



Pyrite Resolution Board

19th Quarterly Progress Report
(Period Ending 30th September 2018)

25th October 2018

Progress Report No. 19

Pyrite Resolution Act 2013 (Section 9)

1. Applications

A total of 2179 applications have been submitted to the Pyrite Remediation Scheme since its launch from 26th February 2014 to the 30th September 2018. A number of applications have been closed for administrative reasons, e.g. duplicates, withdrawn etc. On average 6 applications were received per week during the last quarter.

These applications are spread across:

- 61 developments containing multiple applications
- 40 developments with only one application and
- 48 single site applications.

A full breakdown of the applications received by county/area is attached at Appendix A and the current status of all applications is set out in Appendix B.

2. Assessment, Verification and Recommendation Process

A total of 1832 applications have been validated and referred to the Housing Agency for the Assessment and Damage Verification Process.

Damage Verification, i.e. confirmation of damage attributable to pyritic heave, may be based on an individual dwelling or on associated dwellings. Associated dwellings may thus be verified on the basis of comparable damage and / or earlier tests with similar results.

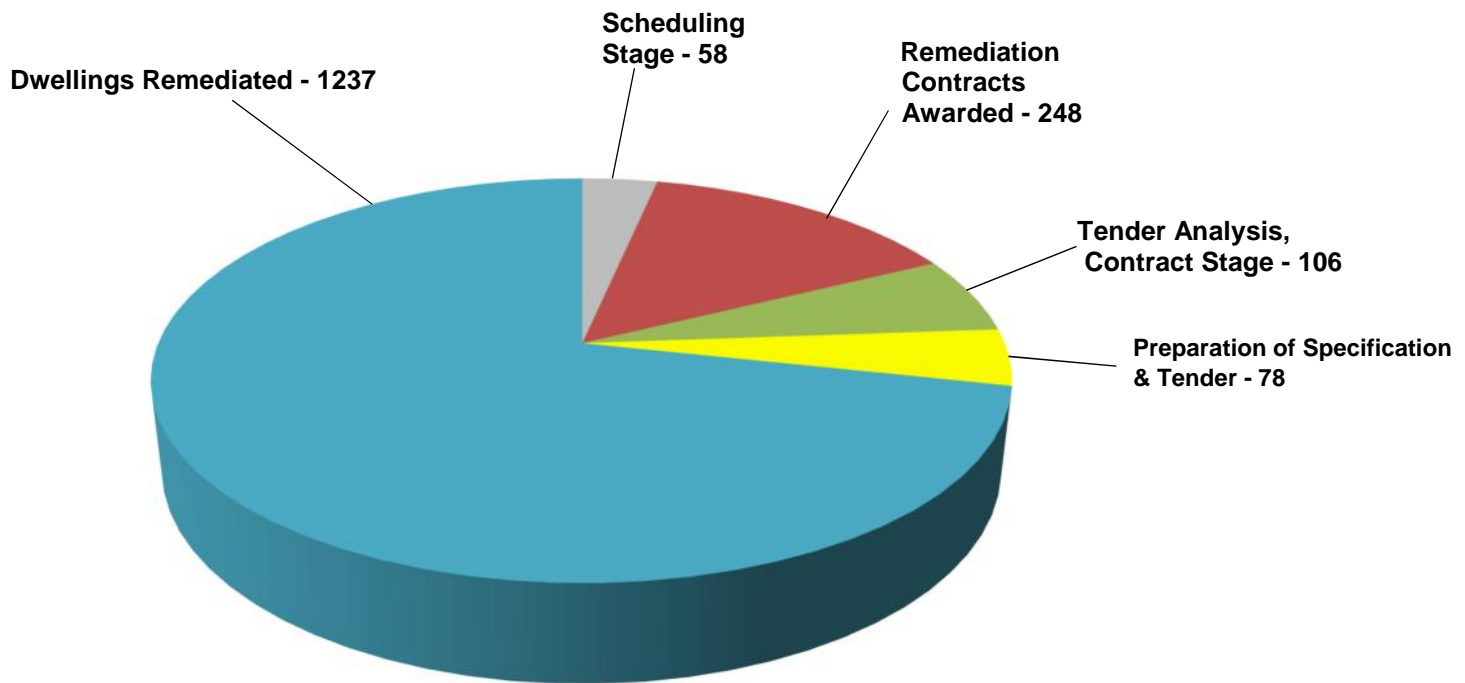
HomeBond arranges testing as required and the results are submitted to the Housing Agency.

3. Inclusion of Dwellings in the Scheme

Following the verification process, the Housing Agency makes a recommendation to the Pyrite Resolution Board (PRB) as to whether or not a dwelling should be included in the Pyrite Remediation Scheme. Thus far, 1727 dwellings have been included in the Scheme and the applicants have been notified accordingly.

4. Tendering, Award of Contracts and Remediation

Of the 1727 dwellings included in the Scheme, the progress at key stages is presented in the chart below as follows:



5. Priorities and Programme

The Act and the Scheme set out the criteria that the PRB must have regard to in determining priorities. Priority cases are identified and placed appropriately within the programme. The Board is satisfied that this is working well.

6. Refusal of Applications and Exclusion of Dwellings

Refusal following the Validation Process

To date, a total of 85 applications have been refused following the Validation Process on the grounds that the Scheme's eligibility requirements were not met. This figure does not include three applications that were successfully appealed and applications which were closed for administrative reasons.

