



[Residents Alliance Group](#) Sept 2021

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Work Plan over the coming quarter

The New Children's Hospital continues to emerge as scaffolding is removed, first along the southern flank by the LUAS stop and along the SCR to the entrance. Window insertion is near completion around the rest of the building and weatherproofing and cladding is continuing at a pace and will continue to the end of the year.

The metal frame of the atrium is almost complete and is clearly visible from James Walk. Once the glass is inserted the building will be weather tight.

Construction work from this quarter on is increasingly "moving inside" and as a result should reduce noise and dust levels around the site.

The "fingers" on the south side are completed and fit out for the fingers on the north side will continue through this quarter.

The clearance of the site for the family centre at Gate3 at Brookfield has not yet commenced. The clearance of the site will be undertaken by BAM and both the NCH and BAM have assured the Residents Monitoring Committee that residents will be informed as soon as they know what is happening. A support package is in place for residents to mitigate the dust pollution that will occur.



Derogations

BAM's were granted permission by An Bord Pleanála to operate the NCH site for 66 hours per week. Under exceptional circumstances BAM are able to apply to DCC for a derogation to enable "unusual/exceptional work" to be continue outside of these hours. The most usual exception was the pouring of concrete, other examples during the build have been the delivery of "wide loads" that need to off the public roads by 6:00am.

Dublin City Council Planning Enforcement have now agreed to BAM to have two

extended work days each week to facilitate clearing and setting up workstations for the following day. These extended days can be explained by the impact of covid 19 on the completion however residents are deeply concerned that DCC are setting a precedent that will be cited in the future by developers to circumvent An Bord Pleanála rulings and extend their working days.

See [DCC conditions for granting derogations to NCH](#)

Rialto Play and Display Scheme

Dublin City Council need with some urgency to review traffic management issues in the areas around the New Children's Hospital, including commuter traffic flow and specifically construction development traffic currently passing through the community but also projected.

The Rialto Street area is one of the few local areas that does not have P&D Scheme in place which in effect means free parking.

The impact of the hospital build on parking is twofold, one is a result of the reduced parking spaces for James's staff to facilitate the build itself and two the additional cars and vans of the workers on the new build. Both of these factors have caused huge issues for the community in and around Rialto St including noise, anti-social behaviour and with virtually no week day parking capacity for residents or resident visitors .

In response, Rialto Residents followed the DCC [Start a Parking Scheme](#) part of which is DCC conducting a plebiscite in the local area. The vote took place in February and March of this year and the outcome was a majority of households (two to one) in favour of introducing the Pay and Display Scheme. But that wasn't the end of it and it would have been if DCC were clear about the procedures and practices that they operate in the P&D

Scheme but they were not and this lack of clarity caused great confusion in the community and undermined the entire process .

The confusion was caused firstly by two different ballot results being issued by DCC although this situation was later clarified by DCC some days later, it should never have happened in the first place and once it did it should have been responded to immediately.

There were 347 ballot papers posted to registered voters in the area. 142 votes were cast, 90 in favour and 28 against these were adjusted on the pro rata system in place that is 2 votes per house and cottage and one vote per apartment (based on number of permits permissible) this reduced the eligible vote to 77 YES and 27 NO.

24 of the votes cast were ineligible, one late and 23 by non-registered residents who had proof of residency, of these, 13 were in favour and the 10 against.

The second cause of the confusion is more important, one of the stated DCC criteria for the proposed parking scheme clearly states;

“A proposed Parking Scheme will be subject to a plebiscite of the residents concerned listed on the Register of Electors “

[Criteria for the introduction of a Pay and Display and Permit Parking Scheme | Dublin City Council](#)

Unfortunately the practice is different, residents who are not on the Register of Electors can also vote, as long as they can provide evidence that they are residents.

The point is made and made legitimately that “if I am not registered as a voter, I don't receive a ballot paper, how am I supposed to know there is a ballot on and how am I supposed to get a ballot paper?”

Resident activists expressed immense disappointment of the entire P&D process given the commitment, time and energy they had committed to it . “The entire process has caused immense difficulties and mistrust

locally and fed into existing negative campaigning against DCC.”

DCC must address this information “GAP” and no more P&D Schemes should commence until the documentation information and procedures and practices are clear and available to the public.

Live Calendar of Work
Notices

Check the RAG website for all BAM
published work notices

[Calendar of Work Notices](#)

Linear Park

The Linear Park continues to occupy people’s attention, recent information shows that there is not one but three different licences that keep the hoarding in place from Rialto Bridge to the gate of the Misa Hospital.

The first is between St James’s and DCC Parks, the second is between St James’s and DCC Development and the third is between NPHDB and DCC Parks. At least two of them are up for renewal, one this September and another next March. The Wayleave renewal is to be extended from the current finish date of 2022 to 2025.

The RMC was informed by DCC that the Linear Park will be reinstated when the hospital development is finished, and the wayleave agreement will be renewed to facilitate this. BAM also informed the meeting that site cabins will not be removed until the build is finished.

People are still looking for a time frame about the full restoration of the park. To facilitate some clarity on the various issues DCC and Parks are organising Update Session in October a date to be agreed, where residents can seek

clarity on what is happening and when is it to happen.

Issues to be raised will include; what work is taking place this year? What budgets are in place for work to be done in 2022? How does the park physically interface with surrounding areas and communities? What is happening with the Rialto Bridge ? Is there or isn’t a cycle track being installed and if so where?

The previous update was provided in July

[Previous Update in July Bulletin HERE](#)

See [Linear Park Draft Masterplan](#)

NTA’s [‘Cycle Network for the Greater Dublin Area’](#).

Stepping Down

Vivienne Brennan, Secretary of the Old Kilmainham Residents Association and a Resident Representative on the Residents Monitoring Committee has stepped down from both organisations.

Vivienne was an ever present member of the committee and always asked the pertinent questions and more importantly pursued the answers.

Mary Taylor DCC Area Manager is retiring at the end of the month after a long and successful career in DCC. We were very fortunate to have Mary on the monitoring committee during her final posting; her knowledge of the system, accessibility, straight talking and hands on approach will be greatly missed.

We all wish them both well in their new adventure.

Feedback /Complaints to BAM/NCH

If you are unhappy or concerned by something you see or experience as part of the construction, please contact the 24/7 helpline. Your concern can relate to damage to your house, noise, dirt, traffic, out of hours works etc.....” If you don’t report it, it didn’t happen”

 RESIDENTS HELPLINE
01 531 1110