

COMHAIRLE CONTAE ÁTHA CLIATH THEAS
SOUTH DUBLIN COUNTY COUNCIL

Minutes of South Dublin County Council January 2025 Lucan / Palmerstown / North Clondalkin Area Committee Meeting held on Tuesday 28th Of January 2025 through Microsoft 365 Teams and in Person in the Council Chambers.

Councillors Present

Caroline Brady
Vicky Casserly
Hellen Farrell
Niamh Fennell
Alan Hayes
Madeleine Johansson
Glenn Moore
Jacqueline Sheehy
Liona O'Toole
Joanna Tuffy

Officials Present

Senior Executive Officers	Laura Leonard, Edel Clancy, Amanda Mills
Senior Engineers	John Hegarty, Gary Walsh
A/Senior Engineer	Andrew O'Mullane
Senior Engineers at AtkinsRéalis	Jimen Reddy, Colin Prendeville
Senior Executive Parks Superintendent	David Fennell
Senior Executive Parks & Landscapes Officer	Brendan Redmond
Senior Executive Engineer	John McCormack
Senior Executive Planner	Sinead Geoghegan
Senior Executive Librarian	Rosena Hand
Administrative Officer	Maria Nugent
Assistant Staff Officer	Eduardo De Oliveira
Clerical Officers	Vikki Cryan, Dylan Hayes

The Cathaoirleach, Councillor Liona O'Toole, presided.

LPNC/1/H1/0125 Item ID:85669 - Minutes

Confirmation and Re-affirmation of Minutes of Meeting of December 2024 Lucan Palmerstown North Clondalkin ACM dealing with business relating to Transportation, Planning, Economic Development, Libraries, Corporate, Per & Change Management, Environment, Water & Drainage, Public Realm, Housing, Community.

It was proposed by Councillor L O'Toole and seconded by Councillor C Brady and RESOLVED: "That the recommendations contained in the Minutes of the 28th of January 2025 be **ADOPTED** and **APPROVED**."

H1 Minutes of December 2024 LPNC ACM

LPNC/1A/0125 – Questions

It was proposed by Councillor L O'Toole and seconded by Councillor C Brady and RESOLVED "That pursuant to Standing Order No. 13 that Questions 1 - 29 be ADOPTED and APPROVED".

Transportation

LPNC/2/Q1/0125 Item ID:85750 – Lucan Project Updates

Proposed by Councillor C. Brady

This committee calls on the manager to provide a comprehensive report on the Lucan Village Enhancement bundle of projects, including outlining the remaining tasks and their respective target completion dates.

REPLY:

The Lucan Public Realm Schemes include:

- The Village Green
- The Promenade, and
- The Demesne Park entrance

These projects are being progressed as one construction project which commenced at the end of September last year. The contract duration is 12 months and at this early stage is on programme.

The following should be noted.

- The site clearance, including tree removal, is completed.
- The next significant element of the works is commencement of undergrounding of the ESB network. This element of works requires duct installation in the roadways adjoining the site. Traffic management will be in place and some local congestion will occur. The contractor's liaison will be in contact with traders regarding works arrangements and their relevant requirements.
- At the Demesne Park the new car park areas are available for public use and guidance to the access point to the park is provided as works are now in place at the former car park.
- Finally, the Lucan House damaged section of wall has been fully repaired, and protective barriers have now been removed from Leixlip Road.

LPNC/3/Q2/0125 Item ID:85756 – Collaboration with Fingal County Council

Proposed by Councillor H. Farrell

To ask the Manager what plans or mechanisms are in place to collaborate with Kildare County Council and Fingal County Council on the planning of greenways / walking routes / trails in Lucan Demesne, given that the county borders the two administrative areas.

REPLY:

The existing Lucan Demesne is under SDCC Public Realm section. The SDCC Active Travel team are internal stakeholder on the development of connections/greenways in those areas. When required under the programme of works or for specific projects, a working group is developed with an adjacent local authority under an agreed memorandum of understanding to set terms and progress the project(s).

LPNC/4/Q3/0125 Item ID:85732 – Pedestrian Crossing at North Clondalkin Library

Proposed by Councillor N. Fennell

To ask the Manager to provide a report on whether there has been any further consideration regarding the installation of a pedestrian crossing on Collinstown road between North Clondalkin library and Rowlagh shops.

REPLY:

The traffic team is doing up designs for crossing points at Finches off-licence and at the newsagents on Collinstown road. We will consult with the members on an agreed location for the pedestrian crossing.

The traffic department have also carried out surveys at the library for the feasibility of a crossing. This location is not suitable for a crossing to be installed as there is an existing vehicular entrance and a crossing would result a significant loss in existing parking spaces.

LPNC/5/Q4/0125 Item ID:85733 – Lucan Luas Update

Proposed by Councillor N. Fennell

To ask the manager to provide the most update to date details on Lucan Luas and when we can expect works to begin in regarding to introducing the Luas to the LEA.

REPLY:

The following measure of the National Transport Authority Greater Dublin Area Transport Strategy 2022-2042 that

“Measure LRT4 – Luas Lucan

It is intended to develop a light rail line from Lucan to the City Centre, supplementing and complementing the planned bus system, to serve the overall public transport needs in this area.”

Furthermore, the strategy states “Based on work carried out previously, and further subsequent analyses, the NTA is satisfied that sufficient demand for a light rail line from the city centre towards Lucan exists and that a project should be pursued to meet this demand. The alignment and the locations to be served between Lucan and the City Centre have yet to be determined and will be subject to further assessment and analyses.”

TII is the agency responsibility for the delivery of Light rail schemes including “Luas Lucan”

The “Luas Lucan” is an active project with TII and is included on their Public Transport Active List. Its current status is “Scope and Purpose” stage. Envisaged service commencement is 2036.

LPNC/6/Q5/0125 Item ID:85742 – Palmerstown Laneways

Proposed by Councillor A. Hayes

To ask the Manager if they can consider utilising any of the laneways in Palmerstown as part of the Active Travel and safe routes to school, as was part of the initial proposal presented to the Palmerstown primary schools.

REPLY:

As part of the Palmerstown active travel and safe routes to school scheme it was proposed to provide a walkway across The Oval green area along the boundary of St. Lorcan's Boys National School. This location is not in the ownership or charge of the Council and agreement could not be reached to provide the walkway across the green as proposed in the scheme. A slightly longer (1 to 2 minute extra walking time) footpath exists providing connectivity for pedestrians around The Oval green area.

LPNC/7/Q6/0125 Item ID:85743 – Request for Salt Bins in Palmerstown

Proposed by Councillor A. Hayes

To ask the Manager if additional yellow gritting bunkers can be made available at Palmerstown Manor estate and Woodfarm Acres estate in Palmerstown.

REPLY:

There are three salt bins within a kilometre of these estates, and it would not be proposed to add any additional bins.

If the residents associations wish to avail of an estate (wheelie) bin to assist them with storage and transportation they should contact the roads department.

LPNC/8/Q7/0125 Item ID:85758 - Works at St. Josephs College Lucan

Proposed by Councillor Joanna Tuffy

To ask for an update regarding the works being carried out at layby between the Old Lucan Road (R835) and St. Joseph's College Lucan, and shown in the attached photo and the intentions of the Council regarding taking in charge.

[Q7 Image](#)

REPLY:

The works currently being carried out on Lucan Road are required under St Joseph's College Lucan's planning conditions.

These works provide for improved footpaths, set down areas and school bus laybys. The developer is required to comply with his license conditions, including, completion of works to the Councils standards.

"No formal discussions have taken place in relation to Taking in Charge of these works. Some of the works that are being carried out under the school planning permission are in the existing public realm areas. In these cases, these areas would come back into public ownership once the works are carried out satisfactorily in accordance with their granted planning permission.

There may be small areas that are not currently in public realm that may be offered for TIC by the school. If this is the case, SDCC would have to consider the general public utility of the area being offered, and the financial implications on the Council of Taking it in Charge. And depending on the size of the area, we may have to go through a formal TIC procedure to properly take the new area in charge."

LPNC/9/Q8/0125 Item ID:85764 - Dodsborough District

Proposed by Councillor Joanna Tuffy

To ask for before and after photos in relation to the works at the Dodsboro shops and for an update on the works that were done

[Q8 Dodsborough District Centre Report](#)

LPNC/10/H2/0125 Item ID:85626 - 2025 Draft Roadworks Programme

This report was presented by Gary Walsh Senior Engineer

2025 Draft Roadworks Programme

[H 2 Draft 2025 RWP](#)

This report was taken in conjunction with Motion 4

LPNC/11/H3/0125 Item ID:85666 - Safe School Zones Programme

This report was presented by Andrew O'Mullane A/Senior Engineer

Safe School Zones Programme

H3 Safe School Zones LPNC

Following contributions from Councillors A Hayes, M Johansson, J Sheehy, G Moore and L O'Toole, Andrew O'Mullane A/Senior Engineer Responded to queries raised and the Report was **Noted**.