7. Appeals

Of the 85 refused applications referred to in Section 6 above, the Board received 2 appeals during the third quarter of 2018. When these are added to outstanding appeals submitted in the previous quarter, decisions are pending in the case of 10 appeals.

Of the 10 appeals, 3 relate to a dwellings recording a Damage Condition Rating (DCR) of 1, a further 6 relate to dwellings which were refused due to the date of purchase not satisfying the eligibility criteria and one relates to a dwelling where Elemental Damage was not established.

8. Services provided by HomeBond

In June 2014, an agreement was signed regarding HomeBond's contribution towards technical and project management services, under the direction and supervision of the Pyrite Resolution Board and / or the Housing Agency, to the value of €2 million. At a recent meeting Homebond have confirmed their commitment to meeting this figure and to date the overall total of Homebond's contribution stands at €1,268,306.

It is acknowledged that HomeBond's contribution towards testing and the remediation programme has been an integral and effective part of the process.

9. Contributions from Liable Parties

In line with the provisions of the Pyrite Resolution Act 2013, the PRB has an obligation to recover from any party, with a liability, and the capacity, all or part of the costs of remediating dwellings. From the first to the third quarter of 2018, the PRB have received contributions from Liable Parties to the total of €304,000.

Negotiations are proceeding with regards to contributions in a number of other cases.

10. Refund of Compensation

Where a dwelling has been included in the Scheme but the work has not commenced and the scheme participant receives a payment other than under the Scheme, as a condition for continued inclusion in the Scheme, the scheme participant is required to pay the amount received to the PRB within a specified time period. No contributions in this regard were received by the PRB during the third quarter of 2018.

11. Legal Proceedings

It is a condition of eligibility under the Scheme that the Applicant gives his/her consent to the institution by the PRB of civil proceedings relating to loss arising from the act or default of any person that causes significant pyritic damage to the dwelling.

Legal proceedings issued in regard to a scheme in Fingal are presently on-going.

12. Review of Strategy and Business Plan 2017- 2018 and Annual report

During the third quarter of 2018 the Board approved the Pyrite Resolution Board Strategy for the period 2019 – 2021. The Board is currently drafting its 2019 – 2021 Business Plan.

25th October 2018

Appendix A - Summary of Applications Submitted as at 30th September 2018

Local Authority	Applications	County/Area	Applications
Dublin City Council	30	Dublin	1274
Dún Laoghaire-Rathdown Co. Co.	19	Balbriggan	380
Fingal County Council	1499	Ballyboughal	4
Kildare County Council	44	Blanchardstown	1
Meath County Council	537	Donabate	75
Offaly County Council	28	Garristown	1
South Dublin County Council	22	Glenagery	2
Grand Total	2179	Kinsealy	17
		Lucan	9
		Lusk	514
		Malahide	4
		Naul	1
		Newcastle	13
		Oldtown	1
		Portmarnock	2
		Rush	227
		Skerries	2
		Sutton	1
		Swords	20
		Dublin 11	8
		Cappagh	1
		Finglas	2
		Meakstown	5
		Dublin 13	4
		Balgriffin	3
		Kilbarrack	1
		Dublin 14	1
		Churchtown	1
		Dublin 15	208
		Ashtown	8
		Blanchardstown	22
		Castleknock	29
		Clonsilla	6
		Hollystown	4
		Mulhuddart	137
		Ongar	2
		Dublin 16	16
		Ballinteer	16
		Dublin 5	3
		Harmonstown	1
		Raheny	2
		Dublin 6	1
		Harolds Cross	1
		Dublin 8	8
		Heytesbury Street	7
		Merchants Quay	1
		Dublin 9	47
		Ballymun	1
		Glasnevin	1
		Santry	45
		Kildare	44
		Donadea	1
		Enfield	2
		Kilcock	7
		Leixlip	19
		Maynooth	15
		Meath	537
		Ashbourne	331
		Ballivor	1
		Clonalvy	1
		Drumree	1
		Dunboyne	72
		Dunshaughlin	26
		Enfield	75
		Kilbride	1
		Kilmessan	2

Stage	Applications
1. Application & Validation	214
2. Damage Assessment/Verification	105
3. Planning/Scheduling & RWP Preparation	136
4. Tendering & Tender Analysis	1
5. Decision to Contract	105
6. Dwelling Remediation	248
7. Retention Period – 12 Months	346
8. Application Closed	1024
Grand Total	2179

Appendix A - Summary of Applications Submitted as at 30th September 2018

Kinnegad		1
Navan		7
Rathmolyon		4
Ratoath		4
Robinstown		1
Summerhill		8
The Ward		1
Trim		1
Offaly	28	
Edenderry		28
Grand Total	2179	

Appendix B – Status of Applications up to 30th June 2018

Status	Applications
In Validation Process	214
Validated and awaiting verification	105
Included in Scheme	1727
<i>Planning/Scheduling</i>	58
<i>Preparation of Specification & Tender</i>	78
<i>Tendering & Tendering Analysis</i>	1
<i>Decision to Contract</i>	105
<i>Remediation Works</i>	248
<i>Works Complete & Certified (In Retention)</i>	346
<i>Closed after Retention</i>	891
Closed (Excluding Properties Closed After Retention)	133
Grand Total	2179