



Date: 20th November 2023

To: The chairperson and members of
North Central Area Committee

**Clontarf & Donaghmede LEA's AREA HOUSING OFFICE UPDATE FOR THE
NOVEMBER, MEETING OF THE NORTH CENTRAL AREA COMMITTEE**

Estate Management Complaints October 2023

Anti-Social Statistics Clontarf & Donaghmede LEA's	Numbers
No. Anti-Social Complaints per 1997 Act - drug related	9
No. Anti-Social Complaints per 1997 Act - not drug related	14
No. Other Complaints (nuisance)	11
No. Individual Cases that complaints relate to	7
No. Racial Harassment Complaints	0
No. Anti-Social Interviews per 1997 Act	9
No. Other Interviews	6
No. Requests for Mediation	0
No. Complaints Referred to Central Estate Management Unit for Action	2
No. Live Case Files (at the end of month)	10
No. Case Files Closed	4
No. Section 20 Evictions	0
No. Excluding Orders	0
Applied for by tenant	0
Applied for by DCC	0
Granted in court	0
Refused/failed in court	0
Withdrawn	0
No. Surrender of Tenancy due to Anti-Social Behaviour	0
No. Tenancy Warnings served	0
No. Possession Orders requested	0

The following is a summary of the vacant units in the North Central Area (51 properties).

North Central Area

Property Type	No. Beds	No. Properties	Total
Apartment	1 bed	5	7
	2 bed	2	
House	2 bed	6	38
	3 bed	27	
	4 bed	5	
Senior Citizens	0 bed	5	6
	1 bed	1	

The units detailed above and listed below are currently being refurbished by Framework Contractors or by Direct Labour.

Vacant (Void) Property Refurbishments completed in 2023 (year to date)

North Central Area	
House	47
Apartment	22
Senior Citizens	66
Total	135

North Central					
Type	Location	Bed Rooms	Vacant possession date	Status	Estimated Completion date
Apartment	ARDILAUN COURT	2	N/A	Awaiting Vacant possession	N/A
House	BELCAMP AVENUE	3	N/A	Awaiting Vacant possession	N/A
Apartment	BUNRATTY ROAD	1	N/A	Awaiting Vacant possession	N/A
House	CASTLE ELMS	3	N/A	Awaiting Vacant possession	N/A
House	COLLINS AVENUE	3	N/A	Awaiting Vacant possession	N/A
House	CROMCASTLE GREEN	3	N/A	Awaiting Vacant possession	N/A
House	EDENMORE AVENUE	3	N/A	Awaiting Vacant possession	N/A

House	MARIGOLD CRESCENT	3	N/A	Awaiting Vacant possession	N/A
House	MARIGOLD GROVE	3	N/A	Awaiting Vacant possession	N/A
House	MOATVIEW AVENUE	2	N/A	Awaiting Vacant possession	N/A
House	MONTROSE CLOSE	4	N/A	Awaiting Vacant possession	N/A
House	SNOWDROP WALK	3	N/A	Awaiting Vacant possession	N/A
House	ARDARA AVENUE	3	22/05/2023	Issued to Contractor	On Offer
House	BALLYSHANNON ROAD	4	13/09/2023	Issued to Contractor	20/12/2023
House	BEAUVALE PARK	4	24/01/2023	Issued to Contractor	On Offer
House	BELCAMP AVENUE	2	15/05/2023	Issued to Contractor	21/12/2023
House	BRIARFIELD ROAD	3	28/07/2023	Issued to Contractor	18/12/2023
House	BUNRATTY ROAD	3	29/08/2023	Issued to Contractor	On Offer
House	CASTLE ELMS CLONSHAUGH GLEN	3	12/05/2023	Issued to Contractor	30/01/2024
House	CLONSHAUGH GLEN	3	23/06/2023	Issued to Contractor	On Offer
House	COLLINS PARK	3	19/06/2023	Issued to Contractor	05/12/2023
House	COLLINSWOOD	4	20/05/2023	Issued to Contractor	06/12/2023
House	DUNREE PARK	3	28/11/2022	Issued to Contractor	15/12/2023
House	ELM MOUNT ROAD	3	27/07/2023	Issued to Contractor	18/12/2023
House	GLENTOW ROAD	2	28/02/2023	Issued to Contractor	30/11/2023
House	KILLESTER PARK	2	21/07/2023	Issued to Contractor	15/12/2023
Apartment	KILLESTER PARK	1	19/07/2023	Issued to Contractor	15/12/2023
House	MAGENTA HALL	3	23/06/2023	Issued to Contractor	On Offer
House	MARIGOLD CRESCENT	3	12/06/2023	Issued to Contractor	30/11/2023
House	MARYFIELD WOODS	3	16/03/2023	Issued to Contractor	On Offer
House	MASK AVENUE	3	23/06/2023	Issued to Contractor	04/12/2023
Apartment	MERCHAMP, CLONTARF	1	28/07/2023	Issued to Contractor	30/11/2023

House	MILLBROOK AVENUE	3	08/05/2023	Issued to Contractor	30/11/2023
House	MILLBROOK AVENUE	3	30/06/2023	Issued to Contractor	20/12/2023
House	NEWTOWN DRIVE	4	26/09/2023	Issued to Contractor	26/12/2023
House	PRIMROSE GROVE	3	21/05/2023	Issued to Contractor	30/11/2023
House	PRIMROSE GROVE	3	10/07/2023	Issued to Contractor	15/12/2023
Apartment	SAINT BERACHS PLACE	2	13/09/2023	Issued to Contractor	20/12/2023
House	SAINT BRENDANS PARK	2	29/11/2022	Issued to Contractor	01/12/2023
House	SNOWDROP WALK	3	21/05/2023	Issued to Contractor	06/12/2023
House	TEMPLE VIEW CRESCENT	3	14/07/2023	Issued to Contractor	On Offer
Apartment	THE OAKWOOD	1	23/06/2023	Issued to Contractor	06/12/2023
House	YELLOW ROAD	2	08/05/2023	Issued to Contractor	10/12/2023
Senior Citizens	KILMORE PLACE	1	24/09/2023	Issued to Depot	30/01/2024
Senior Citizens	LISMEEN GROVE	0	23/09/2023	Issued to Depot	30/01/2024
Senior Citizens	LISMEEN GROVE	0	30/10/2023	Issued to Depot	30/01/2024
Senior Citizens	ROSEVALE COURT	0	08/09/2023	Issued to Depot	04/01/2024
Apartment	SAINT BERACHS PLACE	1	31/07/2023	Issued to Depot	02/12/2023
Senior Citizens	SAINT BRIGIDS COURT	0	05/11/2023	Issued to Depot	30/01/2024
Senior Citizens	SAINT JOHNS COURT	0	05/11/2023	Issued to Depot	30/01/2024
House	SNOWDROP WALK	3	06/09/2023	Issued to Depot	06/12/2023

Update on Voids List NCA Clontarf & Donaghmede LEAs

Address	Type of unit	LEA	Date of Vacant Possession	Estimated Completion date	Status under offer. Accepted
Collinswood	4 bed house	Clontarf	17/01/2022	12.06.2023	Under offer
Millbrook Avenue	3 Bed	Donaghmede	08/05/2023	No completion date – looking to adapt this unit for wheelchair	Under offer
Millbrook Avenue	3 bed	Donaghmede	08/05/2023	10/10/2023	Signed 21/10/2023
Dunree Park	3 bed house	Donaghmede	28/1/2022	12/06/2023	Under offer
Edenmore Avenue	3 bed house	Donaghmede	12/05/2023	12/09/2023	Under offer
St Brendan's Park	2 bed house	Donaghmede	05/05/2022	Planning issues, No services in this unit	Works order to be completed
St Berach's Place	2 bed wheelchair accessible apartment	Donaghmede	22/02/2023	12/09/2023	Under offer
St Berach's Place	2 bed apartment	Donaghmede	16/07/2023	20/12/2023	CBL
Edenmore Avenue	3 bed house	Donaghmede	26/06/2023	15/09/2023	Under offer
Ardare Avenue	3 bed house	Donaghmede	22/05/2023	22/09/2023	Signed 31/10/2023
Briarfield Road	3 bed house	Donaghmede	28/07/2023	18/12/2023	Under Offer
Elm mount Road	3 bed house	Donaghmede	27/07/2023	18/12/2023	Under selection
65 Killester Avenue	2 bed house	Clontarf	10/07/2023	15/12/2023	Under selection
Killester Avenue	1 bed house	Clontarf	10/07/2023	15/12/2023	Under offer
Mask Avenue	3 bed house	Clontarf	23/06/2023	15/10/2023	Under offer
Templeview Crescent	3 bed house	Clontarf	14/07/2023	15/10/2023	Signed 31/10/2023
Collins Park	3 bed house	Clontarf	29/05/2023	20/08/2023	Signed 31/10/2023
Newtown Drive	4 bed house	Donaghmede	26/09/2023	26/12/2023	Adaption
5B Garden House	2 bed apartment	Clontarf	23/02/2023	15/10/2023	Under offer

Vacant Senior Citizen Units

Address	Type of unit	LEA	Date of Vacant Possession	Estimated Completion date	Status Under Offer/ Accepted
35 St Brigid's Court	Bedsit	Donaghmede	26/06/2023	11/09/2023	Signed for 16.10.23
8 St Brigid's Court	Bedsit	Donaghmede	21/06/2023	11/09/2023	Signed for 20.10.23
1 Clancarthy Court	2 bed	Clontarf	16/08/2023	25/10/2023	Signed for 16.10.23
36 St Brigid's Court	Bedsit	Donaghmede	26/06/2023	11/09/2023	Under offer
23 Rosevale Court	Bedsit	Clontarf	25/08/2023	10/11/2023	With Depot
2 Saint Brigid's Court	Bedsit	Donaghmede	01/09/2023	04/12/2023	With Depot
7 Saint Brigid's Court	Bedsit	Donaghmede	11/10/2023	08/01/2024	With Depot
20 Raheny Court	Bedsit	Donaghmede	01/11/2023	27/01/2024	With Depot
20 Clancarthy Court	1 Bed	Clontarf	03/11/2023	29/01/2024	With Depot
34 St Johns Court	1 Bed	Clontarf	03/11/2023	29/01/2024	With Depot
4 St Johns Court	Bedsit	Clontarf	04/10/2023	08/01/2024	With Depot

St John's Court.

An agreement has been made with the Area Office and the Housing Maintenance Department, for works to be carried out to upgrade and replace all front and rear doors in St John's Court, senior citizens complex. This important work will help reduce drafts and help insulate these apartments to a much higher standard in time for the forthcoming winter and into the future. These enhancements works started in late October and should be completed by mid- November.

Newtown Drive.

The railings has been replaced and new gates have been erected at Newtown Drive. The residents are very pleased with the new railings.



Patrick P Smith

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