

**Comhairle Contae Fine Gall
Fingal County Council**

Minutes of Howth Malahide Area Committee (Services B - Strategic & General Matters)

Wednesday, 5th October, 2016

PRESENT

McDonagh, Brian
Ni Laoi, Daire
Healy, David
Guerin, Jimmy

Lavin, Anthony
O'Brien, Eoghan
O'Callaghan, Cian

Apologies for inability to attend were received for Councillor Keith Redmond

In the absence of the Area Chairperson, Councillor A. Lavin , presided.

OFFICIALS PRESENT

Philip Long (Senior Executive Officer), Mary Egan (Senior Executive Officer), Colin Gallagher (Senior Executive Engineer), Hazel Craigie (A/Senior Planner), Tom O'Connor (Senior Executive Engineer), John O'Brien (Senior Executive Officer), Pat Queenan (Principal Community Officer), Ronan O'Reilly (Executive Engineer), Jackie Fowler, Niall McCoitir (Assistant Staff Officer) and Eileen McCulloch (Clerical Officer)

HMB/194/16 (Agenda Item No 1)

Confirmation and reaffirmation of Minutes (a) Minutes of the Howth/Malahide Area Committee (Services B - Strategic and General Matters Meeting held on Wednesday, 7th September, 2016.

It was PROPOSED by Councillor A. Lavin, seconded by Councillor E. O'Brien and RESOLVED.

"That the recommendations contained in the minutes of the Howth/Malahide Area Committee meeting (Services B) 7th September, 2016 be ADOPTED and APPROVED

QUESTIONS

It was proposed by Councillor E. O'Brien, seconded by Councillor A. Lavin and RESOLVED:

"That pursuant to Standing Orders No. 85 Questions 2-7 inclusive be ADOPTED and APPROVED.

HMB/195/16 (Agenda Item No 2)
Councillor C. O'Callaghan - Social Housing AI029619

HMB/196/16 (Agenda Item No 3)
Councillor C. O'Callaghan - Holywell, Swords. AI029620

HMB/197/16 (Agenda Item No 4)
Councillor C. O'Callaghan - Cladding at bottle bank. AI029621

HMB/198/16 (Agenda Item No 5)
Councillor D. Ni Laoi - Voids in Howth Malahide area. AI029691

HMB/199/16 (Agenda Item No 6)
Councillor B. McDonagh - Planning enforcement. AI029652

HMB/200/16 (Agenda Item No 7)
Councillor D. Healy - Signage for Howth. AI029697

HMB/201/16 (Agenda Item No 8)
New Works, acceptance of tenders, etc.

It was NOTED there was no business under this heading.

HMB/202/16 (Agenda Item No 9)
Applications for Funding

It was NOTED there was no business under this heading.

HMB/203/16 (Agenda Item No 10)
New Works, acceptance of tenders, etc.

It was NOTED there was no business under this heading.

HMB/204/16 (Agenda Item No 11)
Naming and Commemorative Memorial Assessment Committee - Nomination of Two Councillors

The attached report which had been circulated was **considered**.

It was proposed by Councillor C. O'Callaghan, seconded by Councillor J. Guerin and **resolved**:

"That Councillor Daire Ní Laoi be appointed to the Naming and Commemorative Memorial Committee."

It was then proposed by Councillor J. Guerin, seconded by Councillor C. O'Callaghan and **resolved**:

“That Councillor Brian McDonagh be appointed to the Naming and Commemorative Memorial Committee.”

HMB/205/16 (Agenda Item No 12)
New Works, acceptance of tenders, etc.

It was NOTED there was no business under this heading.

HMB/206/16 (Agenda Item No 13)
Proposed Disposals:

It was NOTED there was no business under this heading.

a Update on provision of Baldoyle to Portmarnock Walkway/Cycleway

Mr. P. Long gave the meeting a verbal update on the provision of the Baldoyle to Portmarnock Walkway/Cycleway.

b Hole in The Wall Road Junction Upgrade: Initiation of Procedure Pursuant to Part XI of the Planning and Development Acts 2000-2014 and Part 8 of the Planning and Development Regulations 2001 - 2013.

