



STATUTORY INSTRUMENTS.

**S.I. No. 225 of 2026**

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REMEDICATION OF DWELLINGS DAMAGED BY THE USE OF DEFECTIVE  
CONCRETE BLOCKS (AMENDMENT) REGULATIONS 2026

S.I. No. 225 of 2026

REMEDICATION OF DWELLINGS DAMAGED BY THE USE OF DEFECTIVE  
CONCRETE BLOCKS (AMENDMENT) REGULATIONS 2026

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S.I. No. 225 of 2026

REMEDICATION OF DWELLINGS DAMAGED BY THE USE OF DEFECTIVE  
CONCRETE BLOCKS (AMENDMENT) REGULATIONS 2026

I, JAMES BROWNE, Minister for Housing, Local Government and Heritage, in exercise of the powers conferred on me by sections 15A, 22A, 24(4A) and 31(1A) (inserted by sections 7, 15, 18 and 24 respectively of the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks (Amendment) Act 2025 (No. 20 of 2025)) of the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022), having had regard to I.S. 465:2018, and in respect of Regulation 11, with the consent of the Minister for Public Expenditure, Infrastructure, Public Service Reform and Digitalisation hereby make the following regulations:

**Citation**

1. These Regulations may be cited as the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks (Amendment) Regulations 2026.

**Interpretation**

2. (1) In these Regulations—

“Act of 2025” means Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks (Amendment) Act 2025 (No. 20 of 2025);

“Principal Act” means Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022);

“Principal Regulations” means Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Regulations 2023 (S.I. No. 347 of 2023);

“Regulations of 2020” means the Dwellings Damaged by the Use of Defective Concrete Blocks in Construction (Remediation)(Financial Assistance) Regulations 2020 (S.I. No 25 of 2020).

**Notification seeking a determination that an attached dwelling meets the damage threshold**

3. A notification to a designated local authority seeking a determination that an attached dwelling meets the damage threshold under section 15A(2) shall be made in the form prescribed as Form 1 set out in the Schedule and shall be accompanied by proof that the dwelling complies with section 15A(1)(a) of the Principal Act.

*Notice of the making of this Statutory Instrument was published in "Iris Oifigiúil" of 29th May, 2026.*

**Procedures of designated local authority for determination that an attached dwelling meets the damage threshold**

4. (1) The prescribed form and manner in which a notification may be given by a designated local authority to the applicant under section 15A(5) shall –

- (a) be in the form prescribed as Form 2 set out in the schedule,
- (b) be accompanied by the reasons for the designated local authority's decision, and
- (c) where a decision is made under section 15A(4)(b) state that the relevant owner may appeal the decision under Part 5 within 90 days of the date of the notification.

(2) A relevant owner may appeal a decision under section 15A(4)(b) by way of notice of appeal in accordance with the Form set out in Schedule 15 of the Principal Regulations.

(3) A relevant owner making an appeal shall –

- (a) submit the completed notice of appeal to the Appeals Panel, which shall include any documentation supporting the grounds of the appeal, and
- (b) submit a copy of the completed notice of appeal to the relevant designated local authority, which shall include any documentation supporting the grounds of the appeal.

**Application for an adjacent remediation option**

5. An application for an adjacent remediation option under section 22A(1) shall be in the form prescribed as Form 3 in the schedule.

**Procedures of designated local authority for assessment of application for adjacent remediation option**

6. (1) A relevant owner shall not be entitled to the adjacent remediation option unless the relevant owner, or a member of his or her household:

- (a) has a disability as defined in section 2 of the Disability Act 2005,
- (b) is currently resident in the relevant dwelling subject to the approval of the remediation option grant under section 16(4) of the Principal Act, and
- (c) will reside in the proposed new dwelling, subject to any approval under section 22A(6)(a) of the Principal Act.

(2) The prescribed matters to which a designated local authority shall have regard in considering an application under Section 22A(1) of the Principal Act shall be-

- (a) whether the adjacent remediation option is reasonably necessary for the purpose of enabling the relevant owner or a member of his or her household who has an enduring physical, sensory, mental health or intellectual impairment remain in the relevant dwelling which has

been adapted for their needs while works are ongoing on the new dwelling, and

- (b) whether the relevant dwelling was adapted for the accommodation of a person who has a disability, and the adaptation was in order to provide for any of the following:
  - (i) through floor lifts,
  - (ii) downstairs toilet facilities adapted for use by a person with a disability,
  - (iii) an accessible shower or showers,
  - (iv) fixed track hoists,
  - (v) an extension specifically added to facilitate a person with a disability (such as a bedroom or bathroom),
  - (vi) sensory spaces,
  - (vii) non-minor adaptations to facilitate wheelchair access such as widened doors, or
  - (viii) any other adaptation that in the opinion of the relevant local authority, was reasonably necessary for the purposes of rendering a house more suitable for the accommodation of a person with a disability and were non-minor in nature.

(3) The prescribed form and manner in which a notification may be given by a designated local authority to the applicant under section 22A(8) shall –

- (a) be in the form prescribed as Form 4 set out in the schedule,
- (b) be accompanied by the reasons for the designated local authority's decision, and
- (c) state that the relevant owner may appeal the decision under Part 5 within 90 days of the date of the notification.

