

Planning & Property Development Department
Dublin City Council
Block 3, Floor 3, Civic Offices
Wood Quay
Dublin 8
D08 RF3F

4th September 2024

RE: Notice of LRD Opinion: Ref:LRD6054/24-S2

Merrion Road Student Accommodation -Gowan Motors Compound site,

To whom it may concern,

We write in respect of the below Item 4 of an LRD Opinion pertaining to the proposed redevelopment of a presently vacant site on Merrion Road, Dublin 4.

4. Archaeology

- The applicant shall consult with the City Archaeologist in preparing a full Archaeological Assessment, as defined in the *Framework and Principles for the Protection of Archaeological Heritage* (1999) for submission to the Planning Authority with the S3 LRD application.
- The application shall detail the retention, conservation and presentation of historic boundary walls within the new development as outlined in the submitted S2 Architectural Heritage Impact Assessment.
- An interpretation strategy for the archaeology and history of the landscape to be submitted for agreement with the planning authority, including signage and / or landscape design.

Our response is as follows:

Archaeological Assessment

In respect of the first point, please refer to information submitted by IAC, consultant archaeologists.

Retention, conservation and presentation of historic boundary walls

The second point seeks detail on an intention referred to in Section 2.0 of the Architectural Heritage Impact Assessment. It is respectfully held that conservation methods proposed in that section will ensure appropriate

consolidation of conserved walled structures. The presentation of same walls within the scheme will be secured by site layouts where new structures are positioned at a distance, encouraging their visual appreciation in shared gardens.

Interpretation Strategy

As set out in the Architectural Heritage Impact and Archaeological Assessments, historic granite walled boundaries considered to be the remains of 19th century wall depicted on the 1st edition OS Map, exist in various forms to the north and west of the site. A lower wall of similar composition has been extended with mass concrete to the southwestern boundary. There are a number of later/ recent interventions since the construction of these walls and they are in varying condition. The walls served as garden boundaries to properties adjacent, and latterly the Gowan Motor Compound site, and are not as a consequent attached to a historic demesne. As such the Architectural Heritage Impact Assessment has proposed interventions to ensure their conservation and long-term protection. NMP Landscape Architects, as shown in the drawing titled General Arrangement Plan, have proposed a landscaping strategy including low level planting and hedges in front of the walls to provide ample space for their continued maintenance and visual presentation within the shared garden. However, given the nature and history of the walls, it is not deemed necessary to include any signage as they are not associated with any figures or locations/ properties of historic importance. The proposed landscape design is considered sufficient in line with this opinion item.

General Note

All works are intended to proceed under the supervision of IAC, with intermittent review by MACA as required by IAC.

We trust that the above proposal adequately assures the Authority of the applicant's intention to appropriately incorporate standing walled remains within an enriched scheme.

Yours sincerely,



Maol Íosa Molloy

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Molloy&Associates