

## CENTRAL AREA COMMITTEE MEETING

Tuesday 10<sup>th</sup> July, 2012 at 2.30 p.m.

### AGENDA

- 5342 Election of Chairperson
- 5343 Election of Vice Chairperson
- 5344 Minutes of the Central Area Committee meeting held on 12<sup>th</sup> June, 2012.  
*(Attached) pages 4-7*
- 5345 Questions to the Area Manager  
*(Attached) pages 43-48*

#### Planning and Development Matters

- 5346 With reference to the proposed disposal of the fee simple in the City Estate Premises at Nos. 41 & 42 Ormond Quay Lower and No. 36 Liffey Street Lower, Dublin 1.  
*(Report & Map Attached) pages 12-13*
- 5347 With reference to the renewal of a licence of the premises at 16- 18 Sean Mac Dermot Street Upper, Dublin 1.  
*(Report & Map Attached) pages 14-16*
- 5348 With reference to a Deed of Rectification in respect of land at 347 Bannow Road, Dublin 7 in favour of the Dublin Institute of Technology.  
*(Report & Map Attached) pages 17-18*
- 5349 With reference to Derelict Sites quarterly report.  
*(Report & Map Attached) pages 19-23*

#### Cultural Recreation and Amenity Department Matters

- 5350 With reference to Public Library Events for July 2012 in the Central Area  
*(Report enclosed)*

#### Roads & Traffic Department Matters

- 5351 With reference to the minutes of the Traffic Advisory Group held on 28<sup>th</sup> June, 2012  
*(Report Attached) pages 24-26*

#### Central Area Matters

- 5352 Updates on the following:
  - Environmental Services Unit *pages 27-31*
  - NEIC IAP *page 32-33*
  - North West Area (including HARP) Housing Issues *pages 34-37*
  - North East Inner City Housing Issues *pages 38-40*
  - North West Inner City Housing Issues *pages 41-42*

## Motions

**5353 Motion in the name of Councillor Christy Burke**

That this Committee agrees that every effort be made by Dublin City Council, Gardai, public representatives and residents to deal with the ongoing serious problem of illegal dumping in the Central Area.

**5354 Motion in the name of Councillor Claire O'Regan**

That this Committee, while recognising freedom of expression, suggests the Manager liaise with JC Deceaux regarding the use of billboards that promote a statement of opinion, wrongly proffered as fact, on a highly emotive issue that can effect vulnerable people already in difficult situations.

**5355 Motion in the name of Councillor Nial Ring**

In view of the fact that, at a meeting in the Department of Arts, Heritage and the Gaeltacht held on 27th June last Minister Deenihan informed the Save 16 Moore Street Committee that his decision on the consent to Chartered Land's application for works on the National Monument site (14/17 Moore Street) is imminent, this committee instructs the Manager to immediately write to the Minister informing him of the contents of a Motion passed at the City Council meeting of 2nd April last in which the members agreed to "call on Minister Jimmy Deenihan to refuse to consent to Chartered Land's application for works on the National Monument site (14/17 Moore Street), and request him to take immediate steps to honour his undertaking to preserve the Monument under Preservation Order No.1 of 2007, adopted by both Houses of the Oireachtas" and which further requested "that Minister Deenihan carries out an independent assessment of the site by suitably qualified 'battlefield-site' experts to confirm as to whether or not it can be designated a "battlefield" site".

**5356 Motion in the name of Councillor Nial Ring**

In view of the fact that the Linear Park at Guild Street/Spencer Dock is locally known as the Luke Kelly Linear Park and the fact that the statute of Luke Kelly which was to be jointly funded by the DDDA and Dublin City Council now looks unlikely to go ahead, this committee formally requests Dublin City Council to officially name the Linear Park "the Luke Kelly Linear Park" and arrange for suitable signage to this effect.

**5357 Motion in the name of Councillor Nial Ring**

That this committee request the Gardai to reinstate the Garda Barriers at the junction of Clonmore Road/Ballybough Road and the junction of Charleville Avenue/Ballybough Road for Croke Park events, as the roads involved cannot cope with match day traffic and cannot be accessed by emergency services on match days (as personally witnessed by me on two occasions).

**5358 Motion in the name of Councillor Pdraig McLoughlin**

That this Committee supports the residents of Bella Street in their concerns with anti-social behaviour and will support solutions to this including changes to rights of way if this is desired by residents.

**5359 Motion in the name of Councillor Mary Fitzpatrick**

That this Committee call on Taoiseach Enda Kenny, T.D., to meet with the members of the Save 16 Moore Street group prior to the Minister making a decision on the application for “Ministerial Consent” to undertake work on the National Monument on Moore Street.

**5360 Motion in the name of Councillor Mary Fitzpatrick**

That this Committee call on Dublin City Council to put in place protocol instructions to be followed at any Civic Events held in Dublin to which the City Council is part. The protocol should clearly set out for organisers of events, City Council staff and Elected Members the protocol that must be followed at every civic event in the city.

**5361 Motion in the name of Councillor Mary Fitzpatrick**

That this Committee call on Dublin City Council to review the current arrangements in place for election posterage in the city and to bring forward recommendations on how the democratic process can be supported and the environmental and economic waste reduced.

**5362 Motion in the name of Councillor Mary Fitzpatrick**

That this Committee call on Dublin City Council to seek amendment to the Derelict Sites Act to ensure that properties placed on the Derelict Sites register are not removed from the register until the properties are repaired and all fines, penalties and costs associated with said properties paid in full.

**5363 Motion in the name of Councillor Mary Fitzpatrick**

That this Committee call on Dublin City Council, (in light of the Government’s decision to indefinitely suspend the Metro North Project) to suspend the Metro North Section 49 Development Contribution Scheme. Metro North Section 49 Development Contribution Scheme, as adopted by Dublin City Council in 2007, provides for the collection of contributions for the Metro North Project over a 30 year period. This contribution scheme is extremely costly and has the potential to discourage any development along the proposed line for the next twenty years. Furthermore, we call on Dublin City Council to refund to property owners any levies already paid under the scheme and to make arrangements to allow for the re-activation of the scheme if the Government ever decides to proceed with Metro North.

**5364 Motion in the name of Councillor Anna Quigley**

That this Committee welcomes the report “A Better City for All” and is committed to playing a full role in the implementation of its recommendation.

**Next Meeting Tuesday 11<sup>th</sup> September, 2012**

**CLOSING DATE FOR RECEIPT OF MOTIONS AND QUESTIONS**

**12 noon on Friday 31<sup>st</sup> August, 2012**

**CENTRAL AREA COMMITTEE  
COISTE AN LÁRCHEANTAR**

Tuesday 12<sup>th</sup> June, 2012 at 2.30 p.m.

**MINUTES**

**Standing orders were suspended in order that the Members could express their best wishes to Hugh McKenna and to thank him for all his help throughout the years.**

- 5322** Minutes of the Central Area Committee meeting held on 8<sup>th</sup> May, 2012.  
**ORDER: Agreed. It was agreed that Phibsboro Business Association be invited to the October meeting.**
- 5323** Questions to the Area Manager  
**ORDER: Noted.**
- 5324** With further reference to flooding issues in the Central Area  
**ORDER: Report noted. It is proposed to roll out Flooding Forums on a pilot basis similar to the East Wall Flooding forum. The timeframe and location of these forums will be communicated to the Councillors.**
- 5325** With reference to renewal of Business Improvement Districts Scheme  
**ORDER: Report noted.**

**Planning and Development Matters**

- 5326** With reference to the proposed disposal of 27 Ballybough Road, Dublin 1 to Mr Simon Benson.  
**ORDER: Agreed. Recommend to City Council.**

**Cultural Recreation and Amenity Department Matters**

- 5327** With reference to Public Library Events for June 2012 in the Central Area  
**ORDER: Report noted.**

**Roads & Traffic Department Matters**

- 5328** With reference to the minutes of the Traffic Advisory Group held on 24<sup>th</sup> May, 2012  
**ORDER: Report noted. Traffic Engineer attended the meeting and answered the Councillors queries. Members requested that the Manager invite the OPW into the Central Area Committee meeting to discuss the traffic issues in the Phoenix Park.**

**Central Area Matters**

- 5329** With reference to a proposal to initiate the procedure for the Extinguishment of the Public Right of Way over the laneway to the rear of 1-14 Saint Teresa's Road and 1-12 Saint Teresa's Place, Dublin 9.  
**ORDER: Agreed to initiate.**

- 5330** Updates on the following:  
Environmental Services Unit  
NEIC IAP  
North West Area (including HARP) Housing Issues  
North East Inner City Housing Issues  
North West Inner City Housing Issues  
**ORDER: Reports noted. The following matters were raised under this heading;**  
**(a) Councillor McGrattan thanked Dublin City Council for their assistance in “Cabra Neighbours Day”.**  
**(b) Members requested a list of litter bins in the Central Area and their cleaning schedule and that Councillors be notified when litter bins are being removed.**  
**(c) Complaints that Greyhound are gathering bags and storing them for over 24 hours in the Stoneybatter Area, before collection.**

