

**Minutes of the Ordinary Meeting of the Municipal District of Bray held in the Council Chamber,
Town Hall, Bray on Tuesday 2nd February 2016 at 7.30 p.m.**

Present:
Councillor Joe Behan,
Councillor John Brady
Councillor Christopher Fox
Councillor Steven Matthews
Councillor Oliver O'Brien
Councillor John Ryan
Councillor Brendan Thornhill
Councillor Pat Vance

Also present:
Mr. Des O'Brien, Director of Services

Mr. David Forde, District Administrator
Ms. Triona Irving, Administrative Officer
Mr. Liam Bourke, District Engineer
Ms. Christine Flood, Senior Executive Officer Wicklow County
Council

Absent

Apologies:

A Vote of Sympathy was extended to the families of Pat Cunningham our colleague, Jim Lynch, Gus Cash, Maura Browne who had recently passed away. A minute's silence was observed, as a mark of respect.

1. Confirmation of Minutes of the Ordinary Meeting dated 5th January 2016.

Councillor Steven Matthews proposed confirmation of the minutes of the Ordinary Meeting of the Municipal District of Bray dated 5th January 2016 and Councillor Joe Behan seconded the proposal.

2. To Endorse the County Wicklow Local Economic and Community Plan 2016-2022 (LECP)

Christine Flood, Senior Executive Officer, Wicklow County Council made the following presentation to the members

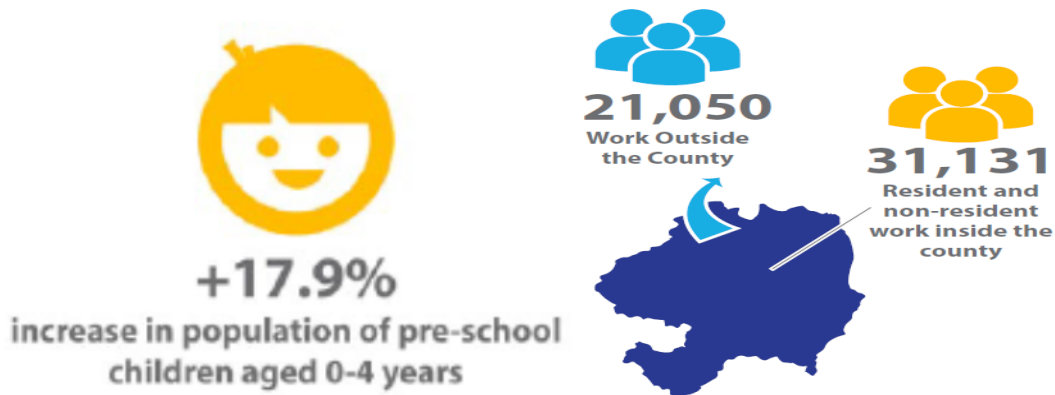
COUNTY WICKLOW

LOCAL AND ECONOMIC PLAN 2016 TO 2022

LG Reform Act 2014

- Stronger role for local authorities in Community and Local Development
- Establishment of LEOs
- Economic Development is a mainstream activity
- The making of LECPs as a reserved function of the elected council of the LA
- Economic elements of the LECP to be developed by the SPC for Economic Development and Enterprise

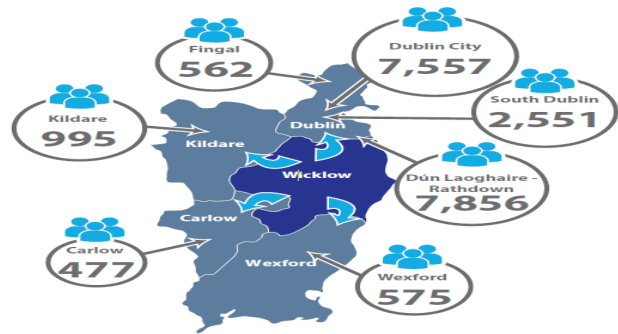
- Community elements of the LECP to be developed by the LCDC
- Consultation with the Regional assemblies, Municipal districts members and the general public
- **Wicklow Local Economic and Community Plan (LECP)**
- **2016-2022**
- *This Local Economic and Community Plan (LECP) will position Wicklow as a county prepared to harness its many unique physical, natural and human resources, in order to improve the quality of life for all who live, work and visit the county, as the county moves into the future with confidence.*
- Vision High Level Goals Objectives Actions