Mr. T. O'Connor, Senior Executive Engineer gave the meeting a presentation on the Report on the Hole in the Wall Road Junction Upgrade: Initiation of Procedure Pursuant to the Part XI of the Planning and Development Acts 2000-2014 and Part 8 of the Planning and Development Regulations 2001-2013.

Following discussion the Report was NOTED.

HMB/208/16 (Agenda Item No 15)
Applications for Planning Permission and Decision - Files requested by Members:

F16A/0412

Cllr. Cian O'Callaghan

Date Received: 20-Sep-2016
Applicant: c/o Simon Coyle & Tom O'Brien,, Joint
Location: Statutory Receivers
Development: The Coast, Baldoyle, Dublin 13
550 no. residential units (379 no. apartments and 171 no. houses) and a village centre comprising C.1,585sq. m. of commercial floor space laid out in 13 no. blocks (Blocks A1, A2, A3, B1, B2, B3, B4, C1, C2, C3, C4, C5 and D1) ranging in height from two storeys to six storeys as follows:

Blocks A1, A2 and A3 will consist of 3 no. six storey buildings (c. 30.05m OD to roof level with an overall height of c. 33.90 OD to include lift overrun) comprising 195 no. residential units (5 no. 1-bed apartment, 162 no. 2-bed apartments, and 28 no. 3-bed apartments) at first to fifth floor level, c.1,585 sq.m. of commercial floor area at ground floor level comprising a convenience outlet (c. 493sq.m.), cafe (c. 200sq.m.), 4 no. retail units (c. 88sq.m., 99sq.m., 99 sq.m. and 90sq.m.), a crèche (c. 516sq.m.) with outdoor play area (c. 183sq.m.) and shared car park also at ground floor level with two associated communal courtyard areas at first floor level above a podium.

Block B1 will consist of a four storey building over basement car park (c. 21.6m OD to roof level with an overall height of c. 25m OD to include lift overrun) comprising 82 no. residential units (3 no. 1-bed apartments, 75 no. 2-bed apartments, and 4 no. 3-bed apartments); Blocks B1 and B2 include a shared central communal courtyard area over a shared basement car park and a community room (c. 78sq.m.) in the entrance pavilion to the basement.

Block B2 will consist of 3 no. three storey terraces over basement car park comprising 24 no. residential units (12 no. own door 2-bed apartments and 12 no. own door 2-bed duplex apartments).

Block B3 will consist of 1 no. two storey terrace and 3 no. three storey terraces comprising 32 no. residential units (11 no. 3-bed terraced houses and 21 no. 4-bed terraced houses).

Block B4 will consist of 2 no. two storey

terraces and 1 no. three storey terrace comprising 25 no. residential units (16 no. 3-bed terraced houses and 9 no. 4-bed terraced houses).

Block C1 will consist of 3 no. three storey terraces comprising 32 no. residential units (16 no. 2-bed own door apartments and 16 no. 2-bed own door duplex apartments).

Block C2 will consist of 1 no. two storey terrace and 2 no. three storey terraces comprising 35 no. residential units (9 no. 2-bed own door apartments, 9 no. 2-bed own door duplex apartments, 10 no. 3-bed terraced houses and 7 no. 4-bed terraced houses).

Block C3 will consist of 1 no. two storey terrace and 2 no. three storey terraces comprising 29 no. residential units (11 no. 3-bed houses and 18 no. 4-bed houses).

Block C4 will consist of 2 no. two storey terraces and 2 no. three storey terraces comprising 47 no. residential units (5 no. 1-bed own door apartments, 2 no. 2-bed own door apartments, 5 no. 2-bed own door duplex apartments, 2 no. 3-bed own door duplex apartments, 24 no. 3-bed terraced houses and 9 no. 4-bed terraced houses).

Block C5 will consist of 2 no. two storey terraces and 2 no. three storey terraces comprising 37 no. residential units (5 no. 1-bed own door apartments, 2 no. 2-bed own door apartments, 5 no. 2-bed own door duplex apartments, 2 no. 3-bed own door duplex apartments, 14 no. 3-bed terraced houses, and 9 no. 4-bed terraced houses).

Block D1 will consist of 12 no. two storey 3-bed semi-detached houses.

All apartments and duplex apartments have private terraces or balconies and private communal amenity areas. The proposed development will also include 896 no. residential (including visitor) car parking spaces, 62 no. commercial car parking spaces, 551 no. residential bicycle spaces and 13 no. commercial bicycle spaces; pedestrian, vehicular and bicycle access will be via the existing Longfield Road and Red Arches Road and the proposed internal road network comprising Stapolin Avenue, Ireland's Eye Avenue and smaller access roads; construction access will be via existing haul road from the Coast Road; landscaping works including Stapolin Square (c. 0.4ha) which will provide access to Clongriffin Train Station via a series of terraces, steps and slopes, a range of public open spaces including pocket parks and amenity spaces, the largest of which will be Stapolin Haggard (c. 1.57ha); public lighting; a wetland area (c. 0.4ha.) for water quality treatment associated with the proposed development; all associated ancillary facilities including 8 no. ESB substations, switch rooms, refuse storage, water storage tanks and plant; and all associated site development works including the removal of existing roads and infrastructure where required and demolition of existing temporary lift and stair enclosure and associated infrastructure to Clongriffin Train Station. The subject site of C 15.89ha comprised Growth Area 1 of the Baldoyle-Stapolin Local Area Plan 2013-2019. This application is accompanied by an Environmental Impact Statement (E.I.S.)

Remarks:

File NOTED by Councillor C. O'Callaghan.

HMB/209/16 (Agenda Item No 16)
Files requested by the Manager.

It was NOTED there was no business under this heading.

HMB/210/16 (Agenda Item No 17)
New Works, acceptance of tenders, etc.

It was NOTED there was no business under this heading.

HMB/211/16 (Agenda Item No 18)
"Social Housing Strategy 2020 - Fingal Housing Programme 2015 - 2017"

Ms. Mary Egan, Senior Executive Officer gave a Report to the meeting on the 'Social Housing Strategy 2020 – Fingal Housing Programme 2015-2017'.

The attached Report was NOTED.

HMB/212/16 (Agenda Item No 19)
New Works, acceptance of tenders etc.

It was NOTED there was no business under this heading.

HMB/213/16 (Agenda Item No 20)
Proposed Disposals:

It was NOTED there was no business under this heading.

HMB/214/16 (Agenda Item No 21)
Sketch layouts for proposed dwellings in the Housing Construction Programme -

It was NOTED there was no business under this heading.

HMB/215/16 (Agenda Item No 22)
New Works, acceptance of tenders, etc.

It was NOTED there was no business under this heading.

HMB/216/16 (Agenda Item No 23)
Area Chairperson's Business: Councillor K. Redmond.

It was NOTED there was no business under this heading.

HMB/217/16 (Agenda Item No 24)
Councillor C. O'Callaghan - Draft report on Inspection on Fire Safety. AI029622

The attached motion was proposed by Councillor C. O'Callaghan, seconded by Councillor D. Healy.

The attached Report by the Chief Executive was READ:

The Report was NOTED.

HMB/218/16 (Agenda Item No 25)

Councillor D. Healy - Pedestrian / cycle link through Red Arches. AI029694

The attached Motion was proposed by Councillor D. Healy, seconded by Councillor Brian McDonagh.

The attached Report by the Chief Executive was READ:

Following discussion the report was NOTED.

HMB/219/16 (Agenda Item No 26)

Councillor C. O'Callaghan - Marketing suite at Racecourse Park, Baldoye. AI029623

The attached Motion was proposed by Councillor C. O'Callaghan, seconded by Councillor D. Healy.

The attached Report by the Chief Executive was READ:

Following discussion the Report was NOTED. It was AGREED that a Headed Item would be presented to the January 2017 meeting of the Committee.

HMB/220/16 (Agenda Item No 27)

Councillor D. Healy - public right of way between Grange Road and Howth Dart Station. AI029607

The attached Motion was proposed by Councillor D. Healy, seconded by Councillor C. O'Callaghan.

Following discussion the Report was NOTED. It was AGREED that a Headed Item would be presented to the December 2016 meeting of the Committee.

The Meeting concluded at 5.20 pm

AREA CHAIRPERSON

DATED