

Environmental Impact Assessment Report (EIAR)

Volume 2 Appendices

Strategic Housing Development at Cooldown Commons Phase 3,
Fortunestown Lane, Citywest, Dublin 24

May 2021

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Byrne Environmental
IAC Archaeology
Openfield Ecological Services



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Cooldown Commons Phase 3, Citywest, Dublin

Environmental Impact Assessment Report

Appendix 10.1 - Verified Photomontages

To be read in conjunction with Chapter 10 of the EIA: Landscape and Visual Impact Assessment

May 2021



Google Earth
Image © 2020 Near Technologies

project: Cooldown Commons, Phase 3

viewpoint: View Location Map

issued: 05-05-2021





◀◀ Angle of View 73° Horizontal (24 mm Lens)

◀◀ Angle of View 39° Horizontal (50 mm Lens)

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project: Cooldown Commons Phase 3

photography: 19-11-2020 12:07
Canon 5D Mark II
24 mm Lens

location:

viewpoint: **View 01** **Baseline**

issued: 05-05-2021

**MODEL
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◀◀ Angle of View 73° Horizontal (24 mm Lens)

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project: Cooldown Commons Phase 3

photography: 19-11-2020 12:07
Canon 5D Mark II
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location:

viewpoint: **View 01** Proposed

issued: 05-05-2021

**MODEL
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◀◀ Angle of View 73° Horizontal (24 mm Lens)

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project: Cooldown Commons Phase 3

photography: 19-11-2020 12:07
Canon 5D Mark II
24 mm Lens

location:

viewpoint: **View 01**
issued: 05-05-2021

Cumulative

**MODEL
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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 10:36
Canon 5D Mark II
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location:

viewpoint: **View 10** Baseline

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

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Canon 5D Mark II
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location:

viewpoint: **View 10** Proposed

issued: 05-05-2021

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photography: 19-11-2020 10:36
Canon 5D Mark II
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location:

viewpoint: **View 10**
issued: 05-05-2021

Cumulative

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project: Cooldown Commons Phase 3

photography: 19-11-2020 13:37
Canon 5D Mark II
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location:

viewpoint: **View 11** Baseline

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 13:37
Canon 5D Mark II
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location:

viewpoint: **View 11** Proposed

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 13:37
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viewpoint: **View 11**
issued: 05-05-2021

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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 13:03
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viewpoint: **View 02** Baseline

issued: 05-05-2021

**MODEL
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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 13:03
Canon 5D Mark II
24 mm Lens

location:

viewpoint: **View 02** Proposed

issued: 05-05-2021

**MODEL
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◀ Angle of View 39° Horizontal (50 mm Lens)

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project: Cooldown Commons Phase 3

photography: 19-11-2020 13:03
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location:

viewpoint: **View 02**

Cumulative

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 11:49
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location:

viewpoint: **View 03** **Baseline**

issued: 05-05-2021

**MODEL
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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

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location:

viewpoint: **View 03** **Proposed**

issued: 05-05-2021





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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

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location:

viewpoint: **View 03**

Cumulative

issued: 05-05-2021





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project: Cooldown Commons Phase 3

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viewpoint: **View 04** **Baseline**

issued: 05-05-2021

**MODEL
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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

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location:

viewpoint: **View 04** **Proposed**

issued: 05-05-2021





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project: Cooldown Commons Phase 3

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location:

viewpoint: **View 04** Cumulative
issued: 05-05-2021





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◀ Angle of View 39° Horizontal (50 mm Lens)



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location:

viewpoint: **View 05** **Baseline**

issued: 05-05-2021

**MODEL
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viewpoint: **View 05** **Proposed**

issued: 05-05-2021

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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

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Canon 5D Mark II
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location:

viewpoint: **View 05**
issued: 05-05-2021

Cumulative

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 09:53
Canon 5D Mark II
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location:

viewpoint: **View 06** **Baseline**

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

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location:

viewpoint: **View 06** Proposed

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

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viewpoint: **View 06**
issued: 05-05-2021

