

**MINUTES OF WICKLOW MUNICIPAL DISTRICT MEETING  
MONDAY 22<sup>nd</sup> JUNE 2020 (IMMEDIATLY AFTER AGM)  
THE CHAPEL, WICKLOW COUNTY CAMPUS, CLAREMONT HOUSE, RATHNEW.**

**Present:** Cathaoirleach John Snell, Councillors Gail Dunne, Paul O'Brien, Mary Kavanagh, Shay Cullen & Irene Winters.

**In attendance:** District Manager Brian Gleeson, District Engineer Kevin Scanlon, District Administrator Joan Sinnott, Senior Engineer Fergal Keogh, Senior Executive Planner Edel Bermingham, Administrative Officer Siobhan O'Brien, Assistant Staff Officer Anne Marie Kelly.

Cathaoirleach John Snell opened the meeting at 3.45 pm.  
Senior Engineer Fergal Keogh, Senior Executive Planner Edel Bermingham, Administrative Officer Siobhan O'Brien left the meeting at 4.25pm.

**ITEM 1.**

**Confirmation of the Minutes from the Wicklow Municipal District Meeting held on the 24<sup>th</sup> February 2020.**

It was proposed by Cllr Gail Dunne, seconded by Councillor Paul O'Brien and unanimously agreed to confirm and sign the minutes from the Wicklow Municipal District meeting held on the 24<sup>th</sup> February 2020.

**ITEM 2.**

**Confirmation of the Minutes from the Wicklow Municipal District Special Meeting held on the 29<sup>th</sup> May 2020.**

It was proposed by Cllr Gail Dunne and seconded by Cllr Irene Winters and unanimously agreed to confirm and sign the minutes from the Wicklow Municipal District Special Meeting held on the 29<sup>th</sup> May 2020.

**ITEM 3.**

**Presentation from the Planning Department to inform the Members on the details, including preplanning consultations and An Bord Pleanala advice notice issued with respect to, Strategic Housing Development Application on c0.5ha site in the townland of Ballinahinch, Ashford, Co. Wicklow. The Development will consist of the provision of 133 no residential units.**

Senior Engineer Fergal Keogh and Senior Executive Planner Edel Bermingham presented the details of this Strategic Housing Development (SHD) application to the members. It was explained that legislation was enacted on the 19<sup>th</sup> December 2016 and on the 3<sup>rd</sup> July 2017 (Planning & Development (Housing) & Residential Tenancies Act 2016), in an attempt to address the housing shortage crises by speeding up the planning process to accelerate delivery of larger housing developments and student accommodation. Under this legislation, applications for 100 houses or more are made directly to An Bord Pleanala.

There are 2 main stages to this process. Stage 1: Pre-application consultation with the Local Authority and a separate pre-application consultation with An Bord Pleanala. The Board then issues an opinion

as to whether the documents submitted constitute a reasonable basis for an application. Stage 2: Applicant submits application.

### **Application details.**

- Applicant - Ardstone Homes Ltd.
- Location – Ballinahinch, Ashford.
- Pre-application consultation with the Local Authority took place on the 26<sup>th</sup> June 2019.
- Pre-application consultation with An Bord Pleanala took place on the 15<sup>th</sup> November 2019.
- An Bord Pleanala issued opinion on the 5<sup>th</sup> December 2019.
- Application lodged with an Bord Pleanala on the 26<sup>th</sup> May 2020.
- Application presented to the MD members at monthly meeting by the Planning staff. Their opinions/concerns are taken note of and forwarded directly to An Bord Pleanala.
- 3<sup>rd</sup> party submissions due by the 29<sup>th</sup> June.
- Following this the Chief Executive prepares his report for the board having regard to the County Development Plan, Local Area Plan and all relevant legislation. MD members opinions not included in his report, unless made by way of the 3<sup>rd</sup> party process.

### **Site/Zoning/Unit Details.**

- Site zoned **R20** - Ashford Local Area Plan (**20 units per ha**).
- Site size **0.5ha, with 133 proposed units** (equates to 31 units per ha – contravening LAP).
- **117** no terraced, detached and semi detached houses, **21** duplex apartments (78% 3 bed and 22% 2 bed units).
- **14%** of site for **public open space**.
- **13 social units**.
- Provision for future pedestrian connections to adjoining lands.
- Existing residential boundaries along western side of R764 are proposed to be realigned to provide for a footpath into the village.
- Applicant willing to develop community building in the Village.

### **Members Observations.**

- Additional housing units welcome.
- Concerns regarding additional traffic coming into the village on narrow roads.
- Can provision be made for an access road from the site to Glanbia/slip road onto R772/ traffic diversion from village to N11.
- Concerns that the school will not be able to accommodate extra students.
- No cycle lane provision in contravention of CDP.
- Boundary re-instatement works as a result of footpath realignment should provide walls allowing for privacy and minimising noise.
- Concerns that density is too high.
- Concerns that surface water run-off from site will have impact on stream running in front of existing dwellings.
- Provision of open space lacking and no amenities being provided.
- Duplex's and apartments not suitable for this area.
- Proposals for community development should be more detailed, and a guarantee given that they will be developed within a specified time frame.
- Will there be adequate crèche places in the locality?
- Height of units at back of site a concern.
- Footpath at Hanley's very narrow.
- Need a pedestrian access from development to the school.

### **Senior Engineer Fergal Keogh addressed/answered some of these issues**

- Surface water will have to be dealt with having regard to Sustainable Urban Design Standards.
- Provision of extra school places the responsibility of the Dept. Of Education and not Local Authority. There is land zoned for education adjacent to the school.
- Application referred to Wicklow Community Childcare Committee, who will have opportunity to put forward its' view on Creche facilities in this location.
- School not keen on pedestrian access from site due to security reasons.
- Ashford is an artery to West Wicklow, and used to have N11 run through it.
- Cycleway was provided on new section of road (opposite site).

### **ITEM 4.**

#### **Update Standing Orders Item 6 to read:**

**“In so far as practicable the place for holding meetings of the Municipal District members shall be the address of the principal offices, and meetings shall normally be held there, provided that the Municipal District members may from time to time by resolution appoint an alternative location for a particular meeting. The address of the principal offices is The Town Hall, Market Square, Wicklow”.**

It was proposed by Cllr Shay Cullen and seconded by Cllr Paul O'Brien and unanimously agreed to update item 6 of the Standing Orders as above.

### **ITEM 5.**

**To consider the passing of a resolution to appoint The Chapel in Claremont as an alternative location for the holding of the July Wicklow Municipal District Meeting to be held on Monday 27<sup>th</sup> July 2020 @ 3.00pm.**

It was proposed by Cllr Gail Dunne and seconded by Cllr Paul O'Brien and unanimously agreed to pass a resolution to hold the July Wicklow Municipal District Meeting on Monday 27<sup>th</sup> July 2020 @ 3.00pm in The Chapel in Claremont.

### **ITEM 6.**

**To consider Wicklow's schedule of Municipal District Works for 2020 (as attached).**

It was proposed by Cllr Paul O'Brien and seconded by Cllr Shay Cullen and unanimously agreed to adopt the schedule of Municipal District Works for 2020 as attached.

### **ITEM 7.**

#### **Estate Devopment Grants 2020.**

It was proposed by Cllr Shay Cullen and seconded by Cllr Gail Dunne and unanimously agreed to allocate Estate Development Grand funding as follows:

<b>Darragh Park</b> (Wicklow Town) <b>€700.00</b>	<b>Ballinalea</b> (Ashford) <b>€700.00</b>
<b>Sycamore Drive</b> (NTMK) <b>€1,100.00</b>	<b>Moutainview</b> (Wicklow Town) <b>€1,100.00</b>
<b>Gleann Chill</b> (Glenealy0) <b>€800.00</b>	<b>Mountainview Drive</b> (NTMK) <b>€1,100.00</b>
<b>Rosehill</b> (Wicklow Town) <b>€700.00</b>	<b>Hillview</b> (Wicklow Town) <b>€1,100.00</b>
<b>Carrig Court</b> (Rathnew) <b>€700.00</b>	

It was requested to put Estate Development Grant Funding on the Agenda before it is next advertised to discuss ways to include more Estates in the process.

## **ITEM 8.**

### **Wicklow District Engineer's Report.**

#### **Housing:**

- Work continuing on general maintenance and repairs.
- Technical support to WCC-Housing Dept.:
  - Re-lets and emergency accommodation:
    - 10 standard.
    - 6 Covid 19 self-isolation.
    - 3 emergency accommodation.
    - 12 returned to WCC Housing Dept.
    - 4 have works continuing on site.
  - DPG's 3 due to start on site. 0 out to tender. 1 being assessed.
  - Part V 0 houses snagged.

#### **Roads and Footpaths:**

- 2020 roads programme:
  - 2 drainage jobs completed and 2 currently under construction.
  - Prep works for surface dressing ongoing or the past few weeks. Starting early July.
  - Overlay jobs tender is being assessed this week.
  - Parking issue on the the regional road at Magheramore has been addressed and will be monitored with Gardai.
- Road Opening Licences (approx 15) continue to be processed and agreed.
- 0 road closure applications processed.

