

DUBLIN CITY COUNCIL
HOUSING AND RESIDENTIAL SERVICES
POLICY ON THE
PURCHASE OF SECOND HAND HOUSES

1. Dublin City Council will ensure that purchases are spread throughout the City as far as possible.
2. Dublin City Council will not purchase more than twenty per cent (20%) of houses in any road that has a total of forty (40) houses or less.
3. Dublin City Council will not purchase more than fifteen per cent (15%) of houses in any road that has a total of forty (40) houses or more.
4. Dublin City Council will not purchase more than one (1) in thirty three (33) houses in any one road in any given year.
5. Dublin City Council generally will not purchase adjoining houses.
6. Dublin City Council will not purchase houses where applicants for Shared-Ownership House Purchase Loans are competing for the same house.
7. Dublin City Council will not purchase houses where to do so would exacerbate an existing social imbalance.
8. Dublin City Council will not purchase houses where excessive repairs are necessary or with unauthorised or sub-standard extensions.
9. Dublin City Council will seek to achieve a reduction in the purchase price where excessive / costly repairs would be necessary.

10. Dublin City Council will assess prospective tenants of these houses on estate management grounds and it is policy not to make an allocation if Dublin City Council are of the view, that to do so, would be contrary to good estate management.

11. Dublin City Council will monitor the purchase price of houses in consultation with our valuers to ensure value for money.

12. An upper price limit (including cost of repairs / refurbishment) will apply which will be set by reference to the Department of Environment, Heritage and Local Government and the limit will be increased occasionally in line with the general prevailing market and with the approval of the above department.

13. The purchase of second-hand houses under Dublin City Councils' Financial Contribution Scheme for Elderly Persons will not be subject to the quotas outlined above.

JUNE 2005