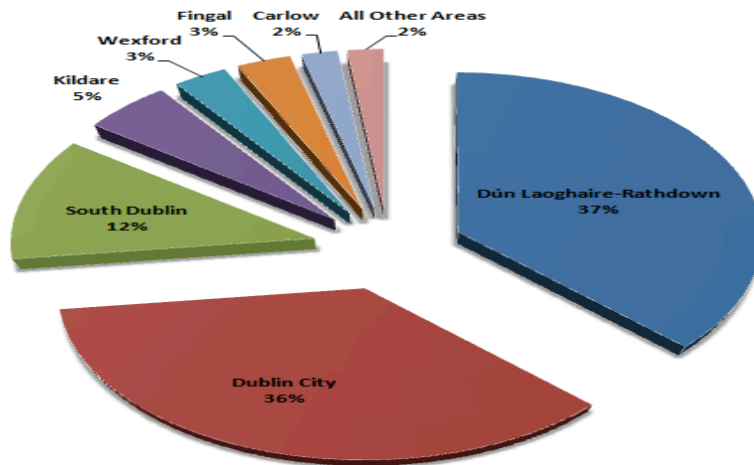


27%
of people are living
in rural areas

This is a decrease from
36.2% in 2006



Place of employment of Wicklow residents



- **OUR VISION FOR WICKLOW**
- "Our Vision is for a county which provides a high quality of life and well-being for all; values socially inclusive urban and rural communities; is driven by a dynamic and innovative economy; promotes and prioritises sustainable development and protects and enhances the county's unique and rich natural and cultural heritage".

HIGH LEVEL GOALS 1 - 5

Goal 1: Develop Community capacity in disadvantaged communities and engage in urban regeneration and rural development

Goal 2 Promote active citizenship and public participation to improve governance, participation and enrich decision making

Goal 3 Develop targeted and integrated supports for vulnerable and disadvantaged groups

Goal 4 Support local communities in innovation, entrepreneurship, micro-enterprise and social innovation

Goal 5 Support training and labour activation measures based on analysis of employment trends and the skill needs of employers.

HIGH LEVEL GOALS 6 – 10

Goal 6: Develop infrastructure and measures that are positive and supportive to investment, enterprise innovation and knowledge creation

Goal 7: Sustain existing enterprise and develop quality employment and income opportunities for the wide range of employment needs in the county, with possibilities for reversing commuting patterns

Goal 8: Capitalise on Wicklow's unique attributes and proximity to Dublin market, excellent quality of life, human capital, tourism, landscape, marine, agricultural and forestry resources

Goal 9: Support a shift towards low carbon and climate resilient economic activity, reducing energy dependence and sustainable use of resources and leading in the Smart Green Economy

Goal 10: Harness efficiently the full resources of the County and promote interagency collaboration

Objectives

1. Maximise opportunities for urban regeneration and rural development
2. Build Capacity and social capital across all communities
3. Develop strong representative for in the County
4. The LCDC will provide the strategic direction for the integration of existing services
5. The LCDC will provide representation for additional services and resources where gaps are identified or where new issues arise
6. Establish a strong social and community enterprise sector in the county
7. Address access to education and training to increase life opportunities for all.
8. Support inward investment and promote the creation and expansion of new and existing employment opportunities in the county to drive economic development within the county
9. Support and develop the Wicklow County Campus to allow it reach its full potential as a centre of learning and innovation in the county
10. Support the provision of high quality infrastructure throughout the county that will facilitate and support economic expansion.
11. Enhance and increase the attractiveness of town centres and retail premises across the county.
12. Support the development of micro-enterprise and SME within the county and stimulate expansion of micro-enterprise and SME that facilitates the growth of economic activities, development of innovative sectors, the promotion of business engagement and the creation of new employment opportunities.
13. Harness the county's existing assets and encourage collaborative opportunities and business engagement amongst sectors to develop new markets and initiatives, maximising opportunities for business development and employment creation
14. Promote and direct the tourism development of the County in a sustainable manner that conserves, promotes, protects and enhances the County's natural, built and cultural heritage and derives optimal economic benefit from visitors to the county
15. Capitalise on the immediate and future economic opportunity in the Film and Television Industry and support the expansion of the industry in the county
16. Realise the potential benefits of the county's maritime assets
17. Support the rural economy and promote rural economic diversification
18. Maximise the economic development in the county through improved and strategic branding and marketing
19. Support the development of renewable energy and a low energy future for Wicklow