#### **Environment:**

- Brittas Bay carparks are open and Franchisee is in operation.
- Increased dumping and usage of bins around Wicklow Town is adding to works load.

#### **Planning:**

- Part 8 projects currently on display are Ballinteskinn (3 units), Glenealy (2 units) and South Quay (pontoon).
- Reports on applications and compliance with applications continue to be issued.
- Estate taking in charge reports and inspections continue with WCC staff.

#### **Playgrounds:**

- All playgrounds re-opened.
- Roundwood completed and officially opened with Laragh Playground on Monday 15<sup>th</sup>.
- Ongoing maintenance and repairs. Repairs at Ashford and Rahnew commencing soon.

#### **Public Liability:**

- 3 new cases (2 material damage, 1 personal injury) and 2 settled/closed.

#### **Discretionary Works:**

- Roundwood toilets. Contractor appointed, meeting this week to agree works.
- Maritime project. Location being finalised then installation.
- Ballynerrin Lights. Installation complete and 3 others upgraded, awaiting ESB.

### **Councillor Questions/Queries/Comments.**

- A lot of weeds growing on verge of Port Road – **Action** – *To be reported to GSS.*
- Can the broken Weir be removed from the River in Ashford Village? – *Cannot take action without consultation with Fisheries Board. WMD made a financial contribution only with no other undertakings promised.*
- A copy of the Environmental Report for the Weir was requested to be circulated to the members.
- A lot of dog fouling reports on the Hawstown Road. Have bins been installed? – **Action** - *Bins were delivered however unsuitable and to be returned.*
- Has the location for the maritime project been finalised? – Action – *Alan Martin Executive Engineer in discussions with relevant parties.*
- Town bins seem very full all the time, is bin emptying being scaled back? *GSS is reporting an increase in domestic waste being placed in street bins. Extra collections have been carried out in recent weeks and now with the addition of Sunday collections.*
- CCTV in town might be a deterrent for illegal dumping.
- Further lighting along the Riverwalk could attract antisocial behaviour.

### **ITEM 9.**

#### **Update on works on Fitzwilliam Square/Library/Town & Village.**

- Building Contractors for the Library returned to site on the 18<sup>th</sup> May. Projected opening for Spring 2021.
- Works to Fitzwilliam Square delayed. These works part of a 12 month contract.
- Lights for the historical sites/buildings ordered and due within 6 weeks. Groundworks to be completed and once lights delivered, can progress to installation.
- Town & Village Renewal Scheme for Newtownmountkennedy 80% complete.
- Final agreements made with locals regarding the Car Park at the Vartry Reservoir. Site clearance to commence as soon as direct labour crew available.

### **ITEM 10.**

#### **2020 Discretionary Funding.**

It was agreed by the members to put this item on the Agenda for July's meeting.

### **ITEM 11.**

#### **Correspondence.**

District Administrator Joan Sinnott referred to an email received from Mr. Ciaran Billington addressed to WMD staff and all members in which he voiced a number of concerns regarding his business premises. Ms Sinnott informed the members that WMD staff are currently gathering information on this matter, and will be responding directly to Mr. Billington.

A request from the Wicklow Chamber of Commerce enquiring if the members intend on making a donation of €20,000 towards the Xmas lights in line with previous years? Over the next 5 years they plan to continually upgrade and purchase new lights for the town. Their main expenses include hiring a contractor to erect them, €2,000 is incurred in electricity consumption and road closure costs. It was unanimously agreed to request that this item be put on the Agenda for the next monthly meeting for further discussion.

**ITEM 12.**

**AOB**

It was asked if posters/flyers could be displayed/distributed to encourage people to shop local and support local businesses. It was unanimously agreed to schedule a Zoom meeting for Monday 29<sup>th</sup> June @ 3.00pm to discuss parking in the town and in particular to discuss ways to encourage people to come and shop.

District Manager Brian Gleeson informed the members that the Town Re-opening Committee (made up of the Town Team, Gardai, Chamber of Commerce and staff from the Municipal District). The re-opening committee is looking at different ways to support businesses. He stressed that it is important for businesses to apply for the re-start grant to help with the costs associated with reopening and re-employing workers following Covid-19 closures.

CATHAOIRLEACH JOHN SNELL CONCLUDED THE MEETING AT 5.15 PM

Signed: \_\_\_\_\_  
CATHAOIRLEACH

Signed: \_\_\_\_\_  
DISTRICT ADMINISTRATOR

Dated: \_\_\_\_\_