

## ***Miontuairiscí / Meeting Minutes***

### ***Ordinary Meeting***

#### ***Navan Municipal District***

***10.00 am, 12<sup>th</sup> February 2025, Navan Civic Offices***

An Meára, **Councillor Edward Fennessy**, presided.

**Councillors Present:** Francis Deane, Alan Lawes, Emer Tóibín, Padraig Fitzsimons, Yemi Adenuga

**Councillors Present via Zoom:**

**Absent/apologies:**

**Officials in Attendance:**

**Director of Service:** Martin Murray

**Executive Engineer:** Shane Durcan

**Meetings Administrator:** Francis Regan

**Assistant Staff Officer:** Stephen Carey

#### **1.0 Confirmation of Minutes from the Ordinary Meeting of 22nd January 2025**

The minutes of the ordinary meeting held on the 22<sup>nd</sup> of January 2025 were proposed by **Councillor Padraig Fitzsimons** and seconded by **Councillor Francis Deane**

#### **2.0 Matters arising from the Minutes**

**There were none**

#### **3.0 Expressions of Sympathy and Congratulations**

Sympathies were extended to the families of:

Michael Smith, Navan

Sean Kelleher, Navan

Edward Delvin, Navan

Noel Coogan, Navan

Frank Barratt, Navan

Congratulations were extended to:

- Linda Nelson Murray on her election to Seanad Eireann Senator Sharon Keogan on her re-election to Seanad Eireann

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### **4.0 Statutory Business**

#### **4.1 Housing**

##### **4.1.1 To consider and adopt the 2025 Schedule of Municipal District Works, for Housing**

Corrina Elder, Executive Engineer for Housing gave a presentation on the 2025 Schedule of Municipal District Works, for Navan and answered questions from all members as detailed below.

- The budget for Pre let repairs are €90 million nationally. Why are Meath so low with 1.5 million? *Yes, this is correct. Funding is allocated centrally by the department. We will however be making a submission for more.*
- How do we stop or identify unauthorized works? Inspection or abandonment? *By both methods. Also, each tenant receives a tenant handbook and pre-tenancy training detailing how a house should be maintained before a tenancy is signed.*
- Were all the refurbished works re let units? *No not all. Some houses that came back into stock were relatively new and in good condition.*
- What is the average price of heat pumps? *It depends on the amount of work needed but it varies between €6,000 to €10,000.*
- How do you identify what needs to maintain or repair? *Often, we are informed by the tenant. All maintenance is contracted out to competent contractors. All works are overseen by Meath County Council Clerks of Works and Engineers. There is a full complement of maintenance team available to address repairs. The Housing Section aim to carry out a survey of stock of approximately 1000 units per year and hope that this cycle will be finished in four years. This survey would include Part V as they are local authority units.*
- How many vacant units do we have? *This is given monthly in the chief executive report*
- Do we schedule the maintenance of boilers? *Yes, this is planned annually.*

The above statutory process was confirmed on the proposal of **Councillor Eddie Fennessy** and seconded by **Councillor Francis Deane**

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### **4.2 Transportation**

#### **4.2.1 To consider and adopt the 2025 Schedule of Municipal District Works, for Transport**

Caroline Corrigan, Executive Engineer for Transport gave a presentation on the 2025 Schedule of Municipal District Works Navan, for Transport and answered questions from all members as detailed below.

- Great to see an increase of 15% of funding to CIS. However, the funding seems low overall given the high applications received - *The department identifies and directly funds the schemes. Funding never matches the amounts of applications received, however the additional 15% will make an impact. Each MD is getting its fair share of funding based on its need. CIS is a work in progress and completed by priority and need rather than time.*
- Are we using recycled asphalt? - *Yes, this is used at based levels under the roads and not on the surface level as surface level will need high levels of resistance.*
- Warm mix, is it durable and effective? - *Yes, it is laboratory tested and stringently tested before use.*

The above statutory process was confirmed on the proposal of **Councillor Emer Tóibín** and seconded by **Councillor Yemi Adenuga**

#### **4.2.2 To receive an update on the Proposed Signalised Junction of the Clonmagadden Road with the R162**

**This was noted**

#### **4.2.3 To receive an update on proposed Traffic Calming at Ferndale Estate, Navan**

**This was noted**

#### **4.2.4 To receive a Progress Report on works undertaken/planned for Navan Municipal District.**

The report circulated in advance was noted and the following raised:

- Huge thanks and appreciation to all outdoor staff in the response to Stom Eowyn and it was noted that all hazards were cleared by Saturday afternoon.
- Appreciation to the quick response to potholes
- Can the roads at Saint Olivers cottages be examined as they appear to be in need of repair
- Can signage be improved for Navan Cosmo soccer club?

The above was noted. The Executive Engineer also informed members that there will be traffic disruption in the coming months due to works on the LDRF that cannot be avoided.

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### **4.3 Corporate Affairs & Governance**

#### **4.3.1** To note the Municipal District Allocations submitted by Councillors on behalf of Navan Municipal District

This was noted

### **5.0 Notice of Questions**

#### **5.1 Submitted by Councillor Eddie Fennessy**

*"During the previous term of office, we were advised several times by the Executive that a 'Traffic Impact Survey' would be undertaken on the Metges Road and surrounding area in Johnstown. This advice was given in response to motions requesting the installation of pedestrian safety infrastructure along Metges Road. Can the Executive advise please, has that survey taken place and if so, what pedestrian safety measures were identified as requirements along Metges Road?"*

#### **Response:**

Meath County Council appointed Systra consulting engineers in 2024 to carry out an Area Based Transport Assessment (ABTA) for Navan. Extensive traffic surveys were carried out in 2024 to model the existing traffic movements in Navan and a public consultation was carried out to give residents and commuters an opportunity to identify issues which should be considered. Following a review of this data various options are currently being considered for potential active travel, public transport and road / traffic management interventions throughout Navan. It is expected that the final identified list of interventions will be included as part of a Local Area Plan for the town. Work on the ABTA is still ongoing and is currently expected to be completed later this year.

Members accepted the above answer. Martin Murray, Director, reiterated to members that the survey includes all of Navan and hopes that the survey will be complete in the next 8 weeks.

#### **5.2 Submitted by Councillor Francis Deane**

*"What are the proposed plans for Spicer's Bakery, Athlumney, on the R153?"*

#### **Response:**

On 16<sup>th</sup> February 2024 An Bord Pleanála approved a scheme proposed by Meath County Council for lands including the former Spicer's Bakery. The development included the following:

1. The preservation and conservation of the former Spicer's Bakery (PS) and the demolition of associated outbuildings and sheds.
2. The renovation and extension of the former Spicer's Bakery 2- storey office building as a café with an associated public realm area inclusive of bandstand.

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3. The reconfiguration of the Ramparts Car Park with new access and egress points, cycle parking, public realm area and footpaths.
4. The demolition of 4 No. terraced derelict properties along the Athlumney Road and replacement with a stepped public plaza area at the entrance to Andy Brennan Park.
5. The redevelopment of the Andy Brennan Park for active recreational use including the refurbishment of the existing fishing platform.
6. Associated landscaping, associated pedestrian linkages including 2 No. pedestrian crossings, site drainage works, and all associated site development works.

The response was noted

#### **5.3 Submitted by Councillor Emer Tóibín**

*"Can Meath County Council provide the listing of proposed new bus stops and new bus shelters in the Navan MD?"*

##### **Response:**

Please find a list of proposed bus infrastructure works for the Navan Municipal District in 2025.

Please note, the responsibility for the provision of bus stop infrastructure is a matter for the relevant bus operators and the National Transport Authority (NTA) in the first instance.

Meath County Council provides assistance to the National Transport Authority in respect of the delivery of the sustainable infrastructure, such as the project management of the construction works relating to bus stops and those necessary to facilitate the erection of the bus shelters by the NTA's bus shelter installation contractor. Whilst Meath County Council periodically discusses representations received in relation to new infrastructure with the NTA, we recommend that these matters such as the provision of new bus stops and new bus shelters are raised directly with them given their statutory role in this regard.

All requests for new bus stop infrastructure at locations in County Meath should therefore be directed to the National Transport Authority. Public representatives can send queries via email to [oireachtaslaison@nationaltransport.ie](mailto:oireachtaslaison@nationaltransport.ie)

Alternatively, written communications can be made to:

National Transport Authority  
Dún Scéine  
Harcourt Lane  
Dublin 2  
D02 WT20

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Subject to the continued support and approval of the NTA, and the suitability of the individual site as determined during detailed design, Meath County Council intends to advance the design and construction of the following bus infrastructure, at the following locations in the Navan Municipal District in 2025;

### **New bus infrastructure proposed for advancement in 2025**

- New Bus Stop at Blackcastle Demesne, Slane Road, Navan (N51 EB) • New Bus Stop at Blackcastle Demesne, Slane Road, Navan (N51 WB) • New Bus Stop at Blackcastle Estate, Navan (outbound)
- New Bus Stop at Blackcastle Estate, Navan (inbound) • New Bus Stop at Johnstown Village, Navan (outbound) • New Bus Stop at Johnstown Village, Navan (inbound)
- New Bus Stop at Cois Glaisin, Navan (outbound) • New Bus Stop at Cois Glaisin, Navan (inbound)
- New Bus Stop at Academy Street, Navan (inbound)
- Bus shelter at the existing bus stop near the fire station

Due to the nature of the works being proposed, unfortunately timeframes are not definite as the works may require boundary alterations (by agreement), Planning Permission, Road Safety Audits and are subject to a competitive tendering process.

### **The response was noted**

#### **5.4 Submitted by Councillor Pádraig Fitzsimons**

*"Is there any update on the proposed 'downsizing policy' being introduced by Meath County Council?"*

#### **Response:**

I wish to confirm that the provision of rightsizing is included in the Meath County Council Allocation Scheme adopted in October 2021 (see below extract). The Council does not currently have a specific rightsizing policy document and applications to rightsize are processed on a case by case basis. It is noted that to date applicants have not proceeded through the provision of the allocation scheme and have either rightsized from their own means (the proceeds of sale or their property) or not proceeded with the rightsizing option (remained in place).

Our Age Friendly Ireland, Healthy Age Friendly Home (HAFH) co-ordinators, can engage with any person aged 65+ who wish to discuss their rightsizing options. This programme aims to support older people to live in their own home or a home more suited to their needs with dignity and independence, for as long as possible. The programme's ambition is to enable everyone to live longer healthier lives by keeping care close to home and expanding the range of health and social care services in the community. It is about providing a range of alternatives for older people who may otherwise transition into long term residential care prematurely. To do this, we have appointed a Local Healthy Age Friendly Homes Coordinator in

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all local authorities. Each Local Coordinator will case manage a support package for each person referred, linking the supports from the variety of public, voluntary, private and community agencies in the area. The Local Coordinator will carry out a home-based assessment and, in partnership with the older person, will identify and design a range of supports to enable the older person to continue living independently. This will not affect any current home help, medical card, pension, or other services being received.

### **17.0 Rightsizing**

Rightsizing is a term that describes a process of adjusting your housing to meet your current needs.

#### **Existing Tenants**

Tenants occupying properties in excess of their current housing need shall be approached in order to rightsize to a more suitable property to their meet their current need subject to availability and suitable properties within the tenant's local community or preferred area of choice. This should be used at all times to ensure best use of the Housing Authority's current housing stock. Furthermore, rightsizing is often reference in the context of older adults moving from larger family homes to smaller, more manageable homes that will support a person to age in place. Accordingly, rightsizing has a valuable role in supporting older people to remain living in their own homes and communities for as long as possible. Accordingly, the Housing Authority will encourage older tenants (aged 55 years or older) to consider rightsizing as a proactive life choice and to think about future needs as well as current needs when considering rightsizing opportunities. It is recognised that the decision to move home is a significant one, especially due to emotional attachments. Therefore, enhanced awareness of the benefits of rightsizing is key to the success of achieving rightsizing within the Housing Authority's own housing stock, along with guided assistance and support throughout the process of rightsizing. This will be achieved by:

- Maximizing promotion of voluntary rightsizing opportunities to existing tenants
- Financial assistance up to a maximum of €500 to existing tenants for identified expenditure associated with a rightsizing move, where deemed necessary (eg decluttering, belongings transfer/removal). The extent of the maximum financial assistance available to be reviewed periodically, in the context of experience gleaned from actual implementation.

#### **Private Owners – Rightsizing Financial Contribution Scheme**

The Financial Contribution Scheme for private owners is provided for in recognition that there are persons of 55 years or older who find their existing dwellings too large for their needs and who wish to be considered for housing by the Housing Authority, as tenants in older person's accommodation.



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The following conditions apply:

1. The property must be located in Meath County Council's administrative area
2. Admission to the Financial Contribution Scheme shall only be offered to a home owner if Meath County Council wishes to purchase a home owner's property and is able to source a vacancy in older person's accommodation for the applicant
3. Meath County Council cannot purchase any house with a value in excess of the price limit set out by the Department of Housing, Local Government & Heritage for acquisitions (Unit Cost Ceilings applicable at the time)
4. Meath County Council shall only consider purchase of properties at a discount from homeowners who are eligible for older person's accommodation
5. Successful applicants will be placed on the Financial Contributions List until a suitable vacancy arises. Applicants will not be prioritized ahead of older persons on the Social Housing or Transfer lists. An offer of a social house to an applicant on the Financial Contribution List will be at the discretion of the Housing Authority
6. Home owners who are housed must pay a housing rent in line with the Differential Rent Scheme
7. The financial contribution for a private house owner (aged 55 years or above) to become a tenant of the Housing Authority is one quarter of net proceeds of the sale of the dwelling. Net proceeds shall exclude the discharge of any mortgage or charge on the property, legal fees incurred and/or expenses solely related to the sale of the property
8. Properties will be subject to inspection when an applicant is reached for consideration. If the dwelling is found unsuitable by the Housing Authority or if it requires substantial repairs, the Housing Authority may not purchase the property. The applicant has the option of a private sale of the property, with the applicant paying the financial contribution to the Housing Authority of one quarter of the net proceeds of the sale