LPNC/12/H4/0125 Item ID:85694 - Proposed Declaration of Roads to be Public Roads

This report was presented by John Hegarty, Senior Engineer

Proposed Declaration of Roads to be Public Roads

Hall Well Estate, Adamstown - Report on Submissions from the Public Consultation

REPLY:

The Taking in Charge of Hallwell estate was notified to the Lucan / Palmerstown / North Clondalkin Area Committee Meeting in September 2024.

The advertisement of the Hallwell estate was put in two local papers and on the South Dublin County Council Portal on the 28 November 2024.

The advertisement wording is copied below:

Advertisement Notice:

In accordance with the provisions of Section 11 of the Roads Act, 1993, South Dublin County Council hereby gives notice of its intention to consider the making of a declaration that the roads listed hereunder be a public road.

Hallwell, Tubber Lane, Lucan, Co. Dublin.

Ballyowen Square, Ballyowen Lane, Lucan, Co. Dublin.

In accordance with the provisions of Section 180 of the Planning & Development Act 2000 as amended, the Council considers the Taking in Charge of the Class 1 green open spaces, sewers, watermains, storm drains and public lighting within the attendant ground of the development.

Please note that Class 1 large green areas will be Taken in Charge and cut by the Council, however the small verge grass areas will be Taken in Charge but the maintenance / grass cutting of these areas will remain the responsibility of the residents of the estate.

This matter will be considered by South Dublin County Council at its Council Meeting on **10th February 2025**.

Road Schedules & Maps showing the roads and the areas to be taken in charge, will be published separately (x2) and will be available for viewing at the Council's public consultation portal at <http://consult.sdublincoco.ie> from **28th November 2024** until **23rd January 2025**.

Objections or representations regarding each or any of the above proposals may be made via the portal or in writing to the Senior Executive Officer, Land Use, Planning and Transportation, South Dublin County Council, County Hall, Tallaght, Dublin 24, D24 A3XC.

The latest date for receipt of postal objections or representations via the portal is **23rd January 2025**.

Objections or representations referencing the relevant schemes should be made in one Medium only and will only be accepted in either format outlined above.

Web: www.sdcc.ie

Discussion on Public Consultation:

There was one submission received in relation to the public consultation. A person accessed the portal and left their name but entered no other comment on the proposal.

The executive can confirm that the estate is built to a high standard and complies with all the Taking in Charge standards.

Can the Lucan ACM members consider the following report and drawings and recommend that this item be brought to full Council on the 10 February 2025 for decision on taking the Hallwell estate into the charge of the Council.

[H4 \(ii\) Hallwell Estate Phase 1 Schedule of Roads](#)

[H4 \(iii\) BC 1475 Hallwell Estate TIC Drawing](#)

Following contributions from Councillor L O'Toole, John Hegarty Senior Engineer Responded to queries raised and the Report was **Noted**.

LPNC/13/H5/0125 Item ID:85699 - Proposed Declaration of Roads to be Public Roads

This report was presented by John Hegarty, Senior Engineer

Proposed Declaration of Roads to be Public Roads

Ballyowen Square, Lucan - Report on Submissions from the Public Consultation

REPLY:

The Taking in Charge of Ballyowen Square was notified to the Lucan / Palmerstown / North Clondalkin Area Committee Meeting in October 2024.

The advertisement of the Ballyowen Square was put in two local papers and on the South Dublin County Council Portal on the 28 November 2024.

The advertisement wording is copied below:

Advertisement Notice:

In accordance with the provisions of Section 11 of the Roads Act, 1993, South Dublin County Council hereby gives notice of its intention to consider the making of a declaration that the roads listed hereunder be a public road.

Hallwell, Tubber Lane, Lucan, Co. Dublin.

Ballyowen Square, Ballyowen Lane, Lucan, Co. Dublin.

In accordance with the provisions of Section 180 of the Planning & Development Act 2000 as amended, the Council considers the Taking in Charge of the Class 1 green open spaces, sewers, watermains, storm drains and public lighting within the attendant ground of the development.

Please note that Class 1 large green areas will be Taken in Charge and cut by the Council, however the small verge grass areas will be Taken in Charge but the maintenance / grass cutting of these areas will remain the responsibility of the residents of the estate.

This matter will be considered by South Dublin County Council at its Council Meeting on **10th February 2025**.

Road Schedules & Maps showing the roads and the areas to be taken in charge, will be published separately (x2) and will be available for viewing at the Council's public consultation portal at <http://consult.sdublincoco.ie> from **28th November 2024** until **23rd January 2025**.

Objections or representations regarding each or any of the above proposals may be made via the portal or in writing to the Senior Executive Officer, Land Use, Planning and Transportation, South Dublin County Council, County Hall, Tallaght, Dublin 24, D24 A3XC.

The latest date for receipt of postal objections or representations via the portal is **23rd January 2025**.

Objections or representations referencing the relevant schemes should be made in one Medium only and will only be accepted in either format outlined above.

Web: www.sdcc.ie

Discussion on Public Consultation:

There were no submissions received in relation to the public consultation.

The Ballyowen Square was offered for Taking in Charge via a plebiscite. The South Dublin County Council Executive is satisfied that the estate is built to satisfactory standard. The executive recommends from a technical standpoint that the estate can be taken in charge.

Can the Lucan ACM members consider the following report and drawings and recommend that this item be brought to full Council on the 10 February 2025 for decision on taking the Ballyowen estate into the charge of the Council.

[H5 \(ii\) BC 1485 Ballyowen Square Road Schedule](#)

[H5 \(iii\) Ballyowen Square Map](#)

Following contributions from Councillor L O'Toole, John Hegarty Senior Engineer Responded to queries raised and the Report was **Noted**.

LPNC/14/H6/0125 Item ID:85883 - Proposed Safety Works at N4 Junction 4

This report was presented by John Hegarty Senior Engineer, Jimen Reddy and Colin Prendeville Senior Engineers at AtkinsRéalis

Section 38 - Post Consultation Report on the Proposed Safety Works at N4 Junction 4
Footpath - Cycleway

[H6 \(i\) N4 Junction 4 Post Public Consultation report](#)

[H6 \(ii\) N4 Junction 4 Footpath-Cycleway](#)

Following contributions from Councillors J Tuffy, J Sheehy, and L O'Toole, John Hegarty and Jimen Reddy Senior Engineers Responded to queries raised and the Report was **Noted**.

LPNC/15/H7/0125 Item ID:85884 - Section 38 - Post Consultation Report on the Proposed Safety Works L1018 and KEW park merge to N4

This report was presented by John Hegarty Senior Engineer, Jimen Reddy and Colin Prendeville Senior Engineers at AtkinsRéalis

Section 38 - Post Consultation Report on the Proposed Safety Works L1018 and KEW park merge to N4

[H7 \(i\) N4 and L1018 Road Post Consultation Report](#)

[H7 \(ii\) L1018 Kew Park merge to N4](#)

Following contributions from Councillors C Brady and L O'Toole, John Hegarty and Jimen Reddy Senior Engineers Responded to queries raised and the Report was **Noted**.

LPNC/16/H8/0125 Item ID:85692 - New Works

New Works (No Business)

LPNC/17/C1/0125 Item ID:85679 - Correspondence

Correspondence

(i) Item 85376 Response from NTA (December 2024 LPNC) Ref 60 Bus route

(ii) Item 85382 Response from NTA (December 2024 LPNC) Ref Stop 3368

(iii) Item 84833 Response from TII (November 2024 LPNC) Ref M50 Signage

[C1 \(i\) Item 85376 Response From NTA Ref 60 Bus route](#)

[C1 \(ii\) Item 85382 Response From NTA Ref Stop 3368](#)

[C1 \(iii\) Item 84833 Response From TII \(November 2024 LPNC\) Ref M50 Signage](#)

This report was **Noted**.

LPNC/18/M1/0125 Item ID:85719 - Newcastle Road Bus Lane

Proposed by Councillor L. O'Toole, Seconded by Councillor H. Farrell

Cathaoirleach's Business

This motion calls for the necessary changes to the bus lane along Newcastle Road, a matter that has been raised multiple times on ACM and TMM agendas. While the importance of an 'active travel policy' in designing streets, roads, parks, and other infrastructure is acknowledged, it must also be recognised that this specific location has been identified as problematic. When a policy does not address or resolve the daily challenges faced by residents and road users, adjustments must be made to meet practical needs. In light of these concerns, we request the removal of the bus lane from the park entrance to the junction. This request has been supported by extensive discussions, including numerous emails to senior management and phone calls addressing the issue. The road markings in this area are over 15 years old, the bus stop has low usage, and the reduced bus service further diminishes the need for the bus lane. We urge that this motion be acted upon to improve safety and functionality for all road users.