NEXT STEPS

- Include metrics and targets
- LECP must undergo screening to consider whether a Strategic Environmental Assessment is required.
- It will also require appropriate assessment screening.
- The LECP and feedback from the screening process must then be sent to the EPA
- The LECP will then be submitted to the Regional Assembly.
- Finally it will be presented to Wicklow County Council for approval

The members raised the following points;

- I would like to welcome you back and thank you and your staff for the work you have done on this plan. I refer to goal 7 and objective 8 and wish to point out that we currently

have 3 vacant sites on the Boghall Road. These are the Dell Site, AOSmith Site and Schering Plough Site. To reverse the outward trend we need investment from other agencies such as the IDA.

- I never hear Wicklow being mentioned, what are the IDA's priorities?
- The IDA has a huge role to play; they carried out site visits across the country in 2015 but only visited two sites in Wicklow. They are more interested in other areas.
- Our reputation is so bad; the reason for this is the behaviour of some who run down the county every chance they get.
- We have land that is zoned and ideally located but it is the negativity of some public representatives that is dragging this county down.
- The parochial attitude needs to change.
- We have four T.D.'s representing Wicklow on a national level but no investment.
- We need money, national assistance.
- This county is in competition with every other county in the country, that has produced these plans.
- It is scandalous when we hear that the IDA has only visited twice when we are only 30 minutes from Dublin.
- Do we plan to engage with them or have we already engaged with them?
- I hope that this is not another document that will be put on a shelf to gather dust.
- We need funding in place.
- Goal 1 states 'develop community capacity in disadvantaged communities and engage in urban regeneration and rural development' there was a fantastic scheme to target all of these boxes i.e. the RAPID Programme. Unfortunately it was cut; we need something like this to be put back in place.
- This is a high quality document because of your involvement; it is good to see an evidence based policy at last.
- Goal seven, there are plenty of brown field sites; the M50 is clogged because houses and industry are based in the wrong location.
- Economic development has a lot more to it than the IDA facet; most employment is in small/medium enterprise we need to focus on these. There is over focus on large enterprises.
- I have met with the IDA; it is easier to attract business if you have an existing building ready to go.
- They want turn key premises.
- Business should be located where the road infrastructure is.
- It is important to get a strong message to everywhere we can and try to attract jobs to Wicklow.
- Retail has a huge effect on the amount of jobs; the Florentine Centre is the key and we need to get it right and working well.
- Wicklow has done good work in relation to tourism for example the Parnell event in Rathdrum in conjunction with Coillte.
- Fassaroe development will never get the go ahead until the N11 is sorted.
- Companies want to get out of Dublin, why did they not choose Wicklow because of the negativity negativity negativity dragging the County down.
- Companies have googled Wicklow and have gone elsewhere.
- We have one of the best locations in the country, we have the seafront, we are next to Dublin, the M50.
- Tourism has great potential and the film industry is to the fore.
- We have excellent schools in the area and a great transport system.
- Vacant sites should be looked at.

Christine Flood informed the members that the Local Authority would have limited control on what the owners of vacant sites might do. Businesses are looking for turnkey space. We need to help and encourage business. We have tried to take a holistic approach. We have engaged with the IDA and Enterprise Ireland in recent times. A new person has been appointed to deal with Wicklow; he has a background in technology. The IDA has been very helpful and encouraging. We have been developing a market plan and they have been very helpful with this. Positive marketing is required; we are developing a new website for Wicklow.ie part of which is to attract business. We are supporting the setting up of Town Teams to help regenerate towns. Retail leakage is damaging towns we can't stop people but we can make it more attractive for them to

shop local. We need videos to market the county. There is great scope to develop the tourism and film industry we have a lot to be proud of.

There was unanimous endorsement of the County Wicklow Local Economic and Community Plan 2016-2022 by the members.

3. To Receive a Report on the N11

The District Manager informed the members of the following points of the NRA study on the N11 which is the main arterial road in the county. The level of use of the road never went below the level of usage of 2006. The peak of 2007-2008 was equaled last year. It is being used to capacity, the tailback at Kilpedar and Newtown has returned. Helen Hughes is leading the study. They are looking at everything; one problem is there are a lot of junctions. One solution maybe parallel roads either side of the N11 if it is feasible, another to reduce the number of junctions and improve public transport. Ultimately having a third lane down to Greystones depends on the Glen of the Downs and environmental consensus. This is the interim feedback from the Waterford Office.

The members raised the following points:

- We need a workshop to talk about the traffic congestion, we need a unified approach.
- This is having a negative economic effect on the town.
- We need a long term approach.
- It is clear that the M50 is being used to capacity and more.
- There is gridlock if there is a problem; it is a health and safety disaster.
- If there is a problem then the surrounding roads can't take the capacity.
- It is important that we get full attendance at the workshop meeting and then feed into the SPC in Wicklow.
- People want something to happen now; policy is forcing people into their cars with increased fares and routes being cut.
- There is not mentioned about the bottleneck in Kilmacanogue which is a major safety issue.
- I can't visualize two extra lanes through Kilmacanogue.
- Part of the solution would be an outer orbital route, I would like to see this as part of our discussion.
- People need to be encouraged to use public transport.

4. To Consider the Housing Report

The members raised the following points;

Brighton Terrace

- The issue of Brighton Terrace was raised by Councillor Vance at the meeting in Wicklow County Council yesterday.
- The residents had a meeting a year ago and a guarantee was given that this facility would be closed at Christmas. Now there is no guarantee that it will be closed by next Christmas.
- I am concerned about the standard of the premises, it is an emergency situation, we need to fulfill our obligations.
- There are serious concerns by the residents in the area and the residents in the premises.
- We were told that Wicklow were working to have the premise closed down before Christmas, unfortunately Joe Lane has reported that this has not happened due to the lack of suitable 4 bed units in the Bray area.
- I met with Joe Lane today and I have a letter that I have not read out but take the salient points from it.
- This needs to be dealt with a sense of urgency, this matter was raised over 18 months ago.
- €100,000 of tax payers' money is funding this premise why should it be spent on a sub-standard facility?
- We need a solution very quickly.

Oldcourt Energy Efficiency Works

- The report is identical to the one issued last month.
- The report for the Department must be a detailed report, has it been submitted?
- We have gone through two phases, is the work going to be scaled back?
- We can't use internal capital receipts for this work.
- Is this scheme designed to address the issues in the Fire Safety Report not the Energy Efficiency Scheme?
- I am really disappointed that the Oldcourt situation is being kicked down the road.
- It is being dressed up as energy efficiency scheme rather than a fire safety scheme.
- Is the Department aware of the report?
- It is a life and death situation

Cedar Court

- The issues are still not rectified; work has stopped till the new work is tested. This needs to be addressed as soon as possible.
- When will the work be re-tendered?

Miscellaneous

- Some of our houses have not got any central heating; I have been told that this District has some money/discretionary fund for this.
- When Wicklow took control this was done on a priority basis.
- Not all housing stock has a BER Certificate.

Councillor Joe Behan proposed that Mr. Joe Lane, Director of Services for Housing be invited to our next meeting to discuss as a matter of urgency Oldcourt houses being made safe and the Brighton Terrace facility this proposal was seconded by Councillor John Brady.