The response was noted



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### **6.0 Notice of Motions**

#### **6.1 Submitted by Councillor Eddie Fennessy**

*"I call on Meath County Council to include Woodview on the 'Estates Road Repair Programme 2025'."*

**Supporting information subject to the motion being proposed, seconded, and considered:**

Blackcastle Shopping Centre and surrounding area, including certain footpaths, are under a lease agreement with Meath County Council and the Blackcastle Management Company. The conditions on the lease need to be reviewed to ascertain who is responsible for maintenance works and then a plan made going forward.

The motion and response were noted on the proposal of **Councillor Eddie Fennessy** and seconded by **Councillor Yemi Adenuga**

#### **6.2 Submitted by Councillor Eddie Fennessy**

*"I call on Meath County Council to assess footpaths at Aisling Place and Blackcastle Shopping Centre area, for inclusion on the footpath repair programme and for drainage works to alleviate existing flood problems."*

**Supporting information subject to the motion being proposed, seconded, and considered:**

Blackcastle Shopping Centre and surrounding area, including certain footpaths, are under a lease agreement with Meath County Council and the Blackcastle Management Company. The conditions on the lease need to be reviewed to ascertain who is responsible for maintenance works and then a plan made going forward.

The motion and response were noted on the proposal of **Councillor Eddie Fennessy** and seconded by **Councillor Pádraig Fitzsimons**

#### **6.3 Submitted by Councillor Francis Deane**

*"I call on Meath County Council to install a disabled parking bay on Railway Street, on the opposite side of the former County Hall, following requests by several business owners in the area."*

**Supporting information subject to the motion being proposed, seconded, and considered:**

The upgrade to the Active Travel scheme on Trim Road has been successfully completed. Notably, there is currently a designated disabled parking space located outside Navan Library, within additional three spaces available within the County Hall car park. Furthermore, the recently completed scheme on Trim Road has incorporated wheelchair-accessible bus stops on Railway Street, adjacent to County Hall, enhancing accessibility and inclusivity for all users.

The motion and response were noted on the proposal of **Councillor Francis Deane** and seconded by **Councillor Eddie Fennessy**

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### **6.4 Submitted by Councillor Francis Deane**

*"I propose that Meath County Council will install a footpath on the L3409, Ratholdron Road, in front of the three properties that link Silverlawn front row to Adam Gayle Hairdressers. There is a strong need for the provision of a safe pedestrian walkway to be brought in line with the existing footpath."*

#### **Supporting information subject to the motion being proposed, seconded, and considered:**

Meath County Council will investigate the feasibility and options of providing a footpath at this location

The motion and response were noted on the proposal of **Councillor Francis Deane** and seconded by **Councillor Yemi Adenuga**

### **6.5 Submitted by Councillor Pádraig Fitzsimons**

*"I call on Meath County Council to investigate traffic calming measures on the Boyne Road, Navan with particular reference to the narrow bridge and St. Mary's Cemetery."*

#### **Supporting information subject to the motion being proposed, seconded, and considered:**

Traffic surveys can be undertaken on the Boyne Rd at the proposed locations and following these surveys a decision can be made regards any traffic calming measures required.

The motion and response were noted on the proposal of **Councillor Pádraig Fitzsimons** and seconded by **Councillor Francis Deane**

## **7.0 Correspondence**

There was none.

## **8.0 Any Other Business**

Members raised the following:

- Regarding the safe routes to school in Johnstown. Will this project take 12 months to complete? If it does it will cause serious inconvenience.
- Can we have an update date on the Boreen Keel basketball court funding?
- At the Woodlands estate road surfacing only seems complete in parts
- Can a path be considered between Boyerstown Graveyard and the school?
- Can we have an update on the 4 Pillars of the Flowerhill urban regeneration?

The Director confirmed that the project for the Safe Routes to School in Johnstown will be considerably less than 12 months. The Executive Engineer responded accordingly to all other points.

The meeting concluded at 11.15am

Signed: