



**CONSTRUCTION DEFECTS**  
ALLIANCE

**For release:** 2.00pm, Wednesday, 18 September 2024

**ALLIANCE SAYS GOVERNMENT APPROVAL FOR DRAFTING OF DEFECTS REMEDIATION BILL IS IMPORTANT STEP FORWARD**

**Construction Defects Alliance expects Heads of the Bill to be published within next four weeks and State-funded interim remediation works to commence in early October**

The Construction Defects Alliance has welcomed today's decision by the Government to give approval for priority drafting of the Apartment and Duplex Defects Remediation Bill as an important step forward for the hundreds of thousands of people affected by defects.

The Construction Defects Alliance has been campaigning for a State-funded defects remediation scheme since 2019 and is comprised of apartment owners and directors of owners' management companies as well as the Apartment Owners Network, the Not Our Fault campaign and a number of approved housing bodies,

Pat Montague, spokesperson for the Construction Defects Alliance, said that they expect the Heads of the Bill to be published within the next four weeks and to be immediately referred to the Joint Oireachtas Committee on Housing for pre-legislative scrutiny.

"Today's decision by Government represents another important step forward in resolving the issue of fire safety and other defects affecting up to 100,000 Celtic Tiger-era apartments and duplexes.

"Given the proximity of the next General Election, we don't expect the legislative process to be concluded during the lifetime of this Oireachtas. This is why we are engaging – and will continue to engage intensively – with all parties to ensure that this task is completed early in the lifetime of the next Oireachtas. With a fair wind, we would hope that the legislative process will be completed in 2025, with the remediation scheme established and fully operational by 2026 at the latest," Pat Montague said.

Mr Montague said that — in good news for apartment and duplex owners and residents – the first State-funded interim remediation works are likely to commence in the next month.

“The Government announced the Interim Remediation Scheme – further to a proposal from the Construction Defects Alliance – on 11 December last year. To date, there have been over 170 applications to this scheme. Given that it will take 10 years or more to address all of the defects across the country, the purpose of this scheme is to address key fire safety issues like fire alarms and escape routes so that people can remain living in their apartments and duplexes.

“While there were some teething problems initially, it was in May agreed to proceed with four pathfinder projects to help address a number of operational issues. The good news is that three of those pathfinders have had their applications approved by the local authority fire services and they are now engaging with the Housing Agency around their grants. We would expect this process to be concluded in the coming weeks which would allow these much-needed works to commence in October.”

Pat Montague concluded by saying that following this pathfinder project process, the Housing Agency will then commence processing the other applications for the Interim Remediation Scheme and an information roadshow will commence to get other apartment and duplex complexes to apply to the Interim Remediation Scheme.

**FOR FURTHER INFORMATION, CONTACT:**

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