



Comhairle Cathrach  
Bhaile Átha Cliath  
Dublin City Council

**Report to Housing SPC**

**Date: Wed 13<sup>th</sup> November 2019**

**Item No. 2i**

## **Re: Report on Housing supply in Dublin City**

In our first report to the new Housing Strategic Committee (S.P.C.) it is very important to put strong emphasis on Housing supply and delivery.

The following are some of the key statistics and facts:

<b><u>Current Housing Stock:</u></b>	<b><u>25,821</u></b>
<b>South Central</b>	<b>7,739</b>
<b>North West</b>	<b>6,339</b>
<b>Central</b>	<b>4,209</b>
<b>North Central</b>	<b>3,931</b>
<b>South East</b>	<b>3,603</b>
<b>HAP tenants</b>	<b>3,272</b>
<b>RAS tenants</b>	<b>921</b>

The above figures do not include tenancies in the city owned by Approved Housing Bodies.

In relation to delivery the following current data is relevant:

<b>Social Housing units under construction</b>	<b>1,439</b>
<b>Social Housing units at Tender Stage</b>	<b>756</b>
<b>Social Housing units under Part V</b>	<b>141</b>
<b>Social Housing units at Capital Appraisal</b>	<b>1,361</b>
<b>Social Housing units at Preliminary Design</b>	<b>1,626</b>

All of the above does not include other elements of the housing programme such as acquisitions, repair of voids or leasing. This represents the highest level of social housing activity in the City for over twenty years.

The total four year (2018 – 2022) target as set by the Department of Housing for Dublin City Council is 9,094 social housing units (does not include HAP or RAS or the majority of rehabilitated void DCC properties).

All of this information is contained in our Monthly Housing Delivery Report (see attached) which goes to every City Council and S.P.C. meeting.

In relation to the availability of land Dublin City Council currently has in the region of 120 hectares of land suitable for residential development, over 95 hectares of this land is already included on the different elements of the pipeline that is outlined in our monthly Housing Delivery Report.

Most of the remaining lands (not in the pipeline) are located in areas such as Ballymun, Cherry Orchard and Coolock/Belcamp where there is already a very high concentration of existing social housing. Effectively Dublin City Council's land bank going forward is fairly limited and this should be a key issue for consideration by the S.P.C.

I am setting out below a summary of the 4 stage Departmental Approval process for Housing Construction Schemes:

### **4-Stage Approval Process**

The funding approval process for social housing projects supported by the Department of Housing, Planning and Local Government is in line with the Government's Capital Works Management Framework (CWMF).

The approach means that local authorities forward design proposals and costings to the Department sequentially, as the local authorities advance the projects through their own planning/design work.

**Stage 1** – Local Authority submits a *Capital Appraisal* to verify the business case and basic project suitability – this is a light presentation of information and only indicative costs are required at this initial stage.

**Stage 2** – Local Authority submits a *Pre-planning outline design and cost check* – following site investigations, this involves the level of designs that are required for the Part 8 planning process and a completed Quantity Surveying cost plan. Detailed tender drawings and resulting costs are not needed at this stage until planning permission is obtained.

**Stage 3** – Local Authority submits a *Pre-tender costs check* – the more detailed designs and cost estimates have been prepared by the local authority design team at this stage and a cost check submitted before going to tender. Unless there have been changes to the design following Part 8/planning, or conditions to be met, the design is not reviewed.

**Stage 4** – Tender approval from Department – the tenders have been received and assessed by the local authority and approval is given to proceed to construction.

### **Target 59 week Programme**

The Department now has a target of 59 weeks for advancing social housing capital-funded projects through design, planning and approval; from stage 1 submission by the local authority, to contract award for the construction. It establishes target turnaround times for the Department to carry out the review process and for the local authority to carry out the design of the scheme, the planning process and the procurement of a builder.

### **The single-stage approval process**

A revised single-stage approval process for social housing projects less than €2m has been implemented. The main change from the previous single-stage approach is that in the event that the approved budget is not maintained, a second application for a budget revision will be facilitated on receipt of tenders. This will be facilitated where certain circumstances have caused the costs to rise – for example, tender inflation - and where such an adjustment will not increase the overall budget requirement beyond the €2m level.