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project: Cooldown Commons Phase 3

photography: 19-11-2020 11:35
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location:

viewpoint: **View 07** **Baseline**

issued: 05-05-2021

**MODEL
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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 11:35
Canon 5D Mark II
24 mm Lens

location:

viewpoint: **View 07** Proposed

issued: 05-05-2021





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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 11:35
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location:

viewpoint: **View 07**
issued: 05-05-2021

Cumulative

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 10:13
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location:

viewpoint: **View 08** **Baseline**
issued: 05-05-2021





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project: Cooldown Commons Phase 3

photography: 19-11-2020 10:13
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location:

viewpoint: **View 08** Proposed

issued: 05-05-2021

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 10:13
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location:

viewpoint: **View 08**
issued: 05-05-2021

Cumulative

**MODEL
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project: Cooldown Commons Phase 3

photography: 19-11-2020 10:24
Canon 5D Mark II
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viewpoint: **View 09** **Baseline**

issued: 05-05-2021





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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 10:24
Canon 5D Mark II
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location:

viewpoint: **View 09** **Proposed**

issued: 05-05-2021





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◀ Angle of View 39° Horizontal (50 mm Lens)



project: Cooldown Commons Phase 3

photography: 19-11-2020 10:24
Canon 5D Mark II
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viewpoint: **View 09**
issued: 05-05-2021

Cumulative



APPENDIX 14.1 RMP/SMR SITES IN THE SURROUNDING AREA

SMR NO.	DU021-023
RMP STATUS	Not scheduled for inclusion in the next revision of the RMP
TOWNLAND	Brownsbarn
PARISH	Saggart
BARONY	Newcastle
I.T.M.	705079/727619
CLASSIFICATION	Habitation site
DIST. FROM DEVELOPMENT	c. 289m north
DESCRIPTION	This monument was discovered during topsoil removal in the course of preparatory works for the Cork – Dublin gas pipeline in 1981. It was situated adjacent to a small stream. Although initially considered to be the remains of a possible fulacht fia (Gowan 1982, 29) on further examination it was determined as the remains of a possible settlement site. This was evident as a shallow fosse or drain (15m long, 0.3m deep and 1m wide) and a sub-rectangular pit (L 5.80m long and 0.9m wide). The fill in the fosse contained charcoal enriched soil, animal bone and oxidised clay, possibly from a hearth; a bone comb was recovered from the fill. The fill of the pit comprised a dark brown humus-enriched soil and animal bones. The excavators suggested that the finds indicate that the drain and pit may be part of a 9th or 10th century AD settlement site. It has not been possible to identify with certainty the precise location of this site and the current ITM coordinates should only be considered as indicative. (Sleeman and Hurley 1987)
REFERENCE	www.archaeology.ie/ SMR file

APPENDIX 14.2 LEGISLATION PROTECTING THE ARCHAEOLOGICAL RESOURCE

PROTECTION OF CULTURAL HERITAGE

The cultural heritage in Ireland is safeguarded through national and international policy designed to secure the protection of the cultural heritage resource to the fullest possible extent (Department of Arts, Heritage, Gaeltacht and the Islands 1999, 35). This is undertaken in accordance with the provisions of the European Convention on the Protection of the Archaeological Heritage (Valletta Convention), ratified by Ireland in 1997.

THE ARCHAEOLOGICAL RESOURCE

The National Monuments Act 1930 to 2014 and relevant provisions of the National Cultural Institutions Act 1997 are the primary means of ensuring the satisfactory protection of archaeological remains, which includes all man-made structures of whatever form or date except buildings habitually used for ecclesiastical purposes. A National Monument is described as 'a monument or the remains of a monument the preservation of which is a matter of national importance by reason of the historical, architectural, traditional, artistic or archaeological interest attaching thereto' (National Monuments Act 1930 Section 2). A number of mechanisms under the National Monuments Act are applied to secure the protection of archaeological monuments. These include the Register of Historic Monuments, the Record of Monuments and Places, and the placing of Preservation Orders and Temporary Preservation Orders on endangered sites.

OWNERSHIP AND GUARDIANSHIP OF NATIONAL MONUMENTS

The Minister may acquire national monuments by agreement or by compulsory order. The state or local authority may assume guardianship of any national monument (other than dwellings). The owners of national monuments (other than dwellings) may also appoint the Minister or the local authority as guardian of that monument if the state or local authority agrees. Once the site is in ownership or guardianship of the state, it may not be interfered with without the written consent of the Minister.

REGISTER OF HISTORIC MONUMENTS

Section 5 of the 1987 Act requires the Minister to establish and maintain a Register of Historic Monuments. Historic monuments and archaeological areas present on the register are afforded statutory protection under the 1987 Act. Any interference with sites recorded on the register is illegal without the permission of the Minister. Two months' notice in writing is required prior to any work being undertaken on or in the vicinity of a registered monument. The register also includes sites under Preservation Orders and Temporary Preservation Orders. All registered monuments are included in the Record of Monuments and Places.

PRESERVATION ORDERS AND TEMPORARY PRESERVATION ORDERS

Sites deemed to be in danger of injury or destruction can be allocated Preservation Orders under the 1930 Act. Preservation Orders make any interference with the site illegal. Temporary Preservation Orders can be attached under the 1954 Act. These perform the same function as a Preservation Order but have a time limit of six months, after which the situation must be reviewed. Work may only be undertaken on or in the vicinity of sites under Preservation Orders with the written consent, and at the discretion, of the Minister.

RECORD OF MONUMENTS AND PLACES

Section 12(1) of the 1994 Act requires the Minister for Arts, Heritage, Gaeltacht and the Islands (now the Minister for the Department of Culture, Heritage and the Gaeltacht) to establish and maintain a record of monuments and places where the Minister believes that such monuments exist. The record comprises a list of monuments and relevant places and a map/s showing each monument and relevant place in respect of each county in the state. All sites recorded on the Record of Monuments and Places receive statutory protection under the National Monuments Act 1994. All recorded monuments on the proposed development site are represented on the accompanying maps.

Section 12(3) of the 1994 Act provides that 'where the owner or occupier (other than the Minister for Arts, Heritage, Gaeltacht and the Islands) of a monument or place included in the Record, or any other person, proposes to carry out, or to cause or permit the carrying out of, any work at or in relation to such a monument or place, he or she shall give notice in writing to the Minister of Arts, Heritage, Gaeltacht and the Islands to carry out work and shall not, except in case of urgent necessity and with the consent of the Minister, commence the work until two months after giving of notice'.

Under the National Monuments (Amendment) Act 2004, anyone who demolishes or in any way interferes with a recorded site is liable to a fine not exceeding €3,000 or imprisonment for up to 6 months. On summary conviction and on conviction of indictment, a fine not exceeding €10,000 or imprisonment for up to 5 years is the penalty. In addition, they are liable for costs for the repair of the damage caused.

In addition to this, under the European Communities (Environmental Impact Assessment) Regulations 1989, Environmental Impact Statements (EIS) are required for various classes and sizes of development project to assess the impact the proposed development will have on the existing environment, which includes the cultural, archaeological and built heritage resources. These document's recommendations are typically incorporated into the conditions under which the proposed development must proceed, and thus offer an additional layer of protection for monuments which have not been listed on the RMP.

THE PLANNING AND DEVELOPMENT ACT 2000

Under planning legislation, each local authority is obliged to draw up a Development Plan setting out their aims and policies with regard to the growth of the area over a five-year period. They cover a range of issues including archaeology and built heritage, setting out their policies and objectives with regard to the protection and enhancement of both. These policies can vary from county to county. The Planning and Development Act 2000 recognises that proper planning and sustainable development includes the protection of the archaeological heritage. Conditions relating to archaeology may be attached to individual planning permissions.

South Dublin County Development Plan 2016-2022

South County Dublin contains a large number of buildings, structures and sites of architectural, historic and/or artistic importance, in addition to numerous archaeological sites. This significant archaeological and architectural heritage is a valuable resource adding to the historical and cultural character of the County. The Development Plan contains policies which are intended to ensure the protection of this heritage. Village Design Statements can be utilised as a tool to guide development in smaller centres. It should be noted that archaeological sites and archaeological zones of interest are identified by a recorded monument reference number on the land use zoning maps. The recorded monument reference numbers are taken from the Record of Monuments and Places for Dublin, published by Department of the Environment, Heritage and Local Government.

- HCL1 Objective 1: To protect, conserve and enhance natural, built and cultural heritage features and restrict development that would have a significant negative impact on these assets.
- HCL2 Objective 1: To favour the preservation in-situ of all sites, monuments and features of significant historical or archaeological interest in accordance with the recommendations of the Framework and Principles for the Protection of Archaeological Heritage, DAHGI (1999), or any superseding national policy document.
- HCL2 Objective 2: To ensure that development is designed to avoid impacting on archaeological heritage that is of significant interest including previously unknown sites, features and objects.
- HCL2 Objective 3: To protect and enhance sites listed in the Record of Monuments and Places and ensure that development in the vicinity of a Recorded Monument or Area of Archaeological Potential does not detract from the setting of the site, monument, feature or object and is sited and designed appropriately.

- HCL2 Objective 4: To protect and preserve the archaeological value of underwater archaeological sites including associated features and any discovered battlefield sites of significant archaeological potential within the County.
- HCL2 Objective 5: To protect historical burial grounds within South Dublin County and encourage their maintenance in accordance with conservation principles.

APPENDIX 14.3 LEGISLATION PROTECTING THE ARCHITECTURAL RESOURCE

The main laws protecting the built heritage are the Architectural Heritage (National Inventory) and National Monuments (Miscellaneous Provisions) Act 1999 and the Local Government (Planning and Development) Acts 1963–1999, which has now been superseded by the Planning and Development Act, 2000. The Architectural Heritage Act requires the Minister to establish a survey to identify, record and assess the architectural heritage of the country. The background to this legislation derives from Article 2 of the 1985 Convention for the Protection of Architectural Heritage (Granada Convention). This states that:

For the purpose of precise identification of the monuments, groups of structures and sites to be protected, each member state will undertake to maintain inventories of that architectural heritage.

The National Inventory of Architectural Heritage (NIAH) was established in 1990 to fulfil Ireland's obligation under the Granada Convention, through the establishment and maintenance of a central record, documenting and evaluating the architecture of Ireland (NIAH Handbook 2005:2). As inclusion in the inventory does not provide statutory protection, the survey information is used in conjunction with the Architectural Heritage Protection Guidelines for Planning Authorities to advise local authorities on compilation of a Record of Protected Structures as required by the Planning and Development Act, 2000.

PROTECTION UNDER THE RECORD OF PROTECTED STRUCTURES AND COUNTY DEVELOPMENT PLAN

Structures of architectural, cultural, social, scientific, historical, technical or archaeological interest can be protected under the Planning and Development Act, 2000, where the conditions relating to the protection of the architectural heritage are set out in Part IV of the act. This act superseded the Local Government (Planning and Development) Act, 1999, and came into force on 1st January 2000.

The act provides for the inclusion of Protected Structures into the planning authorities' development plans and sets out statutory regulations regarding works affecting such structures. Under new legislation, no distinction is made between buildings formerly classified under development plans as List 1 and List 2. Such buildings are now all regarded as 'Protected Structures' and enjoy equal statutory protection. Under the act the entire structure is protected, including a structure's interior, exterior, attendant grounds and also any structures within the attendant grounds.

The act defines a Protected Structure as (a) a structure, or (b) a specified part of a structure which is included in a Record of Protected Structures (RPS), and, where that record so indicates, includes any specified feature which is in the attendant grounds of the structure and which would not otherwise be included in this definition. Protection of the structure, or part thereof, includes conservation, preservation, and improvement compatible with maintaining its character and interest. Part IV of the act deals with architectural heritage, and Section 57 deals specifically with works affecting the character of Protected Structures or proposed Protected Structures and states that no works should materially affect the character of the structure or any element of the structure that contributes to its special architectural, historical, archaeological, artistic, cultural, scientific, social or technical interest. The act does not provide specific criteria for assigning a special interest to a structure. However, the National Inventory of Architectural Heritage (NIAH) offers guidelines to its field workers as to how to designate a building with a special interest, which are not mutually exclusive. This offers guidance by example rather than by definition:

ARCHAEOLOGICAL

It is to be noted that the NIAH is biased towards post-1700 structures. Structures that have archaeological features may be recorded, providing the archaeological features are incorporated within post-1700 elements. Industrial fabric is considered to have technical significance, and should only be attributed archaeological significance if the structure has pre-1700 features.

ARCHITECTURAL

A structure may be considered of special architectural interest under the following criteria:

- Good quality or well executed architectural design
- The work of a known and distinguished architect, engineer, designer, craftsman
- A structure that makes a positive contribution to a setting, such as a streetscape or rural setting
- Modest or vernacular structures may be considered to be of architectural interest, as they are part of the history of the built heritage of Ireland.
- Well-designed decorative features, externally and/or internally

HISTORICAL

A structure may be considered of special historical interest under the following criteria:

- A significant historical event associated with the structure
- An association with a significant historical figure
- Has a known interesting and/or unusual change of use, e.g. a former workhouse now in use as a hotel
- A memorial to a historical event.

TECHNICAL

A structure may be considered of special technical interest under the following criteria:

- Incorporates building materials of particular interest, i.e. the materials or the technology used for construction
- It is the work of a known or distinguished engineer
- Incorporates innovative engineering design, e.g. bridges, canals or mill weirs
- A structure which has an architectural interest may also merit a technical interest due to the structural techniques used in its construction, e.g. a curvilinear glasshouse, early use of concrete, cast-iron prefabrication.
- Mechanical fixtures relating to a structure may be considered of technical significance.

CULTURAL

A structure may be considered of special cultural interest under the following criteria:

- An association with a known fictitious character or event, e.g. Sandycove Martello Tower, which featured in Ulysses.
- Other structure that illustrate the development of society, such as early schoolhouses, swimming baths or printworks.

SCIENTIFIC

A structure may be considered of special scientific interest under the following criteria:

- A structure or place which is considered to be an extraordinary or pioneering scientific or technical achievement in the Irish context, e.g. Mizen Head Bridge, Birr Telescope.

SOCIAL

A structure may be considered of special social interest under the following criteria:

- A focal point of spiritual, political, national or other cultural sentiment to a group of people, e.g. a place of worship, a meeting point, assembly rooms.
- Developed or constructed by a community or organisation, e.g. the construction of the railways or the building of a church through the patronage of the local community
- Illustrates a particular lifestyle, philosophy, or social condition of the past, e.g. the hierarchical accommodation in a country house, philanthropic housing, vernacular structures.

ARTISTIC

A structure may be considered of special artistic interest under the following criteria:

- Work of a skilled craftsman or artist, e.g. plasterwork, wrought-iron work, carved elements or details, stained glass, stations of the cross.
- Well-designed mass-produced structures or elements may also be considered of artistic interest.

(From the NIAH Handbook 2003 & 2005 pages 15–20)

The Local Authority has the power to order conservation and restoration works to be undertaken by the owner of the protected structure if it considers the building to need repair. Similarly, an owner or developer must make a written request to the Local Authority to carry out any works on a protected structure and its environs, which will be reviewed within three months of application. Failure to do so may result in prosecution.

South Dublin County Development Plan 2016-2022

South County Dublin contains a large number of buildings, structures and sites of architectural, historic and/or artistic importance, in addition to numerous archaeological sites. This significant archaeological and architectural heritage is a valuable resource adding to the historical and cultural character of the County. The Development Plan contains policies which are intended to ensure the protection of this heritage. Village Design Statements can be utilised as a tool to guide development in smaller centres. It should be noted that archaeological sites and archaeological zones of interest are identified by a recorded monument reference number on the land use zoning maps. The recorded monument reference numbers are taken from the Record of Monuments and Places for Dublin, published by Department of the Environment, Heritage and Local Government.

Objectives relating to architectural heritage include:

- HCL3 Objective 1: To ensure the protection of all structures (or parts of structures) and the immediate surroundings including the curtilage and attendant grounds of structures contained in the Record of Protected Structures.
- HCL3 Objective 2: To ensure that all development proposals that affect a Protected Structure and its setting including proposals to extend, alter or refurbish any Protected Structure are sympathetic to its special character and integrity and are appropriate in terms of architectural treatment, character, scale and form. All such proposals shall be consistent with the Architectural Heritage Guidelines for Planning Authorities, DAHG (2011) including the principles of conservation.
- HCL3 Objective 3: To address dereliction and encourage the rehabilitation, renovation, appropriate use and re-use of Protected Structures.
- HCL5 Objective 1: To retain existing houses that, while not listed as Protected Structures, are considered to contribute to historic character, local character, visual setting, rural amenity or streetscape value within the County.
- HCL5 Objective 2: To ensure that the redevelopment of older buildings, including extensions and renovation works do not compromise or erode the architectural interest, character or visual setting of such buildings including surrounding housing estates or streetscapes.
- HCL5 Objective 3: To encourage the retention, rehabilitation, renovation and re-use of older buildings and their original features where such buildings and features contribute to the visual setting, collective interest or character of the surrounding area.
- HCL5 Objective 4: To ensure that infill development is sympathetic to the architectural interest, character and visual amenity of the area.

APPENDIX 14.4 IMPACT ASSESSMENT AND THE CULTURAL HERITAGE RESOURCE

POTENTIAL IMPACTS ON ARCHAEOLOGICAL AND HISTORICAL REMAINS

Impacts are defined as 'the degree of change in an environment resulting from a development' (Environmental Protection Agency 2017). They are described as profound, significant or slight impacts on archaeological remains. They may be negative, positive or neutral, direct, indirect or cumulative, temporary or permanent.

Impacts can be identified from detailed information about a project, the nature of the area affected and the range of archaeological and historical resources potentially affected. Development can affect the archaeological and historical resource of a given landscape in a number of ways.

- Permanent and temporary land-take, associated structures, landscape mounding, and their construction may result in damage to or loss of archaeological remains and deposits, or physical loss to the setting of historic monuments and to the physical coherence of the landscape.
- Archaeological sites can be affected adversely in a number of ways: disturbance by excavation, topsoil stripping and the passage of heavy machinery; disturbance by vehicles working in unsuitable conditions; or burial of sites, limiting accessibility for future archaeological investigation.
- Hydrological changes in groundwater or surface water levels can result from construction activities such as de-watering and spoil disposal, or longer-term changes in drainage patterns. These may desiccate archaeological remains and associated deposits.
- Visual impacts on the historic landscape sometimes arise from construction traffic and facilities, built earthworks and structures, landscape mounding and planting, noise, fences and associated works. These features can impinge directly on historic monuments and historic landscape elements as well as their visual amenity value.
- Landscape measures such as tree planting can damage sub-surface archaeological features, due to topsoil stripping and through the root action of trees and shrubs as they grow.
- Ground consolidation by construction activities or the weight of permanent embankments can cause damage to buried archaeological remains, especially in colluviums or peat deposits.
- Disruption due to construction also offers in general the potential for adversely affecting archaeological remains. This can include machinery, site offices, and service trenches.

Although not widely appreciated, positive impacts can accrue from developments. These can include positive resource management policies, improved maintenance and access to archaeological monuments, and the increased level of knowledge of a site or historic landscape as a result of archaeological assessment and fieldwork.

PREDICTED IMPACTS

The severity of a given level of land-take or visual intrusion varies with the type of monument, site or landscape features and its existing environment. Severity of impact can be judged taking the following into account:

- The proportion of the feature affected and how far physical characteristics fundamental to the understanding of the feature would be lost;
- Consideration of the type, date, survival/condition, fragility/vulnerability, rarity, potential and amenity value of the feature affected;
- Assessment of the levels of noise, visual and hydrological impacts, either in general or site-specific terms, as may be provided by other specialists.

APPENDIX 14.5 MITIGATION MEASURES AND THE CULTURAL HERITAGE RESOURCE

POTENTIAL MITIGATION STRATEGIES FOR CULTURAL HERITAGE REMAINS

Mitigation is defined as features of the design or other measures of the proposed development that can be adopted to avoid, prevent, reduce or offset negative effects.

The best opportunities for avoiding damage to archaeological remains or intrusion on their setting and amenity arise when the site options for the development are being considered. Damage to the archaeological resource immediately adjacent to developments may be prevented by the selection of appropriate construction methods. Reducing adverse effects can be achieved by good design, for example by screening historic buildings or upstanding archaeological monuments or by burying archaeological sites undisturbed rather than destroying them. Offsetting adverse effects is probably best illustrated by the full investigation and recording of archaeological sites that cannot be preserved in situ.

DEFINITION OF MITIGATION STRATEGIES

ARCHAEOLOGICAL RESOURCE

The ideal mitigation for all archaeological sites is preservation in situ. This is not always a practical solution, however. Therefore, a series of recommendations are offered to provide ameliorative measures where avoidance and preservation in situ are not possible.

Archaeological Test Trenching can be defined as 'a limited programme of intrusive fieldwork which determines the presence or absence of archaeological features, structures, deposits, artefacts or ecofacts within a specified area or site on land, inter-tidal zone or underwater. If such archaeological remains are present field evaluation defines their character, extent, quality and preservation, and enables an assessment of their worth in a local, regional, national or international context as appropriate' (ClfA 2014a).

Full Archaeological Excavation can be defined as 'a programme of controlled, intrusive fieldwork with defined research objectives which examines, records and interprets archaeological deposits, features and structures and, as appropriate, retrieves artefacts, ecofacts and other remains within a specified area or site on land, inter-tidal zone or underwater. The records made and objects gathered during fieldwork are studied and the results of that study published in detail appropriate to the project design' (ClfA 2014b).

Archaeological Monitoring can be defined as 'a formal programme of observation and investigation conducted during any operation carried out for non-archaeological reasons. This will be within a specified area or site on land, inter-tidal zone or underwater, where there is a possibility that archaeological deposits may be disturbed or destroyed. The programme will result in the preparation of a report and ordered archive (ClfA 2014c).

Underwater Archaeological Assessment consists of a programme of works carried out by a specialist underwater archaeologist, which can involve wade surveys, metal detection surveys and the excavation of test pits within the sea or riverbed. These assessments are able to access and assess the potential of an underwater environment to a much higher degree than terrestrial based assessments.

ARCHITECTURAL RESOURCE

The architectural resource is generally subject to a greater degree of change than archaeological sites, as structures may survive for many years but their usage may change continually. This can be reflected in the fabric of the building, with the addition and removal of doors, windows and extensions. Due to their often more visible presence within the landscape than archaeological sites, the removal of such structures can sometimes leave a discernable 'gap' with the cultural identity of a population. However, a number of mitigation measures are available to ensure a record is made of any structure that is deemed to be of special interest, which may be removed or altered as part of a proposed development.

Conservation Assessment consists of a detailed study of the history of a building and can include the surveying of elevations to define the exact condition of the structure. These assessments are carried out by Conservation Architects and would commonly be carried out in association with proposed alterations or renovations on a Recorded Structure.

Building Survey may involve making an accurate record of elevations (internal and external), internal floor plans and external sections. This is carried out using an EDM (Electronic Distance Measurer) and GPS technology to create scaled drawings that provide a full record of the appearance of a building at the time of the survey.

Historic Building Assessment is generally specific to one building, which may have historic significance, but is not a Protected Structure or listed within the NIAH. A full historical background for the structure is researched and the site is visited to assess the standing remains and make a record of any architectural features of special interest. These assessments can also be carried out in conjunction with a building survey.

Written and Photographic record provides a basic record of features such as stone walls, which may have a small amount of cultural heritage importance and are recorded for prosperity. Dimensions of the feature are recorded with a written description and photographs as well as some cartographic reference, which may help to date a feature.