PROSPECT MANOR RESIDENTS ASSOCIATION

NEWSLETTER, MAY 2025



Dear Neighbours,

Before we move into this edition of the Prospect Manor Residents Association newsletter, we'd be remiss if we didn't take a moment to remember two special members of our community who passed away recently.

In November 2024, **Kevin Sheridan** of Prospect Drive sadly passed away. Kevin was a familiar presence in Prospect Manor, often seen sitting at the bench on the main green with his dog, Louie. Even for those who may not have known him by name, Kevin was part of the daily life of our estate — someone you would often see while coming and going. Kevin generously allowed the committee to use his water supply for the flowers each summer. He was a true country gentleman, taken too soon, and deeply missed. Our hearts break for Mona and Kevin's family.

In April 2025, **Declan O'Rourke** of Prospect View, who served as Treasurer of PMRA and a long-standing member of the committee, also sadly passed away. Declan had a strong dedication to his community and was an important part of PMRA for many years. He loved the meetings, the work, and the friendships he built along the way — and he always enjoyed a good laugh. Declan was out and about with us during Cleanup Day this year, chatting with neighbours and lending his support. Many residents will remember him from our AGMs, Cleanup Days, door-to-door collections, and Fun Days. His passing was sudden and is a great loss to us all. Declan is the first active committee member we have lost. We remember him fondly, and our hearts are with Adrienne, Clíodhna, and Conor.

Life in Prospect Manor moves forward, but we carry the memory of Kevin and Declan with us. And now, we share updates on what's been happening across the estate.

2025 Key Dates to Remember

Please find below the key dates for Prospect Manor events in 2025.

Event	Date
Cleanup Day	Sunday, March 23rd (Complete)
Annual Collection	Monday/Tuesday, April 7th and 8th (Complete)
Annual Painting	Sunday, May 11th
Fun Day	Sunday, June 22nd, from 2pm to 5pm
AGM	Mid-November – Date TBD
Christmas Tree Lighting	Monday, December 1st

2025 PMRA Committee

Thanks to all the residents listed below who have volunteered their time to be part of the 2025 PMRA Committee, many of whom are long-standing members. We currently have no representation from the Court, Glen, Heath, or Heights. If you live in one of these areas and would like to get involved, we would be delighted to hear from you. Please contact any committee member or email info@prospectmanor.net.

Name	Officers	Road
Patricia Brennan	Chairperson	Meadows
David Kelly	Vice-Chairperson	Meadows
Peter Houlihan	Secretary	Drive
John Brennan	Treasurer	Meadows

Name	Role	Road
Áine Murray	Committee Member	Meadows
Derek Heasley	Website Manager	View
Jacinta Guthrie	Graffiti, Painting	Avenue
Janet McCrea	Crime Watch, Graffiti, Painting	Meadows
Lynda Minnock	Committee Member	Drive
Pat Joyce	Planning Applications	Grove
Sean English	Cleanup Day, Daffodils	View
Shannon Brennan	Fun Day	Meadows

2025 Annual Collection

A huge thank you to all the residents who have already contributed to this year's annual collection! As of today, we have received contributions from 238 households — 78.0% of the estate. Last year, we reached 280 households (91.8%), and with your help, we're aiming to match or even surpass that success!

If you would like to contribute, it's easy:

- Revolut to **086 783 4733** or use the Revtag **@prospectmanor**
- Or drop your contribution to **30 Prospect Meadows**
- A receipt will be returned

Your support directly funds the upkeep, improvements, and events that make Prospect Manor such a great place to live. Thank you for your continued support!