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## Dublin City Council Housing Supply Report – November 2019

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The Dublin City Council Delivery Target for the three-year period 2015- 2017 was **3,347** Homes. The following was the delivery output for that three-year period:

<b>Delivered through:</b>	<b>2015</b>	<b>2016</b>	<b>2017</b>	<b>Total</b>
Construction by DCC	19	68	235	322
Acquisition/Leasing by DCC	263	259	165	687
Construction by AHB's	53	0	142	195
Acquisition/Leasing by AHB's	230	206	225	661
Part V Acquisitions	0	25	56	81
Voids Restored by DCC	1,012	975	879	2,866
<b>Delivery Total</b>	<b>1,577</b>	<b>1,533</b>	<b>1,702</b>	<b>4,812</b>
HAP Tenancies, Homeless (60% in the City)	112	934	1,579	2,625
HAP Tenancies, General	0	0	1,040	1,040
<b>Total Housing Outturn</b>	<b>1,689</b>	<b>2,467</b>	<b>4,321</b>	<b>8,477</b>

A new four-year housing programme 2018-2021 began in January 2018. The delivery target for this four-year period in Dublin City is **9,094**

This target figure includes Local Authority New Build, Acquisitions, Refurbishment/voids, Leasing and Part V. It also includes similar activity by Approved Housing Bodies (AHB's). Separate targets are set for the Housing Assistance Payment Scheme (HAP).

The following table gives details of the targets and delivery for the first year of this programme (**2018**):

Programmes	Target	Delivery	+_	
New Build – DCC	271	264	-7	
New Builds – AHB's	403	282	-121	
Part V	71	105	+34	
*Voids Restored by DCC	300	200	-100	
<b>Sub Total Build/Delivery</b>	<b>1,045</b>	<b>851</b>	<b>-194</b>	<b>81%</b>
Long Term Leasing	440	61	-379	
Acquisitions	278	545	+267	
<b>Total Target/Delivery 2018</b>	<b>1,763</b>	<b>1,457</b>	<b>-306</b>	<b>83%</b>
HAP Tenancies (Homeless)	585	1,186	+601	
** HAP Tenancies (Mainstream)	2,040	1,023	-1,017	
***HAP Tenancies (Rent Supplement/Transfer)	2,068	302	-1,766	
<b>Total HAP</b>	<b>4,693</b>	<b>2,511</b>	<b>-2,182</b>	
<b>Total Output</b>	<b>6,456</b>	<b>3,968</b>	<b>-2488</b>	<b>61%</b>
<b>Additional Voids Restored</b>	<b>500</b>	<b>671</b>	<b>+171</b>	

**Notes:**

\*Actual voids restored by DCC in 2018 was **871**, however this figure was originally capped in respect of Re-Building Ireland by the Department at **300** and later in the year at **200**. In previous years Dublin City Council counted all restored voids as completions.

\*\* This activity is largely demand led and outside our control.

\*\*\*This activity refers to existing tenancies under the Rent Supplement Scheme who are to transfer over to HAP, this is led by the Department of Social Protection and progress has been slow, and is largely outside DCC control.

There was a further over 900 Homeless HAP tenancies created by the DRHE/DCC in 2018 but they are located in the three Dublin Local Authority areas and are part of their output figures.

The projected delivery for the complete (2018-2021) programme is:

<b>Programmes</b>	<b>2018</b>	<b>2019</b>	<b>2020</b>	<b>2021</b>	<b>Total</b>
New Build – DCC	264	92	526	1,870	2,752
New Build – AHB's	282	359	221	607	1,469
Part V	105	194	400	400	1,099
Voids Restored by DCC	200	58	150	150	558
Long Term Leasing	61	155	400	400	1,016
Acquisitions	545	555	550	550	2,200
<b>Total Delivery</b>	<b>1,457</b>	<b>1,413</b>	<b>2,247</b>	<b>3,977</b>	<b>9,094</b>
<b>Target</b>	<b>1,763</b>	<b>1,624</b>			<b>9,094</b>
HAP Tenancies (Homeless)	1,186	2,100	2,100	2,100	7,486
HAP Tenancies (Mainstream)	1,023	826	780	825	3,454
HAP Tenancies (Rent Supplement)	302	624	780	825	2,531
<b>Total HAP Output</b>	<b>2,511</b>	<b>3,550</b>	<b>3,660</b>	<b>3,750</b>	<b>13,471</b>
<b>Target</b>	<b>4,693</b>	<b>3,545</b>			
<b>Total Social Housing Output</b>	<b>3,968</b>	<b>4,963</b>	<b>5,907</b>	<b>7,727</b>	<b>22,565</b>
<b>Target</b>	<b>6,456</b>	<b>5,169</b>			
<b>Additional Voids Restored – estimated</b>	<b>671</b>	<b>942</b>	<b>650</b>	<b>650</b>	<b>2,913</b>

I am confident that this challenging overall target of **9,094** will be achieved with the support of the Department of Housing, Planning and Local Government.

The following pages give details of the various programmes/schemes, the stage that all projects are at, with estimated milestones and completion timescales.

**Brendan Kenny**

**Deputy Chief Executive**

**Date: 4<sup>th</sup> November 2019**

### Homes Under Construction

Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Mile Stone	Finish Date
North Central	DCC	Priory Hall, Coolock, D.5	LA Housing	26	On site	Completion of blocks 8-20	Q4 2019
North Central	AHB (Tuath)	Old School House Lane, Santry, D.9	CALF	8	Contractor on site - Turnkey	Completion of scheme	Q4 2019
North Central	DCC	Ayrefield DC-0004	<b>Housing PPP</b>	150	On site	Completion of scheme	Q4 2020
North Central	AHB (Respond)	Chanel Manor, Coolock D.5	CALF	65	On site	Completion of scheme	Q2 2021
North Central	DCC (Rapid build)	Bunratty Road, D.17	LA Housing	78	On site	Completion of scheme	Q4 2020
South East	AHB (Fold)	St. Agnes's Armagh Road	CALF	103	On site	Completion of scheme	Q4 2019
South East	AHB (Tuath)	Raleigh Square, D.12	CALF	33	On site	Completion of scheme	Q4 2019
South East	AHB (Tuath)	Ravensdale Court D12	CALF	12	Contractor on site - Turnkey	Completion of scheme	Q4 2020
South East	DCC	Moss Street, D2	LA Housing	22	On site	Completion of scheme	Q4 2020
South Central	AHB (Fold)	Dolphin Park, D.8	CALF	43	On site	Completion of scheme	Q4 2019
South Central	DCC	St. Teresa's Gardens, D.8	Regeneration	54	On site	Completion of scheme	Q3 2020
South Central	AHB (Circle)	Rafter's Lane, D.12	CAS	11	On site	Completion of scheme	Q3 2019
South Central	AHB (Alone)	Jamestown Court, D.8	CALF	12	On site	Completion of scheme	Q2 2020
South Central	DCC	Cornamona, Ballyfermot	LA Housing	61	On site	Completion of scheme	Q1 2021
South Central	DCC (Rapid build)	Bonham Street	LA Housing	57	On site	Completion of scheme	Q4 2020
South Central	DCC (Rapid build)	Springvale, D.20	LA Housing	71	Off site development underway	Completion of scheme	Q2 2021
South Central	DCC (Rapid build)	Cork/Chamber Street, D.8	LA Housing	55	Off site development underway	Completion of scheme	Q2 2021
South Central	AHB (Oaklee)	30-35 Bow Lane Dublin 8	CALF	18	Contractor on site - Turnkey	Completion of scheme	Q1 2020

### Homes Under Construction

Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Mile Stone	Finish Date
South Central	AHB (Respond)	489/490 Bluebell Avenue	CALF	52	Contractor on site - Turnkey	Completion of scheme	Q2 2021
South Central	AHB (Cluid)	Sundrive Mews Kimmage D.12	CALF	9	On site	Completion of scheme	Q4 2019
South Central	AHB (Tuath)	Camac Grove Bluebell, D.12	CALF	5	On site	Completion of scheme	Q1 2020
South Central	AHB (Tuath)	Lough Conn Rd Ballyfermot D10	CALF	5	On site	Completion of scheme	Q3 2020
Central	AHB (PMVT)	Dominick Place	CALF	9	On site	Completion of scheme	Q2 2020
Central	AHB (Cluid)	St. Mary's Mansions, D.1	CALF	80	On site	Completion of scheme	Q1 2020
Central	DCC	O'Devaney Gardens, D.7	Regeneration	56	On site	Completion of scheme	Q4 2020
Central	AHB (Oaklee)	Poplar Row, D.3	CALF	29	On site	Completion of scheme	Q4 2019
Central	AHB (Respond)	Mountjoy Square, D.1	CALF	31	On site	Completion of scheme	Q4 2019
Central	DCC	Dominick Street	Regeneration	72	On site	Completion of scheme	Q2 2021
Central	AHB (CHI)	North King St	CALF	30	On site	Completion of scheme	Q2 2021
Central	DCC	North King St	LA Housing	30	On site	Completion of scheme	Q1 2021
Central	AHB (Tuath)	Ellis Court, D.7	CAS	22	On site	Completion of scheme	Q4 2020
North West	DCC	Scribblestown DC-0010	<b>Housing PPP</b>	70	On site	Completion of scheme	Q2 2020
North West	AHB (Cluid)	Wad River Close, Ballymun	CALF	9	On site	Completion of scheme	Q4 2019
North West	AHB (Novas)	Ratoath Avenue D.7	CAS	6	On site	Completion of scheme	Q4 2020
North West	DCC	Hampton Woods, D.11	LA Housing	45	Contractor on site - Turnkey	Completion of scheme	Q4 2019
			<b>TOTAL</b>	<b>1,439</b>			