(4) A relevant owner whose application for an adjacent remediation option has been approved shall provide the designated local authority with a Declaration of Intention to Demolish in accordance with Form 5 set out in the schedule.

(5) A relevant owner may appeal a decision under section 22(A)(6) by way of notice of appeal in accordance with the Form set out in Schedule 15 of the Principal Regulations.

(6) A relevant owner making an appeal shall –

- (a) submit the completed notice of appeal to the Appeals Panel, which shall include any documentation supporting the grounds of the appeal, and
- (b) submit a copy of the completed notice of appeal to the relevant designated local authority, which shall include any documentation supporting the grounds of the appeal.

**Notification by a joint owner to be regarded as a relevant owner**

7. (1) A notification by an individual who meets the criteria set out in paragraphs (a) and (b) of the section 24(4A) of the Principal Act to be regarded as a relevant owner for the purposes of the Principal Act shall be in the form prescribed as Form 6 in the Schedule.

(2) The applicant shall provide such evidence as the designated local authority specifies to accompany the notification in paragraph (1).

(3) A local authority may also specify such other documents or information which may be required to accompany the application form set out in Form 6 and may require the applicant to provide such documents or information if they do not accompany the application.

(4) The prescribed form and manner in which a notification may be given by a designated local authority to the applicant under section 24 of the Principal Act shall-

- (a) be in the form as prescribed at Form 7 set out in the schedule,
- (b) be accompanied by the reasons for the designated local authority's decision.

**Provisions consequential on charging orders under section 31(1A) of the Principal Act**

8. (1) A charging order under section 31(1A) of the Principal Act shall be in a form to the satisfaction of the designated local authority concerned.

(2) An affidavit sworn by the applicant under section 31(4)(c) of the Principal Act may be in a form to the satisfaction of the applicant's legal adviser.

(3) The local authority may specify the documents which may be considered evidence of the matters referred to in section 31(4) of the Principal Act.

(4) A local authority, where it is considering the determination under section 33(1)(c) of the Principal Act as to the validity of information shall write to the applicant setting out their proposed reasons and give the relevant owner the opportunity to make representations in accordance with section 33(5) of the Principal Act.

(5) An applicant shall make a response in accordance with section 33(5) of the Principal Act no later than 28 days from date of receipt of notice under paragraph (3).

(6) A local authority shall not make its decision under section 33(1)(c) of the Principal Act –

- (a) without taking into account the submission of the person under section 33(5), or
- (b) earlier than the date of expiry of the period mentioned in paragraph (5) without receipt of a response from the person concerned.

**Reimbursement of fees associated with the cost of engineers reports as required under the Principal Act for transitional applicants**

9. (1) A relevant owner who is an applicant pursuant to the provisions of section 56(1), 56(2), 57(1) or 57(2) of the Principal Act and who:

- (a) has yet to receive a determination under section 15(1) of the Principal Act on whether or not the damage threshold has been met;
- (b) has received a determination under section 15(1)(b) that the damage threshold has not been met; or
- (c) has received a determination under section 15(1)(a) of the Principal Act that the damage threshold has been met and the determined grant under the Principal Act has reached the scheme cap,

may apply to the designated local authority for the reimbursement of the cost of an engineer's report required for the purposes of an application pursuant to the Regulations of 2020.

(2) An application pursuant to paragraph (1) shall be made in the form prescribed as Form 8 set out in the schedule and shall be accompanied by the following:

- (a) documentary evidence that the applicant made an application pursuant to the Regulations of 2020 or that the applicant made an application which was considered in accordance with the Principal Act pursuant to the provisions of section 56 of the Principal Act to include any notification provided to the relevant owner pursuant to Regulation 29(2) of the Principal Regulations;
- (b) a copy of the Engineer's Report;
- (c) evidence of the expenditure by the applicant on the Engineer's Report.

(3) In addition to the documents, referred to in paragraph (2)(a) which are required to accompany the application referred in paragraph (1), the local authority concerned may specify such other documents or information which may be required to accompany the application form set out in the schedule and, where so required, the applicant will provide the document or information requested.

(4) The payment of the cost of the engineer's report shall not exceed the lesser of the following:

- (a) the expenditure of the person in respect of the engineer's report;
- (b) €7,000.

(5) The form in which a notification may be given to a relevant owner by the designated local authority of their decision to approve or refuse an application under this Regulation to notify the relevant owner shall-

- (a) be in the form as prescribed at Form 9 set out in the schedule;
- (b) be accompanied by the reasons for the designated local authority's decision;
- (c) state that the relevant owner may appeal the decision under Part 5 within 90 days of the date of the notification.

(6) A relevant owner may appeal a decision under this Regulation by way of notice of appeal in accordance with the Form set out in Schedule 15 of the Principal Regulations.

(7) A relevant owner making an appeal shall –

- (a) submit the completed notice of appeal to the Appeals Panel, which shall include any documentation supporting the grounds of the appeal, and
- (b) submit a copy of the completed notice of appeal to the relevant designated local authority, which shall include any documentation supporting the grounds of the appeal.

### **Amendment to Regulation 6 of the Principal Regulations**

10. Regulation 6 of the Principal Regulations is amended-

(a) in paragraph 1(a) by the insertion of the following clauses after clauses (iii):

“(iv) the formula for determining B, the square metre rate for applications for dwellings located in the designated parts of the administrative area of Wexford County Council shall be as follows:

- (I) where internal authorised floor area A is equal to or less than 180 square metres,  $B = \text{€}2,280$ , or
- (II) where internal authorised floor area A is greater than 180 square metres,  $B = [\text{€}410,400 + (A - 180) \times (\text{€}1,380)]/A$ , or

(v) the formula for determining B, the square metre rate for applications for dwellings located in the designated parts of the administrative area of Fingal County Council shall be as follows:

- (I) where internal authorised floor area A is equal to or less than 180 square metres,  $B = \text{€}2,524$ , or
- (II) where internal authorised floor area A is greater than 180 square metres,  $B = [\text{€}454,320 + (A - 180) \times (\text{€}1,528)]/A$ , or”

(b) in clause (1)(b)(iii) by the insertion of the following subclauses after subclause (II):

“(III) in the application of E, the square metre rate for dwellings located in the designated parts of the administrative area of Wexford County Council shall be as follows:

- (A) for outer and inner leaf removal and replacement of defective concrete blocks, and other material in the external walls above the ground floor,  $E = \text{€}1,444$ ;

- (B) for below ground floor level removal and replacement of defective concrete blocks, and other material, E = €1,444;
- (C) for outer leaf removal and replacement of defective concrete blocks, and other material, in external walls above ground floor level, E = €523, or
- (IV) in the application of E, the square metre rate for dwellings located in the designated parts of the administrative area of Fingal County Council shall be as follows:
  - (A) for outer and inner leaf removal and replacement of defective concrete blocks, and other material in the external walls above the ground floor, E = €1,598;
  - (B) for below ground floor level removal and replacement of defective concrete blocks, and other material, E = €1,598;
  - (C) for outer leaf removal and replacement of defective concrete blocks, and other material, in external walls above ground floor level, E = €579.”

### **Amendment to Regulation 7 of the Principal Regulations**

11. Regulation 7 of the Principal Regulations is amended-

- (a) in paragraph (3)(a) by the insertion of the following clauses after clause (ii):
  - “(iii) for dwellings in the designated parts of the administrative area of Wexford:
    - (I) where a dwelling is less than 180 square metres, the grant rate shall be calculated at €2,280 per square metre, and
    - (II) where the dwelling is greater than 180 square metres, the grant rate shall be calculated at €2,280 for the first 180 square metres, and then calculated at €1,380 for every square metre thereafter,
  - (iv) for dwellings in the designated parts of the administrative area of Fingal:
    - (I) where a dwelling is less than 180 square metres, the grant rate shall be calculated at €2,524 per square metre, and
    - (II) where the dwelling is greater than 180 square metres, the grant rate shall be calculated at €2,524

for the first 180 square metres, and then calculated at €1,528 for every square metre thereafter,”

- (b) in paragraph (3)(b) by the insertion of the following clauses after clause (ii):
  - “(iii) for dwellings in the designated parts of the administrative area of Wexford, €722 per square metre of wall area,
  - (iv) for dwellings in the designated parts of the administrative area of Fingal, €799 per square metre of wall area, and”
- (c) in paragraph (3)(c)(ii)(II) by the substitution of “outer leaf of the rising wall,” for “outer leaf of the rising wall.” and,
- (d) in paragraph 3(c) by the insertion of the following clauses after clause (ii):
  - “(iii) for dwellings in the administrative area of Wexford:
    - (I) €523 per square metre of wall area, or
    - (II) €722 per square metre with respect to the inner or outer leaf of the rising wall, and
  - (iv) for dwellings in the administrative area of Fingal:
    - (I) €579 per square metre of wall area, or
    - (II) €799 per square metre with respect to the inner or outer leaf of the rising wall.”

### **Amendment to Schedule 2 of the Principal Regulations**

12. Schedule 2 to the Principal Regulations is amended –

- (a) in Part 2 by the substitution of “applicant(s)” for “applicant’s” in each place where it occurs,
- (b) in Part 3, question 19, by the substitution of “owner(s)” for “owner”,
- (c) in Part 3, question 20(a), by the substitution of “Proof that the applicant(s) own the relevant dwelling” for “Proof that the applicant is the owner of the relevant dwelling”,
- (d) in Part 3, question 23, by the substitution of “Where the applicant(s) are joint owners of the relevant dwelling, the person(s) other than the applicant(s) consent to the following:” for “Where the applicant is a joint owner of the relevant dwelling, the person(s) other than the applicant consent to the following:””,
- (e) in Part 3, question 23(b) by the substitution of “applicant(s)” for “applicant”,
- (f) in Part 5, question 28 by the substitution of “landlord(s)” for “landlord”,
- (g) in Part 6, the title by the substitution of “Applicant(s)” for “Applicant’s”,

- (h) in Part 6 by the substitution of “I/We” for “I” in each place where it occurs,
- (i) in Part 6 by the substitution of “my/our” for “my” in each place where it occurs,
- (j) in Part 7 question 48 by the substitution of “Applicant(s)” for “Applicant’s”, and
- (k) in Part 7 question 50 by the substitution of “Print Name(s)” for “Print Name”.