### Motions

- 5331** **Motion in the name of Councillor Christy Burke**  
That this Committee receives a report on the future of 81 – 83 North Circular Road, Dublin 7. Also, that Dublin City Council puts a plan in place to arrange for a major clean up of the area to include a painting programme, improvement in public lighting, painting of road markings and to make a plea to landlords to set up a programme to start cleaning and painting their properties.  
**ORDER: Report to Councillor**
- 5332** **Motion in the name of Councillor Anna Quigley**  
That this Committee welcomes the granting of planning permission for the redevelopment of Lr. Dominick Street and commits to providing every support to ensure that the funding for the project is committed and released as soon as is possible.  
**ORDER: Report to Councillor**
- 5333** **Motion in the name of Councillor Anna Quigley**  
That this Committee calls on Dublin City Council to lobby the Department of the Environment for the release of funds for the next phase of the refurbishment of Liberty House as a matter of urgency.  
**ORDER: Agreed. Letter to be sent to the Department of the Environment, Community and Local Government.**
- 5334** **Motion in the name of Councillor Cieran Perry**  
This Committee calls on the Manager to introduce opening hours in the Grangegorman Recycling Centre that accommodate working people. The Centre currently opens at 9am and closes at 4pm Monday to Thursday and closes half day on Friday. The Centre doesn't open on a Saturday.  
**ORDER: Report to Councillor**
- 5335** **Motion in the name of Councillor Seamas McGrattan**  
This Committee calls on Dublin City Council to call all relevant stakeholders together to discuss and find solutions to ongoing problems around Broombridge train station.  
**ORDER: Agreed. Letter to be sent to Iarnrod Eireann.**
- 5336** **Motion in the name of Councillor Nial Ring**  
That this Committee expresses its disappointment at the recent announcement of a Heritage Trail covering only the southside of the City particularly as Dublin City Council is a part funder

of the Heritage Trail and further instructs the Manager to inform Minister Varadkar that this Committee insists that the Heritage Trail should be expanded to include the northside.  
**ORDER: Agreed. Letter to be sent to the Minister for Transport, Tourism and Sport.**

**5337 Motion in the name of Councillor Nial Ring**

That this Committee requests the Manager to provide a report on the options available to the Council regarding 24/25 Moore Street, in view of the fact that it is now obvious that the contract price agreed for the disposal of 24/25 Moore Street is unrealistic (€12m) and that the proposed purchaser is clearly unable to fulfil some, if not all, of the conditions specified in the terms and conditions of the agreement. In addition since NAMA cannot, either legally or in the public interest, fund the proposed purchase of the site for the inflated figure of €12m and City Council policy is to extend National Monument status to these and the remaining buildings on the Moore Street Terrace, this Committee also agrees that this report should also specifically address the possibility of consideration being given to their future use as a City Council 1916 Educational Centre in honour of the O'Rahilly, Francis Macken and Charles Carrigan who were killed in action at this location.

**ORDER: Report to Councillor**

**5338 Motion in the name of Councillor Nial Ring**

That this Committee instructs the Manager to write to the Minister for the Environment informing him of local anger at the wilful and total neglect and non-representation of vast areas of the North Inner City on the Dublin Docklands Development Authority Council following his recent appointments of community representatives to the Council which did not include re-appointment of representatives from East Wall, North Strand, Ballybough and Summerhill.

**ORDER: Agreed. Letter to be sent to the Department of the Environment, Community and Local Government.**

**5339 Motion in the name of Councillor Nial Ring**

That this Committee instructs the Manager to once again write to the Minister for Justice and Equality and again ask for an answer to all parts of the questions raised in the Emergency Motion passed at this Area Committee on the 14<sup>th</sup> February last and to express our frustration at the length of time taken to furnish the information requested.

**ORDER: Agreed. Letter to be sent to the Minister for Justice and Equality**

**5340 Motion in the name of Councillor Nial Ring**

That this Committee requests that a flexible approach be taken by Rents Section when dealing with assessment for full time students over the age of 22 years. Currently a full time student living at home is assessed as an earner once he/she has reached 22 years of age and in light of national policy encouraging up skilling, this Dublin City Council policy is inconsistent with this national policy.

**ORDER: Report to Councillor**

**5341 Motion in the name of Councillor Christy Burke**

This Committee agrees that the Central Area Committee receive a report in July from Mr Peter Finnegan on the pyrite issue at Ballybough Dublin 3

**ORDER: Report to Councillor**

**ATTENDANCE**

**Cllr. Ray McAdam (Chairperson)**  
**Cllr. Seamas McGrattan (Vice Chairperson)**  
**Cllr. Mary O'Shea**  
**Cllr. Christy Burke**  
**Cllr. Mary Fitzpatrick**  
**Cllr. Claire O'Regan**

**Cllr. Aine Clancy  
Cllr. Nial Ring  
Cllr. Anna Quigley  
Cllr. Cieran Perry  
Cllr. Pdraig McLoughlin**

**Officials**

**Hugh McKenna, Senior Executive Officer, Central Area  
Fergus Synnott, Administrative Officer, Central Area  
Pat Cronin, Executive Manager, Environment and Engineering  
Ken Hand, Senior Engineer, Environment and Engineering  
James Murphy, Senior Executive Engineer, Environment and Engineering  
Kieran McGlynn, Senior Executive Engineer, Traffic Department  
Sean Smith, Area Housing Manager, Central Area  
Chris Butler, Area Housing Manager, Central Area  
John McPartlan, Public Domain Officer, Central Area  
Cathy Cassidy, Acting Senior Staff Officer, Central Area  
Sandra Walley, Assistant Staff Officer, Central Area**

**Councillor Ray McAdam**

**Chairperson**

**12<sup>th</sup> June, 2012**

**Motions with Replies**  
**Central Area Committee**  
**June 2012**

**Item 5331**

**Motion in the name of Councillor Christy Burke**

That this Committee receives a report on the future of 81 – 83 North Circular Road, Dublin 7. Also, that Dublin City Council puts a plan in place to arrange for a major clean up of the area to include a painting programme, improvement in public lighting, painting of road markings and to make a plea to landlords to set up a programme to start cleaning and painting their properties.

**Report**

In respect of 81 – 83 North Circular Road, Dublin City Council notes that both locations are currently providing ‘long-term supported housing’ to tenants of Dublin Simon. There are plans to relocate the tenants to an alternative location which will provide for improved living conditions appropriate to the needs of the tenants.

In terms of the future use of 81 – 83 North Circular Road, whilst Dublin City Council can confirm that it will not use the property for the purposes of homeless services, a final decision has not been taken in terms of the future of the properties concerned.

An Intensified Inspection Programme of private rented houses by Environmental Health Officers has commenced. Inspections under this programme have started in Cabra Park, Dublin 7 on the North Circular Road (from Phoenix Park entrance to Marlborough Road) and on Grove Park in Rathmines. This Intensified Inspection Programme will allow Dublin City Council to inspect a substantial portion of the stock of Private Rented Properties on a systematic basis, targeting specific concentrations of rented properties which are deemed to be at risk, thus ensuring the effective enforcement of the private rented housing standards legislation.

While the Intensified Inspection Programme aims to improve standards, its goal is to improve the quality of life for tenants in the Private Rented Sector and the overall enhancement of the community and environment of the City. The Intensified Inspection Programme is in addition to the routine inspections of private rented houses that continue to take place.

We are currently carrying out a number of property searches in order to engage with landlords of problem properties around the issues of waste management and separation, storage and presentation of waste. Correspondence and warning notices/fines will be issued as appropriate once the ownership details have been confirmed by the law department.

Dublin City Council has no funding available for a public lighting improvement programme in the area. We cannot carry out a painting programme on private property. If specific locations for upgrading of road markings are identified then these requests can be examined by the Traffic Division.

**Item 5332**

**Motion in the name of Councillor Anna Quigley**

That this Committee welcomes the granting of planning permission for the redevelopment of Lr. Dominick Street and commits to providing every support to ensure that the funding for the project is committed and released as soon as is possible.

**Report**

This is a matter for the members to agree or otherwise.



**Item 5333**

**Motion in the name of Councillor Anna Quigley**

That this Committee calls on Dublin City Council to lobby the Department of the Environment for the release of funds for the next phase of the refurbishment of Liberty House as a matter of urgency.

Report

A letter will be forwarded to the Department of the Environment, if the members agree to the terms of the motion.

**Item 5334**

**Motion in the name of Councillor Cieran Perry**

This Committee calls on the Manager to introduce opening hours in the Grangegorman Recycling Centre that accommodate working people. The Centre currently opens at 9am and closes at 4pm Monday to Thursday and closes half day on Friday. The Centre doesn't open on a Saturday.

Report

Due to financial constraints, the Bring Centre at Grangegorman has remained closed at weekends since February 2009. In addition, the opening hours of the remaining Bring Centres across the City were recently reviewed, for example the Bring Centres at Collins Avenue Depot (Opposite main gate of DCU) ; Oscar Traynor Road, Windmill Road and Rathmines no longer open on Saturdays or Bank Holidays.

It is worth noting that the City Council operate two Recycling Centres which are located in Ringsend and North Strand which accept a wider range of recyclable material and householders benefit from more extensive opening hours particularly at the Ringsend facility which is open Mon – Fri from 9am to 8pm and on Saturdays/bank holidays during the summer months.

**Item 5335**

**Motion in the name of Councillor Seamas McGrattan**

This Committee calls on Dublin City Council to call all relevant stakeholders together to discuss and find solutions to ongoing problems around Broombridge train station.

