

Capital Programme Update

Housing Delivery

Our housing delivery plans continue to progress positively across a range of delivery streams, including our direct build programme, collaborations with Approved Housing Bodies, and homes secured through turnkey and Part V arrangements. With 606 social homes delivered to date in 2026, we are well positioned to exceed both our annual target of 788 homes for this year and our overall Housing Delivery Action Plan (HDAP) 2022-2026 target of 3,381 new build social homes.

Initial draft delivery projections for our updated HDAP to cover 2027 to 2030 have been submitted to the Department of Housing, Local Government and Heritage (DHLGH) for review. Under the national housing plan, *Delivering Homes, Building Communities*, we have been assigned a provisional target to deliver 3,696 new social homes by 2030. We expect to be in a position to present the updated HDAP to elected members in November, setting out our approach to achieving targets in line with national housing policy objectives.

In **Clonburris SDZ**, construction continues to progress on Kishoge Gardens, which will deliver 284 social, affordable, cost-rental homes from late next year. Pre-tender technical design and compliance work is continuing for additional sites with planning permission for 1,252 social and affordable homes, with procurement due to commence this quarter for delivery partners for these sites together with the Part 8-approved former PPP site at Lynch's Lane.

Separately, final tenders are due at the start of November under the competitive dialogue process for delivery of 640 social, affordable purchase and cost-rental homes at Kishoge Urban Centre which should see a contract award early in the new year.

Construction and infrastructure works have progressed well on the first phase of **Killinarden Foothills** which will see delivery of both social and starter homes commence next year. Initial starter homes are expected to be available from March with social homes scheduled for completion from October onwards.



Works continue on Killinarden Foothills

Nine age-friendly homes at **St. Ronan's Crescent** are undergoing final snagging with further age-friendly housing developments ongoing at **St. Aongus' Green, Sarsfield Park, Pearse Brothers Park, Alpine Heights** and **Deansrath/Melrose**. Some of these sites have been delayed slightly due to contractor resourcing issues but all are expected to be completed this year while the development at **Rossfield** is currently likely to be finished by mid-2027. Part 8-approved developments at **Stocking Lane** and **Castlefield Avenue** are currently progressing through detailed design and the proposed 160 homes mixed-tenure redevelopment of **Oldcastle Park** went out to Part 8 public consultation last month.



Age friendly housing development at St. Ronan's Crescent

The Part X planning application for the proposed 130-home mixed-tenure development at **Rathcoole** is being finalised for submission to An Coimisiún Pleanála this month. The development will deliver a mix of social including Traveller accommodation, age-friendly homes and starter homes, together with associated community infrastructure, including playing pitches and changing facilities.

Modular Housing Development

Proposals for a modular housing development in Clondalkin will be presented to the local area committee this month. 16 one-bedroom homes, including four ground-floor wheelchair accessible homes, are proposed as temporary accommodation for local families currently in emergency homeless accommodation. This project will include on-site support facilities along with a community workshop and a pocket park, with modular construction proposed to support efficient delivery.



Starter Homes

Our development partners Arden launched an initial 65 starter homes for sale in Killinarden Foothills during the summer (see <https://www.daft.ie/new-home-for-sale/foothills-killinarden-tallaght-dublin-24/6606071> for further information). The online application portal opened on 6 August for a five-week period, with 450 applications received. 31 homes are currently sale agreed and assessments are ongoing for the remaining 34 homes. We are at the final stages of closing out three starter home schemes advertised last year, with 59 sales agreed at Canal Bank, 70 sales agreed at Kilcarbery Grange Phase 5 and 26 sales agreed at Swiftbanks. 25 starter homes in Keeper's Lock, Clonburris being delivered by a private developer through Part V arrangements were advertised for sale in April, with 477 applications received. 20 homes are currently sale agreed, and applications are being assessed for the remaining 5 homes. Grant support of €9.3million grant was recently received from DHLGH under the Affordable Housing Fund for 93 starter homes that are currently under construction at Kishoge Gardens, and we intend to launch these homes for sale early next year.

Competitive Dialogue for Social and Affordable Housing

The competitive dialogue process to support additional social and affordable housing delivery continues to progress, with the first round of dialogue now concluded. Five developers participated in this stage of the process, presenting seven housing proposals comprising a range of development scales and tenure mixes. The proposals are currently under assessment in advance of a final round of dialogue to optimise proposals before final submissions are requested.

