



Fingal County Council

Proposed Public Play Space Project at Garristown Library

Part 8 Planning Application

September 2021







Table of Contents

	Page		Page
1.0 Introduction			
1.1 Project Background	5	4.3 Boundary Treatment Plan	33
1.2 Part 8 Planning Application	5	4.3.1 Proposed Chestnut Pale Fence	34
1.3 Proposed Public Play Space Project at Garristown Library Overview	5	4.3.2 Proposed Estate Rail Fence	35
1.4 Garristown Heritage Features	5	4.3.3 Proposed Steel Rail Fence	36
1.5 Key Challenges Addressed as Part of the Deign Process	6	4.4 Planting Schedule	37
1.6 Design Team	6		
2.0 Planning & Development Context			
2.1 Introduction	8		
2.2 Fingal Development Plan (2017-2023)	8		
2.3 Garristown Local Area Plan (2010)	12		
2.4 Garristown Village Design Framework Plan (2010)	13		
2.5 Additional Resources	13		
3.0 Site Context			
3.1 Existing Site Description	15		
3.2 Site History	16		
3.3 Site Photographs	17		
3.4 Site Analysis	18		
3.5 Architectural Setting	23		
4.0 Part 8 Development Project : Landscape Design Proposals			
4.1 Landscape Strategy	25		
4.2 Proposed Landscape Plan	26		
4.2.1 The Entrance Plaza Space	27		
4.2.2 The Entrance Plaza Space Conceptual Sketch	28		
4.2.3 Picnic & Sculptured Lawn Space	29		
4.2.4 Picnic & Sculptured Lawn Space Conceptual Sketch	30		
4.2.5 Woodland Themed Play Garden	31		
4.2.6 Woodland Themed Play Garden Conceptual Sketch	32		



INTRODUCTION

1.1 Project Background

In August 2020, Fingal County Council appointed Áit Urbanism + Landscape Ltd. as the successful tenderer to lead an external design team to prepare a Proposed Public Play Space Project at Garristown Library, Garristown, Co. Dublin

The core of the client brief was to engage and gain consensus with stakeholders on their current and future needs in order to develop a proposal for the garden that delivers a useable, inclusive and multi-faceted amenity through the local authority's own Part 8 Planning Process.

1.2 Part 8 Planning Application

Proposed Public Play Space Project at Garristown Library

The proposals for the project incorporate the following amenities,

- A woodland-themed play area that can cater for 4 to 12-year-olds and which is inclusive in its offering. The playground will be sensitive to the setting of the garden and appropriately light-touch in its implementation, particularly in the context of existing trees.
- An outdoor classroom and picnic area.
- An entrance space that is refurbished but respectful of the library setting and the streetscape frontage.
- Improvements to the ogham stone location to make it more attractive and accessible.
- Street furniture in the form of bicycle stands and seating benches throughout the site.
- Improved paving treatments to the front of the library.
- Universally accessible parking space to be retained and improved.
- New boundary treatments.

1.3 Proposed Public Play Space Project at Garristown Library Overview

Garristown is a rural village in North County Dublin. It is described in the Local Area Plan as having “a distinctive elevated setting..... the village is set on one of the highest parts of Fingal in an area known as the North Fingal Uplands”. The character of the Village is defined by a wide main street that is tree-lined on one side. The main landmarks are the Church of the Assumption and the Carnegie Library which sit in two adjoining but separate sites, the garden and play area will be located in the library site. The architectural style of the church and library are such that they work as a pair, this emphasises their landmark status on the main street. Both buildings are listed in the National Inventory of Architectural Heritage (NIAH) and both are described as having three-bay gable fronts in snecked and rock-faced Limestone, which explains their complementary nature. They are also identified as protected structures in the Fingal County Development Plan 2017-2023.

The term ‘Carnegie Library’ references its origin as one of many libraries that were charitably funded by Andrew Carnegie (1835-1919). Andrew Carnegie was a wealthy American steel magnate and latterly a philanthropist, who, having sold his USA steel production monopoly to JP Morgan in 1901, set about gifting funds internationally for the construction of libraries. In 1905 he gifted almost 600,000 dollars to Ireland as part of a larger pledge to English speaking countries and, from this, Garristown Library was constructed between 1910 and 1915. It is one of 66 such libraries that were funded by Carnegie in Ireland. The library was refurbished in 2008 and a contemporary zinc-clad annex added as part of this.

The overall library site measures .15 hectares/.4 acres in size. The setting is notable for the presence of mature Austrian Pines and Lawson Cypress trees, all of which add a woodland-type character.

The boundary treatment along the northern side of the site comprises a traditional estate type railing, a section of which is rusted and in a degraded state. A chainlink fence defines the eastern boundary, the southern boundary is defined by a

neighbouring agricultural-type barn and a galvanised palisade fence. The boundary to Main Street comprises a capped concrete plinth wall and a low cast-iron railing topped with spearpoint finials, the railing is a similar but less intricate version of that which is used for the neighbouring church boundary.

Topographically, the site falls in a south-east to north-west direction, the lowest point corresponds to the Main Street boundary which descends in a northward direction. A level difference of roughly 2 metres exists between the highest and lowest points of the site though there are no challenging gradients to contend with.

1.4 Garristown Heritage Features

As mentioned, Garristown is an attractive village with a distinctly rural character. The village is an Architectural Conservation Area and contains several monuments that are recorded in the Record of Monuments and Places (RMP), they are as follows...

- RMP no. DU003-011001 – Church
- RMP no. DU003-011003 - Graveyard
- RMP no. DU003-011005 – Architectural Fragment

The Fingal County Development Plan 2017-2023 includes several protected structures in Garristown, one of which is also protected in the RMP, they are...

- RPS No. 121 - Church (in ruins), and Whetstone Chapel Graveyard Road/Watery Lane, Garristown*. Remains of a 19th-century church and older graveyard.
- RPS No. 122 - Church of the Assumption at Main Street, Garristown Roman Catholic Church.
- RPS No. 123 - Carnegie Library at Main Street, Garristown Single Storey limestone library building.
- RPS No. 124 - Thatched dwelling at Dublin Road, Garristown Four-bay single-storey thatched dwelling with galvanised extension.
- RPS No. 785 - The Old Barracks, Main Street, Garristown, Former 19th century RIC Barracks.
- *Denotes a Recorded Monument protected under the National Monuments (Amendment) Act 1994.

1.5 KEY CHALLENGES ADDRESSED AS PART OF THE DESIGN PROCESS

A detailed brief was provided to the design team at the outset of the design process and described the key design challenges as follows:

Engagement

Using an innovative design process to engage stakeholders and build consensus for the proposal.

Play provision

The plan must include proposals for a play garden for families, of an appropriate scale and context for the site.

Landscape Unity and Diversity

The consultant will be required to provide recommendations and priorities for planting appropriate to the location and context.

Acknowledging the Site Context

Garristown Library is a protected structure. It is vital that design proposals should ensure the future development of the play-garden respects, compliments and reflects its heritage.

Resource Sustainability

Proposed materials should be sustainable, durable and locally sourced where possible.

Biodiversity

The Public Play Space at Garristown Library should explore opportunities to increase the diversity and population sizes of local indigenous flora & fauna, appropriate to the scale of the site.

Outdoor Reading/Education Space

The proposals for a Public Play Space at Garristown Library should explore the possibility of providing an outdoor education/ reading space.

1.6 Design Team

1.6.1 Client

Kevin Halpenny	Senior Parks Superintendent
Marc Coyle	Senior Executive Parks & Landscape Officer
Dennis Flannery	Executive Parks and Landscape Officer
Liam Campbell	Assistant Parks and Landscape Officer
Michael Staunton	Assistant Parks and Landscape Officer

The client working group is led by Kevin Halpenny, Senior Parks Superintendent responsible for the Parks and Green Infrastructure Division.

1.6.2 Áit Urbanism + Landscape: Lead Project Consultants: Landscape Architecture

As lead consultant, Áit Urbanism + Landscape communicated directly with the client, Fingal County Council Working Group. Due to the Covid 19 pandemic public health restrictions, all client and focused stakeholder meetings have been facilitated virtually through Microsoft Teams and have proven successful as a communication tool. A consultation event with Garristown Community Group was held on the 29th of April 2021 and a separate event with Garristown Library Group took place on the 10th of May 2021.

The external design team includes several professional sub-consultants to advise on matters requiring specialist input, they are as follows,

Mary Tubridy, Ecologist: Mary prepared an Appropriate Assessment (AA) Screening report for the project. An AA report is required if it is determined that the proposed project will impact upon Natura 2000 sites (such as Special Conservation Areas and Special Protection Areas) and is a requirement of the EU Habitats Directive. The determination as to whether an AA Report is required is made by first carrying out an AA Screening Report, the screening report establishes whether the proposals in question are impactful enough to warrant

a full AA report. Mary Tubridy & Associates also carried out an ecological review of the park so as to inform the landscape proposals and provide advice on the need for further ecological studies to ensure compatibility between the those proposals and sustained biodiversity. The findings of the review are found within the accompanying Ecological Assessment.

KPMG Future Analytics (FA), Environmental Impact Assessment Consultants:

FA prepared an Environmental Impact Assessment Report (EIAR) Screening Report. The screening report is a precursor to a full EIAR and establishes whether the proposed interventions are impactful enough to warrant full assessment by way of an EIAR. The FA report found that the proposed development at Naul does not fall within the list of activities requiring mandatory EIA.

McCloy Consulting (MCC), Flood Risk Assessments Consultants:

MCC prepared a Stage 1 Flood Risk Assessment (FRA) for Naul Village Park. The purpose of a Stage 1 FRA is to assess whether there are any flooding and/or surface water management issues at and surrounding the site. The assessment determines potential sources of flooding at the site and outlines recommended mitigation measures as necessary and appropriate. The FRA found that there is no significant risk of flooding on site nor will development on site be the cause of flood risk elsewhere.

CMK Hort and Arb Ltd, Arboricultural Consultants:

CMK undertook a tree survey for Garristown Library. The survey assigns a number to each tree and categorises it in terms of quality. The survey records the trees' species, condition and vigour, age, height, girth, root spread and canopy measurements among other observations. Recommendations are made by the consulting arboriculturist as to a trees' suitability for retention within a redevelopment context and, where necessary and appropriate for reasons of safety, that trees are felled.



2.0

PLANNING & DEVELOPMENT CONTEXT

2.1 Introduction

The Proposed Public Play Space Project at Garristown Library supports not only specific zoning objectives but also Green Infrastructure, and Natural and Cultural Heritage objectives. The project has been designed with these objectives at the forefront of the project brief to ensure the future enhancement and sustainability of this key resource for the population of Garristown and visitors to this rural town.

2.2 Fingal Development Plan (2017-2023)

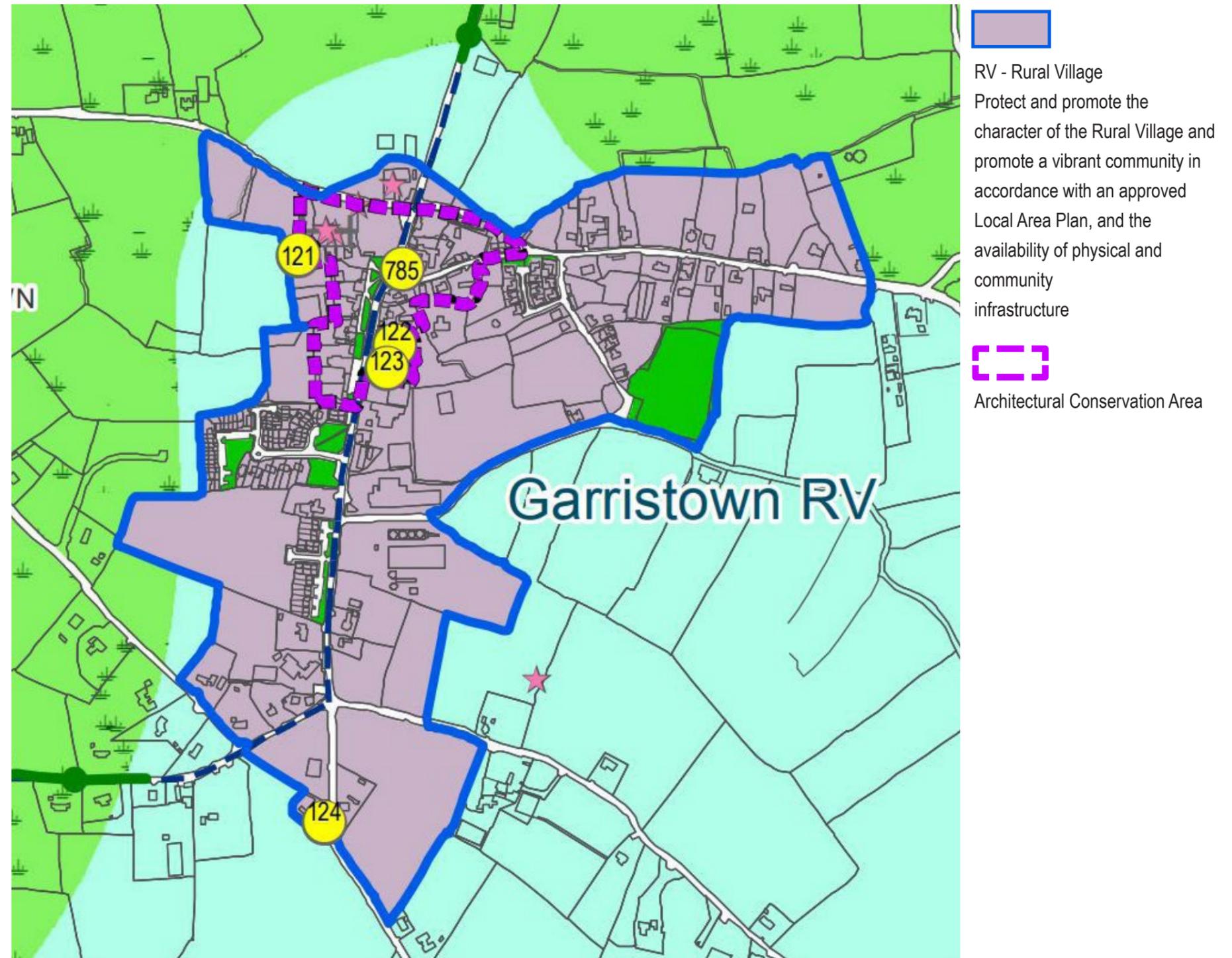
The Fingal Development Plan 2017-2023 (FDP) categorises the site under a single zoning objective and a single specific objective as follows:

RV Rural Village: Protect and promote the character of the Rural Village and promote a vibrant community in accordance with an approved Local Area Plan, and the availability of physical and community infrastructure

“These villages vary in function but generally meet the day-to-day needs of the locality and usually offer a mix of commercial and community activity within the village core. Other enterprise, residential, retail, commercial, and community facilities may be provided.

Architectural Conservation Area

“An Architectural Conservation Area (ACA) is a place, area, group of structures or townscape that is of special architectural, historical, archaeological, artistic, cultural, scientific, social or technical interest or value, or contributes to the appreciation of Protected Structures. ACAs could encompass, for example, a terrace of houses, a whole streetscape, town centre or a small cluster of structures associated with a specific building such as a mill or country house. Most structures in an ACA are important in the context of their contribution to the streetscape or character of an area and so the protection status generally relates only to the exterior of the buildings or the streetscape, except for Protected Structures within ACAs where the protection extends to the interior and curtilage of these properties. Any works that would have a material effect on the special character of an ACA require planning permission.”



Zoning Objectives, Fingal Development Plan 2017 - 2023



Green Infrastructure & Natural Heritage

The proposed development of the project also supports a number of objectives that are set out in FDP 2017-2023. There are no mapped Green Infrastructure Objectives for Garristown Library contained in the FDP, however, there are several Objectives in the FDP under the headings of Green Infrastructure and Natural Heritage which are of relevance to the Garristown Park Development Plan, these are listed in Table 1 and Table 2.

Cultural Heritage

Garristown is an attractive village with a distinctly rural character. The village is an Architectural Conservation Area and contains several monuments that are recorded in the Record of Monuments and Places (RMP), they are as follows...

- RMP no. DU003-011001 – Church
- RMP no. DU003-011003 - Graveyard
- RMP no. DU003-011005 – Architectural Fragment

The Fingal County Development Plan 2017-2023 includes several protected structures in Garristown, one of which is also protected in the RMP, they are...

- RPS No. 121 - Church (in ruins), and Whetstone Chapel Graveyard Road/ Watery Lane, Garristown*. Remains of a 19th-century church and older graveyard.
- RPS No. 122 - Church of the Assumption at Main Street, Garristown Roman Catholic Church.
- RPS No. 123 - Carnegie Library at Main Street, Garristown Single Storey limestone library building.
- RPS No. 124 - Thatched dwelling at Dublin Road, Garristown Four-bay single-storey thatched dwelling with galvanised extension.
- RPS No. 785 - The Old Barracks, Main Street, Garristown, Former 19th century RIC Barracks.
- *Denotes a Recorded Monument protected under the National Monuments (Amendment) Act 1994.

Several cultural heritage objectives are also of specific relevance to the site as shown on Table 3.

FDP Green Infrastructure Objective	Description
GI03	Develop the green infrastructure network to ensure the conservation and enhancement of biodiversity, including the protection of European Sites, the provision of accessible parks, open spaces and recreational facilities (including allotments and community gardens), the sustainable management of water, the maintenance of landscape character including historic landscape character and the protection and enhancement of the architectural and archaeological heritage.
GI04	Seek a net gain in green infrastructure through the protection and enhancement of existing assets, through the provision of new green infrastructure as an integral part of the planning process, and by taking forward priority projects including those indicated on the Development Plan green infrastructure maps during the lifetime of the Development Plan.
GI07	Ensure green infrastructure protection and provision promotes pedestrian access, cycling, and public transport in preference to the car, as appropriate.
GI08	Integrate the provision of green infrastructure with infrastructure provision and replacement, including walking and cycling routes, as appropriate, while protecting biodiversity and other landscape resources.
GI25	Integrate provision for biodiversity with public open space provision and sustainable water management measures (including SuDS) where possible and appropriate.
GI26	Maximise the use and potential of existing parks, open space and recreational provision, both passive and active, by integrating existing facilities with proposals for new development and by seeking to upgrade existing facilities where appropriate.
GI27	Provide a range of accessible new parks, open spaces and recreational facilities accommodating a wide variety of uses (both passive and active), use intensities and interests.
GI28	Provide attractive and safe routes linking key green space sites, parks and open spaces and other foci such as cultural sites and heritage assets as an integral part of new green infrastructure provision, where appropriate and feasible
GI31	Ensure the provision of new green infrastructure addresses the requirements of functional flood storage, the sustainable management of coastal erosion, and links with provision for biodiversity, Sustainable Drainage Systems (SuDS) and provision for parks and open space wherever possible and appropriate.
GI34	Ensure, wherever possible and appropriate, that elements of the archaeological and architectural heritage are fully integrated into proposals for new developments at the project design stage.
GI35	Seek to provide and/or enhance access to archaeological and architectural heritage assets in a sustainable manner, where appropriate, thus facilitating opportunities for education and understanding.
GI35	Ensure green infrastructure provision responds to and reflects landscape character including historic landscape character, conserving, enhancing and augmenting the existing landscapes and townscapes of Fingal which contribute to a distinctive sense of place.

Table 1: Relevant FDP Green Infrastructure Objectives



FDP Natural Heritage Objective	Description
NH02	Integrate provision for biodiversity with public open space provision and sustainable water management measures (including SuDS) where possible and appropriate.
NH08	Ensure that the management of the Council's open spaces and parks is pollinator-friendly, provides more opportunities for biodiversity, and does not introduce or lead to the spread of invasive species.
NH27	Protect existing woodlands, trees and hedgerows which are of amenity or biodiversity value and/or contribute to landscape character and ensure that proper provision is made for their protection and management.
NH34	Ensure development reflects and, where possible, reinforces the distinctiveness and sense of place of the landscape character types, including the retention of important features or characteristics, taking into account the various elements which contribute to their distinctiveness such as geology and landform, habitats, scenic quality, settlement pattern, historic heritage, local vernacular heritage, land-use and tranquility.
NH36	Ensure that new development does not impinge in any significant way on the character, integrity and distinctiveness of highly sensitive areas and does not detract from the scenic value of the area. New development in highly sensitive areas shall not be permitted if it: <ul style="list-style-type: none"> • Causes unacceptable visual harm • Introduces incongruous landscape elements • Causes the disturbance or loss of (i) landscape elements that contribute to local distinctiveness, (ii) historic elements that contribute significantly to landscape character and quality such as field or road patterns, (iii) vegetation which is a characteristic of that landscape type and (iv) the visual condition of landscape elements.
NH51	Protect High Amenity areas from inappropriate development and reinforce their character, distinctiveness and sense of place.
NH52	Ensure that development reflects and reinforces the distinctiveness and sense of place of High Amenity areas, including the retention of important features or characteristics, taking into account the various elements which contribute to its distinctiveness such as geology and landform, habitats, scenic quality, settlement pattern, historic heritage, local vernacular heritage, land-use and tranquility.

Table 2: Relevant FDP Natural Heritage Objectives



FDP Cultural Heritage Objective	Description
CH15	Raise public awareness of the cultural heritage and improve legibility by providing appropriate signage or interpretation in areas, sites, villages, and buildings of archaeological and historic significance.
CH17	Support the growth of cultural tourism in the County, including the potential for niche heritage-based tourism products by facilitating the development of heritage events, infrastructure such as heritage trails, walkways and cycleways etc. and activities such as community excavation.
CH20	Ensure that any development, modification, alteration, or extension affecting a Protected Structure and/or its setting is sensitively sited and designed, is compatible with the special character, and is appropriate in terms of the proposed scale, mass, height, density, layout, materials, impact on architectural or historic features, and junction with the existing Protected Structure.
CH21	Seek that the form and structural integrity of the Protected Structure is retained in any re-development and that the relationship between the Protected Structure and any complex of adjoining buildings, designed landscape features, or designed views or vistas from or to the structure is conserved.
CH22	Encourage the sympathetic and appropriate reuse, rehabilitation and retention of Protected Structures and their grounds including public access seeking that the Protected Structure is conserved to a high standard, and the special interest, character and setting of the building preserved. In certain cases the relaxation of site zoning restrictions may be considered in order to secure the preservation and conservation of the Protected Structure where the use proposed is compatible with the existing structure and this will only be permitted where the development is consistent with conservation policies and the proper planning and sustainable development of the area.
CH50	Provide universal access to archaeological and architectural heritage sites where appropriate. Ensure the archaeological and architectural heritage significance of the site is taken into account when providing such access.

Table 3: Relevant FDP Cultural Heritage Objectives

2.3 Garristown Local Area Plan (2010)

The Garristown Local Area Plan sets out a framework for the development of the village with the emphasis on proper planning and sustainable development. It includes measures for the protection of the environment and the economic, social and cultural development of the village. Its preparation involves consultation with the local community to get their ideas as to how they would like to see their village develop.

Several objectives outlined in the LAP document are specific to the proposed development site,

4.1 Residential development Area 1

“Ensure the protection of existing trees and hedgerows, in particular, to the rear of the existing Carnegie Library.”

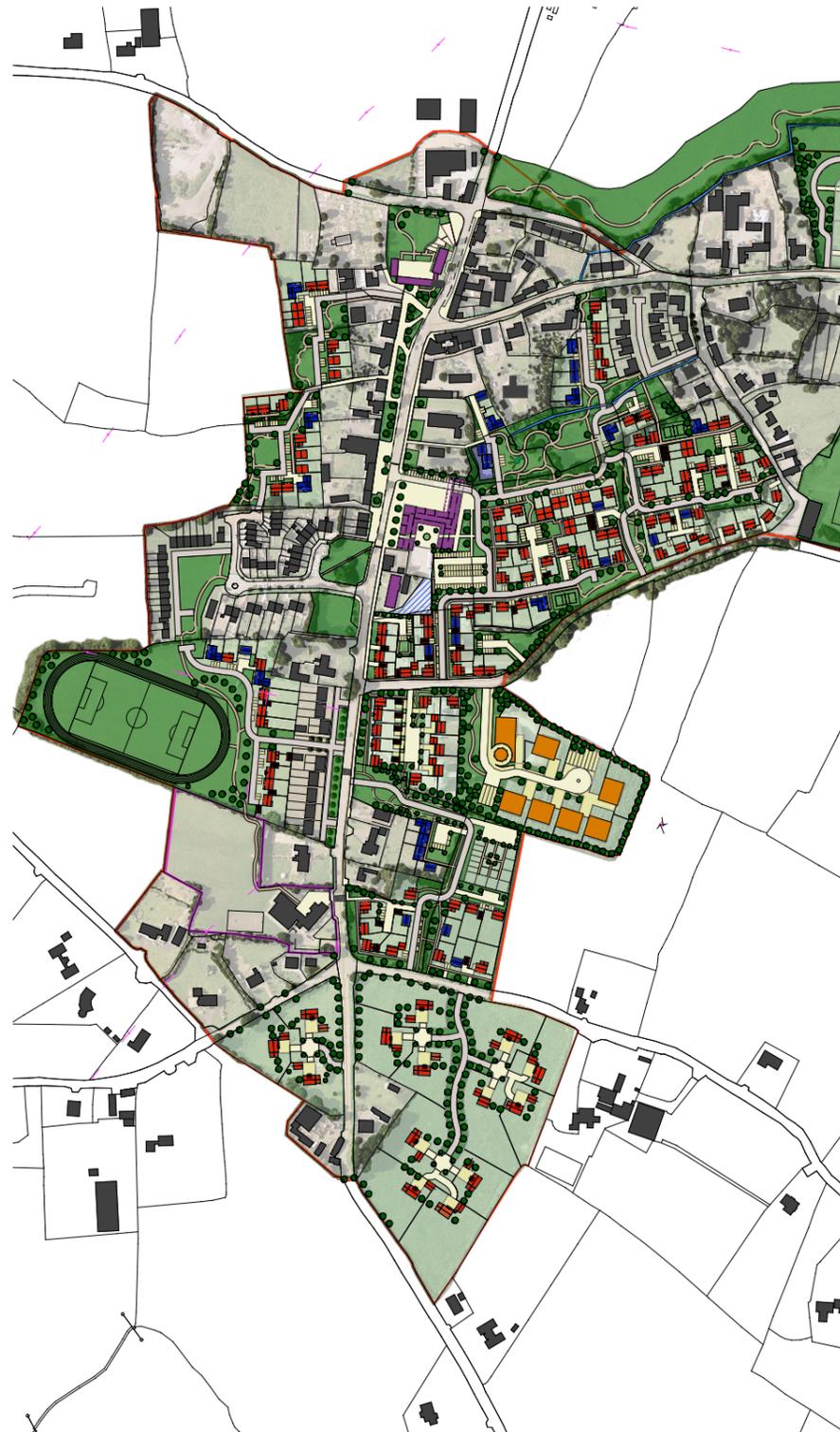
8.3 New designated Open Space

“A Village Park, children’s playground and viewing area incorporated into the woodland setting behind the existing Carnegie Library, i.e. within Residential Development Area 1 within the eastern section of the village centre. This park would not only protect these existing mature trees and their setting but would also provide a valuable recreational and amenity resource for the future and existing residents within this area and the village as a whole. This space offers exceptional views eastwards towards the surrounding countryside.”



Garristown LAP Map 1





Garristown LAP Map 2

2.4 Garristown Village Design Framework Plan (2010)

The Garristown Village Design Framework Plan sets out to maintain and strengthen the physical character of Garristown; guiding careful urban improvement and plans for future growth and highlighting the distinctive character of the village, current issues it is confronting, the need for conservation, sustainable growth, consolidation, and the protection of the quality, character and distinctiveness of important assets. The document makes direct reference to Garristown Library's setting and how it will fit into the 'Civic Space' proposed within framework for the village;

1.4 A Village sitting on the Landscape

"The landscape form is the old agricultural field pattern, with hedgerows. These are mixed with substantial trees, and many are in need of more regular management. They make a strong visual impact within the village, particularly the clusters of trees around and behind the church and library, and the mature trees on the eastern approach."

2.4 Village Design Framework 1: Conceptual Framework for the Village

"The key Civic Space is proposed in the centre of the Main Street and effectively in the geographical centre of the village. Whilst this is a future proposal which may take some time for the mixed uses development to come to fruition, it is in an optimum location, on the Main Street, close to the community centre and the proposed creche, and beside a new green space which is proposed behind the library"

2.5 Additional Resources

Other material that has been researched throughout the design process include the following:

- KEEPING IT GREEN - An Open Space Strategy for Fingal
- THE FOREST OF FINGAL - A Tree Strategy for Fingal
- Planning & Development Act 2000 (as amended)
- Planning & Development Regulations 2001 Part VIII (as amended)
- Fingal Biodiversity Action Plan
- Fingal Heritage Plan
- Strategy for the Future Development of National and Regional Greenways
- All Ireland Pollinator Plan



3.0

EXISTING SITE CONTEXT

3.1 Existing Site Description

The site of Garristown Library is located in the rural village of Garristown, North County Dublin, nestled within the heart of the Main Street. Constructed in 1915, the 'Carnegie Library' sits as one of the main landmarks within the village, alongside the neighbouring The Roman Catholic Church, Church of the Assumption. The library has since been refurbished in 2008 and a contemporary zinc-clad annex added as part of this.

The overall library site measures .15 hectares/.4 acres in size. The setting is notable for the presence of mature Austrian Pines and Lawson Cypress trees, all of which add a woodland-type character.

The boundary treatment along the northern side of the site comprises a traditional estate type railing, a section of which is rusted and in a degraded state. A chainlink fence defines the eastern boundary, the southern boundary is defined by a neighbouring agricultural-type barn and a galvanised palisade fence. The boundary to Main Street comprises a capped concrete plinth wall and a low cast-iron railing topped with spearpoint finials, the railing is a similar but less intricate version of that which is used for the neighbouring church boundary.

Topographically, the site falls in a south-east to north-west direction, the lowest point corresponds to the Main Street boundary which descends in a northward direction. A level difference of roughly 2 metres exists between the highest and lowest points of the site though there are no challenging gradients to contend with.

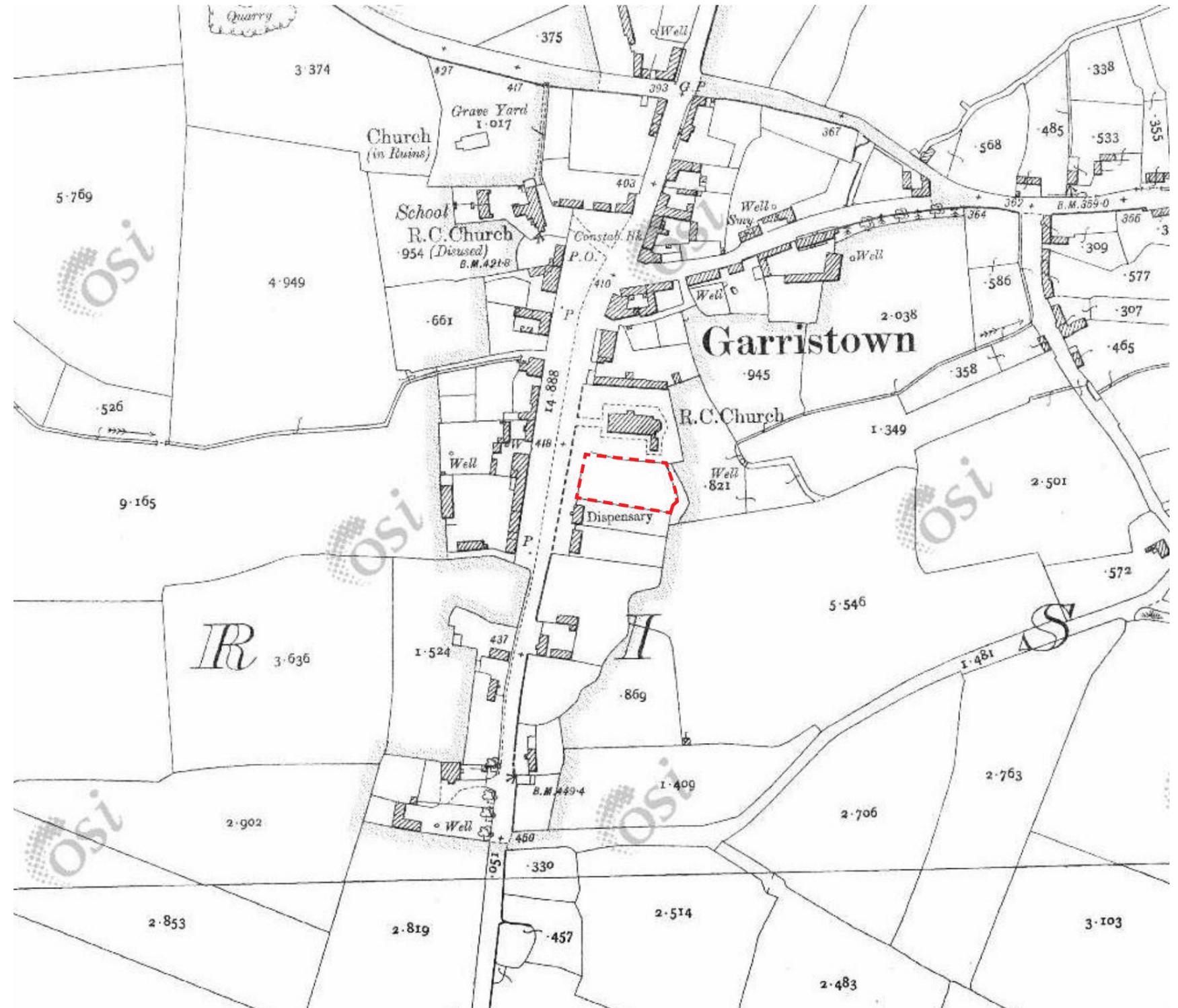




3.2 Site History

As described in the “Topographical Dictionary of Ireland” by Samuel Lewis, 1837, Garristown during pre-famine Ireland was ‘ a constabulary police station...with a dispensary...and a windmill on a hill near the village commanding a view over fourteen counties’. Garristown’s current street formation has not changed much since the Rocques map of County Dublin (ca. 1746). The village had historically exported building stone and turf with fairs held three times a year. Two churches resided within the village, the Church of Ireland (built in 1791) and the Roman Catholic Church (built in 1828). A new Roman Catholic church, the Church of the Assumption, was later built in 1906.

Located to the east of Main Street, Garristown Library is one of 66 Carnegie libraries that were funded by Carnegie in Ireland. The term ‘Carnegie Library’ references its origin as one of many libraries that were charitably funded by Andrew Carnegie (1835-1919). Andrew Carnegie was a wealthy American steel magnate and latterly a philanthropist, who, having sold his USA steel production monopoly to JP Morgan in 1901, set about gifting funds internationally for the construction of libraries. In 1905 he gifted almost 600,000 dollars to Ireland as part of a larger pledge to English speaking countries and, from this, Garristown library was constructed between 1910 and 1915. The library was refurbished in 2008 and a contemporary zinc-clad annex added as part of this.



Historical 25" Map



3.3 Site Photographs





3.4.1 Existing Trees

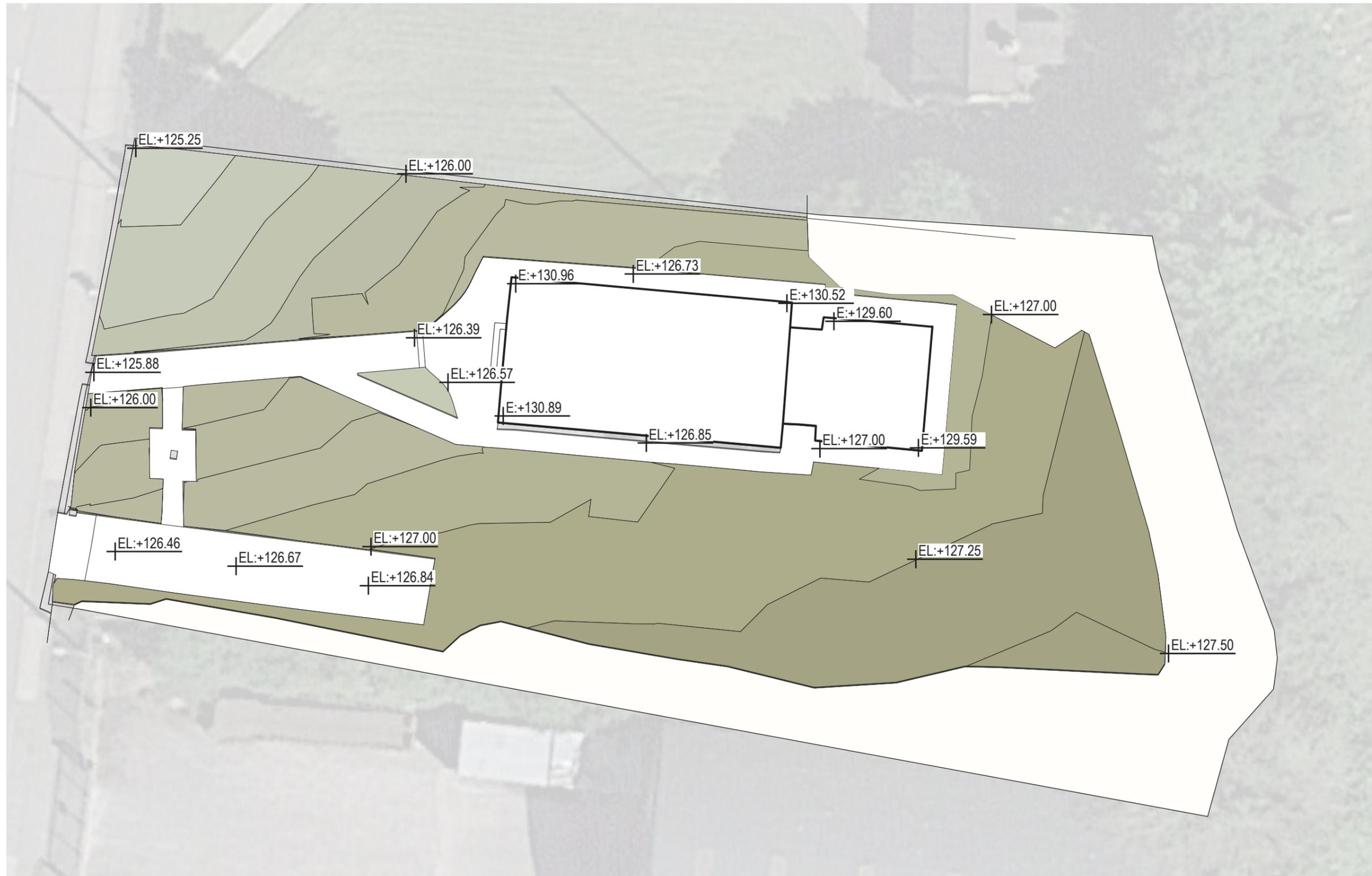


-  Mown Lawn
-  Hedgerow Groundcover
-  Hedgerow Shrubbery
-  Trees

Tree No.	Tree Species
1101:	Turkish Hazel
1102:	Lawson Cypress
1103:	Lawson Cypress
1104:	Austrian Pine
1105:	Austrian Pine
1106:	Sycamore
1107:	Austrian Pine
1108:	Austrian Pine
1109:	Austrian Pine
1110:	Sycamore
1111:	Austrian Pine
112AP:	Austrian Pine
113AP:	Sycamore
114AP:	Sycamore
115AP:	Sycamore
116AP:	Sycamore

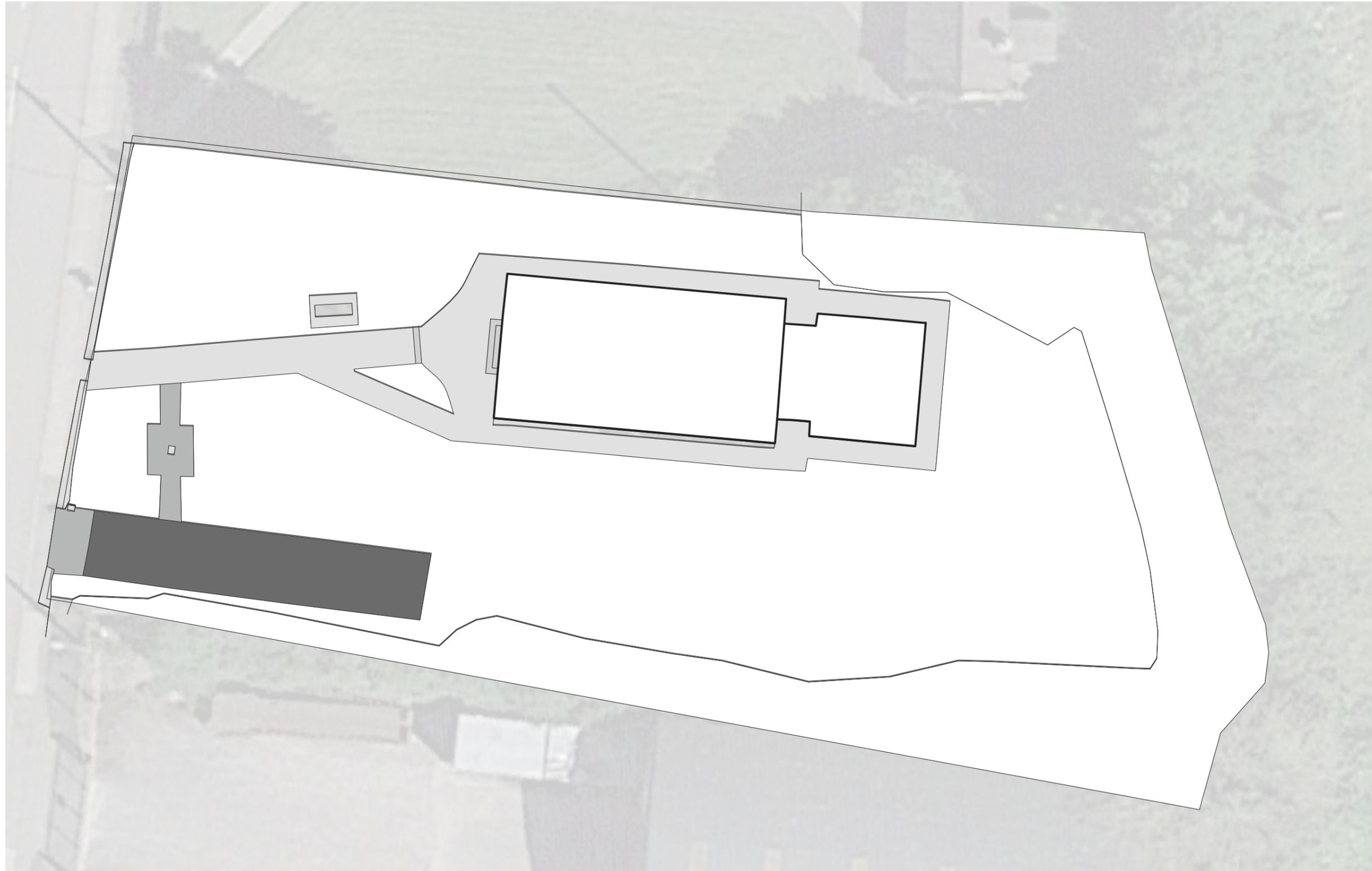


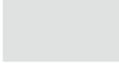
3.4.2 Site Topography





3.4.3 Existing Hard Landscape

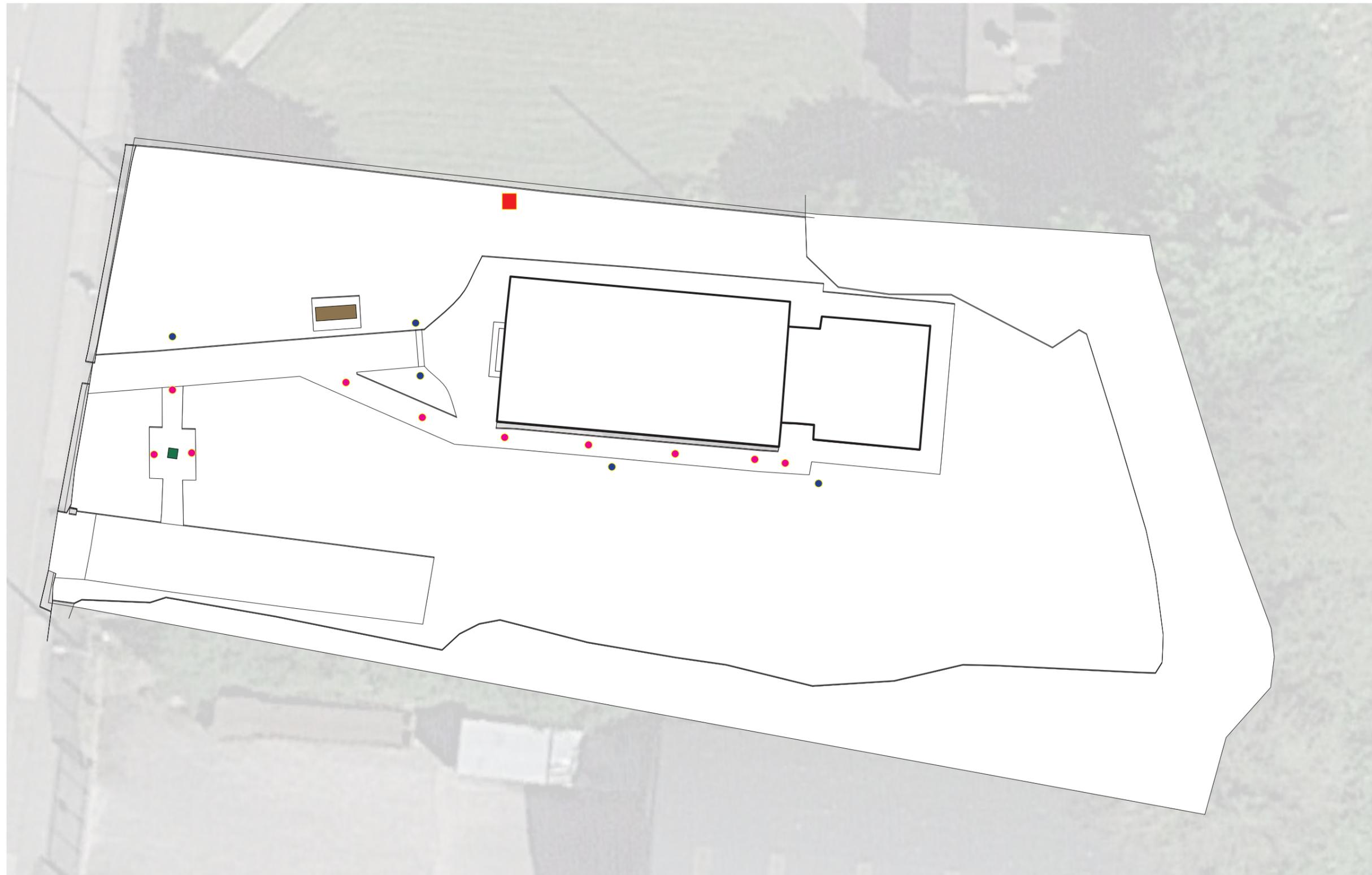


-  Concrete Footpath
-  Concrete Paving Blocks
-  Asphalt Driveway





3.4.4 Site Furniture & Lighting



-  Bollard Lighting
-  In-ground Spot Lighting
-  On-ground Flood Lighting
-  Bench
-  Ogham Stone





3.4.5 Existing Site Boundaries



- Concrete Plinth Wall and Railing
- Estate Rail Fence
- Chain Link Fence
- Stub Wall and Palisade Fence
- Blockwork Wall

PRAI Boundary



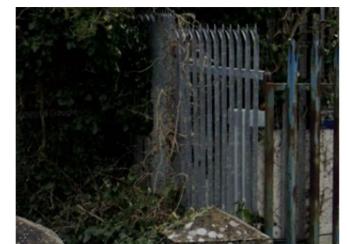
Concrete Plinth Wall and Railing



Estate Rail Fence



Chain Link Fence



Palisade Fence

3.5 Architectural Setting



The scale and elegance of the historic buildings on Main Street provides a strong visual presence within Garristown. The stone-frontage of the recently restored and extended Carnegie Library sits proudly next to the stone-fronted Roman Catholic Church, Church of the Assumption. The stone barn north of the church also accentuates the historic legacy of the street's character. Given their dignified nature and their listing within the Record of Protected Structures, the visual prominence of these buildings from Main Street must be respected while the open plan relationship between them be persevered.



4.0

PART 8 PROJECT LANDSCAPE DESIGN PROPOSALS



4.1. Landscape Strategy

While being cognisant of the sensitive nature of the architectural setting of the Carnegie Library and the Church of the Assumption during the assessment, design, and consultation process, the key elements of the landscape strategy for the Proposed Public Play Space Project at Garristown Library have been to deliver a proposal for the garden that provides a usable, inclusive and multi-faceted amenity that responded to the current and future needs of the local stakeholders.

Engagement with stakeholders played a key role in the designation of landscape proposals throughout the site during the design process. Outcomes of the design and consultation process were a series of high-quality amenity spaces connecting the site, each with its own set of play, seating, social or biodiverse opportunities.

Several spaces were highlighted with their own character and associated landscape proposals. These included;

The Entrance Plaza Space and Existing Ogham Stone & Lawn: An entrance space that is refurbished but would be respectful to the library setting and the streetscape frontage. Improvements to the ogham stone location to make it more attractive and accessible.

Picnic & Sculptured Play Lawn Space: A lawn area to facilitate reading, picnic, classrooms and extended play opportunities while responding to the presence of the library and the bucolic environment of the surrounding mature trees and hedgerows.

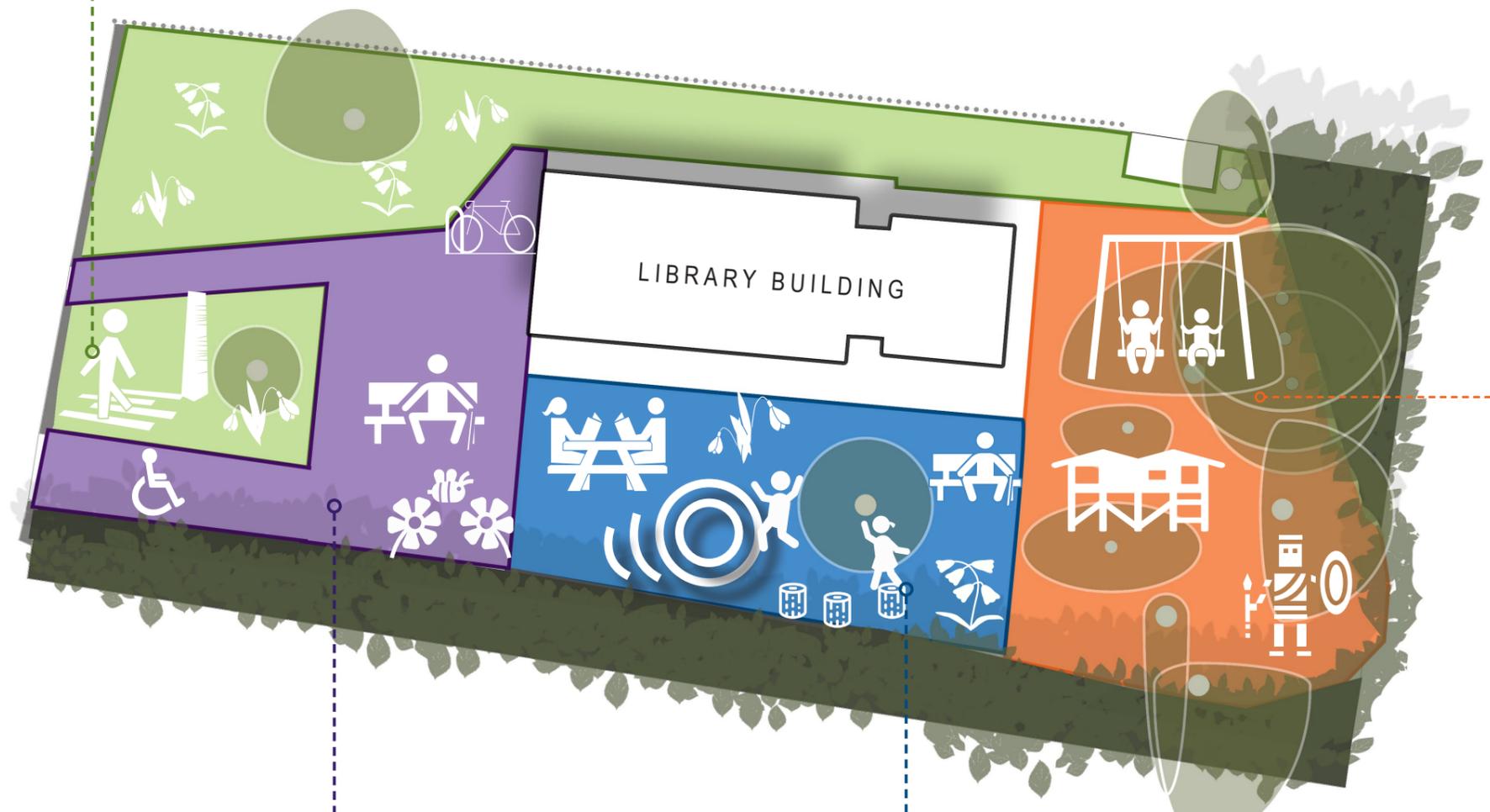
Woodland Themed Play Garden: A woodland-themed play area that can cater for children up to 12-year-old and which is inclusive in its offering. The playground will be sensitive to the setting of the garden and appropriately light-touch in its implementation, particularly in the context of existing trees.

Existing Ogham Stone & Lawn:

- Existing paving replaced with stepping stones through formal lawn
- Existing Ogham stone retained in place in lawn
- Drifts of seasonal bulb planting
- Existing estate rail to Church of the Assumption boundary replaced with new estate rail fencing and reinforced with Hawthorn hedge

Woodland Themed Play Garden:

- Formal & informal locally sourced timber play pieces
- Raised totter play trail will be implemented amongst the tree trunks
- Bespoke chainsaw wood carvings of local Irish Mythological stories and characters
- A timber swing set, and a basket swing set



Entrance Plaza Space:

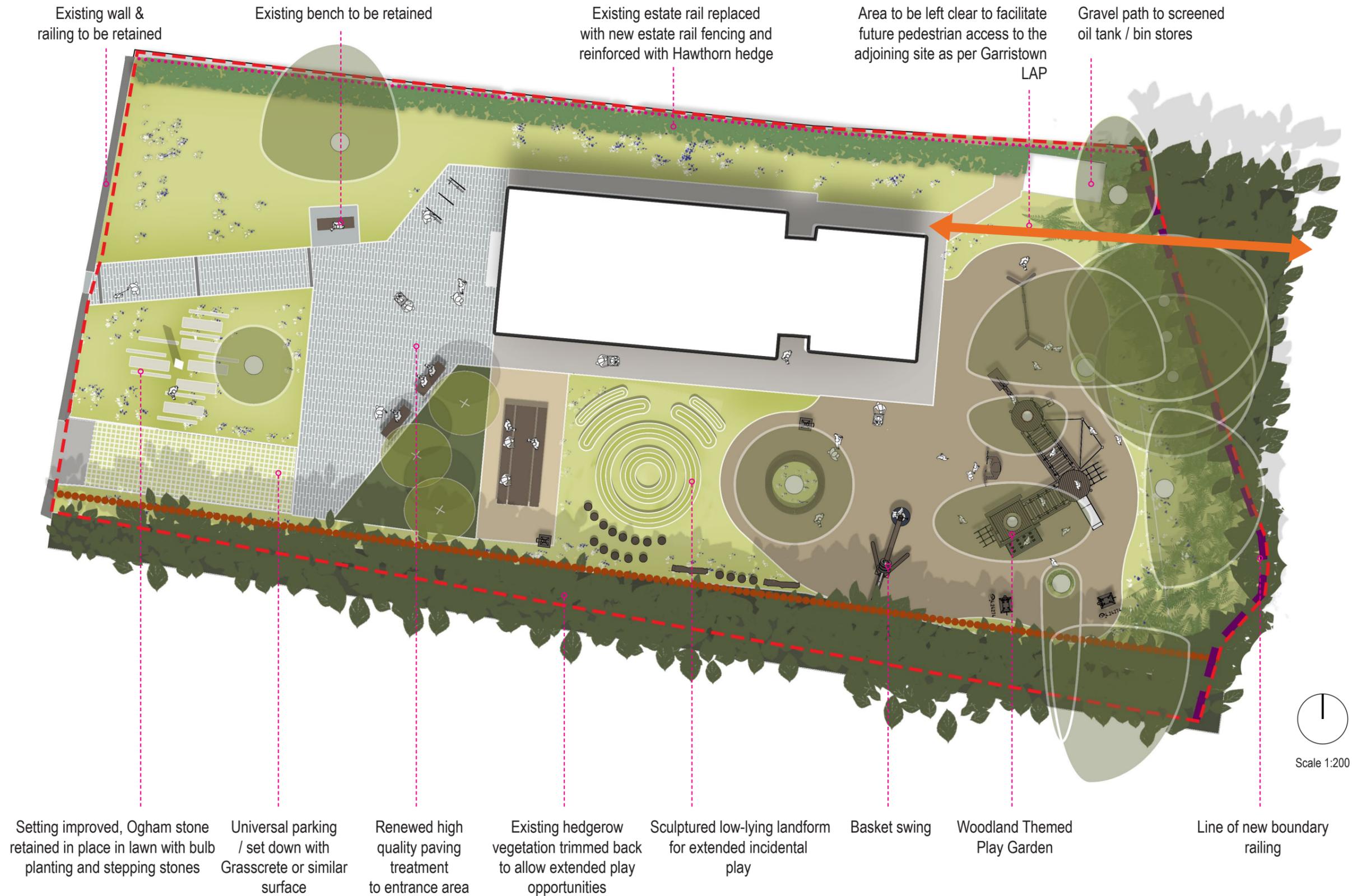
- Granite plank and thematic paving treatments
- Hardwood bench seating with arm and backrests
- Bicycle parking
- Universal parking / set down to existing driveway
- Pollinator-friendly planting

Picnic & Sculptured Play Lawn Space:

- Hardwood picnic bench set
- Low-lying landform for incidental play opportunities
- Timber logs and balancing beams
- Bespoke circular bench encompassing existing tree



4.2 Proposed Landscape Plan



4.2.1 Entrance Plaza Space

Responding to the character of Garristown village that is defined by its main street and its main landmarks, the Church of the Assumption and the Carnegie Library, an architecturally sensitive approach has been taken for the entrance landing and access onto the site of the library. Hard landscape surfacing improvements have been proposed to reciprocate the heritage value that the two dominant landmarks bring to the character of the village. Granite plank paving will lead users to the enhanced library entrance space while providing moments of thematic references through engravings within the surface treatment that acknowledge the site's genius loci.

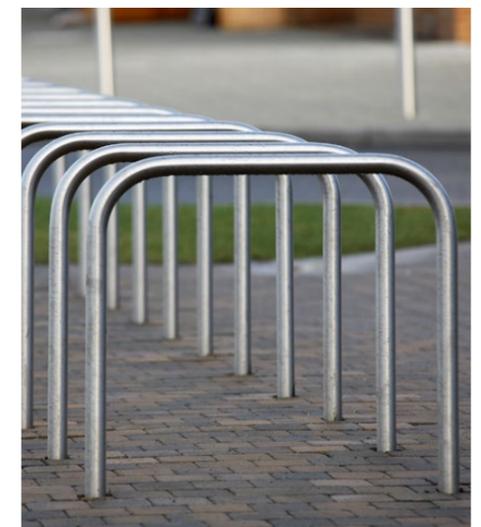
The entrance space will feature seating opportunities through proposed hardwood timber benches with back and armrests as well as the retention of the existing park bench to the north. To the rear of the proposed benches will be a planting bed of high quality pollinator-friendly grasses, perennials, and small flowering trees to provide visual and sensory interest. The existing Ogham stone to the front of the site will be retained while the existing paving surrounding it will be removed and replaced with a series of decorative stepping stones through a lawn of seasonal bulb planting that leads users to the central stone monument. The existing vehicular parking will be reduced in size and serve as an universally accessible parking bay / set down.



1. Granite plank paving



1. Thematic paving / engravings



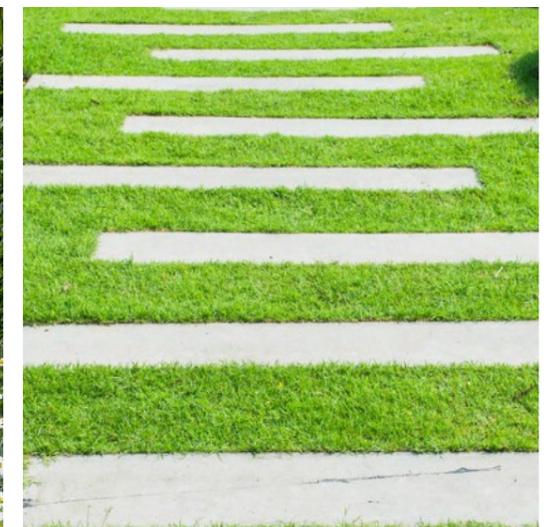
2. Bicycle parking stands



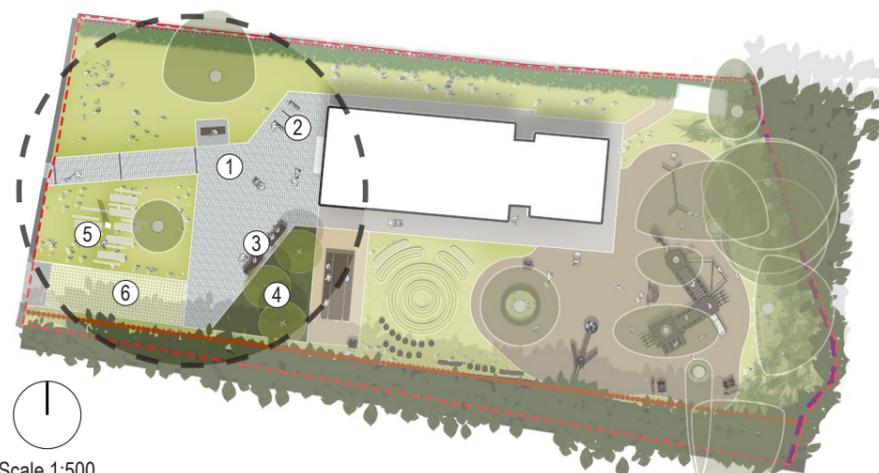
3. Hardwood timber bench seating with back and armrests



4. Structural perennials, ornamental grasses and small flowering trees



5. Stepping stones through lawn



LEGEND

1. Granite plank & thematic paving treatments
2. Bicycle parking stands
3. Hardwood timber bench seating with back and armrests
4. Structural perennials, ornamental grasses and small flowering trees
5. Paving removed, Ogham stone retained in place in lawn with bulb planting and stepping stones
6. Universal parking / set down with Grasscrete surface



Scale 1:500



4.2.2 Entrance Plaza Space Conceptual Sketch



4.2.3 Picnic & Sculptured Lawn Space

The design-cue taken for the lawn parallel to the library's southern façade was the peaceful nature of the space, influenced by the presence of the library and the bucolic environment of the surrounding mature trees and hedgerows.

To the west of the lawn, a hardwood timber picnic bench set will facilitate an outdoor reading space for users of the library beneath the upper canopy of the southern hedgerow and the proposed small flowering trees to the west. Along with the existing lawn, the bench set can also provide ample space for picnics and group/class trips. A circular bench is proposed beneath the existing Lawson Cypress that will provide additional seating / reading opportunities beneath the tree's sheltering canopy.

A low-lying landform will be sculpted within the lawn to allow for a soft-touch approach for extended incidental play and seating opportunities next to the library. Drifts of seasonal bulb planting along the lawn's edge will allow for a variety of colour throughout the year.

The existing concrete footpath to the southern facade of the library will be retained and made good to allow a formal access route from the western to the eastern side of the site.



1. Hardwood timber picnic bench set



2. Circular bench around existing tree with gravel surface



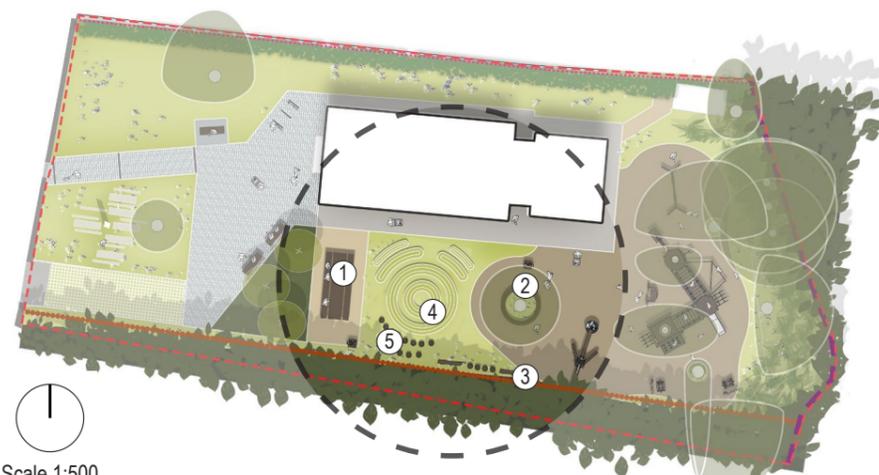
3. Proposed chestnut pole fence to hedgerow edge



4. Sculptured landform within lawn for incidental play and seating



5. Drifts of seasonal bulb planting



LEGEND

1. Hardwood timber picnic bench set
2. Circular bench around existing tree
3. Proposed chestnut pole fence to hedgerow edge
4. Sculptured landform within lawn for incidental play and seating
5. Lawn with drifts of seasonal bulb planting

Scale 1:500



4.2.4 Picnic & Sculptured Lawn Space Conceptual Sketch



4.2.5 Woodland Themed Play Garden

One of the main design challenges of the project was to respond to stakeholder engagement and the consensus of play provision on the site. A key aim of the plan is to include proposals for a play garden for families, of an appropriate scale and context for the site that can cater for children up to 12-year-old and which is inclusive in its offering. The playground will be sensitive to the setting of the garden and appropriately light-touch in its implementation, particularly in the context of existing trees.

A range of play elements are proposed through the play garden and will be constructed from locally sourced timber materials, intended to weather appropriately over time to blend into the surrounding context. A raised totter play trail will be implemented amongst the tree trunks of the existing conifer trees to promote balance, motor, climbing, and eye-hand coordination skills through a series of balancing ropes, slides, and climbing posts/ walls. An array of timber logs and balancing beams will feature through the play area, leading children from one play piece to the next. A timber swing set and a basket swing will allow for more traditional play for both younger and older users.

Several timber sculpture play pieces can be discovered through the play garden to entice imagination and create a sense of place-making. To further respond to the site's context, a bespoke wood carving of Oscar Mac Cumhaill, son of Oisín Mac Cumhaill of the Fianna, is proposed as a totem to the Battle of Garristown, where Oscar was slain in battle, according to local legend.



1. Existing conifer trees to be retained and integrated with play area



2. Toter play trail platforms set into existing trees



3. Climbable timber play sculptures



4. Bespoke Medieval Knight Piece - Balrothery Playground



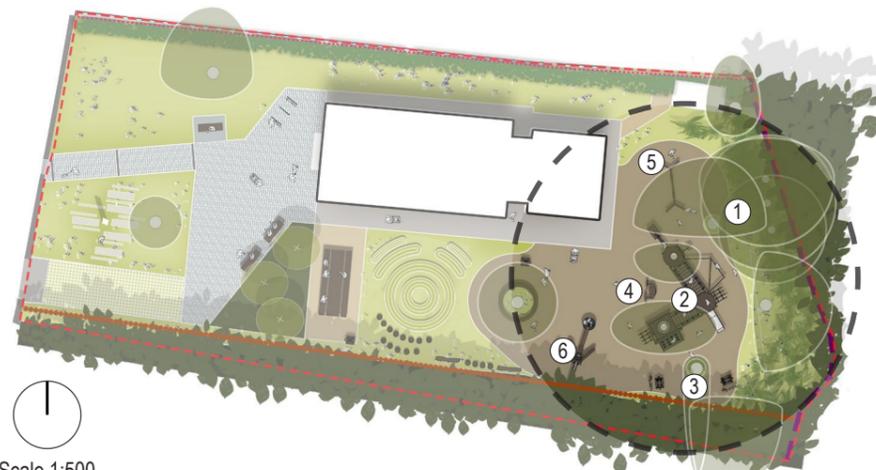
5. Timber swing set



6. Basket swing

LEGEND

1. Existing conifer trees to be retained and integrated with play area
2. Toter play trail with balancing ropes, slide, climbing ramps / ropes and raised platforms set into existing trees
3. Climbable timber play sculptures
4. Bespoke Medieval Knight Piece - Balrothery Playground
5. Timber swing set
6. Basket swing



Scale 1:500

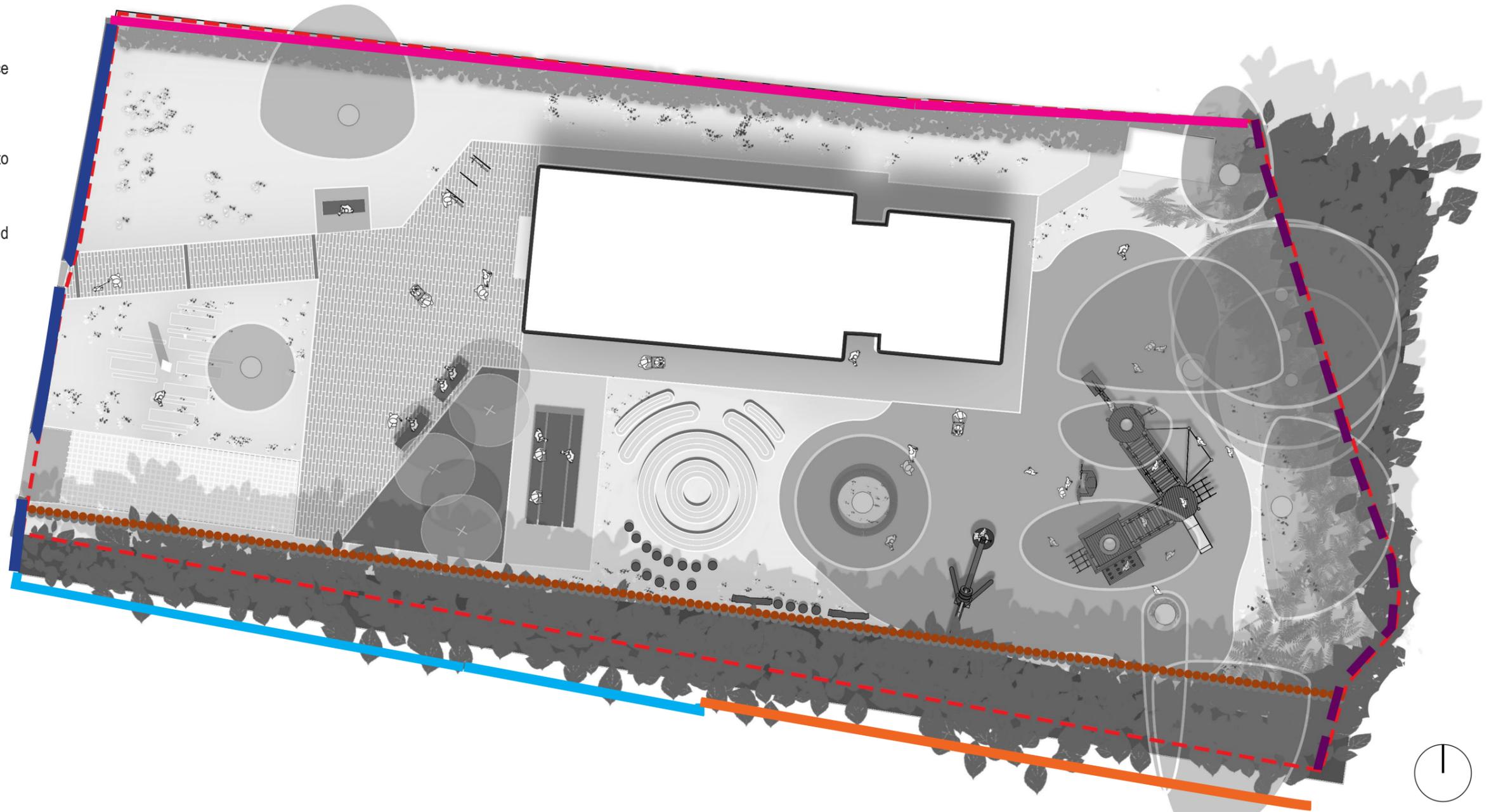
4.2.6 Woodland Themed Play Garden Conceptual Sketch





4.3 Boundary Treatment Plan

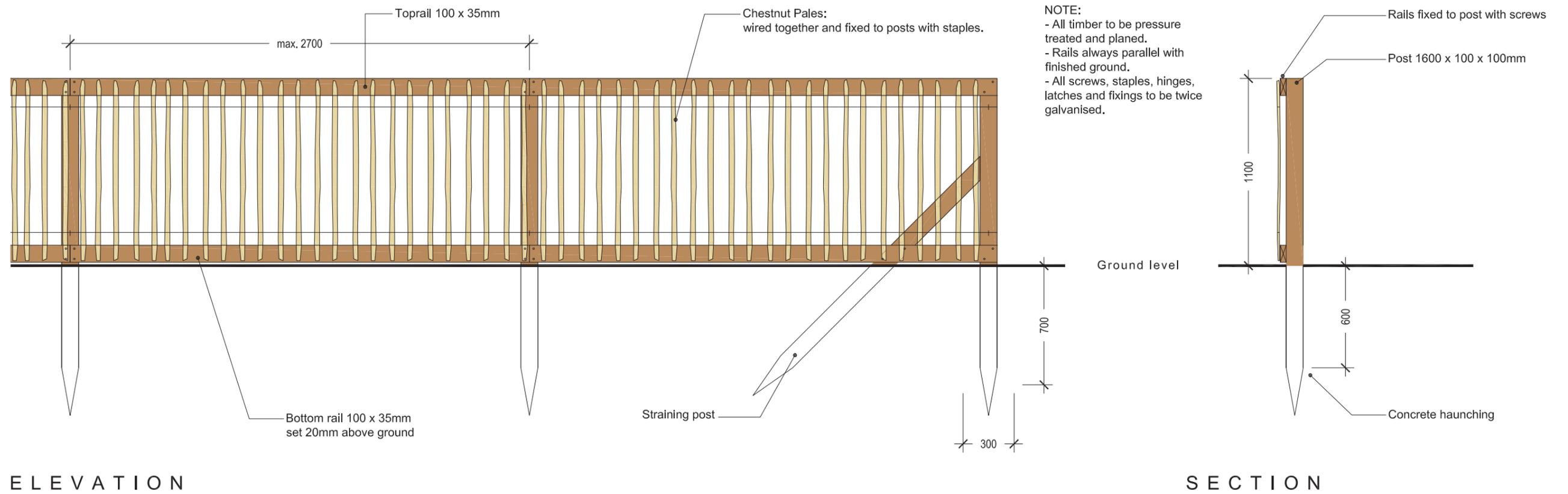
-  Site boundary
-  Proposed chestnut pale fence to hedgerow edge
-  Proposed steel rail fence to eastern boundary
-  Existing estate rail replaced with new estate rail fencing
-  Existing stub wall and railing to be retained and made good
-  Existing stub wall and palisade fence
-  Existing blockwork wall



Scale 1:200



4.3.1 Proposed Chestnut Pale Fence



Scale 1:25

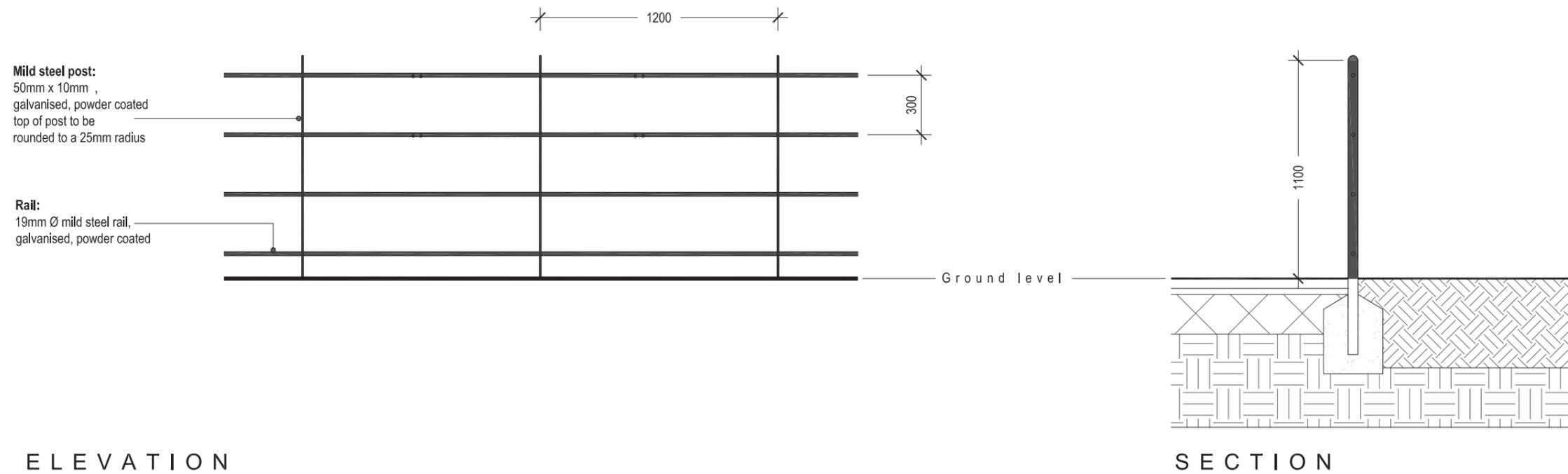


4.3.2 Proposed Estate Rail Fence

NOTES ON RAILINGS:

All mildsteel to be galvanised and powder coated to a select dark grey RAL.

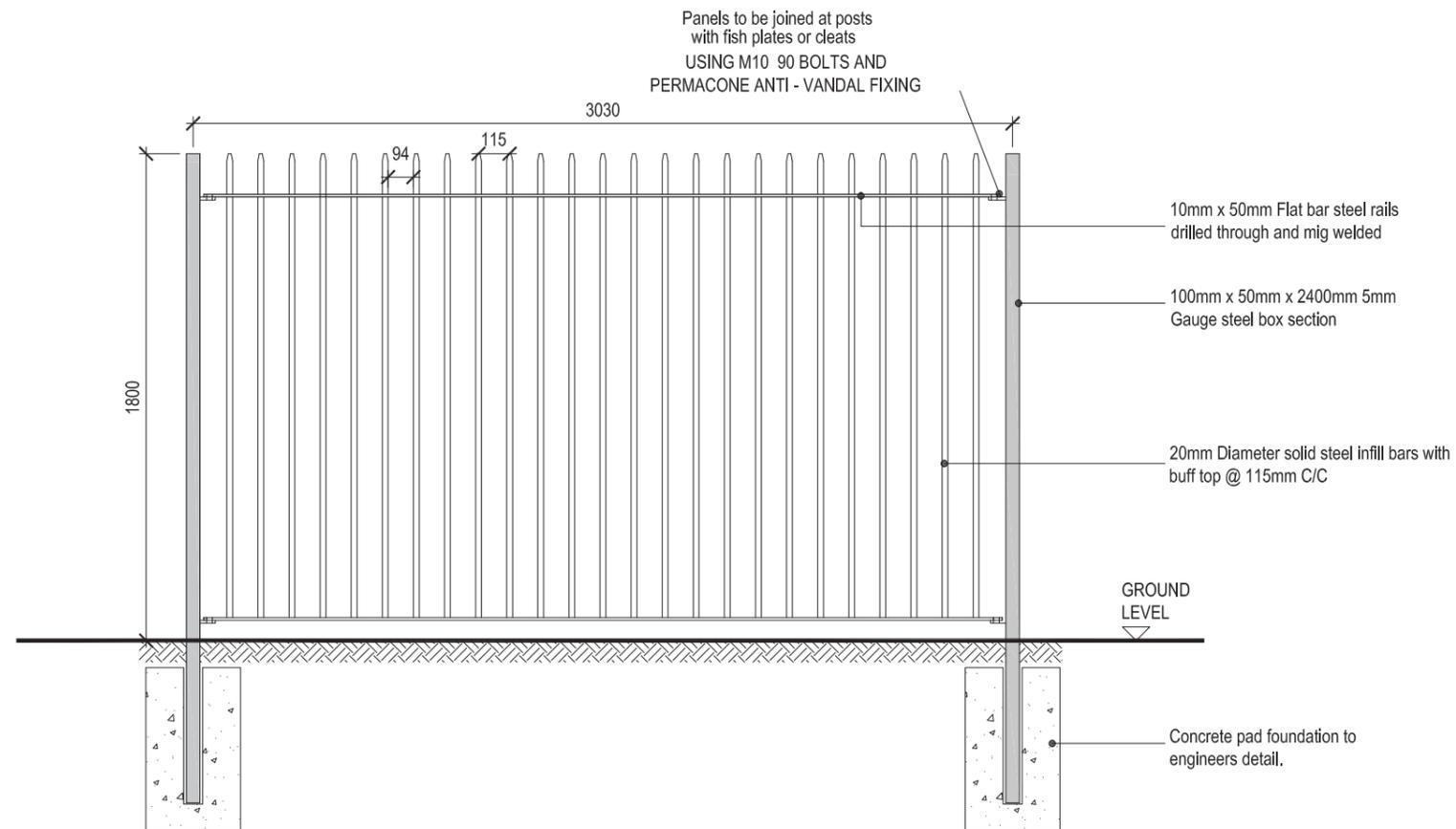
All bolts and fixings to be twice galvanised/stainless steel.



Scale 1:25



4.3.3 Proposed Steel Rail Fence



Scale 1:25

4.4 Planting Schedule

Small Flowering Trees

Amelanchier lamarkii, multi-stem, min 5 breaks, 2 x tr, wrb, 2.0-2.5m h., 1.5m s.

Prunus avium, multi-stem, min 5 breaks, 2 x tr, wrb, 2.0-2.5m h, 1.5m s.

Hedging

Bare roots whips or feathered 900-1200 high.

Planted in a double staggered row at 600mm centres.

Crataegus monagyna (Hawthorn)

Perennials

Aster var.

Allium schoenoprasum

Campanula rapido

Cirsium rivulare 'Atropurpureum'

Echinops var.

Euphorbia amygdaloides

Echinacea purpurea

Helleborus foetidus

Knautia macedonica

Nepeta faassenii

Rudbeckia fulgida

Salvia var.

Sedum telephium

Ornamental Grasses

Anemanthele lessoniana c. vars

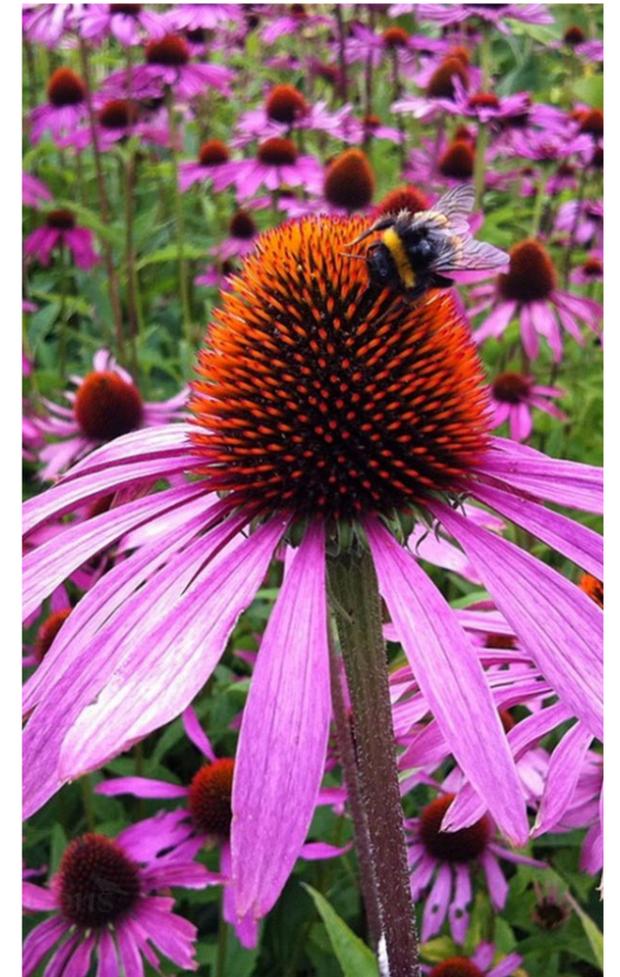
Calamagrostis x acutiflora 'Karl foerster'



Hyacinthoides non-scripta



Crocus var.



Echinacea purpurea



Knautia macedonica



Echinops var.

Shrubs

Hebe var.

Hydrangea paniculata

Lavandula angustifolia

Bulbs

Anemone blanda

Narcissus c. vars (3 approx.)

Galanthus c vars

Tulipa 'white triumphator'

Camassia c. vars (3 approx.)

Crocus c. vars

Hyacinthoides non-scripta

Wood Anemone

Daffodil

Snowdrops

Tulips

Camas

Crocus

Bluebells



Rudbeckia fulgida



Nepeta faassenii



Amelanchier lamarkii

**Comhairle Contae
Fhine Gall**
Fingal County



ait
urbanism + landscape



Registered
Landscape
Architects

3rd Floor
Newmarket House
Newmarket Square
Dublin 8

Tel: 086 3263466
E: hello@ait-place.ie
w: www.ait-place.ie