Triona Irving, Administrative Officer informed the members that the Oldcourt Housing Report was not amended due to her workload and the fact that she had to attend the funeral of a colleague. She received an email from the Department stating that the previous person dealing with this has been reassigned and the new official will be in contact shortly. All reports are with the Department and this matter is raised at every meeting with them.

The District Engineer will answer in relation to Cedar Court as this is a technical matter.

Central heating: there were some houses that form part of the stock since the amalgamation that did not have central heating and same has now been installed, some residents refused to have central heating installed. A BER Certificate has nothing to do with central heating and is not seen as a necessity

The District Engineer stated that he acknowledged that it has been a long process since the initial problems were identified in Cedar Court. We engaged a consultant to speed this up. After the pilot scheme did not work, we propose to retender to get both sets of work done.

5. To Receive an update on the Florentine Centre

The District Manager stated that there was nothing new to add after the workshop meeting. We have a professional team in place and have given a firm order to the Architect. We hope to have our plan ready for launching with An Bord Pleanála in 5 months.

The members raised the following points;

- The amount of support since this has been announced is unbelievable. People are looking forward to this centre being up and running.
- €1.95 million for this site was one of the best deals done in the country.
- I have never seen as big as support in the town as I have seen for this project.
- Bray needs something for the future, people see light at the end of the tunnel.
- Can we look at parking in parallel with this development?

The District Manager stated that as per the workshop meeting we will look at deck parking in our area of the Herbert Road car park.

6. To Discuss the Naming of Roundabouts

The Cathaoirleach informed the members that this item has been on the agenda for a while. He would like to see some names on the roundabouts such as James Joyce, Shay Elliott, Steenie Mulvey and Eamon de Buitear and proposed that 4 roundabouts at the following locations; Greystones Roundabout, Woodies Roundabout, Hills Garage Roundabout and La Vallee Roundabout.

The members raised the following points:

- I appreciate what you are trying to do, have you engaged with any of the families?
- Road names are the history of the town, if there are unnamed roads in the area then it would be more appropriate to name them.

Councillor Vance proposed that this proposition be put to the public stating that the Council is considering the naming of these roundabouts and this was seconded by Councillor Fox who stated that it was the most appropriate route to take.

7. To Consider the Glór na Cásca Project

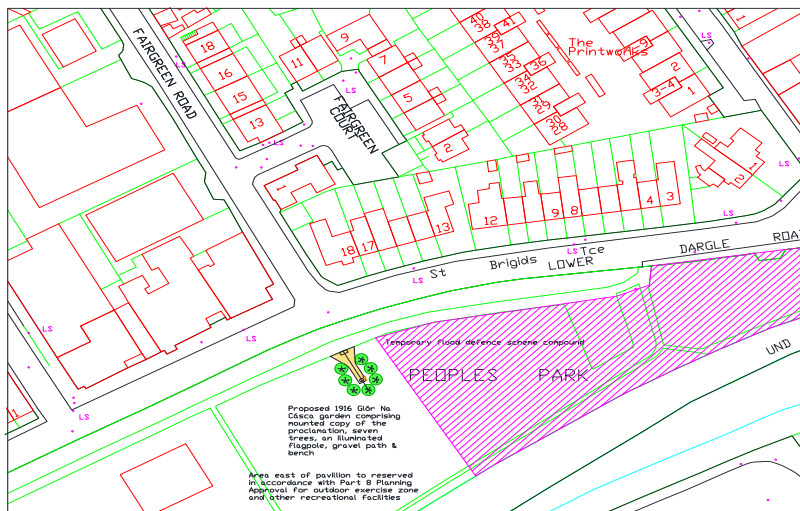
The District Engineer presented the following to the members.

Bray Municipal District Glor na Gásca Proposals

Two proposed locations have been submitted to the council for a 1916 commemorative garden in the Municipal District of Bray.