Traveller Accommodation Programme

Detailed design work is now commencing for the development at Lock Road following Part 8 approval in May. As referenced earlier, new Traveller accommodation is proposed in the Oldcastle Park redevelopment plans currently out for Part 8 public consultation. In addition, contracts are due to be signed in November for acquisition of six Part V group homes in Adamstown which are being allocated to local Traveller households. We will also shortly commence feasibility studies for redevelopment of Traveller accommodation at Stocking Hill and Hazel Hill as part of adjoining developments.

Vacant Property Refurbishment Grant

145 grants have been paid to successful applicants for refurbishment of vacant houses with a further 145 applications approved to date. The full breakdown of all 346 applications received under this scheme is as follows:

Status	Number
Grants paid	145
Approved/Approved in principle	122
Applications with law	23
Declined/withdrawn/further info. required	56
Total	346

Acquisitions Programme

17 properties have been successfully acquired under our acquisitions programme this year and a further 29 properties are currently sale agreed or progressing through conveyancing, while an additional 16 properties are under negotiation or at various stages of due diligence.

Planned Housing Maintenance Programmes

Energy efficiency works on our social housing stock continue under the national **Energy Efficiency Retrofit Programme** (EERP) with a funding allocation of €5 million received from DHLGH to facilitate retrofitting on at least additional 125 properties this year, with 40 homes completed to date and further works planned for homes in Donomore, Cushlawn, Tymon North, Owendoher Crescent, Airlie Heights, Neilstown, St. Mark’s and Shancastle this year. The current status of the EERP by Local Electoral Area is as follows:

Local Electoral Area	Pre-Tender	Tender	Contractor	Onsite	Complete
Tallaght South	0	100	35	36	82
Tallaght Central	0	0	12	2	83
Firhouse Bohernabreena	0	0	0	0	63
Rathfarnham Templeogue	7	0	0	0	12
Clondalkin	0	0	1	0	67
Palmerstown Fonthill	51	0	0	1	113
Lucan	9	0	0	0	20
Total	67	100	48	39	440

Separately, progress on our **Windows & Doors Programme**, which will see works this year in areas including Arthur Griffith Park, Droim Na Coille, Foxdene, Shancastle, Greenfort, Neilstown, Harelawn, Moorfield, Lindisfarne, St. Finian’s, Brookview, Rossfield, Kilcarrig, Kilmartin, Glenshane, Cushlawn, Castle Park, Glenmore and Whitechurch, is outlined below, with works to 68 homes completed to date:

Local Electoral Area	Pre-Tender	Tender	Commenced	Complete	Total
Tallaght South	0	0	37	411	448
Tallaght Central	0	0	2	88	90
Firhouse Bohernabreena	0	0	15	68	83
Rathfarnham Templeogue	0	0	11	16	27
Clondalkin	0	0	11	91	102
Palmerstown Fonthill	0	0	78	131	209
Lucan	0	0	4	23	27
Total	0	0	158	828	986

We are also continuing to undertake stock condition surveys to proactively assess our housing stock with 3,600 properties surveyed to date. This data is informing the planned maintenance works, and associated budgetary and resource requirements, for our upcoming capital programme so we can minimise reactive maintenance works.

External painting works have been completed on homes this year in Meile An Rí, Buirg An Rí Glen, Oldcourt Mill and MacUilliam Parade with further works planned in Buirg An Ri Walk, Liscarne Court and Mac Uilliam estate this year.



External painting works at Mac Uilliam Parade (t) and Buirg An Ri Walk (b)