Local Estate Updates and Community Contributions

- **Walking Group:** Recently we've restarted the Prospect Manor Walking Group. We try to meet every Monday at 8 PM, and we've set up a WhatsApp group to confirm numbers and see who's available each week. We started off strong, but the weather got in the way — we're looking forward to giving it another push as the evenings are brightening up. If you'd like to join, just send us an email at info@prospectmanor.net.
- **Cleanup Day:** Thanks to everyone who took part in our 2025 Cleanup Day on Sunday, March 23rd. We had a great turnout, and together we collected so much material that three skips were needed to remove all the rubbish, overgrowth, and debris. We appreciate everyone's time and energy in making the day a real success!
- **Prospect Manor Road Name Signs:** Recently, Prospect Manor Road name signs received a fresh coat of paint, with a green background and white lettering. A special thank you to **Ava and Ben**, two teenagers from the estate, who volunteered their time along with two friends to repaint over 13 road signs. Their work has really helped to brighten up the signs, and we are very grateful for their time and effort.
- **New Dog Walking and Animal Care Service:** We're delighted to welcome Steven, a new resident to Prospect Manor, who is offering dog walking, sitting, and training services to the community. Steven is a trusted and responsible animal carer with several years' experience supporting animal welfare organisations. If you are interested in his services, you can reach him at +353 83 361 1944.
- **CCTV Camera Donation:** A resident has kindly donated a CCTV camera for the front entrance of the estate — thank you for your generosity and support! We are planning to install the camera shortly, and if it works well in that location, we will consider installing another near the pedestrian bridge.
- **Thinking of Painting Your House?** A few residents have asked about the original paint colour for Prospect Manor houses. The houses built by Albany Developments were painted with "Alabaster" (Code BS04B15). If you're planning any painting or touch-ups, this is the colour reference to use.
- **New Children's Book by Carina Dunne:** Carina Dunne from Prospect Manor has written a new children's book called Shadow, with illustrations by Dave McCleery. The story follows Aimée, a gentle and thoughtful little girl, and Shadow, a swan. They form a precious bond — showing that although they are different, it is their differences that help them create a magical friendship. For more information, visit www.carinadunne.com.
- **Bin Collections Update:** Some residents in Prospect Manor have recently been moved from The City Bin Co. to Advanced Waste Recycling. City Bin continues to collect on Thursday mornings, while Advanced now collects on Friday mornings.

  This change is linked to the acquisition of The City Bin Co. by Thorntons Recycling. As part of the approval by the Competition and Consumer Protection Commission (CCPC), Thorntons was required to divest certain customer routes to maintain competition — leading to the transfer of some accounts to Advanced Waste Recycling.

  If you have been moved to Advanced, please note that setting up your new account is not automatic — you will need to contact Advanced directly to activate your service. You can find more information or set up your account at www.advancedwaste.ie.

Working with SDCC

We continue to work closely with South Dublin County Council (SDCC) to address key areas around the estate. We would also like to thank Councillor Emma Murphy for her ongoing support of PMRA and for helping to bring forward issues raised by residents. Here's a summary of recent updates and ongoing efforts:

- **Damaged / Dangerous Footpaths:** Damaged and dangerous footpaths around Prospect Manor have been scheduled into South Dublin County Council's (SDCC) book of work for 2025. Responsibility for these repairs lies with SDCC, and as we receive more updates, we will keep residents informed. In the meantime, please be careful when walking around the estate, particularly in areas where footpaths are uneven.

- **Hedge Cutting Along Prospect's Border with Edmondstown Road:** The hedges along the border between Prospect Manor and Edmondstown Road had once again started to encroach onto the greens. We're pleased to report that the hedge cutting was completed in February 2025. Thanks to SDCC for getting it done!

- **Street Sweeper Visits:** PMRA organised with SDCC to have a street sweeper clean all the roads in the estate in conjunction with Cleanup Day. This has now happened twice since the start of 2025. We can expect street sweepers to visit Prospect Manor more regularly going forward, helping to keep the estate clean and tidy.

- **Pedestrian Bridge Area Maintenance:** We are working with SDCC to improve the maintenance of the pedestrian bridge area, which in recent years has become quite overgrown. We are currently seeking clarification on the scheduled date for this work and will update residents as soon as we have more information.

- **Fallen Trees in Storms:** During the winter storms, several trees fell around Prospect Manor, particularly on Prospect View and other areas. SDCC responded very quickly to remove the fallen trees, and it is greatly appreciated.

Developments Bordering Prospect Manor

With development activity ongoing around the borders of Prospect Manor, PMRA continues to monitor these closely and follows up with the relevant parties where needed to protect the interests of Prospect Manor residents.

Prospect House: No current planning application filed.

Barnes Field Development: The development at Barnes Field is currently underway, and several challenges and concerns have been raised by residents:

- **Construction Traffic:** Early on, there was a high volume of construction trucks coming through Prospect Manor. This has eased as work on the Barnes Field site has progressed.

- **Generators and Noise:** Generators placed near the boundary with Prospect Avenue have caused noise and air pollution. We have been advised that electricity is about to be switched on at the site, which should allow the generators to be removed.

- **Concrete Towers:** The concrete towers currently positioned near the backs of Prospect Avenue houses will be relocated elsewhere within the development as construction continues.

- **Rodent Issues:** Residents near Prospect Heath have reported an increase in rodent activity. We are continuing to monitor the situation and are raising concerns where necessary.

- **Privacy Concerns:** A camera that was facing towards Avenue residents has been covered with duct tape to protect privacy. We will continue to monitor the situation to ensure resident privacy is maintained.

Recent Crime in Prospect Manor

Unfortunately, there have been several incidents in Prospect Manor in recent weeks, including the theft of two cars from Prospect Drive, and attempted house and car break-ins across the estate. These incidents mostly occurred during the early morning hours, and in some cases, individuals covered their faces to avoid detection by CCTV doorbells.

We encourage all residents to remain vigilant. Prevention starts at home — please ensure that doors and windows are locked, alarms are set when leaving the house or settling in for the night, and that cars are locked, and valuables are removed from view. Please also avoid leaving keys just inside the doorway where they may be easily accessible.

If an incident occurs, please report it directly to Rathfarnham Gardaí (Phone: 01 666 6500), including if you have CCTV footage or any information related to the incident. In addition to contacting the Gardaí, please also notify PMRA as soon as possible. This allows us to quickly alert residents and increase awareness across the estate, helping to prevent further incidents.

PMRA are also arranging for the installation of CCTV at the entrance to the estate, as previously mentioned, to help further enhance security. The more residents who have CCTV coverage, the better protected our estate will be.

Residents' Corner: Your Voices, Your Concerns

Below are some of the items residents have raised with PMRA since the last newsletter. We're sharing many of these as friendly reminders — to inform, not to judge or lecture — and to help keep Prospect Manor a welcoming and well-looked-after estate for everyone.

- **Trees and Hedges Between Neighbouring Properties**

  In response to frequent inquiries, we want to highlight some guidance from South Dublin County Council's *Living with Trees* document. Concerns have been raised about trees and hedges overhanging neighbouring properties, blocking sunlight, and causing heavy leaf fall in autumn. The Council's advice is simple:
  - Maintenance of trees and hedges is the responsibility of the landowner. Where possible, neighbours are encouraged to speak directly with each other and try to find an amicable solution (Section 6.11).
  - Landowners also have a duty to ensure their trees and vegetation do not pose a hazard to public paths, roads, or neighbouring properties (Occupiers Liability Act 1995, Roads Act 1993, Section 6.12).
  - The Council does not intervene in private disputes — these are best resolved through direct discussion or, if necessary, independent legal advice.
  - For full details, you can view *Living with Trees* at: www.prospectmanor.net/news/living-with-trees.

- **Home Alarm Concerns**

  Residents have raised concerns about home alarms sounding for extended periods, especially during working hours. We would like to remind everyone that properly maintained alarm systems help protect both your property and your neighbours' peace of mind.
  According to Irish Standard EN50131/1:2006:
  - External alarms should be fitted with a cut-off to stop sounding after a maximum of 15 minutes.
  - At least two keyholders should be nominated and be easily contactable if your alarm is triggered.
  - If your alarm is not connected to a monitoring centre, it's helpful to make your contact details available to a trusted neighbour.

  Good alarm maintenance helps deter crime while also avoiding unnecessary noise disturbance for others.

