Mix Site, East Wall Road, D.3	Social Housing P.P.P. Bundle 3	68	Procurement Phase	Commencement on site Q4 2024	Q1 2026
Update: 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 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. The programme is now in the procurement phase, which can take up to 18 months. Construction is expected to commence on site in Q4 2024.							

Projects at an Advanced Stage of Planning or Design

Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North Central	A.H.B. (Respond)	Belcamp B, D.17	C.A.L.F.	12	A.H.B. appointed	Design development	2025
<p>Update:</p> <p>Site being developed in conjunction with the Spine site, Stakeholder engagement commenced</p>							
North Central	D.C.C. P.P.P. Bundle 3	Collins Avenue Junction of Swords Road	Social Housing P.P.P. Bundle 3	83	Procurement Phase	Commencement On Site Q4 2024	Q1 2026
<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>The programme is now in the procurement phase, which can take up to 18 months. Construction is expected to commence on site in Q4 2024.</p>							
North Central	L.D.A.	Cromcastle underpass site	L.A. Housing-SHIP funding	13 (Social)	Public Consultation is concluded. Planning Design	Planning Application was notified November 2023 by S179a Route	Q4 2026.
North Central	A.H.B. (Clúid)	Thatch Road, D.9 Swords Road	C.A.L.F.	57	Design review ongoing	Lodge Planning	2025
<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	A.H.B. (O'Cualann)	Ballymun L.A.P Site 19 St Joseph's site	L.A. Housing	51 (34 Affordable and 17 Senior Citizens')	Planning Permission was granted for 34 Affordable Purchase and 17 Sheltered units on 14 th June 2023. Further public consultation is currently ongoing.	Appointment of contractor	2025
<p>Update:</p> <p>A planning application was lodged following a public consultation process. DCC Housing are engaging with parish authorities on a land acquisition requirement which will maximise the site potential.</p>							
North West	D.C.C. In House	Kildonan Lands, D.11	L.A. Housing	150 approx. Phase 1	Stage 1 approval for Phase 1	Stage 2 Phase 1 approval	TBC
<p>Update:</p> <p>The project is to be delivered in two phases. The first phase will see the construction of mixed tenure housing of approx. 150 housing units. The project team is currently working towards a Stage 2 Funding Approval application, which is expected in Q4 2024. Site Surveys ongoing.</p> <p>The provision of affordable homes in Phase 2 is also under consideration</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. P.P.P. Bundle 3	Shangan Road, Ballymun (L.A.P Site 10)	Social Housing P.P.P. (Bundle 3)	93	Procurement Phase	Commencement On Site Q4 2024	Q1 2026
<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 have been community consultations with local residents, Cllrs & Area Office officials.</p> <p>The programme is now in the procurement phase, which can take up to 18 months. Construction is expected to commence on site in Q4 2024.</p>							
South East	A.H.B. (Respond)	LAR Redmond Centre, Keeper Rd., D.12	C.A.L.F.	20	Redesign required	Re-submit Planning	2025
<p>Update:</p> <p>Re design required</p>							
South Central	D.C.C.	Cherry Orchard – Parkwest Phase 1	L.A. Housing	161 (Social)	Planning Design. Public Consultation is ongoing	Planning Application to An Bord Pleanala lodged in December 2023	Q4 2029
South Central	D.C.C.	Cherry Orchard – Parkwest Phase 3	L.A. Housing	51 (Social)	Master planning is in progress.	Planning submission. Programme pending	Q4 2029