### **Amendment to Schedule 13 of the Principal Regulations**

13. Schedule 13 to the Principal Regulations is amended-

- (a) by the substitution of:

“The form specified in the schedule is prescribed for the purposes of notification of the designated local authority by the legal personal representative of the relevant owner of the death of the relevant owner after the making of a decision under Section 13(7) of the Act, and to notify the designated local authority that a person who has inherited or will inherit the dwelling wishes to be considered the relevant owner of the dwelling for the purposes of the Act.”

Alternatively, this form may also be used for the purposes of notification of the designated local authority by a relevant owner of a relevant dwelling whom:

- (a) had not made the original application for a remediation option grant, and
- (b) whose dwelling had already been the subject of the issuance of a remediation option grant by the Housing Agency, wishes to be considered the relevant owner of the dwelling for the purposes of the Act.”

for

“The form specified in the schedule is prescribed for the purposes of notification of the designated local authority by the legal personal representative of the relevant owner of the death of the relevant owner after the making of a decision under Section 13(7) of the Act, and to notify the designated local authority that a person who has inherited or will inherit the dwelling wishes to be considered the relevant owner of the dwelling for the purposes of the Act.”

- (b) In Part 3 of the form by the deletion of “(The individual who inherited, or will inherit, the relevant dwelling)”.
- (c) In Part 3 by the insertion of the following question after question 9:

“9A. Please confirm the basis on which the applicant wishes to be considered the relevant owner (please tick which option applies):

(a) The notification of death/new owner on inheritance

or

(b) The request of an additional relevant owner as applicant to the scheme

#### **Amendment to Schedule 15 to the Principal Regulations**

14. Schedule 15 to the Principal Regulations is amended by the substitution of:

“The form specified in this schedule is prescribed for the purposes of making an appeal following a decision by a local authority under Section 13(7)(b), 15(1)(b), 15A(4)(b), 16(4), 17A(6), subsections (7), (8) and (9) of Section 18, subsections (12), (13), (14) and (15) of Section 18A, 22A(6) of the Act.”

for

“The form specified in this schedule is prescribed for the purposes of making an appeal following a decision by a local authority under Section 13(7)(b), 15(1)(b), 16(4) and subsections (7), (8) and (9) of Section 18 of the Act.”

**Schedule  
Prescribed Forms**

**Form 1**

**Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks  
(Amendment) Regulations 2026 (S.I. No. XXX of 2026)**

**Section 15A Remediation of Dwellings Damaged by the Use of Defective  
Concrete Blocks Act 2022 (No. 28 of 2022) (“2022 Act”)**

**Notification seeking determination that an attached dwelling meets the damage threshold under section 15A of the 2022 Act.**

The form specified in the schedule is prescribed for the purposes of notification of the designated local authority by the relevant owner that he or is she is seeking a determination under section 15A of the 2022 Act that the attached dwelling meets the damage threshold.

The dwelling-

- (a) must be terraced or semi-detached,
- (b) connected to another relevant dwelling (‘the attached dwelling’) and
- (c) the housing agency must have approved a remediation option and remediation option granted under section 16(4)(a) of the 2022 Act in relation to the attached dwelling.

**The completed form should be submitted to the designated local authority in whose administrative authority the dwelling is located.**

**Please complete form in block letters**

**Applicants are asked to complete all parts of this form**

**Part 1**

**Relevant Dwelling Details**

1. Relevant dwelling address:
  
  
  
  
  
  
  
  
  
  
2. Eircode of relevant dwelling:

3. Application Reference Number:
4. Meter Point Reference Number (MPRN) of relevant dwelling:

**Applicant Details**

5. Applicant Name:
  - (a) proof of identify of the applicant is required, such proof being a copy of:
    - (i) a valid passport, or
    - (ii) a valid driving licence, or
    - (iii) a Public Services Card issued by the Department of Social Protection.
6. Applicant Address (if different to address of relevant dwelling):
7. Eircode: (if different to address of relevant dwelling):
8. Email Address:
9. Contact Phone Number:
10. Personal Public Service Number (PPSN):
11. Tax Clearance Access Number:

**Part 2**

**Applicant Declarations**

12. Is the relevant dwelling terraced or semi-detached?  
**Yes**                       **No**
13. Is the relevant dwelling connected to another relevant dwelling in respect of which the Housing Agency has approved a remediation option and a remediation option grant under section 16(4)(a) of the 2022 Act?  
**Yes**                       **No**
14. If the answer to question 13 is yes, please provide evidence that the connected dwelling has received such an approval from the Housing Agency.

15. I confirm by signature below, that I wish to make an application pursuant to section 15A of the 2022 Act for a determination that the relevant dwelling meets the damage threshold and that I have attached the relevant evidence to satisfy the stipulations laid out on the cover page and Question 13.

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Signature

**Part 3**  
**Data Protection**

Any personal data you provide will be processed in accordance with the Data Protection Acts 1988 to 2018 and the General Data Protection Regulation (GDPR). A Privacy Notice explaining how your personal data will be used, and information on your rights as a data subject, is available from your Local Authority.

16. Applicant(s) Signature(s):

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17. Date:

18. Print Name:

*Note: in this Form “2022 Act” means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).*



**Form A**

**Notification of determination that attached dwelling meets the damages  
threshold**

You are hereby notified under section 15A(4) of the 2022 Act that your application for a determination that the attached dwelling meets the damage threshold has been approved.

**Reason(s) for decision:**

*(here set out reasons)*

**Form B**  
**Notification of Refusal**

You are hereby notified under section 15A(4) of the 2022 Act that your application for a determination that the attached dwelling meets the damage threshold has been refused and that the determination of the Housing Agency under section 15(1)(b) of the 2022 Act remains valid.

**Reason(s) for decision:**

*(here set out reasons)*

You may appeal the decision, in accordance with Part 5 of the 2022 Act, within 90 days of the date of this notification, to:

The Appeals Panel,  
C/o the Department of Housing, Local Government and Heritage,  
Custom House, Dublin 1,  
D01 W6X0.

*Note: in this Form “2022 Act” means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).*

**Form 3**

**Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks  
(Amendment) Regulations 2026 (S.I. No. XXX of 2026)**

**Section 22A Remediation of Dwellings Damaged by the Use of Defective  
Concrete Block Act 2022 (No. 28 of 2022) (“2022 Act”)**

**Application for an Adjacent Remediation Option**

The completed form should be submitted to the designated local authority in whose administrative authority the dwelling is located.

All sections below to be completed by applicant.

*Please complete this form in BLOCK letters*

**Part 1**

**Relevant Dwelling Details**

1. Relevant dwelling address:
  
2. Eircode of relevant dwelling:
  
3. Meter Point Reference Number (MPRN) of relevant dwelling:
  
4. Is the relevant dwelling compliant with planning regulations and not an unauthorised structure?

Yes

No

5. In what year was the relevant dwelling constructed?

**Applicant's Details**

6. Applicant's Name:

(a) proof of identify of the applicant is required, such proof being a copy of:

(i) a valid passport, or

(ii) a valid driving licence, or

(iii) a Public Services Card issued by the Department of Social Protection.

7. Applicant's Address (if different to address of relevant dwelling):

8. Eircode (if different to address of relevant dwelling):

9. Email Address:

10. Contact Phone Number:

11. Personal Public Service Number (PPSN):

12. Tax Clearance Access Number:

## **Part 2**

### **Applicant's Declarations**

13. Do you, or a member of your household have a disability as defined in section 2 of the Disability Act 2005?

**Yes**

**No**

14. If the answer to Question 13 is yes, please enclose documentary evidence of same.

15. Has the relevant dwelling been adapted in order to meet the needs of the applicant or a member of his or her household who has an enduring physical, sensory, mental health or intellectual impairment?

Yes  No

16. If the answer to Question 15 is yes was the adaptation in order to provide for any of the following:

- (a) through floor lifts
- (b) downstairs toilet facilities adapted for use by a person with a disability
- (c) an accessible shower or showers
- (d) fixed track hoists
- (e) an extension specifically added to facilitate a person with a disability (such as a bedroom or bathroom)
- (f) sensory spaces
- (g) non-minor adaptations to facilitate wheelchair access such as widened doors
- (h) any other adaptation that in the opinion of the relevant local authority, were reasonably necessary for the purposes of rendering a house more suitable for the accommodation of a person with a disability and were non-minor in nature.

17. If you have ticked any of the boxes at 16 (a)-(h) please include documentary evidence of the adaptation that has been carried out.

18. Has the relevant dwelling been approved a remediation option and a remediation option grant under section 16(4)(a) of the 2022 Act and is the approved remediation option the demolition of the relevant dwelling and reconstruction of the dwelling (option 1)?

Yes  No

19. If the answer to question 18 is yes, please provide evidence that the relevant dwelling has received such an approval from the Housing Agency.

20. Are you currently residing in the relevant dwelling?

Yes  No

21. If the answer to question 20 is yes please provide two forms documentary evidence of residence dated within the last six months (e.g. utility bills (electricity, gas, landline, broadband), bank or credit union statements, government-issued correspondence (Revenue, Social Welfare) of official tenancy/rental agreement).

22. Do you intend to reside in the new dwelling, subject to any approval under section 22A(6)(a) of the 2022 Act?

Yes

No

23. Have works on the approved remediation option commenced?

Yes

No

24. I confirm by signature below, that I wish to make an application pursuant to section 22A of the 2022 Act for approval to construct a new dwelling in the curtilage of the relevant dwelling to replace the approved remediation option and that I have attached the relevant evidence to satisfy Questions 14, 17, 19 and 21.

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Signature

### **Part 3**

#### **Data Protection**

Any personal data you provide will be processed in accordance with the Data Protection Acts 1988 to 2018 and the General Data Protection Regulation (GDPR). A Privacy Notice explaining how your personal data will be used, and information on your rights as a data subject, is available from your Local Authority.

25. Applicant's Signature:

26. Date:

27. Print Name:



**Form A**

**Notification of determination of Application for an Adjacent Remediation Option**

You are hereby notified under section 22A(8) of the 2022 Act that your application for approval for the construction of a new dwelling in the curtilage of the relevant dwelling, an adjacent remediation option, to replace the approved remediation option has been approved.