Roads, Infrastructure and Public Realm

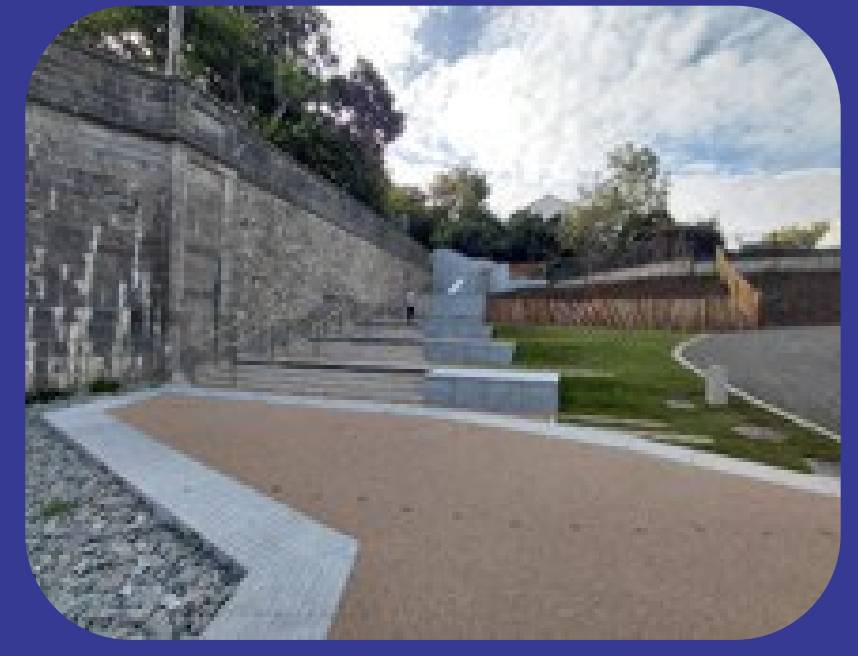


Newly opened section of South Link Street from Fonthill Road to Ninth Lock Road

The infrastructure programme for Clonburris SDZ is ongoing, funded by the DHLGH Urban Regeneration and Development Fund, the National Transport Authority (NTA), private landowners and the council. The **South Link Street** achieved substantial completion last December with phased opening ongoing in tandem with adjoining residential development. The connection from the Fonthill Road to Ninth Lock Road opened in August and associated road safety audit and taking-in-charge matters are being progressed. Construction is underway on the first phase of the 2.5km **North Link Street** and associated infrastructure, following DHLGH approval for the contractor appointment. Detailed design work is complete for the second phase of this project and subject to working through approval processes, we anticipate a contractor appointment in Q1 2027.

The three new parks in the southern section of the SDZ — **Griffeen Valley Park Extension, Na Cluáinte Park South** and **Canal Park South** — were granted planning permission in September last year and design work now almost finished to allow the tender stage to commence. Design work also continues on additional community and other infrastructure for the SDZ including new rail and canal bridge infrastructure and community, library, arts and parks facilities and planning applications should be submitted this month for a bridge over the rail line and changing facilities in Canal Park.

Village and District Enhancements and Transport Projects



Completed works at the promenade in Lucan Village

With the completion of works at the promenade, the full **Lucan Village** project is now finished with all areas open to the public. This major investment in the area is attracting plenty of footfall and positive feedback and will be complemented by our plans for Lucan House (see further below).



The **Bawnogue** district centre scheme was officially opened by the mayor last month and local engagement was undertaken on proposals for the emerging design of the district centre enhancement project at **Neilstown**. While we continue to work on addressing the commitments given during the Part 8 process for the **Tallaght Village Enhancement Scheme**, we must consider the potential impact of judicial review proceedings.

We received very welcome news of significant funding approvals for both the Neilstown (€2.5 million) and Tallaght (€7.5 million) projects under the DHLGH Towns and Cities Regeneration Infrastructure Fund but the terms of these grants require commencement of construction by September 2027 so there are obvious implications and considerations if we want to retain and maximise funding for investment in Tallaght.

Design consultants are appointed and commencing work on the **Clondalkin Village** enhancement scheme while information gathering and surveys are

being conducted to progress the detailed design stage of the proposed traffic calming and regeneration scheme for **Brittas Village**.

A tender process is ongoing for appointment of consultants to carry out a comprehensive area-based transport assessment and to formulate **transport plans for the west of the county**. Once an appointment is made, we will engage with councillors on next steps to bring forward a strategy to address local transport challenges.

The **Bus Stop Enhancement Programme (BSEP)** has commenced to deliver 11 bus stops, comprising three hard-standing installations and eight new bus shelters. In addition, we are seeking approval from the NTA for a further nine bus stops. Subject to approval and the availability of the appointed bus shelter contractor, these additional bus stops are targeted for delivery this year.

Design work is progressing for a traffic flow strategy and associated landscape improvements to the **central section of the N81 in Tallaght**, following the appointment of consultants, with initial proposals anticipated to be presented to councillors later this month.

Construction of our new **Mechanical Services Depot** in Palmerstown, which commenced in April, is progressing on schedule, with significant milestones achieved to date as part of the 52-week construction programme. Foundations are completed and the structural steel framework is fully erected. Installation of stormwater infrastructure, electrical services, and other essential utilities is nearing completion. The building's roof has been installed, and wall cladding works have now commenced. In parallel, works on the ESB substation are underway, while construction of the boundary wall is also progressing.

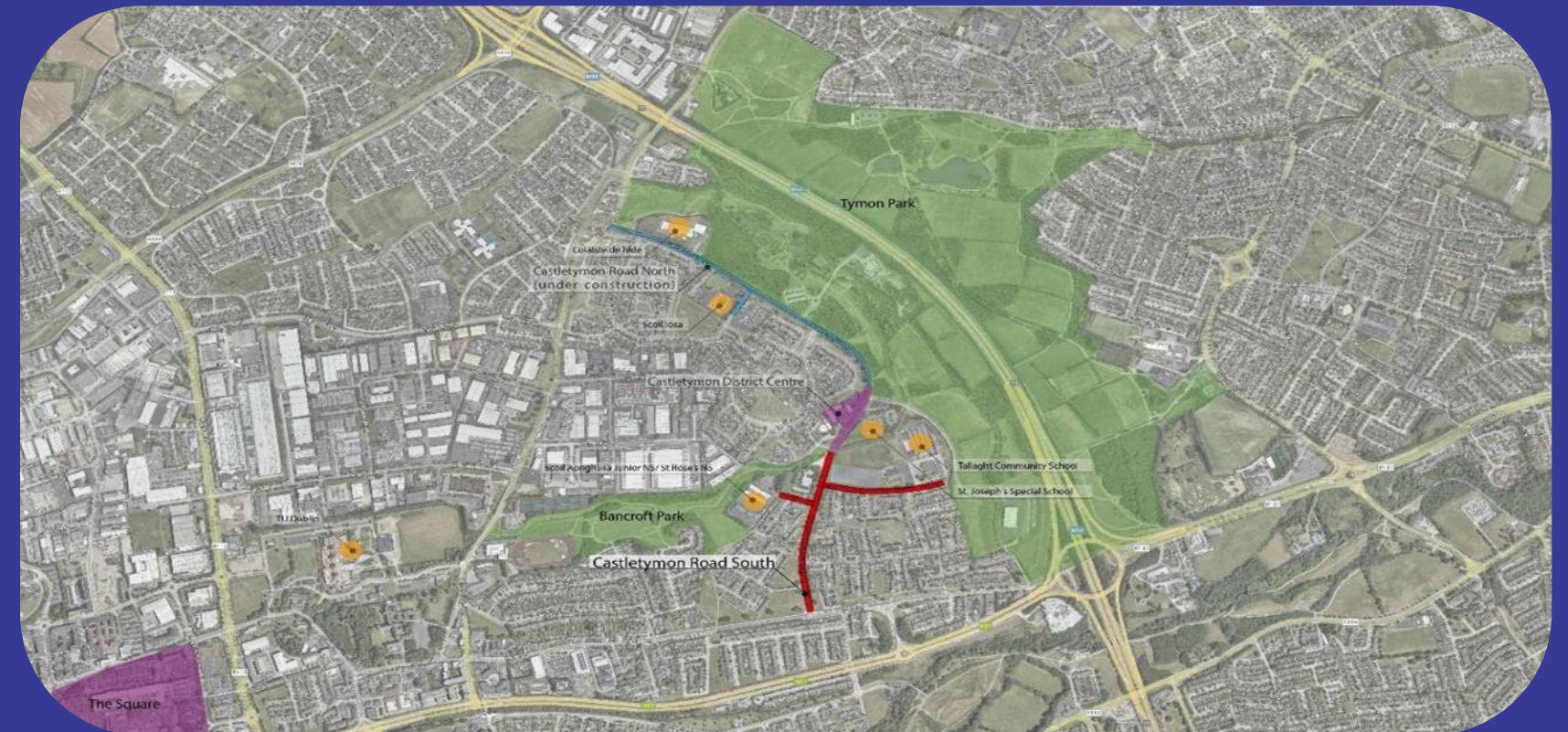
Active Travel & Climate Action



Aerial view of upgraded Templeville / Wainsfort Roundabout

The **Templeville Road Phase 2** and **Glendown Road** schemes are now substantially complete. The project was extended to include additional road resurfacing works which were agreed with the NTA and which will be completed imminently. Works are also nearing completion on the **Firhouse Road Active Travel Improvement Scheme** to enhance existing cycle lanes along Firhouse Road and to make improvements to junctions at Ballycullen Road, Ballycullen Avenue and Ballycullen Drive. Additional resurfacing works on Firhouse Road were agreed with the NTA and commenced in September with the full project due to be completed this month.

Contractors have been appointed for **Phase 2 of the Castletymon Road Active Travel** with works commencing this month. The scheme runs from the Old Blessington Road Junction to Castletymon Road Library and includes segregated active travel infrastructure along the road and safe school zone type improvements at Scoil Aonghusa Senior/Junior National School, St. Rose National School, and Tallaght Community School.



Castletymon Road Active Travel Scheme

Phase 1 of the **Tallaght to Clondalkin Active Travel Scheme** has also started and will deliver segregated cycle lanes and junction improvements along Belgard Road between Cookstown Road Junction and the Old Blessington Road Junction.



Knocklyon to Ballyboden Active and Sustainable Travel Scheme

Following Part 8 approval for the **Knocklyon to Ballyboden Active and Sustainable Travel Scheme** in May, a tender for small works elements of the scheme has been awarded and works commenced last month, consisting of path widening and upgrading through parks sections of the scheme, along with minor traffic management improvements.

Tender documents for detailed design are now being finalised with consultant appointments anticipated before the end of the year. A contractor is in place for the bridge renewal contract in Griffeen Valley Park as part of the **Lucan Urban Greenway** (Phase 1C). Fabrication works have commenced offsite and the new bridge structures will be installed early next year.

In relation to other active travel schemes:

Tenders for Wellington Lane are currently being assessed.

Old Bawn Road: submissions from non-statutory consultation for southern junctions (Killinniny Road, Kiltipper Road and Firhouse Road West) h are being considered. Preliminary design is being finalised, and it is anticipated that the planning process will proceed early next year. Consultants have commenced an options study to link Baldonnell to Grand Canal via Clondalkin and Corkagh Park. Initial reports and cross-sectional options are being reviewed.

Road resurfacing on D24 Phase 2 Firhouse Road commenced last month.

Design work is complete for the third round of **Safe Routes to School** projects at Scoil Áine Naofa, Scoil Naomh Áine and St. Thomas' Junior National School in Lucan with works due to start shortly. St. Colmcille's Senior National School in Knocklyon is included with the Knocklyon to Ballyboden Active Travel Scheme while the Sacred Heart Senior National School project is complete. Five **Safe School Zones** were completed over the summer at Esker Educate Together National School, Lucan, Glenasmole National School, Bohernabreena, Our Lady Queen of the Apostles National School (Clonburris NS), Clondalkin, Talbot Senior National School, Bawnogue, Clondalkin and Solas Chríost National School, Tallaght. Funding support has provided by local councillors through the Local Priorities Fund for Safe School Zones at Holy Family Rathcoole, Our Lady Queen of Apostles Clonburris and Scoil Cnoc Mhuire Junior and Senior School, Killinarden, enabling the expansion of the programme.

Flood Alleviation Schemes

The **River Poddle** scheme (www.poddlefas.ie) continues with works ongoing on defence walls at the rear of Glendale Park and with cladding of the new defence walls in the Wainsfort area now completed. Works on the remainder of the river at the rear of Whitehall Close have commenced and will take approximately 12 weeks. The surroundings will be turned into a biodiversity area once works are completed. Works have also commenced on the re-naturalisation of the river at Wainsfort. Over 90% of defences within our administrative area on this project have now been completed, with most of the remaining works being within the Dublin City Council's administrative area, and the overall scheme is expected to be completed by mid-2027.



Works at Willbrook Lawn (l) & Willbrook Grove/Willbrook Rd. (r) as part of Whitechurch FAS

Flood defences on the **Whitechurch Stream** scheme (www.whitechurchfas.ie) from St. Gatien's Court to St Enda's Drive are complete following the installation of flood gates at the trash screen. A new telemetry unit which will

allow engineers and inspectors to obtain real-time data at the trash screen will be installed and operational by the end of October. Works in the areas from St. Enda's Drive to Willbrook Lawn and from Willbrook Lawn to Willbrook Road are also continuing, with the installation of the flood defence walls, erosion control measures, wall cladding, paving and the continued removal of existing invasive species. Some delays have recently been experienced at the Capri site (undergrounding of cables) awaiting third parties resourcing for the works. However, over 75% of the scheme's total flood defences have been installed with remaining defences due to be in place by December with all works currently expected to be completed in mid-2027.