**Report**

The matter will be referred to Iarnrod Eireann and An Garda Siochana, if the members agree to the terms of the motion.

**Item 5336**

**Motion in the name of Councillor Nial Ring**

That this Committee expresses its disappointment at the recent announcement of a Heritage Trail covering only the southside of the City particularly as Dublin City Council is a part funder of the Heritage Trail and further instructs the Manager to inform Minister Varadkar

that this Committee insists that the Heritage Trail should be expanded to include the northside.

### **Report**

A letter will be forwarded to the Minister for Transport, Tourism & Sport, if the members agree to the terms of the motion.

### **Item 5337**

#### **Motion in the name of Councillor Nial Ring**

That this Committee requests the Manager to provide a report on the options available to the Council regarding 24/25 Moore Street, in view of the fact that it is now obvious that the contract price agreed for the disposal of 24/25 Moore Street is unrealistic (€12m) and that the proposed purchaser is clearly unable to fulfil some, if not all, of the conditions specified in the terms and conditions of the agreement. In addition since NAMA cannot, either legally or in the public interest, fund the proposed purchase of the site for the inflated figure of €12m and City Council policy is to extend National Monument status to these and the remaining buildings on the Moore Street Terrace, this Committee also agrees that this report should also specifically address the possibility of consideration being given to their future use as a City Council 1916 Educational Centre in honour of the O'Rahilly, Francis Macken and Charles Carrigan who were killed in action at this location.

#### **Report**

In the event of the proposed disposal of 24/25 Moore Street to Chartered Land not proceeding in accordance with the terms and conditions agreed the options available to the City Council include (a) the renegotiation of the terms and conditions with Chartered Land, (b) the retention of the site as a Waste Management facility and (c) the marketing of the site for re-development.

As previously stated (see item no. 34 of the City Council meeting of 6<sup>th</sup> February, 2012) the passing of a motion is an indication of the City Councillors general support and does not have the status of policy and accordingly your observation in the motion that it is City Council policy to extend National Monument status to the subject site and the remaining buildings on Moore Street is not totally correct.

The City Council does not have the required resources to procure (the remaining terrace 10-23 Moore Street if relevant), provide and operate an Educational Centre as suggested in the motion. It should be noted that Chartered Land propose, as part of their planning permission to provide a commemorative centre in the National Monument 14-17 Moore Street and the approval of the Minister for Arts, Heritage and the Gaeltacht is awaited.

### **Item 5338**

#### **Motion in the name of Councillor Nial Ring**

That this Committee instructs the Manager to write to the Minister for the Environment informing him of local anger at the wilful and total neglect and non-representation of vast areas of the North Inner City on the Dublin Docklands Development Authority Council following his recent appointments of community representatives to the Council which did not include re-appointment of representatives from East Wall, North Strand, Ballybough and Summerhill.

#### **Report**

A letter will be forwarded to the Minister for the Environment, Community & Local Government, if the members agree to the terms of the motion.

**Item 5339**

**Motion in the name of Councillor Nial Ring**

That this Committee instructs the 01Manager to once again write to the Minister for Justice and Equality and again ask for an answer to all parts of the questions raised in the Emergency Motion passed at this Area Committee on the 14<sup>th</sup> February last and to express our frustration at the length of time taken to furnish the information requested.

**Report**

A letter will be forwarded to the Minister for Justice and Equality, if the members agree to the terms of the motion.

**Item 5340**

**Motion in the name of Councillor Nial Ring**

That this Committee requests that a flexible approach be taken by Rents Section when dealing with assessment for full time students over the age of 22 years. Currently a full time student living at home is assessed as an earner once he/she has reached 22 years of age and in light of national policy encouraging upskilling, this Dublin City Council policy is inconsistent with this national policy.

**Report**

The City Council is positively disposed towards tenants and occupants availing of educational opportunities. The current rent scheme allows a person between the ages of 18 – 22 years, who is still in full time education, to be free of a rent charge once proof has been received from the school/college.

In 2011 a more flexible approach was adopted: it was decided to review on a case-by-case basis, tenancies who have persons between the ages 22 – 24 years and who are still in full time education, to see if the rent charge attached to the person is causing a financial burden. The Department of the Environment, Community and Local Government is currently developing proposals for a National Rent Scheme which may include provision for the alternative treatment of full-time students.

The Council will review its policy further and assess the financial implications of making further concessions.

**Item 5341**

**Motion in the name of Councillor Christy Burke**

This Committee agrees that the Central Area Committee receive a report in July from Mr Peter Finnegan, the Senior Structural Engineer, in Dublin City Council, on the pyrite issue at Ballybough D 3

**Report**

The Senior Structural Engineer will be asked to submit a report for the July Central Area Committee if the members agree the terms of the motion.

July 2012

To the Chairman and Members of  
Central Area Committee

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**With reference to the proposed disposal of the fee simple in the City Estate Premises at Nos. 41 & 42 Ormond Quay Lower and No. 36 Liffey Street Lower, Dublin 1.**

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Under Indenture of Lease dated 7<sup>th</sup> day of March 1975 Dublin City Council demised unto the Dublin Woollen Company Limited the premises known as Nos. 41/42 Lower Ormond Quay to hold the said premises from the 16<sup>th</sup> day of April 1974 for the term of 99 years subject to a yearly rent of £500 pounds sterling.

Under further Indenture of Lease made the 20<sup>th</sup> day of February 1963 Dublin City Council demised unto the Dublin Woollen Company Limited all that and those the premises known as No. 36 Lower Liffey Street (formerly known as the rere of 41 and 42 Lower Ormond Quay) to hold the said premises unto the lessee from the 20<sup>th</sup> day of February 1962 for a term of 99 years subject to a yearly rent of £105 sterling.

Gore and Grimes Solicitors acting on behalf of the current lessees, The Woollen Mills Limited, have applied to purchase the Council's fee simple interest in the above mentioned premises.

The Law Agent has advised that there is a statutory entitlement to purchase the fee simple.

Accordingly it is proposed to dispose of Dublin City Council's fee simple interest in the premises known as Nos. 41/42 Lower Ormond Quay and No. 36 Lower Liffey Street to The Woollen Mills Limited for the consideration of €22,500 and €5,000 respectively and subject to terms and conditions.

**Declan Wallace**  
**Assistant City Manager**



**Ormond Quay Lower - Premises at Nos. 41 & 42  
& Liffey Street Lower - Premises at No. 36**  
**Dublin City Council to The Woolen Mills Ltd.**  
**Disposal of Fee Simple**

Ormond Quay Lower - Premises at Nos. 41 & 42  
 Liffey Street Lower - Premises at No. 36 (formerly known as the site of 41 & 42 Lower Ormond Quay)

**DUBLIN CITY COUNCIL**  
*Comhairle Cathrach Bhaile Átha Cliath*  
**ENVIRONMENT AND ENGINEERING DEPARTMENT**  
*An Roinn Comhandaíl agus Innealtóireachta*  
**SURVEY AND MAPPING SERVICES DIVISION**  
*Rannán Seirbhíse Seirbhéireachta agus Léarscálithe*

**O.S. REF** 3263-10  
**SCALE** 1:1000

**INDEX No.** SM-2012-0050 - 0204 - C3 - 001 - A.dgn

**DATE** 11.04.2012  
**SURVEYED / PRODUCED BY** Thomas Curtis

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SIGNED *Patrick Shine* 19-04-2012  
**PATRICK SHINE**  
 MANAGER LAND SURVEYING & MAPPING  
 DUBLIN CITY COUNCIL

**INDEX No.**  
**SM-2012-0050**

**MICHAEL PHILLIPS**  
 CITY ENGINEER

22<sup>nd</sup> June 2012

**To the Chairman and Members of  
Central Area Committee**

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**With reference to the renewal of a licence of the premises at 16- 18 Sean Mac Dermot Street Upper, Dublin 1.**

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By way of Licence Agreement dated 19<sup>th</sup> September 2007 the premises at 16 - 18 Sean Mac Dermot Street Upper, Dublin 1 which is more particularly delineated on Map Index No. PD2006-0171 was licensed to the City of Dublin Vocational Education Committee, for a term of 4 years and 9 months subject to the payment of a licence fee of €1.00 if demanded.

The licence has expired and the City of Dublin Vocational Educational Committee have sought a further licence of the premises on similar terms to their previous licence. The Central Area Office confirms that there are no objections to this.

Accordingly it is proposed to grant a further licence of the premises 16-18 Sean McDermott Street Upper, Dublin 1 which said premises are more particularly delineated on Map Index No.PD2006-0171 to the City of Dublin Vocational Educational Committee subject to the following terms and conditions.

1. The licence shall be for a period of 4 years and 9 months commencing from the date of expiry of last licence.
2. That the licensee be required to sign a Deed of Renunciation.
3. The licence can be terminated by either party. The CDVEC shall give the Council one months notice in writing. The Council retains the right to terminate the letting at any time whatsoever. In this regard one months notice will be given to the licensee and such a termination shall be effected without any liability on the Council's part to reimburse or compensate the licensee in respect of any costs, outlay or expenses incurred on the licensee's part.
4. The licence fee shall be €1.00 per annum (if demanded).
5. The licensee shall not assign or sublet the premises.
6. The premises shall be used for educational activities only.
7. The licensee shall take out and produce Public Liability Insurance in the sum of €6,400,000 (six million four hundred thousand euro) and Employer's Liability Insurance in the amount of €12,700,000 (twelve million seven hundred thousand euro) for any one incident with a recognised Insurance Company with offices in the State and the policy shall indemnify the Council against any liability as owner of the premises.