One proposal is by Cllr John Brady for a location in the Peoples Park close to St Brigid's Terrace. Some of the participants in the Easter Rising are reported to come from Little Bray, some of which lived in St. Brigid's Terrace. The map below indicates a proposed location positioned opposite Fairgreen Road. The layout includes seven trees, a mounted copy of the proclamation and a flagpole for which a budget is available. Also proposed is paving, a bench and illumination for flagpole for which no funding is available. There will be a funding shortfall of about €4,000 - €5,000

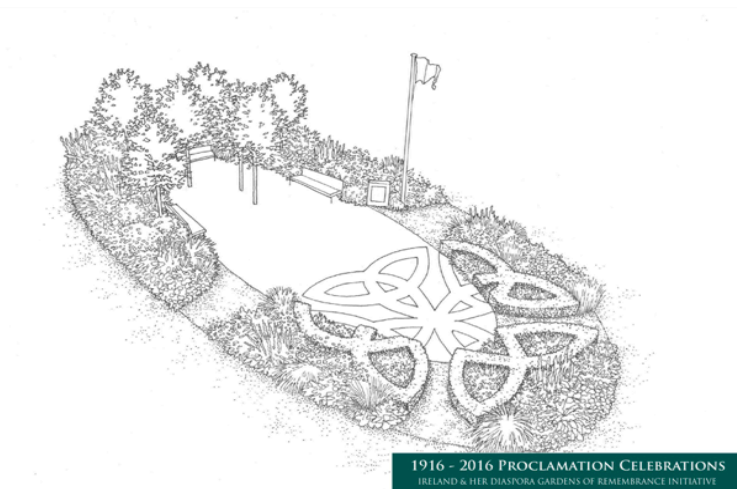
Peoples Park Glor na Cásca Proposal



A group in Kilmacanogue has submitted proposals for a community garden that includes an area to commemorate the 1916 Rising. The proposed location is on open space in the ownership of Wicklow County Council on the east side of the junction of the Rocky Valley Road and the N11

Overbridge Road. Diarmuid Gavin, who lives in Kilmacanogue, has produced a design for the Kilmacanogue garden, which is illustrated below. The proposal includes a sunken garden with extensive planting, benches and an illuminated flagpole. The proposal would provide a focal point in Kilmacanogue, which it lacks at present. However, it is not known if there is any particular association between the 1916 Rising and Kilmacanogue. It has been estimated to cost €15,000 and it is intended that this will be substantially funded by the local community but council support would be welcome.

Kilmacanogue Glor na Cásca Proposal



The members raised the following points:

- I am supportive of both projects but I have more knowledge of the Kilmacanogue proposal. It is great to get Diarmuid Gavin involved.
- They committee are not looking for much funding but the location is on public lands.
- This has sparked a lot of interest in the village and has a lot of support locally.
- Communities should take ownership of this project.
- Looking at the map the Peoples Park would be the appropriate location, Tom Sutton and Steenie Mulvey nearly directly across from this location.

Councillor Brady proposed the Glor na Cásca Garden in the People's Park and this was seconded by Councillor O'Brien.

Councillor Fox proposed the Glor na Cásca Garden in Kilmacanogue and this was seconded by Councillor Brady.

The District Administrator informed the members to keep in mind the shortfall in funding when discussing the budget.

8. Reports and Recommendations.

Old Dump at Bray North Beach

The District Engineer read the following report dated 8th January 2016 regarding the old dump at Bray North Beach to the members.

The former Bray Harbour landfill was inspected on Thursday afternoon 7th January 2016, to check for evidence of recent erosion.

The site was previously inspected on the 10th November 2015 when the position of the toe of the coastal cliff was surveyed by technician Andy Broe. It is intended to re-survey the position of the toe on the 10th February 2016 and again on the 10th May 2016, i.e. at 3 monthly intervals to determine the rate of erosion.

The inspection on the 7th January 2016 indicated that there has been additional erosion of the former landfill/cliff face since November 2015. The erosion is evident at intervals along the total length of the coastal section but is most noticeable at the southern end adjacent to the access point to the beach. From the access point the coastal section/landfill extends 275m to the boundary with Woodbrook Golf Club. The largest dept of the waste that is exposed along the coastal section is located in the initial 35m with approximately 9m of this located in County Wicklow. The waste in this area extends from the beach level to a height of approximately 4m. Further along the coastal section the waste is frequently only evident as thin layers of waste near the top of the cliff face.