The following report from the Chief Executive was read:

The executive acknowledge that this issue has been raised several times in recent times. The executive responses to previous queries have outlined the importance of preserving the existing bus lane which supports the national policy for sustainable movement.

In drafting our previous responses, we have contacted our external transport stakeholders the NTA in relation to possibly making adjustments to the existing bus lane layout. The NTA have said that they would not be in favour of reducing the bus lane coverage at this location. It would set a counterproductive precedent to remove bus lane to promote car use.

SDCC will improve the safety by reviewing the marking and lining and other measures to strengthen the segregation between the bus lane and the carriageway. SDCC will also contact the Gardai to monitor the bus lane use and enforce misuse where detected.

Following contributions from Councillors L O'Toole, C Brady, M Johansson, A Hayes, H Farrell, J Tuffy and V Casserly, John Hegarty Senior Engineer Responded to queries raised and the Motion was **Agreed**.

LPNC/19/M2/0125 Item ID:85746 – Lucan Bridge

Proposed by Councillor H. Farrell, Seconded by Councillor L. O'Toole

To call on the Manager to review & remove the invasive growth on exterior of Lucan Bridge's (R109) masonry; the longest single-span masonry bridge in Ireland.

The following report from the Chief Executive was read:

There are several locations where opportunistic plants are growing on the sides of the Lucan Bridge. Works to remove the plant growth are planned by the Transportation Section in conjunction with, and under the guidance of, the Conservation Officer. These works comprise of the removal the plant growth form the bridge and carrying out appropriate remedial works to reduce future plant growth on the bridge. A specialist bridge maintenance contractor framework is in place, and it is intended to carry out the works this year.

Following contributions from Councillors H Farrell, J Tuffy and C Brady, Andrew O'Mullane A/Senior Engineer Responded to queries raised and the Motion was **Agreed**.

LPNC/20/M3/0125 Item ID:85747 – Quiet Streets

Proposed by Councillor C. Brady, Seconded by Councillor L. O'Toole

This committee calls on the manager to consider identifying a location within the LPNC area for the trial phase of the Quiet Streets Program, for example where the selection criteria would include roads in estates who experience significant through traffic.

The following report from the Chief Executive was read:

South Dublin County Council has presented proposals for Quite Street Programme.

The Quiet Streets Programme is intended to work with residents to design their streets with a focus on people rather than vehicles. They create spaces where residents can safely walk, cycle and wheel, streets where children can play and residents can come together, where air quality and biodiversity are increased, and noise pollution is reduced. Versions of these have been implemented in DCC and DLR and Low Traffic Neighbourhoods have existed in London since the 1970s.

This programme will be developed for local secondary and tertiary roads with a more detailed implementation criteria such as used in neighbouring authorities and guidance documents. Any potential and suitable locations for a pilot street will be considered for inclusion.

Following contributions from Councillors C Brady and A Hayes, Andrew O'Mullane A/Senior Engineer Responded to queries raised and the Motion was **Agreed**.

LPNC/21/M4/0125 Item ID:85762 – Footpath Repair Programme

Proposed by Councillor L. O'Toole, Seconded by Councillor V. Casserly

To request that the Chief Executive prioritises the following areas in the 2025 footpath programme, given the critical need for repair and the associated health and safety risks: (Address provided): The footpaths in this area have been reported as severely damaged, posing significant risks to pedestrians, particularly vulnerable residents. (Address provided): Similar concerns have been raised regarding the deteriorated state of footpaths in this location, presenting hazards to public safety.

The following report from the Chief Executive was read:

These locations will be inspected and if works are required will be listed for consideration for future repair programmes

Following contributions from Councillors M Johansson, J Tuffy, J Sheehy, G Moore, V Casserly, C Brady, L O'Toole, and H Farrell, Gary Walsh Senior Engineer Responded to queries raised and report was **Noted** and the Motion was **Agreed**.

LPNC/22/M5/0125 Item ID:85766 – NTA Bus Stop

Proposed by Councillor L. O'Toole, Seconded by Councillor H. Farrell

This committee requests that the Chief Executive writes to the NTA to expedite the repair of the broken light at the bus stop on Old Esker Lane, opposite Griffeen Nursing Home. It is noted that this bus shelter was previously damaged, and a repair request was made at the time. This motion further asks the NTA to provide a breakdown of how many times the light at this location has been reported as broken and the potential reasons for these recurring issues. The purpose of emphasising the importance of functioning lights, particularly at bus shelters, is to ensure public safety. It is noted with concern that an assault was reported in this area some time ago, underscoring the need for adequate lighting to prevent such incidents and enhance safety for all residents. Will forward bus shelter no asap

The following report from the Chief Executive was read:

If the motion is passed by the AC, details of same will be forwarded to the NTA, and a copy of the reply will be circulated if received.

Following contributions from Councillor L O'Toole, Laura Leonard Senior Executive Officer Responded to queries raised and the Motion was **Agreed**.

Planning

LPNC/23/Q9/0125 Item ID:85759 - Record of Protected Structures

Proposed by Councillor H. Farrell

To call on the Manager to produce a report on the current status of Protected Structures in the Lucan / Palmerstown / North Clondalkin LEA that are owned by builder-developers.

REPLY:

The Record of Protected Structures (RPS) are listed in Appendix 3a of the County Development Plan 2022-2028, see link below.

<https://consult.sdublincoco.ie/en/system/files/materials/6271/Appendix%203A%20Record%20of%20Protected%20Structures.pdf>).

The RPS includes 213 Protected Structures located within the LEA with a total of 20 in public ownership and the remaining amount of 193 in private ownership.

These can be broken down into the following numbers for each LEA;

- Lucan 137 Protected Structures with 5 council owned properties/features
- Palmerstown 25 Protected Structures with 2 council owned properties/features
- Clondalkin 51 Protected Structures with 13 council owned properties/features

Maintaining the ownership details as part of the RPS data collection is not required and therefore we only have ownership details based on reviews of the CDP and if owners have had to be notified that the property is being proposed as a Protected Structure. Therefore, the Planning Authority do not have a database of Protected Structures that are owned by buildings/developers.

Individual planning applications are required to provide the ownership details as part of the application forms and that information is available on the Planning Register, see link below

<https://sdublincoco.maps.arcgis.com/apps/webappviewer/index.html?id=004b5a1a557a4c1a91b4629923f9d4b7>

LPNC/24/Q10/0125 Item ID:85760 - Cooldrinagh House

Proposed by Councillor Joanna Tuffy

To ask for an update about Cooldrinagh House (formerly known as Beckett's) in relation to its conservation and protection as a protected structure

REPLY:

A previous update was provided in response to an ACM Motion in February 2024. The previous report provided the following:

To date the following actions has been carried out by Derelict Sites, Planning Enforcement and Architectural Conservation Sections:

- November 2023 - Member's rep received in relation to this site, a new Derelict Site File was opened.
- January 2024 - Senior Clerk of Work visited the site and advised: "That the hotel is vacant, and the entrance is secure with a barrier".
- The file was brought to the meeting of the Senior Architect who endorsed the file as follows: "There is no action available under the Derelict Site Act" and informed Derelict sites to close the file. The file was therefore closed.

Prior to the above, the Architectural Conservation Officer and Planning Enforcement were also aware that this site had become vacant after the closure of the hotel. During 2022, the Architectural Conservation Officer recommended that a Warning Letter be sent to the property owners as a way of making contact and reminding owners of their duty of care of the Protected Structure. Planning Enforcement issued a Warning Letter to the owner after carrying out a land search, but no reply was ever received. During March 2023 the Planning Inspectors and the Councils Architectural Conservation Officer carried out site inspections and reached the same conclusion as Derelict sites and the Senior Clerk of Works.

It was concluded that although the former hotel is vacant, the site is secure and there were no signs of any direct threats or any related Endangerment Issues, therefore the file was closed by Planning Enforcement and agreed with the Architectural Conservation Officer as there are no signs that the Protected Structure is under any threat or endangered.

The above outlines the action taken to date by SDCC in line with Derelict Sites and Planning Enforcement re Possible Endangerment of a Protected Structure under Part IV of the Planning and Development Act, 2000 (as amended). The site has not been found to warrant any further action under Derelict Sites. It is considered that the situation has not changed in relation to the safety and security of the site and therefore it still stands that there is no evidence to suggest the property is endangered.

A pre-planning under Ref. PP106//23 was held in November 2023 for a proposal to increase the capacity of the hotel to provide a total of approximately 120 bedrooms on the site. The proposal was considered open for consideration by the Planning Authority subject to addressing architectural conservation, HA-LV policy, ecology, design, traffic, aviation, etc. There has been no further pre-planning or an application to date.

LPNC/25/H9/0125 Item ID:85690 - New Works

New Works (No Business)

LPNC/26/C2/0125 Item ID:85677 - Correspondence

Correspondence (No Business)

LPNC/27/M6/0125 Item ID:85718 – Primary Healthcare Centre

Proposed by Councillor L. O'Toole, Seconded by Councillor V. Casserly

Cathaoirleach's Business

This committee requests that the Chief Executive provide members with an update on the HSE Primary Healthcare Centre in Adamstown. Additionally, we ask if local councillors could be accommodated with a tour of the building, which would be beneficial in our efforts to promote this new service. In the meantime, could details such as the services to be provided and the staff or organisations operating within the centre also be shared?

The following report from the Chief Executive was read:

The Planning Delivery Team has worked to facilitate the advancement of a HSE Primary Healthcare Centre in Adamstown. A commercial agreement was reached between the landowner of no.1 Adamstown Boulevard and the HSE to change that building to a HSE Primary Healthcare Centre. A planning application was granted under SDZ22A/0012 for the change of use of the building and works to convert the existing building have commenced. The Planning Delivery Team will seek full details of the services to be provided and a request an invite to the opening for the ACM members.

Please note a SDZ briefing for ACM members is scheduled for 5th March 2025.

Following contributions from Councillor L O'Toole, Eoin Burke Senior Planner Responded to queries raised and the Motion was **Agreed**.

Economic Development

LPNC/28/Q11/0125 Item ID:85741 – Silver Bridge

Proposed by Councillor A. Hayes

To ask the Manager for an update on the Silver Bridge, to include the planned joint feasibility study with Fingal County Council and if this feasibility study can include a pedestrian connection to Chapelizod via the Mill Lane Park.

REPLY:

The bridge is stabilised and restored to a conserved condition and the feasibility of re-establishing a pedestrian link at this location can now be investigated further. Preliminary discussions have been held between Fingal County Council and South Dublin County Council to establish whether access from both northern and southern sides of the bridge can be provided, and further analysis of road safety issues, cost planning, and funding opportunities will be investigated.

LPNC/29/Q12/0125 Item ID:85767 - Arthur Griffith Park Laneway

Proposed by Councillor Joanna Tuffy

To ask for an update in relation to the laneway at the rear of houses in Arthur Griffith Park (address provided). Can it be arranged for houses to purchase the laneways contiguous with their properties? Who should the residents contact about this?

REPLY:

A process is underway to determine the feasibility of such a disposal proceeding. Reports are being sought from Council departments and statutory utilities companies in the first instance to determine progress can be made on the request. Further to this and if appropriate, contact with residents can be arranged.

LPNC/30/H10/0125 Item ID:85685 - New Works

New Works (No Business)

LPNC/31/C3/0125 Item ID:85673 - Correspondence

Correspondence (No Business)

LPNC/32/M7/0125 Item ID:85748 - Lucan House Public Consultation

Proposed by Councillor C. Brady, Seconded by Councillor L. O'Toole

This committee calls on the manager to report on the status of the public consultation planned for Lucan House and whether an outline plan may be shared at this stage.

The following report from the Chief Executive was read:

South Dublin Council has appointed an Architect Led Design Team following a public procurement process for the Development of the Masterplan for Lucan House and Demesne. As part of the masterplan process, public and stakeholder engagement is vital and as such, engagement with key stakeholders and the community shall commence in the coming weeks to obtain views and opinions and actively continue right through concept design and proposed masterplan. A Communication consultant has been procured by the Architect Led Design team to work with the Architect and SDCC. The Communication consultant is currently developing a communications and a stakeholder consultation programme for in-person consultation events that will comprise of interactive engagement sessions, workshops, schools/children's event as well as a community wide survey to garner a wide range of views and opinions on the development of the masterplan. Once finalised, full details of the masterplan process including opportunities for public engagement will be announced. All events will be held in Lucan and advertised through all the usual channels to ensure all stakeholders, and the community are aware and have an opportunity to be involved. Public engagement is important to SDCC to facilitate a fully transparent and inclusive consultation process and demonstrate how stakeholder input has influenced the designs for the masterplan.

Following contributions from Councillors L O'Toole and C Brady, Sinead Geoghegan Senior Executive Planner Responded to queries raised and the Motion was **Agreed**.

Libraries & Arts

LPNC/33/Q13/0125 Item ID:85629 – Library Events for Adults

Proposed by Councillor N. Fennell

To ask the Manager to provide a report on all activities available for adults at all libraries in the LEA.

REPLY:

All branch Libraries in Lucan, Palmerstown & North Clondalkin Area provide a broad range of outreach activities to adults on a monthly basis.

Some of these events are regular events (e.g. Monthly Book-Club meetings, Shared Reading sessions, Monthly movie clubs, weekly knitting & craft groups, music sessions, Games sessions, Sensory sessions etc). Along with this, each month would have themed events highlighting national or local initiatives/festivals e.g. St Brigid's Day events, First Fortnight, Firstival events.

In January NCL organised over 100 events, with Palmerstown Library hosting 8 Adult events.

Brochures of events can be forwarded on.

LPNC/34/H11/0125 Item ID:85682 - Library News & Events

This report was presented by Rosena Hand Senior Executive Librarian

Library News & Events

[H11 \(i\) LPNC Library report January 2025](#)

[H11 \(ii\) Library Event Stats](#)

Following contributions from Councillors N Fennell, C Brady and J Sheehy, Rosena Hand Senior Executive Librarian Responded to queries raised and the Report was **Noted**.

LPNC/35/H12/0125 Item ID:85668 - Application for Arts Grants

Application for Arts Grants (No Business)

LPNC/36/H13/0125 Item ID:85688 - New Works

New Works (No Business)

LPNC/37/C4/0125 Item ID:85675 - Correspondence

Correspondence (No Business)

LPNC/38/M8/0125 Item ID:85770 – Adult Chess Classes

Proposed by Councillor J. Tuffy, Seconded by Councillor L. O'Toole

That as part of Bealtaine 2025 the Council would consider chess beginners workshops in the Libraries in Lucan and North Clondalkin

The following report from the Chief Executive was read:

North Clondalkin Library and Lucan Library are happy to agree to this request.

Beginners' chess sessions will be introduced in both branches as part of our Bealtaine 2025 programme.

Following contributions from Councillor J Tuffy, Rosena Hand Senior Executive Librarian Responded to queries raised and the Motion was **Agreed**.

Corporate Support

LPNC/39/Q14/0125 Item ID:85752 - Defibrillators

Proposed by Councillor H. Farrell

To ask the Manager of the feasibility of, and support for, the installation of a proposed defibrillator in the area of Beech Park Green, given its high recreational use by sports clubs, schools and the public. This location is also surrounded by the estates of Cherbury, Lucan Heights, Esker Lawns, Beech Grove, Beech Park and Chalet Gardens. This was requested by a resident.

REPLY:

Defibrillators have been installed by the Council in County Hall, Tallaght in the Clondalkin Civic Offices and at Public Libraries.

Further defibrillators are provided throughout the County by a wide variety of groups and organisations including Community groups, sports clubs, shopping centres, individual pharmacies and private commercial companies. The installation, upkeep and maintenance of defibrillators is the responsibility of the relevant committee, management or company.

LPNC/40/H14/0125 Item ID:85684 - New Works

New Works (No Business)

LPNC/41/C5/0125 Item ID:85672 - Correspondence

Correspondence

(i) Item 85067 Response from DDTLEB (November 2024 LPNC ACM).

(ii) Item 85066 Response from the HSE (November 2024 LPNC ACM).

[C5 \(i\) Item 85067 Response From DDTLEB](#)

[C5 \(ii\) Item 85066 Response from the HSE](#)

This report was **Noted**.

Performance & Change Management

LPNC/42/H15/0125 Item ID:85689 - New Works

New Works (No Business)

LPNC/43/C6/0125 Item ID:85676 - Correspondence

Correspondence (No Business)

Environment

LPNC/44/Q15/0125 Item ID:85757 - Tidy Towns Insurance Initiative

Proposed by Councillor C. Brady

To ask the manager how the Community Insurance Initiative will work operationally? i.e. the recent announcement which enables Local Authorities to obtain free insurance for Tidy Towns groups through a partnership with Irish Public Bodies (IPB) Insurance, and how the local tidy towns groups in the LPNC LEA may access this support?

REPLY:

The recently launched Community Insurance Initiative enables local authorities to provide free insurance coverage to Tidy Towns groups through a partnership with Irish Public Bodies (IPB) Insurance. This initiative aims to support the vital work of Tidy Towns volunteers by alleviating the financial and administrative burdens associated with securing insurance.

SDCC have provided funding to help Tidy Towns groups with insurance costs in recent years. This initiative is similar and will cover the full insurance costs for Tidy Towns groups.

SDCC will collaborate with IPB Insurance to offer insurance policies tailored for Tidy Towns groups within SDCC's jurisdiction, ensuring they are protected during their community activities.

SDCC will be in contact with Tidy Towns groups in the coming weeks with the relevant details for this initiative. If in the meantime any group has a query, please contact SDCC at tidytowns@sdblincoco.ie By participating in this initiative, Tidy Towns groups can continue their essential work in enhancing and maintaining their communities without the concern of insurance-related challenges.

LPNC/45/Q16/0125 Item ID:85715 - Noise Pollution along the M50 Palmerstown

Proposed by Councillor M. Johansson

To ask the Chief Executive for a detailed report on noise pollution along the M50 in Palmerstown, including in the estates of Palmerstown Manor and Woodfarm Acres?

REPLY:

“The Principal Environmental Health Officer reports that:

1. There are currently two noise monitors close to this location that provide real time noise results. There is one which is operated by SDCC and is located at Palmerstown Court, <https://sdcc.sonitussystems.com/monitor/SDCC-010> and the second noise monitor is run by TII and this is located at the old Lucan road, <https://tii.sonitussystems.com/monitor/10581>.

These monitors are in place with ongoing monitoring, providing real time data. The levels recorded can be viewed at any point on the links above.

1. An upgrade was completed December 2024 on all 11 noise monitors in place in SDCC area, ensuring we avail of the latest technology in monitoring the noise levels in our local areas. Real time data viewable on <https://sdcc.sonitussystems.com/>

1. Noise Action Plan (NAP) 2024-2028 has been finalised July 2024 and is published on SDCC website. <https://www.sdcc.ie/en/services/our-council/policies-and-plans/>

This is a Dublin Agglomeration and has specific section for SDCC functional area, including comprehensive noise maps in Chapter 14, indicating where the higher noise levels are anticipated.

The NAP plan has identified 10 Priority Important Areas (PIAs) in SDCC area. Further investigative surveys or projects undertaken by SDCC, in respect of noise monitoring and actions would have regard to the NAP.

Having only been finalised in July 2024, it is early stage implementation and will require a collaborative approach across all SDCC departments. Funding was secured to further investigate one of the PIAs identified in the NAP in Q4 of 2024. The initial stages of the survey have been completed and data reviewed. The next stage is to look at the potential mitigation measures that could be applied and the likely impact, if any, these would have on the measured noise levels. This is currently ongoing.

The outcome and learning from this project will be used to direct future projects. A more comprehensive report will be formulated later in the year once we have more definitive information available from this noise modelling under the European Noise Directive (END) which is the same throughout the European region.

LPNC/46/H16/0125 Item ID:85686 - New Works

New Works (No Business)

LPNC/47/C7/0125 Item ID:85670 - Correspondence

Correspondence (No Business)

LPNC/48/M9/0125 Item ID:85737 - Dog Soiling Bags

Proposed by Councillor N. Fennell, Seconded by Councillor L. O'Toole

This committee call on the council to provide biodegradable dog soiling bags at the various dog parks in the LEA.

The following report from the Chief Executive was read:

Section 22 of the Litter Pollution Act 1997, as amended, (the Act), states that...."the person in charge of a dog is subject to a fine or prosecution if he/she does not immediately remove any faeces deposited by their dog in certain places, and/or if that person fails to ensure that the dog litter is properly disposed of in a suitable sanitary manner".

Dog foul waste if properly bagged can be disposed of in a standard litter bin. The Council provides standard type litter bins in all of its main parks and at the dog runs which have been provided in those parks. It should be noted that the Council's Public Realm Section services approximately 900 litter bins across the county in both on-street and park locations. Additional provision was made in the 2024 revenue budget which has resulted in the number of litter bins in service increasing from 850 to approximately 900. A total of 51 litter bins have also been replaced in the year to date. It is proposed that additional funding in 2025 for litter bins can be used to commence a programme to provide smart compactor litter bins in town and village centres initially.

The Council previously provided dog poo bags in Rathfarnham Castle Park and Rathcoole Park on a trial basis. The uptake of the bags and the impact on dog littering was assessed at both locations and the outcome was that the provision of the bags had little impact on the level of dog littering in those parks.

In efforts to combat the problem of dog fouling, and as part of the Litter Management Plan, the Council has embarked on a high-level anti - Dog Foul campaign as follows:

Dog Litter Signage is available and requests for signage are considered on a case-by-case basis. The location of the request is examined for suitability and if deemed suitable signs can be erected. If there is/are registered group(s) in existence in an area, signage may be provided directly to the group through the Social Credit Scheme with the caveat that such signage erected must have due regard for public health and safety, and must not impede visibility or restrict traffic, cycling and pedestrian flow. Also, if it is proposed to co-use a pole, authorisation will be required.

Alternatively, requests are added to the current signage waiting list, pending determination of suitability, and availability of resources for signage erection.

Similarly, a very forceful media campaign continues through cinemas and radio adverts. The development of dog fouling advert was an element of the 2023-2025 LMP Action Plan and part of the wider anti-litter awareness campaign that included anti-litter and illegal dumping adverts.

This Motion was **Unanimously Agreed and Moved without Debate**

Water & Drainage

LPNC/49/Q17/0125 Item ID:85736 – Water Supply

Proposed by Councillor N. Fennell

To ask the manager on a full report on any homes in the LEA effected by water shortages during the cold snap in early January.

REPLY:

Uisce Éireann is the national water services authority responsible for public water supply, and wastewater drainage. They have a Local Representative Support Desk which deals with all matters related to public water supply and can be contacted by members at localrepsupport@water.ie

Uisce Éireann's website www.water.ie includes information on all water outages including areas affected and how long outages may be for and other important information. They also have a text alert system which is very useful for keeping their customers updated on outages, and information on how to sign up for this is on their website.

LPNC/50/H17/0125 Item ID:85693 - New Works

New Works (No Business)

LPNC/51/C8/0125 Item ID:85680 - Correspondence

Correspondence (No Business)

Public Realm

LPNC/52/Q18/0125 Item ID:85753 - Tree Maintenance Programme

Proposed by Councillor C. Brady

To ask the manager to provide an update in tabular format of the estates/locations in LPNC LEA listed in the 2023/2025 tree maintenance program and a status report of the 2025 plan including where estates/locations are completed, in progress, scheduled, and where scheduled indicate the date scheduled?

REPLY:

The table below sets out the detailed list of estates, roads and other locations which have been included on the current 3-year tree programme 2023 to 2025 for planned maintenance. There are a total of 55 locations included on the programme with 22 of those completed to date. Maintenance works are currently underway in Esker and Brookvale.

Scheduled dates are indicated by quarter and is dependent on the extent of unscheduled off programme works such as emergency works, works arising from storm damage and individual works to larger or intricate trees.

Location	Status	Period	Year
Adamstown Link Rd	Partially complete	Q1	2024
Abbeydale	Scheduled	Q2	2025
Abbeywood	Scheduled	Q2	2025
Ashpark street trees	Scheduled	Q2	2025
Ashpark Mature trees	Scheduled	Q1	2025
Bewley	Complete		2024
Brookvale	Scheduled	Q1	2025
Ballyowen Road - L1042 (Larkfield to Fonthill Road)	To be scheduled		2025
Culmore Road and Park	Complete		2024
Castle Riada	Scheduled	Q1/Q2	2025
Castle Road	To be scheduled		2025
Coldcut Road	To be scheduled		2025
Dodsborough Road & Cottages on o/s	To be scheduled		2025
Elm estate street trees and mature trees	Scheduled	Q1	2025
Earlsfort	Complete		2023
Esker Road and Drive and L1011/Old Esker Lane	Complete		2025
Esker Glebe and Esker Lane OS Mature trees	In progress	Q1	2025
Esker Glebe, The Glebe and Esker Lane Street trees	In progress	Q1	2025
Esker Park rear of houses on open space (Additional)	Scheduled	Q1	2025
Esker Meadow	Complete		2025
Esker Woods	Complete		2025
Esker Lodge Street and mature trees	In progress	Q1	2025
Fonthill Road and Coldcut Road cycle paths (Greenfort Boundary)	Scheduled	Q3	2025

Foxford and Ballyowen Lane	To be scheduled		2025
Fforster estate	Complete		2024
Foxdene	Complete		2024
Glenmaroon Road and Park	Complete		2024
Greenfort estate	Complete		2024
Griffeen Road, Avenue & Way	Complete		2024
Harelawn	Scheduled	Q2/Q3	2025
Hermitage Valley - Rear of Houses	Scheduled	Q2	2025
Hermitage Park - Mature Trees	Scheduled	Q3/Q4	2025
Lucan Road (Ballydowd to Woodies)	To be scheduled		2025
Liffey Estate	Complete		2025
Manor Road and Park	Complete		2024
Meile an Ri	To be scheduled		2025
Newcastle Road/R120 to include Lucan Harriers car park frontage	Partially complete		2025
Neilstown estate	Complete		2024
Riversdale Estate Palmerstown	To be scheduled		2025
Riverside Drive	Complete		2024
Rochfort	Complete		2025
Shancastle	Complete		2024
Saint Marks	Complete		2024
Saint Finians	Complete		2024
Sarsfield Park Mature Trees	To be scheduled		2025
St. Lomans Road (L1042) and Ballyowen Road	To be scheduled		2025
Tandys Lane Park (Additional)	Scheduled	Q1	2025
Tor an Ri	To be scheduled		2025
Turret Road	Complete		2024
Woodview Heights	To be scheduled		2025

Willsbrook Estate and Road	To be scheduled		2025
Wood Avens	To be scheduled		2025
Woodfarm Drive and Avenue	Complete		2024
Westbury	To be scheduled		2025

LPNC/53/Q19/0125 Item ID:85740 - Glenaulin Park

Proposed by Councillor A. Hayes

To ask the Manager for a progress update on the resurfacing of the GAA pitch in Glenaulin Park and the already agreed sports capital grant application to be made for new drainage pipes on the soccer pitches in Glenaulin Park.

REPLY:

It is anticipated that work on the drainage and resurfacing of the GAA pitch at Glenaulin will begin in late February and continue through March, with the pitch being seeded during the optimum time for germination in April.

A sports capital grant for works to the drainage of the soccer pitches in Glenaulin Park has been proposed and will be included in any new upcoming Sports Capital Grant Programme.

LPNC/54/Q20/0125 Item ID:85769 - Griffeen Park GAA Pitch

Proposed by Councillor L. O'Toole

To ask the Chief Executive for an update on the repair works being carried out on the GAA pitch in Griffeen Park, including details on the progress of the works, the success of measures to address surface and flood issues, and the expected timelines for the pitch to be back in use.

REPLY:

Contractors are currently on site carrying out cut and fill and levelling work on the pitch at Griffeen Park. This work will continue through into February and March when main and lateral drains will be installed to improve drainage. It is anticipated that the pitch will then be regraded and new grass sown in April when it is the optimum time for germination. Normally 12 months is allowed for full establishment, if favourable conditions facilitate growth.

LPNC/55/Q21/0125 Item ID:85772 - Griffeen Valley Park Clubhouse

Proposed by Councillor L. O'Toole

To ask the Chief Executive to update members on the meeting held with Lucan Harriers, particularly in the context of the motion passed requesting that the Griffeen Sports Hub

(clubhouse building) be included in the next Capital Programme works and that the examination of an upgrade commence.

REPLY:

A meeting was held in December between SDCC and Lucan Harriers to discuss a lease between the clubs and South Dublin and also small-scale improvements. Lucan Harriers are aware that there is no lease in place with the current club users of the clubhouse and SDCC. As "Lucan Sports" was dissolved the original lease ceases to exist.

It should be noted that the lease that was in place was for the lands and not the building and as such it would be up to the clubs to manage and maintain the clubhouse. The clubhouse was built by the three local clubs as "Lucan Sports" on land originally leased to them by the Council.

Our Economic, Enterprise and Tourism Development department have had previous discussions with Lucan Harriers and other clubs involved and advised that a Trust Agreement should be in place framing the relationship between the respective clubs. To achieve this, the relevant clubs will need to engage their legal advisors. The minimum requirement of any Trust Agreement should deal with the following items:

- Payment of Insurance.
- Maintenance of clubhouse and buildings.
- Payment of Utilities Bills.
- Schedules of Access for each club.
- Mortgaging/Borrowing Powers in respect of any Sports Capital Grants.
- Name and address of key holder(s).

Once terms of the Trust Agreement have been agreed between the clubs, South Dublin County Council will be able to decide on how to progress matters regarding a new lease and will arrange a meeting with Lucan Harriers and the other clubs to progress.

LPNC/56/Q22/0125 Item ID:85773 – Improvement Works Programme

Proposed by Councillor L. O'Toole

To ask the Chief Executive for a report on the proposed works programme for 2025 within the Public Realm section, detailing what projects and initiatives are included.

REPLY:

A full list of projects proposed for the 2025 Improvement Works Programme is being presented at the ACM today under Headed Item 18.

LPNC/57/Q23/0125 Item ID:85738 – Esker Cemetery

Proposed by Councillor J. Tuffy

That an update be provided to the Area Committee about the following matters relating to Esker Cemetery - the proposed columbarium, whether there is any capacity for additional grave plots, digitalisation of graves and calls for a tap in the old esker cemetery (see attached)

REPLY:

A contractor has been appointed to construct a columbarium wall in Esker Cemetery and works are expected to begin in Q1. The current focus for the cemetery is the construction of the columbarium wall and any further consideration regarding the potential for additional plots will be made once the wall is in place and in use.

We are currently in the process of scoping the digitisation of our burial grounds as part of our broader burial ground strategy. This initiative aims to modernize our records, improve accessibility, and enhance the management of these important spaces for the community. We have arranged to meet with other organisations over the next number of weeks who have already digitised their burial ground records and the management of same.

The old cemetery will be assessed to determine if there is a water supply present. If there is and it is possible to make a connection, a tap will be provided.

[Q23 \(ii\) Esker Tap Approved Official Response August 2024](#)

LPNC/58/H18/0125 Item ID:85605 - Draft Improvement Works Programme 2025

This report was presented by David Fennell Senior Executive Parks Superintendent

Draft Improvement Works Programme 2025

REPLY:

The following is the list of improvement works proposed for the Lucan, Palmerstown, North Clondalkin areas for 2025. These proposals have been compiled from issues raised as agenda items at area committee meetings throughout the course of 2024, undertakings given in response to members representations throughout the year as well as works that have been identified by staff. It should be noted that the list below does not include those works which have already been included in the Council's three year rolling capital works programme, it includes only those works of a small scale which are to be funded from the revenue budget. This list of schemes, along with lists of schemes for the other electoral areas, will be presented to the meeting of the County Council in February for noting by the elected members.

No	Location	Description of Works
1	Airlie Park	New bollards and minor surfacing at NW vehicle service entrance

2	Esker Cemetery	Surface & line car park (phase 2)
3	Finninstown Abbey	Surface paths on open space
4	Griffeen Valley Park	Volleyball court area ground works
5	Griffeen Valley Park	Fence at hedge beside boules court
6	Griffeen Valley Park	New path to Tullyhall Mews
7	Hermitage Park	Park Seating + Ballyowen Lane entrance upgrade
8	Neilstown Gardens	Surface path on open space S/O No 38
9	St Marks Avenue	New path across open space to Fonthill Road
10	Tandy's Lane	Fence at playground & at interface between 2 sides of park across Tandy's Lane
11	Waterstown Park	Replace bridge beside Waterstown House
12	Woodview Heights/ Tandy's Lane	New link path across open space
13	Castle Riada Drive	Widen and surface path to Castle Road to alleviate flooding
14	Vesey Park	Install Benches
15	Collinstown Park	Path upgrade

Following contributions from Councillors V Casserly and L O'Toole, David Fennell Senior Executive Parks Superintendent Responded to queries raised and this Report was **Noted**.

LPNC/59/H19/0125 Item ID:85691 - New Works

New Works (No Business)

LPNC/60/C9/0125 Item ID:85678 - Correspondence

Correspondence (No Business)

LPNC/61/M10/0125 Item ID:85730 - Quarryvale Park

Proposed by Councillor N. Fennell, Seconded by Councillor L. O'Toole

This Committee calls for the consideration of installing outdoor exercise equipment in Quarryvale Park in addition to the recent and ongoing improvements to the park. There is currently no exercise equipment in any of the parks in the North Clondalkin area.

The following report from the Chief Executive was read:

The development of Quarryvale Park has been carried out following a Part 8 public consultation process that took place in 2023. The upgrade works include the following:

- New Park layout including new and upgraded pathways.
- Shared footpath/cycle routes linking the main entrance at the Fonthill Road to Shancastle Lawns and Greenfort Gardens including street lighting and formal trees.
- Pedestrian areas with seating.
- Playground and Teen Space.
- Repair to broken sections of periphery wall and the installation of a new boundary fence.
- Existing Oak trees retained.
- Provision for active recreation.
- 800m Activity Circuit around the periphery of the park.
- Relocation and upgrade of Grass Sports Pitch.
- Biodiversity improvements - existing boundary hedge retained, grass meadowland, management bands, bulbs in linear strips, informal native tree groups.
- All associated landscape design including street furniture, surfacing and signage.
- All ancillary works.

The provision for exercise equipment in the park has been met by the installation of a full outdoor Calisthenics gym which has been installed in the centre of the park. In addition to this it is proposed to install a full size basketball court within the park later this year. The upgraded park and new facilities will be available for use when the park officially opens on 29th January.

Following contributions from Councillors N Fennell, J Sheehy and L O'Toole, David Fennell Senior Executive Parks Superintendent Responded to queries raised and the Motion was **Agreed.**

LPNC/62/M11/0125 Item ID:85739 – Waterstown House

Proposed by Councillor A. Hayes, Seconded by Councillor L. O'Toole

That South Dublin County Council fulfil their commitment, as soon as practicable in 2025, to install a roof on Waterstown House.

The following report from the Chief Executive was read:

The provision of a roof structure to preserve and protect Waterstown House from the elements will require the design of a supporting steel structure and the installation of that structure, before the roof itself can be erected. A tender for the engagement of a structural design consultant is currently being prepared for advertising in early 2025 and steel fabrication, installation and roof construction works will be carried out thereafter.

Following contributions from Councillors A Hayes and L O'Toole, David Fennell Senior Executive Parks Superintendent Responded to queries raised and the Motion was **Agreed.**

LPNC/63/M12/0125 Item ID:85765 - Tree programme HI request

Proposed by Councillor J. Tuffy, Seconded by Councillor L. O'Toole

To ask for a headed item in relation to tree maintenance and tree planting that updates members of the Area Committee Meeting

The following report from the Chief Executive was read:

A headed item report on progress on both tree maintenance and tree planting will be presented to the Area Committee Meeting in February as requested.

Following contributions from Councillor J Tuffy, David Fennell Senior Executive Parks Superintendent Responded to queries raised and the Motion was **Agreed**.

Housing

LPNC/64/Q24/0125 Item ID:85754 - Housing Adaptation Grants Timelines

Proposed by Councillor C. Brady

To ask the manager what is the typical duration between the final inspection of completed Housing Adaptation grant works and the subsequent release of funds to the grantee?

REPLY:

The typical duration between the final inspection of completed works in relation to Adaptation Grants for Older People and Disabled People in private homes and the subsequent release of funds to the grantee is approximately six weeks. This timeframe commences from the date of the final inspection.

The timeline may vary under certain circumstances, including:

- If the Council's Clerk of Works is not satisfied with the quality of the works and a re-inspection is required.
- If the applicants tax clearance documentation has expired.
- If there are queries regarding the final invoice submitted by the applicant

The Council is committed to processing all grant applications as efficiently as possible.

Where delays occur, applicants are informed promptly, and additional assistance is provided to resolve outstanding issues.

LPNC/65/Q25/0125 Item ID:85755 - Housing Adaptation Grant Applications

Proposed by Councillor C. Brady

To ask the manager what are the top five reasons Housing Adaptation Grant application forms are returned to applicants in the LPNC LEA and the number of applications returned by reason?

REPLY:

The top five reasons application forms for the Housing Adaptation Grants for Older People and Disabled People, in private homes are typically returned are as follows:

1. Incomplete Application Forms:

This is the most frequent reason for returned applications. Sections are often left incomplete, or information provided is insufficient for assessment.

2. Insufficient Proof of Income:

Applicants fail to submit the necessary documentation to verify their income such as statement of liability for those on private pensions and a statement from social welfare for those only receiving state pension.

3. Occupational Therapist (OT) Reports and receipts:

OT reports are mandatory to assess certain necessary adaptations, and without them, applications cannot proceed. Private OT report costs up to a value of €250 can be claimed back if an application is approved.

4. Local Property Tax (LPT) Compliance:

Applicants do not supply the required LPT compliance documentation which proves the property in question meets statutory requirements. Acceptable LPT proof includes evidence of payment, deferral, or exemption. LPT documentation serves as verification of the registered property owner's identity

5. Required Contractor Reports

For applications involving works such as heating, electrical, or roofing repairs, contractor reports are essential.

In 2024, a total of 136 grant applications were received in the Lucan Palmerstown North Clondalkin Local Electoral Area. The average return rate across the South Dublin administrative area for applications was 53%, primarily due to the reasons outlined above. While return rate is recorded, information specific to Local Electoral Areas or the exact reason for returns is not maintained.

A checklist of all required documentation that is required is included on the grant application form. If assistance is required, the Private Housing Grants team can be contacted by emailing hgrants@sdublincoco.ie or by phoning 01 4149373. Support is also available from Local Co-ordinators of the Healthy Age Friendly Homes Programme. They can be contacted by phoning 046-9248899. These local co-ordinators support the population over 65yrs in the South Dublin County Council area and will make an appointment to visit an applicant in their home to advise and assist with the application form. Their contact information is now included on correspondence sent to applicants whose incomplete application forms are returned.

LPNC/66/Q26/0125 Item ID:85729 - Mortgage to Rent

Proposed by Councillor N. Fennell

To ask the manager what responsibility the council have for mortgage to rent schemes. What is the role of Hone for life and what are the responsibility of tenants i.e. when maintenance issue arises. Can I ask the manager to give a statement on the matter.

REPLY:

The Mortgage to Rent (MTR) scheme is a government scheme to help homeowners who are at risk of losing their homes due to mortgage arrears. It allows homeowners in mortgage difficulty to switch from owning their home to renting their home as social housing tenants. The scheme is overseen by the Department of Housing, Local Government and Heritage and is administered by the Housing Agency. Authorisation to act as a provider of the Mortgage to Rent Scheme (purchaser) is awarded by the Minister for Housing, Planning and Local Government.

The local authority inspects each property to ensure that it meets the required standards for the rental of the property to eligible applicants. Where a property does not meet these standards, the local authority will arrange with the purchaser to have the necessary works undertaken following completion of the MTR process.

Under the MTR process the homeowner becomes a tenant of the local authority and enters a Tenancy Agreement to that effect. The Tenancy Agreement sets out both tenant and local authority responsibilities. The MTR provider is responsible for the maintenance and repair of the property as set out in the Tenancy Agreement. MTR tenants are provided with contact details for MTR provider to enable reporting of all maintenance issues directly. MTR provider maintenance response times are identical to that of council response times.

LPNC/67/Q27/0125 Item ID:85745 – Housing Adaption Grants

Proposed by Councillor A. Hayes

To ask the Manager if home adaptation grants for grab rails, stairlift, walk-in shower of 100% can be sanctioned by SDCC in cases where a private homeowner has zero savings and only State OAP pension income.

REPLY:

Revised Housing (Adaptation Grants for Older People and Disabled People) Regulations came into operation on 1st of December 2024. Under the regulations, grants for grab rails, stairlifts and a walk-in shower are available under the Housing Adaptation Grant for Disabled People and the Mobility Aids Grant. An applicant with a yearly household income of up to €37,500 may be entitled to 100% percentage of costs or 100% of the cost of the works as per the Councils schedule of standard costs, whichever is less provided they meet the requirements for the grant.

The person who the grant is for must:

- have the grant application approved before the work starts on the home;
 - live in the home when the work is completed;
 - have their tax affairs in order;
 - have tax clearance from Revenue if the grant is for more than €10,000;
 - show that the Local Property Tax for the home is in order

Proof of Income is required and a completed Doctors certificate.

If assistance is required, the Private Housing Grants team can be contacted by emailing hgrants@sdublincoco.ie or by phoning 01 4149373. Support is also available from Local Co-ordinators of the Healthy Age Friendly Homes Programme. They can be contacted by phoning 046-9248899. These local co-ordinators support the population over 65yrs in the South Dublin County Council area and will make an appointment to come and visit an applicant in their home to advise and assist with the application form.

LPNC/68/Q28/0125 Item ID:85704 – Housing Inspections

Proposed by Councillor M. Johansson

To ask the Chief Executive how many private rented, HAP and Environmental Health inspections were carried out on apartments in (address provided), in 2024 and how many improvement and enforcement notices were issued to the landlord following those inspections?