8. The licensee will be responsible for the maintenance and upkeep of the property during the term of the licence.
9. All outgoings, including insurance and electricity, repairs and maintenance of the property shall be the responsibility of the licensee.
10. The premises shall be available for use by the licensee from 9.00am to 7.00pm Monday to Friday.
11. On termination of the licence the licensee shall at their own expense remove all materials not belonging to Dublin City Council and shall leave the property clean and cleared to the satisfaction of the City Council.
12. The licence will be subject to any other terms and conditions deemed appropriate by the Council's Law Agent.
13. Each party shall be responsible for its own legal costs in this matter.  
I recommend that approval be granted thereto.

The disposal shall be subject to such conditions as to title to be furnished as the law Agent in his discretion shall stipulate.

The dates for the performances of any of the requirements of the proposed agreement may be amended at the absolute discretion of the Assistant City Manager.

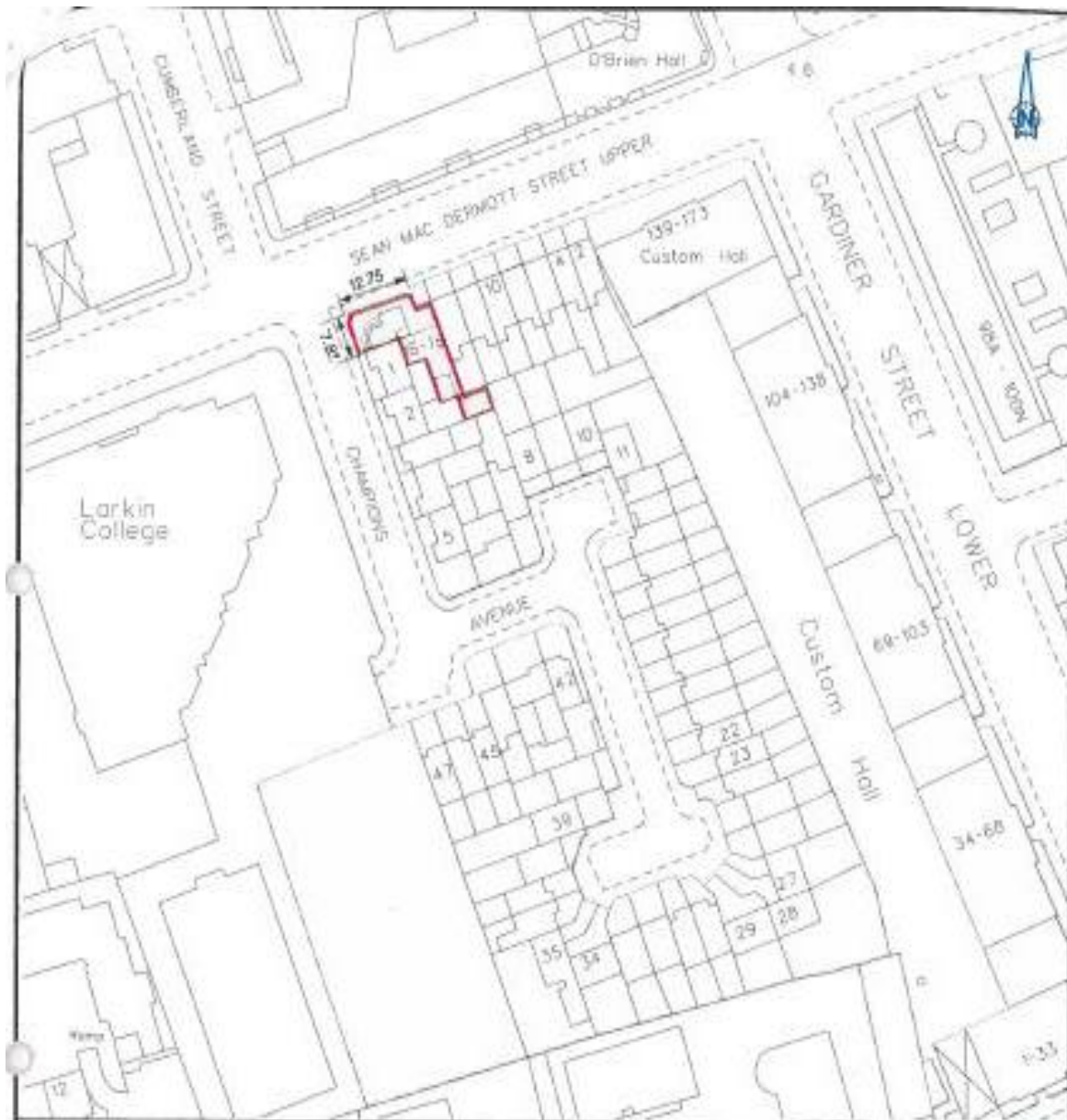
No agreement enforceable at law is created or intended to be created until an exchange of contracts has taken place.

**Declan Wallace**

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**ACTING ASSISTANT CITY MANAGER**





**Sean MacDermott Street Upper - Premises Nos 16-18**  
 Dublin City Council to City of Dublin Vocational Education Committee  
 Grant of Licence



## DUBLIN CITY COUNCIL

*Comhairle Cathrach Bhaile Átha Cliath*

**DEVELOPMENT DEPARTMENT**  
*An Roinn Forbartha*

<b>M. PHILLIPS</b> CITY ENGINEER	Date		By		Restrictions :	SCALE	INDEX No.
SURVEYED/ MADE BY C.B.	DATE		O.S. REF.		E. 316167, N. 256897		
	11-01-2007		3298-21, 3264-01				
If OSi data included : ©Ordnance Survey Ireland. All rights reserved. Licence Number 2006 02CCMA/Dublin City Council							



28<sup>th</sup> June 2012

To the Chairman and Members of  
The Central Area Committee

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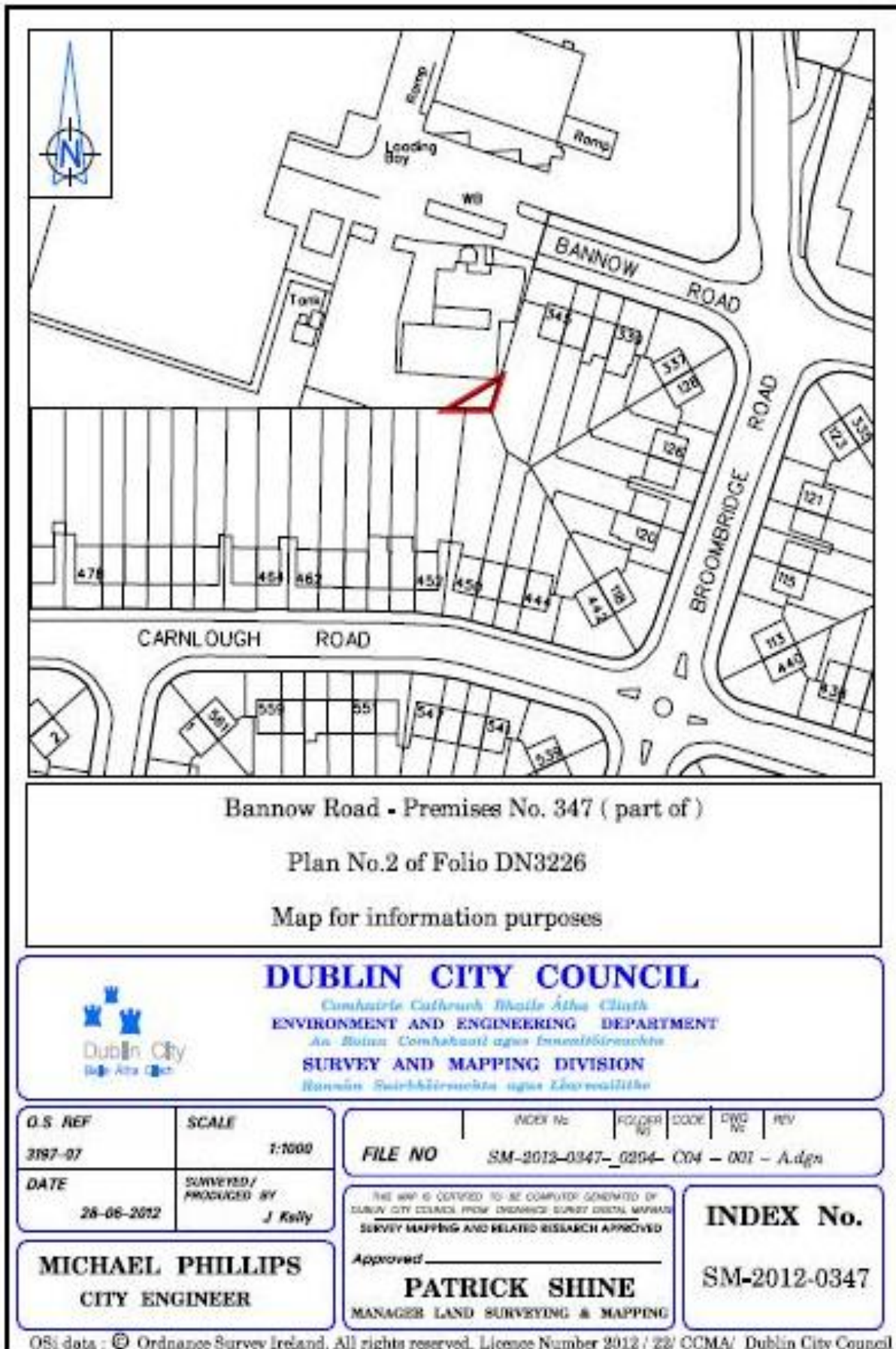
**With reference to a Deed of Rectification in respect of land at 347 Bannow Road, Dublin 7 in favour of the Dublin Institute of Technology.**

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Dublin Institute of Technology has advised that upon attempting to register their property at 347 Bannow Road, Dublin 7 it was discovered that a small portion of land long within their boundary walls is registered to Dublin City Council. The portion in question is shown approximately on Map SM-2012-0347. Survey and Mapping has examined the matter and advise that the best way to deal with the matter is by Deed of Rectification.

It is therefore proposed to approve a Deed of Rectification in favour of the Dublin Institute of Technology of a small portion of land which is within the boundary walls of the DIT's property at 347 Bannow Road.

**Peter Finnegan**  
**Acting Assistant City Manager**



**Development Department,  
Derelict Sites Section,  
Block 3, Floor 3,  
Civic Offices.**

**19/06/2012**

**To the Chairman and Members of  
The Central Area Committee.**

### **Derelict Sites Quarterly Report**

I attach details of Derelict Sites in the Central Area, which are currently under review. The sites listed on Appendix 1 are currently under investigation with a view to formal action, if necessary, while formal action is being taken in relation to the sites listed on Appendix 2. Appendix 3 is a list of the sites currently entered on the Derelict Sites Register, which are situated in the Central Area.

**Declan Wallace  
Executive Manager**

# DERELICT SITES QUARTERLY REPORT - APPENDIX 1 CENTRAL AREA

## SITES WHERE FORMAL ACTION HAS BEEN TAKEN

<b>Location</b>	<b>Current Position</b>
DS670 Botanic Road 33-55, D9	Receiver asked to cut back weeds and overgrowth.
DS759 East Wall Road, 5-23 (former Readymix site), D.3.	Owners asked to cutback overgrowth.
DS595 Emerald Street, 15/16, D.1	Refurbishment works requested.
DS691 Prussia Street, 68 - 68a, D7	Owner asked to carry out improvements.
DS594 Seville Place, 43, D1	Refurbishment works requested.
DS650/1 Mountjoy Street 52/52A, D7	Owner advised to carry out further work.
DS788 Brunswick Street North 22-27, D7	Notice served of intention to enter site on DSR.
DS790 Poplar Row 14A, D3	Notice served of intention to enter site on DSR.
DS787 Benburb Street 28-31, D7	Notice served requiring specified improvement works.
DS704/5 Connaught Street 19-21, D7	All work completed. District Court proceedings struck out and costs awarded to DCC. To be removed from DSR.
DS783 Hendrick Street 15-19, D7	Referred to Law Agent re non-compliance with Notice.

# DERELICT SITES QUARTERLY REPORT - APPENDIX 2

## CENTRAL AREA

### SITES CURRENTLY UNDER INVESTIGATION

<b>Location</b>	<b>Current position</b>
Ballybough Road 23-25, D3	Ownership details requested.
Ballybough Road 20-22, D3	Ownership details requested.
De Courcy Square 8, D9	Reference of ownership requested.
Hawthorn Avenue 7, D3	Owner asked to repair roof etc.
Nelson Street 6, D7	Reference of ownership requested.
Parnell Street, former 218-220 and 14 -15 Ryders Row, D.1.	Owners asked to carry out improvement works.
Rutland Street Lower 21, D1	Owner asked to secure door and remove litter.
Former Methodist Church, Jones's Road, D3	Warning letter sent to owner.
Bow Street 18-19, D7	Warning letter sent to owner.
North King Street 78-80, D7	Letter sent to owner.
North King Street 82, D7	Letter sent to owner.
North King Street 86, D7	Letter sent to owner.
North King Street 60-66, D7	Ownership details requested.
North Circular Road 543-551, D1	Ownership details requested.

Belvedere Place 43A/44A, D1

Owners asked to clean up site.

Church Street 27-31, D7

Letter issued to owner.

Hendrick Street 9-11, D7

Doors repainted and weeds removed as requested.

Merchant's Road 38-40, D3

Owners requested to carry out improvement works.

Seville Place 41, D1

Owners requested to clean up garden area.

St. David's Terrace 7, D7

Owners requested to repair wall/railings.

## APPENDIX 3

### Sites on Derelict Sites Register in Central Area

Address:	Entered:	Outstanding Levies:
Ballybough Road 22b, D3	25/06/2009	€1,230.00
Clonliffe Road 202, D3	18/02/2010	€9,562.50
Connaught Street 19, D7	19/03/2009	€36,225.00
Connaught Street 21, D7	19/03/2009	€36,225.00
Fairfield Road 19A, D9	02/12/2011	€5,550.00
Frederick Street North 30, D1	24/03/2011	€4,556.25
Great Charles Street 32, D1	15/08/2011	€3,000.00
Hawthorn Avenue, 1, East Wall, D3	12/11/2003	€52,121.25
Hendrick Street 15-19, D7	18/05/2012	Nil
Oxmantown Lane, (rear 6-11 Hendrick Street), D7	21/12/2010	€2,565.00
Terrace Place (6), rear 23 Rutland St., D1 (Owner unknown)	20/10/2008	€2,160.00 p.a.
Terrace Place (7), rear 24 Rutland St., D1 (Owner unknown)	18/04/2008	€2,400.00 p.a.
Terrace Place (8), rear 25 Rutland St., D1	18/04/2008	€11,670.00

## Central Area July Agenda 10/07/12 (TAG Date: 28/06/12)

Request	Ref	Road	Topic	Request Description	Request by	TAG Result	TAG Comments	Sec
Traffic Conditions	2280	ABERDEEN STREET (C-EA)	Speed Ramps	at the junction.	Councillor	Not Recommended	Traffic volumes and speeds would not meet the warrant for installation of additional ramps. Also road layout does not facilitate speeding.	0
Parking Prohibitions	2975	CALEDON ROAD (C-EA)	Disabled Parking Bay (Residential)	outside No. 120.	Resident	Recommended	centred on property No. 120 (6m bay).	0
Traffic Conditions	2101	CHARLEVILLE MALL (C-EA)	Parking Prohibition	At fire exit of Charleville Mall Library	Resident	Not Recommended	From on-site inspection no blocking of the exit was observed. Incidents of illegal parking, blocking an entrance, may be referred for enforcement to An Gardaí/DSPS.	0
Parking Prohibitions	1298	CHURCH AVENUE (C-EA)	Double Yellow Lines	at the double gate entrance to Glasnevin Educate Together National School.	Resident	Not Recommended	Incidents of illegal parking may be referred to An Gardaí/DSPS for enforcement.	0
Parking Prohibitions	2516	COKE LANE (C-EA)	Double Yellow Lines	On south-to-north section behind red brick structure	Resident	Not Recommended	this is private property.	0



Parking Prohibitions	1031	FATHER MATTHEW SQUARE (C-EA)	Pay & Display & Permit Parking		Resident	Recommended	Accepted at survey, hours Mon-Sat 07.00-19.00. 29 on register, 9 votes returned, 8 for and 1 against.	0
Parking Prohibitions	461	GARTAN AVENUE (C-EA)	Pay & Display & Permit Parking	Reps for Pay and Display and Permit Parking on Gartan Avenue.	Councillor	Recommended	Accepted at survey, hours Mon-Sun 07.00-24.00. 22 votes returned, 17 for and 3 against, 2 spoiled.	1
Parking Prohibitions	593	IONA ROAD (C-EA)	Pay and Display and Permit Parking (extension of area)		Resident	Recommended	Accepted at survey, hours Mon-Sun 07.00-24.00. 221 on register, 152 votes returned, 90 for (+ 1 not on register), 54 against (+3 n.o.r.), 1 spoiled, 3 late.	1
Parking Prohibitions	3241	KEMPTON GROVE (C-EA)	Double Yellow Lines	opposite No. 2 and surrounding houses.	Councillor	Not Recommended	During an on-site visit no parking that was causing a hazard or interfering with traffic flow was observed.	0
Parking Prohibitions	2814	MILLBOURNE AVENUE (C-EA)	Double Yellow Lines	at the rear entrances to the houses on Millmount Avenue	Resident	Not Recommended	Incidents of illegal parking, such as blocking of entrances, may be referred to An Gardaí/DSPS.	0
Parking Prohibitions	3004	OSSORY ROAD (C-EA)	Double Yellow Lines	from North Strand Road to Hibernian Avenue junction.	Councillor	Not Recommended	Incidents of illegal parking, on a footpath, may be referred to An Gardaí/DSPS for enforcement.	1

Parking Prohibitions	2408	SAINT ALPHONSUS ROAD LOWER (C-EA)	Pay & Display & Permit Parking (change of hours)		T.D.	Not Recommended	The proposed hours are non-standard.	0
Traffic Conditions	2013	SAINT DAVID'S TERRACE (C-EA)	One-Way System		Resident	Not Recommended	From on-site inspection traffic volumes and speeds were observed to be low and no parking problems were observed.	0
Parking Prohibitions	3242	SAINT MOBHI ROAD (C-EA)	Parking Prohibition	on both sides of the road at the entrance.	Councillor	Not Recommended	The issue here is illegal parking on a footpath. Bollards or double yellow lines are not suitable preventative measures. Incidents of illegal parking may be referred to An Gardaí/DSPS for enforcement.	0
Parking Prohibitions	3027	VILLA PARK ROAD (C-EA)	Double Yellow Lines	at the junction.	Resident	Not Recommended	Incidents of illegal parking, at corners, may be referred to An Gardaí/DSPS for enforcement.	0

The Chairperson and Members of the  
Central Area Committee

## Environmental Services Unit Report June 2012

### Graffiti Removal

#### Probation Services

North Strand Road and Streets off, Dublin 1 and 3.  
Binns Bridge Side of HSS Hire, Dublin 1.  
Ostman Place, Stoneybatter, Dublin 7 plus NTL section pillar

Total area of graffiti removed by probation services in the period was 195sqm.

