

## **COMHAIRLE CHONTAE NA GAILLIMHE**

### **Ceantar Bardasach Chonamara** **Municipal District of Conamara**

#### **Minutes of the Meeting of the Municipal District of Conamara held at the Council Chamber, Aras an Chontae, Galway on the 4th of October 2019 @ 10.00 a.m**

#### **ILATHAIR:**

##### **Baill:**

Cllr. T. Ó'Curraoin Cathaoirleach, N. Thomas, S. Walsh, G. King, T. Welby, E. Mannion, D. Ó' Cualáin, A. McKinstry, P. Mac An Iomaire.

##### **Oifigigh:**

G. Mullarkey, Head of Finance.  
M. Owens, Director of Services Housing  
R. Lowe, S.E Housing  
D. Mitchell, S.E Infrastructure-Operations  
M. Melody, S.E Environment  
P. Breathnach S.E.E Infrastructure-Operations  
J. Kearns Exec. Engineer, Housing  
A. O'Halloran, Asst. Engineer, Housing.  
M. Molloy, Asst. Env. Awareness Officer.  
S. Groarke, Meetings Administrator.

##### **Apologies:**

#### **1. Minutes of the MD of Conamara Meeting held on the 20-9-2019 **CMD 19047****

The adoption of the Minutes of the Meeting held on the 20-9-2019 was proposed by Cllr. A. McKinstry and seconded by Comh. D. O' Cualáin.

#### **2. Matters arising from the Minutes **CMD 19048****

There were no matters arising from the minutes.

### **3. Part 8 Application -Development of 26 Housing Units in Clifden**

**CMD 19049**

The elected members considered the Part 8 Planning Application under the Planning & Development Regulations 2001 (as amended) for the development of 26 Housing Units in the Townlands of Clifden & Tullyvoheen Road, Clifden Ref: LA05/19.

On the proposal of Cllr. E. Mannion, seconded by Cllr. S. Walsh the 26 no. unit housing development in the townlands of Clifden & Tullyvoheen comprising of 6 no. one-storey one-bed dwellings, 2 no. one-storey two-bed dwellings, 5 no. two-storey two-bed dwellings and 5 no. two-storey three-bed dwellings including heritage conservation works to Protected Structure (RPS Reg. number 593), part removal and reconfiguration to facilitate conversion into 4 no. two-bed and 4 no. one-bed apartment units, car parking, hard & soft landscaping, site clearance works, roads, footways, amenity facilities, public lighting, connections to existing services and all ancillary site development works were approved in accordance with the Chief Executive Report, was approved.

### **4. Draft Litter Management Plan 2019-2022**

**CMD 19050**

M. Melody assisted by M. Molloy gave a presentation on the draft Litter Management Plan 2019-2022. He explained the background to the plan, the consultative process, the legislation regarding enforcement measures such as litter blackspots, the progress made under the Litter Management Plan 2015-2018, the objectives and policies of the new plan, the National Litter Pollution Monitoring Survey including performance indicators and details of Recycling and Bring Bank Centres in Co. Galway. He explained that the Litter Management Plan has to be amended every 3 years and placed before the Municipal Districts for their consideration. He requested comments/queries from the elected members as regards any appropriate amendments they wish to make- which will be considered in the drafting of the final plan. The elected members raised the following matter:

- Problems associated with the private waste collection firms refusing to bring the trucks down some rural roads- the reason cited is that they are too narrow for the trucks to turn and they are wary of damage that may result- the Council should ensure that they provide a proper service.
- Confirmation on the enforcement taken in regard to litter blackspots and litter on private property and the reason for the reduction in the number of volunteers taking part in litter clean- ups in communities-is this caused by insurance requirements.
- Tidy Towns Committees were complimented on the recent results.
- Query regarding if there is a difference as to what can be recycled at the Civic Amenity sites at Clifden and Ballinasloe.
- Request that the Council locate a Civic Recycling Centre in Casla
- Query in regard to the collection of electrical waste and recommendation that Galway County Council and Galway City Council consider providing a joint service in regard to the recycling of electrical and other waste.
- Provision of recycling bins for Barna & Furbo.

- System whereby waste collection firms provide bags in rural areas for the collection of waste and the fact that a lot of elderly people do not have access to the online system to enable them to place orders.

M. Melody explained that the Council contacted the waste collection firms concerning bringing the trucks down side roads to collect waste -but they are reluctant to do so citing potential damage and safety concerns there is no room to turn and the resultant insurance liability costs. He advised that the Council will consider the operation of the bag system which is currently only being provided by Barna Waste at their main office- the Council does not object to householders using a bag service outside the service waste collection areas. He referred to the variation in the type of items collected at the Civic Amenity sites at Clifden & Ballinasloe which are listed in the appendices of the LMP and advised that the Council is in the process of preparing new tender documents- which intend to offer the same harmonized service for all the CASs including Tuam. The current waste contractor for the 3 CASs is Barna Recycling. In regard to the provision of a 4th Civic Amenity Site -he explained that there is provision in the County Development Plan for Galway West and South and options are being investigated at present for these locations but they are subject to budget constraints. In regard to the provision of bottle banks he advised that the Council is constantly reviewing enquiries from communities -there are 90 at present with Rehab Glassco the contractor. M. Molloy explained that the sites have to be accessible and there is a problem at Furbo with the overhead power lines. He advised that there are 2 main outlets for the collection of WEEE in Conamara- the Clifden CAS and Nicolas O’Conchubhair Casla Industrial Estate- electrical shops which sell WEEE products are required to take them back on a 1-1 basis.

The following proposal was made by Comh. D. O’Cualáin and seconded by Comh. T. O’Curraoin.

**“We propose a motion that when re-tendering for an additional Civic Amenity Site that Casla would be the preferred site for this centre”**

On the proposal of Cllr. N. Thomas, seconded by Cllr. G. King it was agreed to adopt the draft Litter Management Plan 2019-2022.

## **5 Consideration & Adoption of MD Standing Orders**

**CMD 19051**

S. Groarke advised that he was informed by the A/County Secretary that items 1 (date/s for the holding of ordinary meetings), 5 (hour of meetings) and 6 (place of meetings) of the Standing Orders are specific to the Municipal Districts for consideration and adoption -all the other items on the Standing Orders were agreed at the September meeting of the Plenary Council on the 23-9-2019. A discussion took place concerning whether to hold the ordinary meetings on a monthly or bi-monthly basis -G. Mullarkey advised that consideration should be given as to whether there is sufficient business for a monthly meeting. He referred to the recent recommendation that the Municipal Districts hold monthly meetings and the Plenary Council bi-monthly meetings which was not agreed. The following was decided:

Item 1 -The proposal made by Cllr. A. McKinstry, seconded by Comh. T. O’Curraoin to hold the ordinary meetings on a monthly basis was not agreed by a vote taken with 4 for and 5 against the proposal. Instead it was decided to hold the ordinary meetings on the third Tuesday on a bi-monthly basis.

Item 2-It was decided that the time for holding the ordinary meetings would be 10.00 a.m and they would be 2-3 hours duration.

Item 3 – It was decided to hold the ordinary meetings at Aras an Chontae subject to resolutions being agreed to hold the meetings at venues in Conamara at other times. Comh. D. O’Cualáin proposed that Carraroe should be the venue for the meetings as they should be held in the Gaeltacht. A discussion then took place in regard to other areas in Conamara where meetings should be held such as Clifden & the Islands.

G. Mullarkey advised that Aras an Chontae is the most suitable in regard to facilities and availability of planning staff for presentations on Local Area Plans and Part 8 Planning applications.

Cllr. S. Walsh explained that there was insufficient time at the Plenary Council meeting to consider the Standing Orders and he advised that this matter should be deferred until they get more clarification on the items such as item 58 which deals with the exercise of reserved functions. He proposed the following resolution which was seconded by Cllr. N. Thomas.

**“I propose that item 5 be deferred until agreement be reached on items included”**

The meeting was advised that the Standing Orders were listed as items 13 & 14 on the Agenda for the Plenary Council meeting for the 23-9-2019 and the minutes would refer to the outcome. A discussion then took place as to whether to defer item 5 on the Agenda in accordance with the resolution proposed and it was decided to put it to a vote. The resolution was agreed with 5 elected members voting for and 4 against.

## **6. AOB**

**CMD 19052**

Cllr. N. Thomas referred to the letter he received from the Housing Office concerning the provision of Social Housing in Moycullen. He advised that there are major concerns in Moycullen about the number of houses and the need for controls on same in line with sustainable development policy and compatibility with the level of local services. He stated that the development has to be done in a balanced manner and that the Housing Office have never come back with the Master Plan. He explained that the 49 houses at Kylebroughlan, Moycullen are being purchased from a private developer who also owns the site across the road – developers are willing to deal with the Council and there is no mention of the other lands which have planning permission for housing- this could lead to a potential of 275 Social Housing units. He advised that there is a need for affordable housing in Moycullen as people cannot afford it and are over the threshold for Social Housing. He stated that he is proposing another motion today as follows:

**“I propose that Galway County Council suspend all development of houses on the Council site at Gort Uí Lochlainn Moycullen Village behind the playground until such time as the Councillors decide to proceed with some form of development in the future on the said site”**

The motion was seconded by Cllr. S. Walsh.

He stated that the people in Moycullen have no idea how many houses the Council will buy from private developers for Social Housing as it appears to have adopted a cloak and dagger attitude to this and Moycullen is an easy target to ease the pressure on it to deliver Social Housing-it is being done against the wishes of the Conamara Councillors. He advised that he has requested information on this as no one knows what is happening.

M. Owens advised that the position of the Executive in regard to Moycullen was outlined in the letter dated 27-9-2019, namely that it is proposed to deliver 30 Social Housing units through direct build by the Council on its own site at Gort Uí Lochlainn and 49 by the turnkey development at Kylebroughlan- a total of 79 units and any other proposal as regards additional units amounts to speculation. He outlined that both developments are being progressed on the basis that they are in accordance with the criteria of housing need with a capital appraisal and an independent assessment undertaken in accordance with the policy of building sustainable communities including the extent, integration and concentration of Social Housing in line with the national policy Rebuilding Ireland. He explained that the provision of 79 units for Moycullen is an appropriate and reasonable response noted that there are 400 households on the Housing List for the area of choice in need of housing. He stated that he provided an indicative layout of the Council's housing proposals for Moycullen at the February 2018 meeting and this indicative layout remained the basis for proposed development. He noted that there is transparency as regards the invitation, assessment and award criteria for turnkey developments and this information is available on the Council's website. He noted that the negotiations relating to the acquisition of property is commercially sensitive and the Council observes the required confidentiality, however, in the event of agreement being reached, the details in relation to the costs are provided. He also advised that the details of the Council's build programme are contained in the Council's Capital Programme, available on the website. He confirmed that the Executive is proceeding with these 2 developments as the Council has a statutory function to provide Social Housing. He advised that the direct build proposal would be subject to the relevant statutory planning process, including provision for public display and submissions and via a Part 8 process the Members would make the decision in relation to proceeding or not with the development. He stated that funding approval by the Department of Housing, Planning and Local Government is generally on the basis of a 4 stage approval process, with each stage approval committing the Department to cover the costs incurred by the Council in completion the stage, irrespective of the outcome. The motion proposed to suspend all works until a later undefined date to be determined by the Members, will not support the recoupment of the costs, as the project will have been suspended without cause, without concluding the stage and without certainty in relation to the costs incurred by the design team.

Cllr. N. Thomas enquired if there are plans for the acquisition of additional units and for Part 5 arrangements in addition to the 79. Cllr. T. Welby advised that the purchasing of turn key developments is outside the control of the Councillors and advised that Coillte have a site in Moycullen with planning permission. Cllr. A. McKinstry stated that he considered that the 79 units should be allowed to proceed in view of the need of 400 households -but there has to be a mechanism to control excessive development.

The Councillors also raised the following issues:

- Update on the bridges at Ceantar na nOileain
- Proposed meeting for Maam Cross concerning hedge cutting & other community issues.
- Date of commencement of the hedge cutting schedule
- Recommendation that the Council use better weed killer
- Request that Eileen Ruane DOS attend the next meeting in regard to queries on planning policy.
- Reconsideration of the speed limits at Furbo and Barna

**7. Date & Venue for Next Meeting**

**MD 19053**

The next meeting will be held on Tuesday 17-12-2019 at 10.00 a.m at the Council Chamber, Aras an Chontae, Galway.

**8. Vote of Sympathy**

**MD 19054**

On the proposal of Cllr. G. King, seconded by Comh. T. O'Curraoin it was agreed to express sympathy to Cllr. E. Mannion on the death of her uncle.

***CROCHNAIGH AN CRUINNIU ANSIN***