

**Minutes of the Special Meeting of Rosslare Municipal District
held on the 4th March 2026 at 10am in Council Chamber, County Hall**

Presiding: Cllr Ger Carthy

Councillors: Cllr Jim Codd
Cllr Frank Staples
Cllr Aoife Rose O'Brien
Cllr Lisa McDonald

Officials: Lynda Lacey – District Director
Nóirín Cummins – District Manager
Edwina Colfer – District Staff Officer
Johanna Somers – District Assistant Staff Officer
Carolyne Godkin – Director of Services Housing
Stephen O'Connor – SEO Housing

Apologies: Eddie Taaffe, Chief Executive

An Cathaoirleach opened the meeting and welcomed those in attendance and informed the attendees that the meeting would be recorded for the purpose of the minutes.

He stated that this special meeting was called to discuss the recent housing issues pertaining to Bridgetown where 36 residents in Hazelwood Estate received notices of termination from their landlord on Friday 27th February.

Stephen O'Connor SEO Housing gave a brief overview of the situation. In response to substantial numbers of notices of and representations from elected members an information advice clinic was held in FDYS Centre in Bridgetown on Monday 2nd March. 8 housing staff were in attendance, providing 6 individual assessment areas and 1 staff member available to discuss affordable housing options and another organising clinic appointments. 2 members of the RTB early intervention case team attended to provide advice and accept appeals from the tenants.

Approximately 33 notices to quit may have been issued in total and 30 appointments have been held to date, 28 at the information advice clinic and 2 in the Wexford County Council building. 10 tenancies have been identified as HAP supported and 20 are privately rented. Tenancy end dates range between May and June 2026 and August to October 2026. Each of the tenant's circumstances are different so they have to be dealt with and advised according to their circumstances. Some of the tenants may be eligible for home ownership through council mortgage or affordable home scheme or private purchase, some have been advised of the cost rental tenant in situ scheme and may be eligible for social housing.

Cllr Carthy thanked the Housing team for their proactive approach on the issues pertaining to Bridgetown. He informed the meeting that the dispute is not with WCC and that WCC are here to support and assist the tenants and to advise them of any

supports that are available. Cllr Carthy stated that he would not support any protests in relation to this situation.

Cllr McDonald thanked the Cathaoirleach for facilitating the meeting today. Cllr McDonald complimented CG and the Housing team who reacted immediately and put in place the clinic on Monday evening, it was welcomed by the tenants. She stated that it is not the time for protests as it is solutions that are required. Each case is different and needs to be looked at individually. A landlord is entitled to sell their property. The Tyrrellstown agreement amendment 2017 to the residents' tenancy act landlords are not allowed to sell in bulk so it appears that there may be a breach in the manner that the notices to quit for served.

In response to Cllr Carthys query on whether the notice to quits are legal or not CG responded that the RTB have the remit on this as they are privately rented properties. The RTB will be reaching out to the landlord directly. WCCs will continue to work with the tenants on what options are available to them. The RTB have appointed an independent adjudicator, and a number of households have lodged disputes, this will be a lengthy process.

Cllr Codd thanked the Housing team for their prompt response to this and stated that it was a very proactive step setting up the clinics in Bridgetown. He voiced his concerns over the lack of accommodation options available in the Rosslare District for tenants that find themselves in situations like this.

CG informed the meeting that a lot of the supports cannot be put in place until the tenancy ends but WCC will continue to work with the tenants and advise them of all of the supports that will be available when and if the tenancy ends.

Cllr Staples thanked the Housing Section for their proactive work over the last few days and reiterated the importance of WCC being available to provide support and advice to the tenants.

Cllr O'Brien thanked the Cathaoirleach for facilitating this meeting and the Housing section for their prompt response to the situation. In response to Cllr O'Briens query around the Cost Rental Tenant in Situ allocation SOC responded that it is a scheme for people that are outside the normal income limit threshold for social housing, potential applicants in Wexford can earn up to €59,000 (net income). The process is they would need to have a valid notice to quit and do a homeless assessment and if eligible a referral is sent to the Housing Agency who liaise with the landlord. If successful, the tenant will be renting the house from the Housing Agency. No allocation per county, it is based on referrals.

In response to Cllr O'Briens query in relation to the First Homes Scheme/Affordable Housing Scheme CG informed the meeting that a number of webinars are available which provides information on these schemes. The date of the next webinar is to be sent to the Cllrs for information. CG informed the meeting that a lot of work is required around getting the applicants mortgage ready.

Cllr McDonald raised the issue of the lack of affordable housing schemes available in the Rosslare District, this needs to be looked at. The criteria around affordable housing schemes is that priority is given to people within 15km so this is a problem.

Cllr Carthy queried if some Part 5 housing can be reallocated to Affordable Housing, SOC responded that this could be an option depending on the location and other factors.

Cllr Carthy asked that a meeting be organised between the Director of Housing and The Affordable Housing officer to discuss Affordable Housing options in the District.

In response to Cllr O'Briens query in relation to the LA Mortgage criteria LL stated that commitments are taken into account and each application would be looked at on a case-by-case basis, applicants will need to have been refused by 2 other financial institutions before they can apply.

SOC informed the meeting that expressions of interest are now open for Turnkey units if anyone would know of anyone who would be interested.

THAT CONCLUDED THE BUSINESS OF THE MEETING.

Signed on the 25th March 2026



Cllr Ger Carthy
An Cathaoirleach
Rosslare Municipal District

*Thank you to An Cathaoirleach for 4 years
of dedicated service to Rosslare District*



