



RHD Housing was established in 1993 to provide sheltered housing for older adults and for adults with physical disabilities. We are a not-for-profit housing association run by a voluntary Board of Management. We are approved by the Department of Housing, Planning, Community and Local Government and operate under the Housing Agency's voluntary regulation code for approved housing bodies. We have a proven track record in the delivery of high-quality homes, property management and tenant support services.

Our Mission is to provide special purpose accommodation backed by personalised support services to enable our tenants live independently in a safe and secure environment as part of their local community. We look to innovations in housing design and technology to continuously improve the standard of our accommodation. We benchmark our support services against the sector to ensure best practice as part of the Housing Association Performance Management framework. Tenant surveys award a high satisfaction rating to the accommodation and support services we provide.

Our Housing Schemes comprise 68 accommodation units in three clusters in south city Dublin funded by Dublin City Council under the Capital Assistance Scheme:

- 29 bungalows and community facility at Cullenswood, Ranelagh
- 20 apartments at Bloomfield Park, Donnybrook
- 19 apartments and community facility at Beech Hill, Donnybrook

Our Growth Plan is to add a further 125 accommodation units within five years. We will continue to promote the need for specialised housing with support services for prospective tenants. We look to participate in Part V and redevelopment opportunities with Local Authorities and actively pursue partnership or collaboration opportunities to increase our housing stock. Ageing demographics mean that the demand for supported housing will grow. Each new tenant we house potentially reduces the local authority housing list or releases larger accommodation onto the market.

Our Strategy is to grow in clusters of 10 to 30 accommodation units. Clusters facilitate the provision of support services and generate a sense of community among our tenants. In assessing new cluster opportunities, we look at proximity to public transport, convenience stores, restaurants, hospitals and places of worship as well as security, comfort, tranquillity and, for disabled people, ease of access and mobility locally. These basic requirements allow tenants enjoy an independent lifestyle within their community.

Our Business Model involves close liaison with primary care and other health specialists to prevent unnecessary transfers to nursing homes or admissions to acute hospital beds and to facilitate prompt discharges from hospital. By enabling older adults to stay out of institutional care for longer, we can enhance their quality of life and help to alleviate the pressure on critical healthcare facilities.

Our Support Services for tenants include housing management, facilities management, emergency response and other supports as required:

- Liaising with Primary Care Team services for optimal access (e.g. day care, rehabilitation, respite, public health nurse, doctor, occupational therapy, physiotherapy)
- Resolving issues with practical resources and supports to overcome obstacles to independent living
- Coordinating support across State, community and private agencies
- Assisting applications for housing adaptations and home modifications



Our Technologies enhance the sense of safety and security for tenants living independently. We provide tenants with a smart technology package that includes 24 hour monitored panic alarm, passive movement detector, smoke alarm and monitored intruder alarm. Additional technologies are made available as required:

- Intelligent telecare sensors that indicate falls, flooding, gas leaks and temperature fluctuations
- Key safes for access by health professionals, carers and family
- Environmental controls (switch or voice activated) for turning on/off lights, opening/closing doors, windows and curtains, and operating household devices
- Automated door controls for wheelchair users
- Alternative controls for powered wheelchairs and seat-raising/posture devices
- Alternative communication devices (e.g. strobe lighting link to fire alarm)

What Makes Us Different? We have a long history of providing specialised supported housing for older adults and for adults with physical disabilities. We build in design features such as wider doors, adjustable height kitchen units and wet rooms to allow our tenants remain at home if mobility is impaired with the ageing process. We have the expertise and experience to plan, construct and deliver affordable housing for local authorities. We maintain and manage our housing schemes to a high standard. We operate a strong selection process that includes prior consent to Garda vetting. Our staff engage closely with tenants to ensure they have the services they need and promote regular social activities to enhance their quality of life.

Our Commitments are to ensure that our association is sustainable financially, is governed and managed in accordance with best practice and complies with all statutory and regulatory requirements as we house people in need and prioritise their health, safety and wellbeing.

Case Study - Beech Hill Project, Donnybrook

- Derelict site and funding provided by DCC
- Project managed by RHD Housing
- Design and planning awarded to Hamilton Young Architects
- Build contract awarded to Merrion Contracting Ltd.
- Sod turning ceremony October 2017
- Project completion December 2018
- 19 one-bed apartments and community centre
- Central lift access to upper floor
- Accessible units
- Landscaped common areas and parking facilities
- Occupation commenced December 2018
- Project cost €3.1 million



Contacting RHD Housing

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