



Pyrite Resolution Board

23<sup>rd</sup> Quarterly Progress Report  
(Period Ending 30<sup>th</sup> September 2019)

28<sup>th</sup> November 2019

# Progress Report No. 23

## Pyrite Resolution Act 2013 (Section 9)

### 1. Applications

A total of 2504 applications have been submitted to the Pyrite Remediation Scheme since its launch from 26<sup>th</sup> February 2014 to the 30<sup>th</sup> September 2019. A number of applications have been closed for administrative reasons, e.g. duplicates, withdrawn etc. On average 7 applications were received per week during the third quarter of 2019.

These applications are spread across:

- 68 developments containing multiple applications
- 40 developments with only one application and
- 59 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 2136 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.

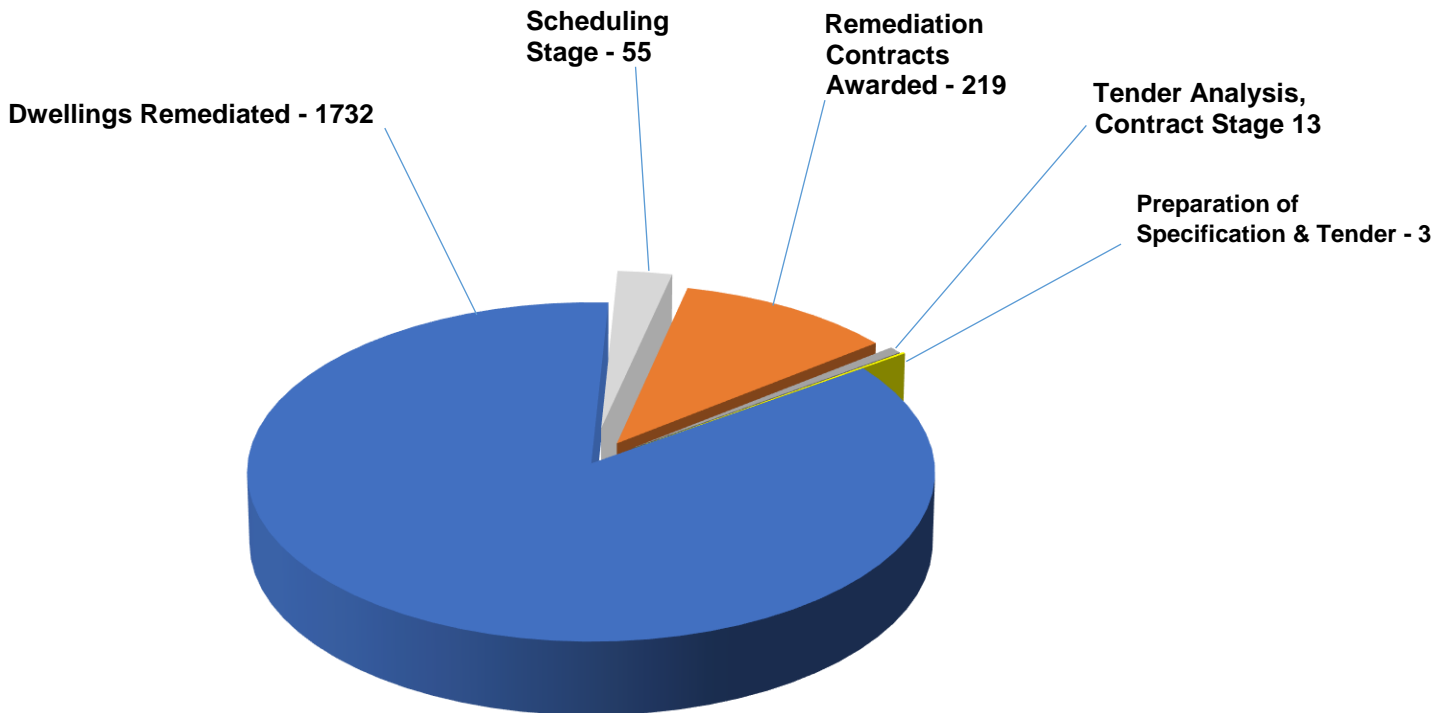
HomeBond arranges testing as required and the results are submitted to the Housing Agency.

### 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, 2022 dwellings have been included in the Scheme and the applicants have been notified accordingly.

#### 4. Tendering, Award of Contracts and Remediation

Of the 2022 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 94 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.

## **7. Appeals**

The Board received 2 appeals during the third quarter of 2019.

There are presently 2 appeals outstanding, one of which relates to an application refused which had a damage Condition Rating of 1 and one which was refused where the dwelling was not constructed and completed between 1 January 1997 and 12 December 2013.

## **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 €1,632,722.

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. No contributions in this regard were received by the PRB during the third quarter of 2019.

## **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 2019.

## **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 ongoing. Mediation is being considered with a view to reaching a successful conclusion to this case.

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

The Pyrite Resolution Board's 2018 Annual report was published on the Boards website during the third quarter of 2019.

28<sup>th</sup> November 2019

## Appendix A - Summary of Applications Submitted as at 30<sup>th</sup> September 2019

Local Authority	Applications	County/Area	Applications
Dublin City Council	34	<b>Dublin</b>	<b>1439</b>
Dún Laoghaire-Rathdown Co. Co.	28	Balbriggan	430
Fingal County Council	1689	Ballyboughal	5
Kildare County Council	53	Blanchardstown	1
Meath County Council	636	Donabate	77
Offaly County Council	29	Garristown	1
South Dublin County Council	35	Glenagery	2
<b>Grand Total</b>	<b>2504</b>	Kinsealy	17
		Lucan	21
		Lusk	564
		Malahide	5
		Naul	1
		Newcastle	13
		Oldtown	1
		Portmarnock	2
		Rush	261
		Skerries	3
		Sutton	1
		Swords	34
		<b>Dublin 1</b>	<b>1</b>
		Glasnevin	1
		<b>Dublin 11</b>	<b>14</b>
		Cappagh	1
		Finglas	2
		Meakstown	11
		<b>Dublin 13</b>	<b>5</b>
		Balgriffin	4
		Kilbarrack	1
		<b>Dublin 14</b>	<b>1</b>
		Churchtown	1
		<b>Dublin 15</b>	<b>237</b>
		Ashtown	9
		Blanchardstown	24
		Castleknock	33
		Clonsilla	9
		Hollystown	4
		Mulhuddart	156
		Ongar	2
		<b>Dublin 16</b>	<b>26</b>
		Ballinteer	26
		<b>Dublin 5</b>	<b>3</b>
		Harmonstown	1
		Raheny	2
		<b>Dublin 6</b>	<b>1</b>
		Harolds Cross	1
		<b>Dublin 8</b>	<b>9</b>
		Heytesbury Street	7
		Merchants Quay	2
		<b>Dublin 9</b>	<b>48</b>
		Ballymun	1
		Drumcondra	1
		Glasnevin	1
		Santry	45
		<b>Kildare</b>	<b>52</b>
		Donadea	1
		Enfield	2
		Kilcock	9
		Leixlip	25
		Maynooth	15
		<b>Meath</b>	<b>639</b>
		Ashbourne	384
		Ballivor	1
		Clonalvy	1
		Drumree	1
		Dunboyne	108
		Dunshaughlin	29

Stage	Applications
1. Application & Validation	199
2. Damage Assessment/Verification	114
3. Planning/Scheduling & RWP Preparation	58
4. Tendering & Tender Analysis	13
5. Decision to Contract	0
6. Dwelling Remediation	219
7. Retention Period – 12 Months	556
8. Application Closed	1345
<b>Grand Total</b>	<b>2504</b>

## Appendix A - Summary of Applications Submitted as at 30<sup>th</sup> September 2019

Enfield		82
Kilbride		1
Kilmessan		3
Kinnegad		1
Navan		8
Rathmolyon		4
Ratoath		4
Robinstown		1
Summerhill		9
The Ward		1
Trim		1
<b>Offaly</b>	<b>29</b>	
Edenderry		29
<b>Grand Total</b>	<b>2504</b>	

**Appendix B – Status of Applications up to 30<sup>th</sup> September 2019**

<b>Status</b>	<b>Applications</b>
<b>In Validation Process</b>	<b>199</b>
<b>Validated and awaiting verification</b>	<b>114</b>
<b>Included in Scheme</b>	<b>2022</b>
<i>Planning/Scheduling</i>	55
<i>Preparation of Specification &amp; Tender</i>	3
<i>Tendering &amp; Tendering Analysis</i>	13
<i>Decision to Contract</i>	0
<i>Remediation Works</i>	219
<i>Works Complete &amp; Certified (In Retention)</i>	556
<i>Closed after Retention</i>	1176
<b>Closed</b> ( <i>Excluding Properties Closed After Retention</i> )	<b>169</b>
<b>Grand Total</b>	<b>2504</b>