### Schemes at Tender Stage

Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
Central	DCC	Croke Villas, D.3	Regeneration	61	Judicial review held Dec 2018	Awaiting decision from Judicial review	2021
Central	DCC	Sackville Ave,D.3	Regeneration	14	Value engineering exercise underway prior to tender production	Award of contract	2021
Central	DCC Housing Land Initiative	O'Devaney Gardens	Joint Venture	192	Final phase of Procurement process	Developer selected	TBC
South East	AHB (PMVT)	New street, D.8	CAS	8	Tender Approved	Appoint contractor	Q4 2020
South East	AHB (PMVT)	Townsend Street 180-187, D.4	CAS	18	Out to tender	Award of contract	Q4 2020
South East	AHB (Cluid)	Bethany House, D.4	CALF	62	Tender to be advertised October '19	Award of contract	Q3 2021
South Central	AHB (Dublin Simon)	25/26 Ushers Island, D.8	CAS	100	Commence tendering process	Decision on tender applications	Q2 2021
North Central	DCC Housing Land Initiative	Oscar Traynor Road	Joint venture	200	Finalising Competitive Dialogue process	Selection of developer	TBC
North Central	AHB (Respond)	Highpark, Gracepark Rd,D9	CALF	101	Planning permission granted July 2019	Funding application to be submitted to DHPLG	2022
			<b>TOTAL</b>	<b>756</b>			

Homes Currently Being Acquired							
Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
All Areas	DCC	General Acquisitions	LA Housing	323	With Law Department	Closing of acquisitions ongoing	2019
All Areas	AHB	General and Special Needs	CALF	117	Various proposals in progress	Closing of acquisitions	2019
All Areas	AHB	General and Special Needs	CAS	88	Various proposals in progress	Closing of acquisitions	2019
North West	DCC	Prospect Hill Turnkey, D.11	LA Housing	58	Snagging process commenced	Closing of acquisitions	2019
			<b>TOTAL</b>	<b>586</b>			

Additional Housing Agency Acquisitions as at Oct: **43**

Part V Acquisitions (Approved)							
Committee area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
North Central	DCC	St. Joseph's School, D.9	LA Housing	14	Funding approved	Units to be acquired	Q4 2019
South East	DCC	Church Avenue, D 6	LA Housing	1	Agreement in place	Unit to be acquired	Q4 2019
South East	DCC	Boland's Mills D 2	LA Housing	1	Agreement in place	Units to be acquired	Q4 2019
South East	DCC	Block H Mount Argus Dublin 6	LA Housing	13	Agreement in place	Units to be acquired	Q4 2019
South East	DCC	St. Pancras, D.6 Harold's Cross	LA Housing	7	Agreement in place	Units to be acquired	Q4 2019
South East	DCC	Royal Canal Park,	LA Housing	13	Agreement in place	Units to be acquired	Q4 2019
South East	DCC	Whitfield Grove, D.6	LA Housing	1	Agreement in place	Units to be acquired	Q4 2019
South Central	DCC	Herberton Rialto, D.8	LA Housing	39	Agreement in place	Units to be acquired	Q4 2019
South Central	DCC	Drimnagh Road	LA Housing/Leasing	1	Agreement in place	Lease agreement to be signed	Q1 2020
Central	DCC	Block B Dublin Landings, D.2 Docklands	LA Housing	30	Agreement in place	Units to be acquired	Q3 2020
Central	DCC	Sir John Rogerson Quay	LA Housing	5	Agreement in place	Units to be acquired	Q4 2019
Central	DCC	Pelletstown, D 15	LA Housing	16	Agreement in place	Units to be acquired	Q4 2019
			<b>TOTAL</b>	<b>141</b>			

