

NCH IN D8

Residents Alliance Group April 2019

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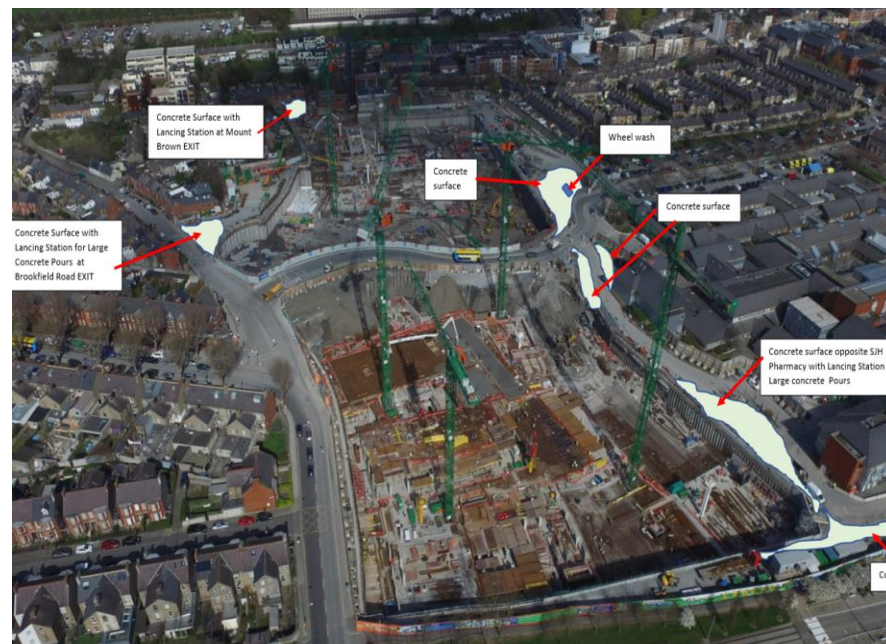
Work to the end of the Summer

A significant amount of work is due to be completed over the next 4 months which will also see the return of the McGuire excavation lorries for a period. We expect to experience better controls by BAM over the impact of their work on residents living adjacent to the site.

The NCH site is not a single site, the scale of the project means that that there are several sites in operation at any one time. The site is divided into two locations at present the north and the South abutting the Luas line.

The south site is more advanced at present where work is at ground level and the north site is currently pouring the lower levels.

There are two other distinct pieces of work to be completed in this phase of work; the laying of the new and permanent road around the inside of the north site and the excavation of the current road. All this work is planned to be completed by the end of the Summer.



New Road Layout

The work to be done on the north site is illustrated below, with the new road looping around the back of Cameron Square and back around the back of O'Reilly Ave until it re-joins the current road. A substantial amount of the work has already been completed however the opening of the road will

present particular problems to the much beleaguered residents of O Reilly Avenue. Among the hardship they have had to endure during this build is the removal of their back walls where currently a metal fence separate peoples gardens from the site, in June the “site” will be replaced by the public road with double decker buses passing by there kitchen windows.



Eventually landscaping will create a barrier but for the immediate future we still awaiting information from BAM /NCH in regard to minimising the impact of the new road. [Back](#)

Evacuation Work

The opening of the new road will enable BAM to remove the current road and excavate the final “hole” which will connect the sites on the north and the south side.



The excavation will take approximately 6 weeks and sees a relatively small amount of earth left for excavation, but it is approximately 5000 cubic meters a substantial amount of earth involving relays of McGuire lorries back on the move.

To date all lorries have exited the site from the Rialto Gate contrary to the Plan where the exits were to be balanced with 70% Rialto and 30% Mount Brown. Lorries for this period will continue to exit from the Rialto Gate, this issue has been raised by Residents with DCC.

BAM have assured the Residents Project Monitoring Committee that a wide range of cleaning enhancements will be in place during this phase to mitigate the impact of dirt and dust during this phase including new locations, concrete aprons leading to and from wheel wash and all lorries exiting the site to be photographed. g. As well as the volume of lorries this phase will again expose residents to amounts of dirt and dust if anything like last Summer will certainly not be acceptable.

Complaints have gone into DCC Planning Enforcement in regard to the levels of noise dirt and dust as well as the condition of the roads.

Above the Hoarding

This Summer will also see the building begin to appear above the hoarding at the SCR /Mountshannon End with 4 stories to be in place by August'19.

A major concern relating to this piece of work is the increase in noise pollution that will occur once the building work is above ground level. [Back](#)



Out of Hours

An increasing concern among residents is the number of "out of Hour" permits

Between Jan15th - April 11th BAM applied for 38 times to extend working hours and permission was granted 37 on 37 occasions. The refusal was for work planned for the 2nd and 3rd of March for the follow reason;

"The request has been refused as there is an intensification of requests for derogation from the permitted hours approved under the planning permission"

However, the volume of derogations has continued unabated, the derogation is usually to facilitate concrete pouring and runs from 6:00 am to 1:00 am the following morning.

["Protocols for Derogation within Dublin City Councils Administrative Area"](#) refer specifically to cement pours.

Noise

Four of the eleven monitors that surround the site are consistently breaching EIS levels of 70dB, these monitors are located at the MACE SCR, SCR Mountshannon, James Walk and Mount Brown.

Residents are anxious to come to some understanding with BAM and DCC in terms of what is an acceptable level whereby the monitors will be effective in monitoring construction related noise prior to build getting above ground, August'19.

Linear Park

A feedback session is planned by DCC Parks and Landscapes Services and their consultants AIT in May of this year.

There are several issues still to be resolved including cycle way, anti-social behaviour and the lane at the back of Mountshannon Road backing onto the linear park.

If you want to be contacted with updates on this let us know. [Back](#)

Mount brown Entrance



The Mount Brown gate is currently open, and it is not without problems.

Lorries exiting the site must exit to the left up to Kilmainham, lorries are not meant to reverse into the site and if on occasion they have to traffic marshals must be on duty and lorries should have clean wheels leaving the site. None of these seem to be consistently in operation.

Updates

- At the last RPMC meeting BAM agreed with the permission of DCC to put in a pedestrian friendly path across the entrance. Inadequate fencing on Brookfield Road
 - BAM - Proper hoarding will be completed in Brookfield which will include a proper access gate
- Temporary Pedestrian lights at Brookfield are to be removed and a reinstatement of the parking space lost to accommodate them.
- DCC have agreed for BAM to locate a digital speedometer along the SCR subject to NCH.

Survey

The RAG Survey Results are detailed on the RAG website [HERE](#)

RAG is available to meet with resident groups to discuss the findings for their areas and to look at ways of addressing their issues going forward.

For more information please contact info@residentsallinacegroup.com

Notices

Live Calendar of Work Notices

Check the RAG website for all BAM published work notices

[Calendar of Work Notices](#)

Kilmainham Residents Association

Residents in the Kilmainham area have a new Residents Association to engage with Contact

[Kilmainham Residents Association](#)

Work Advance Notice

If you want to be notified of out-of-hours works or work on site that will impact on where you live sign up for the BAM Messaging Service

Garry Keegan Community Liaison

Ph 01 531 1110/087 1364157

<mailto:gkeegan@bamcontractors.ie>

Feedback

If you are unhappy or concerned by something you see or experience as part of the construction site, please do contact the 24/7 helpline, this can relate to noise, dirt, traffic, out of hours works etc.....” **If you inform, they will reform**”



Questions and Answers

If you have any questions or issues you want raised with the NCH or the contractors in relation to the build please forward them to the e-mail address below and we will raise them at the next [Residents Monitoring Committee](#) meeting .

info@residentsallinacegroup.com

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Issued by the [RESIDENTS ALLIANCE GROUP](#)