

**MINUTES OF THE ADAMSTOWN SDZ
STEERING GROUP MEETING**

Grange Castle Facilities Management Building – 21st June 2005

Attendance:

Councillors

D. Keating F. McCarthy
E. Tuffy

Stat. Agencies

Paula Nerney Department of Education & Science
Fergal Lalor Iarnrod Eireann
John McCusker Health Service Executive
Derry O'Leary Dublin Bus

Apologies for inability to attend from the Dublin
Transportation Office

S.D.C.C.

Kieran Kennedy Director of Planning - Chairperson
Paul Hogan SDZ Project Manager
Fionnuala Lennon SDZ Project Planner
Hugh Hogan Senior Executive Officer
Eddie Conroy Senior Architect
Tom Moyne Senior Engineer
T. Behan Staff Officer
Liz Miller Assistant Staff Officer

1. Introduction

John McCusker from the Health Service Executive introduced himself to the Steering Group and said he was standing in for Enda Halpin.

2. Minutes of Previous Steering Group Meeting (15th March, 2005)

The Minutes of the meeting of the Adamstown Strategic Development Zone Steering Group held on the 15th March 2005 were noted.

3 Project Update

• **Monitoring**

Paul Hogan said the South Dublin County Council SDZ Team are continuing to monitor on site the implementation of the Planning Scheme. Castlethorn Construction is on site at present and construction has commenced on approximately 75 units.

- **Communication/Liaison**

The Adamstown Website www.adamstown.ie is continuing to be updated on a regular basis and includes updates on planning applications etc. A new version of the website is almost complete and will go live shortly. The Project Team continues to meet regularly with the developers to address issues relating to the implementation of the Planning Scheme. The Community Liaison Strategy will be revised over the summer and an updated version presented to the next meeting of the Steering Group.

- **Planning Applications**

A decision is awaited from An Bord Pleanála on the New Link Road between Adamstown and the Outer Ring Road. The appeal was lodged with An Bord Pleanála on the 24/03/2005 and a decision is expected by the 28/07/2005. There is a current planning application from Maplewood for mixed residential development south of Hillcrest Estate consisting of 270 residential units. Additional information has been requested.

- **Support Strategies**

- i. **Sustainable Energy Issues**

As requests at the previous Steering Group meeting, Fionnuala Lennon presented a [Report on feasibility study into sustainable energy measures for Adamstown1.doc](#) into sustainable energy measures for Adamstown.

- ii. **Civic Centre**

[A paper regarding](#) development of a brief for the Adamstown Civic Centre was presented by Fionnuala Lennon.

John McCusker of the Health Service Executive, advised that they would prefer to locate the Health Centre for Adamstown in the District Centre. Paul Hogan understood that to be the case and was aware that Enda Halpin has been involved in discussions with the Developers.

- iii. **Enterprise Centre**

To develop a model for Enterprise Centre(s) in Adamstown a group has been set up to include the County Enterprise Board and Lucan 2000. A proposal had recently been presented to the Adamstown Developers to set up an Enterprise Centre incorporating an Outreach Centre involving IT Tallaght and Maynooth University.

The Developers have indicated that they are open to investigating the concept further.

Councillor Eamonn Tuffy welcomed the Outreach Centre and suggested that the same people who run the Enterprise Centre would run it. Paul Hogan advised that it was envisaged that both would be self-financing and potentially could be managed by Lucan 2000.

iv. Social & Affordable Housing Strategy

Fionnuala Lennon advised that the draft strategy for social & affordable housing is nearing completion. Councillor Fintan McCarthy requested the opportunity to see the Strategy and enquired with regard to Social and Affordable housing what input the Councillors would have in each phase. Kieran Kennedy replied that the overall programme laid down in the Housing Strategy was agreed by the Council that there is a legal requirement on the criteria that each Developer has to meet.

v. Cycle Links Strategy

The Adamstown Team has been working on the development of a Cycle Links Strategy to ensure that Adamstown is pedestrian and cycle friendly. Work on the Strategy is nearing completion. Cllr F McCarthy requested the opportunity to see the Strategy and enquired if the cycle lanes would be shared with buses, Fionnuala Lennon replied that the Cycle lane network is more extensive than the bus lanes and that a variety of cycle link designs were proposed to address different circumstances.

- ***Developer initiatives***

The Developers are preparing a Design Guide for Adamstown to ensure that a quality public realm is delivered through out the development. A number of workshops have taken place between the Council and the Developer's consultants who are preparing the Design Guide. The Developer is likely to complete a draft of the Design Guide over the summer.

4. Reports on Negotiation with Developers - Updates on: -

- **Railway Station**

Fergal Lalor, Iarnrod Eireann - the Railway Order is almost ready and they are confident of getting the Boards of Irish Rail & CIE to approve the Railway Order Application in mid July. Legal meeting has been arranged with the developer next month to conclude all matters. Programme of works for the Railway Station and the four tracking of the railway line have been approved by Iarnrod Eireann.

Work to commence on site late summer 2006, complete phase 1 of station by end of 2006 and complete to Phase 5, which would have a capacity of 1000 passengers at peak time by end of 2008.

Derry O'Leary enquired if Iarnrod Eireann were doing the work themselves and Fergal Lalor replied that the design would be prepared by the Iarnrod Eireann design section.

Fergal Lalor said that his involvement with the project was over and that he was leaving Iarnrod Eireann next week. Kieran Kennedy thanked him for all his work and excellent job he had done and congratulated him on his new position. Councillors McCarthy and Tuffy concurred with Kieran Kennedy remarks.

- **QBCs/Bus**

Derry O'Leary Dublin Bus said that he had met with the agents of the Developers to agree timetable and targets for level of services and would like to incorporate these into a formal contract. The Developers want bus services to be provided early. This will form part of the City Bus network. Dublin Bus will put in licence application to seek permission to run these in due course. A review of bus services in the area will take place over the next 3-4 months.

- **Roads**

Paul Hogan said that work on improving the R120 Newcastle Road was due to start. The issue of the Compulsory Purchase Order has been resolved and only a slight area of ground is disputed. Hugh Hogan said with regard to the transfer of title for land opposite Finnstown House that the final details have not yet been agreed but that it was anticipated that this would be resolved next week. Both valuers are in discussions with a view to reaching an early settlement.

Councillor F. McCarthy queried what the present position was regarding the Link Road and Kieran Kennedy replied that a decision from An Bord Pleanala on the appeal was expected before the end of July.

- **Schools**

Paula Nerney, Department of Education and Science said that a master plan and access strategy is being developed for the large school site and that they were in discussion with the developer and were happy with the level of co-operation they have received. The next stage is to discuss the master plan with the Planners in SDCC. The target date for completion of the first School is September 2007.

- **Future Planning Applications**

Paul Hogan said that Castlethorn Construction are investigating options for the area of Adamstown between the District Centre and the Link Road. This is dependent on the outcome of the Link Road appeal. Maplewood Homes have been requested to submit additional information for residential development at Airlie Stud and this is expected shortly.

5. Project Schedule & Work Programme 2005

Implementation of the work programme for the Adamstown Team is progressing well and is on schedule as far as possible.

6. Confirmation of date of next meeting

The next meeting of the Adamstown SDZ Steering Group will be held at 2.30 on Tuesday 20th September 2005 in the Civic Offices in Clondalkin.

7. Any Other Business

Tom Moyne confirmed that the Lucan High Level Water Scheme had been approved. Also that work on drainage issues relating to Adamstown was progressing and that the design of the Tobermaclugg Pumping Station was under discussion.