Newcastle to Hazelhatch Surface Water Pipeline

Construction of the Newcastle to Hazelhatch pipeline (2.5km public stormwater pipeline and communications ducting) is progressing, with works continuing between Loughtown Junction and Newcastle Village. An associated road closure is facilitating these works with local access being maintained while works are ongoing. The scope of the project is to install a new concrete surface water network pipe ranging from 900mm to 450mm in diameter, including 32 drainage manholes. The project also incorporates the installation of a 315mm HDPE water main, including new house/ commercial connections. The final part of the project involves the installation of a 4-way ducting system along the entire length of the project for future communication requirements. 1.3km of the pipeline has been laid to date along with 1.2km of the watermain and ducting. Resurfacing works are ongoing to reinstate the Newcastle-Hazelhatch Road. The final wearing course will be laid later in the project once all ancillary works are complete in the new year.

Energy Upgrades

An **Energy Performance Contract (EPC)** is now in place for energy upgrades and decarbonisation of six of our buildings (County Hall, Clondalkin Civic Offices, Rua Red, Civic Theatre, Tallaght Leisure Centre and Clondalkin Leisure Centre) with the largest energy consumption accounting for 29% of our total annual energy demand. The contract, which will see investment of over €8.5million by the council and the SEAI Pathfinder Programme, was awarded to energy service provider Alternative Heat. The Part 8 planning approvals for the installation of solar PV arrays and heat pump systems at last month's council meeting will allow works to proceed over the course of this year and next year. Which will deliver up to 50% reduction in energy use for these buildings, eliminating fossil fuel dependency and reducing yearly greenhouse emissions by 870 tonnes of CO₂.



A separate contract is progressing for the installation of rooftop solar PV arrays on 20 more of our libraries and community centres which will provide electricity generating capacity of more than 1,100 MWh per year, reducing

yearly greenhouse emissions by over 520 tonnes of CO₂. Battery technology is also being included where appropriate to provide storage to further offset energy grid usage and maximise the potential of day-night electricity rates. Installations of solar PV have been completed at Ballyroan Library, Castletymon Library, North Clondalkin Library and for community centres at Kilnamanagh, Fettercairn, Quarryvale and Jobstown. Further installations are at various stages of progress for Rowlagh CC, Brookfield CYC, Ballyroan CYC, Saggart CYC, and Bawnogue CYC (which received IBP LEAF funding for solar panels). Based on 10 properties where installations took place between June and the start of September, the project has provided an installed capacity of 372.5kWp from 703 solar panels, which has generated in the region of 55,000 kWh.

A contractor has been appointed to install a 200kW ground-mounted solar array at **Arthurstown Landfill**. The project will provide renewable energy to power the on-site leachate aftercare facility and support our sustainability and climate action objectives. Approval for a small-scale generation grid connection was received from ESB Networks last month, allowing any surplus clean energy generated on site to be exported to the national grid. Installation works are scheduled to commence this month and are expected to be completed by the end of the year. Once operational, the solar array is expected to generate approximately 150,000 kWh of renewable electricity annually, reducing operational carbon emissions by an estimated 51 tonnes of CO₂ each year. A second phase of the project, which includes the installation of 500kW of battery storage capacity, is also expected to progress during the autumn. This will further enhance the site's ability to maximise the use of renewable energy generated on site.

Fleet Decarbonisation

Our fleet decarbonisation strategy to reduce CO² emissions and enhance the efficiency of the fleet and plant items is ongoing. This forms a key part of meeting our target of a 51% reduction in greenhouse gas emissions by 2030 with the fleet originally having been our third largest source of emissions at 11% of the overall total. We continue to operate at 100% decarbonisation of our existing road fleet, while transitioning smaller suitable vehicles to electric equivalents, which is a significant local climate action milestone. To date this year, we have procured two large electric vans and six medium electric vans, along with two electric 'green machine' street sweepers which were deployed for use in the Clondalkin and Lucan areas. Fabrication of two new winter maintenance trucks is underway - these trucks have been procured to exclusively operate using HVO (hydrogenated vegetable oil) and delivery is expected before the end of the year, along with a further 12 new HVO fueled zero turn mowers and 12 new electric vans.



Public EV charging infrastructure



Public EV Charging at Tandy's Lane Park

The provision of fast 'destination' charging facilities at 15 sites across council-managed car parking areas at parks, libraries, district centres and leisure centres continues. The Dublin local authorities contracted regional partner for the installation of public EV charging infrastructure has progressed electricity connection agreements for initial sites in South Dublin, with connection offers now received for 12 sites. Chargers are open to the public at Tandy's Lane, Adamstown Park, Dodder Valley Park (R114), Dodder Valley Park (Old Bawn), and Corkagh Park. Works have commenced at Clondalkin Leisure Centre, Rosemount Ballyroan, and Lower Dodder Road (Bushy Park Carpark) and should open in the coming weeks with further locations to as the programme rolls out.

Tourism & Enterprise

As part of the **Hellfire Dublin Mountains** project, works on a trail within Massy's Wood has now been completed. Procurement for the remaining trails within Massy's Wood has also been successfully finalized and works having commenced on site with completion expected before the end of the year. A separate trail package that is being advanced in parallel, will provide a range of looped walking routes and equestrian trails commencing from Montpelier Hill. In addition, conservation works to the Hell Fire Club building have also started. We still await the outcome of ongoing tree felling licence processes that will determine the timeline for commencing site clearance for the proposed visitor centre and car park and for progressing road upgrade works. While these appeals are very protracted and impacting on progress, we are fully committed to working with Coillte and relevant agencies to advance the project.

Following the appointment of consultant architects, design work for **Lucan House** is now underway to bring forward plans for public consultation later this year. In parallel, priority conservation and repair works continue to be advanced. Conservation works to restore sections of the historic boundary wall at two locations are due to commence shortly, helping to safeguard the property's heritage fabric while longer-term plans are progressed. The grounds continue to be open to the public at weekends and have been well received with strong usage and positive engagement from visitors enjoying the space.

Negotiations are ongoing to purchase existing commercial premises in Tallaght town centre for the **Tallaght Heritage Centre and cafe / restaurant** with consultant architects now in place to progress designs to bring forward a planning application for the project in the new year.

We expect to appoint a contractor imminently to commence works on **Rathfarnham Castle Courtyard** for an 18-month programme with the initial phase focusing on the delivery of the core courtyard elements in accordance with the approved design and planning requirements. Engagement continues with the local community and other stakeholders to ensure the project continues to respond to community feedback while meeting its overall objectives.

Works on the **12th Lock multi-media studio** commenced in June, with an estimated handover in August next year. Contractors have also commenced work on the **Grange Cottage project** which will see refurbishment of older protected structures into a creche, cafe, artist studio and canoeing facility. Handover of the facility is currently expected around next August, and all operators have been appointed and will be ready to commence on completion of construction works.



Grange Cottage project

Parks, Community, Libraries & Sports

Work on Central Boulevard Park in Adamstown is progressing on schedule. The installation of the basketball/half court and calisthenics equipment is underway. The natural play elements have been completed, and hard landscaping works and path work continue throughout. Soft landscaping is to commence within the planting season. It is envisaged that the park will achieve substantial completion by the end of this year with public opening in the new year once soft landscaping works have sufficiently established.



Progress continues on development of Central Boulevard Park

Following the completion of Phase 2 works at **Kiltipper Park** this summer, work is now underway on the next phase of the project which includes a new play space and play trail, which are expected to be completed in early 2027. A further planned phase will then include a new viewing platform, wetland areas and additional woodland planting while a suite of wayfinding and signage for the park is also progressing.

Enhancement works at **St Cuthbert's Park**, Clondalkin recommenced in May with the clearance of vegetation around the 12th-century church ruin. The remaining elements of the project are progressing well and are expected to be completed in the next few weeks. Delays in securing the electrical connection have impacted on the lighting element of the project which is now expected to be completed next month.

The project will significantly enhance local recreational and community amenities with two new play spaces, a teen space, a 3x3 basketball court, a multi-use games area, new pedestrian and cycle routes, upgraded lighting, and drainage improvements to existing pitches all being provided.

Our plans for **Butler McGee Park** will transform a 20-acre open space into a significant new community park, providing a range of recreational facilities, play areas, and biodiversity features for local residents. Following a tender process, submissions are being reviewed with a view to appointing a contractor to start on site before the end of this year for an approximately 15-month period.

Following the completion of Whitestown Greenway this summer, a project to improve both the connecting entrance at Sean Walsh Park and the link to the Dublin Mountains Way is currently under design with works likely to follow in the first quarter of next year. Redevelopment works at **Camac Valley Caravan & Camping Park** are expected to begin this month once a works programme is agreed with the successful tenderer.



Sean Walshe Park

We continue to prioritise investment in library infrastructure and **Citywest Library** has reached a significant milestone, with construction complete and tenders for internal fit-out works progressing so that the facility can open next spring.



Citywest Library exterior

At **Clondalkin Library**, the design team is managing required surveys and ground investigations while the construction tender is also progressing in parallel with a target for works to start by Q2 next year.

A number of significant community facility projects continue to progress. Building work is complete on **Kilcarbery Community Centre** and a programme of fit-out works will now commence with handover anticipated by next spring. **Ballyroan Community and Youth Centre** continues to progress through design development with mechanical, electrical and civil engineering consultants appointed and site investigations ongoing and construction anticipated from Q2 2027.

Once an assessment of proposed costs for **Citywest Community Centre & Creche** has been completed, we will finalise the agreement with the developer, who will then commence construction within six weeks. A tender process to appoint consultants to progress designs for the provision of a youth space at **Citywest Quarter** is underway with a view to works commencing on the facility early next year. Part 8 public consultation for the proposed **Whitechurch Shared Sports Facility** commenced on 18 September and will close on 2 November.



Citywest Community Centre and Creche

The approved Part 8 proposal for an **all-weather pitch at Greenhills Park** is currently going through the detailed design process which includes assessment of potential additional upgrades for the rest of the park.

A preferred location has been identified for **new artist studios** in Tallaght town centre. The proposal involves acquisition and fit-out of an existing vacant unit as dedicated studio and workspace accommodation for professional visual artists that will operate as an extension of Rua Red arts centre.

Pavilions Programme



New sports pavilions at Corkagh Park & Griffeen Valley Park

The pavilion at Griffeen Valley Park is scheduled for handover by the end of the month while the facility at Corkagh is now just awaiting confirmation of water connection. Before handover. Contracts should shortly be awarded for delivery of a further five pavilions, located at Kilnamanagh open space, Tymon Park South, Sean Walsh Park, Arthur Griffith Park and Collinstown Park, and updates on timelines for these will be provided to local elected members once work programmes are agreed.

A contractor has been appointed to deliver the **Sean Walsh Park Bowling Green** tender process and works will now start this month, with the facility likely to be complete within six months.

The **Teenspace Programme** continues, with construction works commenced in Rathcoole Park last month. The programme will then continue in Clondalkin Park, Sean Walsh Park and the western section of Dodder Valley Park. The new teenspaces have been designed with a particular focus on encouraging teenage girls to make greater use of public spaces.



Skatepark at Griffeen Valley Park

Design proposals are being finalised to extend the existing skatepark with the installation of a concrete skate bowl at Griffeen Valley Park. Engagement is currently taking place with local skaters to ensure the proposals meet their needs and expectations before progressing to the next stage of the project and we look forward to all of these new facilities become active community spaces for young people.

The **Playspace Programme** is progressing with two new playspaces recently completed and opened in Old Bawn and Balrothery. Works have been completed on new play spaces in Delaford Park and Fortfield Road/Wainsfort and these will open once snagging works are complete. A further playspace is under construction at Old Castle Drive in partnership with our Traveller accommodation team, continuing our commitment to providing more accessible and inclusive play opportunities for children and all of these new playspaces provide local children with more opportunities to play, explore and connect with others locally in line with our Play Policy ambition that every child should have access to a playground within a ten-minute walk from their home. We continued community engagement throughout September, meeting with communities to discuss 22 potential new play space locations to support our proposed investment in local play infrastructure to expand access to high-quality, inclusive and accessible play opportunities for children, families and communities.



New playspaces at Balrothery (l) and Fortfield Road (r)

Capital Finance

Our total capital investment to mid-September amounted to €213.8 million even before quarterly accrual processes which are expected to increase the reported expenditure significantly. This is up 52% or €73.3 million on the figures reported in July and represents an increase of 7% or €13million on the same period in 2025, reflecting our ongoing investment programme to enhance the county's facilities and infrastructure. This includes expenditure of €155.2million on our housing programmes this year, representing more than 72% of overall capital expenditure. A further €13.5 million was invested in roads, transportation and active travel along with more than €19.1 million in future planning and development and €19.6 million in recreation and amenity, including parks and open spaces.

This level of capital expenditure was funded primarily through grants of €119.7 million along with €36.9m from other agencies and transfers from our revenue account, with our capital balance at mid-September standing at €488.4million, a reduction of €34.6 million. This means we are well resourced to deliver on all of our current capital commitments as well as being able to examine additional opportunities for investment in the county as we prepare an updated capital programme for your consideration later in the year.

Yours sincerely,

Colm Ward, Chief Executive