SDCC Comhairle Contae Átha Cliath Theas South Dublin County Council

Chief Executive's Report

How we're creating greater opportunity for all

November 2026



Light up of Ely Arch



About the Chief Executive's Report

The Chief Executive's Report is presented to elected members at each SDCC monthly meeting. It forms a key part of our governance and oversight framework, supporting members in their role by providing timely updates on the work of the Council.

In line with Section 136(2) of the Local Government Act 2001 (as amended by the Local Government Reform Act 2014), the report outlines the performance of executive functions, the implementation of Council policy, and the delivery of services across the organisation.

This report should be read alongside updates provided to Area Committee Meetings and the quarterly Capital Progress Report, which together offer a comprehensive view of Council activity and progress.

Each edition includes:
- Updates on how we are delivering on our Corporate Plan goals
- Highlights of major initiatives and events
- A visual snapshot of recent community and Council activities

The report also provides an opportunity to shine a light on areas of our work that may not always be in the spotlight but are vital to the day-to-day life of the county.

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Climate Leadership



Using surplus wind energy to heat water in homes

Our partnership with EnergyCloud Ireland supports households at risk of energy poverty while delivering practical climate action benefits. By using surplus renewable electricity to provide free hot water, the initiative helps reduce household energy costs and re-uses energy that would otherwise be wasted

Wind farms across Ireland often generate more electricity than the grid can accommodate. Currently, this ‘surplus’ energy is simply switched off or wasted. Energy Cloud uses a small smart device installed in participating homes to redirect this surplus electricity—at no cost to tenants—to heat their hot water tanks.

By the beginning of October the initiative had delivered 2,311 free tanks of hot water, providing 5,214 kWh of energy that would otherwise have been wasted. This has helped participating households avoid an overall cumulative total of approximately €1,900 in household energy costs. The project began as a pilot in the Clondalkin Decarbonising Zone and has since expanded to 154 homes. A further 43 homes are due for installation in the coming months, alongside plans to retrofit up to 200 relets. Looking ahead, we will be seeking to expand the initiative to hundreds more social homes increasing the delivery of free hot water.

New football pitches open at Jobstown Park

Two newly upgraded football pitches were officially opened by Mayor Timmons at Jobstown Park, expanding sporting and recreational facilities for the local community.

Designed to provide high-quality playing facilities, the pitches will support local clubs, schools and community groups while encouraging increased participation in football and outdoor activity.

The development builds on investment already made in Jobstown Park. As demand for quality recreational spaces continues to grow, the new facilities will provide a valuable resource for both organised sport and informal community use. The opening of the pitches strengthens its role as a key recreational amenity within the area.

The facilities will provide a welcoming space for training, matches and community activities, ensuring residents can enjoy the benefits of sport and recreation close to home for many years to come.



Climate Leadership



Illegal dumping at Montpelier View

Montpelier View has experienced ongoing issues with illegal dumping and littering in recent years. In response, a range of measures have been implemented to address the problem and improve the local environment. These have included enhanced monitoring of the area, increased enforcement activity by our waste enforcement team and the deployment of CCTV at identified dumping hotspots.

The use of CCTV and targeted enforcement activity has assisted in gathering evidence, supporting investigations and identifying offenders. Further investigations remain ongoing in relation to additional incidents captured as part of these operations.

Alongside targeted enforcement measures, work continues to examine opportunities to reduce future dumping through environmental and operational improvements within the area. The objective is to address not only individual incidents, but also the factors that contribute to recurring illegal dumping.

These efforts recently resulted in a successful prosecution arising from an illegal dumping incident at Montpelier View. Following an investigation by the waste enforcement team a conviction was secured under the Waste Management Act 1996, as amended, with a fine and costs awarded by the District Court.

The case marks the first successful prosecution arising from the use of CCTV deployed specifically for the prevention, detection and prosecution of waste offences.

New accessible Limekiln entrance at Tymon Park

A new universally accessible entrance has opened at Tymon Park, Limekiln creating a safer and more welcoming gateway for visitors.

The project includes a pedestrian zebra crossing, upgraded park signage and pollinator-friendly planting. Together, the improvements strengthen accessibility and local connectivity while enhancing the overall visitor experience.

The new planting also supports biodiversity, adding an environmental benefit to the upgraded entrance. Visitors can now use the improved Limekiln gateway to access Tymon Park.



Age Friendly outdoor gyms record 28,000 visits

Age-friendly, weighted outdoor gym equipment is now available in Greentrees Park, Dodder Valley Park, Rathcoole Park and Tymon Park. The equipment was installed over the past year, with Rathfarnham Castle Park the most recent addition.

These facilities provide new opportunities for visitors to stay active and enjoy outdoor exercise.

The outdoor gyms have already proven extremely popular, recording 28,000 visitors, 6,409 usage hours, and more than 2.8 million repetitions across the equipment.

The programme supports our commitment to promoting healthy, active lifestyles and creating inclusive recreational amenities for people of all ages.



