

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

13th April 2021

North West Inner City/ Parnell Street Office Housing Update

Dominic Street Lower

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

Works to date 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 been completed in the apartments

Due to level 5 restrictions Duggan's ceased work on the site in early January 2021. The site remains closed until we are otherwise notified.

Aerial Image Of The Project



Sean Foster Place (North King Street)

The site was shut down on 8th January 2021 in accordance with Government direction on 6th January 2021. This site remains closed until otherwise notified.

Constitution Hill

An update letter on the redevelopment plans for this complex has been issued to all residents within the complex. Dublin City Council & Community services Department have now appointed Grafton Architects to work in collaboration with the Housing & Community Services Department to design our new development.

Blackhall Queen Street Complex

Works to resurface the roofs in Blackhall is ongoing.

Works on the playground have been placed on hold due to Covid - 19 restrictions.

Henrietta House

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

Resurfacing of the Playground has been put on hold due to Covid-19 restrictions.

On-going meetings with Housing, Community and Residents regarding the garden project.

Hardwicke Street

Estate Management are working closely with Men's Gardening Club.

Estate management engaging with residents.

Resurfacing of the Playground has been put on hold due to Covid-19 restrictions.

Tree pruning programme has commenced within this complex.

Saint Michan's House

Resurfacing of the tarmac area around the crèche and playground area has commenced.

There are ongoing monthly meetings with two members of the residents association.

Stabilisation works are being attached to all parapet walls on all blocks.

IPP informed Fergal Connolly, Executive Engineer, that the water pumps were inspected on the 08th February, 2021 and they were functioning correctly, generating 3.2 bar pressure, which is fine.

No complaints were received by DCC HM about water pressure issues at Saint Michans House in recent times.

George's Place

A tree pruning programme has commenced in this complex and these works will be completed within a few days.

Rat Baiting within NWIC

All complexes within the NWIC have been rat baited as part of an on-going programme by Mark Kenny.

Estate Management Housing Statistics, March 2021

No of anti-social complaints per 1997 act Drug related	0
No of anti-social complaints per 1997 act not Drug related	12
No. of Complaints	10
Total Complaints	22

No of anti-social Interviews per 1997 Act	5
No of other interviews	12
Total interviews	17

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	0
Welfare	0
Homeless	1
Travellers	0
Succession	0
RAS/HAP	0
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

A/Area Housing Manager