



Donore Project Consultative Forum
5pm Thursday 15th June 2023
Wisdom Centre, Cork Street

<p>Chair: Stephen Rourke Present: Martin Quirke, Ann Canning, Karen Jordan, JJ O'Mahony, David McAuley, Catherine McSweeney, Cllr Michael Pidgeon Minutes: Rea Lavelle</p>	<p>Apologies: Martin Donlon, Laura O'Gorman, Veronica Hand, Laura Kenny, Fearghal Connolly, Josephine Henry, Claire Pomroy, Cllr Máire Devine, Billy Hicks, Breda O'Hara, Sinead Kerins, Fr David Corrigan, Declan Hayden</p>
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1. Introduction to Meeting	Actions:
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Chair opened the meeting and noted DPCF had not met since November because DCC officials had been advised by their Legal Department not to attend DPCF meetings.	
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2. Minutes of Last Meeting on 24th November and Matters Arising	
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<p>Members noted that the trip to see Cherrywood development should be taken up as suggested by Hines at the last meeting, as pitches had been constructed by Hines at Cherrywood although it was noted that facilities such as schools, playground etc had been put in place before housing at that development.</p> <p>The following comments were made about the minutes by a member:</p> <p>*Section 8 other planning matters</p> <p>Parish lands rezoned to Z14.;"however without this rezoning provision of the pitch may have been delayed further" - This statement is not accurate as the rezoning of the parish lands has no bearing on the provision of the pitch.</p> <p>* the provision of the pitch was agreed in Report No 267/2020</p> <p>Report of the assistant Chief executive ,DCC</p> <p>* The pitch was part of the Bailey Gibson 2 planning application to ABP submitted before any rezoning of St Teresa parish Church lands.</p> <p>*"Questions were raised about the exact location of the Boxing Club/Changing room facility. It will be a two storey building of 240sqm. DCC said that Sporting Liberties had approved the plans, details of which were included in the BG2 planning application". It was Catherine who had raised the question of the location & size of the proposed Boxing Club & Changing room facilities. In the Player Wills phase 2 pre planning application to ABP, Jan 2021 the "changing room" for the pitch is shown as a small one storey building at the rear of the existing Donore Youth & Community Centre, as demonstrated by image printed out by Catherine. It is recognised that the sports facility will be a two storey building of 240 sqm.' Rea, I have included this sentence because the latest position is that it will be a two storey building (rather than a one storey building) "details of which were included in the BG2 planning application"</p> <p>The boxing club/ changing room facilities were not part of BG2 planning application which only included the pitch.</p> <p>*"A 3-D scale model of the plans for the wider site was requested to be presented to local residents; this can be looked into, however plans are subject to change & building of a 3-D model can take up to 6 months. A 3-D computer printing option was suggested"</p> <p>Martin Donlon (DCC) without any disagreement from Clare Pomeroy (Hines) agreed to consider the provision of a 3-D model & a 3-D Computer model. This should be followed up on by the LDA, Hines and DCC.</p>	<p>Stephen/ Rea to arrange Cherrywood trip with Claire Pomroy</p> <p>It is hoped that DCC/Hines/LD A can clarify the other matters in comments about November minutes</p>
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3. Apologies (some members have said that they will be unable to attend on account of ongoing/live legal issues and challenges)	Actions:
See item 1 and list of apologies above	
4. Update on planning permissions, planning objections and judicial reviews	Actions:
<p>Bailey Gibson PA 1 came back from the Court of Justice of the European Union (CJEU), with the CJEU providing clarification which was largely in favour of An Bord Pleanala and against the objections raised by local residents. Another High Court hearing had taken place where the main objection had been the provision of only 10 per cent green spaces open to the public within the plan but Hines contested pitch and park surrounding it would bring this up to 23-25 per cent. Objectors have been given leave to appeal directly to the Supreme Court</p> <p>Bailey Gibson 2 had reduced building heights and includes a full-size sports pitch as well as a park and a playground. BG2 was submitted at the final stages of the Strategic Housing Development (SHD) process which has now been replaced by the Large Scale Housing Development (LRD) process. There is some uncertainty about ways in which final submissions to the SHD process (including BG2) are going to be progressed by An Bord Pleanala.</p> <p>Player Wills PA is still being held up at CJEU where the standing of the Dublin 8 Residents' Association is being determined. There is no indication on how much longer this may take. 750 apartments, cultural spaces and Players Park form the Player Wills Planning Application.</p> <p>ABP has not yet made a decision about the Land Development Agency's Planning Application. It is unclear whether LDA would be able to proceed with the site without simultaneous enabling works being carried out by Hines as these were meant to be shared across the wider site. The pitch is tied up with the attenuation and drainage of the whole site also, and the LDA would not take responsibility for constructing the pitch as this aspect of the Regeneration Programme is not included in the LDA's Planning Application.</p>	Stephen to seek clarification from Hines about BG 2 because it includes the pitch and therefore would be the preferred option for most local stakeholders
5. Development of public/DCC lands at Donore Avenue (consultative forum members will know that the main focus of the consultative forum is on the public lands within the sdra 11 regeneration area) and Development of Community Facilities in the Area	Actions:
<p>JJ had met with someone at the Taoiseach's office to discuss the lack of sporting facilities in the area, and the discussions had been extensive with possible courses for action flagged. Members all agreed that the pitch has to be a top priority for the Forum since it falls within the public lands portion of the regeneration site. Suggestion was made to contact high ranking DCC officials to say that pitch should be prioritised, and it should be ensured that the €9 million DCC received from the sale of two parcels of land to Hines in order to pay for it is ring fenced for this purpose. Whilst the BG2 Planning Application (which includes the pitch) is still a 'live' Planning Application with ABP there may be a need to consider alternative strategies for the delivery of the pitch if BG2 is not determined by ABP or is unsuccessful'</p> <p>St. Catherine's N.S. has a huge amount of parents and students who could be mobilised to send emails about the lack of sporting facilities and item 6. Donore Youth and Community Centre. Cllr. Pidgeon could also raise these at the DCC area committee meeting. Sporting Liberties are planning another demonstration with children and parents to take place in September. It is hoped that significant progress can be made in relation to the pitch and the Community Centre within the next 3-6 months'.</p>	Forum to work towards holding DCC responsible for timelines for community centre and pitch, letter to be signed by other community groups and led by DPCF
6. Update and plans for refurbishment of Donore Youth and Community Centre	Actions:

<p>The meeting was provided with update from 5th May on the refurbishment schedule of Donore Youth and Community Centre. It was noted that even though it had been stated at meetings by DCC that works had begun in April, no activity had been seen taking place by local members, who also commented on lack of urgency with the refurbishment. Two year anniversary of the fire is coming up next week and residents are planning an event to mark it, to take place at 6pm on Thursday 22nd June.</p>	<p>Members to liaise with each other re publicising two-year anniversary event</p>
<p>7. Update on demolition of final 2 blocks of flats at St Teresa's Gardens</p>	<p>Actions:</p>
<p>It had been stated by DCC at the November 2022 meeting of DPCF that an agreement had been reached with Donore Boxing Club that they will move to the Ferrini Centre in Rialto some time in the New Year 2023. However, the Boxing Club still has not moved seemingly because of the repairs/alterations needed for the Freeney Centre taking longer than originally anticipated.</p>	
<p>7. Dates of Next Meetings</p>	<p>Actions:</p>
<p>It was felt by members that the Forum should resume meeting every two months whether all agencies were able to participate or not because meaningful conversations were had and updates given. Date of next meeting Thursday 17th August 5pm.</p>	
<p>8. Any Other Business</p>	<p>Actions:</p>
<p>David McAuley revealed that the Donore Credit Union had initiated a 'Donore Area Sustainable Community', which means that more resources, such as advice and easier access to grants will be provided by Sustainable Energy Ireland Authority of Ireland (SEAI). This will take in retrofitting of existing premises including schools, businesses and dwellings in the Donore Parish area but the group will also be making a sustainability plan for the area which can include things like cycleways etc. Insulate Dublin 8 had already been operating from Inchicore but with small number of participants. More grants can be funnelled through the advisor who will also advice on which works are needed to be carried out rather than this being contractor-led. CORN will get involved but David also asked all of those present and the local groups they are involved with to become involved in making of the plan. DPCF would be happy to take part through Rea.</p>	<p>David to liaise with members with further details of Donore Area Sustainable Community as they emerge</p>