



An Bord Réitigh um Pírit
Pyrite Resolution Board

Pyrite Resolution Board

27th Quarterly Progress Report

(Period Ending 30th September 2020)



27th Quarterly Progress Report Pyrite Resolution Act 2013 (Section 9)

1. Applications

A total of 2732 applications have been submitted to the Pyrite Remediation Scheme since its launch from 26th February 2014 to the 30th September 2020. A number of applications have been closed for administrative reasons, e.g. duplicates, withdrawn etc. On average 4 applications were received per week during the third quarter of 2020.

These applications are spread across:

- 71 developments containing multiple applications
- 43 developments with only one application and
- 64 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 2375 applications have been validated and referred to the Housing Agency for the Assessment and Damage Verification Process.

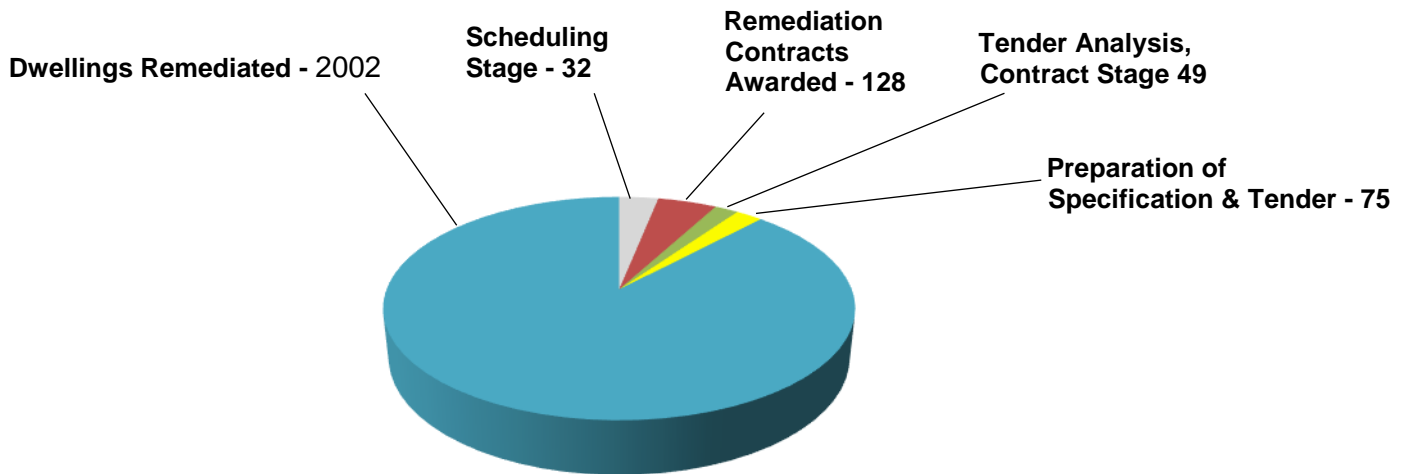
Damage Verification, i.e. confirmation of damage attributable to pyritic heave, may be based on an individual dwelling or on associated dwellings. Associated dwellings may thus be verified on the basis of comparable damage and/or earlier tests with similar results. HomeBond arranges testing as required 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 2286 dwellings have been included in the Scheme and the applicants have been notified accordingly.

4. Tendering, Award of Contracts and Remediation

Of the 2286 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 114 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 applications that were successfully appealed, those that were withdrawn during the appeal process and applications which were closed for administrative reasons.

Exclusion of Dwellings following the Verification and Testing Process

To date, a total of 33 applications have been excluded following the Verification & Testing Process on the grounds that the Scheme's eligibility requirements were not met.

These figures do not include applications that were successfully appealed, those that were withdrawn during the appeal process and applications which were closed for administrative reasons.

7. Appeals

Two appeals were received by the Board during the third quarter of 2020. One appeal relates to a an application refused which has a Building Condition Assessment report with a Damage Condition Rating of 1. The second appeal related to an application which was refused where the applicant already had a dwelling included in and remediated under the scheme. This appeal was deemed invalid however as it was not submitted to the Board within the 28 day timeframe required under the Boards Appeal Procedure.

8. Services provided by HomeBond (Any Update – Aidan)

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. HomeBond have confirmed their commitment to continue with the current agreement. The agreement continues being subject to periodical review.

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 may recover from any party, with a liability, and the capacity, all or part of the costs of remediating

dwellings. No contributions in this regard were received by the PRB during the third quarter of 2020.

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. In the third quarter of 2020, the PRB has received contributions in this regard to the total of €32,958,50.

11. Legal Proceedings (Any Update – Aidan)

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.

There are currently no ongoing legal proceedings.

12. Review of Strategy 2019-2021, Business Plan 2019-2021 and Annual report (Any Update – Ciara)

In the third quarter of 2020:

- the Board's Chair and General Manager, along with the Housing Agency's CEO and the Principal Officer of Project Management and Procurement, met with Department of Housing officials for the biannual PRB Oversight Meeting
- the Audit and Risk Committee attended an Assurance Presentation given by the Principal Officer for Project management and procurement
- the C&AG published their report on the PRS in September
- the Board reviewed the Board work Schedule, Protected Disclosures Policy, PRB's Policy on Gifts and Hospitality, Conflict of Interest Policy and Ethics in Public Offices Act and the review of the Pyrite Remediation Scheme to include Limerick. The Board's Audit and Risk Committee reviewed the Fraud and Corruption Policy.

13. Implications of Covid-19 for the implementation of the Scheme (Any Update – Ciara)

Since 18th May, pyrite remediation works have resumed in accordance with government guidelines.

10th November 2020

Appendix A - Summary of Applications Submitted as at 30th September 2020

Local Authority	Applications	County/Area	Applications
Dublin City Council	36	Dublin	1551
Dún Laoghaire-Rathdown Co. Co.	33	Balbriggan	480
Fingal County Council	1812	Ballyboughal	5
Kildare County Council	83	Blackrock	1
Meath County Council	705	Blanchardstown	1
Offaly County Council	30	Donabate	77
South Dublin County Council	33	Garristown	2
Grand Total	2732	Glenagery	2
		Kinsealy	17
		Lucan	21
		Lusk	595
		Malahide	6
		Naul	1
		Newcastle	13
		Oldtown	1
		Portmarnock	2
		Rush	281
		Skerries	3
		Sutton	1
		Swords	42
		Dublin 1	1
		Glasnevin	1
		Dublin 11	14
		Cappagh	1
		Finglas	2
		Meakstown	11
		Dublin 13	7
		Balgriffin	6
		Kilbarrack	1
		Dublin 14	1
		Churchtown	1
		Dublin 15	248
		Ashtown	9
		Blanchardstown	24
		Castleknock	34
		Clonsilla	9
		Hollystown	5
		Mulhuddart	164
		Ongar	3
		Dublin 16	29
		Ballinteer	29
		Dublin 5	3
		Harmonstown	1
		Raheny	2
		Dublin 6	1
		Harolds Cross	1
		Dublin 8	9
		Heytesbury Street	7
		Merchants Quay	2
		Dublin 9	48
		Ballymun	1
		Drumcondra	1
		Glasnevin	1
		Santry	45
		Kildare	83
		Donadea	1
		Enfield	2
		Kilcock	11
		Leixlip	52
		Maynooth	17
		Meath	707
		Ashbourne	398

Stage	Applications
1. Application & Validation	119
2. Damage Assessment/Verification	89
3. Planning/Scheduling & RWP Preparation	107
4. Tendering & Tender Analysis	28
5. Decision to Contract	21
6. Dwelling Remediation	128
7. Retention Period – 12 Months	311
8. Application Closed	1929
Grand Total	2732

Appendix A - Summary of Applications Submitted as at 30th September 2020

Ballivor		1
Clonalvy		1
Drumree		1
Dunboyne		151
Dunshaughlin		32
Enfield		86
Kilbride		1
Kilcock		1
Kilmessan		3
Kinnegad		1
Navan		8
Rathmolyon		5
Ratoath		4
Robinstown		1
Summerhill		11
The Ward		1
Trim		1
Offaly	30	
Edenderry		30
Grand Total	2732	

Appendix B - Status of Applications up to 30th September 2020

Status	Applications
In Validation Process	119
Validated and awaiting verification	89
Included in Scheme	2286
<i>Planning/Scheduling</i>	32
<i>Preparation of Specification & Tender</i>	75
<i>Tendering & Tendering Analysis</i>	28
<i>Decision to Contract</i>	21
<i>Remediation Works</i>	128
<i>Works Complete & Certified (In Retention)</i>	311
<i>Closed after Retention</i>	1691
Closed (Excluding Properties Closed After Retention)	238
Grand Total	2732