

**Director of Services Report  
South Central Area Committee Meeting  
19<sup>th</sup> October, 2022**

**SOUTH WEST INNER CITY ELECTORAL AREA**

**Public Realm & Capital Programmes**

**Francis Street Environmental Improvement Scheme:** The programme will continue to the end of the year with finish works and snagging etc in January 2023.

**Donore Avenue landscaping:** Work has been completed to develop a small area of landscaping at the junction of Cork Street. The project entailed removing hard paving and installing shrubs and herbaceous planting and a bench. This project was funded from the Area Discretionary Fund.

**Liffey Bridges:** Work has been completed to refurbish the balustrades of three historic Liffey bridges. The painting programme was funded by the Area Office. The work identified the need to develop a longer-term conservation management plan for the Liffey bridges and the various heritage features along the quays including ward markers, quay walls etc. The development of a conservation management plan will form an action of the forthcoming City Heritage Plan. The Area Office will continue to look at and support initiatives that improve the quality of the public realm of the quays within the South Central Area.

**Dolphin's Barn:**

- The Area Office is currently tendering for street furniture and planted areas at Dolphin's Barn. The tendering process should be completed by the end of October. It is currently envisaged this work will happen in Q1 2023.
- Works will get underway shortly to improve the small parklet opposite Dolphin's Barn Church, including removing the remaining walls of an old toilet block, adding a new section of railings along St James Avenue and localized works to improve levels.

**St James Walk/ Linear Park:** A finalized plan for the second phase of work to refurbish the linear park, comprising the area from Basin Lane/Brandon Terrace to Fatima Luas stop will be issued shortly ahead of tendering. Work is scheduled to take place in Q1 2023. The project is led by Parks, Biodiversity & Landscaping Services.

**Thomas Street to Suir Road Cycleway:** Proposals for an interim cycle route and pedestrian improvements along a c. 2km route linking Thomas Street to SCR are currently advertised on the Consultation Hub at [www.dublincity.ie](http://www.dublincity.ie). Submissions from members of the public are invited until 31<sup>st</sup> October.

**Weaver Park:** The Area Office is committed to work with Parks, Biodiversity & Landscaping Services to repair and return to use as soon as possible the fire-damaged play frame at Weaver Park.

## **Housing**

### **St Michael's Estate, Emmet Road, Dublin 8.**

Planning Lodged 5<sup>th</sup> October, 2022

Finish Date: Q2 2025

### **Tyrone Place Dublin 8. Regeneration.**

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.

### **School Street.**

DCC received Stage 1 approval from the DHLGH for the regeneration of School Street and Thomas Court Bawn with a number of queries. These queries have now been replied to and submitted to the D.H.L.G.H. Upon approval, the commencement of the procurement of an integrated design team for the redevelopment project will begin.

### **Oliver Bond Regeneration.**

DCC have received Stage 1 project approval from the DHLGH for the first phase of the regeneration of Oliver Bond, which is for the redevelopment of Blocks L, M and N. We also received funding for a Community Development Worker to be appointed to the Oliver Bond regeneration project.

DCC City Architects and Housing Regeneration staff are currently reviewing queries received as part of our Stage 1 project approval to seek project budget approval.

### **Football Pitch**

Works complete and license agreement signed. Extra security has been added to the fence surrounding the pitch to prevent access when pitch has been closed.

Side gates to green area at rear of Block B are due to be upgrade with extra security measures. Painting programme ongoing.

Bin areas are still being upgraded

### **Bonham St .Dublin 8. Volumetric Build - 57 Units**

26 x 1 bed

26 x 2 bed

5 x 3 bed

On site. Completion of Scheme Q2 2023

DCC have designated a community liaison (Trevor Martyn) to engage with residents regarding their concerns.

Trevor can be contacted @ 087 2925013 [trevor.martyn@dublincity.ie](mailto:trevor.martyn@dublincity.ie)

### **Dolphin House Regeneration Masterplan Dublin 8.**

The Dolphin House Regeneration Masterplan approved on the 4th Feb 2021 by the DH Regeneration Board. DCC will progress the masterplan in conjunction with the Dolphin House Regeneration Board and the Dolphin House Community.

Dolphin 1B - Stage 1 project and funding approval has been received for the construction of approximately 25 new homes. Design development is progressing. It is anticipated to start the Part 8 process in early Q4 2022.