**Reason(s) for decision:**

*(here set out reasons)*

You are hereby required to:

- (i) obtain permission prior to commencing works to satisfy the adjacent remediation option,
- (ii) comply with section 17 of the 2022 Act, subject to the modifications referred to in section 22A(1),
- (iii) provide the designated local authority with declaration of intention to demolish in accordance with Form 5, and
- (iv) provide a certificate of demolition in respect of the relevant dwelling to the designated local authority within 12 months of the date of the final payment of the remediation option grant under section 18.

You may appeal the decision, in accordance with Part 5 of the 2022 Act, within 90 days of the date of this notification, to:

The Appeals Panel,

C/o the Department of Housing, Local Government and Heritage,  
Custom House, Dublin 1,

D01 W6X0.

**Form B**

**Notification of Refusal**

You are hereby notified under section 22A(8) of the 2022 Act that your application for approval for the construction of a new dwelling in the curtilage of the relevant dwelling, an adjacent remediation option, to replace the approved remediation option has been refused.

**Reason(s) for decision:**

*(here set out reasons)*

You may appeal the decision, in accordance with Part 5 of the 2022 Act, within 90 days of the date of this notification, to:

The Appeals Panel,

C/o the Department of Housing, Local Government and Heritage,  
Custom House, Dublin 1,

D01 W6X0.

*Note: in this Form “2022 Act” means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).*

**FORM 5**

**Dwellings Damaged by the Use of Defective Concrete Blocks (Amendment)  
Regulations 2026 (S.I. No. XX of 2026) (Regulation 6(4))**

**Section 22A(8) Remediation of Dwellings Damaged by the Use of Defective  
Concrete Blocks Act 2022 (No. 28 of 2022) (“2022 Act”)**

**Declaration of Intention to Demolish**

**Relevant Owner Name and Address Details**

1. Relevant owner name:
  
2. Relevant dwelling address:
  
3. Eircode of the relevant dwelling:
  
4. Application Reference Number:
  
5. Applicant’s Address (if different to address of relevant dwelling):
  
6. Eircode (if different to address of relevant dwelling):

**Applicant’s Declarations**

7. I confirm that I intend to demolish the relevant dwelling in accordance with the approved remediation option:  

**Yes**                       **No**
  
8. I confirm that I will provide the designated local authority with a certificate of demolition within 12 months of date of final payment of remediation option:  

**Yes**                       **No**

- I, the undersigned, declare that the information provided herein, is true, complete and not misleading.

**Signed:** \_\_\_\_\_

**Dated:** \_\_\_\_\_

### **Data Protection**

Any personal data you provide will be processed in accordance with the Data Protection Acts 1988 to 2018 and the General Data Protection Regulation (GDPR). A Privacy Notice explaining how your personal data will be used, and information on your rights as a data subject, is available from your Local Authority.

10. Applicant's Signature:

11. Date:

12. Print Name:

**Form 6**

**Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks  
(Amendment) Regulations 2026 (S.I. No. XXX of 2026) (Regulation 7(1))**

**Section 24 (4A) Remediation of Dwellings Damaged by the Use of Defective  
Concrete Block Act 2022 (No. 28 of 2022) (“2022 Act”)**

**Notification by Joint Owner to be regarded as Relevant Owner**

The completed form should be submitted to the designated local authority in whose administrative authority the dwelling is located.

All sections below to be completed by applicant.

*Please complete this form in BLOCK letters*

**Part 1**

**Relevant Dwelling Details**

1. Relevant dwelling address:
  
2. Eircode of relevant dwelling:
  
3. Meter Point Reference Number (MPRN) of relevant dwelling:
  
4. Is the relevant dwelling compliant with planning regulations and not an unauthorised structure?
  
5. In what year was the relevant dwelling constructed?

**Existing Relevant Owner's Details**

6. Relevant Owner's Name:
7. Relevant Owner's Address (if different to address of relevant dwelling):
8. Eircode (if different to address of relevant dwelling):
9. Email Address:
10. Contact Phone Number:
11. Personal Public Service Number (PPSN):
12. Previous application unique reference number:

**Part 2**

**New Applicant's Details**

13. New Applicant's Name:
  - (a) Proof of identity of the new applicant is required, such proof being a copy of:
    - (i) a valid passport, or
    - (ii) a valid driving licence, or
    - (iii) a Public Service Card issued by the Department of Social Protection.
14. New Applicant's address (if different to the address of the relevant dwelling):
15. Eircode (if different to address of the relevant dwelling):

16. Email Address:

17. Contact Phone Number:

18. Personal Public Service Number (PPSN):

19. Tax Clearance Access Number:

20. Is the New Applicant (tick as appropriate):

- (a) Married to the current relevant owner
- (b) The civil partner of the current relevant owner
- (c) A cohabitant of the current relevant owner
- (d) None of the above

21. If you ticked (a), (b) or (c) in response to question 20 then please provide documentary evidence in the form of marriage certificate, civil partnership certificate or in the case cohabitants two of the following: Joint tenancy/mortgage agreement, utility bills in both names at the address, joint bank account statements or revenue records showing same address.

### **Part 3**

#### **Ownership of Relevant Dwelling**

22. Is the new applicant a joint owner of the relevant dwelling?

Yes

No

23. If the answer to Question 22 is yes then please provide proof that the new applicant is a joint owner, such proof being-

- (i) A copy of title deeds of the relevant dwelling,
- (ii) A registration of title, or
- (iii) Other legal documents proving the beneficial interest in the relevant dwelling.

24. If the answer to Question 22 is yes, on what date did the new applicant become a joint owner?

**Part 4**  
**New Applicant Declarations**

25. I declare that I have a beneficial interest in the relevant dwelling that is the subject of this notification.

Yes                   No

26. I give my consent for the local authority to share information with the Housing Agency and any other public body for the purposes of assessment of the remediation option grant.

Yes                   No

27. Have you or any other person who has a legal or beneficial interest in the dwelling received a payment e.g. insurance, compensation etc., in respect of damage to the relevant dwelling arising out of or in connection with, the use of defective concrete blocks in its construction?

Yes                   No

28. If you answered 'Yes' to Question 27 please specify the payment made to you:

29. Have you or any other person who has a legal or beneficial interest in the dwelling made a claim against a person arising from damage to the dwelling caused by the use of defective concrete blocks in its construction?

Yes                   No

30. I confirm that where a payment otherwise than under the Act, is made to or for my benefit or any other person who has a legal or beneficial interest in the dwelling in respect of damage to the relevant dwelling subject of this application, arising out of or in connection with defective concrete blocks, I will notify the relevant local authority of the details of the payment, and the amount thereof, within 28 days of the making of that payment.

Yes  No

31. Where I have received or receive in the future, a non-scheme payment otherwise than under the Act, made to or for my benefit in respect of damage to the relevant dwelling subject of this application, arising out of or in connection with defective concrete blocks, I confirm that I will refund the local authority the lesser of the following:

- total payments made by the local authority under the Act;

or

- the amount equal to the non-grant payment(s).

Yes  No

32. I confirm that, Local Property Tax (LPT) affairs are in order and I consent to the verification of my LPT compliance by the local authority.

Yes  No

33. I confirm that, to the best of my knowledge, my tax affairs are in order and I consent to the verification of my tax compliance by the local authority.

Yes  No

34. I confirm that I have not received a payment under the Act in respect of another dwelling (except in the event of a tenancy under Section 25(4) of the 2022 Act).

Yes  No

35. I confirm that I intend to reside in the relevant dwelling as my principal private residence, following completion of the remedial works (except in the event of a tenancy under Section 25(4) of the 2022 Act).

Yes  No

36. I confirm that, as landlord of the relevant dwelling, should I dispose of this dwelling or that I cease to be a landlord registered on the residential tenancies register, that I consent to a charge being made on the relevant dwelling in favour of the local authority under charging order provisions (Section 31(1) of the 2022 Act).

Yes

No

37. Declaration

I, the undersigned, declare that the information provided in, and attached to this form is true, complete and not misleading.

Signed.....

Date.....

**Part 5**  
**Data Protection**

Any personal data you provide will be processed in accordance with the Data Protection Acts 1988 to 2018 and the General Data Protection Regulation (GDPR). A Privacy Notice explaining how your personal data will be used, and information on your rights as a data subject, is available from your Local Authority.

38. Applicant's Signature:

39. Date:

40. Print Name:

*Note: in this Form "2022 Act" means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).*



**Form A**

**Notification of determination that joint owner shall be regarded as relevant owner**

You are hereby notified under section 24(4A) of the 2022 Act that your application to be regarded as a relevant owner for the purposes of 24(4) of the 2022 Act has been approved.

**Reason(s) for decision:**

*(here set out reasons)*

**Form B**  
**Notification of Refusal**

You are hereby notified under section 24(4A) of the 2022 Act that your application to be regarded as a relevant owner for the purposes of 24(4) has been refused.

**Reason(s) for decision:**

*(here set out reasons)*

Note: in this Form “the 2022 Act” means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).

**Form 8**

**Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks  
(Amendment) Regulations 2026 (S.I. No. XXX of 2026) (Regulation 9(1))**

**Remediation of Dwellings Damaged by the Use of Defective Concrete Block Act  
2022 (No. 28 of 2022) (“the 2022 Act”)**

**Application by a Transitional Applicant for the reimbursement of fees  
associated with the cost of an engineer’s report required for the purposes of an  
application pursuant to the Regulations of 2020.**

The completed form should be submitted to the designated local authority in whose administrative authority the dwelling is located.

All sections below to be completed by applicant and evidence of qualifying expenditure provided.

*Please complete this form in BLOCK letters*

**Part 1**

**Applicant/Relevant Owner Name and Address Details**

1. Applicant/Relevant Owner Name:
  
  
  
  
  
  
  
  
  
  
2. Relevant dwelling address:
  
  
  
  
  
  
  
  
  
  
3. Eircode of relevant dwelling:
  
  
  
  
  
  
  
  
  
  
4. Meter Point Reference Number (MPRN) of relevant dwelling:

5. Application Reference Number:

6. Applicant's Address (if different to address of relevant dwelling):

**Part 2**  
**Applicants Declarations**

7. (a) Have you made an application under Regulation 8 of the Dwellings Damaged by the Use of Defective Concrete Blocks in Construction (Remediation)(Financial Assistance) Regulations 2020 ('the 2020 Regulations') but the relevant local authority had not issued or decided not to issue a confirmation of eligibility before the commencement of the 2022 Act?

