

Appendix 9 –

*Record of Protected Structures
Conservation Assessment*

Assessment of addition to the Record of Protected Structures

Proposal name: Entrance walls to Trinity Gardens, Drogheda

Location/ Address: Junction of Georges Street and Trinity Gardens, Drogheda

Date of Construction: C.1930

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- Description

Concrete block and render walls constructed in C.1931 with concrete copings in places and other areas rendered up and over the wall. Cast iron railings in place to top of walls in some areas. Square shared rendered gate posts sit at the junction with Georges Street. Forms an entrance to Trinity Gardens.

- Appraisal

A well built but plain boundary. Appears to have been constructed in order both to deal with the change of levels between the entrance roadway to Trinity Gardens and the properties along Georges Street and also to provide protection and privacy to the same properties.

- Architectural Conservation Area

The proposal is not within any of the Architectural Conservation Areas in Drogheda.

- Zone of notification

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)



Figure 1: Zones of notification Drogheda

- Map review

The entrance walls do not appear in 1888-1913 map

- Alterations to the RPS

Guidance is provided in the below document for Local Authorities when making additions or deletions to the RPS. This guidance will be followed for this process.

Architectural Heritage Protection: Guidelines for Planning Authorities

Chapter 2 The Development Plan: Record of Protected Structures

The Planning and Development Act 2000, requires that a protected structure be of special interest under one of more of the following categories;

- Architectural
- Historical
- Archaeological
- Artistic
- Cultural
- Scientific
- Technical
- Social

- Assessment of proposal

Architectural

Is the proposal considered;

- a generally agreed exemplar of good quality architectural design;
- the work of a known and distinguished architect, engineer, designer or craftsman;
- an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
- a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
- a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is not considered to be of Architectural Interest

Historical

Assessment; The proposal is not considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal not considered to be of Artistic Interest

Cultural

Assessment; The proposal is not considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is not considered to be of Social Interest

Conclusion

While the walls form an interesting access way from a heavily used roadway to a more domestic scale residential area they are not considered of special interest and as such are not considered worthy of inclusion on the Record of Protected Structures.

Photos







Assessment of addition to the Record of Protected Structures

Proposal name: Railway Bridge.

Location/ Address: Entrance to Narrow Water Wood_(54.109314, -6.286256)

Date of Construction: C.1890

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- Description

Single carriage road bridge over former railway line. Well preserved and functioning.

- Appraisal

Forms part of Louth's historic railway heritage.

- Architectural Conservation Area

The proposal is not within any of the Architectural Conservation Areas

- Zone of notification

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)

- Map review

The bridge appears in 1888-1913 maps

- Alterations to the RPS

Guidance is provided in the below document for Local Authorities when making additions or deletions to the RPS. This guidance will be followed for this process.

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- Historical
- Archaeological
- Artistic
- Cultural
- Scientific
- Technical
- Social

- Assessment of proposal

Architectural

Is the proposal considered;

- f. a generally agreed exemplar of good quality architectural design;
- g. the work of a known and distinguished architect, engineer, designer or craftsman;
- h. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
- i. a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
- j. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is considered to be of Architectural Interest

Historical

Assessment; The proposal is not considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is not considered to be of Artistic Interest

Cultural

Assessment; The proposal is not considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is not considered to be of Social Interest

Conclusion

The bridge forms part of Louth Railway Heritage and is considered to be of special historic interest and as such is considered worthy of inclusion in the Record of Protected Structures.

Photos





Assessment of addition to the Record of Protected Structures

Proposal name: Railway Bridge.

Location/ Address: On private land (54/1066721, -6.2785925)

Date of Construction: C.1890

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- Description

Single carriage bridge over former railway line. Still in use as an agricultural route.

- Appraisal

Forms part of Louth's historic railway heritage.

- Architectural Conservation Area

The proposal is not within any of the Architectural Conservation Areas

- Zone of notification

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)

- Map review

The bridge appears in 1888-1913 maps

- Alterations to the RPS

Guidance is provided in the below document for Local Authorities when making additions or deletions to the RPS. This guidance will be followed for this process.

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- Assessment of proposal

Architectural

Is the proposal considered;

- k. a generally agreed exemplar of good quality architectural design;
- l. the work of a known and distinguished architect, engineer, designer or craftsman;
- m. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
- n. a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
- o. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is considered to be of Architectural Interest

Historical

Assessment; The proposal is not considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is not considered to be of Artistic Interest

Cultural

Assessment; The proposal is not considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is not considered to be of Social Interest

Conclusion

The bridge forms part of Louth Railway Heritage and is considered to be of special historic interest and as such is considered worthy of inclusion in the Record of Protected Structures.

Photos





Assessment of addition to the Record of Protected Structures

Proposal name: Folly

Location/ Address: Adjacent to the grounds of former Park Hotel, 54.097505, -6.278280

Date of Construction: C.1800

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- Description

Well built stone tower with castellated parapet, pointed arch openings and arrowslits. The circular in plan tower sits at a high point within a wooded area and was likely initially used as an observation tower.

- Appraisal

The building retains much of its early character and form despite being out of use and derelict for a considerable period of time.

- Architectural Conservation Area

The proposal is not within any of the Architectural Conservation Areas

- Zone of notification

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)

- Map review

The proposal appears in maps dating from 1830's to 1930's and maps from between 1837-1842.

- Alterations to the RPS

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- Scientific
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- Social

- Assessment of proposal

Architectural

Is the proposal considered;

- p. a generally agreed exemplar of good quality architectural design;
- q. the work of a known and distinguished architect, engineer, designer or craftsman;
- r. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
- s. a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
- t. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is considered to be of Architectural Interest

Historical

Assessment; The proposal is considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is not considered to be of Artistic Interest

Cultural

Assessment; The proposal is not considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is not considered to be of Social Interest

Conclusion

The structure is considered to be worthy of inclusion on the Record of Protected Structures due to its special interest in terms of its architectural and historical value.

Photos





Assessment of addition to the Record of Protected Structures

Proposal name: St Laurence's Hall (Foresters Hall)

Location/ Address: Main Street, Omeath County Louth (54.085452, -6.254821)

Date of Construction: C.1912

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- Description

Single storey building with pitched roof finished in traditional slate. Return on front facade. Original windows have been replaced.

- Appraisal

Building forms attractive feature along Omeath's Main Street, and is still in use. It is acknowledged that this was the original home of Coláiste Bhríde Omeith, establishment of which was a significant development in the Gaelic League effort to revive the language close connection to P.H Pearse. Due to its convenient access through the railway system and location roughly halfway between Belfast and Dublin, the Omeath Irish College rapidly became very well known and emulated. Omeath was the site of the last surviving Gaeltacht on the east coast.

- Architectural Conservation Area

The proposal is not within any of the Architectural Conservation Areas in Drogheda.

- Zone of notification

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)

- Alterations to the RPS

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- Archaeological
- Artistic
- Cultural
- Scientific
- Technical
- Social

- Assessment of proposal

Architectural

Is the proposal considered;

- u. a generally agreed exemplar of good quality architectural design;
- v. the work of a known and distinguished architect, engineer, designer or craftsman;
- w. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
- x. a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
- y. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is not considered to be of Architectural Interest

Historical

Assessment; The proposal is considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is not considered to be of Artistic Interest

Cultural

Assessment; The proposal is considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is considered to be of Social Interest

Conclusion

Acknowledged that this was the original home of Coláiste Bhríde Omeith, establishment of which was a significant development in the Gaelic League effort to revive the language close connection to P.H Pearse. Omeath was the site of the last surviving Gaeltacht on the east coast.

Photos



Assessment of Removal from Record of Protected Structures

Proposal name: Frank Lynch and Co Auditors

Location/ Address: 28 Seatown Place (54.00529, -6.39074)

Date of Construction: 1870-1910

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- **Description**

Detached three-bay two-storey with attic former house, built c. 1890, now in commercial use. Full-height canted bay and integral carriage arch to north elevation, single-storey return to south elevation. Pitched slate roof, clay ridge tiles, some with cresting, red brick stepped corbelled chimneystacks to gable walls, carved stone coping and clay pots; red brick and timber with slate cheeks gable-fronted dormers, slate pitched roofs, crested ridge tiles, decorative terracotta finials, denticulated mouldings to brick dormer, carved bargeboards to timber dormer; moulded cast-iron gutter supported on moulded brick stepped corbelled eaves course, circular cast-iron downpipe with decorative brackets, uPVC downpipe. Red brick walling laid in Flemish bond to north elevation, moulded brick plinth and strings, recessed brick panels to frieze, stepped moulded brick cornice to canted bay, decorative terracotta panel placed within flat-arched opening to first floor; smooth render ruled-and-lined walling to east and west elevations, painted smooth render to return. Segmental-headed window openings, roll-moulded brick reveals and soffits, ashlar limestone sills to ground and first floor, paired round-headed window openings to east dormer, moulded brick surrounds, painted timber one-over-one sliding sash windows, square-headed painted timber casement windows to west dormer. Segmental-headed door opening, brick pilasters with brackets supporting moulded cornice; red brick door surround with chamfered reveals, hardwood door with six raised and fielded panels, stained glass overlight, decorative terracotta keystone flanked by moulded panels, granite steps give access to door, polychromatic tiled path to entrance, cast-iron boot scraper. Square-headed carriage arch to west, painted smooth rendered lintel, painted timber vertically sheeted double doors containing decorative cast-iron fretwork panels. Set back from street, cast-iron railings on granite plinth.

- Appraisal

This fine detached house fronting onto Seatown Place is built in a similar style to other houses on the street yet the sheer decorative detailing in all aspects of this structure elevates it from its more modest neighbours. Of particular note is the terracotta panel to the first floor with fine foliate decoration surrounding a central projecting sphere, the decorative boot scraper designed as a musical instrument and the fretwork found on the carriage arch doors.

- Architectural Conservation Area

The proposal is within Seatown, Architectural Conservation Area, Dundalk.

- Zone of notification

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)

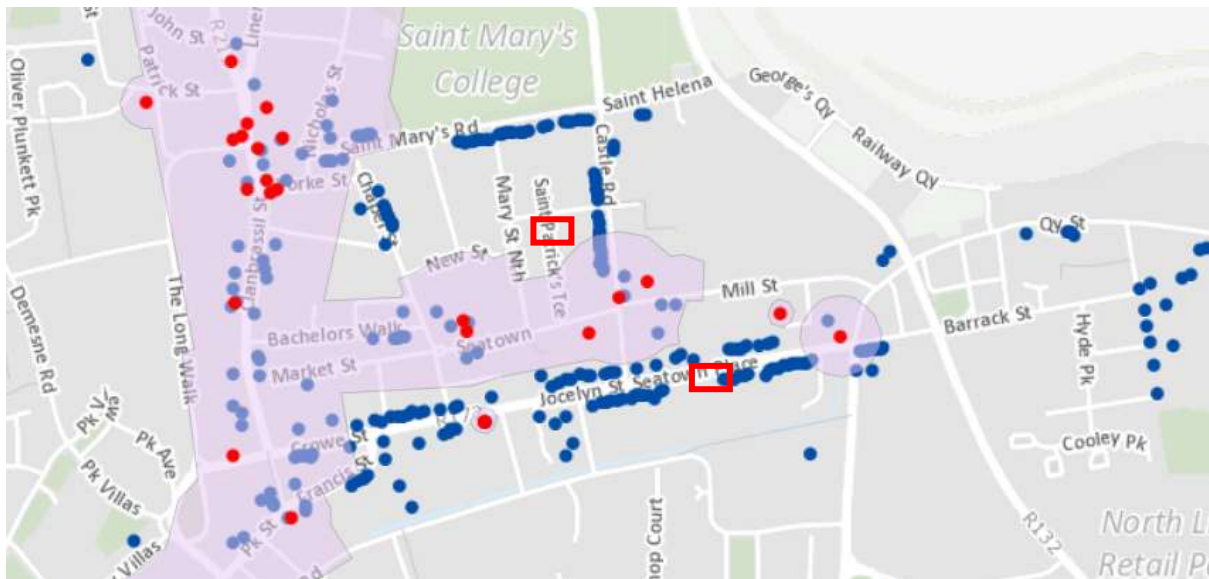


Figure 1: Zones of notification Dundalk

- Alterations to the RPS

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- Archaeological
- Artistic
- Cultural
- Scientific
- Technical
- Social

- Assessment of proposal

Architectural

Is the proposal considered;

- z. a generally agreed exemplar of good quality architectural design;
 - aa. the work of a known and distinguished architect, engineer, designer or craftsman;
 - bb. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
 - cc. a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
 - dd. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is considered to be of Architectural Interest

Historical

Assessment; The proposal is not considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is considered to be of Archaeological Interest

Cultural

Assessment; The proposal is not considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is not considered to be of Social Interest

Conclusion

This fine detached house fronting onto Seatown Place is built in a similar style to other houses on the street yet the sheer decorative detailing in all aspects of this structure elevates it from its more modest neighbours, it is of Regional importance and as such it is considered worthy of inclusion on the Record of Protected Structures.

Photo



Assessment of Removal from the Record of Protected Structures

Proposal name: Boyne Cottage

Location/ Address: Cord Road, Drogheda (53.718372, -6.335821)

Date of Construction: 1840 - 1880

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- **Description (NIAH)**

Detached three-bay two-storey house, built c. 1860, no longer in use. Rectangular-plan, two-storey return to north elevation. Pitched slate roofs with fish-scale bands to main house, clay ridge tiles, cast-iron gutters fixed to continuous eaves course, supported on main house by pairs of painted ornately moulded corbels, circular cast-iron downpipe, red brick corbelled chimneystack, ornately carved painted timber bargeboard to east and west gables with needle finials. Roughcast-rendered walling, smooth rendered banded quoins to return, painted raised vermiculated block-and-start quoins to main house. Square-headed window openings to main house, painted moulded architraves, prominent keystone, painted stone sills; painted smooth rendered patent reveals, painted stone sills to return; uPVC windows. Situated to north of Greenhills road, rear of structure backs onto street.

- **Appraisal (NIAH)**

This house is an attractive elegantly proportioned structure. The retention of the window surrounds and vermiculated quoins add to the aesthetic quality of the structure as well as to the architectural interest. The decorative detailing in the bargeboard design and finials provides the house with artistic significance. Though no longer in use it continues to play an important role in the built heritage of Drogheda.

- **Architectural Conservation Area**

The proposal is not within any of the Architectural Conservation Areas in Drogheda.

- **Zone of notification**

The proposal is not within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is

intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)

- Map review

A reference to Boyne Cottage appears on the C.1888-1913 map of Drogheda.

- Alterations to the RPS

Guidance is provided in the below document for Local Authorities when making additions or deletions to the RPS. This guidance will be followed for this process.

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- Social

- Deleting Structures from the RPS

Guidance is provided in the below document for Local Authorities when considering making deletions to the RPS.

Architectural Heritage Protection: Guidelines for Planning Authorities

Chapter 2 The Development Plan: Record of Protected Structures

Structures are deleted from the RPS by similar procedures to those laid down for making additions. Deletions will take place where the planning authority considers that the protection of a structure, or part of a structure, is no longer warranted. This will generally take place only when the structure has entirely lost its special interest value through major accident or where new information has come to light which proves that the special interest value was mistakenly attributed.

Deletion from the RPS may also come about where it has been decided that a more appropriate method of protecting a particular structure would be by including it within an ACA. However, in such cases, the planning authority should be confident

that the interior of the building is not of special interest before deleting it from the RPS.

- Assessment of proposal

Architectural

Is the proposal considered;

- ee. a generally agreed exemplar of good quality architectural design;
- ff. the work of a known and distinguished architect, engineer, designer or craftsman;
- gg. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
- hh. a structure which makes a positive contribution to its setting, such as a streetscape or a group of structures in an urban area, or the landscape in a rural area;
- ii. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is considered to be of Architectural Interest

Historical

Assessment; The proposal is not considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is considered to be of Artistic Interest

Cultural

Assessment; The proposal is not considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is not considered to be of Social Interest

Conclusion

While the property has become further overgrown since the previous assessment, the building still retains elements which make it worthy of inclusion on the RPS and had not lost its special interest. Among others the decorated scalloped slates are still in place to the roof as well as the ornately moulded corbels. Further to this the carved timber fascias are still in place along with the needle finials.

It is encouraging that the submission is hopeful of retention and rehabilitation of the Boyne Cottage, however it is considered that the best way of ensuring that the building is rehabilitated moving forward is for it to remain on the record of protected structures.

It should also be noted that details of the nature and extent of protection for each individual structure can be ascertained by issuing a declaration under Section 57 of the Act.

Photo



Assessment of addition to the Record of Protected Structures

Proposal name: Second World War look out building and associated structures.

Location/ Address: Whitestown (53.9966.2, -6.11614)

Date of Construction: C1939

Date of assessment: March 2021

Assessor: Terry Hamilton BA (Hons), MArch, PGDip, ARB, RIBA CR

- Description

Look Out Post constructed with concrete located in prominent hill top location.

- Appraisal

Look Out Post from the second world war. This is Ireland's 'Look Out Post Number One' (LOP's). The LOPs were built on prominent headlands all around the coast of neutral Ireland. They were individually numbered, beginning at this LOP, number one and continued in a sunwise/clockwise manner right around the State, to Donegal.

The Look Out Post was built to provide shelter for coast-watchers observing neutral Ireland's waters for ships and submarines from combatant navies. In 1942 or 1943 the word EIRE (without the síniú fada on the 'E') was marked out at each post with whitewashed stones. A number was added to each 'EIRE', starting with number one, at this site. Maps were provided to allied air forces, showing them where each number 'EIRE' was located. Any foreign airman seeing EIRE 1, 2 or 3 would know that he was flying over the coast of County Louth in neutral Ireland.

This Look Out Post is therefore part of a national system, which played a role in the largest international conflict ever.

This LOP is therefore of national, if not international, importance in relation to its role during the second World War. The LOPs are historic structures and situated in very prominent positions.

- Architectural Conservation Area

The proposal is not within any Architectural Conservation Area.

- Zone of notification

The proposal is within with the 'Zone of notification' as shown on the Historic Environment Viewer. (The "zone of notification" is the area around each monument that is intended to be used for the purposes of notification under Section 12 of the National Monuments Acts 1930 to 2004.)



Figure 1: Zones of notification Whitestown

- Alterations to the RPS

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- Architectural
- Historical
- Archaeological
- Artistic
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- Scientific
- Technical
- Social

- Assessment of proposal

Architectural

Is the proposal considered;

- jj. a generally agreed exemplar of good quality architectural design;
- kk. the work of a known and distinguished architect, engineer, designer or craftsman;
- ll. an exemplar of a building type, plan-form, style or styles of any period but also the harmonious interrelationship of differing styles within one structure;
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- nn. a structure with an interior that is well designed, rich in decoration, complex or spatially pleasing.

Assessment; The proposal is not considered to be of Architectural Interest

Historical

Assessment; The proposal is considered to be of Historical Interest

Archaeological

Assessment; The proposal is not considered to be of Archaeological Interest

Artistic

Assessment; The proposal is not considered to be of Artistic Interest

Cultural

Assessment; The proposal is considered to be of Cultural Interest

Scientific

Assessment; The proposal is not considered to be of Scientific Interest

Technical

Assessment; The proposal is not considered to be of Technical Interest

Social

Assessment; The proposal is considered to be of Social Interest

Conclusion

This Look Out Post is therefore part of a national system, which played a role in the largest international conflict ever. This LOP is therefore considered to be of national, if not international, importance in relation to its role during the second World War. The LOPs are historic structures and situated in very prominent positions.

Photos