#### ***Graffiti has been removed from the following areas using the Corporate Contractor:***

Law Centre, Legal Aid Board, 48/49 Nth Brunswick St, Dublin 7  
Fassaugh Road Shops, Cabra, Dublin 7  
Sir John Grey Statue, Lower O'Connell Street, Dublin 1  
O'Connell Statue, Lower O'Connell Statue, Dublin 1  
30 and 147 Dunard Avenue, Dublin 7  
71-72 Nth Brunswick St, D.7..  
Boardwalk Walk, Lower Ormond Quay, Dublin 7  
Gable wall of 25 Ostman Place, Dublin 7.  
Aughrim Street, Dublin 7

Total area of graffiti removed by corporate contractor in the period was 320sqm.

### Litter Hotline

In the period 1<sup>st</sup> June – 30<sup>th</sup> June 277 incidents were reported to the Litter Hotline:

Dumping – 252
Litter – 18
Cleansing – 0
Non tagged bags – 0
Other – 2
Graffiti - 5

The breakdown of how incidents were reported to the hotline is as follows:

E-mail – 19
Phone – 113
DCC staff – 3
CRM – 142
Counter - 0

The breakdown of the areas that the complaints relate to is as follows:

Drumcondra – 7	Phibsborough – 87
Cabra – 29	Ballybough – 20
East Wall – 18	North Wall – 1
NEIC – 51	Stoneybatter – 21
NCR – 18	Other – 25

### **Litter Warden Statistics**

There were a total of 50 Fines issued by the area based Litter Wardens in the Central Area for littering offences in the period 1<sup>st</sup> June – 30<sup>th</sup> June.

- 201 Streets were inspected by the Area based Litter Wardens
- 330 Dumped Bags were removed
- 330 Dumped Bags were investigated
- 504 Dumped or wrongly presented bags were labelled with warning stickers
- 127 Gardens inspected
- 5 Warning Letters issued to householders

67 Property searches have been completed and correspondence is issuing to the registered owners of these properties regarding litter and domestic waste issues at these addresses.

### **Environmental Response Unit**

A total of 61 incidents were responded to by the Environmental Response Unit in the period 1<sup>st</sup> June – 30<sup>th</sup> June with 59 tonnes of dumped material removed.

## **City Neighbourhoods Competition**

45 entries were received in 16 categories for the Central Area City Neighbourhoods Competition. Judging has taken place and the winners will be forwarded for inclusion in the citywide competition.

## **Tall Ships**

The Event Management Plan has been submitted and is available for inspection in the planning department. Further information sessions are being scheduled for members of the public to inspect the plan and get further information. All councillors will be notified of the dates of these sessions as soon as they are confirmed.

## **Community Forum Update**

### **Drumcondra/Glasnevin Community Forum**

The last meeting of the Drumcondra/Glasnevin Community Forum was held on 6<sup>th</sup> June 2012. The main issues raised were:

- Closure of Whitehall Garda Station
- Painting of lamp standards
- Griffith Park
- Illegal parking and double yellow lines
- Unoccupied buildings

The next meeting Forum will take place on 12<sup>th</sup> September 2012.

### **East Wall Community Forum**

The last meeting of the East Wall Community Forum took place on 9<sup>th</sup> May 2012. The main issues raised were:

- Illegal dumping and graffiti
- Tall Ships Festival
- Dog fouling
- Traffic issues

The next meeting will take place on 4<sup>th</sup> July 2012.

### **Mountjoy and District Community Forum**

The last meeting of the Mountjoy and District Community Forum was held on 1<sup>st</sup> May 2012. The main issues raised were:

- Reclaim Blessington Basin
- Illegal dumping
- Dog fouling
- Hostels in area

The next meeting will take place on 3<sup>rd</sup> July 2012.

#### **North East Inner City Community Forum**

The last meeting of the North East Inner City Community Forum took place on Tuesday, 19<sup>TH</sup> June 2012. The main issues raised were:

- Drug dealing, loitering and anti-social behaviour, particularly around the Pro-Cathedral and Talbot Street
- Illegal parking and other traffic issues
- Illegal dumping and dog fouling

The next meeting will take place on 4<sup>th</sup> September 2012.

#### **North Strand/Ballybough Community Forum**

The last meeting of the North Strand/Ballybough Community Forum took place on 16<sup>th</sup> April 2012. The main issues raised were:

- Bin collection, street cleaning and illegal dumping
- Dog fouling
- Traffic
- Anti-social behaviour
- Flood gates/pedestrian foot bridge

The next meeting will take place on 9<sup>th</sup> July 2012.

#### **North Wall Community Forum**

The last meeting of the North Wall Community Forum took place on 21<sup>st</sup> June 2012. The main issues raised were:

- Crime, drug dealing and anti-social behaviour
- Dumping and the securing of vacant sites
- Traffic related issues

The next meeting will take place on 13<sup>th</sup> September 2012.

#### **North West Inner City Community Forum**

The last meeting of the North West Inner City Community Forum took place on 2<sup>nd</sup> May 2012. The main issues raised were:

- Smithfield Horse Fair
- Anti-social behaviour
- Public lighting

The next meeting will take place on 11<sup>th</sup> July 2012.

#### **Phibsborough/Mountjoy Local Area Plan – Monitoring Committee**

The last meeting of the Committee was held on 12<sup>th</sup> January 2012. The main issues raised were:

- Hostels in the area

- Planning issues
- Bin collection (release of personal information)
- Low cost/no cost improvements in the area

The date for the next meeting is to be confirmed.

### **Central Area Joint Policing Sub-committee**

The last meeting of the Central Area Joint Policing Sub-committee was held on 11<sup>th</sup> June 2012. The main issues raised and discussed were:

- Housing and anti-social behaviour in the North Wall area
- Representation at meetings from Local Drugs Task Forces
- Burglaries and house crime
- New Garda rosters

The next meeting will take place on 10<sup>th</sup> September 2012.

### **Extinguishment of Public Right of Ways for the period 01/06/12 – 30/06/12**

*Pre Initiation Stage – awaiting further information/petition*

- Laneway to the rear of 25-43 St. Anne's Road, Drumcondra, Dublin 9
- Laneway to the rear of 7 Rathdown Road, Dublin 7

*Public Consultation Stage*

- Laneway to the rear of 1-14 St. Teresa's Road and 1-12 St. Teresa's place, Dublin 9

*Procedure initiated by Area Committee*

- Harbour Court, Dublin 1 – *public consultation period ended 27<sup>th</sup> February 2012, further information requested*

**Charlie Lowe**  
Executive Manager

July 2012

**The Chairperson and Members of the  
Central Area Committee**

**PROJECTS UNIT, NORTH EAST INNER CITY**

**Liberty Park Crèche**

The 2-year extension agreement with Davencrest Ltd. T/A Kids Inc expired on 31<sup>st</sup> May 2012.

Following an Invitations to Tender procedure the contract was awarded to Davencrest Ltd. T/A Kids Inc for the operation of a full services Crèche on behalf of Dublin City Council at Liberty Park Crèche, Foley Street for a period of three years effective from the 1<sup>st</sup> June 2012 with an option to extend the contract for a further one or two years should finances permit.

There are currently 31 children attending the crèche on a full time basis.

**Liberty Corner - Disposal of Nine Retail Units**

Five of the units have been disposed of, and there are four remaining units. Lisneys have been marketing the remaining units for lease however there has been very little interest in the letting of the units. The Council's Development Department have agreed to allow the Arts Office use the 2 larger units located on James Joyce Street for cultural type use.

**Units 6 and 7 Liberty Corner Complex, James Joyce Street, Dublin 1 and a Unit in Sean Treacy House, Empress Place, Dublin 1**

An Expressions of Interest exercise commenced to offer units 6 and 7, Liberty Corner Complex and a unit in Sean Treacy House for community type use to local groups / projects who have previously sought office type space within the Central Area environs.

Each unit requires total fit-out and this will be the responsibility of each successful applicant along with utility, rates and maintenance costs. Following a review of all applications received an offer to use the unit(s), by way of licence agreement was made to the most suitable group(s) as detailed below:

- It was recommended to provisionally offer the unit in Sean Treacy House to the highest scoring applicant (Tariqa Burhanyia) on the condition that they demonstrate their organisations capacity to provide funding for fit-out and operational costs. The group demonstrated their organisation's capacity to provide funding for fit-out and operational costs. A licence agreement is now in place, the group took up occupancy of the unit on 1<sup>st</sup> June 2012.
- It was recommended to provisionally offer unit 6 in the Liberty Corner Complex to the second highest scoring applicant (Acts of Compassion Project) on the condition that they demonstrate their organisations capacity to provide funding for fit-out and operational costs. The group have demonstrated their organisation's capacity to provide funding for fit-out and operational costs. The Central Area Office has instructed the Development Department to commence negotiations for the licence agreement.



### **Foley Street Improvement Works**

Phases 1 and 2 are complete.

Phase 3 of the improvement works includes the upgrading of 120m of carriageway between Beaver Street and Buckingham Street. Roads Design has a Framework Agreement in place for pre-qualified contractors and these contractors were requested to tender for the works on 15<sup>th</sup> May 2012 with submissions to be returned no later than 29<sup>th</sup> May 2012. Three submissions were received and then assessed in early June.

A pre-contract meeting was held with the Contractor for the scheme on 22<sup>nd</sup> June and he was requested to forward his Work Program and Traffic Management Plan. Dublin City Council has to apply for a road closure for a section of Foley Street “with local access only”. It is proposed that works will commence in early August 2012.

**Edel Whelan**  
**A/Staff Officer**

July 2012

**The Chairperson and Members of the  
Central Area Committee**

**North West Inner City Cabra Area Office**

The following lists the issues that are regularly raised for attention at the various community / business forums attended by DCC:

**NWIC Community Policing Forum**

1. Street drinking
2. Prostitution
3. Event management e.g. Smithfield on Ice
4. Horse Fair
5. Parks management
6. Planning issues
7. Traffic

**Smithfield Business Forum (New)**

1. Footfall promotion
2. Plaza design completion / utilization
3. Plaza visibility / accessibility / management
4. Event activities e.g. Farmers' Market
5. Parking / Traffic management
6. Anti-social behaviour e.g. street drinking
6. Litter

**Cabra Community Policing forum**

1. Anti-social behaviour
2. Local drugs situation
3. Precinct upgrades –Faussagh Ave
4. DCC Housing / property estate management issues
5. Event management e.g. Halloween

**Cabra Rd / Pk Residents Assoc**

1. Waste management – impact of intro of Brown bins
2. Level of rented properties in area
3. Impact of hostels / half way houses in the area
4. Planning issues
5. Railway line – dumping / drainage

**NCR Res Assoc**

1. Trees on NCR – impact on pathways on driveways
2. Anti-social behaviour at Altona Tce.
3. Litter / waste management
4. Roads issues
5. Planning issues

**Finglas / Cabra Local Drugs Task Force (LDTF)**

1. Supply reduction tactics
2. Communication with DCC and Gardai re drug supply matters
2. Monitoring of impact of local drug treatment services
3. Education and prevention

4. Growth in intimidation of drug users' families over debts
5. Updates from participating agencies on activities

#### **Navan Rd/Pelletstown Area**

1. Tolka Valley Linear Park
2. Horses/ motor bikes in Pelletstown
3. Vandalism at Ashington Playground
4. Swales at Park Rd/Glendhu
5. Navan Rd QBC
6. Blackhorse Ave road works

#### **Mt Bernard Park - Vandalism**

There was a serious incident of anti-social behaviour at the park on Sunday 17<sup>th</sup> June close to midnight when youths broke the lock on the Connaught St gate and drove a car recklessly around the park causing damage to the grassed areas and also to newly planted trees. Gardai were called to the scene.

#### **Cabra Safety Initiative**

DCC Traffic Engineers met with a delegation from the newly formed Cabra Safety Initiative and local public representatives to discuss traffic safety issues principally along Fassaugaugh Rd and Ave. Engineers are going to conduct speed tests and bring forth proposals for traffic calming as appropriate though it was pointed out that the budget to carry out any such measures is limited.

#### **Pelletstown Bus Stop 120**

Dublin Bus approached the developer, Castlethorn, requesting that the hoarding be moved to facilitate a stop. However, Castlethorn state that the drop behind the hoarding is too steep to be suitable.

Dublin Bus are now investigating a location further along this roadside and will explore its suitability with the Gardai.

#### **Navan Road Bus Corridor**

The RPA are reviewing the feasibility of Bus Rapid Transit along that route, the construction of the QBC will be dependent on the outcome of that review.

The NTA has not allocated any funding to Dublin City Council in 2012 for the construction of the Navan Road QBC. This proposal is yet to be submitted to a full City Council meeting for approval.

#### **Development Works**

##### **Killala, Drumcliffe and Glendhu Swales**

Work has been proceeding on the new swales in West Cabra and on the alteration to the swale at Glendhu. However, it has been delayed by inclement weather and serious antisocial activity at Drumcliffe and Killala where the contractor's cars and machinery have been stoned and an operative physically threatened.

Work is due to be completed by the time of this meeting and the areas will be re-seeded and trees re-planted as appropriate. This may not be done until autumn to allow the swales to settle and it is also the most appropriate planting time.

##### **Pelletstown LAP**

The pre-draft public consultation phase for the forthcoming Pelletstown Local Area Plan is commencing with three local information sessions on 3rd, 7th and 10th July. Notices have been published in the press to advise of the process.

The City Council invites interested parties or individuals to make submissions or observations with respect to the issues for the proposed Draft Local Area Plan during the pre-draft public consultation stage from Friday, 29th June, 2012 to Friday, 10th August, 2012 (both dates inclusive). An Issues Paper has been prepared to assist submissions or observations on the planning issues that the Draft Plan should address.

The Issues Paper is available from the Planning and Economic Development Department. It is also available for viewing at Dublin City Council's Finglas Office as well as at the Finglas and Cabra Libraries. The Issues Paper may also be viewed on [www.dublincity.ie](http://www.dublincity.ie).

### **Tolka Valley Linear Park – River Rd**

The engineering works for the Park are continuing as planned:

The landscape works will follow on when these works are completed and will continue through the 2012-2013 planting season. This will be co-ordinated by the Parks and Landscape Services Division. The park will then be opened to the public, probably in spring 2013.

DCC met with Fingal County Council 17.5.2012 and they will be undertaking a survey of their boundary along the river adjacent to the new Cardiffsbridge Park particularly at 'vulnerable' crossing points along the river with a view to determining ways to improve the boundary area to prevent easy access points etc. They will also review the horse issue at the location and will liaise with DCC in this regard

### **Proposed Royal Canal Cycleway**

Preliminary designs have been completed for the Phibsborough Road to Ratoath Road section. Work is progressing on designs for the other two sections. Preliminary designs are expected to be completed for the Ashtown to Leixlip section by mid to late summer. Dublin City Council's Roads and Traffic Department is looking after the Spencer Dock to Newcomen Bridge.

Funding is allocated on an annual basis. For this year, funding has only been allocated for the above design work. Next year's budget has not been prepared so no details of which projects will receive funding and which projects won't are currently available. The order in which the work is done will be decided once designs are in place for the whole towpath, and when next year's funding situation becomes clearer.

Newspaper ads will be published and site notices erected on the section of towpath between Ashtown and Leixlip in the coming weeks to invite comments from users of this section of the Canal.

### **Smithfield Enhancement Scheme**

Phases 1, 2 and 3 are completed with the exception of planting a tree. Phase 4 which involves the construction and fit out of the welfare building is in progress. The installation of the play equipment will commence in the next two weeks. It is expected that the repairs to the surface of the main space will be carried out in the Autumn.

### **Development Works - Other Agencies**

#### **New Pelletstown Train Station**

Charlie Lowe and DCC planners have met with Ballymore Homes and Iarnród Éireann regarding the design of the station. Considerable work has been done and the overall design is near agreement. When agreement has been reached, the Planning Department will review. It is intended that this stop will be similar to a Luas stop and will function as a fully automated station.

#### **Reilly's Bridge Flyover**

Irish Rail have obtained planning permission from An Bord Pleanála and have put this project out to tender with a view to starting work in early 2013 subject to funding.

#### **HARP Community Gain**

At the end June 2012, over €286,000 has been paid in Minor and Major grants to the 2011 applicants. All applicants must supply regular reports to the HARP office setting out the progress of the project and information on expenditure.

## **Community Development Update**

### **Summer Projects**

Riverston Estate will have a summer project again this year after last year's great success. Annamoe Residents are running their first project. They put on a coffee morning and were supported in a raffle by local shop keepers to boost their funding. Drumalee Estate also will be running a project and the Macro Centre have a three week activity programme running for children in the area. All these activities are funded by DCC and supported by the Community Development and CYC.

### **Plant Sales**

Eleven groups had plants delivered for community plant sales on 26th June. Most of the environmental groups have entered the City Neighbourhoods Competition and will use the plants for window boxes and hanging baskets as many of the houses are terraced. They also, plant around trees and in common areas to brighten up their neighbourhoods. The City Neighbourhoods judging takes place this month.

