



An Bord Réitigh um Pírit
Pyrite Resolution Board

Pyrite Resolution Board

38th Quarterly Progress Report

(Period Ending 30th June 2023)



38th Quarterly Progress Report Pyrite Resolution Act 2013 (Section 9)

1. Applications

A total of 3254 applications have been submitted to the Pyrite Remediation Scheme since its launch from 26th February 2014 to the 30th of June 2023 and to date 2626 dwellings have had remediation complete. A number of applications have been closed for administrative reasons, e.g. duplicates, withdrawn etc. On average 2 applications were received per week during the second quarter of 2023.

These applications are spread across:

- 74 developments containing multiple applications
- 49 developments with only one application and
- 77 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 2934 applications have been validated and referred to the Housing Agency for the Assessment and Damage Verification Process.

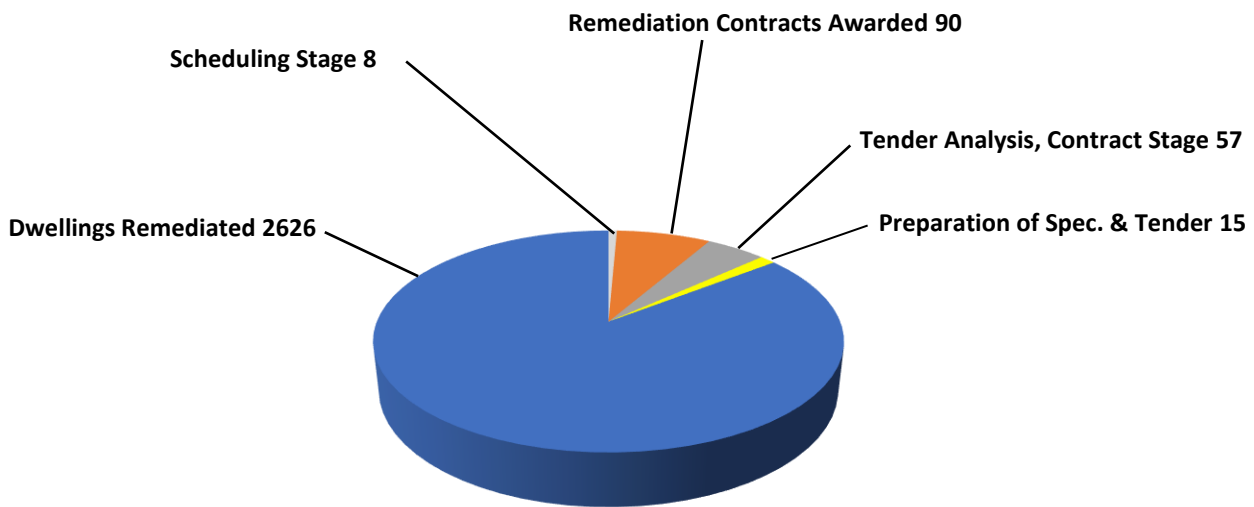
Damage Verification, i.e. confirmation of damage attributable to pyritic heave, may be based on an individual dwelling or on associated dwellings. Associated dwellings may thus be verified on the basis of comparable damage and/or earlier tests with similar results. HomeBond arranges testing as required 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 2796 dwellings have been included in the Scheme and the applicants have been notified accordingly.

4. Tendering, Award of Contracts and Remediation

Of the 2796 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 from the Scheme

Refusal following the Validation Process

To date, a total of 177 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 92 applications have been excluded following the Verification & Testing Process on the grounds that the Scheme's eligibility requirements were not met.

7. Appeals

One appeal was received by the Board during the second quarter of 2023. The appeal related to an application refused where the Building Condition Assessment Report submitted with the application had a Damage Condition Rating of 1.

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. 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 second quarter of 2023.

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 second quarter of 2023.

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.

There are currently no ongoing legal proceedings.

12. Governance

In the second quarter of 2023:

- The Board reviewed and approved the Q1 2023 Report for submission to the Minister.
- The Board approved the Governance and Procedural Arrangements Review as proposed by the Audit and Risk Committee.
- The Board approved the ARC Terms of Reference as proposed by the Audit and Risk Committee.
- The Board submitted the 2022 Annual Report and Chairperson’s Comprehensive Report to the Minister.
- The Board reviewed and approved the 2024 budget for submission to the DHLGH.
- The Board reviewed approved the Three Year External Review report.
- The Board reviewed and approved the PRB Terms of Reference.
- The Board reviewed and approved the Conflict of Interest Policy.
- The Board reviewed and approved the Complaints Procedure.
- The Board reviewed and approved the Customer Charter.
- The Board reviewed and approved the Customer Action Plan.

27th July 2023

Appendix A - Summary of Applications Submitted as at 30th June 2023

Local Authority	Applications	County/Area	Applications
Dublin City Council	41	Dublin	1796
Dún Laoghaire-Rathdown Co. Co.	46	Balbriggan	628
Fingal County Council	2137	Ballyboughal	6
Kildare County Council	136	Blackrock	1
Meath County Council	811	Donabate	91
Offaly County Council	32	Garristown	2
South Dublin County Council	34	Glenagery	2
Limerick City and County Council	16	Kinsealy	18
Westmeath County Council	1	Lucan	22
Grand Total	3254	Lusk	625
		Malahide	6
		Naul	2
		Newcastle	13
		Oldtown	1
		Portmarnock	3
		Portrane	1
		Rush	303
		Skerries	4
		Sutton	2
		Swords	66
		Dublin 11	21
		Cappagh	1
		Finglas	2
		Meakstown	18
		Dublin 13	9
		Balgriffin	8
		Kilbarrack	1
		Dublin 14	1
		Churchtown	1
		Dublin 15	324
		Ashtown	9
		Blanchardstown	26
		Castleknock	37
		Clonsilla	9
		Hollystown	10
		Mulhuddart	226
		Ongar	7
		Dublin 16	42
		Ballinteer	42
		Dublin 5	4
		Harmonstown	1
		Kilbarrack	1
		Raheny	2
		Dublin 6	1
		Harolds Cross	1
		Dublin 7	2
		Cabra	1
		Dublin	1
		Dublin 8	9
		Heytesbury Street	7
		Merchants Quay	2
		Dublin 9	49
		Ballymun	1
		Drumcondra	2
		Glasnevin	1
		Santry	45
		Kildare	136
		Donadea	1
		Enfield	2
		Kilcock	16
		Leixlip	99
		Maynooth	18
		Limerick	16
		Corbally	15

Stage	Applications
1. Application & Validation	16
2. Damage Assessment/Verification	54
3. Planning/Scheduling & RWP Preparation	23
4. Tendering & Tender Analysis	0
5. Decision to Contract	57
6. Dwelling Remediation	90
7. Retention Period – 12 Months	230
8. Application Closed	2784
Grand Total	3254

Appendix A - Summary of Applications Submitted as at 30th June 2023

Rhebogue		1
Meath	811	
Ashbourne		441
Ballivor		1
Clonalvy		1
Drumree		1
Dunboyne		190
Dunshaughlin		39
Enfield		98
Kilbride		1
Kilcock		3
Kilmessan		3
Kinnegad		1
Navan		8
Rathmolyon		5
Ratoath		4
Robinstown		1
Summerhill		12
The Ward		1
Trim		1
Offaly	32	
Edenderry		32
Westmeath	1	
Raharney		1
Grand Total	3254	

Appendix B - Summary of Applications Submitted as at 30th June 2023

Status	Applications
In Validation Process	16
Validated and awaiting verification	54
Included in Scheme	2796
<i>Planning/Scheduling</i>	8
<i>Preparation of Specification & Tender</i>	15
<i>Tendering & Tendering Analysis</i>	0
<i>Decision to Contract</i>	57
<i>Remediation Works</i>	90
<i>Works Complete & Certified (In Retention)</i>	230
<i>Closed after Retention</i>	2396
Closed (Excluding Properties Closed After Retention)	388
Grand Total	3254