Climate Leadership



Small action, lasting change through LEAF

Communities are demonstrating the power of local climate action through the Local Environmental Action Fund (LEAF). Backed by a €100,000 investment from the council and IPB Insurance, LEAF is supporting 19 innovative community projects spanning biodiversity, sustainability, waste reduction, circular economy and environmental enhancement. One standout example has already shown impressive results, with a community clothing swap and repair event.

The programme builds on the longstanding success of the Tidy Towns movement and the commitment of volunteers who continue to make a visible difference in their communities.

Collaboration is built into the fund. Every applicant was required to work with at least one community partner—such as a school, sports club, residents' association or Men's or Women's Shed. The approach broadens participation, shares local expertise and ensures that each project delivers benefits beyond a single organisation.

The "Swap Til You Drop" event held on 9 October offered an early glimpse of LEAF's potential. 95 people attended an evening centred on extending the life of clothing through swapping, repairing and upcycling. What might otherwise have become waste was instead exchanged, restored and returned to use.

The event focused on extending the life of clothing through swapping, repairing and upcycling. Around 450 items of clothing were donated, with approximately 200 garments finding new homes through swapping. In addition, 30 items were repaired or creatively upcycled on the night, helping to reduce textile waste and promote more sustainable consumption habits.

The repair and print workshop became a particular draw. Participants used decorative patches to mend small tears, carried out zip repairs and learned practical techniques for keeping clothes in use for longer. Ten people also left with materials and guidance to continue their repairs at home.

The clothing event is one story within a wider programme. Projects range from educational orchards and biodiversity initiatives to repair workshops and broader sustainability activities. Each one gives residents an opportunity to take practical environmental action while strengthening community connections.

When communities work together, small local actions can create a powerful and lasting impact for people, places and the planet.



Quality Housing



Starter Home Purchase Scheme

This year saw strong demand recorded across all developments under the Starter Home Purchase Scheme and a significant number of affordable home purchases progressing to completion. Formerly known as the Local Authority Affordable Purchase Scheme, the programme continues to support households in accessing affordable home ownership. One of the most significant milestones this year has been the progress made at Canal Bank, Clonburris, our flagship development and the first council-built mixed-tenure scheme. The development comprises 60 affordable homes alongside 56 social homes. To date, 49 home sales have successfully closed, with the remaining 11 homes currently sale agreed and expected to complete before the end of the year.

The last phase of Kilcarbery Grange also generated strong demand for 70 affordable homes. Of these, 63 sales have already closed, with the final seven expected to complete before year-end. This phase marks the completion of affordable housing delivery at Kilcarbery Grange.

Following the success of Parkleigh, Seven Mills, we again partnered with Cairn Homes to deliver 26 Starter Home Purchase Scheme properties at Swiftbanks, Saggart. 25 sales have been completed, with the final home due to close shortly, bringing the development close to full completion.

At Keepers Lock, Clonburris, 25 homes were secured through a Part V agreement with Kelland Homes for delivery under the Starter Home Purchase Scheme.

To date 21 of these homes already sale agreed, with the first sales expected to close shortly. Efforts are continuing to secure purchasers for the remaining four homes before the end of the month.

Sales are progressing at Foothills, Killinarden, where 50 of the 65 homes in the first phase, launched in August, are now sale agreed and assessments continue for the remaining properties. We anticipate the next phase will be brought to the market early next year.

Two homes at Ballycullen Gate are being offered for sale under an Affordable Dwelling Purchase Agreement, both are two-bedroom, ground-floor apartments, each with its own entrance.

Each apartment has a market value of €440,000. The minimum purchase price is €345,500, approximately 21.48% below market value. The typical gross household income limit is €94,050. Subject to exceptions, they are available only to first-time buyers who live or have lived in our administrative area for at least five years. The portal will open for online applications on 19 November, further details available at sdcc.ie.

Looking ahead, we plan to bring more starter homes to the market next year at two locations: 93 homes at Kishogue Gardens in Clonburris and 111 homes at the Foothills in Killinarden, which will be launched in two phases.

Mediation training to support positive engagement with communities

Our housing staff will take part in specialist mediation training to strengthen conflict resolution skills and support positive engagement with tenants and communities.

The training will provide practical tools to help our staff manage difficult situations, whether over the phone or in person. It will focus on resolving neighbourhood disputes and tenancy-related issues in a respectful, constructive and effective way.

A key part of the programme is developing active listening and communication skills. By strengthening these skills, we will be better equipped to understand concerns, encourage meaningful conversations and help people find solutions that work for everyone involved. Addressing issues early can help prevent disputes from escalating and support more positive outcomes for tenants and communities.

Our commitment to mediation is reflected in our Anti-Social Behaviour Strategy, which promotes mediation as an effective way to help tenants resolve disputes. By encouraging communication and helping neighbours work towards shared solutions, mediation can strengthen relationships and improve community wellbeing.

Investing in our staff development helps us provide better support to tenants and communities. Through initiatives like this training programme, we continue to promote positive conflict resolution and support stronger, more connected neighbourhoods.

Quality Housing



Housing stock enhancement programme: Investing in homes

In support of the national housing strategy, Delivering Homes, Building Communities , we commenced a comprehensive programme of stock condition surveys in February last year. The surveys are providing the evidence needed to plan investment, prioritise works and maintain the quality and sustainability of our housing stock.

The programme was initially piloted within the Rathfarnham–Templeogue local electoral area. Following the successful completion of the pilot, we extended the surveys to to the Palmerstown–Fonthill local electoral area. Substantial progress has been achieved this year across Lucan and Tallaght South.

The next phase of the programme is now underway, with notification letters being issued to more than 3,000 households within Tallaght South. Surveys in this area are expected to be completed by early 2028.

The surveys will help us move from mainly responding to problems as they arise to planning repairs and replacements in advance. We will use information about the conditions of each home to decide what work is needed and when it should be done. To date, almost 4,000 surveys have been completed providing a detailed picture of the condition of council homes and help us understand the amount of work needed and when it will be required.

The housing stock enhancement programme will support the phased replacement and upgrading of key components, including kitchens, bathrooms, heating systems, electrical installations, and fascia and soffit elements. Funding has been included in our 2027 budget to start this work. Recent increases in council rents will also be utilised to help fund the programme, ensuring that the additional income collected is reinvested directly in the maintenance and improvement of council homes. This investment will improve housing quality, enhance tenant comfort and safety, and support the long-term sustainability of our housing stock.

To support the effective implementation of the programme, we are recruiting additional staff to establish a dedicated housing stock investment team.
The team will manage the planning, procurement, delivery and monitoring of works, helping to ensure that investment is targeted effectively and that the programme is delivered in a coordinated and timely manner.

The survey data will also help inform other planned maintenance programmes, including window and external door replacement; fire detection and alarm replacement and upgrade works; Energy Retrofit programme. This evidence-based approach will enable available resources to be directed to the homes and components with the greatest need, improving value for money and providing tenants with a more consistent maintenance service.

After the surveys in the Tallaght South area are completed, the programme will continue in Clondalkin and Tallaght Central, before finishing in Firhouse–Bohernabreena. The current survey contract is scheduled to end in 2028, completing the first full cycle of stock condition surveys.

As asset renewal works are completed, records will be updated to reflect the improved condition of each property. This information will allow future investment requirements to be planned based on the expected lifecycle of individual assets.



A Thriving Economy



Trails and conservation works enhance Dublin mountains experience

Exciting progress is continuing across the Dublin Mountains, with significant developments underway at two of the area's most important heritage and recreation destinations. Major trail improvements are advancing in Massy's Wood, while conservation works are due to commence this month at the historic Hell Fire Club.

Trail development in Massy's Wood is enhancing access throughout this unique woodland environment. Conservation works at the Walled Garden have been completed, and one of the longest trails in Massey's Wood is now completed and open to visitors. Works have also commenced on the remaining pedestrian and equestrian trails, improving connectivity across the woodland. These upgrades will provide enhanced opportunities for all to experience the natural beauty, biodiversity and rich heritage of Massy's Wood.

Meanwhile, conservation works are due to commence this month at the Hell Fire Club building. The project includes the restoration of the historic hunting lodge, conservation of its stonework, and improvements to visitor safety and access. All works are anticipated to be completed within 6-9 months. Together, these projects support the delivery of our tourism strategy, making a notable contribution to the provision of recreation, heritage and tourism infrastructure.

Le Chéile art exhibition

Creativity, collaboration and community came together at Le Chéile, the first exhibition by the South Dublin Art Collective, held at The Old Courthouse, Rathcoole. Supported by our Local Enterprise Office (LEO) through the South Dublin Creative Economy Network (SCENE), the exhibition provided a platform for local artists to showcase their work and connect with the public.

The exhibition brought together 14 artists from a range of backgrounds and creative disciplines. Its title, Le Chéile, meaning "together" in Irish, reflected the collective spirit of the exhibition and celebrated the cultural diversity of our creative community.

The exhibition officially opened with a public launch event on 25 September and remained open until 1 October. Visitors had the opportunity to meet members of the collective and explore a diverse range of artwork. Furniture provided by Vision Ireland helped create a welcoming and accessible exhibition space. It concluded with a special Meet the Artists event, giving visitors a further opportunity to learn about the inspiration and stories behind the artwork. The event also raised €430 for Vision Ireland, supporting the organisation's ongoing work in the community.

Featured artists included Emma Higgins, Mim Cassidy, Rachel McDermott, Sandy Williamson, Sharon Casey, Ekaterina Kennedy, Linda Proudfoot, Margaret Farrell, Donna McGee, Dana Sorokina, Elaine Watters, Gwen Léost Kane, Lisa Simpson and Oxana Gorbunova.

The collective's founders, Mim Cassidy and Lisa Simpson, acknowledged the support they received, including training programmes, grant assistance and business development opportunities.





Celebrating 20 years of National Women's Enterprise Day

More than 320 entrepreneurs, business owners and aspiring founders came together at the Talbot Hotel, Stillorgan on 15 October to celebrate National Women's Enterprise Day.

The Dublin regional event was delivered by the four Dublin Local Enterprise Office's (LEO's) and highlighted the support available to women starting and growing a business.

Hosted by Anna Daly, the event provided a full day of inspiration, learning and networking. The keynote address was delivered by Jennifer Rock, founder and CEO of The Skin Nerd, who shared her experience of building and scaling a successful business.

A highlight of the event was a panel discussion featuring four business owners who have received support from their respective LEOs. Sofie Rooney of Chimac, Dervla Arthurs of Snugabugz, Áine Devlin of ExamRevision and Mags Morgan of Mizz Rio shared their experiences of starting and growing a business. They spoke openly about the challenges they faced, the lessons they learned and the opportunities they created along the way. Their insights offered practical advice and encouragement for anyone considering their own business journey.

Attendees also took part in interactive networking sessions led by Danica Murphy of Prism. Representatives from Enterprise Ireland, Revenue, Microfinance Ireland, the Department of Social Protection, Southside Partnership, IADT and NovaUCD were also available throughout the day to provide information on the supports and services available to entrepreneurs and small businesses.

This year's event also marked the 20th anniversary of National Women's Enterprise Day, recognising the significant contribution women-owned businesses make to the Irish economy. Following the announcement at the close of the event, we are delighted to host next year's Dublin regional National Women's Enterprise Day event.





Supporting safe communities this Halloween

Our estate management and maintenance teams were active in our communities to ensure a safe and environmentally friendly Halloween celebration.

Halloween can be a very challenging time for communities through the illegal collection and burning of waste on Halloween bonfires. In the lead-up to Halloween, we liaised with An Garda Síochána, residents' associations and community groups to proactively identify dumped or stockpiled bonfire materials on council properties.

Our teams actively monitored for such materials and arranged for their prompt removal, which included 25 truckloads of bonfire material, equating to approximately 13 tonnes.

This proactive approach improved community safety by reducing fire hazards, limiting the risk of injury and damage to homes and public spaces, and helping residents feel safer in their neighbourhoods during the Halloween period.

We also supported several local events, including a week of activities throughout the North Clondalkin area, Halloween disco, and other events in Balgaddy, pumpkin carving in Kilcronan and Halloween parties in Tymon North, Bawnlea and Glenshane.

Urban speed limit review

A comprehensive Urban speed limit review, a major road safety initiative designed to create safer streets and more liveable communities has recently concluded. Following detailed technical assessments, engagement with elected members, statutory consultations and a public consultation process, the proposed 'Special Speed Limit Byelaws 2026' introduce a more consistent and evidence-based approach to speed management.

Key speed limit changes include the expansion of 30 km per hour speed limits in residential areas, village centres and locations that are in close proximity to schools, informed by both technical assessments and public feedback.

The review supports improved road safety, particularly for pedestrians, cyclists, schoolchildren and other vulnerable road users while also supporting active travel and healthier communities.

Subject to adoption, the new byelaws will come into effect on 31 March next year.



A Better Place



Open House Dublin

The Irish Architecture Foundation's annual festival of architecture took place from 10 to 18 October. The festival brought more than 200 free events to Dublin city and county, inviting the public to explore architecture, neighbourhoods and the built environment through tours, talks, workshops and conversations.

This year's programme focused on community projects and highlighted the breadth of public architecture and regeneration currently underway. A number of our projects were opened to the public, providing opportunities to explore completed buildings and projects in development, and to hear directly about their design, delivery and contribution to local communities. The programme also provided access to aspects of these projects that would not normally be open to the public.

Events and projects this year included Reimagining Play at Parthalán Place, an interactive family workshop at Rua Red delivered by our architects and planning staff in partnership with the Irish Architecture Foundation and Places of ARCture. At Tallaght Library, an Open Table Conversation with housing and urban design expert Lorcan Sirr brought local people together to share their experiences, local histories and aspirations for their neighbourhoods. Visitors also had opportunities to explore local architecture through a guided tour of Tallaght Stadium, including the North Stand and behind-the-scenes team and media facilities, and a public tour of the recently completed Lucan Leisure Campus and its swimming facilities. At The Castle Stables and Courtyard in Rathfarnham, a guided tour explored the regeneration of the historic stable yards, outbuildings and Cromwell's Fort beside Rathfarnham Castle.

Winter service plan

Our Winter Service Plan commenced in October and will run until April next year. The plan has been prepared to respond to severe weather events that may arise during this period.

Our primary winter maintenance operation is the treatment of roads through salting. We have seven salting routes that provide coverage of approximately 300km of carriageway. A number of distributor roads in the Adamstown area have been taken in charge over the past 12 months and have been incorporated into the treatment routes.

In addition to treatment routes, we have over 100 salt bins at convenient locations, making it easier for residents to treat local roads or footpaths that are not included in our treatment routes. Further information about treatment routes and salt bin locations is available at sdcc.ie.

Our crews are trained to operate in challenging weather and driving conditions. Their dedication and hard work are vital for the successful delivery of this service.

Neilstown district centre enhancement project

As part of the Village and District Centre Enhancement Programme, the enhancement project at Neilstown aims to improve the public realm within the district centre by creating a people first, accessible and welcoming district centre. The scheme will enhance the public realm by prioritising pedestrian movement and improving the overall quality and functionality of the district centre.

The proposed scheme includes a new pedestrian street, revised parking arrangements, improved school drop-off and pick-up facilities, public realm and placemaking enhancements, Sustainable Urban Drainage Systems (SuDS), sports and play facilities, and upgraded public lighting. The project also seeks to improve connectivity and rebalance the use of public space to better accommodate pedestrians and other users.

Funding of €2.1 million has been secured for the project under the Towns and Cities Investment Regeneration Fund. Additional funding will be provided through our capital programme.

Public consultation on the Neilstown district centre enhancement project commenced on 23 October and will remain open until 6.00pm on 4 December. Plans and particulars are available for inspection online at sdcc.ie

Connected Communities



Christmas markets are back

Our Christmas markets return to four locations this festive season, bringing opportunities to shop local, enjoy seasonal entertainment and celebrate with family and friends.

Provision is made in our budget each year to fund these markets which supports local businesses and brings people together. Set in some of our most popular public spaces, the markets offer a welcoming setting for communities to enjoy the build-up to Christmas, browse unique gifts, enjoy festive food and entertainment, while supporting local businesses. Each market will showcase a mix of local traders, artisan food producers, craft makers and street food vendors.

The programme begins at Parthalán Place on 27 November, when Mayor Timmons will switch on the Christmas tree lights. The festivities continue beside Clondalkin Civic Offices on 28 November, at Lucan House on 6 December and at Rathfarnham Castle Park on 12 December.

Comhairle na nÓg leads dialogue on nitrous oxide use

Young people are helping to raise awareness of the risks associated with nitrous oxide use through a research and engagement project led by South Dublin Comhairle na nÓg.

The issue was selected as the priority topic at the 2025 Annual Youth Conference and became the focus of the group's work programme the following year. Over the course of the project, members met with professionals from the health, youth and community sectors, carried out research and gathered views through a public survey to better understand the impact of nitrous oxide use on young people and local communities.

Using this research, members developed and delivered presentations outlining their findings and recommendations. They shared their work with council staff, elected members, youth services and community organisations, helping to encourage discussion and increase awareness of the issue. The project also led to invitations to present their findings to wider audiences.

Alongside this work, members attended a number of important local and national events, including Dáil na nÓg 2026 and a visit to Áras an Uachtaráin. These experiences provided opportunities for young people to engage in civic life and ensure their voices are represented at local and national level.
The project highlights the value of involving young people in discussions about issues that affect their lives and communities. Through research, collaboration and informed advocacy, members of South Dublin Comhairle na nÓg demonstrated leadership, commitment and a strong sense of social responsibility.

Their work shows the positive contribution young people can make when they are given meaningful opportunities to participate in decision-making. By sharing their perspectives and experiences, they are helping to build safer, healthier and more inclusive communities for everyone.



Connected Communities



Community Endeavour Awards

Nominations for this year's Community Endeavour Awards highlight the dedication and commitment of volunteers, groups and organisations making such a positive difference in local areas.

The nominations recognise a wide range of projects and initiatives that support community development, health and wellbeing, environmental action, heritage, social inclusion and youth engagement. These efforts strengthen communities and improve the quality of life for residents.

The high standard of entries shows the commitment of people and organisations who give their time, skills and energy to support others and respond to local needs. Their work helps build stronger connections, supports community life and contributes to social, cultural and environmental wellbeing.

Shortlisted nominees and award winners will be recognised at the Community Endeavour Awards ceremony on 3 December, where their achievements and contributions will be celebrated.

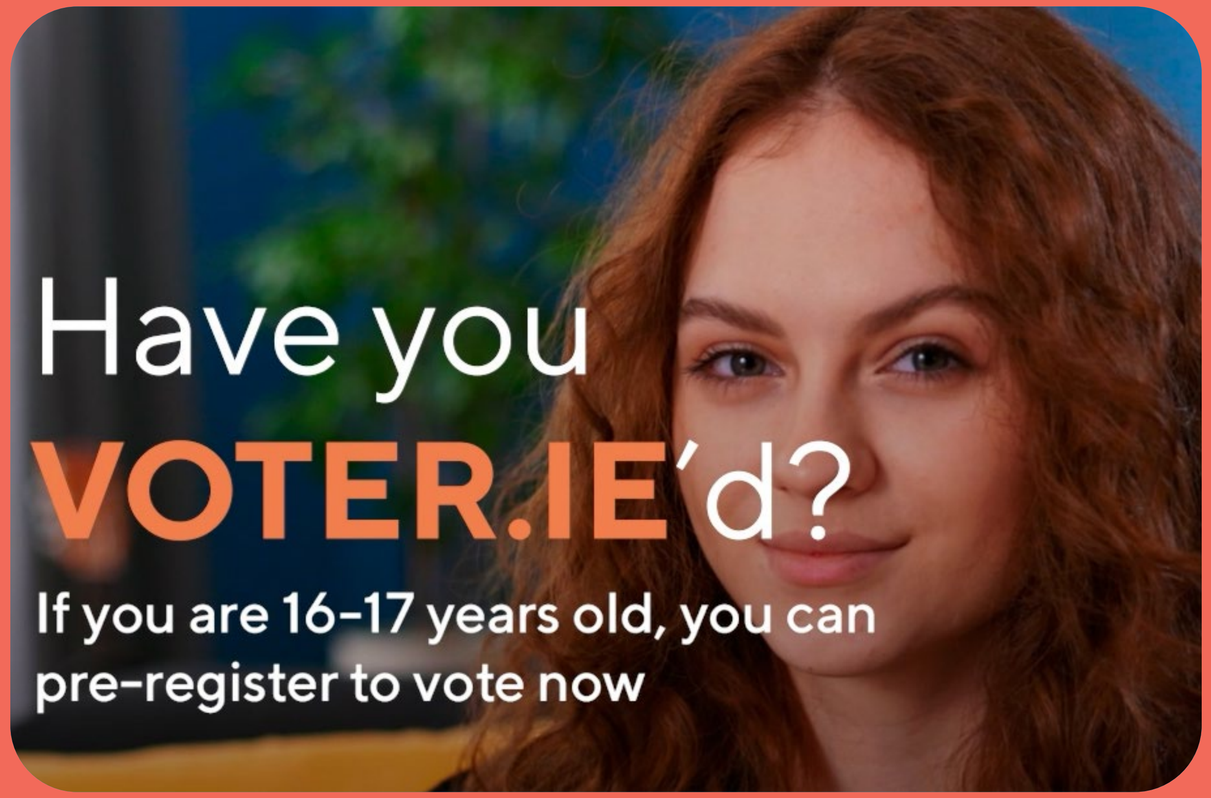
Thank you to everyone who submitted a nomination and to the many volunteers, community groups and organisations whose ongoing work continues to have a positive impact in our communities.

Voter.ie rolled out across all local authorities

For the first time, all local authorities are managing and maintaining the electoral register through a single integrated national system, which will encourage more accurate electoral registers. Residents are being encouraged to check and update their details on the electoral register through Voter.ie, the State's new online electoral registration platform, which is now live nationwide. The four Dublin local authorities have used this system since 2018.

Voter.ie replaces CheckTheRegister.ie and provides a quicker and more streamlined way for people to register to vote, update their details or confirm that their information is correct.

You can now use Voter.ie to check whether you are registered to vote, update your name, address or other personal details, register to vote and access electoral registration forms and information. The new system supports online registration using MyGovID and PPSN verification, while paper application forms remain available for anyone who prefers or requires them.



Cultural Richness



Lighting of Ely Arch

Ely Arch is a well-known landmark on Dodder Park oad in Rathfarnham. Built in 1771 as an entrance to Rathfarnham Castle, it now serves as a symbolic gateway to South Dublin County from Dún Laoghaire-Rathdown.

As part of the recent Public Realm upgrade works at the Arch, infrastructure was installed to facilitate architectural lighting. Building on this investment, our public lighting team completed the installation of a smart LED floodlighting scheme during the summer.

The scheme enhances the visual appearance of the Arch while also contributing to the night-time amenity of the local area.

Our public lighting team worked closely with Conservation and Heritage Officers to carry out a comprehensive ecological assessment of the Arch and its surrounding environment, with the findings incorporated into the final design.

Hosted by Mayor Timmons, the official switch-on event took place on 27 October and was well attended by residents, who enjoyed a Samhain/Halloween-themed light display and refreshments provided by a local food vendor.



International rugby at Tallaght Stadium

Tallaght Stadium hosted its first Women's International rugby match on 20 September, welcoming Ireland Women and USA Women to the venue. Part of the inaugural WXV Global Series, the fixture was another positive step in the growing profile of women's sport in Ireland.

Ireland began their autumn campaign against a competitive USA side in front of a lively atmosphere. For local supporters, it was an opportunity to enjoy international rugby and be part of a memorable first for Tallaght Stadium.

The fixture also demonstrated the stadium's versatility and its growing reputation as a venue capable of hosting major international competitions across different sports.