### **St Finbarrs Court.**

The breakfast club in St Finbarrs Court is growing in numbers and is looked forward to by residents every Tuesday Morning. Thanks to volunteers and the liaison officers a tasty breakfast is cooked in a friendly welcoming atmosphere and brings great life to the complex. The Art Groups, Bingo and Silver Surfers continue to hold their activities there each week and an all day event was held for Neighbours Day in May with hairdressing, sing-a-long and quiz to entertain the residents. A committee lead by DCC and Cabra CDP have been successful in getting paint from Dulux under their Lets Colour initiative and are planning a project for painting the surrounding walls and planting up the outdoor space. We are involving community groups and interested volunteers and this will take place over the Summer months.

### **Cabra Business Association**

Cabra Business Association is having a Trade Fair/Family Day on 18th August in St Finbarr's G.A.A. Club. Participation is expected to be bigger than last year and the club has allocated extra space for the event. The association continues to run network meetings and talks from consultant on selling and marketing in these difficult economic times. The St Finbarr's Festival takes place from 11th to the 19th August.

**Fergus Synnott**  
**Administrative Officer**

July 2012

**The Chairperson and Members of the  
Central Area Committee**

**North Inner City Housing Update**

**Chris Butler – Area Housing Manager**

**Matt Talbot Court**

Maintenance issues in relation to roof and dampness have been flagged with Housing Maintenance Section. Still awaiting report from Housing Maintenance Engineer. Vacancies are now to be done by direct labour.

Repairs to damaged play equipment have been completed and playground has been re-opened. Two residents have taken keys and are responsible for closing playground at night. Arrangements working at moment.

**Liberty House**

Contractor has been selected and submission seeking approval to appointment the contractor sent to Department of the Environment, Heritage and Local Government. DOEHLG has sought clarification on some issues and DCC have responded. Seven families have now moved out of section of E block that needs to be detenanted. One family still remaining and discussions are ongoing.

**St. Mary's Mansions**

Painting completed in complex.

**Patrick Heeney House and Crescent**

Snagging issues in relation to heating persist. Tests on heating system being undertaken by independent contractor.

**Avondale House**

Contractor has been selected to undertake Precinct Improvement Project. Minor alterations to original plan required for technical reasons. Work commenced on site June 12th. Contractor to use vacant Mountainview site for storage purposes for 8 -10 weeks. This will lessen impact of works on residents of Avondale House.

**Alfie Byrne/Hill Street**

Contractor has been selected for Precinct Improvement Project. Work commenced on site on March 12<sup>th</sup> and will take approximately 52 weeks. Progressing well and it is possible is likely that project will be completed ahead of schedule.

### **Father Scully House**

Catholic Housing Aid Association (CHAS) have received approval and funding from the DOE to commence redevelopment of the site. The redevelopment will provide 100 social housing units for older persons. This will be comprised of 88 one bed units and 12 two bed units. CHAS have in the region of 35 tenants temporarily living in other complexes who are due to move back to the redeveloped complex. Construction commenced April 30th.

### **The Kiln/Forge**

A problem has been identified with the gas flues in these apartments. As a result 8 units had their gas supply disconnected in mid November. The issue is now being addressed by the original Mechanical Engineers. Works in DCC units completed. Works in rest of complex due to be completed shortly.

### **Brian Kavanagh – Area Housing Manager**

#### **Poplar Row, Taaffe Place, Annesley Avenue & Place**

A meeting took place on Tuesday 29<sup>th</sup> May 2012 in the Ballybough Community Centre and was attended by the Area Housing Manager, Senior Structural Engineer, Residents Group and local/public representatives. The Structural Engineer informed the residents group that the pyrite maintenance survey was completed.

A contractor is commencing on site 10<sup>th</sup> July 2012 and will begin repaving the back gardens to affected dwellings on Annesley Avenue/Close and Poplar Row, Dublin 3. On completion of these works the contractor will then move onto the next phase of repairs to the back gardens on Taaffe Place, Annesley Place and other dwellings at Poplar Row, Dublin 3. A notice was delivered to the residents affected prior to any work starting in their home.

See report below;

#### **Testing of Stone Samples**

A representative amount of samples (i.e. not every house) were taken and test results of the five recent samples have all indicated traces of Pyrite.

Three samples taken from footpaths at the same time have been tested, and the results indicate the presence of Pyrite.

#### **Condition Surveys**

The surveying of the dwellings has been completed.

#### **Levelling (i.e. measurement of lifting of the floors)**

Surveyor has visited the site, and reference points (benchmarks) have been installed. One on the vacant site, one on the vacant land on at Newcomen Court and one on a building on East Wall. Levelling Studs are currently been installed in the ground floors of a representative number of dwellings. Regular measurement has commenced.

### **Charleville Mall**

Essential drainage works in the courtyard of the complex are now completed and the courtyard has been reinstated.

### **North Clarence Street**

The courtyard of the complex was recently sprayed in green graffiti. Arrangements have been made with Housing Maintenance to have the graffiti removed and the affected area's painted.

### **Croke Villas**

There are now 15 dwellings out of a total of 79 occupied in the complex. The Estate Manager is liaising with the remaining individuals/families in trying to identify suitable accommodation in the areas they have requested. However, this process is becoming more difficult with the remaining families in Croke Villas being very specific in where they want to be accommodated. To date this year 4 families/individuals have refused an offer of accommodation. Discussions ongoing with GAA.

### **Ballybough House**

There are still ongoing estate management issues in the complex. A notice to quit and demand for possession has been served on one tenant in the complex. This case is currently before the courts. Two flats have been allocated during the month of June, bringing the total allocated for the year so far to ten.

A community event around the European Football Championships was organized by Dublin City Council Community Section, FAI and residents association. This event was well attended by the children in the complex and proved successful.

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### **Ballybough Court**

Due to unforeseen circumstances, the garden party that was to take place on June 28<sup>th</sup> has been rescheduled for the end of July. Estate Management and the Community Section are currently liaising with the community centre management to organise this event.

**Charlie Lowe**  
**Executive Manager**



**The Chairman and Members of  
Central Area Committee**

**North West Inner City Housing Report – July 2012**

**Constitution Hill**

Estate Management are dealing with the parking issues in relation to the re-surfacing of the carpark. Once these issues are resolved, works will re-commence. Regular meetings are taking place between the Residents Association, Estate Management and An Garda Siochana to discuss any issues that may arise.

**Dominick Street Lower**

Ongoing discussions with The Department of the Environment to identify funding for phase one. Demolition Masters have been awarded the contract. The remaining two blocks have now been vacated and the contractors are due on site early July. Discussions with the Department of Education regarding the disposal of part of the Dominick St (agreed at area committee in Oct 2011) site are ongoing.

**Dorset Street Flats and Kevin Barry House**

Dublin City Council are awaiting approval on the tendering recommendation to Pobal for the CCTV contract.

The Council is in constant contact with An Garda Siochana in relation to anti social behaviour in the complexes and ongoing consultation with residents regarding any issues that may arise.

**Georges Place**

Monthly meetings are taking place between the Residents Association and Estate Management. No outstanding issues within this complex. The gardening project has now been implemented and members of the group are liaising with the Hardwicke Street Environmental group.

**Sheridan Court/Place**

Monthly meetings are being held with the Residents Committee and Estate Management. There are no outstanding issues in this complex. Painting programme is scheduled to commence in July.

**Saint Mary's Terrace**

Dublin City Council are preparing a Part 8 Application for the demolition of these Twenty Four Units.

**The Following Complexes have ongoing meetings between residents and Estate Management and there are no outstanding issues.**

- Saint Michan's House
- Chancery House

- Ormond Square
- Friary Court
- North King Street
- Henrietta House
- Blessington Street
- Dominick Court
- Dominick House/Palmerston Place
- Dominick Street Upper
- Hardwicke Street (Dermot O' Dwyer & Rory O'Connor House)
- Eccles Court
- Saint Peters Court
- Wolfe Tone Close

**Seán Smith**

**Area Housing Manager**

**Q1 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q2 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q3 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q4 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q5 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q6 Councillor Mary O'Shea**

To ask the Manager (details supplied).

**Q7 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q8 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q9 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q10 Councillor Christy Burke**

To ask the Manager (details supplied).

**Q11 Councillor Ray McAdam**

To ask the Manager (details supplied).

**Q12 Councillor Padraig McLoughlin**

To ask the Manager (details supplied).

**Q13 Councillor Padraig McLoughlin**

To ask the Manager (details supplied).

**Q14 Councillor Padraig McLoughlin**

To ask the Manager (details supplied).

**Q15 Councillor Padraig McLoughlin**

To ask the Manager (details supplied).

**Q16 Councillor Ray McAdam**

To ask the Manager (details supplied).

**Q17 Councillor Mary O'Shea**

To ask the Manager (details supplied).

**Q18 Councillor Claire O'Regan**

To ask the Manager (details supplied).

**Q19 Councillor Mary O'Shea**

To ask the Manager (details supplied).

**Q20 Councillor Mary O'Shea**

To ask the Manager (details supplied).

**Q21 Councillor Cieran Perry**

To ask the Manager (details supplied).

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**Q30 Councillor Nial Ring**

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**Q38 Councillor Padraig McLoughlin**

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**Q39 Councillor Mary Fitzpatrick**

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**Q51 Councillor Seamas McGrattan**

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**Q61 Councillor Seamas McGrattan**

To ask the Manager (details supplied).

**Q62 Councillor Anna Quigley**

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