

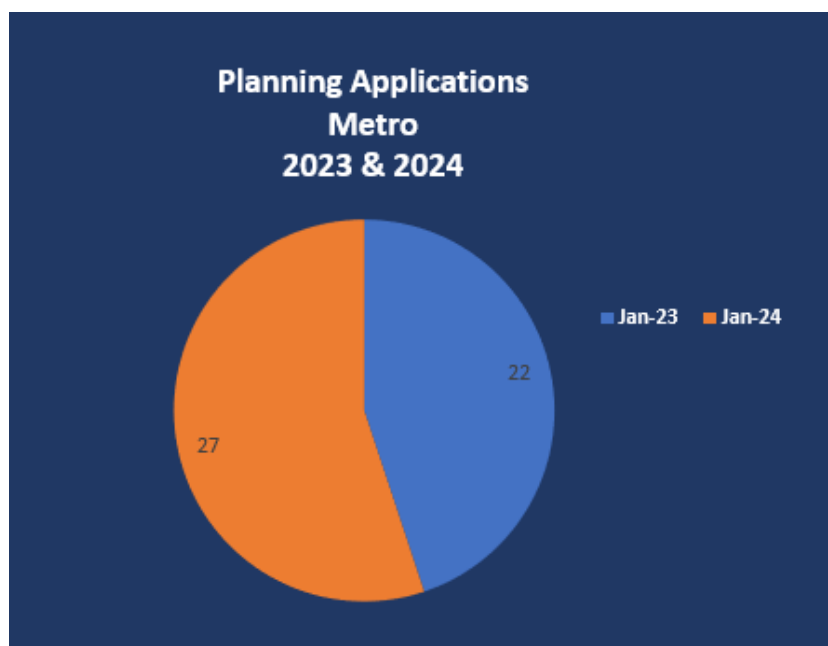
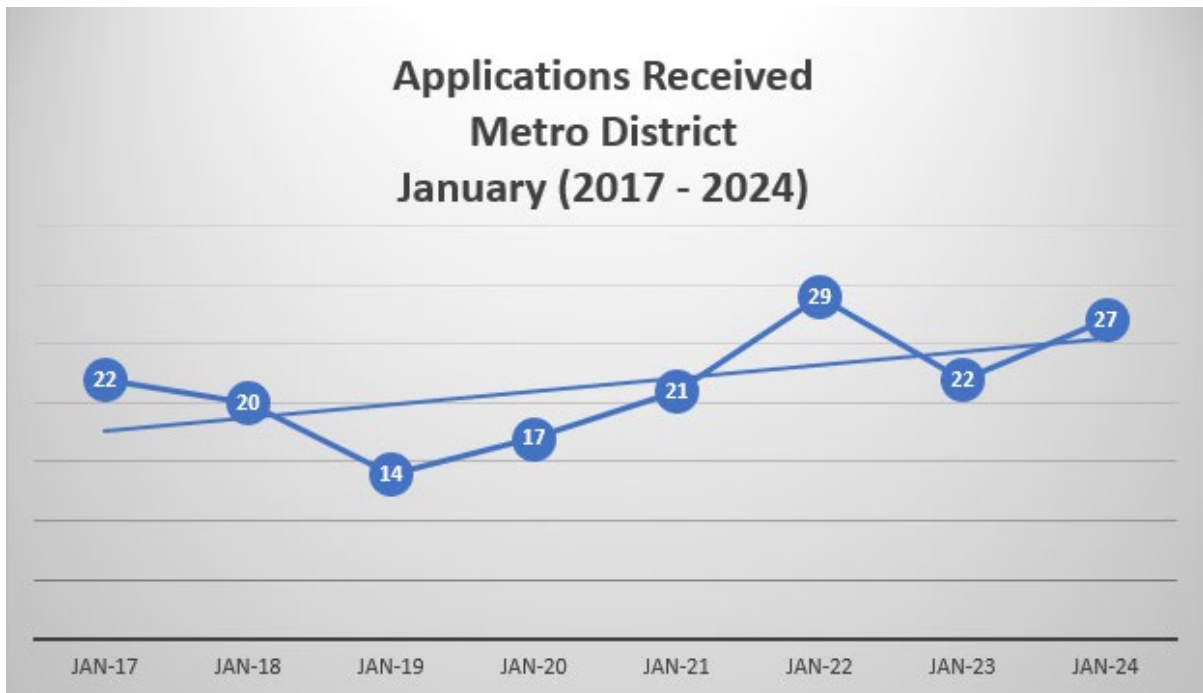


**Waterford City & County Council Planning Report to Metropolitan Meeting – February 2024**

**DO: GACH BALL DE CHEANTAR CATHRACH PHORT LÁIRGE  
TO: EACH MEMBER OF THE METROPOLITAN DISTRICT OF WATERFORD**

**Planning Applications Received – Metropolitan Area**

27 Planning applications were received in Metropolitan Area from 1<sup>st</sup> January 2024 to 30<sup>th</sup> January 2024. This compares with 22 planning applications received for the same period in 2023.





