



Minutes of the Monthly Meeting of the Municipal District of Bray held in the Council Chamber, Town Hall, Bray on Tuesday 14th May 2024 at 6.30 p.m.

Present:

- Cathaoirleach Councillor Melanie Corrigan**
- Leas Cathaoirleach Councillor Rory O'Connor**
- Councillor Joe Behan**
- Councillor Dermot O'Brien**
- Councillor Anne Ferris**
- Councillor Aoife Flynn Kennedy**
- Councillor Erika Doyle**
- Councillor Mick Ryan**

Also in Attendance:

- Ms. Lorraine Gallagher, District Manager.**
- Mr. Garvan Hickey, District Administrator.**
- Mr. Brian Wildes, Administrative Officer, Housing.**
- Mr. Liam Bourke, District Engineer.**
- Mr Dominic Gillan, Senior Technician.**
- Ms Pamela Kennedy, Cubetecture Design Ltd.**

Votes of sympathy were passed to the family of Susan Donnelly, a former member of Bray Chamber of Commerce. Ms Donnelly was well-known in Bray and was commended on her work throughout the years.

Members paid their condolences to their family, friends and loved ones. The elected members held a minute of silence to pay tribute to Ms Donnelly.

Item 1. Confirmation of Minutes of the Ordinary Meeting of the Municipal District of Bray dated 9th April 2024.

Councillor Aoife Flynn Kennedy proposed the confirmation of the minutes of the Monthly Meeting of the Municipal District of Bray held on the 9th April 2024. Councillor Dermot O'Brien seconded the proposal and they were unanimously agreed by the members.

Item 2. To Adopt the Schedule of Municipal District Works 2024 in accordance with Section 103A of the Local Government Act, 2001, as amended.

Elected members were circulated with a copy of the Schedule of Municipal District Works 2024 in advance of the meeting.

The Elected Members made the following comments:

- Members queried as to who is responsible for Springfield Cemetery and how is it being supervised and managed?
- Members noted that there are monuments being erected without prior consent and in contravention of the graveyard policy.
- It was also noted that anti-social behaviour has taken place previously on these grounds.

Executive engineer Mr. Stephen Fox advised the members that the Springfield Cemetery is managed centrally by the Climate, Environment, Recreation and Amenity section. He advised that a register was put in place to manage the erections of monuments.

Ongoing daily maintenance of the Cemetery is done by the caretaker of Ballywaltrim Playground and playing fields.

The Schedule of Municipal District Works 2024 was proposed by Councillor Aoife Flynn Kennedy and seconded by Councillor Anne Ferris and agreed unanimously by members.

Item 3. To receive a presentation on the proposed development of the Historic Courthouse/Heritage from Pamela Kennedy, Cubetecture Design Ltd.

Ms Kennedy gave a detailed presentation to the members regarding the current layout and structure of the building. She advised the members that the work would be intensive and it would be an expensive project as the building is so unique and delicate. Ms Kennedy noted the great location of this building and described it as the 'gateway to Bray'. She noted that this building will be accessible to all if the proposed works under THRIVE programme. THRIVE is co-funded by the Government of Ireland and the European Union, through the ERDF Northern and Western Regional Programme 2021-2027. Ms. Kennedy outlined the heritage of the building, the effects of the above ground services on the visual impact of the building, physical works that are required to the building in line with it being a protected structure, proposed public realm to improve accessibility and community use. Ms. Kennedy outlined that a social enterprise café could be developed in the building and be a community gathering space. The project is dependent on THRIVE funding being available.

The Elected Members made the following comments:

- Members thanked Ms. Kennedy for the presentation and noted how informative the presentation was.
- Members noted that it was great to see that accessibility was at the forefront of this design and the inclusion of a Changing Places facility.
- The protection of the built heritage of the Historic Courthouse/Heritage Centre was welcomed.

- Members praised the proposed use of the outdoor space in this area.
- It was noted that this is a great way to bring Bray Main Street back to life.
- Members paid tribute to Bray Tidy Towns for the upkeep of the outside of this building.
- Members noted the toilets above ground but queried about the use of the toilets underneath the ground.
- Members paid tribute to Councillor O'Connor as he was the first to query and suggest new use for this building.
- When will we hear back from the thrive application?
- Members noted that it is important to take time when deciding on the use of this building as it needs to be suitable for all.
- Retrofitting the building to make it more sustainable and viable for the future while maintaining the heritage of the building was welcomed by members.
- Members noted the monument in front of the building which was dedicated to Dr Christopher Thompson who worked as a doctor in Bray and died in 1876 when there was an outbreak of cholera.

Ms Kennedy informed the members that there were a number of discussions in relation to the ground floor of the building. The location for public toilets here would not be suitable as it is hard to supervise and also the footpath is inadequate for pedestrian access and basic road improvements are required. Ms Kennedy informed the members that the cost of renovating and making the building sustainable is significantly more than the cost of doing up a newer building. However there is potential in the building to become a "Living Room" for Bray due to the nature and site of the building.

District Manager, Lorraine Gallagher, informed the members that the Thrive Grant is between €3 and €7 million. The application for the heritage building was submitted on the 3rd May and hopefully it is successful.

Ms Kennedy advised the meeting that the aim is to create an inclusive space for everybody with an indoor public realm for the community in Bray. It is proposed to re-slate the roof which has not been done before and the lime-plaster the walls. Due to the heritage of the building the works will have to be undertaken by registered heritage contractors. The construction costs are estimated to be approximately €2.8 million with an additional €2.4 million costed for public realm works and putting services underground. The project is dependent on the funding application being successful.

Members noted that there has been a joined up approach taken to the proposal and the development of a genesis of idea for the building with the community being involved from the start of the process. The social enterprise model being developed and the use of the building as a community space were to be welcomed.

District Engineer Mr. Liam Bourke informed members that funding was allocated by the Municipal District previously for the demolition of the toilet block under the Heritage building and this work will be included in the improvements to the junction.

Item 4. To receive an update on the Ballywaltrim Recreational Area Masterplan

Senior Executive Technician, Mr. Dominic Gillan gave a presentation updating the members on the Ballywaltrim Recreational Area Masterplan. A copy of proposed Ballywaltrim Recreational Area Masterplan was circulated to members in advance of the meeting for their consideration. Mr. Gillan outlined the high degree of demand for the space, the competing user groups and the importance of public recreational infrastructure. Mr. Gillan outlined the proposed developments that are recommended for the area including the development of the all-weather pitch to ensure optimum benefit to all the user groups. The Part VIII planning process will be gone through in relation to the different phases and it is proposed to apply for multi annual sports capital grants. The proposals incorporate the input from the stakeholder and community consultation. The proposals are also cognisant of the open aspect of the land, seating and additional planting areas need to be agreed. The availability of the space needs to be maximised to meet demand, changing facilities are currently limited and need to be expanded and upgraded to encourage female participation in sports. It was also noted that Greystones are had just opened a second a second all weather pitch and there was a huge demand for one in Bray. Mr. Gillan noted that what was being considered today was a vision and the masterplan for the recreational area, implementation of the masterplan will still have to go through the planning process.

The Elected Members made the following comments:

- Members thanked Mr. Gillan and the team for all the work that has been put into this project so far.
- Members noted that while this was just a vision, it is great to see an overall plan for the area.
- Members noted that they were happy to see that the all-weather pitch was moved and it is more suitable for the area it is now in.
- It was noted that there was a lack of toilet and changing facilities on the Fergal Og's end. This should be considered and the importance of adequate changing facilities to encourage female participation was highlighted by members.
- Members were delighted to hear that the plan includes open access to the park, benefiting all the public.
- The elected members commented on the proposals for an off match area multi use gaming area. It was noted that this was a great idea and inclusive to individuals who don't play sports on a team.
- Members pointed out that due to a number of pitches being water logged a number of pitches have been unplayable for a large period of the year resulting in some children being unable to participate in sport. The drainage works were highlighted as being urgent and vital importance.
- It was noted that it is important to keep the momentum up for this project.
- It was great to see the public involved and listened to the whole way through this journey and it is important to keep this up in the future.
- Members noted the importance that the female changing rooms are adequate and fit for purpose.
- It was great to see all the improvements on this project since the beginning.
- Members noted the current obesity crisis and this project will help reduce this by giving children and adults a place to exercise.
- There was concerns raised regarding the management of this facility and members would be reluctant to leasing this out.

- Concerns were raised in relation to the BMX Track being proposed right beside the new Ballywaltrim Skate Park and if the two projects complimented each other.
- It was noted that it is important for all parties to work together to do this project the right way.
- It was noted that the masterplan developed out of consultation with stakeholders and the community in an inclusive approach. The inclusive approach is not only important to sports clubs but also to members of the public who want to get the opportunity to exercise.
- Members outlined that the Multi Use Gaming area should be accessible for all.
- The park is to be maintained in public ownership and public funds should be invested to develop the sports infrastructure in the area.
- Tribute was paid to Kevin Meehan to saw the potential for the area.
- The needs of residents of Deepdales and Giltspur need to be taken into account during the development.
- The importance of sports for young people was discussed and the development of changing facilities for both men and women was raised.

Mr. Gillan, thanked everyone for their comments and support on this project. He advised the members that all comments and suggestions will be considered and noted that it is important to keep up the continuous effort for this project. The location of the all-weather pitch is based on usage potential and the requirements of clubs. The development of changing facilities is incorporated into the masterplan. The upgrading of the GAA pitch alongside the schools has taken into account the views of the schools. The development of the recreational area will be on a phased basis.