- **Parking Concerns in the Estate**

  Parking issues have also been raised, particularly around estate junctions and footpaths. We kindly remind everyone of some basic regulations under the Road Traffic (Traffic and Parking) Regulations, 1997 (S.I. No. 182/1997):
  - Vehicles should not be parked within 5 metres of a road junction.
  - Parking on footpaths, grass margins, or median strips is not permitted.
  - Vehicles should not be parked in a way that obstructs or endangers other traffic or interferes with its normal flow.

  Observing these simple rules helps keep Prospect Manor safer and more accessible for all — especially for pedestrians, children, and those with buggies or mobility needs.

Residents' Corner: Your Voices, Your Concerns (Continued)

- **Oversized Vehicles Parked on Roads**

  Concerns have also been raised about oversized vans and large jeeps being parked long-term on estate roads. While there are no current restrictions specific to this, we ask all residents to please be mindful of maintaining clear sightlines and shared access for all road users. A little consideration goes a long way in helping to keep our estate safe and accessible for everyone.

- **Bus Shelter Request — Stocking Lane**

  PMRA are considering submitting a request to South Dublin County Council for a bus shelter to be installed on Stocking Lane, opposite the entrance to Prospect Manor. We will keep residents updated as this progresses.

- **First Aid Training and Defibrillator Fundraising — Resident Suggestion**

  A resident recently suggested the idea of organising first aid training sessions within the estate and fundraising to install a community defibrillator. If you would be interested in helping to organise or participate in this, please let us know at **info@prospectmanor.net**.

- **Responsible Dog Ownership — Roaming Dogs**

  We have received several reports of dogs roaming off-lead around the estate, including concerns about a bully breed being allowed to wander freely. We would kindly remind all dog owners that dogs must be kept on a lead in public areas for the safety of all residents, visitors, and other pets. Responsible dog ownership is a shared commitment that helps make Prospect Manor safer and more enjoyable for everyone.

- **Dog Waste — Green Area Near the Bridge**

  Residents have reported a high number of discarded dog waste bags left near the green area by the pedestrian bridge. Please remember to clean up after your pets and we respectfully ask that you take bags home for disposal. Keeping our greens clean benefits the entire estate.

- **Resident Query — Porch Builders**

  A resident who recently moved into the estate has asked if anyone can recommend a builder for installing a porch. Many of the original porches were built years ago, and some builders are no longer in business. If you have a recommendation for a builder who is still active, please let us know at **info@prospectmanor.net** and we will pass it along.

Handy Numbers / Contact Details

In case of any issues or emergencies, below is a list of some useful contact details including telephone numbers, emails, and websites:



PMRA – Prospect Manor Residents Association

• Email:	info@prospectmanor.net
• Website:	www.prospectmanor.net
• Register for SMS Alerts or Report a crime:	https://www.prospectmanor.net/contact.html

Garda

• Rathfarnham Garda	01 666 6500
• Tallaght Garda	01 666 6000
• Community Garda	Garda Chris Moylan christopher.j.moylan@garda.ie 01 666 6500

SDCC

• Main Office	01 414 9000
• Environment	01 414 9366
• Litter Warden	01 414 9000
• Street Lighting	01 414 9294

SDCC Mayor & Councillors (Current)

• Alan Edge, Independent	aedge@cllrs.sdublincoco.ie
• Brian Lawlor, FG	blawlor@cllrs.sdublincoco.ie
• Emma Murphy, FF	emurphy@cllrs.sdublincoco.ie
• Sarah Barnes, FG	sbarnes@cllrs.sdublincoco.ie
• Róisín Mannion, SF	rmannion@cllrs.sdublincoco.ie

Emergency Services

• Garda, Fire, Ambulance	112 or 999
• Gas Emergency	1800 20 50 50
• Electricity Emergency	1800 372 999
• Water Emergency	1800 278 278

Thank You for Reading

Thank you for taking the time to read this edition of the Prospect Manor Residents Association newsletter. We hope you found the updates useful. If you have any thoughts, suggestions, or feedback, we would love to hear from you. Please feel free to reach out to us at info@prospectmanor.net or speak with any of our committee members.

www.prospectmanor.net