Projects at an Advanced Stage of Planning or Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C.	31 Croftwood Drive	L.A. Housing	2	Single stage process	Detail Design Stage (2c)	TBC
<p>Update:</p> <p>Part 8 Approval received March 2022. Request for Civil and Structural Engineering Services underway to allow for Stage 2c, detail design stage. The project consists of the full refurbishment of 31 Croftwood Drive and the construction of a second property, a new two storey three bedroom house in the side garden.</p>							
South Central	D.C.C.	Emmet Road (former St. Michael's Estate) D.8	D.H.L.G.H.	137 (Social Units)	Planning granted 6 th July 2023	Detailed Design & Tender Stage	2027 - 2028
<p>Update:</p> <ul style="list-style-type: none"> - This project will provide for the delivery of approximately 578 homes - 24% of the housing provided will be for social homes - The breakdown of social homes include: One-bed homes, Two-bed homes, Three-bed homes - A Part 10 planning application was granted on 6th July 2023. - Please note that this project is also recorded in this document under 'Cost Rental Homes' 							
South Central	A.H.B.	Fishamble St.	C.A.S.	10	Appoint A.H.B.	Funding approval Section 183 disposal to Area Committee	Q3 2025
<p>Update:</p> <p>Community Information event held in February for residents of Smock Alley, revision of design underway. Appoint alternative A.H.B.</p>							
South Central	A.H.B. (Alone)	Jamestown Court	C.A.L.F.	43	Planning lodged Appealed to An Board Pleanala	Grant Planning	2025
<p>Update:</p> <p>This is Phase 3 of this development, planning application submitted</p>							

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 Stage 3 application	Section 183 Disposal Tender for Contractor	2025
South Central	D.C.C./A.H.B.	Sarsfield Road, D.10	L.A. Housing C.A.L.F.	176	Stage 1 Approval	Stage 2 approval	2026
<p>Update:</p> <ul style="list-style-type: none"> • DHLGH granted Stage 1 Approval for the project following assessment of a Strategic Assessment Report • Project Planning has commenced for the Stage 2 Application • On- going engagement with the Sons of Divine Providence in relation to Title and development requirements 							
South Central	A.H.B.	Weir Home	C.A.S.	19	Appoint alternative A.H.B.	Submit revised funding	2025
			TOTAL	1,197			

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B. (Cluid Housing)	Bannow Road	C.A.L.F.	144 approx.	Feasibility Stage	Detail Design	2026
<p>Update:</p> <p>Cluid Housing commenced feasibility, including site appraisal and development programme for the site</p>							
Central	A.H.B. (Tuath) (Depot Site)	Broombridge Road, D.7	C.A.L.F.	22	Redesign Required Resubmit Planning	Grant Planning	2025
<p>Update:</p> <p>Detailed design has been presented to Councillors and local residents.</p> <p>Tuath have had individual engagement with neighbours directly adjoining the site.</p>							
Central	D.C.C. P.P.P. Bundle 4	Croke Villas + Sackville Avenue D.3	Social Housing P.P.P. Bundle 4	75 61 + 14 x 3 bed houses	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the Central Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains consistent with the current Part 8 approvals. The Design Team conducted a detailed assessment of the current Part 8 approvals and has determined that a new Part 8 application will be brought forward for the apartments.</p> <p>The Project Team & Area Office are arranging a public information session to be held towards end of January and or beginning of February. The Cllrs will be notified by the Area Office when date, time & venue is finalised.</p>							

Schemes at Pre Planning or Feasibility Stage							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B. FOLD (Depot Site)	Orchard Road, D.3	C.A.L.F.	37	Detail design stage Pre planning engagement with DCC technical under way	Lodge Planning	2025
<p>Update:</p> <p>Further work on site layout and detailed design under way</p>							
Central	A.H.B.	Russell Street, D.1	L.A. Housing	35	Feasibility Study Stage Further site assessment required	Appoint A.H.B.	2025
Central	D.C.C. (Depot Site) P.P.P. Bundle 4	Stanley Street, D.7	Social Housing P.P.P. Bundle 4	160-175	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
<p>Update:</p> <p>The Depot Site has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the Central Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded.</p> <p>The Project Team & Area Office are arranging a public information session to be held towards end of January and or beginning of February. The Cllrs will be notified by the Area Office when date, time & venue is finalised.</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)	120-130	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
<p>Update:</p> <p>The Depot Site has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the North Central Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded. The tenure mix will be for social housing including a proportion of senior citizen homes</p> <p>A public information session took place on 26 September 2023 for local residents with representatives from the Project Team & Area Office in attendance. It has been agreed with the Area Manager & North Central Cllrs that a second public information session will take place in Q1 2024 in advance of the lodgement of planning. The Project Team will illustrate the design changes on foot of feedback from the community and the requirements from DCC Technical Departments at the said event.</p>							
North Central	A.H.B. (Respond)	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	Pre-Construction	Construction to Commence in Q4 2023	Q1 2027
North Central	A.H.B.	Richmond Road, D 3 (21,27, & 29)	CALF or CAS	75 approx.	Feasibility Stage	Select A.H.B.	2025

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.	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>							
North West	D.C.C. A.H.B.	Ballymun L.A.P Site 8 & 9 Coultry Gardens (NW of Coultry Park)	C.A.L.F.	45 + 30	Joint Expression of Interest with Site 9 currently being prepared	Issue Expression of Interest.	2025
North West	A.H.B. (Clúid)	Ballymun L.A.P Site 11 & 13 Silloogue Avenue	C.A.L.F.	100	Feasibility and Design stage	Complete Design	2025

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 4	Ballymun LAP Sites 5, 15, 16, 17 & 18 Santry Cross South Main Street West & Balcurris	Social Housing P.P.P. (Bundle 4)	220-260	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026

Update:

The LAP sites have been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the North West Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded.

The Project Team & Area Office are arranging a public information session to be held towards end of January and or beginning of February. The Cllrs will be notified by the Area Office when date, time & venue is finalised.

- Site 5 mixed use development. Ground floor commercial, retail & crèche requirements are part of overall site strategy.
- Sites 15 & 16 will be two/three storey homes.
- Sites 17 and 18 will be apartment homes with commercial & retail requirements specific to Site 17 are part of the overall site strategy.

North West	D.C.C. P.P.P. Bundle 5	Barry Avenue, Finglas	Social Housing P.P.P. Bundle 5	60-75	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
------------	------------------------------	----------------------------------	---	--------------	---	-------------------	---------

Update:

The site have been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 5. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the North West Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded. The PPP Project Team commenced early engagement with the Area Office and stakeholders' due to the specific challenges that need to be considered in the context of the site strategy.

The next steps will involve the Area Office arranging a meeting between the Project Team & Barry Shops businesses. Following this engagement, the Project Team will consider the input from the businesses and finalise the preferred scheme design for public consultation. The Cllrs will be informed of date, time & venue for the public consultation.

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 4)	Church of the Annunciation, Finglas, D.11	Social Housing P.P.P. (Bundle 4)	100-110	Pre Part 8 Planning	Part 8 Q1 2024	Q4 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the North West Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded.</p> <p>A public information session took place on 21 November 2023 for local residents with representatives from the Project Team & Area Office in attendance. The preferred scheme design was well received. The Project Team are working towards the lodgement of Pre Part 8 planning for Q1 2024. The Area Committee will be notified, as part of the statutory Part 8 process.</p>							
North West	D.C.C.	Mellowes Court, Finglas	L.A. Housing	50	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. Once completed, a review of the options will take place, which will determine the best development option and delivery mechanism for the site.</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. P.P.P. Bundle 4	Wellmount Road, Finglas	Social Housing P.P.P. Bundle 4	75-80	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
<p>Update:</p> <p>The site has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team commenced early engagement with the Area Office and stakeholders' due to the specific challenges that need to be considered in the context of the site strategy.</p> <p>The PPP Project Team presented an update to the North West Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded. The tenure mix for the site will be social housing.</p> <p>Some key site-specific technical surveys have commenced for this site listed below.</p> <ul style="list-style-type: none"> • Landscape Survey for the Z9 zoning public open space • Ecology – Winter Bird Survey • Site Ground Investigations <p>A public information session took place on 21 November 2023 for local residents with representatives from the Project Team & Area Office in attendance. The feedback from the community on the proposed development and the future public open space requirements is being considered and reviewed by the Design Team. The lodgement of Part 8 planning for this development is scheduled for Q2 2024.</p>							
South East	A.H.B. (Clúid) (Depot Site)	Gulistan Terrace, D6	L.A. Housing	60 approx.	Design development and financial assessment	Lodge Planning	2026
<p>Update:</p> <p>This development will also deliver 50% Cost Rental, approx. 60 units</p>							

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	150-170	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026

The PPP Project Team commenced early engagement with the Basin Street Residents Group, Cllrs, Area Office and stakeholders' due to the specific challenges that need to be considered in the context of the site strategy. The Area Office has established monthly meetings with the Basin Residents Group along with the PPP Project Team attending meetings with programme updates. These meetings serve a dual purpose in relation to day to day housing matters plus keeping the community at the centre of all key project designs, reports and feedback.

The PPP Project Team presented an update to the South Central Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded.

A public information session took place on 16 November 2023 for the residents of the complex with representatives from the Project Team & Area Office in attendance. The Project Team will take on board the feedback from the community and move forward to finalising the design in preparation for Pre Part 8 initiation in Q1 2024. The final design will be presented to the Basin View Residents Group before Pre Part 8.

Project Action	Lead DCC Dept	Timeline
Community Engagement	Area Office	Established & Ongoing Monthly.
Site Design & Masterplan	PPP Project Team	Detailed Design being finalised Q1 2024. The final scheme design to be presented to the Residents Group in advance of the lodgement of planning.
Reordering of land zoning	Planning Dept	Approved September 2023 City Council
Lodge Part 8 Planning	PPP Project Team	Q2 2024
Decanting Strategy	Area Office & Project Team	A report to be draft in Q1/Q2 2024 in parallel with the lodgement of planning submission by the Area Office & Project Team with input from Basin View Residents Group.

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)	Braithwaite St.	C.A.L.F.	49	Section 183 approved Sale agreed on remainder of site	Commence on site	2025
<p>Update:</p> <p>Site part owned by D.C.C. Planning Permission granted., Acquisition of remaining 77% of this site under way using Site Acquisitions fund, led by the Housing Agency</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	140-160	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
<p>Update:</p> <p>LAP Site 2 has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 5. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the South Central Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded.</p> <p>The Area Office is leading on the stakeholder engagement and are being supported by the PPP Project Team.</p> <p>The overall proposal will senior citizen housing, social housing two storey homes, affordable homes, as part of the overall LAP site strategy. The Neighbourhood Centre will be integrated with the senior citizen housing and will include ground floor retails units along with a new public open space. Some key site-specific technical surveys ongoing or will commence in Q3 2023 for this site.</p> <ul style="list-style-type: none"> • Ecology & EU Flood Defence Office for the Blackditch River which runs diagonal underground through the site. • Landscape Survey for public open space • Ecology – Winter Bird Survey • Site Ground Investigations <p>The Project Team & Area Office are arranging a public information engagement with the community to be held during the month of February. The Cllrs will be notified by the Area Office when date, time & venue is finalised.</p>							

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. (Depot Site)	Davitt Road, D.12	L.A. Housing	70		Determine development options and devise plan	TBC
South Central	Iveagh Trust A.H.B.	Dolphin/S.C.R. Site	C.A.L.F.	22 approx.	Feasibility and Design development complete Pre planning engagement underway	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	100-110	Pre Planning & Stakeholder Engagement	Part 8 Q2 2024	Q4 2026
<p>Update:</p> <p>The Depot site has been approved by the Department of Housing, Local Government & Heritage for inclusion in the National Social Housing PPP Bundle 4. The Minister announced all sites in PPP Bundles 4 & 5 last June 2022. The PPP Project Team presented an update to the South Central Area Councillors members on site scale, density, progress to date & next steps in July of this year. It is important to note that the number of units set out above remains indicative until detailed design has concluded.</p> <p>A public information session took place on 16 November 2023 for local residents with representatives from the Project Team & Area Office in attendance. The Project Team will take on board the feedback from the community and move forward to finalising the design in preparation for Pre Part 8 initiation in Q1 2024</p>							
			TOTAL	2,595			

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	2025
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.	2025
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			

Leasing

Summary 2023 Long Term Lease D.C.C. Direct Delivery	Units
Closed to date 2023	219
Overall Long Term Leasing 2023	159
A.H.B. Leasing (Closed to date 2023)	192

Summary 2024 Long Term Lease D.C.C. Direct Delivery	Units
Closed to date 2024	19
Overall Long Term Leasing Pipeline 2024	306
A.H.B. Leasing (Closed to date 2024)	0

Vacant (Void) Property Refurbishments completed in 2023 (Year to date)

Total re-let in 2023 by Area	Central	North Central	North West	South Central	South East	Total
House	28	71	85	60	5	249
Apartment	116	25	35	97	100	373
Senior Citizens	41	45	75	51	61	273
Total	185	141	195	208	166	895

Number of properties refurbished and in our allocations process awaiting re-letting: **185**

These properties can be divided into: Vacant Council Properties: **962** Acquisitions: **119**

Total Number of units re-let or awaiting re-letting in 2023 (year to date): **1080**

Current Refurbishment of Voids underway

Status	Central	North Central	North West	South Central	South East	Total
Awaiting Vacant possession	29	15	16	30	31	121
With Contractors	69	27	57	48	24	225
Direct Labour	36	15	30	40	9	130
Total	134	57	103	118	64	476

Buy and Renew Scheme: Derelict/Vacant properties 2024

Status of properties (44) 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 Q1 2024.
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.
66 Clonliffe Road, Drumcondra, Dublin 3	Refurbishment in Progress.
6 Creighton Street, Dublin 2.	Appoint Design Team.

Property	Position
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.	Refurbishment in Progress.
175 Finglas Park, Finglas, Dublin 11.	Contractor Appointed. Estimated completion Q1 2024.
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: Q1 2024.
109 Landen Road, Ballyfermot, Dublin 10.	Refurbishment in Progress.
66 Montpelier Hill, Stoneybatter, Dublin 7.	Refurbishment in progress. Estimated completion date: Q1 2024.
1 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
2 Mulberry Cottages, Chapelizod, Dublin 20.	Appoint design team.
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 Q4 2024.
8 O'Dwyer Road, Walkinstown, Dublin 12.	Refurbishment Completed.
4 Ravensdale Road, East Wall Dublin 3.	Refurbishment works in progress. Estimated completion date Q1 2024.
6 St. Brendan's Park, Coolock, Dublin 5.	Refurbishment Completed.

Property	Position
68B St. Brendan's Park, Coolock, Dublin 5.	Appoint contractor. Estimated completion date Q1 2024.
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 **6** additional vacant residential properties under the buy and renew scheme. **Since this Buy and Renew scheme was introduced in 2018 and up to May 2023, D.C.C. have acquired 104 such properties and through the active engagement with owners of long-term vacant properties has initiated the return of an additional 50 properties to use in the City, with a further 54 currently under refurbishment.** The Housing Department vacant housing register has recorded **1247** residential properties by accessing data from the CSO, Geo-directory, Vacanhomes.ie and internal databases. Dublin City Council, Housing Development has undertaken **1145** site inspections with a further **70** inspections scheduled and **15** title searches currently in progress. The City Council has implemented the Croí Conaithe scheme (November 2022 and revised August 2023) which allows for a grant of €50,000 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 €70,000 if the property is derelict. 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 220 applications, which are currently being processed. The City Council continues to administer the RLS and enhanced RLS schemes and to date has received 45 applications for same. 36 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.	Sillogue-Site 12	Affordable Housing Fund	101	Part 8 being prepared	Part 8	2025
<p>Updates:</p> <p>LAP 12 + Sillogue Road, LA Affordable Housing Scheme</p> <p>101 houses – 66 3bed & 35 2bed</p> <ol style="list-style-type: none"> 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
<p>Updates:</p> <p>Finalising density requirements with Planning before proceeding to Part VIII Application.</p>							

Affordable Purchase Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
North West	O Cualann	Ballymun-Site 21 (Poppintree Neighbourhood Centre)	Private Co-Op	12	Enabling Works commenced	Completion of Scheme.	Q4 2024
North West	O Cualann	Ballymun-Sites 22/23	Private Co-Op	37	Complete	Complete	Complete
North West	O Cualann & Tuath Housing	Ballymun-Site 25 Parkview	Private Co-Op	44 (76 units on site – 32 Senior Citizens' and 44 Affordable Purchase)	Planning decision appealed – decision on appeal pending & expected Q1 2024	Planning Permission granted	2025 for S. C. units T. B. C. for Affordable.
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	D.C.C.	Cherry Orchard – Phase 2	Affordable Housing Fund	168	Design Team appointed	Part 10 Application	2029
			TOTAL	1,743			

Cost Rental Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
Central	A.H.B. (Respond)	Rathborne Wharf, Dublin 15	C.R.E.L.	399	C.L.F. funding application received from Respond	To commence on site	2026/2027
North Central	L.D.A.	Cromcastle underpass site	Affordable Housing Fund + L.A. Housing	133 (146 units in total)	Public Consultation is concluded. Planning Design	Planning Application was notified November 2023 by S179a Route	2026
North Central	A.H.B. (Respond)	Griffin Point, Hole in the Wall Road, D.13	C.A.L.F.	89	On Site	Funding Approval	Q1 2026
North Central	A.H.B. (Tuath)	Hole in Wall (Griffin Court)	Cost Rental Equity Loan (C.R.E.L.)	64	On site	Completion of Scheme	Q1 2025
North Central	A.H.B. (Clúid)	Oscar Traynor Road Phase 1 & 2	Cost Rental Equity Loan (C.R.E.L.)	170	Planning	Planning Decision	2027
North Central	A.H.B. (Clúid)	Oscar Traynor Road Phase 3	Cost Rental Equity Loan (C.R.E.L.)	85	Planning	Planning Decision	2027
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 Central	A.H.B. (Clúid)	Parkside Phase 1	Cost Rental Equity Loan (C.R.E.L.)	73	On site	Completion of Scheme	Q4 2024
North West	A.H.B. (Tuath)	Coultry Road – Main Street, Ballymun, (Site 6), D.11	C.A.L.F.	279	Feasibility & Design	Financial Approval	2026

Cost Rental Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South East	A.H.B. (Clúid)	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	Stage 1a design	Design Team	T.B.C.
South Central	L.D.A.	Cherry Orchard-Parkwest Phase 1	Affordable Housing Fund + L.A. Housing	547 (708 units in total)	Planning Design. Public Consultation is ongoing	Planning Application to An Bord Pleanála lodged in December 2023	Q4 2029
South Central	L.D.A.	Cherry Orchard/Parkwest Phase 3	Affordable Housing Fund + L.A. Housing	203 (254 units in total)	Master planning in progress	Planning submission. Programme pending	Q4 2029
South Central	A.H.B. (Circle)	Coruba House, Crumlin	Cost Rental Equity Loan (C.R.E.L.)	75	Planning appeal	Grant Planning	2026
South Central	L.D.A.	Donore Avenue (St. Teresa's)	Affordable Housing Fund + L.A. Housing	389 (543 units in total)	A planning grant was received from An Bord Pleanála in Sept.2023. Detailed design and site investigation works are in progress.	Tender Stage	2027
<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: Studio, One-bed homes, Two-bed homes, Three-bed homes</p> <p>A Part 10 planning application was lodged in Q4 2022 and was granted planning in September 2023</p>							

Cost Rental Homes							
Committee Area	Provider	Schemes	Funding Stream	Units	Current Stage	Next Milestone	Finish Date
South Central	D.C.C.	Emmet Road	H.F.A. & A.H.F. (Affordable Housing fund)	441	Planning granted 6 th July 2023	Detailed Design & Tender Stage	2027 - 2028
<p>Update: This project will provide for the delivery of approximately 578 homes. 76% of the homes provided will be for Cost Rental housing. The breakdown of cost rental homes include: Studio, One-bed homes, Two-bed homes, Three-bed homes A Part 10 planning application was granted on 6th July 2023 Please note that this project is also recorded in this document under 'Regeneration Projects in Development'</p>							
			TOTAL	3,362			

Tenants in Situ Acquisitions

2023 DEPT. TARGET 400 ACQUISITIONS

DCC Acquisitions 2023 = 355 closed

Tenant in Situ - 235 completed in 2023

Vacant Acquisitions - 120 complete in 2023

DCC Acquisition with Tenants remaining in Situ 2024

Stage		No of properties
1	Initial Contact & Tenant checks	11
2	Property inspection	
3	Valuation and offer	
4	Sale agreed - Conveyancing Legals	140
	Total	151
	Acquisitions Complete	

DCC Acquisition of Vacant properties 2024

Stage		No of properties
1	Property inspection	3
2	Valuation and offer	
3	Sale agreed - Conveyancing Legals	9
	Total	12
	Acquisitions Complete	