Cultural Richness



Review of the Red Line Book Festival

The Red Line Book Festival, which ran from 12 to 18 October, celebrated its 15th anniversary this year, delivering another successful and ambitious programme of literary, cultural and family events. Many author talks, performances and workshops sold out in advance, demonstrating the continued demand for high-quality cultural programming.

This year's programme featured an impressive line-up of Irish and international writers, including Cecelia Ahern, Sarah Waters, Sophie Hannah, Louise O'Neill and Miriam O'Callaghan. Events were hosted in libraries and cultural venues including the Civic Theatre, Rua Red, Priory Market and Áras Chrónáin, offering residents access to a diverse range of literary and artistic experiences close to home.

Local talent played a role in the programme with Tallaght writer and performer Emmet Kirwan attracting a large audience at the Civic Theatre, while Senator Lynn Ruane's conversation with bestselling author Louise O'Neill was among the festival's standout events. Another notable success was the inaugural Red Wine and Crime event at Priory Market, which proved extremely popular and introduced an engaging new format to the festival programme while successfully showcasing one of its newest venues.

Alongside the headline author events, the festival featured poetry events in Aon Scéal Café, songwriting performances in Áras Chrónáin and creative workshops in libraries. A particular highlight was Reel Flamenco, a specially commissioned performance supported through Ireland's EU Presidency programme, which delighted audiences with its energetic fusion of flamenco dance and Irish traditional music.

The free Family Fun Day on Saturday, 17 October, was a particular highlight, attracting more than 2,500 visits across Parthalán Place, Tallaght Library and the Civic Theatre. With a wide range of performances, workshops and family activities on offer, the event created a vibrant atmosphere in Tallaght and provided an accessible cultural experience for families from across the county.

Audience feedback was overwhelmingly positive. Attendees praised the quality of speakers, interviewers and performers, the welcoming and inclusive atmosphere of events, and the professionalism and friendliness of festival and library staff. Many people highlighted the value of having nationally and internationally recognised authors available locally, while others commended the accessibility, affordability and variety of the programme.



Review of the Red Line Book Festival











Safety and wellbeing seminar

Staff from across the organisation came together on 20 October for our annual Safety and Wellbeing Seminar in the Civic Theatre. The event focused on supporting staff wellbeing through practical advice, personal experiences and information on the supports available to employees.

We were delighted to welcome two guest speakers, Luke Loughlin and Niall Moyna.

Luke Loughlin, an inter-county footballer with Westmeath, spoke openly about his journey to recovery from addiction. He shared his experiences of overcoming alcohol, drug and gambling addiction and reflected on the challenges he faced. Now five years sober at age 30, Luke uses his story to encourage others and promote positive wellbeing. Professor Niall Moyna, professor of clinical exercise physiology at Dublin City University, delivered an engaging presentation on fitness and healthy ageing. He explained how making healthy lifestyle choices can help us stay healthy, active and independent for longer.

We also welcomed Jonathan Cody from Lena by Inspire, who provided an overview of our new employee assistance service. The service is available to all staff and family members aged 16 and over.

Thank you to everyone who attended and helped organise the event, as well as our wellbeing champions, who supported the seminar throughout the day.

Accessibility Week

Creating communities where everyone can participate, belong and live independently is at the heart of this year's Accessibility Week.

As part of Accessibility Week, we will host a consultation event, Your Place, Your Community: Building Inclusive Communities and Supporting Independent Living, at Tallaght Stadium on 2 December. The event marks both International Day of Persons with Disabilities and our annual Accessibility Week.

The event will also mark the official launch of our Disability Advisory Board. Since its establishment, the board has supported our work through accessibility audits and by providing guidance on initiatives that improve the lived experience of disabled people in our communities while also ensuring disabled people have a meaningful voice in local decision-making.

The consultation will bring together disability organisations, service providers, the HSE, local and national agencies, elected members and people with lived experience of disability. It will provide an opportunity to discuss the barriers that affect participation, access and inclusion, while exploring ways to strengthen independent living and community-based supports.

Throughout the day, participants will hear from people with lived experience, representatives from disability organisations and professionals working to support independent living and community inclusion. Through panel discussions and facilitated conversations, participants will explore what supports people to live independently, the challenges that remain and the actions needed from local authorities, public services and community partners to build more inclusive communities.

The feedback gathered during the event will inform a post-event report and contribute to the development of our Equality, Diversity and Inclusion Strategy, helping us shape future actions that support accessibility, inclusion and independent living.



County Matters



Variation No. 2 to the South Dublin County Development Plan

Variation No. 2 to the South Dublin County Development Plan was made following its consideration by the Elected Members at the Special meeting of the Council held on 20 October.

The Variation was prepared in response to the revised housing growth requirements set out in the National Planning Framework and the associated NPF Implementation: Housing Growth Requirements Guidelines (2025).

Through a detailed and evidence-based review of existing housing capacity and future housing needs, the process identified additional lands for residential zoning.

The proposed variation was placed on public display between February and March this year and generated significant public engagement, with 2,678 submissions received during this stage of the process.

Following the making of material alterations to the proposed Variation, a second period of public consultation was undertaken between July and August, during which 1,710 submissions were received. All submissions were reviewed at both stages and the issues raised were summarised thematically under the relevant proposed amendments and material alterations.

The Variation provides sufficient residential land capacity to meet our revised baseline housing requirement and facilitates additional capacity above that requirement, approximately 40% additional provision above that baseline.

This significant additional provision will provide flexibility and options within the housing land supply, recognising that not all zoned lands will be activated or developed. The outcome therefore places South Dublin County in a strong position to respond to housing demand, support housing delivery and provide greater certainty in meeting the needs of a growing population.





Official opening of Lucan leisure campus

Lucan Leisure Campus was officially opened by Mayor Timmons on Tuesday 12 October, marking the completion of a major investment in modern, accessible sport and leisure facilities for Lucan and South Dublin.

The official opening was attended by Emer Higgins TD, Minister of State attending Cabinet with special responsibility for Disability, Charlie McConalogue, Minister of State with responsibility for Sport and Postal Policy who both spoke at the event along with Colm Ward, Chief Executive of SDCC and Gar Holohan, Executive Chairman at our operating partners Aura Leisure. Also present were Councillors Caroline Brady, Joanna Tuffy, Liona O'Toole, Vicky Casserly and Helen Farrell, along with Shane Moynihan TD, and Paul Gogarty TD and long-time campaigner for the pool, Sandra Whelan and former councillor Eamon Tuffy.

The new campus brings together swimming pools and an upgraded leisure facility, providing opportunities for people of all ages and abilities to swim, exercise and take part in sport and recreation throughout the year. The wider leisure facility includes a fitness gym, exercise studios, sports hall, sauna and steam room, changing facilities, crèche and reception. Aura Leisure has been appointed as operator of the facility.

The project received €3.8 million in Government funding through the Department of Culture, Communications and Sport. It was one of 53 swimming pool projects completed under the Local Authority Swimming Pool Programme, demonstrating the value of collaboration between local and national government in delivering high-quality community infrastructure.

Sustainability was an important part of the development. The purpose-built pool building was designed to meet the Nearly Zero Energy Building directive, incorporating high standards of energy conservation in both its design and operation.

The completion of Lucan Leisure Campus provides an important new community amenity that will improve access to swimming and physical activity, support health and wellbeing and provide high-quality recreational facilities for residents, schools, clubs and community groups.



Finance Report

Billing & Collection Report @ 23 October 2026

Billing	Arrears 31 Dec 2025	Budget 2026	Billed	Receipts /Credits	Arrears	% of billed income
Commercial Rates	€11,192,282	€157,614,100	€163,796,556	€152,201,101	€22,787,737	93%
Housing Rents	€7,802,151	€42,547,400	€35,701,339	€35,662,224	€7,841,266	100%
Housing RAS Rents	€1,201,981	€2,315,500	€1,897,417	€1,784,412	€1,314,986	94%
Cash Receipts	**Arrears 31 Dec 2025**	**Budget 2026**	**Billed**	**Receipts /Credits**	**Arrears**	**% of budget income**
Planning Fees	n/a	€1,110,000	n/a	€759,263	€0	68%
Fire Certificates	n/a	€450,000	n/a	€664,662	€0	148%
Parking Fees	n/a	€803,000	n/a	€732,441	€0	91%
Uisce Éireann	€91,652	€1,759,400	€2,260,096	€2,138,469	€213,279	122%
	€20,288,066	€206,599,400	€203,655,408	€193,942,573	€32,157,268	94%

Finance Report

Debt Analysis - Social Housing Rent Accounts			
Category	**Number**	**Amount**	**%**
No arrears	6,665	-€3,068,472	60%
0-6 weeks	1,941	€442,205	18%
7-12 weeks	450	€382,102	4%
13-18 weeks	263	€355,375	2%
19-24 weeks	199	€410,541	2%
25-52 weeks	581	€1,888,594	5%
1 - 2 years	455	€2,532,950	4%
> 2 years	480	€4,897,972	4%
Total	**11,034**	**€7,841,266**	**100%**

Debt Analysis - Commercial Rates Accounts		
Category	**Amount**	**%**
Current	€14,762,831	**65%**
>1 year	€2,125,045	**9%**
>2 years	€1,511,661	**7%**
>3 years	€1,081,871	**5%**
>4 years	€950,113	**4%**
>5 years	€487,911	**2%**
>6 years	€42,627	**0%**
>7 years	€1,825,677	**8%**
Total	**€22,787,737**	**100%**

Red Line Book Festival - Lightsabre dueling



NZEB and Retrofit mobile training unit



Cyber security month at Saggart Citywest CNS



Cyber security talk at County Hall



Red Line Book Festival - KPop Demon Hunters at Tallaght Library



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