



Moore Street Preservation Trust

Iontaobhas Caomhnaithe Sráid an Mhúraigh

Ireland Institute, The Pearse Centre, 27 Pearse St., Dublin 2

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AN BORD PLEANÁLA

LDG- _____

ASP- _____

04 JAN 2024

Fee: € _____

Type: _____

Time: 11:00

By: Hand

The Secretary,
An Bord Pleanála,
64 Marlborough Street,
Dublin 1

4th January 2024

Re. Reg. Ref. ABP-312603-22

Proposed development at Nos. 36 - 41 Henry Street, Nos. 1 - 9 Moore Street, Nos. 3 - 13 Henry Place (formerly known as Nos. 2 - 13 Henry Place), Clarke's Court and Mulligan's Lane, Dublin 1. Also, the site includes the rear of Nos. 50 - 51 and Nos. 52 - 54 Upper O'Connell Street, No. 13 Moore Lane, No. 14 Moore Lane (otherwise known as Nos. 1 - 3 O'Rahilly Parade and Nos. 14 - 15 Moore Lane or Nos. 1 - 8 O'Rahilly Parade and Nos. 14 - 15 Moore Lane), Dublin 1.
Applicant: Dublin Central GP Ltd.

A chara,

Thank you for your correspondence of the 13th December 2023.

The Moore Street Preservation Trust (MSPT) recognises and appreciates the work of Dublin City Council's democratically elected Councillors who have ensured that the Dublin City Development Plan 2022-2028 contains stronger and more definite protective references to the existing buildings on Moore Street and in the adjoining laneways. In addition, as An Bord Pleanála (ABP) is aware, the Councillors have agreed to add a number of buildings and parts of buildings to the Record of Protected Structures (RPS). The structures to be added to the RPS are located at:

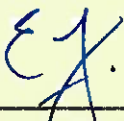
- 4-8 Henry Place, Dublin 1
- 17-18 Henry Place, Dublin 1
- 10 Moore Street, Dublin 1
- 12 Moore Street, Dublin 1
- 13 Moore Street, Dublin 1
- 20-21 Moore Street, Dublin 1

While the additional Protected Structures are currently the subject of a legal challenge by the applicant, Dublin Central GP Ltd., the MSPT believes that ABP must err on the side of caution and consider the buildings to be already listed on the Record of Protected Structures while considering this appeal. Alternatively ABP could perhaps await the outcome of the ongoing legal proceedings.

Concerning the Dublin City Development Plan 2022-228, the MSPT highlights below the references to the historic Moore Street area and its environs in the most recent Development Plan. The MSPT asks the Board to ensure these references are prioritised while determining this current planning appeal. It is only fair and correct that the decision of our elected representatives be given due consideration. Indeed it is the Trust's opinion that a way to adhere to the changes in the 2022-2028 Dublin City Development Plan has been clearly demonstrated in the Trust's own plan for the area which was submitted as part of this ongoing appeal.

The Moore Street Preservation Trust again urges An Bord Pleanála to refuse planning permission for this proposed development. The Trust's detailed reasons for refusing planning permission have also been previously submitted.

Is mise le meas,



Mícheál MacDonncha

Rúnaí,

Moore Street Preservation Trust

Dublin City Development Plan 2022-2028

(Including changes from previous Development Plan relevant to this ongoing appeal).

12.5.2 Cultural Hubs and Quarters

Dublin City has a number of world-class cultural hubs and emerging quarters, which have been supported and encouraged over the lifetime of previous development plans. As the city grows and intensifies, the importance and value of these places in defining and giving character and meaning to the city is even more relevant, making Dublin a rich and culturally diverse City. Cultural quarters, where a range of cultural uses are located in close proximity provide a benefit to the public in their experience and engagement with arts and culture, and can bring benefits to artists and practitioners in collaboration and interaction. The experience of culture night highlights the benefits of such clustering within the city. The Council will continue to support, develop and nurture all identified and emerging cultural quarters within the city and seek the creation of additional spaces where the opportunity arises. The cultural quarters identified in this Plan are: (i) South Georgian Quarter; (ii) **North Georgian City incorporating O'Connell St., Parnell Square, and Moore Street**; (iii) Kilmainham/Inchicore; (iv) Temple Bar; and (v) Docklands.

Policies and objectives with regard to an Irish language quarter are addressed in a specific section - Supporting Irish Language and Culture in the City (see Section 12.5.6 below).

It is the Policy of Dublin City Council:

CU7 Cultural Clusters and Hubs

To support existing, and encourage the growth of, emerging cultural clusters and hubs within the city, which bring together cultural activities interlinked with supporting uses (such as restaurants, retail, galleries and venues) to create vibrant, defined cultural quarters and communities within the city that give a variety of cultural experiences to all.

Parnell Square and North Inner City including Moore St. and O'Connell St.

This area of the city, framed by the capital's premier street, has, in recent years grown and developed significantly as a new hub for culture and heritage within the city. The opening of two new world class museums (the GPO and Henrietta Street) sit alongside a range of existing cultural resources that include the Hugh Lane Gallery, Irish Writers Centre, Poetry Ireland, na Píobairí Uilleann, the Fire Station Studios, the LAB and Dancehouse. Further investment is also planned for the area including a large scale public realm upgrade of Parnell Square and Moore Street; the establishment of a new City Library and cultural resource on Parnell Square North; a new venue space at Grangegorman TU Dublin; the restoration of pre-1916 buildings on Moore Street and the establishment of a commemorative visitor centre marking a key touchstone in our State's foundation.

It is the Policy of Dublin City Council:

CU9 Parnell Square and North Inner City Cultural Cluster

To promote and support the growth of the Parnell Square and North Inner City cultural cluster to facilitate opportunities that provide benefits both to the wider City and to the economic growth and regeneration for the NEIC that supports artists, mitigates social exclusion and increases opportunities for expression and artistic engagement for the diverse local community and in particular, young people.

It is an Objective of Dublin City Council:

CU09 14-17 Moore Street

To support the preservation and restoration of the historic terrace 10-25 Moore Street and adjacent yards and lanes, and the remaining historic built heritage of the street, including numbers 1-8 Moore Street, and the establishment of a commemorative visitor centre, as a fitting tribute to the men and women of Easter 1916 and as an educational and cultural resource centre and taking account of the contents and relevant recommendations of the Moore Street Advisory Group Report, OPW and other stakeholders including the response of the Minister for Heritage and Electoral Reform.

7.5.6 Food and Beverage Sector / Markets

Dublin City has a huge range of food and drink establishments. They play a vital role in supporting the visitor economy (day and evening), providing local employment opportunities and contributing to the city's vitality. Indoor and street based markets such as Georges Street Arcade, Moore Street, the Temple Bar Book and Food Market and the Designer Market on Cows Lane along with Farmers Markets add vibrancy, diversity and interest to the city as well as supporting local produce/enterprise. Proposals for markets that encourage smaller and independent retailers will be supported and encouraged. Such proposals will generally be directed to urban centres to support the existing retail offer. The proposed redevelopment of the Victorian Wholesale Fruit and Vegetable Market on Mary's Lane and a regenerated Iveagh Market and Moore Street Market, have the potential to provide major visitor attractions in the city as well as new local amenities for the communities that they serve.

It is the Policy of Dublin City Council:

CCUV34 Moore Street Market

To recognise the unique importance of Moore Street Market to the history and culture of the city and to ensure its protection, renewal and enhancement in cooperation with the traders, and taking account of the contents and relevant recommendations of the Moore Street Advisory Group Report, the OPW and other stakeholders including the response of the Minister for Heritage and Electoral Reform.