**DECEMBER/ JANUARY REVIEW – DERELICT SITES**

The Derelict sites team are currently dealing with 263 properties that are considered either derelict or potentially derelict. The activity in recent months has substantially increased with 81\* derelict properties identified and on the Derelict Sites Register.

- Waterford Metro District = 169\* Open Files.

**81**  
Derelict Sites

Reference	Action Taken	Property Known As	Address	Eircode
S23001	Section 15 Issued: 15/06/2023 Section 8(2) Issued: 30/01/2023 Section 8(7) Issued: 14/02/2023	Kings Pub	8 Lombard Street, Waterford	X91 K124
S23003	Section 8(2) Issued: 16/11/1999 Section 8(7) Issued: 16/12/1999	The Gate Lodge	Gate Lodge, Factory Road, Portlaw, Co. Waterford	
S23004	Section 8(2) Issued: 16/12/1999 Section 8(7) Issued: 04/12/2004	Mayfield Hoe (Old Tannery Offices)	Mayfield Hoe (Old Tannery Offices), Factory Road, Portlaw	
S23005	Section 8(2) Issued: 16/11/1999 Section 8(7) Issued: 16/12/1999		8 & 9 Upper Carrick Road, Portlaw, Co. Waterford	X91T9V5
S23006	Section 8(2) Issued: 27/09/2005 Section 8(7) Issued: 19/12/2005		Knockrocha, Rathgormack, Co. Waterford	
S23007	Section 8(2) Issued: 27/09/2005 Section 8(7) Issued: 19/12/2005		Kilmarshan, Ballymacarthy, Co. Waterford	176/05
S23008	Section 9 Issued: 23/07/2015 Section 8(2) Issued: 27/09/2005 Section 8(7) Issued: 19/12/2005		Kilnamack, CLONMEL CO. WATERFORD	
S23009	Section 8(2) Issued: 27/04/2006 Section 8(7) Issued: 12/07/2006	Old Tannery, Portlaw & associated site and buildings	Portlaw, Co. Waterford	
S23010			Chapel Lane, Clashmore, Co. Waterford	
S23011			Green Street, Cappoquin, Co. Waterford	
S23012			Green Street, Cappoquin, Co. Waterford	
S23013	Section 8(2) Issued: 28/09/2005 Section 8(7) Issued: 19/12/2005		Church Lane, Lismore, Co. Waterford	
S23014	Section 8(2) Issued: 28/09/2005 Section 8(7) Issued: 19/12/2005		East Main Street, Lismore, Co. Waterford	

The table below provides a snapshot of the activity in December '23/ January '24. All data displayed is in draft form as we are currently switching IT systems from WatMaps to CRM. A full and complete breakdown will be provided for the March '24 Report.

Derelict Sites	Waterford Metro District
No. of new files opened	<b>1*</b>
No. of Section 8(2) Notices issued – Intention to enter site on Derelict Sites Register	<b>1*</b>
No. of Section 8(7) Notices issued – Entry of site onto Derelict Sites Register	-*
No. of Section 11 Notices issued – Measures required to render the site non-derelict	-*
No. of Notices served to Compulsorily Purchase Acquisitions (CPA) (see note below)	<b>1*</b>
No of Vesting Orders signed	-

\*As of 30<sup>th</sup> January 2024 – Please note figures are in draft form and an up-to-date breakdown will be provided in the March '24 Report this is due to the Derelict Sites Team switching IT systems from WatMaps to CRM.

**COMPULSORY PURCHASE ACQUISITION OF DERELICT SITES (CPA)**

We commenced the CPA programme in 2023 and the Table below sets out work carried out by the team to date.

Year	No. of CPA's Commenced	Current Status
<b>2023</b>	<b>24</b>	No. 4 Vested into the ownership of the Council and lodged in PRA. Of the three properties two are on the market for sale.
		No. 3 Properties CPA stopped, and Council are in the process of purchasing by agreement.
		No. 13 Objections to CPA received and have been referred to An Bord Pleanála for consent to CPA.
		No. 4 Early Stage of CPA process.



In addition, the Urban Regeneration and Development Fund will provide funding for CPA's on a rolling basis for Waterford/Dungarvan and Tramore with the objective being that these properties would then be sold on the open market. A particular emphasis will be on properties that have potential for residential use. It is important to note that only properties that have been pre-approved by the Department Housing, Heritage and Local Government can access this funding.

One CPA was initiated in December/ January and publicly advertised. The time for submissions expired at the end of January. The Council will move to the vesting process where applications for registration of title will be made to the Property Registration Authority. The proposed acquisition by CPA is at the following location:

- 72 Dominic Place, Airmount, Waterford City, X91FNT3

In February, we are commencing work on three further CPAs and details of these will be shortly advertised.

#### **DERELICT SITE LEVY**

Determination of valuations on the derelict sites which are on the Derelict Sites Register has commenced and notices have issued to 58 property owners. Eight properties have appealed the valuation to the Valuation Tribunal and a decision is awaited. The levy is an annual levy while the property remains on the Derelict Sites Register and amounts to 7% of the value of the property, on an annual basis. This will be further progressed in 2024.

#### **Conservation Officers Report**

The closing date for the applications for funding schemes for Protected Structures and historic buildings **Built Heritage Investment Scheme (BHIS) 2024** and the **Historic Structures Fund (HSF) 2024** was 19<sup>th</sup> of January. There were 39 applications under the BHIS for works such as roof, window and wall repairs from various locations all over the County and 17 from the City/Metro area. Under the HSF there were 11 applications. The applications are being assessed at present. The recommendations will be sent to the Department 9<sup>th</sup> of February.

#### **Community Monument Fund (CMF)**

Phase 1 of conservation works at Blackfriars Abbey received funding of € 64,311 in 2023. During the stabilisation of the walls a small but very significant number of carved stone heads were found. Dr Rachel Moss TCD visited the site. It is possible that the carved stones come from the site of an earlier church St Peter's which is no longer extant and they date to early twelfth century possibly between c.1100 and 1126.

These finds are significant in providing evidence for a very early Romanesque church in Waterford, potentially one of the earliest in the country. Recovery of further pieces from the walls of the friary church would doubtless assist in a closer dating and source for the masons involved and have the potential to shed significant light on this pivotal period of Waterford, and national history. We will be applying for funding again in 2024.

#### **City Walls**

Under the Urban animation capital works provided for the lighting of the historic buildings. The lighting of sections of the City Walls and Towers is due to be finished in the Spring of 2024. Archaeological testing at Parade Quay has also revealed sections of the City wall under the ground level of the existing buildings on the Quay. The subsurface line of the walls can now be traced in the property boundaries of Parade Quay, back as far as Reginald's Tower. Promotion of the walls continues with the Irish Walled Towns Network, and also liaising with visiting 3<sup>rd</sup> level institutions from around the country and local groups such as the Waterford Civic Trust. We will be applying for signage funding from Heritage Council in 2024



### **Architectural Conservation Area (ACA) Trails**

The Department of Housing, Local Government and Heritage have provided funding for the development of 2 ACA trails one in Waterford City and the other in Cappoquin. Local workshops including ones for students, were held so people could highlight what elements of the built heritage they would like to be included. This project will be finished in Spring of 2024

### **Heritage Officer Report**

#### **Community Monuments Fund 2024**

Waterford City and County Council invites applications for the Community Monuments Fund 2024 which provides funding for the care, conservation, maintenance, protection and promotion of archaeological monuments (sites pre1700).

Grants up to €100,000 for essential repairs and capital works for the conservation of archaeological monuments are available for 3 projects in this category.

Grants of up to €30,000 for the development of Conservation Management Plans/Reports and detailed Specification of Works aimed at identifying measures for conservation of archaeological monuments and improving public access are available for 2 projects in this category.

Grants of up to €30,000 for the enhancement of access infrastructure and interpretation (including virtual/online) at archaeological monuments are available for 2 projects in this category. Details are available on <https://www.waterfordcouncil.ie/media/grants/index.htm>

Applications (CMF Form A ) and Method Statement should be submitted by e-mail to [bguest@waterfordcouncil.ie](mailto:bguest@waterfordcouncil.ie) or in hard copy to Heritage Officer, Menapia Building, The Mall, Waterford City no later than **4pm on Wednesday 7<sup>th</sup> February 2024**.

#### **Community Heritage Grant Scheme 2024**

**The Heritage Council's Community Heritage Grant Scheme will open in February 2024.** This is for community/voluntary and not-for-profit organisations nationwide to apply for funding for heritage projects and details will be available on <https://www.heritagecouncil.ie/funding/funding-schemes>