Public Meeting – A public meeting was held on Thursday 22<sup>nd</sup> September attended by Bruce Philips, Alice Simington, Stefan Lowe & Veronica Hand. An update was given on the plans for Dolphin 1B & the extended Masterplan timelines. The information was greeted mostly with hostility & criticism. The importance of Dolphin 1B progressing was emphasized for both the community & DCC and urged proceeding with 1B as soon as possible as it will unlock a bottle neck in the project.

Demolition of the long blocks going well. Block 1 has been demolished. Block 2 is expected to be demolished by the end of next week. The work following the demolition will consist of sorting through the rubble to sort materials before it can be removed off site which will take a number of weeks.

At the beginning of the ‘mechanical demolition’ which began the end of August first week of September there were numerous complaints in relation to the dust levels by residents. The contractors now have this under control as water is being sprayed during the work to control the dust. Two rounds of window cleaning for the residents in the vicinity of the demolition will take place but no schedule has been put in place yet.

New Blocks – new entrance doors fitted to all the blocks and working well. New courtyard doors have been ordered for blocks C and D.

Interim Playground Facilities – Onsite meeting held with the contractor Haffey Playgrounds on August 23<sup>rd</sup>. DCC have received new drawings to show the alterations of the play equipment and the layout of the equipment which has been approved. DCC have also requested our engineer to examine the grounds of where they play facilities will be placed.

Entrance Driveway into Dolphin – Cars are continuing to park on both sides of the entrance in and out. Our engineer Colum Gallagher has engaged a contractor to repaint the double yellow lines to deter parking. We are waiting on a start date which should be soon.

### **Donore Avenue - (former Saint Teresa’s Gardens)**

#### **Donore Forum**

The first meeting of the new Donore Forum took place on 29<sup>th</sup> September 2022. The main focus of DPCF will be around construction related matters; to support development of 543 social and cost rental housing units of the Donore Project, but also community facilities and infrastructure; to get updates from LDA, Hines and DCC; while making sure the voice of the local community is also heard and taken into account when various plans are being proposed and implemented.

### **LDA**

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

A Part 10 planning application is due for lodgement late Q3 2022

### **Margaret Kennedy Road/Court**

Purcell are undertaking remedial works on the drainage system in the coming weeks. New security measures are being implemented in Margaret Kennedy Court. Heating defects have been referred to Purcell for resolution.

### **Herberton 39 units Part 5**

9 x 3 bed

24 x 2 bed

6 x 1 bed

All these units will be allocated under the Choice Based Lettings scheme, selections and viewings are currently ongoing.

### **Cork Street / Chamber St Volumetric - 55 Units**

32 x 1 bed

10 x 2 bed

13 x 3 bed

Completion of scheme Q2 2023

DCC have designated a community liaison (Laura Kenny) to engage with residents regarding their concerns.

Laura can be contacted @ 0871863675 [laura.kenny@dublincity.ie](mailto:laura.kenny@dublincity.ie)

### **Community**

#### **The Liberties Haunt**

Plans for this year's Liberties Haunt are now well under way with a very exciting programme of events for families throughout the SWIC.

## **Spooky Parade**

3.45pm - Families from throughout the Liberties will assemble at Bridgefoot Street Park.

4.15pm - The Parade will commence!!!

Led by an extremely GRIM REAPER who will travel in a classic two seater Morgan car, the parade will make its way (with the approval of the local Gardaí) along the following route.

- Oliver Bond Street
- John Street West
- Francis Street
- Swifts Alley
- St Catherine's Street
- Ash Grove
- Meath Street
- Grey Street
- Braithwaite Street
- Summer Street
- Marrowbone Lane
- Robert Street
- Bond Street
- Echlin Street
- James's Street

In true Pied Piper fashion the parade will gather momentum as children from various youth groups will join in along the way.

Final Destination: The large car park on Thomas Court opposite St Catherine's Church.

Activities to include:

The Haunted House: Inflatables: Sort Play Area for Tiny Tot's:

Fancy Dress Disco: Various Performances by Local Youth Groups, Street Artists etc.

## **Art Workshops.**

In preparation for the Liberties Haunt, children from the SWIC will attend a number of art workshops, making lanterns / costumes etc for the parade.

These workshops will be facilitated by students from NCAD who will also assist with the design for the Haunted House.

## **The Rocky Horror Film Show**

A Screening of the Rocky Horror Film Show will take place in St Andrews Community Centre Rialto on Thursday 27<sup>th</sup> October. An evening of fun and sing along. Doors will open at 7pm. There will be prizes for the best dressed Male and Female. Tickets are free but booking is essential.

## **Halloween Family Disco and Fancy Dress**

A Halloween Family Disco and Fancy Dress Party will take place in the F2 on Saturday 29<sup>th</sup> October from 5pm onwards.

### **Theatre and Afternoon Tea**

DCC Community Section in association with Rialto Active Retirement Group are hosting a one man play - **The Importance of Being Oscar**. This performance will take place in St Andrews Community Centre on Thursday 3<sup>rd</sup> of Nov at 3pm sharp. Followed by Afternoon Tea.

### **Library Service for Memorial Court Residents**

**If you can't come to the Library, the Library will come to you!!**

An in house library service will commence from this week onwards for the residents of Memorial Court in Islandbridge. A wide selection of books will be delivered on a monthly basis to the complex

The residents are also very interested in setting up a regular book club.

### **Holistic Healing Day**

As part of Social Inclusion Week a Holistic Healing event will take place in Dolphin House on Thursday 10<sup>th</sup> November. This event is open to the wider community who are welcome to avail of holistic treatments to include: Reflexology, Indian Head Massage, Neck & Shoulder Massage, Aura Soma Readings and relaxation.

### **The Tenters Documentary**

The recent outdoor screening of the Tenters Documentary in Oscar Square was a tremendous success!

For those who didn't make it on the night, the good news is it will feature on Nationwide this Friday at 7pm. Well worth seeing!

**Kilmainham Inchicore Network** - meeting 17<sup>th</sup> October 2022 at 5.30pm, 6 Tyrconnell Road

#### KIN Strategic Planning Process

KIN is almost 6 years in existence and reviewing, evaluating and planning for the future.

This strategic process will have a facilitator working with it over the next few months creating a Vision and Strategic Plan.

As part of this process a booklet is being prepared for circulation to local households outlining the work of KIN, encouraging greater engagement in planning and attending events. Information will be shared on developments, organisations and services in our area. This booklet will be ready for circulation shortly.

#### Liffey Gaels/ East Timor Park Master Plan:

Alastair Ferrar, Cunnane Stratton Reynolds Consultant have had their remit extended to include reviewing increased access from the park over to Irish National War Memorial Gardens. This will also be included in a Master Plan for Liffey Gaels Park on behalf of DCC.

#### Grand Canal - Activation and Animation of Grand Canal between Portobello and Kylemore Road: (presentation at Are Committee September 2022)

Irish Leisure Consultants (ILC) have been asked by Dublin City Council and Waterways Ireland to identify the potential recreational Activation and Animation measures along the Grand Canal between Portobello and the Kylemore Bridge. They have consulted with local organisations, individuals and agencies regarding the current and potential future recreational use of the canal, and from this are in the process of identifying appropriate approaches and best practice. A Final Report is currently being prepared and due to be launched in November 2022. More details to follow.

### **Fairs at Richmond Barracks**

KIN, in partnership with Dublin South City Partnership and Dublin City Council Culture Company, are organising 4 fairs at Richmond Barracks over the next year. The Harvest Fair took place 24<sup>th</sup> and 25<sup>th</sup> September, with over 3500 visitors. KIN organised workshops, including one by Core Youth Service, a talk by Dublin 8 Greenbridge Forum as well as a panel discussion on Sunday 24<sup>th</sup> discussing issues relating to: Nature, Harvest, Growth, how we respect the environment, food and sustainability, community participation. KIN's emphasis is on workshops with community engagement and development. There will be further fairs for Christmas (25/26 November 2022) and a Spring Fair (February 2023).

### **Office in Inchicore – 6 Tyrconnell Road**

Will be open from 17<sup>th</sup> October 2022 for KIN and IRCF business. Public opening hours will be issued shortly.

### **Inchicore Regeneration Consultative Forum**

The Emmet Road Development application was lodged to An Bord Pleanála on 5<sup>th</sup> October 2022. The statutory public consultation as part of the planning process with ABP will follow. See [www.emmetroad.ie](http://www.emmetroad.ie) for full application information. Hard copies of the application are available for viewing at Inchicore Library, Richmond Barracks; Dublin City Council, South Central Area, Eblana House, Marrowbone Lane, Dublin 8 and Dublin City Council Civic Offices, D8.

**Meanwhile Activities and Community Building Subcommittee (MACb)** – work of this subcommittee includes the Harvest Fair and Samhain events, outlined above in the KIN report. This is all part of the process to encourage community engagement and meanwhile activities, as well as building community leadership, capacity and trust through shared experiences/memories.

### ***A reflection on the experience and learning of Regeneration Boards / Forums in Dublin 8, 10 and 12***

This event took place Tuesday 12<sup>th</sup> October 2022. Members from 4 Regeneration boards attended, along with representation from Department of Housing Local Government and Heritage. This second Community of Practice Shared Learning Experience Regeneration Event, attended by 30 people, followed on from a *Reflection on Learning and Experience of Regeneration Boards and Forums in D8 and D10* event held in May 2022.

### **Public Domain**

The City Neighbourhood Awards Ceremony was held in Croke Park on October 6<sup>th</sup> and the SWIC was very successful in our first in-person ceremony in three years.

- Emmet Road Shops i.e. Rigger Café Frontline Bikes and Reflections Hair Salon won in The Shop Front Business Category.
- The Hyatt Centric, Dean Street won in the Environment & Sustainability Business Category.
- The Tenters Residents Association won in the over 300 houses Residential Category. Colm O'Regan won the overall individual contribution in the Residential category,





- Tenters 100 Fairbrother Field Commemorative Group won in the Best New Entry Category.
- Inchicore Environmental Group listed for the Dublin Community Clean-up.
- The Timberyard claimed 2<sup>nd</sup> Prize in The Flat/Apartment Residential Category.
- The Stillgarden Distillery claimed 2<sup>nd</sup> Prize in the Mixed Use Category.
- Flanagan's Field Community Garden claimed 2<sup>nd</sup> Prize in the Community Garden Category.
- 92-117 Rialto Cottages claimed 2<sup>nd</sup> Prize in the 1-150 Houses Residential Category.
- Memorial Court claimed 2<sup>nd</sup> Prize in the Senior Citizens Residential Category.

The Weed Treatment 2<sup>nd</sup> Spray will begin the area Mid-October.

Manual Treatment by Waste Management Crews will be working separately to augment the 43km allotted to the area for weed treatment.

Halloween Programme will be listed separately.

Graffiti has been removed from Augustine Street, Bridgefoot Street & Bridgefoot Street Park, and Island Street. (The Allocated fund from Waste Management has been used in its entirety.)

17 Clean-ups have been facilitated by Public Domain.

Report from: -

**Bruce Phillips,**  
**Senior Executive Officer**  
**South West Inner City Local Electoral Area.**



## **BALLYFERMOT/DRIMNAGH ELECTORAL AREA**

### **Housing**

#### **Cornamona**

Work is ongoing and it now seems likely that it will be near the end of quarter 1, 2023 when the units will be ready for allocation.

#### **Springvale**

Due to the works that remain to be carried out it is anticipated that the likely completion date is mid-2023.

#### **Canal Bridge Apartments Kylemore Road /Bluebell**

The majority of the units have now been occupied with only a small number of tenants left to move in.

#### **Lissadel Maisonettes**

Insulation works along with replacement windows and doors is expected to commence in approximately two weeks' time. Work is continuing on the preparation of a stage 1 application to the Department of Housing, Local Government & Heritage with an anticipated submission of quarter 1, 2023.

#### **Bernard Curtis House**

The repainting of the units is continuing.

#### **Labre Park**

Cluid has prepared a stage 2 application for submission to the Department of Housing, Local Government & Heritage that is currently being reviewed by Dublin City Council's technical staff prior to submission.

#### **Park West Apartment**

Following a very high level of interest in a single 2 bedroom apartment that became available, all applications have been processed and a selection has been made for the apartment

#### **Hillside Manor**

The units are still being finished out and the CBL applications are being processed.

#### **Claddagh Court**

There has been a delay in the replacement of the intercom system due to supplier issues. It is hoped to have these issues resolved in the coming weeks.

#### **Sons of Divine Providence**

Following the Stage 1 approval meetings have been taking place with officials from the Department of Housing, Local Government & Heritage to move the project forward.

**Bluebell**

The Land Development Agency is in the process of carrying out a site capacity study.

**Rafters Road**

A stage 2 application has been made to the Department of Housing, Local Government & heritage but no response has been received yet.

**Community****Environmental****Bulbs not Bonfires**

Daffodil bulbs are now available for community planting in the days leading up to Halloween to promote positive activity and discourage bonfires. Contact [scott.watson@dublincity.ie](mailto:scott.watson@dublincity.ie)

Two benches were installed in Bluebell Park with funding from the 2022 Discretionary Funds. The feedback has been very positive especially from the elder community who have somewhere to rest when they are walking around the park.

Replanting of the Planter boxes along the Main Road in Ballyfermot will commence in the coming weeks.

The Walkinstown Environmental Group is delighted with the 10 new blue planters that were installed with funding from the City Council in the area last week. The planters add to the aesthetics of the area and will be maintained by the local groups.

## Community Participation

### Halloween Events

Community Development staff take an active role in organising the Ballyfermot/ Cherry Orchard events for Halloween. This year the Council has worked to establish a new group in Bluebell organising its first Halloween events.



Planning for Halloween Events is at an advanced stage in the Ballyfermot, Cherry Orchard area. The full programme of events will be circulated throughout the schools and on Social Media commencing on Monday October 17<sup>th</sup>.

The City Council will promote a Halloween safety campaign throughout the area, reminding people to think and be aware putting safety first.

The Fire Officer will attend the Ballyfermot Sports Complex on Wed. 19<sup>th</sup> to talk to 100 children about fire prevention and safety over the Halloween period.

The City Council would like to acknowledge the tremendous work put in by the following Youth groups to organise this year's programme of events:

Ballyfermot Youth Service, FamiliBase, Candle Community Trust and the Foróige ABLE Project, Cherry Orchard Integrated Youth Project, Cherry Orchard Running Club, the Equine Centre and the Orchard Community Centre, Le Fanu Skate Park BMX Group, Ballyfermot Chapelizod Partnership and the Ballyfermot Community Civic Centre.

The Bluebell Committee has organised a programme of events to include a spectacular fire show by Rogu, funded by the City Council. The community hall will host live music, face painting and much more all happening on October 31<sup>st</sup>. The local Residents and groups have organised a spooky parade around the bluebell area. The festivities start at 3:00PM outside the Bluebell community centre.

The City Council is providing financial support to St. John Bosco Youth Centre in organizing a week long programme of events which includes a Halloween disco, a haunted house and trips for at risk youth to Farmaphobia and Tayto Park.

The South East Area Community Development Team has organised a family fun event in Brickfield Park.



## Social Inclusion

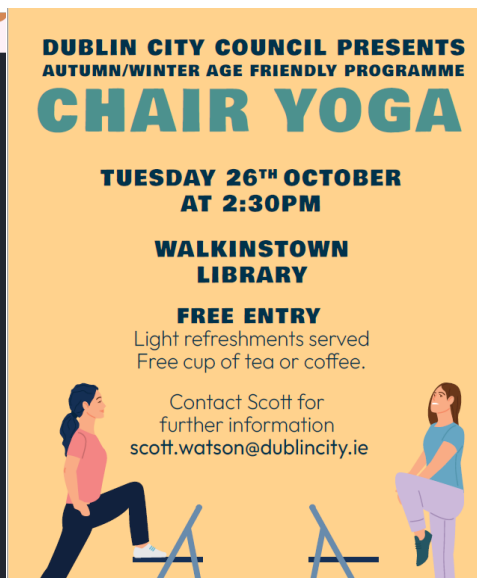
Age Friendly Autumn – Winter Programme of events for Older People.



The City Council Age Friendly Autumn Winter programme has been very successful in encouraging older residents to get out and about. The two tea dances in the Ballyfermot Civic Centre attracted over 100 older people and the sing-a-long sessions in Walkinstown were completely booked out. Many of the older people who attended commented that it was the first outing they have undertaken since Covid.

Building on this programme the Council will organise more local events in our sheltered housing common rooms during November.

Upcoming events include, Line Dancing, Chair Yoga and a Halloween Tea Dance.



**Cold weather Response Group**

The City Council is working with local community and statutory groups, including the Ballyfermot Chapelizod Partnership to look at a range of initiatives to support older people over the winter months. The Council will work on a cold weather information sheet with key contact details for local services and facilities.

**Volunteer Appreciation Night (South Central Area)**

The City Council will hold two Volunteer Appreciation Nights to acknowledge residents, volunteers and community organisations that have been active in 2022.

The South West Inner City event will take place on Monday Tuesday 14<sup>th</sup> at 7:00PM in the Hyatt Centric Liberties Hotel. Details from [helen.burke@dublincity.ie](mailto:helen.burke@dublincity.ie)  
The Ballyfermot/ Drimnagh ward event will take place on Tuesday November 15<sup>th</sup> at 6:30PM in Richmond Barracks. Details from [Victoria.kearney@dublincity.ie](mailto:Victoria.kearney@dublincity.ie)

The invitation only event will focus on and acknowledge the wonderful volunteer work that has been carried out in the South Central Area by individuals and groups, who have worked tirelessly to make a difference to their communities and the city as a whole.

**GAA Open Day**

Dublin City Council are supporting Liffey Gaels and Good Counsel GAA who are hosting an open day for Inclusion and Integration Week. The event will be a family fun day with the local sports talent will be on show. The event will take place on Saturday 12<sup>th</sup> of November at 1.00 pm in Good Council GAA, Davitt Road, Drimnagh.

**Ballyfermot Disability Action Collective**

The City Council is supporting the Ballyfermot Disability Action Collective who are organising a training programme in facilitation skills that will be open to Community Organisations and Disabled Groups. The Group will launch this programme on November 10<sup>th</sup> between 10:30 AM and 12:30 PM with a coffee morning in the Orchard Community Centre.

**Funding Point Local Digest**

The October – November 2022 edition of the Dublin City focussed funding point Local Digest is available to download on the Dublin City Council website at:  
<https://www.dublincity.ie/residential/improving-my-community/community-grants-and-funding>

It provides up to date detailed information and links to viable alternative sources of local, national and EU funding to which local community groups can apply.

**Orchard Community Centre****Afterschool Football Sessions**

The sessions resumed on the first Tuesday in October from 3.00 to 4.00 pm. Aimed at 8-12yrs boys & girls with fully qualified FAI and UEFA coaches and a cost of only €2 per session.



### **Men's Music Shed**

This group meets Thursday from 11.00 am to 1.00 pm for fun, music and songs.

### **Sisters Shed Group**

This group meets every Friday from 10.00 am to noon and is continuing to grow in numbers.

### **Dublin Circus Project**

This group continues to grow in the community and is involved heavily with youth services and DCC on a range of jointly run activities. It also runs workshops for children and adults in the centre.

### **Ballroom/Sequence Dance Group**

Classes run every Wednesday morning from 11.00 am to 12.30pm after which the group have the opportunity to mingle and have refreshments. Classes for advanced dancers are held Friday mornings same time.

### **Indoor Bowling**

There is indoor bowling for retired people on the first Tuesday of the month. It is an informal drop in activity that is open to all and will be free initially.

### **St. Ultans School**

The school continues to use the centre for a range of activities.

### **Our Hearts Productions**

This is a new group working in the area. They are a group made up of local people working in arts, music & film. They are working with young people on the margins and who are in danger of getting involved in crime or are already involved in crime with the aim of diverting them towards working in the arts.



### **Public Domain**

The Following Groups were successful in the City Neighbourhood Awards Ceremony in Croke Park on 6<sup>th</sup> October 2022:

- Chapelizod Tidy Towns was listed for Dublin City Community Clean-up award. All groups listed were awarded a prize fund of €1000.
- Tidy Drimnagh claimed 3<sup>rd</sup> Prize in the Endeavour Residential Category.
- COVA-Chapelizod claimed 3<sup>rd</sup> Prize in the Urban Village Residential Category.
- St Laurence's Grove claimed 2<sup>nd</sup> Prize in the Open Green Space Residential Category.
- 120 Curlew Road claimed 2<sup>nd</sup> Prize for their Garden in the Residential Category.

Public Domain intensive cleaning completed at: Ballyfermot Avenue, Crescent & Parade, St Marys Road Rear Lane & St Mary's Park, Drive & Crescent Drimnagh, Balfe Avenue, Bunting Road, Curlew Road and Knocknarea Road.

33 Public Domain supported clean-ups this month.

Report from: -

**Alan Sherry,**  
**Senior Executive Officer**  
**Ballyfermot/Drimnagh Local Electoral Area.**