

## Method Statement

### The Grange castle project: vegetation removal, conservation of the castle and landscape works to the site

17<sup>th</sup> July 2017



An aerial view of the site of the castle form the south (Source: bingmaps.com, accessed 7/11/2016)



South Dublin County Council's Architectural Services department is a Royal Institute of the Architects of Ireland accredited conservation practice Grade 2.

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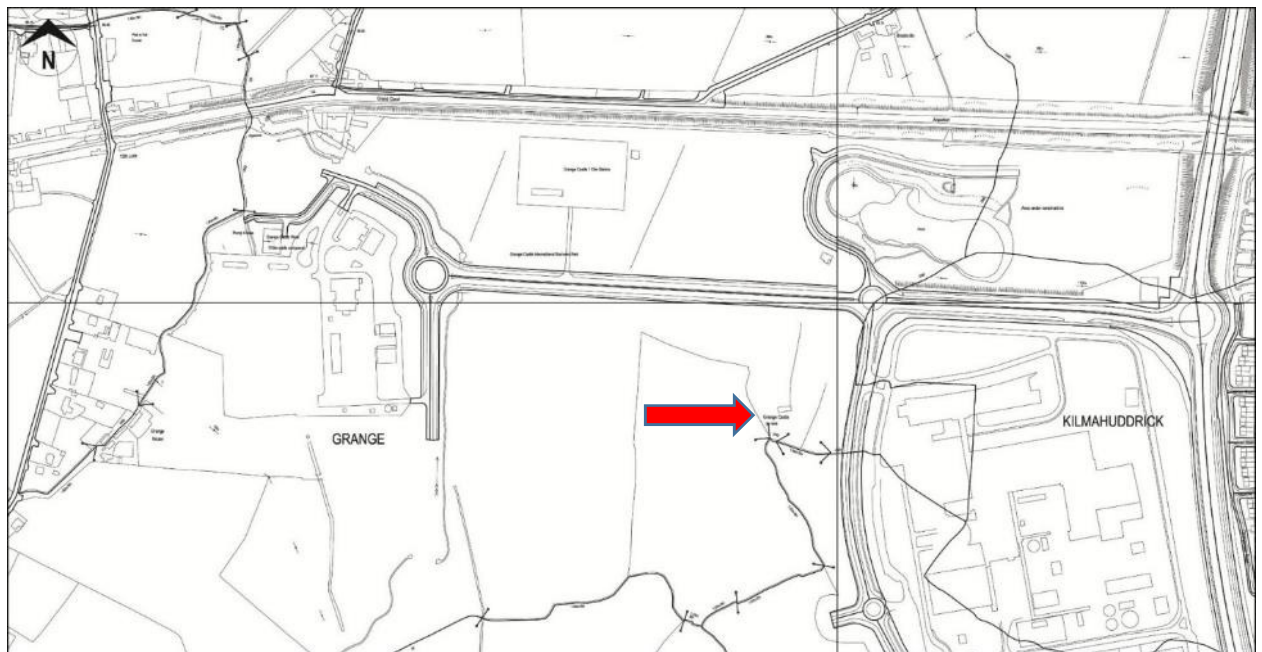
**7.0 Implementation of works**

**1.0 Introduction:**

- **1.1 Project Overview**

South Dublin County Council intends to conserve Grange castle and its site which is in the Grange castle business park, a designed parkland situated in south-west county Dublin between Clondalkin and Lucan villages. Grange castle is a roofless ruin. Grange Castle Business Park is being developed; new businesses are developing sites and new roads and other infrastructure are being installed. The council has been prompted by questions about the condition of the castle, its inaccessibility – the castle and its site are fenced off and locked at present – and by its obligations to maintain and conserve its historic building stock.

South Dublin County Council has developed a Conservation Plan based on interdisciplinary consultation among professionals, stakeholders and the county council, based on the county Development Plan, the Grange castle Masterplan, the county Tourism Strategy and based on a thorough understanding of the site, the castle, their historical development and identification of where their significance lies.



A site plan from the current ordnance survey, map numbers 3260-D and 3325-B showing the location of the castle in the business park. The Grand Canal flows to the east across the upper edge of the plan, and the recently built outer ring road runs north-south along the right edge of the plan

The historical, archaeological, social and architectural significance and strategic position of the castle and its site makes this project an important element in the overall

development of the business park and in the wider Clondalkin and Lucan areas. The project proposes to conserve and stabilise the condition of the castle and to improve the presentation of its site so that the castle can be visited by members of the public and be positioned within a new public park.

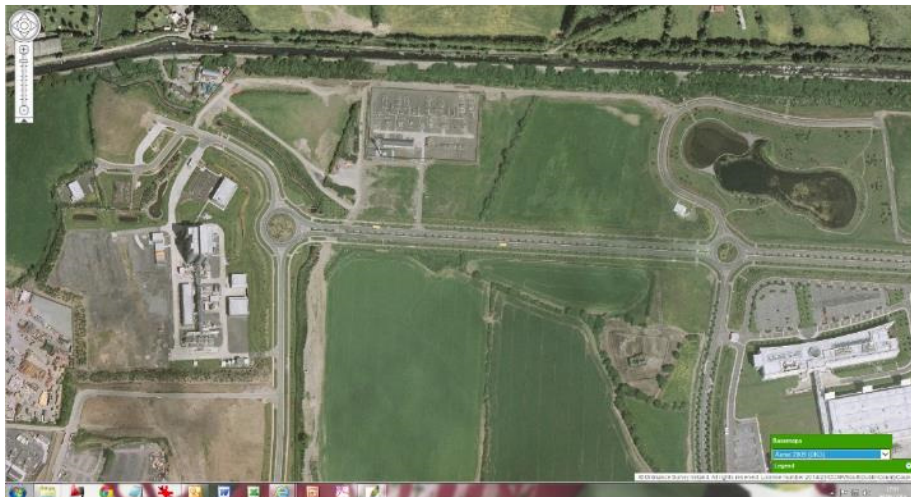
Grange castle was built about 1580, one of several castles including the nearby Nangor castle (demolished), Adamstown castle, Cheeverstown, Lucan, Belgard, Templeogue and Rathfarnham that were built during the fifteenth and sixteenth centuries around the edge of the Pale, to defend this sphere of Anglo-Norman control and influence around Dublin that expanded and contracted according to political events. The castle or fortified house with its bawn, was also central to the organisation of a farm, a site of 87 acres recorded in the Down Survey of 1650. The fortunes of the castle and its farm changed over time; an extension to the west side of the castle doubled its size in the mid-eighteenth century, the construction of the Grand Canal in the late eighteenth century isolated the farm and frustrated access to it. It continued to be used as a farm and the castle was occupied as a family home until the late 1980s when it was acquired by Dublin County Council. The vacant castle and outbuildings were vandalised, there was no maintenance, and the buildings' condition rapidly declined. The outbuildings were demolished in the 1990s and a fence was erected around the remains of the castle.

Grange castle is located in the townland of Grange, and the barony of Newcastle. Its ordnance survey X, Y Coordinates are 703857, 731880. It is a prominent landmark building set in a generally flat open landscape that is rich in archaeological heritage: a fulacht fia, Bronze Age houses and other artefacts have been found during ground excavations for the development of the new business park and road infrastructure in the past twenty years. The historical barony and townland boundaries are to the south and west of the castle; these tree-lined linear mounds, possibly ancient, have their own order that runs counter to the business park: a modern landscape of long straight dual carriageways, flag poles, traffic roundabouts and isolated, large modern buildings that are occupied by the new multinational technology and pharmaceutical companies each on their own manicured landscapes. Other remnants of the older land order also remain around the castle: patches of untamed meadowlands, fragments of the Green Road - an important road in the mediaeval period which led out of Dublin to Newcastle in west county Dublin, shown on many of the historic maps, later bisected by the construction of the Grand Canal at Clondalkin in the late eighteenth century which made redundant the

length of it at Grange castle. This section of the road gradually became absorbed into field boundaries but the hedge, remains of the outhouses and the front boundary wall still define it. Also visible is the former entrance avenue which ran due north from the castle site to the canal towpath, built in the early twentieth century after a legal dispute about access by the previous route to the north-west via Grange cottage.



View of the castle from the north (May 2015)



An aerial view of Grange castle and its site (Source: The OASIS database)

The following description is given of the castle in the website of the National Monuments Service, compiled by: Geraldine Stout, date of upload: 26 August 2011

Attached to a farmhouse in flat, low-lying ground. Shown as a castle on the Down Survey (1655-6) map. This is a rectangular tower house with a square tower that projects to the N in the NE corner. The tower house is three storeys high. The walls are plastered but where stonework is visible it is coursed limestone with roughly dressed quoins. The windows are all later insertions. Entrance is in the N wall through a round-headed doorway.

There is a murder hole over the entrance lobby which leads into a vaulted ground floor (int. dims. L 7.08m; Wth.5.2m). Access to stair turret is off the lobby through a round-headed doorway. First floor not accessible. Second floor is accessed through a two-centred arched doorway. There is a garderobe chute in the SE corner which is supported by corbels and entered through a narrow round-headed door to a small circular chamber lit by a single ope. The jambs are hammer-dressed. There is a square stair tower or cap house which rises above parapet level (Healy 1974, 22; Mc Dix 1897, XXXIX, 22). A drawing by Beranger in 1773 shows stepped crenellations at parapet level (Harbison 1998, 168-9).

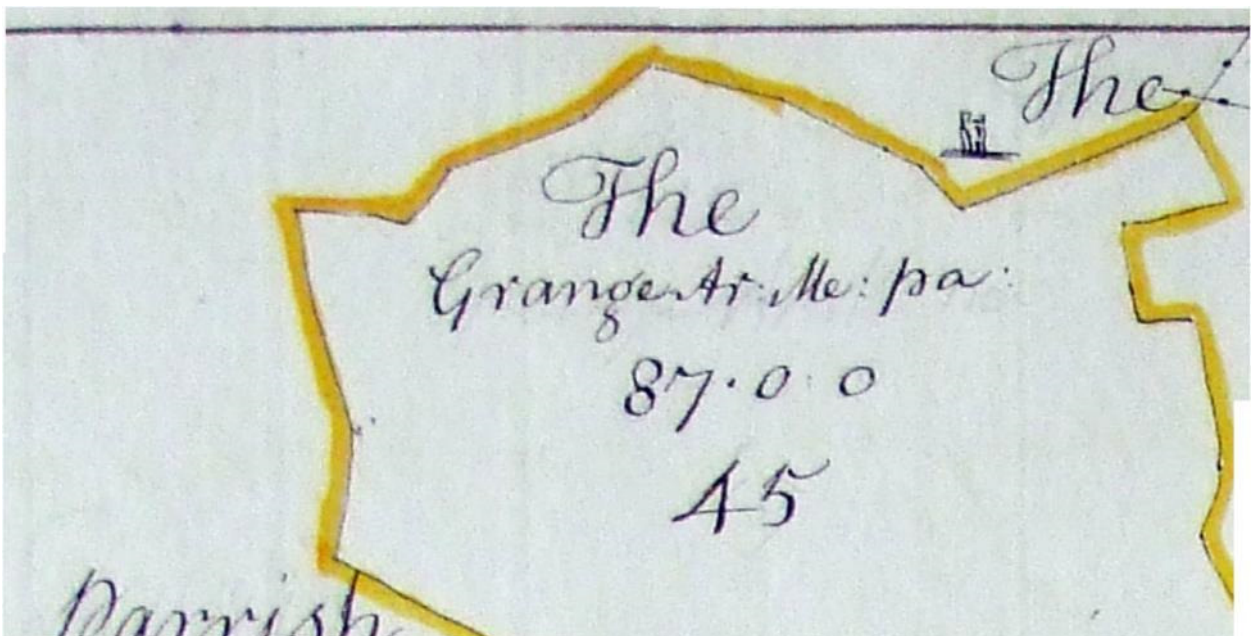
In 1997 monitoring and excavation were undertaken in the vicinity of the castle, in advance of the construction of an access road and the excavation of foul sewers for a Business Park at Grange Castle. A curving ditch was identified orientated north-east/south-west. It was 30m in length, 0.8-0.9m deep, and 1.2-2.4m wide. The upper fills contained charcoal, mortar, flint and animal bones, and were aceramic. A decorated bone comb, stick-pin and knife gave the later ditch phase a terminus ante quem of from the 12th to the 13th century AD. A stone causeway, 0.5-0.6m wide and 0.06-0.1m deep, crossed the ditch. The evidence suggests that extensive early medieval and post-medieval activity survives in this area; the ditches can be interpreted as medieval field boundaries (O'Brien, R. 1998, 26-7).

## 1.2 Works for which consent is being sought

There are two proposals: (i) to conserve the castle as a ruin, and (ii) to develop a new public park on the open space around the castle. At present Grange castle is surrounded by a steel palisade fence, visible in the aerial photograph on the cover of this report. This was installed to limit access to the castle by vandals and accidental trespass, and to prevent injury or death from falling debris. South Dublin County Council has carried out an assessment of the condition of the castle and some of the extensive vegetation growth was removed in 2016. David Maher, conservation engineer has been appointed to advise the council on the conservation works needed to make the castle safe and accessible and to secure its future. Brady Shipman Martin, landscape architects have been appointed to advise the council on the design and construction of the new park which will involve conservation of the historic features of the site: the boundary walls, fragments of outbuildings and the boundaries.

In summary the proposed conservation works to the castle include the removal of trees, ivy and shrubs, stabilisation of the existing fabric by surface consolidation, repair of wall tops, localised raking out and re-pointing of weak or eroded mortar joints and possible grouting of weakened wall cores, dressing of wall tops with a lime mortar fillet flaunching, bracing of openings and shoring of walls, architectural conservation monitoring of debris clearance and recording of significant details. Permanent bracing and shoring of the walls with new structural steelwork will provide the lateral stability previously provided by the interim timber floors and roof structures, all of which have been lost. The structural steelwork will be built inside the castle so that it won't be visible from outside and will incorporate some railed walkways to facilitate access to the upper walls of the castle for views and also for maintenance and repair of the castle in the future. These walkways will be accessed by the existing stone stairs in the north-eastern flanker. The works will be guided by the international Charters and by good conservation practice. The conservation works are being designed in detail at present and the National Monuments Service of DAHRRGA, and the Architectural Conservation Officer will be consulted as the design develops and before works commence

The new public park is explained in detail in the enclosed Grange Castle Landscape Design Rationale<sup>1</sup> by Brady Shipman Martin. In summary, the design objectives are (i) to enhance the historic setting of the 16th century towerhouse, (ii) to provide a space that reflects the contemporary character of the Business Park, (iii) integration of biodiversity into the design proposals, (iv) to enhance and review potential to highlight historic features such as the barony boundary, (v) to provide a quality space with a strong sense of place, and (vi) to include opportunities for recreational use and establish pedestrian links to the park. The design is informed by an analysis of the site, approaches to it, views of it, analysis of the existing ground and consideration of the significant remaining features. The landscape design strategy interprets the physical and spatial setting of the heritage elements within the park and incorporate these into the redesign. The enclosed Tree Survey<sup>2</sup> report has identified necessary works to the historic townland and barony boundaries, including thinning out and felling of some of the trees. The proposed conservation works and landscape works will recognise the significance of the castle and its site to the area and to the citizens of south county Dublin, and also their legal status as a Recorded Monument and Protected Structure. All works will be discussed and agreed with South Dublin County Council's Architectural Conservation Officer as the detail design develops and during any site works.



Part the Down survey map of the parish of Kilmactawley (1656, north is to the left). A small but accurate sketch of Grange castle is shown at the corner of the townland

<sup>1</sup> Grange Castle Landscape Design Rationale by Brady Shipman Martin, issued to South Dublin County Council (SDCC), June 2017

<sup>2</sup> Tree Survey Grange Castle Clondalkin Dublin by Brady Shipman Martin, 8th June 2017, issued to SDCC South Dublin County Council



## Stage 1 Implementation of enabling works

In October and November 2016 most of the vegetation was removed from the castle's walls, and trees and shrubs were removed from the ground surface. A habitats assessment of the castle and site had identified bat roosts and the possibility of a barn owl nest in the chimney so not all the vegetation was removed. Trial trenches were dug around the base of the castle walls to assess the ground conditions and the depth and condition of the footing foundations at the base of the walls. All of this work was monitored by IAC Archaeology and carried out under the direction of David Maher, Conservation Engineer. All fallen rubble was removed from the base of the castle walls and from the internal floors, sorted according to location and material on a quadrant painted on the ground beside the castle. This material will be re-used on the conservation works. The removal of vegetation and clearance of rubble allowed closer examination and assessment of the significance of the castle and improved access. In summary, the initial condition assessment of the castle identified the following:

- Loss of the roof, rainwater ingress, colonisation by vegetation and washing out of the fines from mortars – causing instability in the walls and masonry vault
- Loss of the interim floors and consequent loss of lateral stability, particularly to the walls of the eighteenth century construction.
- Partial collapse of the stone vault and falling masonry
- The brick lining de-bonding and falling away from the walls of the mediaeval castle
- Damage caused by vandalism, bonfires, fly tipping
- Loss of character, blocking up of the door and window openings with concrete block to restrict access – the building becomes a nuisance, an eyesore, a problem building.

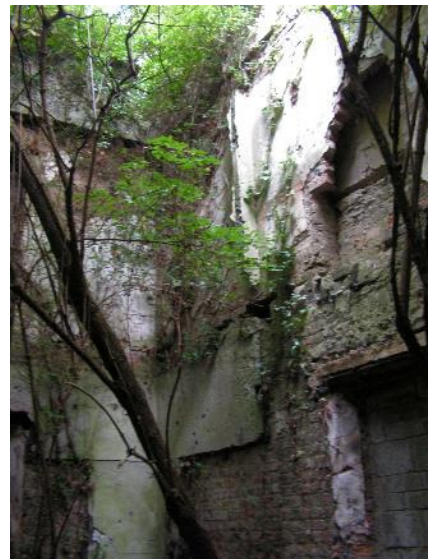
From this analysis it was concluded Grange castle needs a purpose, a use, so that it can be seen, accessed and maintained again, and so that its significance can become apparent to people again.



Left side: The quadrant laid out to the north of the castle during the enabling works, October 2016. An approximate ground floor plan of the castle was painted on the ground at 1:1 scale beside the castle. Each boxed area was subdivided and labelled according to material type, stone, brick etc. and to where it was found. Right side: The front of grange castle, 2015. Compare this with the images of the front façade on page 19 of this report



The interior fo the eighteenth century construction. The interim floors have been lost and the walls are unstable



Left side: The eighteenth century fireplace inserted into the east side of the medieval castle wall and the vault above the entrance level floor. The former main entrance door can be seen on the left side.

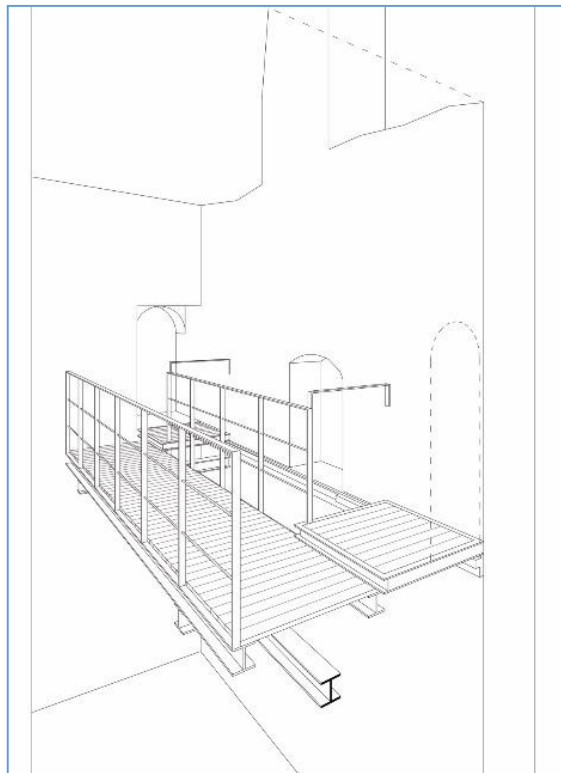
Right side: Trees and shrubs have colonised the interiors. Developing root systems have undermined some walls and swaying tree tops have knocked wall tops.



Left side: The spiral staircase in the north-eastern flanker of the medieval tower house. Right side: A view of the battlements and parapet wall at the top of the castle from the uppermost landing of the stairwell.

## Stage 2 Implementation of the conservation works and landscape works

South Dublin County Council intends to start the landscape works in winter 2017 and the conservation works in spring 2018. Both works should take about three months. Once vegetation has been cleared and upstanding structures have been temporarily made safe, a full condition assessment will be carried out by the Conservation Engineer. Once the full extent of condition has been established, a risk assessment will be carried out to identify potential risks to the upstanding structures. A full scope of essential conservation repairs consisting of essential masonry repairs to include dismantling and rebuilding, weathering protection to wall tops etc. The extent and nature of these works will be determined as the design develops and as work progresses. Works will be reviewed and reassessed at each stage of implementation. As stated previously the Architectural Conservation Officer will be consulted at all stages of work. Stage 2 implementation will consist of removal of embedded roots from masonry wall. The removal of embedded roots will require dismantling and rebuilding of localised areas. The full scope of remedial repair works as determined in stage 1 to masonry walls will be carried out.



A 3D visualisation of the proposed gantry access to second floor level. The arched opening from the top of the existing stairwell in the north-eastern flanker is shown. The gantry would give access to the garderobe on the south-eastern corner. (Source: David Maher, Conservation Engineer, June 2017)

## 2.0 Historical Context

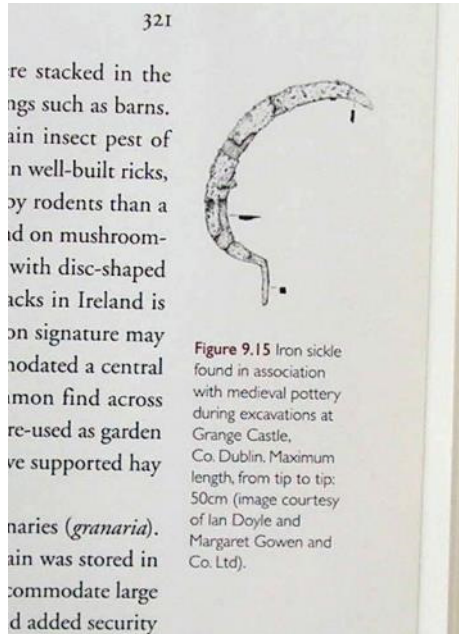
### 2.1 Grange castle, the Pale and the Green road

The site of Grange castle has been travelled over by people, occupied and used as a burial ground for at least 3000 years. There are the remains of a Neolithic house to the north-east of Grange castle, a ring-mound to the east, near the subterranean remains of Nangor castle to the south-east. The name 'Grange' originated in the 12th century when the lands of Grange and Kilmahuddrick fell under the ownership of the Cistercian monastery of St. Mary's in Dublin. King Henry II confirmed ownership of the lands to St. Mary's in two charters dated 1174 and 1179. Grange was originally known as Ballymacheilmer, later to become 'the Grange of Ballymacheilmer'. Grange is a word used to describe farm lands associated with a monastery, or owned by a monastery as in this case.

Grange castle was built at the western edge of the Pale about 1580 as a fortified house with a bawn addressing the Green road, an important route in mediaeval times that extended from Dublin in a south-westerly direction towards Newcastle in west county Dublin. The castle was one of several that acted as defensive lookouts between the Pale and the plains to the west and mountains to the south, between the opposing cultures and languages of the Gaelic Irish and the urbanised Anglo-Norman settlers. Originally the bawn was developed as a walled defensive courtyard with the tower house within it set back from the road or access point. The bawn was often lined with agricultural outbuildings, originally usually built of timber and wattle and daub.

The Down Survey records that ownership of Grange castle passed from Christopher Fagan of Feltrim to John Sedgegrave following the Cromwellian invasion and conquest of Ireland in the 1650's. The survey and maps were instrumental in measuring the landholdings that were to be dispossessed from the native Irish and "old English" – the predominantly Catholic descendants of the Anglo-Norman settlers - and re-granted to the new, mostly Protestant English and Scottish settlers. The fortified towerhouse set back from the road by a bawn was a typical pattern of development in the sixteenth century. As peace and prosperity came after the end of the Williamite wars of the 1690's, the occupants often left the confines of the vertically organised tower house and built a new, more comfortable farmhouse fronting the road, only retreating to the tower

house in a time of emergency or threat. As happened at Grange castle, the small tower houses were often extended and the slit windows and arrow loops were widened to make larger glazed windows. The internal walls were lined with new brickwork to achieve a more uniform surface and to make more comfortable rooms within.



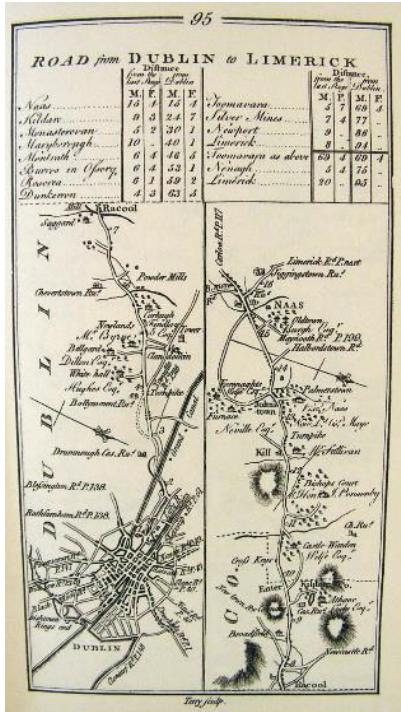
Extract from "The Dublin Region in the Middle Ages"< Murphy, pg. 321

Killmatailway Parrish		Num <sup>r</sup> Plot	Proprietor's Name	Denominations	Quantity of Acres by Assessment	Land's profitable	Land's Unprofitable
Bounded on the North with the parish of Oldroy on the East with the parish of Blandalkin on the South with the parish of Rathcoole and on the West and North West with the parish of Newcastle and Barony of Salt in the County of Kildare. The Quality of the Soyle is good Arable Pasture and Meadow. It Contains These ensuing Dona- mations of forfeited Lande W <sup>th</sup> Milllaine Killmatailway Jordans towne Grange Salles & Hensellstowne. At Milllaine there stands a Castle a Mill and some Cabins.		26	James Meay Jr pa	Killmatailway	160:0:0	Arable 160:0:0	
		26	The... Same	In... the... same	10:2:00	Arable 10:2:0	
		27	Tho Taylor Jr pa	Milllaine	290:0:00	The same 290:0:0	
		28	Lo <sup>rd</sup> Rannalano	Galderrstowne	37:0:0		
		A	The... Same	Galderrstowne	358:0		
		45	Magan of Heliam	Grange	87:0:00	Arable 87:0:00	
		46	The... same	Salles	42:1:00	the same 42:1:00	
		G	The Unforfeited part of	Loughstowne & Hensellstowne	219:0:0		
		28	James Meay In P <sup>ar</sup> of Killmatailway		22:0:30	Ar. & Pa. 22:0:30	
		29	M <sup>r</sup> Affemer Jr	Jordans towne	48:0:00	The same 48:0:00	
			The totall of the forfeited Lande is	665:3:30		665:3:30	

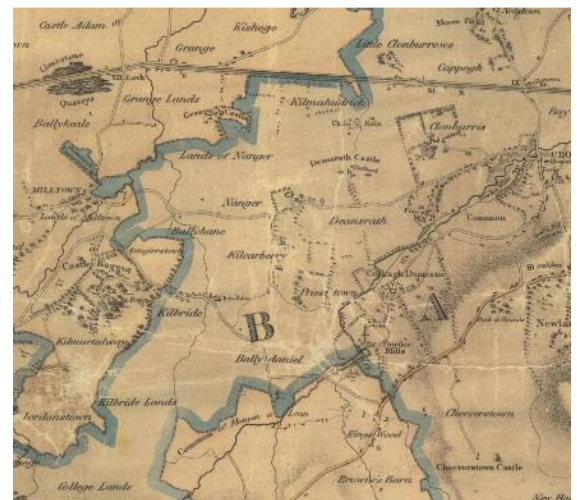
Extract from the Down survey. Source: The Down Survey, TCD website, accessed July 2015

John Rocque's map of 1760 shows that part of the old Green road to the north of Grange castle was severed by the construction of the Grand Canal. Access to Grange castle became problematic thereafter, a problem that was never fully resolved. The castle could only be accessed from the canal towpath which had steeply sloping surfaces in places: at bridges and up to the embankments, often slippery in winter. The

castle had no other direct means of access to any of the main roads. This section of the Green road gradually disappeared and was absorbed into local roads and eventually into field boundaries and hedges, traces of which remain today.



Left side: Extract from the Taylor and Skinner Maps of Ireland, 1782. The maps show the canal and the estate of Hughes Esq. at Grange castle. Right side: John Rocque’s map, properly titled “An actual survey of the county of Dublin on the same scale as those of Middlesex, Oxford, Barks and Buckinghamshire by John Rocque. 1760”. Note the farmhouse, probably single-storey built to the front of the bawn, facing onto the road. Note the extent of castles in the general area. The map has been rotated so that north is facing up the page, in accordance with the modern convention of map reading



Left side: Taylor’s map (1816). Right side: Duncan map (1821). North is up the page

## 2.2 The Grand Canal

The great canal-building schemes of the later eighteenth-century provided an infrastructural link between the industries of Dublin city and its hinterland. They proved a monumental feat of engineering having a profound impact on the landscape and leaving a wealth of related structures. Ireland developed a canal network before any other region in the British Isles and was also unique in that inland navigation was initiated and led by parliament. In 1755 a survey was made to assess potential routes for a canal between Dublin and the River Shannon. Two possible routes were identified with the southern route chosen as the most viable and thus construction of the Grand Canal commenced in 1763, reaching the river Shannon in 1803.

By 1830 the Grand Canal provided a gateway to the west and southeast of the country, reaching beyond the River Shannon to Ballinasloe and the river Barrow via Athy. Although the growth of a railway network across the country limited the impact of the canal, it continued to prove suitable for use by major manufacturers like the Guinness Brewery, whose non-perishable products such as stout could be securely if not speedily transported to the rest of the country. In 1960 the use of the Grand Canal as a bulk transport hub came to an end when the last load of Guinness was taken by barge to Limerick from Grand Canal Harbour. The quality of the workmanship was very high throughout the canal and most lock chambers and bridges are still in almost perfect condition. Virtually all materials were sourced locally – oak was the principal timber used for lock gates and limestone quarries provided stone for bridges and lock chambers.<sup>3</sup>

By 1763 the construction of the section of the Grand Canal to the west of Clondalkin village was complete and the entrance and approach to Grange castle was changed. The construction of the Grand Canal also split the townland between north and south and resulted in new patterns of settlement: the maps show parcels of land beside the canal gradually being subdivided and the development of many new houses and estates along it: Grange cottage, the Grange, Grange house, etc. Grange cottage was developed about 1800 on the north-western edge of the farm. Around 1830 several outbuildings were built, and more added around 1850 and again in 1920.

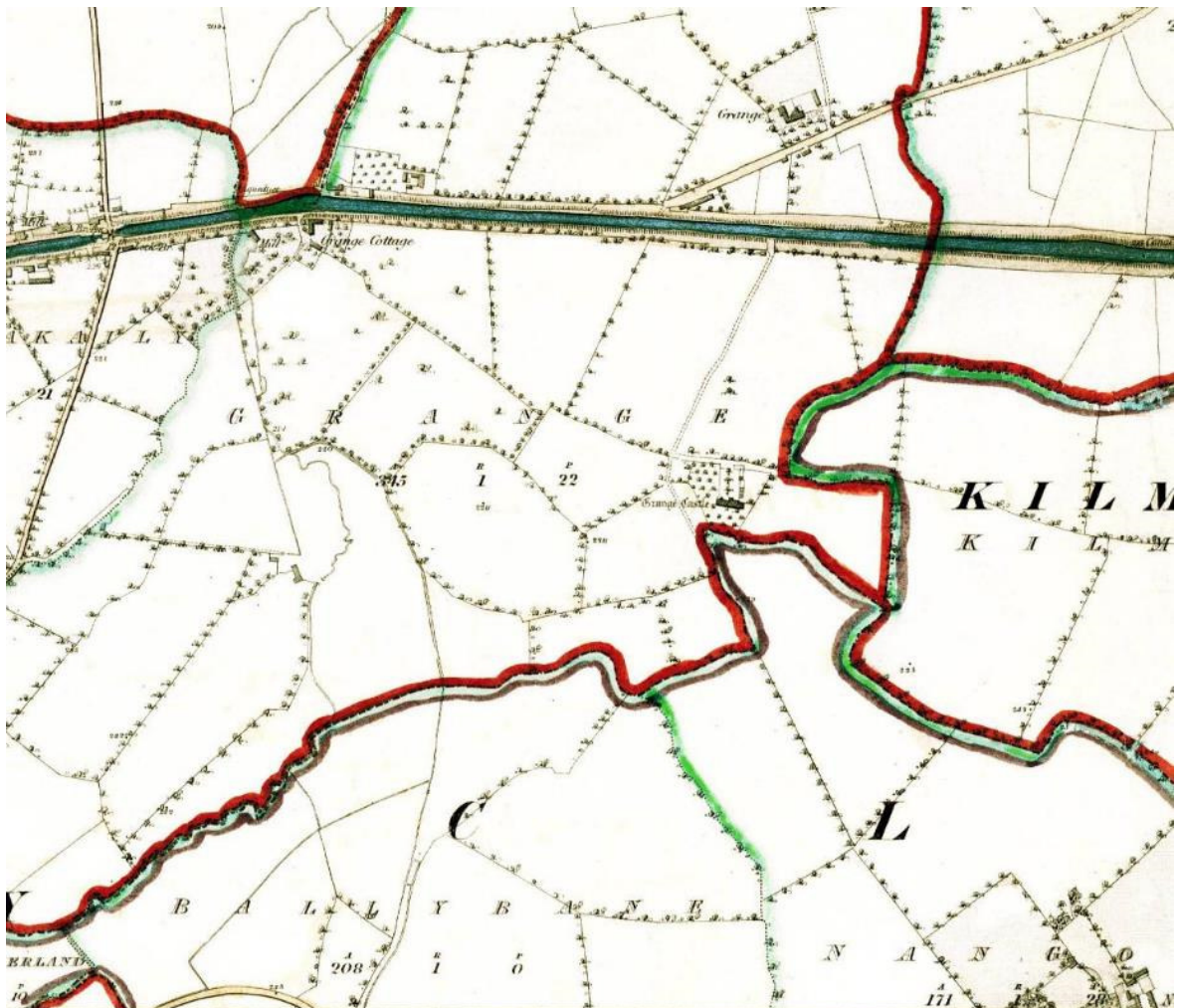
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<sup>3</sup> The information above on the Grand Canal was sourced from the South County Dublin Heritage Plan 2010 – 2015  
South Dublin County Council Page 16 of 32 Architectural Services Department





The Third Lock and bridge over the canal to the north-west of Grange castle, May 2015



1st edition Ordnance Survey (1843). Access to the castle was via a road to the north-west that led to the Third Lock and Lucan road. Note the field, townland and barony boundaries, the latter to the south of the castle. Grange cottage has been developed to the north-west. The gradual subdivision of the bawn into a working farmyard and the change from a fortified house to a farm house with yards and outbuildings



Extract from the Primary Valuation of Ireland, a.k.a the Griffith's Valuation (1852). The town lands of Grange and Ballymakally were split by the construction of the canal. Note the subdivision of the larger land parcels into smaller holdings along both sides of the canal

## 2.3 Grange castle and its farm

During the eighteenth century the appearance of the castle was partly changed from late-medieval castle to a country house: about 1750 it was extended to the west and the house was doubled in size. The old castle had been built from calp limestone, massive masonry construction, but new part of the house was built from bricks, thin walls braced by the new interim timber floors and its steeply pitched roof, a new building technology that was very different from the old. Most of the windows in the mediaeval part of the castle were widened. A massive new brick chimney was built in the eastern wall of the castle. Despite these changes, the castle retained some of its mediaeval character: the flanking tower at the north-eastern corner, the garderobe on the southern facade, some of the battlements and musket loops and the massive vault over the entry level floor, formerly an entrance hall in the mediaeval castle with the entry doorway in the eastern façade, converted to a kitchen in the eighteenth century. A new entrance was built in the new extension facing the former bawn and the Green road. Grange castle had become a gentleman's residence with gardens, outbuildings and a farm.



Left side: Gabriel Beranger (circa 1763). Right side: Paddy Healy collection (circa 1977), both views from the north of the front façade. Note the former main entrance to the castle on the east façade in Beranger's drawing. Compare these images to the most recent photograph on page 10 of this report

There are numerous references to orchards, meadowlands, hay auctions and notices seeking the return of stray cattle in nineteenth and twentieth newspaper ads for Grange castle - these all indicate a working farm. Any self-respecting country house was self-sufficient; it had an orchard, vegetable gardens, outbuildings including stables, cow byres, milking parlours, henhouse, possibly a dovecote, piggery, etc. Form B2 of the 1911 census and the photograph from 1977 below show a continuous way of life that

sustained the castle from its origins right up to its abandonment in the 1980's. The former kitchen gardens of the castle and service buildings were an essential part of the castle and of any demesne; walled gardens and orchards were used to cultivate flowers, herbs, fruit and vegetables; yards and sheds were built to accommodate animals, store farm equipment and machinery, process and store food from the gardens and from other parts of the demesne – poultry and game from the hen house and fish from the canal and from the Griffeen stream. Self-sufficiency in fruit, meat, fish and game was essential for day-to-day eating and for hosting banquets.



Photographs reproduced courtesy of the Irish Architectural Archive

## Extracts from the Newspaper Archives<sup>4</sup>:

Freemans Journal, Feb. 26th, 1828: "30 acres of meadowland ... to be let ... by applying to Thomas Doyle at the house ... adjoining the Twelfth Lock of the Banks of the Grand Canal ... There is a Farm House, good slated Offices, Orchard and Garden".

*(NOTE: John Doyle is also listed in the Griffith's Valuation of 1854 as the rateable occupier of Grange castle)*

Freemans Journal, November 16th, 1915: "In the House of Lords today began an appeal of Irvine Thomas Chambers ... who sought to establish that John Beattie of Grange Castle Farm on the Leonard Estate, county Dublin had no right of way over Grange Cottage Farm owned by appellants."

Irish Independent, March 19th, 1929: Death Notices: "Beattie, (Lucan) Mar 16 1929 at Grange Castle, Lucan, Matilda Ann aged 71 years dearly loved wife of John Beattie ..."

Irish Independent, Tuesday, February 6th, 1945: Death Notices: "John Beattie, aged 86 years ..."

Irish Independent, July 11th, 1958: "Wanted a General Farm Hand – must be good milker state age indoor Thomas Beattie, Grange Castle, Lucan"

Sunday Independent, page 3, April 17th, 1966: "Castle Roof Damaged by Fire" ... "A family of five including a two week old child escaped when an attic fire damaged the roof of Grange Castle, Lucan yesterday afternoon. The castle is occupied by Thomas Beattie a farmer, his wife and three children. The quick arrival of the Dublin brigade prevented the castle from being severely damaged."

Irish Independent, April 21st, 1998: "Grange castle golf club will open ... South Dublin County Council's first golf club"

During the 19th century there are several references to sales of hay at Grange castle by Dublin-based auctioneers.

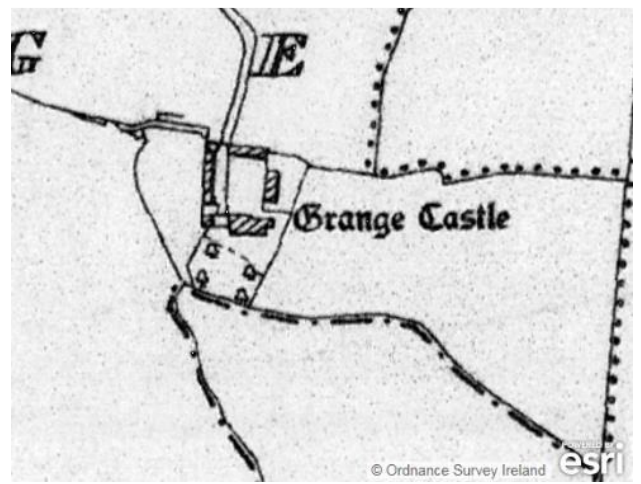
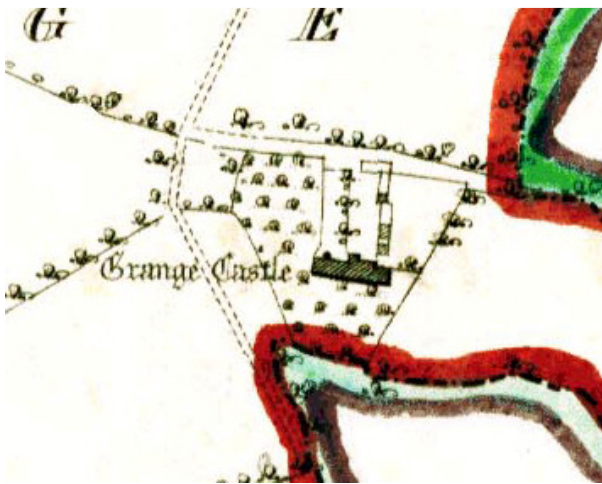
During the 20th century there are several notices places seeking recovery of strayed bullocks and heifers, colour and other particulars given.

1998 onward, several notices for South Dublin County Council's development of Grange castle enterprise park, environmental impact assessments, etc.

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<sup>4</sup> The website "Irish News Archives" was researched on 12th June 2015:  
South Dublin County Council

A series of outbuildings and Grange cottage were first developed in the early nineteenth century and gradually extended up to the mid-twentieth century around a central yard. The western part of the Grange castle estate was leased to the occupants of the cottage. In the early twentieth century there was a legal dispute between the occupants of Grange castle and Grange cottage about access to the castle via the road to the north-west which passed by Grange cottage. This resulted in a new entrance avenue being routed due north of the castle to the canal towpath.



Left side: Extract from the first edition Ordnance Survey (1843). Right side: Extract from the fourth edition Ordnance Survey (1938). Note the development of outhouses around the former bawn, the extension of the farmyard and the changes in the access road to the north of the castle

	Christian Name.	Surname.	Age &c.	Body to which they belong.	Read & write	Ages of Males.	Ages of Females.	qualified to read the instructions on the other side.	Married	"under one."
	1.	2.	3.	4.	5.	6.	7.	8.	9.	10.
1	Robert	Beattie	26	Church of Ireland	Read & write	26	-	Farmer	Married	8
2	Ann	Beattie	27	Church of Ireland	Read & write	-	27	Farmer's wife	Married	6
3	Mabel	Beattie	5	Church of Ireland	-	-	5	-	-	-
4	Maria	Beattie	3	Church of Ireland	-	-	3	-	-	-
5	Joseph	Beattie	1	Church of Ireland	-	-	1	-	-	-
6	Herbert	Ward	29	Roman Catholic	Read & write	29	-	labour on farm	Single	-

Form B1 of the 1911 census – note reference to “farmer”



A morphological analysis of the development of Grange castle and its bawn, farmyard and outbuildings, based on the evidence provided by the maps

### 3.0 **Statement of Significance**

Grange castle is an important historic castle in south-west county Dublin because of the scarcity of its type, its imposing size and its prominent location. It and Grange cottage are the remains of an assembly of buildings that were once central to the organisation of the parcel of land associated with the castle, a site of 87 acres in the Down Survey of 1650. The castle, its site, landscape features, boundaries and the cottage have unique organisational and spatial qualities that differentiate them:

Although the condition of the castle has deteriorated and become ruinous and overgrown by weeds, trees and shrubs, it remains standing, a prominent landmark building set in a generally flat open landscape. Its boundaries are the barony and townland boundaries, possibly ancient, tree-lined linear mounds. Although the former estate of the castle has been developed many significant parts of the demesne remain scattered around the surrounding area: Grange cottage, the diverted Griffeen stream,

Grange castle is rated under the National Inventory of Architectural Heritage (N.I.A.H.) as being of Regional Interest, Registry Number 11208013. The N.I.A.H. lists its categories of special interest as being of architectural, archaeological, and historical interests.



## 4.0 Heritage Statutory Protection

### Legislative Protection

Statutory protection is implemented under the following statutory legislation

- National Monuments Act 1930-2012
- Planning and Development Act 2000-2015

### Grange Castle

Grange castle is protected under the Planning and Development Acts. The castle and all the structures within its curtilage are Protected Structures in the Record of Protected Structures in South Dublin County Council's development plan, Map Reference Number 132 Grange Castle, Clondalkin Stone Tower House (Ruin) (RM)

Grange castle is also protected under the National Monuments Acts. The castle is a Recorded Monument, numbered DU017-034 on the "Record of Monuments and Places" (R.M.P.), classified as a "tower house" in the 1988 Record of Monuments and Places.

### Statutory Protection under National Monuments Act 1930-2012

All recorded archaeological monuments are protected under the National Monuments Acts 1930-2012. The word "monument" includes any artificial or partly artificial building, structure, or erection whether above or below the surface of the ground and whether affixed or not affixed to the ground and any cave, stone, or other natural product whether forming part of or attached to or not attached to the ground which has been artificially carved, sculptured or worked upon or which (where it does not form part of the ground) appears to have been purposely put or arranged in position and any prehistoric or ancient tomb, grave or burial deposit, but does not include any building which is for the time being habitually used for ecclesiastical purposes;

The expression "national monument" means 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 and also includes (but not so as to limit, extend or otherwise influence the construction

of the foregoing general definition) every monument in Saorstád Éireann to which the Ancient Monuments Protection Act, 1882, applied immediately before the passing of this Act, and the said expression shall be construed as including, in addition to the monument itself, the site of the monument and the means of access there to and also such portion of land adjoining such site as may be required to fence, cover in, or otherwise preserve from injury the monument or to preserve the amenities there.

For national monuments in the ownership or guardianship of the Minister or a Local Authority or which are subject to a preservation order or temporary preservation order, the prior written consent of the Minister is required for any works at or in proximity to the monument under section 14 of National Monuments. The structures under consideration are part of the overall castle complex in the ownership of a Local Authority and until ascertained otherwise are to be considered part of the monument and within the zone of notification. Prior written consent of the Minister is required for any works at or in proximity to a Recorded Monument.

Therefore the proposed works have also been the subject of an Application for Ministerial Consent under the National Monuments Act 1930 (as amended). Other recorded monuments in the vicinity of Grange castle:

- DU017-080 Kilmahuddrick Barrow - Ring Barrow
- DU017-082 Nangor Field System
- DU017-037 Nangor, Clondalkin Castle Site

### **Statutory Protection under Planning and Development Acts 1963 – 2012.**

Grange castle and all structures within its curtilage are a Protected Structure, as recorded in Record of Protected Structures, South County Dublin Development Plan, Map Reference Number 132. Other Protected Structures in the vicinity of the castle include those three monuments listed above, and also:

- 120 Grange Cottage, Grange, Clondalkin Detached Six-Bay Single-Storey Farm House & Outbuildings

The proposed works to the castle do not require a public consultation process under Part VIII of the Planning and Development Acts because the proposed works are essentially for vegetation clearance and consolidation as part of an initial works

programme so that the full extent of the buildings condition can be ascertained as the structures are currently heavily overgrown, and that these works will not materially affect the character of the structures. However, the proposal to develop a new public park around Grange castle is not exempted development under the Act and does require a public consultation process under Part VIII of the Planning and Development Acts. South Dublin County Council is also obliged to give notice of the proposed works to the prescribed bodies under sections 85 of the Planning and Development Act, as amended.

South Dublin County Council's Architectural Services department has consulted with the council's Architectural Conservation Officer on all aspects of the proposed works. The council will continue to consult the Architectural Conservation Officer as the detail design develops and during site works stage.

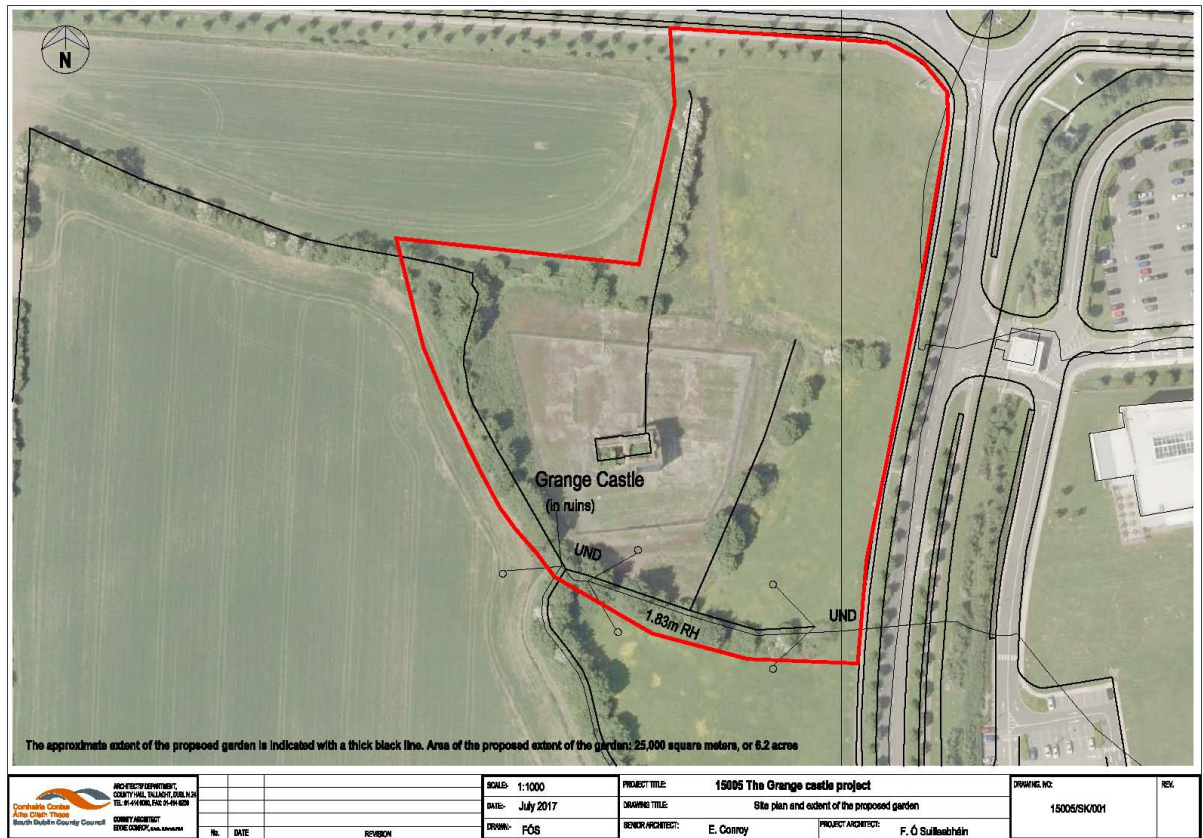
## 5.0 Condition Overview

The castle and its site have been abandoned, vandalised and not maintained or repaired. Weeds, trees and shrubs have colonised the buildings, caused roofs to collapse, saturation and decay of embedded timbers and masonry has been opened up and destabilised in places by colonising ivy and shrubs.

Limited access available during inspection due to extensive vegetation growth and the observations made are preliminary and may be subject to revision when improved access is available and as the design progresses. The castle is of three storey masonry, derelict state and unroofed. Vegetation growth has taken significant hold with medium sized trees rooted within the building enclosure and in some instances trees have rooted in the masonry walls with a number growing from the wall tops.

Upstanding walls on first inspection do not appear to be significantly distressed considering the extent of vegetation growth and loss of lateral restraint due to missing floors and roof structures. Primary areas of concern relate to openings and pockets formed in walls where unravelling of masonry has occurred or the potential exists due to instability cause by decay of embedded timber and root embedment. A number of unrestrained chimney stacks also give rise to concern of potential collapse particularly as embedded root systems is likely to have destabilised masonry.

To prepare a schedule a scope of remedial works to maintain the structures it will be necessary to carry out full vegetation clearance. Temporary protection in the form of dismantling and some preliminary temporary works will be necessary to make areas safe in order to complete removal of vegetation.



Area subject of consent highlighted with a red line

## 6.0 Strategy for Monitoring

All work will be monitored by a conservation engineer and archaeologist. Licensed archaeological monitoring of all works will be carried out by suitably qualified licensed Field Archaeologist. In the event of archaeological features being located in the course of the monitoring, the archaeologist will fully record such features, including if necessary the archaeological excavation of such features. In the event of significant archaeological features on site, the archaeologist will consult with the National Monuments Service, Department of the Arts, Heritage, Regional, Rural and Gaeltacht Affairs to determine the further archaeological resolution of the site.

The works to the castle will be carried out under the professional supervision of a Conservation Engineer in accordance with the Department of the Arts, Heritage & Gaeltacht Guidelines and in accordance with Best Conservation Practice to ensure that the integrity of the national monument is maintained and that all works are carried out in accordance with best conservation practice.

The landscape works will be carried out under the professional supervision of a professional landscape architect and horticulturalist. Any excavation works associated with this work will be monitored by an archaeologist as noted above.

All monitoring arrangements will be agreed at the outset of the works. The archaeologist undertaking fieldwork will liaise with Conservation Engineer during works.

## 7.0 Implementation of works

### **Phase 1 Vegetation Removal & temporary works to Grange castle**

Vegetation will be cut back to wall face, embedded roots will not be removed at this stage. Undergrowth will only be cleared by hand, using scythes, slash-hooks or strimmer. Large stumps will be treated with an appropriate systemic herbicide (Roundup Pro Bioactive shall be applied). To preserve underlying archaeology, plants or trees will not be up-rooted.

Ivy will be cut at its base prior to its removal from wall face, ivy to be removed immediately from wall face and treated with approved selective herbicide at stump or root. Loose stones uncovered by clearing vegetation will not be moved till site recording of cleared area is complete. Loose stone will be tagged and stored in secure location on site. The extent of dismantling and reconstruction is not fully identifiable at this stage. Initially sections of loose masonry susceptible to collapse will be dismantled. Rebuilding will be carried out of dismantled section where practicable at this stage otherwise temporary works will be used to secure masonry. Records will be maintained to allow reconstruction

### **Phase 2 Vegetation Removal and Essential Protective Repairs**

Phase two works will implement remedial repairs and reconstruction identified during phase 1 work. This will consist of stone masonry repair works using lime mortar and traditional stone masonry techniques. Loose masonry dislodged by vegetation will be consolidated and re-bedded. Structural augment and/or repairs to the existing structure will be carried out as necessary to ensure long term stability of monument. The nature and extent of structural repairs will be dependent on a structural assessment and observations on condition arising during Phase 1.

Structural repairs and augmentation of structural elements will be carried out with minimum intervention necessary to satisfy structural requirements for load bearing capacity, soundness and stability. Materials used will be compatible and complimentary to existing building fabric. Work will be carried out using lime mortar mixes matching existing constructional techniques. New work will have continuity with the original structure and maintain the original profile in a practicable manner that maintains the integrity of the original structure. Work will consist of remedial repair to stabilise and

mitigate against water penetration and unravelling of stone masonry. Voids will be in filled with masonry and open joints pointed with lime mortars.

Disruptive woody vegetation root will be removed requiring localised dismantling of masonry. Dead roots can decompose leaving voids which can lead to weakening of the wall structure unless removed, Face stones are relocated in their original positions on a bed of lime mortar, their tails well tied back into the consolidated core. Course heights, where they exist, will be faithfully replicated. Wall cappings stones will be put back in their original positions, laying them sloping slightly to the side to shed water.

All works shall be carried out in accordance with best conservation practice and the Architectural Heritage Protection Guidelines.

F. Ó Súilleabháin, Grade II conservation architect, B. Arch, MRIAI.