### Capital Appraisals being processed

Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
Central	DCC	Infirmery Road, D.8	LA Housing	38	Part 8 Approval Detailed design development	Out to tender Q1 2020	Q2 2021
Central	DCC	Matt Talbot Court, D.1	LA Housing	92	Design Team procurement (from new framework)	Appoint Design Team	TBC
Central	AHB (Simon)	Arbour Hill, D.7	CAS	14	Pre tender stage	Submit pre tender cost report	Q4 2020
Central	DCC	Dunne Street, D.1	LA Housing	103	Design Team procurement (from new framework)	Appoint Design Team	TBC
Central	DCC	Dorset Street Flats, D.1	LA Housing	115	Tenders for Design Team due back Oct 24 <sup>th</sup>	Appoint Design Team	TBC
Central	DCC	Constitution Hill, D.7	LA Housing	100	Design Team procurement (from new framework)	Appoint Design Team	TBC
Central	DCC	St. Finbar's Court, D.7	LA Housing	46	Part 8 documents being finalised	Part 8 for November 2019	TBC
Central	AHB (CABHRU)	James Mc Sweeney House, Berkeley St D.7	CALF	35	Planning permission granted	Section 183 agreed Going to Area (Nov) City Council (Dec)	2020
South East	AHB (PMVT)	Shaw Street, D.8	CAS	11	Budget approval received €3.4m	Proceed to planning	2021
South East	DCC	St. Andrew's Court, D.2	LA Housing	42	Design Team procurement (from new framework)	Appoint Design Team	TBC
South East	DCC	Charlemont (Block 4), D.20	PPP	15	DCC to exercise an option to acquire further units	Agree costs with developer	2020
North Central	DCC	Belcamp B, D.17	LA Housing	12	Consultation done with Area Committee Sept 16 <sup>th</sup>	Lodge Part 8 October	2021
North Central	DCC (Rapid build)	Woodville, D.5	LA Housing	40	Design Team Appointed	Lodge Part 8 Q2 2020	TBC
North Central	DCC (Rapid build)	Cromcastle Court, D.10	LA Housing	200	Design Team Appointed	Lodge Part 8 Q2 2020	TBC
North Central	DCC	Sladmore, Ayrefield, D.13	LA Housing	22	Design Team Appointed	Lodge Part 8 Q1 2020	TBC
North Central	DCC	Glin Court, D.17	LA Housing	25	Tenders for Design Team due back Oct 24 <sup>th</sup>	Appoint Design Team	TBC
South Central	DCC (Scoil Eanna)	Lisadell and Rafters Lane D.12	LA Housing	180	Design Team procurement (from new framework)	Tender for Design Team	TBC

Capital Appraisals being processed							
Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
South Central	DCC	Grand Canal Basin, D.8	LA Housing	80	Design Team procurement (from new framework)	Tender for Design Team	TBC
South Central	AHB (Alone/Circle)	1b St. Michael's Estate, D.10	CAS	52	Planning application lodged Oct 20 <sup>th</sup>	Decision on planning	Q4 2020
South Central	AHB (Novas)	Kilmainham, D.8	CAS	11	Contracts with DPER	Departmental approval	Q4 2020
South Central	AHB (Respond)	Sarsfield Road, OLV Centre, D.10	LA Housing	6	Capital Appraisal submitted	Procure design team	
North West	DCC	Valley Site, D.11	LA Housing		Scheme is economically unviable due to excessive abnormals		
North West	DCC	Kildonan Lands, D.11	LA Housing	118	Finalise Masterplan layout. CEA complete mid Oct	Tender for Design Team	2021
North West	AHB (Clanmil)	Aughrim Street, Stoneybatter, D.7	CALF	4	Turnkey Project Funding drawdown commenced	Completion of scheme	2020
			<b>TOTAL</b>	<b>1,361</b>			

### Schemes at Preliminary Planning/Design

Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
Central	AHB (Cluid)	North Great Charles St., D.1	CALF	53	MOU to be signed for transfer of lands to Cluid	Transfer of site to Cluid from SMH	2020
Central	DCC	East Wall Road, D.3	LA Housing	80	Social Housing Development	Decision on future direction of site	TBC
Central	AHB (Circle)	Railway Street, D.1	CALF	47	Planning Permission granted July. 3 <sup>rd</sup> party appeal lodged	ABP decision	2020
Central	DCC Depot Site	Broombridge Road, D.7	LA Housing	15	Feasibility study being undertaken	Determine development options and devise plan	TBC
Central	DCC	Bannow Road (2.8 Acres), D.7	LA Housing	TBC	Site recently purchased by DCC adjacent to Batchelor's Factory	Plan to be developed for Social Housing scheme	TBC
Central	DCC Depot Site	Portland Row, D.1	LA Housing	35	Potential Social Housing Development	Feasibility study to determine development options and devise plan	TBC
Central	DCC Depot Site	Orchard Road, D.3	LA Housing	32	Feasibility study being undertaken	Determine development options and devise plan	TBC
South Central	AHB (Respond)	Lar Redmond Centre, D.12	LA Housing	10	Draft proposal submitted to include adjacent site in plans	Capital appraisal to be submitted	2021
South Central	DCC	Dolphin Phase 2, D.8	Regeneration	180	Phase 1B (30 units) submitted to Department for stage 1 approval Aug 2019	Master plan finalised Prepare cost plan and CEA	2022
South Central	AHB (Circle)	Coruba House, D.12	CALF	36	Design received, potential to develop adjacent lands	Circle to revert following consultation with adjoining landowner	2020
South Central	DCC Depot Site	Garryowen Road, D.10	LA Housing	34	Potential Social Housing Development	Determine development options and devise plan	TBC
South Central	DCC Depot Site	Davitt Road, D.12	LA Housing	70	Potential Social Housing Development	Determine development options and devise plan	TBC
South Central	DCC Depot Site	Marrowbone/ Forbes Lane, D.8	LA Housing	120	Potential Social Housing Development	Develop proposal in accordance with the Liberties LAP	TBC
South Central	DCC/AHB	Longmeadow's/ Sarsfield Road D 10	LA Housing CALF	250	Land currently on long lease to Sons of Divine Providence	Determine development options and devise plan	TBC
North Central	AHB (FOLD)	Millwood Court, D.5	CALF	60	Plans being developed by FOLD	Plans ready for local consultation	TBC

Schemes at Preliminary Planning/Design							
Committee Area	Provider	Schemes	Funding Stream	Units	Status	Next Milestone	Finish Date
North Central	AHB (Cluid)	Thatch Road, D.9 Swords Road (Site A)	LA Housing	30	Site affected by Bus Connects	Determine when site will be available for future development	2021
North Central	DCC	Belcamp Oblate Lands, D.17	LA Housing	300	Extensive Masterplan required	Determine development options	TBC
North Central	DCC Depot Site	Collins Avenue, D.9	LA Housing	115	Social Housing Development	Determine development options	TBC
North Central	DCC	Darndale Spine	LA Housing	80	Initial feasibility study completed	Procure design team from framework	TBC
North Central	DCC	Belcamp Site E	LA Housing	28	Risk analysis of site to assess best chances for delivery	Procure design team from framework	TBC
South East	DCC Depot Site	Sundrive Road, D.12	LA Housing	2	Potential Social Housing Development	Determine development options and devise plan	TBC
North West	DCC	74/75 Fairlawn Road, D.11	LA Housing	TBC	In-fill site	Plan to be developed for Social Housing	-
North West	DCC	Shangan	LA Housing	TBC	Social Housing Development	Determine development options	-
North West	DCC	Berryfield Road, D.11	LA Housing	TBC	In-fill site (open space)	Plan to be developed for Social Housing	-
North West	DCC	St. Helena's Road, D.11	LA Housing	TBC	Cul-de-sac site near new Rapid scheme	Plan to be developed for 1-2 houses	-
North West	AHB (Novas)	307 Casement Road, D.11	LA Housing	2	Single stage approval received	Planning application to be lodged	2020
North West	AHB (Novas)	13 Casement Drive, D.11	LA Housing	2	Single stage approval received	Planning application to be lodged	2020
North West	DCC	Church of the Annunciation, Finglas, D.11	LA Housing	45	Initial feasibility done 2018 Advanced feasibility study being undertaken	Plan to be developed for Senior Citizen accommodation	TBC
North West	DCC	37/38 Barnamore Park, D.11	LA Housing	TBC	In-fill site	Plan to be developed for Social Housing	TBC
			<b>TOTAL</b>	<b>1,626</b>			

Traveller Accommodation Programme							
Projects	Provider	Scheme	Funding Scheme	Units	Status	Next Milestone	Finish Date
Stage 4	DCC	Avila Park	LA Housing	1	Contractor on site	Project due for completion December	Q4 2019
Single Stage	DCC	Naas Road	LA Housing	3	Detailed design	Sewerage connection issues to be resolved	Q4 2020
Single Stage	DCC	Avila Park	LA Housing	3	Detailed design	Part 8 application December 2019	Q4 2020
Single Stage	DCC	Reuben Street	LA Housing	1	Detailed design	Part 8 application Q1 2020	Q4 2020
Stage 1	DCC	Grove Lane	LA Housing	10	Preliminary design and consultation	Issues with residents. Consultation stalled	2021
Stage 1	DCC	Cara Park	LA Housing	8	Preliminary design and consultation	Part 8 application Q2 2020	2020/2021
Stage 1	DCC	Cara Park	LA Housing	2	Preliminary design and consultation	Part 8 application Q2 2020	2020/2021
Stage 2	DCC	Labre Park (Phase 2/3)	LA Housing	28	Consultation complete. Design frozen	Part 8 application December 2019	2020/2023
Stage 1	DCC	St. Mary's	LA Housing	1	Preliminary design and consultation	Detailed design Needs agreement from Fingal	2020
			<b>TOTAL</b>	<b>57</b>			



<b>Potential Affordable Homes</b>			
<b>Schemes/Sites</b>	<b>Units</b>	<b>Status</b>	<b>Finish Date</b>
Ballymun O'Cualann (Poppintree Site), Dublin.11	49	Completed and sold	Done
Ballymun O'Cualann (Sites 22 and 23), Dublin.11	39	On site	2020
Ballymun O'Cualann (Site 21), Dublin.11	13	In planning, more information requested September 20 <sup>th</sup>	2020
*Ballymun; Balbutcher and Sillogue sites 12 & 14, Dublin.11	157	The 25 developers who expressed an interest in the sites are being invited to a workshop hosted by DCC Nov 7 <sup>th</sup> 2019	TBC
Ballymun – further sites, Dublin.11	200	Potential for development being explored	
*Cherry Orchard, Dublin.10	215	The 25 developers who expressed an interest in the sites are being invited to a workshop hosted by DCC Nov 7 <sup>th</sup> 2019	TBC
Cherry Orchard – further sites, Dublin.10	525	Potential for development being explored	
Housing Land Initiative sites – O' Devaney Gardens & Oscar Traynor Road	329	In procurement process	TBC
Poolbeg SDZ	500	Feasibility stage	TBC
Belcamp/Oblate Lands, Coolock, D.17	300	Feasibility stage	TBC
Kildonan, Finglas, Dublin.11	48	Feasibility stage	TBC
Valley Park, Finglas, Dublin.11	50	Feasibility stage	TBC
<b>TOTAL</b>	<b>2,425</b>		

**\*A total of €14.6million for infrastructural works on three sites (Ballymun and Cherry Orchard) was approved by the Department of Housing, Planning and Local Government in December 2018**

<b>Cost Rental Proposals</b>			
<b>Schemes/Sites</b>	<b>Units</b>	<b>Status</b>	<b>Finish Date</b>
Emmet Road, D.8 (St. Michael's)	330	Framework Development Plan completed submitted to DHPLG Aug 2019 (with stage one application) Out to Design framework end of Oct 2019	TBC
Coultry Road, Ballymun, (Site 6) D.11	300	EOI closing date 18/10/19 – AHB's (3 received)	TBC
Cherry Orchard	600	Draft Park West/Cherry Orchard LAP approved at full Council meeting in October	TBC
<b>TOTAL</b>	<b>1,230</b>		

<b>Summary 2019 Long Term Lease Delivery</b>	<b>Units</b>	<b>Status</b>
Closed as at October 1 <sup>st</sup> 2019	78	
With Law Department	15	Expected to close early Nov
AFL/Department Approval	19	Outstanding works expected to close by end of year
Additional expected to close 3 – 6 months	91	Not all will close by end of year due to outstanding repairs
<b>Total expected to close by year end 2019</b>	<b>140/150</b>	
New Applications	114	Delivery date not known at this stage
Enhanced Lease Proposals	225	Delivery 2021
<b>Total Proposals</b>	<b>542</b>	

**Buy and Renew Scheme: Derelict/Vacant properties 2019 (Total Acquired/Completed 2018: 27 units)**

16 Properties completed and allocated up to October 2019

Status of remaining properties (24) below acquired under the Derelict Sites Act/CPO through the Buy and Renew Scheme 2019

<b>Property</b>	<b>Position</b>
6 Creighton Street, Dublin 2	Stabilisation works completed. Estimated Completion is Q4 2020
7 Kingsland Park Avenue, Dublin 8	Refurbishment works in progress. Estimated completion Q1 2020
6 Nelson St, Dublin 7	Refurbishment works in progress. Estimated completion Q1 2020
77 & 77A & 78 The Coombe Dublin 8	Contractor appointed. Estimated completion Q2 2020
52 Windmill Road, Crumlin, Dublin 12	Refurbishment works in progress. Estimated completion Q4 2019
32 Harold Road, Stoney Batter, Dublin 7	Refurbishment works in progress. Estimated completion Q1 2020
33 Harold Road, Stoney Batter, Dublin 7	Refurbishment works in progress. Estimated completion Q1 2020
16/16A St James Terrace, Dublin 8	Refurbishment works in progress. Estimated completion Q1 2020
17/17A St James Terrace, Dublin 8	Refurbishment works in progress. Estimated completion Q1 2020
142 Harold's Cross Road, Dublin 6	Prepare design detail and appoint contractor. Estimated completion Q3 2020
144 Harold's Cross Road, Dublin 6	Appoint contractor. Estimated completion date Q3 2020
61 Killester Park, Dublin 5	Refurbishment Works in progress. Estimated completion date Q4 2019
1 La Touche Road, Bluebell, Dublin 12	Appoint Contractor. Estimated completion date Q4 2019
35 Malahide Road, Dublin 5	Appoint Contractor. Estimated completion date Q2 2020
10 Hazelcroft Gardens, Dublin 11	Appoint Contractor. Estimated completion date Q2 2020
25A Barnmore, Finglas, Dublin 11	Appoint Contractor. Estimated completion date Q2 2020
22 Derry Road, Crumlin, Dublin 12	Appoint Contractor. Estimated completion date Q1 2020
19 Connaught Street, Dublin 7	Appoint Contractor. Estimated completion date Q3 2020

Property	Position
21 Connaught Street, Dublin 7	Appoint Contractor. Estimated completion date Q1 2020
414 North Circular Road	Appoint Contractor. Estimated completion date Q4 2020

### Vacant residential property acquisitions

The Housing Department is currently negotiating the acquisition of **18** additional vacant residential properties under the buy and renew scheme.

### Current processes underway to identify additional properties

The City Council has established a communication forum with other Local Authorities, State Agencies and Approved Housing Bodies in relation to the recording and where possible the sharing of data on vacant properties.

There is a dedicated vacant housing database to record all properties reported to it and the City Council continues to liaise with Landlords, Estate Agents, Property Owners and the General Public to help identify vacant properties in the City.

The Housing Department vacant housing register has recorded **594** residential properties by accessing data from the CSO, Geo-directory, Vacantheses.ie and internal databases. The City Council has undertaken **332** site inspections with a further **24** inspections scheduled and **21** title searches currently in progress.

**Vacant (Void) Property Refurbishments:** Housing Maintenance refurbished **969** properties in 2018.

### Vacant Property Refurbishments Completed 2019 (January to October 2019)

Property Type	Central	North Central	North West	South Central	South East	Total
House	26	69	84	96	2	277
Apartment	43	15	37	127	80	302
Senior Citizens	32	41	56	48	31	208
<b>Total</b>	<b>101</b>	<b>125</b>	<b>177</b>	<b>271</b>	<b>113</b>	<b>787</b>

These properties are divided into: Vacant Council Properties: 591, Acquisitions: 196 Total: 787

**Current Refurbishments Underway:**

<b>Status</b>	<b>Central</b>	<b>North central</b>	<b>North West</b>	<b>South Central</b>	<b>South East</b>	<b>Total</b>
Being refurbished by Framework	88	72	82	108	76	426
Being refurbished by Direct Labour	6	1	18	34	5	64
<b>Total</b>	<b>94</b>	<b>73</b>	<b>100</b>	<b>142</b>	<b>81</b>	<b>490</b>