REPLY:

Please find detailed below Private Rented, HAP and Environmental Health Inspections carried out in 2024 at address provided.

2024	Inspections	Improvement Letters	Improvement Notices	Prohibition Notices
Private Rented	20	15	0	0
HAP	3	3	0	0
Environmental Health Inspections*	3	3	0	0

*Note: of which two inspections were carried out in HAP premises, and one was carried out in Private Rented Premises.

LPNC/69/Q29/0125 Item ID:85771 – Sarsfield Park Age Friendly Residential Units Update

Proposed by Councillor L. O'Toole

To ask the Chief Executive to report on any correspondence sent to developers/contractors regarding the Sarsfields Park Age-Friendly residential units, as there are reports of the

provided email address bouncing back. Additionally, it has been noted that the estate's open green space has been taken over as a construction site. This item seeks clarification on whether the closure of this open space was included in previous plans, and if residents and councillors were adequately notified of this development.

REPLY:

The nature and extent of the Age-Friendly development at Sarsfield Park was outlined during the Section 179A advertising period of the 11th April 2024 to the 6th June 2024 and published on the Council's consultation portal. Following a public procurement process a contractor has been appointed to construct the development and all associated ancillary works on behalf of South Dublin County Council.

The site of the development has been fenced off to facilitate the construction work. At time of reply, the only area which has been fenced off by the contractor is the area on which the scheme is to be constructed.

Some additional works and compound areas will be required outside of the site on a temporary basis or for the duration of the build in order to facilitate storage of materials, service connections and surface water drainage systems. The housing department will ensure that the affected residents are kept informed by the contractor with regard to the extent and duration of any of these temporary areas as they are required.

The issue with the email address has been rectified and an updated correspondence will issue to residents as soon as possible.

LPNC/70/H20/0125 Item ID:85687 - New Works

New Works (No Business)

LPNC/71/C10/0125 Item ID:85674 - Correspondence

Correspondence (No Business)

LPNC/72/M13/0125 Item ID:85714 - Housing Maintenance Requests - Balgaddy

Proposed by Councillor M. Johansson, Seconded by Councillor L. O'Toole

That the Chief Executive take action to ensure that all housing maintenance requests in Balgaddy that are assigned to a contractor are completed within 4 weeks of the issue being logged.

The following report from the Chief Executive was read:

The Council manages over 10,000 social homes and categorises maintenance requests depending on the nature of the problem. These categories are classified as emergency, urgent, routine or cyclical. We respond to requests for repairs according to the guidelines below:

CATEGORY	TIMESCALE	EXAMPLE
Emergency	1 – 5 working days	Smoking Fuse Board, Burst water tank
Urgent	10 working days	Leak under sink unit, Leaking roof
Routine	12 weeks +	Replace toilet cistern, Faulty radiator
Cyclical	1 – 7 years	Leaking gutters, replacement hall door etc.

In 2024, 639 work orders were completed in the Balgaddy area which were delivered through a combination of our direct labour team and a dedicated contractor assigned to the Palmerstown Fonthill area.

Further works completed in Balgaddy under our Planned Maintenance Programme are -

Planned Maintenance works	Number of homes where works were completed
Energy Efficiency Retrofit works	14
Roof repairs and associated works	10
Kitchen renovation	12
Bathroom renovations	7
Fire detection & safety work upgrades	98
Windows & doors programme	2
External painting works	99

Following contributions from Councillor M Johansson, Amanda Mills Senior Executive Officer Responded to queries raised and the Motion was **Agreed**.

Community

LPNC/73/H21/0125 Item ID:85681 - Deputations for Noting

Deputations for Noting (No Business)

LPNC/74/H22/0125 Item ID:85683 - New Works

New Works (No Business)

LPNC/75/C11/0125 Item ID:85671 - Correspondence

Correspondence (No Business)

LPNC/76/M14/0125 Item ID:85763 – Youth Spaces

Proposed by Councillor L. O'Toole, Seconded by Councillor V. Casserly

Cathaoirleach's Business

To seek an update on the motion passed in 2024 regarding the exploration of possibilities for additional youth space in the Lucan/Adamstown area, specifically by investigating access to one of the units at The Crossings, Adamstown. This motion requests clarification on whether progress has been made and, if so, asks that details of any developments or plans be provided.

The following report from the Chief Executive was read:

An application has been made from a youth service provider under the Community Recognition Funding to operate a youth space in The Crossings. This application is still waiting approval from the Department of Rural and Community Development (DRCD). The Council have made provision of €50,000 in the 2025 Budget to fund a youth facility in the Adamstown area.

We are currently awaiting notification from the DRCD regarding the announcement of the successful projects under the Community Recognition Fund Round 2.

Following contributions from Councillors L O'Toole and J Tuffy, Edel Clancy Senior Executive Officer Responded to queries raised and the Motion was **Agreed**.

LPNC/77/M15/0125 Item ID:85710 - Quarryvale

Proposed by Councillor N. Fennell, Seconded by Councillor L. O'Toole

This committee agrees that the Council set up a task force to deal with the ongoing criminal, intimidation and anti-social issues in Quarryvale. This task force should include but not inclusive to, elected reps, gardai, youth workers, estate management, environment and local residents.

The following report from the Chief Executive was read:

Local Community Safety Partnerships (LCSPs) for South Dublin County

In response to the introduction of new legislation under the Policing, Security and Community Safety Act 2024, South Dublin County Council (SDCC) is establishing a Local Community Safety Partnership (LCSP) for the county.

The LCSP will bring together representatives from key stakeholders, including:

- An Garda Síochána,
- Elected Members,
- Community & business representatives,
- Agencies such as HSE, Tusla, Youth Services.

The LCSP will be responsible for the development of a tailored and prioritised local community safety plan. This plan will be created in collaboration with both the community and public service providers, ensuring it is responsive to the unique needs of the county.

Once the LCSP is operational, further subcommittees and working groups will be formed to address specific issues and areas of concern. These groups will report directly to the LCSP, ensuring a coordinated and effective approach to community safety.

Estate Management and Anti Social officers regularly meet with An Garda Siochana to discuss ongoing anti-social and criminal incidents in the Quarryvale area. The Interagency Section, Community Department are working with Quarryvale Community and Youth Centre, An Garda Siochana and Noise Music to develop youth programmes in the area. Further programmes will begin in February 2025.

Following contributions from Councillors N Fennell, J Tuffy and M Johansson, Maria Nugent Administrative Officer Responded to queries raised and the Motion was **Agreed**.

LPNC/78/M16/0125 Item ID:85749 – Lucan Pool

Proposed by Councillor C. Brady, Seconded by Councillor L. O'Toole

This committee calls on the manager to report on the status of the Lucan Pool project, including outlining the remaining tasks, and an update on the pricing model.

The following report from the Chief Executive was read:

The contractor remains focused on completing the 'dry side' of Lucan Pool at the earliest possible date. This will include the gym, dry changing rooms, exercise studios, entrance foyer and associated areas which have been identified as the priority for the earliest opening. These areas are well progressed including electrics, finishes and fit out. The gym is now fitted out with equipment installed and ready for use.

Some significant items to be completed include; mechanical works including completion of commissioning and fitting of remaining sanitary ware, tiling completions and concrete aggregate entrance paths to exterior. All of these works are ongoing, but as noted in the previous Chief Executives report, the availability of sub-contractors is still challenging. SDCC have been in the process of engaging directly with the critical sub-contractors in order to improve their attendance on site to achieve the earliest possible completion.

While the works to the pool-side of the building are continuing to progress, upon completion of the dry-side, the contractor will redirect all efforts to finishing the remainder of the building. This includes the swimming pools and changing village, sauna, and all associated facilities, external works and plant/equipment.

Completion of the project continues to be challenging, primarily; as noted previously, due to contractor resources and sub-contractor availability. SDCC are continuing to intensively manage the project and main contractor to achieve the earliest possible completion dates

and have been in a direct process of engagement with primary sub-contractors in order to facilitate the completion of critical elements of the works. We also continue to engage with the operators to keep them updated and to facilitate their requirements.

Aura Leisure were awarded the tender for operating Lucan Pool and the prices they are providing are what they deem necessary to make it a viable operation. However, we are continuing to engage with Aura about their proposed price structure and expressing the views of the elected members and the public and will continue to encourage them to look at the feasibility of offering some concession prices.

Following contributions from Councillors C Brady and L O'Toole, Edel Clancy Senior Executive Officer Responded to queries raised and the Motion was **Agreed**.

Meeting Concluded at 18:01

Siniú _____
An Cathaoirleach

Dáta _____