

**To the Chairperson and Members
Of the Central Area Committee**

North West Inner City Housing Update for January 2021

Dominic Street Lower

Information leaflets on proposed work are delivered to residents on a monthly basis.

Progress in the month of October include the following :

- Blockwork and Brickwork still ongoing in the townhouses
- Installation of Glazing still ongoing up to 5th floor level
- Roofing works ongoing
- Continued fit out works on the 1st, 2nd, 3rd, 4th & 5th floor of the main building
- Continued installing stone cladding
- Continued installation of precast concrete panels
- Utility works ongoing.
- Completed the structure on the Townhouses, Installed 4th floor Precast balconies on the main building, Blockwork ongoing up to 4th floor level, Installation of windows ongoing, Continued fit out works 1st, 2nd, 3rd, floor of the main building,
- Plastering works are being completed in the apartments

Duggan Brothers will be finishing for the Christmas season from lunchtime Tuesday 22nd December returning to work on Monday the 04th January, 2021.

Aerial Image Of The Project



Plastering Works Being Completed In The Apartments



Sean Foster Place (North King Street)

We are now up to 5th floor and are working towards a summer 2021 completion.

The apartment mix consists of 7 no. 1 bedroom apartments, 18 no. 2 bedroom apartments, 3 no. 2 bedroom duplex apartments and 2 no. 3 bedroom apartments. Each apartment has dual aspect, with a private balcony. The expected completion date is spring 2021.

An update meeting will commence when Covid 19 restrictions are lifted with DCC Officials & City Architects.

Constitution Hill

Department of Housing, Planning and Local Government has granted Stage 1 approval to Dublin City Council for the regeneration of Constitutional Hill complex.

Residents have been notified and a design team will be in place December 2020 this team will engage with local community and elected representatives to develop a mixture of retrofit and new build housing and prepare a planning application.

Housing maintenance to install a new non-slip surface on the stairs within the three blocks of the complex. Residents notified by flyers. Previous delays due to weather conditions but works commenced the week of the 14th December, 2020.

Upper Dominick Street

A painting programme is still ongoing in the hallways and stairwells of the complex.

Blackhall Queen Street Complex

Enhancement works to the courtyards of the complex have been completed.

Parking Enforcement (APCOA) commenced on Monday 14th December.

Works to the main playground is now completed. New playground to be installed in one of the courtyards and works have now commenced.

Henrietta House

Residents of the complex are working closely with Estate Management & Community Section i.e. Community Garden Project and Playground Area to enhance the complex. Works still ongoing.

Parks section have donated plants for the residents in relation to the Community Garden Project.

Estate Management / Community Section has Co-funded the Painting Programme on the Back Boundary Walls to the Community Garden Project.

Hardwicke Street

Estate Management are working closely with Men's Gardening Club

New surface on playground will commence in the new year.

Sheridan Place

The painting programme has now been completed.

Drumalee Estate.

Weeding programme works completed on the 04th December (footpaths, communal areas and open spaces).

Laneways cleared of household rubbish.

Fencing around the all weather pitch has now been repaired.

Chancery House

The vehicular electronic gate with a new motor and fobs was installed on the 04th December. Fobs will be distributed to tenants the week commencing Monday 21st December, 2020 and the gates will be activated.

CCTV Upgrade NWIC Area

Upgrading CCTV works have commenced within the NWIC by Electronic Security Products T/A I.S.A. Group & Lawless Security.

A summary of such works include Replacement Recorders, Initial Maintenance Inspection, Georges Place New Installation, Wireless Network and the Annual Maintenance Fee.

A list of those complexes impacted by these works include:

- Dominic Street Lower & Upper
- Constitution Hill
- Kevin Barry House
- Saint Michan's House
- Sheridan Place & Sheridan Court
- Wolfe Tone Close
- Georges Place

Total costs for these works are €40,825.95.

In the NEIC area the following complexes have new/upgraded CCTV :

New CCTV

Saint Marys Court Senior Citizens Complex

Saint Laurence O' Toole Court Senior Citizen's Complex

Liberty House Complex

Upgraded CCTV

Patrick Heeney Crescent

Courtney Place

Avondale House

Poplar Road/ Annesley Area

Replacement/Repair CCTV (After Vandalism /Arson)

Ballybough House

Estate Management Housing Statistics, December 2020

Housing Projects Office, Parnell Street, Dublin 1.

Housing Manager:

Marion Foran

No of anti-social complaints per 1997 act Drug related	2
No of anti-social complaints per 1997 act not Drug related	5
No. of Complaints	
Total Complaints	7

No of anti-social Interviews per 1997 Act	1
No of other interviews	2
Total interviews	3

No of requests for mediation	0
No of complaints referred to the Central Unit for action	0
No of Section 20 Evictions	0

Allocations

Bands 2 & 3	1
Medical	1
Welfare	0
Homeless	0
Travellers	0

Succession	0
RAS/HAP	1
Fire/flood/Emg – Maintenance	0
Surrender Larger	0

Senior Citizens

Bands 2 & 3	0
Medical	0
Welfare	0
Homeless	0
Travellers	0

Voids

Long Term Maintenance	0
Contracts	30
Capital Projects	97

Marion Foran

NWIC Area Housing Manager