District Manager Lorraine Gallagher thanked the members for their involvement in the development of the Masterplan and noted that while it was not a statutory plan it was important for members to be involved at all stages of the process.

Cllr. Flynn Kennedy proposed the adoption of the Masterplan for Ballywaltrim Recreational area, this was seconded by Cllr. Doyle. It was agreed unanimously by members.

Item 5. To consider District Engineer's report on Roads, Transport, Public Realm projects within the Bray Municipal District.

The District Engineers report was circulated to members in advance of the meeting and was taken as read.

The Elected Members made the following comments:

- Members welcomed the installation of road markings at Ballywaltrim Lane. This makes a huge difference in terms of traffic safety.
- Members thanked the Executive Engineer and Town Overseer for attending a meeting at Ballywaltrim Playground regarding the anti-social behaviour happening at the back of the church and in the area. The elected members hope that something will be done about this.
- It was noted that a consultant's report regarding the landslide on the Herbert Road was meant to be done. Are there any updates on this?

- Concerns were raised regarding a rodent infestation and illegal dumping occurring at the laneway between Cois Sleibhe and Ard Na Greine. Can this be looked into?
- Members congratulated the individuals involved in the Save Bray campaign who emerged victory from the High Court that decided an Environmental Impact Assessment is needed for plans to build a sustainable transport bridge over the River Dargle. Members questioned if Wicklow County Council was noticed party for costs?
- Members welcomed the installation of the double yellow lines at Seapoint Court.
- Concerns were raised regarding drains that were blocked at Carrigoona in Kilmacanogue which potentially went against planning conditions.
- Can an update be provided for Quill Road, what temporary measures are taking place? Disappointment was expressed that dealings with the landowners had stalled.
- Members noted that it was good to see progress on the crossing at Albert Avenue.
- Members enquired if there is a timeframe for the development of the Sidmonton – Putland junction?
- Can more signage be erected to warn swimmers of the sea conditions in areas where there are rip tides?
- Issues regarding playground accessibility were raised. The playgrounds are in need of upgrades and are currently run down.
- Concerns were raised regarding illegal parking at the Circle K in Kilmacanogue and the dangerous effects it is having on road users and pedestrians. Could bollards be installed in the area.
- Is there any update on the changing huts down the Seafront?

In relation to the report for the Herbert road, Mr Bourke advised that he will review this matter and come back with an update on this.

Mr Bourke advised that there was a clean-up done at the walkway on Cois Sleibhe and Ard Na Greine. Communications are taking place between Environment and Bray Municipal District to determine who is responsible for the clean up of the area as much of the land is owned by Respond. Regards to the blocked drains at Carrigoona, Mr. Bourke advised that this would be a matter for planning enforcement.

In regards to playground accessibility, Mr Bourke advised that the playgrounds in the town are not particularly old and there is no ongoing funding available. However he will try and engage with the Infrastructure and Capital Projects Directorate to try and seek funding.

In relation to the illegal parking at Circle K garage, Mr Bourke advised that this is in the TII jurisdiction and not within Bray Municipal Districts remit. He will get in contact with the TII regarding this.

Executive engineer, Stephen Fox advised the members that he needs to engage with Wicklow in regards to the changing huts and will revert back to the members regarding this request.

Mr. Bourke informed members in respect of Quill Road one landowners is allowing a soakage area in their garden, while this may not be a permanent solution it is an interim solution.

Item 6. To consider the Housing Report

The housing report was circulated to members in advance of the meeting and was taken as read.

The Elected Members made the following comments:

- An update was requested in respect of the homeless out of hour's service. Members requested a clear document with a pathway of the correct person or organisation to contact and the procedures involved.
- Frustration was expressed in respect of Rehills Land, Dublin City Council were given the responsibility to develop the site but now seems unviable due to the cost of building the bridge. Members asked for an update in respect of Rehills Land for the next meeting. An agreement was in place that there would be a combination of affordable and social housing. Members need clarity on this matter.
- Clarification was sought in respect of the ownership of the former FCA lands, how much is in Wicklow County Council ownership and how much is privately owned.
- Tributes were paid to the Clerk of Works for his contribution to getting vacant houses up and running and reducing the number of vacant properties.
- Queries were raised whether the elected members will have an input on the development of the Rockbrae lands.

Housing Officer, Brian Wildes agreed with the members regarding the out of hours service and he advised the members that he will follow up regarding this issue. Mr Wildes agreed with the members regarding Rehills land and will follow up to get an update on this matter.

Mr Wildes advised the members that he isn't aware of the ownership of the FCA lands but will find out and get back to the elected members with same. District Manager, Lorraine Gallagher advised the members that it would be normal practice to allow the members to give their opinions on the proposed development of the Rockbrae lands before any decision is made.

Item 7. Notice of Motions:

1. Notice of motion in the name of Cllr Erika Doyle (09/04/2024)

“That an investigation take place as to whether Part IV of the Public Health Acts Amendment, requiring all music and singing events to be licensed, has been adopted by Bray. It appears Bray may be an anomaly in this regard as it has been adopted and is in use elsewhere in Wicklow.

That if it is found to not be adopted, it be put forward for the members to vote on, bringing it in line with the rest of County Wicklow”.

District Administrator informed members that Part IV of the Public Health Acts Amendment Act 1890 is a statutory provision for the local regulation (by licencing) of public Music and Singing events. But Part IV does not apply automatically. For it to apply Part IV must be adopted by the relevant Local Authority. While the Bray Urban District Council minutes from 1890 forward contain no record of Part IV having been adopted at any time up to and including 1931 by the Urban District Council. Thanks to the work of the County Archivist we have been able to ascertain that on the 14th December 1931 it was adopted by the Wicklow County Council Board of Health and is reflected in the minutes from their meeting. This was in accordance with the Boards of Health (Urban Powers) Order 1931. As far as he can determine this covered the entire county in 1931.

The motion was proposed by Cllr. Doyle and seconded by Cllr Flynn Kennedy. Councillor Doyle asked if copy of the minutes from 1931 could be circulated to members.

Item 8. Correspondence

Letter from Iarnród Éireann was read out and circulated to members. The letter was in response to letter sent by Bray Municipal District in respect of closure of Bray DART station at weekends.

Item 9. Any Other Business

Bray Municipal District are participating in the SunSmart Sunscreen Dispenser Pilot Initiative being led by the HSE's National Cancer Control Programme. Two sun smart stations will be installed one at Bray Civic Offices and one at Ballywaltrim Recreational Park.

Cathaoirleach Cllr. Melanie Corrigan thanked all the elected members and staff for all the work throughout the past year; she advised the members that it had been an honour to work alongside them and thanked everyone for making her feel so welcome as a Cathaoirleach. The Cathaoirleach wished Dominic the best in his retirement and good luck in the future. The Cathaoirleach also wished Councillor Rory O'Connor the best in his new career and noted the great work and enthusiasm he has put into his work as a councillor.

The elected members thanked everyone for their support and wished each other the best of luck with the upcoming elections. Councillor Grace McManus and Deputy Stephen Mathews were honoured for their work while working as a councillor.

Members paid tribute to Councillor Rory O'Connor and his determination with every role he takes on. He is hard working and has done a magnificent job in his role as a councillor. The elected members wished him well in the future.

The elected members wished Senior Technician, Dominic Gillan the best of luck in his retirement. Members commented on the projects Dominic has worked on so far

and admired his dedication and informative approach to each and wishes him the best in his retirement.

District Engineer Liam Bourke paid tribute to all the councillors for their work over the last five years. He gave his best wishes to Councillor Rory O'Connor.

Mr Bourke acknowledged Mr. Gillan's work ethic and described him as the go to person and someone who kept him on his toes. He noted he has great store of knowledge and wished him the best of luck in his retirement.

Councillor Rory O'Connor thanked all the members for their support over the last five years and he reflected on the great times and what was achieved. He expressed his thanks to his fellow elected members for the assistance and noted that during the crisis of the pandemic, everyone handled their roles well with the resources available. He wished his colleagues the best of luck in their elections and hopes the best for them. Councillor O'Connor concluded his remarks with a quote from former Taoiseach Sean Lemass.

District Manager, Lorraine Gallagher paid tribute to the elected members for their hard work throughout the past five years. It was noted they were the only elected member to work through a crisis like Covid 19 and got through it by working together. Ms Gallagher paid tribute to Cathaoirleach Melanie Corrigan and all cathaoirlighi over the past 5 years. She thanked Tom Galvin for attending the meetings every month and recording the minutes.

Ms Gallagher complimented Councillor O'Connor on his integrity, professionalism and his can do attitude. She acknowledged the contributions he made over the past five years and noted that he will be missed.

Ms Gallagher wished Dominic the best of luck in his retirement and commented on his ability to drive projects which his strategic outlook, she noted he has made huge contributions to the town. She wished him and his family the best of luck and happiness in his future.

District Manager finished the meeting by wishing the elected members the best of luck in the elections.

A presentation was held for both Councillor Rory O'Connor and Senior Technician Dominic Gillan to mark their contributions to Bray Municipal District. They received engraved glass vases to mark their retirement.

This concluded the meeting.

Signed:

**Cllr. Dermot O'Brien
CATHAOIRLEACH**

Signed:

**Garvan Hickey
DISTRICT ADMINISTRATOR**

Dated: