

# **MINUTES OF PROCEEDINGS AT MEETING OF THE MUNICIPAL DISTRICT OF NEWCASTLE WEST HELD IN ÁRAS WILLIAM SMITH OBRIEN, NEWCASTLE WEST, CO. LIMERICK, ON WEDNESDAY, 10TH JUNE, 2020, AT 10AM.**

## **PRESENT IN THE CHAIR:**

Councillor J. Scanlan, Cathaoirleach.

## **MEMBERS PRESENT:**

Councillors Collins, Foley, Galvin, Ruddle and Sheahan.

## **OFFICIALS IN ATTENDANCE:**

Director, Community Development Directorate (Mr. G. Daly), Senior Executive Engineer, West Division (Mr. G. O'Connor), Meetings Administrator, Newcastle West (Ms. M. Corbett), Executive Engineer, Roads (Mr. P. Vallely), Acting Executive Engineer, Housing (Mr. D. Toomey), Clerical Officer, Newcastle West (Ms. A. Lenihan).

At the outset of the Meeting, Councillor Scanlan welcomed everyone in attendance to the June Meeting following the deferral of meetings due to Covid 19 restrictions. He also welcomed D. Toomey, Acting Executive Engineer, Housing, to the Newcastle West District.

### **1. Adoption of Minutes**

- (a) Circulated, copy of draft Minutes of Meeting of Municipal District of Newcastle West, held on 4<sup>th</sup> March, 2020.

Proposed by: Councillor Foley

Seconded by: Councillor Galvin

And Resolved:

“That, the draft Minutes, as circulated, be taken as read and adopted and signed”.

### **2. Disposal of Land**

Circulated, report of Senior Staff Officer, Housing Support Services, dated 26<sup>th</sup> May, 2020, concerning proposal to dispose of Freehold Interest in property at 8 Colbert Terrace, Abbeyfeale, Co. Limerick, to Cezary and Elzbieta Jablonski.

Members noted the proposal.

The Members also referred to the future development of Colbert Street, Abbeyfeale and the proposal for additional houses for the area.

## **SUPPLEMENTARY ITEM**

It was agreed to take the following Supplementary Item No. 13 at this point in the Meeting.

### **13. Disposal of Land**

- (a) Circulated, report of Administrative Officer, Property and Community Facilities, dated 5<sup>th</sup> June, 2020, concerning proposal to dispose of derelict cottage at Gardenfield, Newcastle West, Co. Limerick, to Padraic Harnett and Susan Broderick Harnett.

Members noted the proposal.

- (b) Circulated, report of Administrative Officer, Property and Community Facilities, dated 5<sup>th</sup> June, 2020, concerning proposal to dispose of 4.05 acres of land at Appletown, Feohanagh, Co. Limerick, to Mr. Jerry McAuliffe.

Members noted the proposal.

- (c) Circulated, report of Administrative Officer, Property and Community Facilities, dated 5<sup>th</sup> June, 2020, concerning proposal to dispose of 1.9 acres of land at Rathronan, Gortnagross, Athea, Co. Limerick, to Mr. Donal O'Sullivan.

Members noted the proposal.

Councillor Galvin referred to a wayleave running adjacent to the 1.9 acres which is being disposed of at Gortnagross, Athea and asked if the area of wayleave could be fenced off from the land being disposed of. It was agreed that this request would be conveyed to the Property Section.

A discussion took place with regard to Disposal Notices in general and the Members asked if more background information could be given on the disposal reports in the future. In replying, the Director agreed to convey this to the Property Section.

### **3. Community Development Directorate**

#### **To note new Guidelines on the Community Initiative Scheme 2020.**

Circulated, report from Urban and Rural Community Development, dated 27<sup>th</sup> May, 2020.

Members noted the report.

#### **4. General Municipal Allocation (GMA)**

On the proposal of Councillor Sheahan, seconded by Councillor Scanlan, it was agreed to allocate €680.00 for works at Glin.

On the proposal of Councillor Galvin, seconded by Councillor Foley, it was agreed to allocate €500.00 for drainage works at Knocknasna, Abbeyfeale.

The Director referred to previous discussions with the Members regarding the allocation of GMA funding towards small to medium strategic district projects which would be progressed over the coming years. He referred to the recent purchase of the Old Station House in Ardagh and the necessary stabilisation works required on this property. He requested the agreement of the Members to the allocation of €70,000 discretionary funding under the Development Fund 2020 and to €20,000 GMA Tourism funding to be allocated to the initial stabilisation works. These allocations were proposed by Councillor Galvin and seconded by Councillor Collins.

Discussion also took place on other projects within the District, including the development of the riverside walk in Newcastle West and the progression of a feasibility report on this. The further development of Fuller's Folly was also raised along with the Public Realm Plan for Newcastle West.

### **QUESTIONS**

#### **5. Question submitted by Councillor L. Galvin**

*I will ask at the next Meeting for the following updates (a) reason for the delay in works for Wards Cross and Devon Road Cross, (b) reason for the delay in works for Cryle View estate junction entrance (c) update on the Abbeyfeale Traffic Management Plan with regard to road layout, traffic lights, additional parking, start dates for the works, overall cost of project and availability of funding (d) update on Colbert Terrace proposed housing development (e) update on the proposed location of a public toilet for Abbeyfeale.*

#### **REPLY:**

##### **(a) N21 Wards Cross**

N21 Wards Cross was identified as having a high collision rate under TII's HD15 Network Safety Analysis Process. Wards Cross is the junction of the N21 national road with the L7091 local road. Mid West National Road Design Office have followed TII's procedure for considering HD15 sites and the necessary steps are broadly outlined below.

Following TII's identification of the site, it was further analysed by staff from Mid West National Road Design Office and a feasibility report was prepared recommending the installation of a right turn lane on the N21 at Wards Cross. TII accepted the findings and recommendations of this feasibility report and approved for Limerick City and

County Council to procure technical advisors to progress the design to the next stage of the process.

Following a procurement process, Barry Transportation were appointed as technical advisors to carry out a detailed design of the right turn lane at N21 Wards Cross. To progress the detailed design a ground investigation and topographical survey have been carried out. These were subsequently procured and undertaken.

A number of design issues arose from retrofitting a right turn lane into an existing road layout. These issues included the carriageway alignment, the location of properties in the vicinity of the junction, the topography of the surrounding land, the existing road surface drainage and the presence of a water main. Many of these issues do not conform to current road design parameters and will require departure from standards from TII.

The technical consultants have worked to refine the design and remove as many departures from standards as possible by means of a workshop and consultations with the Road Design Office and TII Safety and Pavement sections. This process has been largely successful but a number of issues still require a departure from standards. The issues of the surface water drainage and the water main required consultation with the Water Services Section of Limerick City and County Council and Irish Water.

Barry Transportation, have progressed the detailed design for the right turn lane and have produced design drawings and a cost estimate for the proposed works. These were submitted to TII for their comment and comments have been considered. We are endeavouring to finalise the design process and seek TII approval to proceed to preparation of tender documents. In order to complete the design process the following stages are required to be completed; Road Safety Audit, Departures Application, Preliminary Design Report and further consultations with Irish Water and investigations of the water main to inform the extent of diversion of the water main required.

### **N21 Devon Cross**

Transport Infrastructure Ireland (TII) highlighted this junction as having potential safety issues under the TII HD17 Road Safety Inspection (RSI) Process. Two safety issues were identified as part of the RSI Process and the inspection team recommended feasibility stage solutions. Mid West National Road Design Office have followed the process for dealing with HD17 sites and this is described below.

Following identification and notification of the site by TII, staff from Mid West National Road Design Office (MWNRDO) carried out a further assessment of this location and the safety issues raised. MWNRDO recommended to TII that initial design stage solutions be advanced and that technical engineering consultancy services be procured to carry this out. TII approved funding for the appointment of these engineering consultancy services.

Following a procurement process, Barry Transportation were appointed to carry out initial design stage solutions for N21 Devon Cross and, subject to TII approval, a detailed design solution and tender stage services.

Barry Transportation progressed the initial design stage solutions and part of this process was to carry out a topographical survey and a traffic survey. These were subsequently procured and undertaken.

Following design development and workshops with TII and staff from Mid West National Road Design Office, Barry Transportation have submitted a feasibility report for the N21 Devon Cross junction and the report outlines three options that have been developed for the junction and recommends the option to create a staggered junction by realigning the local road north of the N21, the L7059 that commences at Buckley's Shop, to the east of Devon Cross.

This report has been submitted to TII for approval of the recommendation in the finalised feasibility report and allocation of the necessary funding. We are endeavouring to secure this funding to allow Barry Transportation to proceed with the detail design process and preparation of tender documents.

- (b)** The proposed works at the Cryle View estate are subject to approval and sanctioning of funding from TII. As previously noted, LCCC has submitted all necessary documentation to TII for consideration. It is expected that TII will revert in the coming weeks. Once approval is sanctioned, LCCC will proceed with the construction works as soon as is practicable.
- (c)** Works are progressing on the design of the Abbeyfeale Traffic Management Plan. The pedestrian counts to determine the locations of pedestrian crossing points had to be deferred due to Covid-19. Drawings are being prepared for the additional parking to the rear of Main Street and discussions are ongoing with the owners of lands affected. The scheme will be presented to Councillors when the layout has been finalised and the scheme costs will be submitted to Transport Infrastructure Ireland for funding. The start date for the scheme is likely to be Q1 2021.
- (d)** The proposed housing development at Colbert Terrace, Abbeyfeale was revised following the Part 8 process with the proposed number of new units reduced from 6 no. to 3 no. This reduction in unit numbers impacts on the overall cost per unit and necessitates revised funding approval. Limerick City and County Council continue to engage with the Department of Housing, Planning and Local Government on this scheme. Subject to revised funding approval this project is scheduled to progress to construction stage in Q4 2020.
- (e)** The provision of civil works and services for the proposed toilet in Abbeyfeale is included in the Abbeyfeale Traffic Management Plan. The proposed location of the public toilet is in the new car park to be constructed at O'Riordan's.

Councillor Galvin expressed disappointment at the responses outlined above in relation to

Wards Cross, Devon Cross and Abbeyfeale Traffic Management Plan and to the length of time taken to progress these matters. He also noted that there was no one present from the Road Design Office to discuss the projects at Wards Cross and Devon Cross and he had requested this at the March meeting.

In reply, the Meetings Administrator advised that due to the current Covid 19 restrictions and guidance, only the required attendees were currently being invited to attend meetings. However she did state that personnel from the Road Design Office would be invited to attend a District meeting at a later date to discuss Wards Cross and Devon Cross. Also staff from the Capital Investment Directorate would be invited to discuss the Abbeyfeale Traffic Management Plan and the proposed housing development at Colbert Terrace.

The Senior Executive Engineer stated that while a response was awaited on some projects within the District from the TII, he did state that works on the N21 at South Quay Newcastle West were progressed in conjunction with the TII. He also outlined various other funding which was allocated towards other road improvement works in the District including pavement improvement works and resurfacing works at Abbeyfeale and Glin.

## **6. Question submitted by Councillor L. Galvin**

*I will ask at the next Meeting for an update on the proposed Local Authority housing development for Mountcollins.*

**REPLY:** Limerick City and County Council submitted an application for funding to the Department of Housing, Planning and Local Government (DHPLG) to construct 10 houses in Mountcollins in late 2017. The Department reviewed the submission but was not in a position to recommend approval of the proposed scheme citing issues related to lack of access to shops, services and public transport and low demand. Information on the application and response was issued to the Newcastle West Municipal District elected members on 3<sup>rd</sup> December, 2019.

A further application for funding to construct 7 houses was issued in late 2019 on the basis that 3 houses had subsequently been purchased in Mountcollins.

The DHPLG have reviewed the proposal and have suggested an incremental build approach with 2-3 units in the first phase subject to further details being issues. This proposal is currently being reviewed by Limerick City and County Council.

## **7. Question submitted by Councillor L. Galvin**

*I will ask at the next Meeting for an update on the purchase of the remaining 12 houses at Cois Na Feile, Clash Road, Abbeyfeale.*

**REPLY:** The properties identified at Nos. 1-10 Cois Na Feile are currently being progressed through the Derelict Sites process by the Property and Community Facilities Department.

Unit Nos. 11 and 12 are being investigated by the Housing Development Department's Single Point of Contact (SPOC) programme to acquire and refurbish. Contact is being made with the Receiver of the two properties to enable a site inspection to understand the scope and cost of the works required.

Councillor Galvin requested an update on the purchase of the remaining 12 houses at Cois Na Feile, Clash Road, Abbeyfeale. In replying, the Director stated that the remaining properties will be dealt with under the Derelict Sites legislation.

At this point in the Meeting and with the permission of the Cathaoirleach, it was agreed that a fifteen minute time extension would be allowed to continue with the business on the Agenda. This was proposed by Councillor Sheahan and seconded by Councillor Galvin

## **NOTICES OF MOTION**

### **8. Notice of Motion submitted by Councillor L. Galvin**

*I will move at the next Meeting that an immediate decision be made on the purchase of a graveyard in Abbeyfeale as sites have been identified and trial holes testing has been carried out and sites have passed.*

In proposing the Motion, Councillor Galvin referred to the provision of a graveyard in Abbeyfeale. The Members expressed urgency on this matter and in replying the Director acknowledged the length of time taken to date on this matter and stated the provision of a graveyard is a lengthy process. He stated that the matter is ongoing and will revert to the Members in due course.

The Motion was seconded by Councillor Scanlan.

**REPLY:** A report has been prepared on identifying a suitable site in Abbeyfeale for the purposes of a new graveyard. The matter is being progressed and a decision will be made in due course.

### **9. Notice of Motion submitted by Councillor L. Galvin**

*I will move at the next Meeting that where planning applications were refused by this Local Authority on the grounds of towns having no sewerage capacity, that the applicants be contacted and allowed to submit a new application free of charge where incorrect information was given out.*

In proposing the Motion, Councillor Galvin referred to the planning applications which were refused by Limerick City and County Council due to lack of sewerage capacity. The Members referred to previous discussions on this matter and to the substantial costs involved in compiling these planning applications. The Members also referred to Irish Water and the Service Level Agreement between the Council and Irish Water. It was agreed that a representative from Irish Water would be invited to attend a Meeting of the District to discuss various issues.

The Motion was seconded by Councillor Foley.

At this point in the Meeting, it was proposed by the Cathaoirleach and seconded by Councillor Collins and agreed that a further fifteen minute time extension would be granted to complete the business on the Agenda.

**REPLY:** Decisions on planning applications are based on information available by the Planning Authority at the time of the decision made. These decisions can then be appealed to An Bord Pleanala. If upgrades of sewerage capacity have been carried out in towns and villages within the Municipal District of Newcastle West area, the Planning Authority in reaching its decisions will take these elements into consideration.

As per the planning legislation, for any new planning application submitted to the Planning Authority, an appropriate fee would also have to be paid.

#### **10. Notice of Motion submitted by Councillor T. Ruddle**

*I will move at the next Meeting that the upgrade of the Newcastle West Waste Water Treatment Plant be fast tracked by Irish Water as the lack of capacity for new connections will hinder new residential and commercial developments for the town.*

In proposing the Motion, Councillor Ruddle requested that an upgrade of the Newcastle West Waste Water Treatment Plant be prioritised by Irish Water.

The Motion was seconded by Councillor Collins.

In replying, the Director of Services stated that this matter will be raised again with Irish Water.

**REPLY:** Thank you for your email regarding Newcastle West Wastewater Treatment Plant Upgrade.

The Upgrade of the Newcastle West WWTP is included on the Irish Water Investment Plan. It is currently at the earliest Feasibility Study stage. Engineering consultants will shortly be appointed to undertake this feasibility study after which a full project scope will be determined. At this early stage it

is scheduled that the Works will be undertaken in the period 2024 to 2026. It is not possible to fast track projects such as this given the current Investment Plan priorities and funding availability.

I hope you find the above information useful. Thank you for contacting Irish Water.

#### **11. Notice of Motion submitted by Councillor J. Scanlan**

*I will move at the next Meeting that an audit of the utilities infrastructure within Newcastle West be conducted in the interest of public safety.*

In proposing the Motion, Councillor Scanlan referred to manhole covers which required attention in the District and requested that an audit of the utilities infrastructure within Newcastle West be carried out in the interest of public safety.

The Motion was seconded by Councillor Sheahan.

**REPLY:** An audit of all utilities infrastructure such as footpaths and gullies is currently being carried out.

#### **12. Notice of Motion submitted by Councillor J. Scanlan**

*I will move at the next Meeting that a safety audit be carried out on the derelict plant at Castlemahon.*

In proposing the Motion, Councillor Scanlan referred to the potential for storm damage at this derelict plant and requested that a safety audit be carried out on the plant.

The Motion was seconded by Councillor Ruddle.

**REPLY:** Limerick City and County Council will carry out an inspection on this site once Covid-19 restrictions are lifted.

The following items were also raised.

An update on the provision of assistance to the Abbeyfeale Town Park to upgrade facilities was requested and the meeting with the committee regarding this matter. A discussion followed and the Director, in replying, stated that fencing works were carried out at the park. He also referred to funding under the Urban and Village Renewal Scheme where Expressions of Interest are encouraged to be submitted. The Meetings Administrator stated that a meeting was held with the Committee with staff from Urban and Rural Community Development Department and Operations and Maintenance with regard to the matters raised.

The Members referred to the recent incidents of illegal dumping, parties and drinking which took place at the Demesne in Newcastle West and requested that the Gardai be contacted requesting that this area be patrolled over the summer months. In replying, the Director stated that the matter of illegal dumping is a nationwide problem and was also being discussed by the Environment Strategic Policy Committee. The Members complimented staff on the work carried out in dealing with illegal dumping cases and clean ups to date.

The maintenance of the river walk in Newcastle West was raised and the Members acknowledged the work of the TÚS workers in maintaining the area.

An update on the purchase of property at No. 15 Assumpta Park, Newcastle West, was requested and the Meetings Administrator stated that the purchase of No. 15 Assumpta Park, Newcastle West, is now complete.

An update on proposed works at the Daar Bridge was requested.

The 2020 Roads Programme was also raised with the Members querying if any change to the finances available to the Local Authority to complete this programme in light of the overall economic issues which were caused by Covid 19. In replying the Director stated that he was not aware of any changes at the present time. The Senior Executive Engineer also confirmed that the Schedule of Municipal District works is ongoing at present.

An update on Fuller's Folly, Newcastle West, was requested. In replying, the Director stated that consultants have been appointed to carry out a feasibility study and will provide a further update in due course.

The Members referred to a water outlet at the shore in Glin and stated that this matter needs to be given priority by Irish Water.

The Members acknowledged the work and assistance provided by Council officials since the Covid19 restrictions were put in place .

Prior to the conclusion of the Meeting, the Cathaoirleach thanked the Members, the Director, Senior Executive Engineer, Meetings Administrator and all staff of the District for the help and assistance shown over his term as Cathaoirleach. In replying, the Director on behalf of the staff thanked the Cathaoirleach for his work and courtesy shown over the past year.

It was agreed to hold the July Meeting of the District on Wednesday, 1<sup>st</sup> July, 2020, at 10.00 a.m., at Áras William Smith OBrien.

This concluded the Meeting.

Signed:

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**Cathaoirleach**

Dated:

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