

**MINUTES OF PROCEEDINGS OF THE CLONMEL BOROUGH DISTRICT MONTHLY MEETING,
HELD AT 11.00 a.m. IN THE COUNCIL CHAMBER, PARNELL STREET, CLONMEL ON
WEDNESDAY, 20th MARCH, 2024**

Present: Councillor Richie Molloy, Mayor
Councillor Michael Murphy
Councillor Siobhán Ambrose
Councillor Pat English
Councillor John Fitzgerald by Zoom
Councillor Niall P. Dennehy

In Attendance: Ms. Sinéad Carr, Director of Services
Ms. Carol Creighton, District Administrator
Mr. James Murray, Senior Engineer
Ms. Nicola Keating, District Engineer
Ms. Mary Irwin, Staff Officer

Also in Attendance: Mr. Shane Grogan, A/Senior Executive Officer, Housing
Mr. Shaun Lonergan, Executive Engineer, Housing
Ms. Cora Morrissey, Senior Executive Officer, Housing
Ms. Caroline Conway, Senior Executive Planner, Planning
Mr. Kieran Ladden, Senior Executive Engineer, Planning
Ms. Myriam Madigan, Member of the Public

With reference to Seachtain na Gaeilge, the Mayor welcomed everybody to the meeting, as Gaeilge.

“Fáilte chuig cruinniú Cheantar Bardasach mhí Mhárta a tharlaíonn le linn Sheachtain Na Gaeilge.”

1.1 Zoom Protocol

The Mayor confirmed with all persons joining the meeting by Zoom that they could see and hear all other Speakers.

2.1 Disclosures and/or Conflicts of Interest

Ms. Carol Creighton, District Administrator informed the Meeting that Councillors Pat English and Richie Molloy will be excused from the Meeting when the allocation of funding under the Tipperary Festival and Events Grant Scheme 2024 is being discussed.

3.1 Minutes of Meeting held on 21st February, 2024.

The minutes of the monthly meeting of Clonmel Borough District held on the 21st February, 2024, as presented, were proposed by Cllr. Michael Murphy, seconded by Cllr. Niall Dennehy and agreed by all.

Arising from Minutes

There were no matters arising.

4.1 Attendance of Representative from Directorate Housing/Ukrainian Refugee Accommodation Response

The Report as circulated with the Agenda was taken as read.

Queries raised by the Members were as follows:

- Councillor Dennehy asked for an update in relation to the provision of modular homes on HSE Land to accommodate asylum seekers.

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- Councillor English asked for an update in relation to the numbers of Ukrainian/IPAS Applicants that have been identified for Clonmel stating that resources need to be put in place by Government to accommodate these numbers.
- Councillor English asked for clarity on the affordable housing scheme in terms of timeframe, the number of units and sites identified.
- Councillor English stated that there is an issue with dampness in a number of council houses after retrofitting and asked that this matter be checked.
- Councillor Murphy asked for an update on the Dr. Pat O’Callaghan Sports Complex regarding the temporary accommodation of Ukrainian Refugees.
- Councillor Murphy asked if there has been engagement with the Department regarding the impact that the number of Ukrainian and IPAS Applicants have on resources in Health and Education. He requested that a formal detailed impact assessment be carried out and a presentation on the findings be given to the elected members.
- Councillor Ambrose thanked the Housing Section for their presentation and acknowledged the 179 social houses which are at different stages of construction and that Tipperary County Council will be identifying sites available for affordable housing within the next month.
- Councillor Ambrose acknowledged the funding received under the Housing Grant Allocations for Local Authority Disabled Person’s Grants with Tipperary County Council being the highest in the Country regarding same.
- Councillor Molloy concurred with his fellow members regarding the resources being made available for Ukrainian and IPAS Applicants.
- Councillor Molloy highlighted the lack of emergency accommodation available in Clonmel and acknowledged the work of the homeless section in this regard.

Queries raised by the Members were responded to as follows:

- The Manager informed the meeting that the Department of Children, Youth and Diversity are looking at various sites nationally to provide modular homes with Clonmel being one of them and a decision on same is still awaited.
- In relation to the Dr. Pat O’Callaghan Sports Complex, the Manager stated that this temporary accommodation site is being wound down and thanked the community for being so receptive to the families. The Manager also informed the members that the 2nd facility at Littleton has now closed.
- In relation to the provision of temporary accommodation to beneficiaries of temporary protection (BOTP), the Manager stated that there are 3 different options available:-

1. Offer a Home.

Under the terms of this Scheme, private houses not in use, are offered by the owners to accommodate Ukrainian and IPAS Applicants. These houses are assessed under the planning and building regulations and, if considered suitable, details are forwarded to the Department who will enter into a contract with the individual. This Scheme will run as long as the B.O.T.P. is in place. The Manager clarified that these are houses that have never been in the rental market.

2. Refurbish Properties

Under the terms of this Scheme, Commercial Properties are assessed under the planning and building regulations to ascertain their suitability for accommodation. These properties, if suitable, will accommodate a minimum of 30 beds. The Manager stated that there is 1 property being considered in Clonmel for this purpose and once further information is available she will inform the members.

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3. Modular Build

Under this Scheme, sites are identified to build units to provide short-term accommodation. The Manager informed the members that sites are currently being looked at in Clonmel and when further information is available she will revert to the members with same.

- The Manager informed the members that there is active engagement with the Education Sector, HSE and Communities regarding the impact of asylum seekers on community resources. A Community Forum meets monthly chaired by the Chief Executive and Chair of Tipperary County Council. These meetings are attended by members of the HSE and ETB. Any difficulties identified at these meetings are relayed to the Department and assessed.
- Councillor Murphy welcomed the Managers reply but stated that information needs to be communicated to the members as they are the conduit to the members of the public who have concerns.
- The Manager informed the Members that where there are significant numbers of asylum seekers being accommodated that the elected members have been kept informed but that Clonmel is not accommodating large numbers.
- In relation to a number of queries raised by the members, the Manager informed the meeting that information will be given to the members when available and clarified that the members do not have a role in deciding on the number of asylum seekers to be accommodated.
- Shane Grogan informed the meeting that the Housing Section will be contacting private developers within the next few weeks to ascertain their interest in signing up to provide affordable housing in different parts of the town. The aim is to construct 20 – 30 housing units as a starting point.
- In relation to the issue raised regarding dampness, Shaun Lonergan stated that he would bring the issues raised to the retrofitting team.

The Mayor thanked Cora, Shane and Shaun for their attendance at the meeting.

4.2 Attendance of Representative from Directorate Planning and Development/Emergency Services

The Report as circulated with the Agenda was taken as read.

Queries raised by the Members were as follows:

- Councillor Ambrose asked for an update regarding the number of buildings that have been identified in Clonmel for works under URDF 3.
- Councillor Ambrose asked for an update regarding the Kilsheelan Housing Project.
- Councillor Ambrose asked that additional funding continue to be requested under the Built Heritage Investment and Historic Structure Fund highlighting the importance of this scheme for restoration projects.
- Members welcomed the adoption of the Local Area Plan which will be effective from the 25th March, 2024 highlighting the importance of the significant changes in rules governing one off rural housing.
- Members asked for an update on the taking in charge of Knockeevan, Glencarra, Crann Ard, Westcourt and Longfield Housing Estates.

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Queries raised by the Members were responded to as follows:

- Replying to the query raised in relation to URDF 3, Caroline Conway informed the members that Senior Staff have agreed a new staff structure to administer the Scheme and that approval is still awaited from the Department in relation to this. She informed the members that Clonmel Borough District have commenced work on this project and that the District would be able to provide further update on this background work.
- In relation to the cluster houses at Kilsheelan, Ms. Conway stated that as previously notified a business case had been provided to the Department and a decision taken by them that this Scheme did not represent good value for money. However, Ms. Conway stated that the planning section is committed to identifying sites and will continue to highlight the advantages of cluster houses to the Department. Ms. Conway stated that the elected members will be updated on any new projects.
- Ms. Conway informed the members that pre-planning clinics have recommenced and are held every 3 – 4 weeks to assist people through the planning process.
- In relation to the Build Heritage and Historic Fund, Ms. Conway informed the members that the closing date for 2024 was the 22nd January and that 61 applications were received, 7 under the Historic Structures Fund and the balance received under the Build Heritage Investment Scheme. Applications have been assessed and the elected members will be notified once the successful applicants have been notified.
- Replying to the queries raised in relation to the taking in charge of the housing estates, Kieran Ladden informed the members that the planning section are dealing with technical issues with the developers of these estates to progress to the point of taking in charge and these should be addressed within the next couple of months.

The Mayor thanked Caroline and Kieran for their attendance at the meeting.

5.1 Report of District Administrator

The District Administrator's Report was circulated to Members with the agenda.

Queries raised by the Members were as follows:

- The Mayor and Members thanked and complimented the District Administrator, Liz McGrath, Catherine McCormack and all the Borough District Staff who were involved in organising the very successful St. Patrick's Day Parade. They thanked all the clubs and groups who participated in the Parade. They also highlighted the cleanliness of the town the next day and complimented the staff involved in this.
- Councillor Dennehy asked if the District Administrator had received formal notification of the date of the local elections which are scheduled to be held on the 7th June, 2024.
- Councillor English asked for an update in relation to the tenders for the performance space at Abbey Street Car Park.
- Councillor English asked if the owners of the Clonmel Arms Hotel have engaged with the planning section regarding their proposals for the site.
- Councillor English asked if a reply had been received from the Garda Commissioners Office in relation to the upgrade and extension of the CCTV.
- Councillor English asked if there was any further update on the security at the Sports Hub.
- Councillor English asked if the meeting to be held with Remcoll, the Chief Executive and the Manager had taken place or, if not, is a date arranged for same.
- Councillor English asked for an update in relation to the tree strategy.

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- Councillor English asked if there was an update on his Notice of Motion submitted to the February Meeting regarding a joint meeting to be held with the Minister for Transport, the members and administrative staff regarding the N24 Waterford to Cahir Transport Solutions.
- Councillor English asked for an update in relation to the funding for the works at the entrance to St. Patrick's Cemetery.
- Councillor Ambrose welcomed the progress in relation to the Kickham Barracks Site.
- Councillor Ambrose thanked Eamonn O'Connell, Executive Engineer for his work in progressing the Abbey Street Car Park Performance Space Project.
- Councillor Ambrose asked for an update on the repair of the sensory equipment in Mulcahy Park.
- Councillor Ambrose asked for clarity regarding the payment for maintenance works on the Blueway stating that it has been brought to her attention that the cost of same may be borne by Clonmel Borough District even though the Blueway extends to Carrick-on-Suir.
- Councillor Ambrose thanked Adam Coffey, Executive Engineer for all the work carried out at St. Patrick's Cemetery and welcomed the fact that the old entrance will be replicated on the Silversprings Road.
- Members asked if John Fogarty and Conor Cunningham, Irish Water had been written to asking them to attend at a meeting of the Borough Council. They requested that in the absence of a reply that the correspondence be reissued highlighting the importance of them attending a meeting with the challenges facing Clonmel in relation to water supply.
- In relation to the Market Place development, Councillor Murphy stated that his position has not changed on this matter stating that the Council should proceed with CPO of the site and asked if there was any further update on the meeting with Remcoll, the Chief Executive and the Manager.
- Councillor Molloy welcomed the forthcoming meeting with Iarnród Éireann and welcomed the submissions received from the public in relation to same.

Queries raised by the members were responded to as follows:

- In relation to the Abbey Street performance area, the District Administrator informed the meeting that the contract appointing the Works Contractor is due to be signed and she will ask Eamonn O'Connell, Executive Engineer to inform the members of the date of same.
- In relation to the development of the Clonmel Arms Hotel, the District Administrator stated that she had no indication of their planning application as of yet. She confirmed that they are in consultation with Clonmel Borough District and the Environment Section and stated that an independent conservation architect has been appointed ensuring that they are progressing in line with the Section 3 notice issued.
- In relation to the CCTV installation, the District Administrator informed the meeting that she had been in contact with the Garda Commissioners Office who informed her that the correspondence had issued directly to Detective Declan Boland. The District Administrator stated that she will contact Detective Boland to get an update on same.
- The District Administrator stated that she had not received information back in relation to the Sports Hub and that she will follow up with TUS and email the information to the members.

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- In relation to Remcoll, the developers of the Market Place Site, the District Administrator stated that they have been in contact with the Planning Section and have put forward a masterplan to develop one part of the site. The Manager assured the members that the situation will continue to be monitored to ensure that the proposed masterplan does get to planning stage.
- The District Administrator informed the members that the Tree Strategy will be presented in draft format to the Members at the April Meeting.
- The District Administrator informed the meeting that she had written to Irish Water to request the attendance of John Fogarty and Conor Cunningham at a meeting and that no reply had been received. She stated that she will reissue the letter.
- In relation to the N24, the District Administrator stated that she did not correspond with the Ministers Office and will do so before the next meeting.
- The District Administrator informed the Members that the Workshop will take place on the 18th April, 2024 at 12 noon with representatives from Iarnród Éireann.
- In relation to the replacement of the musical instruments in the sensory playground at Mulcahy Park, the District Administrator stated that she will follow up on the cost of replacement of same and progress.
- In relation to the maintenance costs on the Blueway, the District Engineer stated that she will follow up on same and clarify to the members.
- The District Administrator stated that she had not received formal notification of the local election date.

5.2 Report of District Engineer – Roads Programme

The District Engineer's report was circulated to Members with the agenda.

Queries raised by the Members were as follows:

- Councillor English welcomed the restoration of the gates at Sheehy Terrace and O'Neill Street and thanked all involved. Councillor Ambrose concurred with same and acknowledged the work of the late Billy Shoer RIP on this as did Councillor Molloy.
- Councillor English asked for clarity on the use of speed ramps in Clonmel Borough District.
- Councillor English asked for an update in relation to the start date for the active travel works at the Gaelscoil/Loretto.
- Councillor English asked that the grass margins on the by-pass be maintained to avoid them encroaching on the walkway and cycle lanes.
- Councillor English asked for an update in relation to the maintenance works at the Elm Park and Denis Burke Playgrounds.
- Councillor English asked that a maintenance programme in conjunction with the OPW be put in place to maintain streams at the Old Bridge.
- Councillor Dennehy stated that a comprehensive analysis/discussion is needed on the speed limits within the Clonmel Borough District.
- Councillor Ambrose asked for an update regarding the appointment of a Contractor to complete the outstanding works for 2023 at Kilcash.
- Councillor Ambrose asked for an update on the works to improve the sightlines at Lus na Greine and also on the provision of additional road signage.
- Councillor Fitzgerald asked that the overgrown area in O'Neill Street be looked at.
- Councillor Fitzgerald asked that speed ramps be installed in Ballyclerihan Crescent Housing Estate highlighting the addition of another 14 houses in the Estate.

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- Councillor Molloy raised the issue regarding railings at the Rowing Club.

Queries raised by the Members which Ms. Nicola Keating, District Engineer responded to were as follows:

- The District Engineer informed the members that the gates at Sheehy Terrace/O'Neill Street will be certified by the end of the week and will then be fully operational. She stated that it is proposed to clean the laneways prior to this.
- In relation to the speed ramps, the Roads Section will issue the vertical deflection policy adopted by the Plenary Council and the members can revert with any queries.
- The District Engineer stated that she will arrange for a speed survey at Ballyclerihan.
- The District Engineer informed the members that she will look at the grass margins along the by-pass and arrange to have them maintained.
- In relation to the works at the playgrounds in Denis Burke Park and Elm Park, the District Engineer informed the members that she is arranging to get these works costed.
- In relation to maintenance works on the Streams, the District Engineer informed the members that the OPW have appointed Consultants for same and that Clonmel is on the list for assessment for maintenance.
- In relation to the works at Kilcash, the District Engineer stated that a Contractor has been appointed, has viewed the location and a start date is awaited.
- The District Engineer stated that she had inspected the sightlines at Lus na Greine and will look at removal of trees and installation of additional signage. The District Engineer stated that there is not a budget available this year for Driver Feedback Signage but is something that can be looked at for next year.
- In relation to the railings at the rowing club, the District Engineer stated that these will be removed once works commence at the Gaelscoil.

5.3 Report of District Engineer – Housing Voids Programme

The Report was noted by the Members.

Councillor English asked for a timeframe in relation to the turnaround of vacant houses. The Manager replied that there is 0.05% of housing stock vacant at any one time and complimented the staff in the Borough District for their work in achieving this.

5.4 Consideration of Schedule of Proposed District Works 2024

The Schedule of Proposed District Works 2024 was proposed by Councillor English, seconded by Councillor Murphy and agreed.

5.5 Consideration of Tipperary Festival and Events Grant Scheme 2023 and approval of "Community" category grant awards.

Councillor Pat English and Councillor Richie Molloy excused themselves from the Meeting and Councillor Murphy stepped in to chair the Meeting.

The Report as circulated with the Agenda was noted.

The Report was proposed by Councillor Ambrose and seconded by Councillor Dennehy.

Councillors English and Molloy returned to the Meeting.

5.6 Consideration and Adoption of General Municipal Allocations (GMA) 2024.

The report as circulated with the Agenda was noted.

The Report was proposed by Councillor Ambrose and seconded by Councillor Murphy.

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Item 6.1 Chief Executive/Delegation Officers Orders – Period up to 15th March, 2024.

These were noted by the Members.

Items 7.1 to 7.6– Notice of Motion – Fógra Foriarratais

Motion 2776 was proposed by Cllr. Michael Murphy

That the Council would lay a new small section of public footpath at the entrance to 44 Wheatfields having regard to it's extremely poor condition and the numerous trip hazards.

REPLY:

This footpath will be inspected and considered for the next roadworks programme and will be prioritised based on its condition rating.

Cuiditheoir (Seconded) by Councillor Siobhán Ambrose.

The reply to the motion was noted.

Motion 2777 was proposed by Cllr. Michael Murphy

That the Council would carry out an assessment of the bad bend at the top of hill at Mylerstown before you descend towards the old graveyard at Powerstown. Additional signage and the cutting back of the ditches would significantly improve sightlines for motorists, currently very dangerous for motorists.

REPLY:-

A site inspection will be carried out to assess the sightlines at this location.

Cuiditheoir (Seconded) Cllr. Siobhán Ambrose

The reply to the motion was noted.

Motion 2786 was proposed by Cllr. Siobhán Ambrose

That under this Council's annual roads programme that consideration is given for the re-surfacing of sections of Glenview Close.

REPLY:-

This road will be considered for the next annual road works programme subject to the availability of a budget for the works and prioritisation based on its condition rating.

Cuiditheoir (Seconded) Cllr. Pat English

The reply to the motion was noted.

Motion 2787 was proposed by Cllr. Siobhán Ambrose

That under this Council's annual roads programme that consideration is given for the re-surfacing of sections of Highfield Grove

REPLY:

This road will be considered for the next annual road works programme subject to the availability of a budget for the works and prioritisation based on its condition rating.

Cuiditheoir (Seconded) Cllr. Pat English

The reply to the motion was noted.

Motion 2788 was proposed by Cllr. Siobhán Ambrose

That in the interest of safety for pedestrians and as a means of reducing the speed of traffic passing through Lisronagh Village, I am asking that this council investigates the possibility of upgrading the pedestrian crossing in Lisronagh Village with a raised platform supported by additional traffic calming measures.

REPLY:

A speed survey can be carried out to assess the speeds at this location. The pedestrian crossing in Lisronagh Village is a controlled crossing and is currently up to standard as per the requirements in the Design Manual of Urban Roads and Streets (DMURS). However, a raised platform is not

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recommended in DMURS as appropriate for arterial routes such as the R689 and are generally avoided in such locations.

Cuiditheoir (Seconded) Cllr. Pat English

The reply to the motion was noted.

Motion 2789 was proposed by Cllr. Michael Murphy

That the Council would carry out improvement works on the laneway within the Fairfields Estate to the rear of houses numbers 55 to 59 having regard to it's very poor condition.

REPLY:

This lane will be considered for the next annual road works programme subject to the availability of a budget for the works and prioritisation based on its condition rating.

Cuiditheoir (Seconded) Cllr. Siobhán Ambrose

The reply to the motion was noted.

Item 8.1 Correspondence

There was no correspondence to be noted.

Item 9.1 Votes of Sympathy

There were no votes of sympathy recorded.

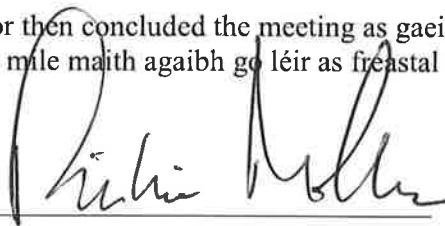
Item 10.1 Any Other Business

There was no further business discussed.

The Mayor then concluded the meeting as gaeilge.

“Go raibh míle maith agaibh go léir as freastal ar chruinniú na Comhairle.”

Signed: _____




Dated: _____

17/4/24

Mayor of Clonmel Borough District

Signed: _____



Dated: _____

17/4/24

District Administrator