Yes                       No

(b) Have you engaged an engineer for the purposes of making an application under Regulation 8 of the 2020 Regulations but have not made the application before the 22 June 2023 and subsequently made an application under section 13 of the 2022 Act?

Yes                       No

(c) Have you received a determination under section 15(1)(a) of the Principal Act that the damage threshold has been met and the determined grant under the Principal Act has reached the scheme cap?

Yes                       No

8. Have you previously received a notification from the designated local authority under section 16(9) of the 2022 Act, relating to the issuance of an approved remediation option and grant under 16(4)(a) of the 2022 Act?

Yes                       No

9. Have you received a final part payment of a remediation option grant or the payment of the whole of the remediation grant under section 18 of the 2022 Act?

Yes           No

10. Have you received payment of an increased grant pursuant to section 18A of the 2022 Act?

Yes           No

11. Have you submitted a request to the local authority to the recoup the cost of the provision of an Engineer's Report?

Yes           No

12. Have you evidence of the cost of your Engineer's Report and can you provide a copy of said evidence with this application form?

Yes           No

13. Have you/joint owner(s) or any other person who has a legal or beneficial interest in the dwelling received a payment e.g. insurance, compensation etc., in respect of damage to the relevant dwelling arising out of, or in connection with, the use of defective concrete blocks in its construction?

Yes           No

14. If you answered Yes to Question 13, please detail the nature and the amount of the relevant payment below:

€

15. I confirm that where a payment otherwise than under the Act, is made to or for my benefit or any person who has a legal or beneficial interest in the dwelling in respect of damage to the relevant dwelling the subject of this application, arising out of or in connection with defective concrete blocks, I will notify the relevant authority of the details of the payment, and the amount thereof, within 28 days of the making of that payment.

Yes

No

16. I confirm, by my signature below, that I wish to make an application for reimbursement of fees associated with the costs of engineers report as required under the 2022 Act.

\_\_\_\_\_  
Signature

**Part 3**  
**Data Protection**

Any personal data you provide will be processed in accordance with the Data Protection Acts 1988 to 2018 and the General Data Protection Regulation (GDPR). A Privacy Notice explaining how your personal data will be used, and information on your rights as a data subject, is available from your Local Authority.

17. Applicant's Signature:

18. Date:

19. Print Name:

*Note: in this Form "the 2022 Act" means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).*



**Form A**

**Notification of determination that the applicant should be reimbursed fees associated with the costs of an engineer's report required for the purposes of an application pursuant to the Regulations of 2020.**

You are hereby notified that your application as a Transitional Applicant for the reimbursement of fees associated with the cost of an engineer's report required for the purposes of an application pursuant to the Regulations of 2020 has been approved.

**Reason(s) for decision:**

*(here set out reasons)*

**Form B**

**NOTIFICATION OF REFUSAL**

You are hereby notified that your application as a Transitional Applicant for the reimbursement of the fees associated with the cost of an engineer's report required for the purposes of an application pursuant to the Regulations of 2020 has been refused.

**Reason(s) for decision:**

*(here set out reasons)*

You may appeal the decision, in accordance with Part 5 of the 2022 Act, within 90 days of the date of this notification, to:

The Appeals Panel,

C/o the Department of Housing, Local Government and Heritage, Custom House, Dublin 1,

D01 W6X0.

*Note: in this Form "2022 Act" means the Remediation of Dwellings Damaged by the Use of Defective Concrete Blocks Act 2022 (No. 28 of 2022).*

The Minister for Public Expenditure, Infrastructure, Public Service Reform and Digitalisation consents to the making of the foregoing Regulations.

L.S.

GIVEN under my Official Seal,  
28 May, 2026.

JACK CHAMBERS,  
Minister for Public Expenditure, Infrastructure, Public  
Services, Reform and Digitalisation.

L.S.

GIVEN under my Official Seal,  
28 May, 2026.

JAMES BROWNE,  
Minister for Housing, Local Government and Heritage.

## EXPLANATORY NOTE

*(This note is not part of the Instrument and does not purport to be a legal interpretation.)*

These Regulations prescribe the form and manner in which a notification for, and a requirement or decision relating to, an attached dwelling to meet the damage threshold is to be made, and the form and manner in which an application for, and a requirement or decision relating to, an adjacent remediation option is to be made; both in respect of a relevant dwelling damaged by the use of defective concrete blocks in its construction and prescribe other relating forms. Other matters being prescribed for in these Regulations include provisions to extend relevant owner status, the creation of a second charge for rental dwellings and the reimbursement of fees associated with the cost of engineers reports as required under the Principal Act for transitional applicants; and relating forms. Amendments to the Principal Regulations, including the introduction of grant rates that will apply for the new local authorities recently designated under the Scheme (parts of Fingal and Wexford), are also being prescribed for in these Regulations.

BAILE ÁTHA CLIATH  
ARNA FHOILSIÚ AG OIFIG AN tSOLÁTHAIR  
Le ceannach díreach ó  
FOILSEACHÁIN RIALTAIS,  
BÓTHAR BHAILE UÍ BHEOLÁIN,  
CILL MHAIGHNEANN,  
BAILE ÁTHA CLIATH 8,  
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