The waste that is exposed in the southern end of the landfill comprises soil with some cinders, metal, plastics, glass, bricks and concrete. Two tyres are present but these appear to have been recently deposited on the beach rather than from within the former landfill.

Issues to be noted concerning the erosion are:

- A significant amount of erosion has occurred at the southern end of the landfill in the past 8 years since a former retaining stone wall was eroded by the sea.
- An electricity pole on the surface of the landfill had to be relocated a few years ago as a result of the erosion of the cliff.
- The wastes are dry and comprise of soil and cinders with some metal, plastics, glass, bricks and concrete. No leachate is present in the landfill.
- The erosion of the landfill is resulting in the deposition, of some waste metals, glass and plastics on the beach.
- The coastal erosion will continue along the coast but the rate of the erosion will continue at a higher rate at the southern end where the ground is made ground rather than natural ground. The unconsolidated and heterogeneous landfill material that is exposed in the made ground at the southern end of the beach is particularly vulnerable to erosion of the sea. The natural ground that is present along the coastal section is composed of glacial tills with layers of sand and gravels. These are vulnerable to erosion by the sea but at a slower rate than the exposed waste materials.
- The exposed natural glacial tills extend from Bray Harbour to the northern end of Killiney Beach and are all within the Dun Laoghaire Rathdown County Council area.
- Staff from Woodbrook Gold Club are reportedly doing regular litter picks of the waste from the beach.

Management options for the protection of the beach.

Any management options for the protection of the beach must be undertaken in conjunction with DLR County Council as most of the landfill is located in that county. There are a number of management options that could be considered. These include:

Undertake regular litter clean ups on the beach to remove waste materials that are exposed and deposited on the beach resulting from the erosion of the landfill/coastal section.

Placement of rock armour in front of the exposed landfill at the access point to the beach. The rock armour would need to protect the 35m of the exposed landfill present to the north of the access point to the beach. The rock armour would have to extend from the current rock armour at the northern end of the industrial units located to the north of Bray Harbour to beyond the 35m of exposed landfill. Rock armour place here would sit on an unstable base of shingle and cobbles and would be liable to some movement.

The construction of a reinforced concrete wall. This would be sited a number of metres behind the current edge of the exposed landfill in order that it would be constructed in dry and stable ground. This would require the excavation and removal of some of the waste to facilitate the construction of the wall. Rock armour or stone gabions would then be placed on the seaward side of the wall to protect the wall, merge with the existing rock armour and the glacial till cliff.

The members raised the following points;

- Not one of the members has a copy of the report in front of them, when was this prepared. This is outrageous and can't be discussed at this stage.

- This is no way to do business; we did not get this in advance. I am disappointed with the content, litter picking is not a solution.
- This is an environmental catastrophe; it is being kicked down the road because it is on the county border.
- Coastal erosion is a natural occurrence; there are 100,000 tones of refuse at the edge of the sea.
- Whether it has to be removed or we put in rock armour it is not a sustainable solution.
- The southern end is already a carbon copy of the situation in the Murrough.
- We need short term and long term measures.
- We need a solution not an inspection every 3 months.

The District Engineer stated that he would discuss this issue with the officials involved and convey the concerns of the members. He would seek costing on proposal and identify funding.

9. Notices of Motion

Due to time constraints this matter was not addressed

10. Correspondence

Due to time constraints this matter was not addressed

11. Any Other Business

Councillor Behan requested a report on the Government decision to charge people who recycle material by weight. Stating that this would have huge implications on families and recycling centres around the country. This is the last kick by the Government before it leaves office.

Councillor Brady stated that this would hit families, push them into hardship and lead to increased dumping.

* * * *

This concluded the meeting.

Signed:

CATHAOIRLEACH

Signed:

DISTRICT ADMINISTRATOR

Dated:
