Chapter 3: Cultural and Built Heritage
Chapter 3: Cultural and Built Heritage

3.1 Introduction

The heritage of the Cherrywood area is a most unique resource. It encompasses both the archaeological record of the development and defence of south Dublin together with the built heritage of castles, houses and their associated buildings. This wealth of history is addressed in this Chapter. An understanding of this heritage provides us with a framework within which decisions affecting tomorrow’s landscape can be made.

The archaeological context of the area is explored first, and is followed by the protected structures section. These sections detail those heritage elements within the area together with the relevant objectives for their protection in the context of future development. While these sections focus on those elements within the Planning Scheme area, there are a number of additional archaeological sites and protected structures, which abut or adjoin the SDZ and these are addressed in Appendix B Part 1 and 2, supported by additional descriptive analysis.

There is a Glossary of Place and Street names used in the Plan in Appendix B Part 3. These place and street names derive primarily from the historical references in this Chapter.

NOTE: Lehaunstown Spelling

The central part of the Plan Area is in the townland of Laughanstown. The spelling of this name has varied considerably over time, and in some periods was almost indistinguishable from Laughinstown, the name of which also varied. The spelling Laughanstown was adopted and fixed at the time of the original Ordnance Survey in the 1830s. However, the evidence suggests that the name used locally was Lehaunstown, and this was noted by the Boundary Survey in the 1820s. Local usage did not change as a result of the Ordnance Survey’s attempt to impose a new spelling and this is the spelling used throughout the Planning Scheme.

3.2 Archaeology

3.2.1 Introduction

Archaeology as a scientific study is the study of our human past. In the Cherrywood area, studies have revealed that it has been inhabited from the Mesolithic (9600 - 5000 BC) through to the Neolithic, Bronze Age, Iron Age, Early Medieval, Medieval, and historic periods up to the present day. This palimpsest of our time here, and the complexity of any discourse on this history and its contribution to the modern context is beyond the scope of this section. It is also recognised that there is good potential for further archaeological sites beyond the confines of those already known, so this story will continue.

This section details the known monuments and sites within the Plan Area. The statutory list of all known zones of archaeological potential (Record of Monuments and Places) in the Planning Scheme area is set out in Map 3.1 and detailed in Appendix B Part 1.

3.2.2 National Monuments

There are a significant number of National Monuments contained within or immediately adjoining the Planning Scheme area namely Tully Church, graveyard and two high crosses (RMP 026-023), Lehaunstown Wedge Tomb (RMP 026-024), Carrickmines Castle (RMP 026-005), and Brenanstown Dolmen (RMP 026-007). The Tully complex is the most significant upstanding monument at the heart of the Planning Scheme area and is described below. The additional National Monuments referred to above are detailed in Appendix B Part 1.

Tully Church is part of a pre-Norman ecclesiastical settlement (RMP 026-023), which occupies the high point of the Cherrywood Planning Scheme area. The site consists of a ruined church, an oval shaped graveyard, three associated crosses (dating from 8th to 11th Centuries AD) and three Ruthdown slabs (removed to the National Museum). The church and two high crosses (owned by the state) and the graveyard itself (owned by Dún Laoghaire-Rathdown County Council) are all National Monuments. The vistas from Tully Church and graveyard and its immediate environs are recognised as being important. In particular the vistas encompassing the natural and built heritage landmarks such as Killiney Hill and Obelisk, Puck’s Castle in Rathmichael, the lead mines chimney in Ballycorus, Two Rock and Three Rock mountains, and Lehaunstown Castle.

3.2.3 Archaeological Monuments

The most notable of the archaeological monuments in Cherrywood apart from the National Monuments described above are Lehaunstown Castle (RMP 026-093), the Lehaunstown Military Camp (RMP 026-127) and a Mill site (RMP 026-080). These are located on Map 3.1. Lehaunstown Castle (RMP 026-093), a medieval tower house is still upstanding and forms part of a larger complex of buildings known as Lehaunstown Park (a protected structure). It was part of a line of castles, which protected south County Dublin from attacks from Irish Tribes. There is an historical connection between the ecclesiastical complex of Tully Church and Lehaunstown Castle.

The Lehaunstown Camp (RMP 026-127) dates to the 18th Century and has the largest zones of archaeological potential within the Planning Scheme. This camp dates to the time when there was a significant military threat of a Napoleonic invasion of Ireland. The extent of the camp has always proved difficult to define on the ground and it is recognised that the extent of the military camp extends beyond the zone of archaeological potential.

Photo from Luas Line B1 Sandyford to Cherrywood Extension Archaeological Excavations Lehaunstown County Dublin Final Report May 2009, prepared by CRGS on behalf of the RPA.
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3.2.5 Objectives relating to specific Record of Monuments and Places (RMPs)

Specific Objectives:

H 7 To improve the access to and presentation of, including appropriate information signage, the following National Monuments: Tully Church and crosses, Lehaunstown Wedge Tomb and Brenanstown Dolmen.

H 8 To include Tully Church, graveyard and high crosses within a public park, Tully Park. When the detailed layout plan is prepared for Tully Park, Tully Church and Cemetery shall have a defined boundary to protect both the Church and Cemetery which have National Architectural Value. All proposed works shall involve prior consultation with the Department of Arts, Heritage and The Gaeltacht (DoAHG).

H 9 To protect the vistas and views from/to Tully Church, graveyard and immediate environs towards Killiney Hill and Obelisk, Puck’s Castle, the Lead Mines Chimney (Ballycorus), Two Rock and Three Rock Mountain as the setting to these monuments.

H 10 To maintain a visual corridor between Tully Church and Lehaunstown Castle (within Lehaunstown Park) from a point from the cross in the field to the west of Tully Church and graveyard.

H 11 To preserve the valley setting of the Brenanstown Dolmen. To facilitate improving the access to this Dolmen in consultation with the Department of Arts, Heritage and the Gaeltacht.

H 12 To maintain the integrity of Lehaunstown Castle (RMP 026-093) and to present the castle in such a way that the earlier history of the site is clear.

3.2.6 Archaeology Objectives

The policies set out in the current Dún Laoghaire-Rathdown County Development Plan provide a comprehensive policy approach for archaeology in the County, including the Planning Scheme area. The development management approach as detailed in the current County Development Plan will be implemented in the Planning Scheme. In order to minimise the adverse impacts on the archaeological heritage of the Planning Scheme area, the following objectives shall be adhered to and implemented by all development proposals.

Specific Objectives:

H 1 To comply with all of the policies of the current Dún Laoghaire-Rathdown County Development Plan relating to archaeology and heritage. In particular to preserve the archaeological heritage of the area of the Scheme and to protect and promote public access to such heritage where feasible, and to carry out an access audit by a suitably qualified person of sites in public ownership.

H 2 To require pre-application archaeological assessment by a suitably qualified Archaeologist for all planning applications in accordance with the advice of the Department of Arts, Heritage and the Gaeltacht. In cases of repeat applications or proposals for minor developments, this will not necessarily be required. In addition, Statutory Agencies will be required to carry out archaeological assessments prior to the detailed design stage of significant development as far as is practicable, in accordance with the advice of the Department of Arts, Heritage and the Gaeltacht.

H 3 To require appropriate high quality information signage for each of the entries to the Record of Monuments and Places (RMP), which brings the monument to life.

H 4 To investigate the potential to provide interpretation of the rich heritage of the area and to appropriately display artefacts found in the area, including the ‘Rathdown Slabs’ from Tully Church in the proposed new library building in Cherrywood Town Centre or other similar location.

H 5 To locate where feasible, identified archaeological sites and monuments within open space areas.

H 6 To require a place-naming scheme which reflects the rich heritage of the Cherrywood area (see Appendix B3).

1 Where reference is made to the ‘current’ County Development Plan or Guidelines, it means the document that is current at the date of the decision of a planning application.

3.3 Protected Structures

3.3.1 Introduction

The settlement landscape of Cherrywood since 1700 has been one of a dispersed pattern. Change to the area came initially with the construction of a limited number of large dwelling houses, significant alterations to Lehaunstown Lane, and in the mid-nineteenth century the construction of the Dublin and Wicklow Railway line. The contribution of this era to the current built landscape of Cherrywood is such that those dwelling houses that remain and are important are now protected structures, and the Luas now traverses the site close to the route of the old Dublin and Wicklow Railway line.

The Record of Protected Structures as set down in the Dún Laoghaire-Rathdown County Development Plan 2010-2016 includes those protected structures within the Cherrywood area. These are Glendruid (house and gates), Lehaunstown Park, Priorsland, Carrickmines Station and Bride’s Glen Viaduct. Their location within the area is shown on Map 3.2 and the descriptive analysis of these protected structures is contained in Appendix B Part 2. There are also RMPs which are considered to contain protected structures (such as the Tully ecclesiastical complex) and these are marked on the RMP Table in Appendix B Part 2. These are not discussed below. There are additional protected structures that border or are adjacent to the SDZ and these are also listed in Appendix B Part 2.
This section outlines the general objectives for protected structures within the Plan Area, followed by the specific character areas and objectives for each protected structure addressing their development potential. The guiding principle is to ensure that the architectural and landscape character of each site is protected and enhanced while facilitating high quality sustainable development. The challenges and responsibilities that protected structures bestow on their owners are recognised and the Planning Scheme will facilitate a broad range of uses that are compatible with the objectives below.

3.3.2 General Objectives for works to Protected Structures and to the lands associated with them:

In order to minimise the adverse impacts on the architectural heritage of the area the following objectives shall apply to all Protected Structures and the lands associated with them that lie within the Plan Area:

Specific Objectives:

H 13 To seek an holistic approach to any development of the overall site. Proposals for the protected structure, out-buildings and any associated structures must form part of any application to ensure that the protected structure retains prominence on the site. Planning applications for works to restore/refurbish protected structures will not be subject to phasing requirements.

H 14 To comply with all of the policies for the protection of the Architectural Heritage in the current Dún Laoghaire–Rathdown County Development Plan, including those set out in the Development Management Section. In particular to provide appropriate protection for the protected structures in the area of the Scheme and to protect and promote where feasible public access to such protected structures.

H 15 To require an Architectural Heritage Impact Assessment by an architect or other professional with specialist knowledge of building conservation. The report should include an assessment of both works to the protected structure and the impact of new development on the character and appearance of the heritage asset.

H 16 To seek the repair and restoration of protected structures (including any associated outbuildings) in accordance with good conservation practice and the Department of Environment Heritage and Local Government (DEHLG) Conservation Guidelines, and the Cherrywood Biodiversity Plan.

H 17 To encourage compatible new uses for the protected structure, which will not detract from the architectural and historic character of the building/structure. Any works and/or extensions necessitated by proposed new use(s) to be appropriately scaled, and to be read as new, in line with current County Development Plan Policies.

H 18 To require photomontages of proposed development from key vantage points, to demonstrate the visual impact on the protected structure and historic landscape character.

H 19 To require pre-application discussions with the Conservation Officer.

H 20 To require the use of high quality materials and external elevational design.

H 21 To require the phasing of new development(s) to ensure that conservation works to the protected structure are carried out in tandem, in order to secure the long term future of the heritage asset.

H 22 To require a design statement with supporting illustrative material and description of proposed development demonstrating how it has been developed having regard to the built heritage, topography, and landscape character of the site.

H 23 To require a comprehensive landscaping scheme for each site to include details of trees to be retained, replacement planting where required, and the use of soft boundaries to demarcate/define private open space. Replacement trees where required to be semi-mature native species.

H 24 To develop an integrated public realm scheme for each site which addresses elements including street furniture, hard landscaping finishes, car parking, bin storage, and services including public lighting.

H 25 To demonstrate how private open space can be successfully achieved without detracting from the wider mature landscape. This can involve making use of soft boundaries to demarcate/define private open space and the possible use of shared surfaces.

H 26 To require a visual impact assessment to determine the impact of new development on those protected structures, which border the Planning Scheme Boundary.

H 27 Development proposed on the lands that are subject of Map 3.3 'Character Areas of Protected Structures: and specifically land only) subsection 2. Priorsland' and subsection 4. Carrickmines Station therein shall not be the subject of the restrictions contained in section 7.2 ‘Sequence of Development’. In all other respects development proposed on these lands shall comply with the requirements of the Planning Scheme, including, inter alia, the requirements for the design and commissioning of a Flood Containment Zone as proposed for Development Area 3: Priorsland.

3.3.3 Glendruid

Glendruid is a Georgian country house, built in 1808. It is on an elevated site within its own mature grounds overlooking Carrickmines River Valley, which the developer, John Barrington, developed as a pleasure ground. The original early 19th century house is vacant and in a very poor state of repair. This is of considerable concern as it is generally acknowledged that to protect the building, keeping it in active use is the most appropriate asset.

A key consideration in developing these lands will be the location and design of new access routes into and through the site. It is an objective that a route design process shall be determined with the primary considerations being the protection of the architectural and natural heritage of the site.

The lands encompassing Glendruid can be divided into four Character Areas. These areas are identified as follows (see Map 3.3):

1. Glendruid House, stable yard and lands, which are considered to provide the setting for the protected structure.
2. Southern valley to the west.
3. Southeastern portion of the site.
4. Area to the rear of the house (the former kitchen garden).

Character Area 1

This area includes Glendruid House, the original entrance gates and gate lodge, the stable yard and the area to the immediate foreground of Glendruid (see Map 3.3). While the curtilage of Glendruid has not been defined, it is important that the original house has an appropriate setting. It is considered that the southern vista from the front of Glendruid across the valley is an historic view, which must be protected.

The original early 19th century house is vacant and in a very poor state of repair. This is of considerable concern as it is generally acknowledged that to protect the building, keeping it in active use is the most appropriate solution.

Specific Objective:

H 29 To preclude development in the immediate foreground of Glendruid to protect the setting and southern views from the house. Map 3.3 shows an indicative view to be protected to the front of Glendruid.

The area to the rear of Glendruid House includes a stable yard with a range of associated outbuildings. They retain much of their original fabric including stable stalls and cobbled stone floor. This stable yard complex is an excellent example of a building type that once widespread, is becoming uncommon in the Dún Laoghaire–Rathdown area.

Specific Objectives:

H 30 To seek the repair and restoration of these structures, retaining the original form and where possible materials in line with good conservation practice and the DEHLG Conservation Guidelines.

H 31 To safeguard the future of these buildings by encouraging their sympathetic adaptation.

H 32 There is potential to develop a small-scale courtyard development linked to the original buildings. The building height shall be relative to the existing complex of buildings, respect the original structures but have its own contemporary architectural language/style.

H 33 New interventions and additions should be read as such. There are two options available, either using original/local materials in an innovative contemporary way or to use their modern equivalents.
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Cherrywood Planning Scheme

Map 3.3
Character Areas of Protected Structures

- Planning Scheme Boundary
- Character Area 1
- Character Area 2
- Character Area 3
- Character Area 4
- F Front of Building
- Protected View

1. Lehaunstown Park
2. Priorsland
3. Glendruid
4. Carrickmines Station

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Specific objective for the river valley is:

**Character Area 2**
The southern valley to the west of Glendruid is largely screened from direct views from the front of the protected structure by the existing mature landscaping [see Map 3.3]. Given the river valley setting, the impact of any development must also be considered in this context. This area can accommodate sensitive development.

Specific Objectives:

**Character Area 3**
The southeastern portion of the site is very open when viewed from the front of Glendruid, lacking the screening afforded the southwestern end. This part of the site also affords views of the original house outside of the site from Lehaunstown Lane. Development considerations in this area will be sensitive design, siting, location and orientation so as to enhance and protect the special character of Glendruid and its setting.

Specific Objective:

**Character Area 4**
This area is to the rear of the Glendruid House. An intrinsic feature of this part of the site is the high stone boundary wall on Lenhaunstown Lane. The wall forms part of the protected structure and therefore only a minimum number of openings will be considered in order to facilitate development.

Specific Objectives:

**Specific Objective:**

**Character Area 1**
This area includes Priorsland House, entrance gates and outbuildings, together with the formal gardens to the front extending to the level post and railed paddock. This is considered to be the historic curtilage of the protected structure which is supported by cartographic evidence. The stable yard at Priorsland is one of the best surviving examples of its type in the County comprising a variety of buildings including stable buildings with timber boxes, a range of carriage sheds and two single storey cottages.

Specific Objectives:

**Specific Objective:**

**Priorsland**
Priorsland is a substantial Georgian two-storey house near the junction of Glenamuck Road with Ballyogan Road, and now adjacent to the MSO junction 15. The lands encompassing Priorsland can be divided into three Character Areas. These areas are identified as follows [see Map 3.3]:

1. Priorsland House, outbuildings and lands directly associated with the house.
2. Former paddock area to the east of the house.
3. Walled garden located to the north east of the house.

Specific Objectives in relation to the stable yard:

**Specific Objective:**

**Specific Objective:**

**In the event that the proposed park and ride facility, as indicated in the Sandyford Industrial Estate to Cherrywood Railway Order (S.I. No. 441 of 2006), is relocated as indicated on Map 6.3, the following is the appropriate approach for any development in this area: design of buildings which respond to the historic layout of the garden, as evidenced on Historic Maps; the relationship between new building and the historic garden walls; shall avoid visual, structural or material damage to the historic walls, and employ...**
3.3.5 Carrickmines Station

Carrickmines Station (located to the north of Priorsland House, see Map 3.3) was part of the original Dublin and Wicklow Railway (often referred to as The Harcourt Street Line), which ceased operation in 1958. The building, although vacant, is in a reasonably good condition, and retains many original architectural features. One such feature is a former water tank, a remnant from the steam age.

Specific Objectives:

H 48 To encourage compatible new uses for the protected structure, which will not detract from the architectural and historic character of the building.

H 49 To appropriately scale any works and/or extensions necessitated by proposed new use(s) and to be read as new, in line with the current County Development Plan Policies.

H 50 To seek the reinstatement of surviving associated features including parapet walls and railings from the demolished bridge and the bullnosed granite from the former platforms.

H 51 To seek an appropriate setting/curtilage and new use for the former station that incorporates development of an appropriate scale relative to the historic complex, in order to protect the visual amenity of the Protected Structure.

H 52 To investigate ways to reflect the railway/transport heritage of the site.

3.3.6 Lehaunstown Park

Lehaunstown Park is a farmhouse that has been altered and extended over the years such that it is now a complex structure. It is believed that the tower house of Lehaunstown Castle is incorporated into the building, together with later additions up to the late nineteenth century. The interior of the building is in very poor condition. There is an L-shaped two-storey range of out buildings associated with the house. They are two-storey in height, of granite rubble construction, with red brick dressing the window and door openings. There are not many examples of this extent and quality remaining in Dún Laoghaire-Rathdown.

There are other ancillary features of interest at Lehaunstown Park including the entrance gates and gate piers, farm complexes granite boundary walls, and various types of gates. These features contribute to the agricultural heritage of the County. They are becoming increasingly rare due to the urbanisation of the County and agricultural improvements. It is important that these elements are retained in any future development of the site.

Character Areas:

The lands of Lehaunstown Park can be divided up into two character areas. These areas are identified as follows (see Map 3.3):

1. Lehaunstown Park, out buildings and lands directly associated with the house.
2. Lands to rear (southwest) of the protected structure.

Character Area 1

This area includes Lehaunstown Park house, entrance gates, avenue and associated out-buildings. Historically and architecturally, this is the most important area of the entire site. The entrance driveway is carefully aligned to offer glimpses of the house on approach. No development should be permitted between the entrance gates, driveway and the house as this would destroy the historic relationship.

Specific Objectives:

H 53 To ensure that the lands between Lehaunstown Park house and the main entrance shall be maintained free from additional development and associated works.

H 54 To promote further study of this complex in order to determine its full architectural and historic significance.

H 55 To retain ancillary features including the granite boundary walls to the farm complex, the various gates and gate piers which are part of the agricultural heritage of the County, in any future development of the site.

3.3.7 Bride’s Glen Viaduct

Bride’s Glen Viaduct is an imposing five-arch granite structure (see Map 3.2). The viaduct was built in 1854 as part of the construction of the Dublin and Wicklow Railway line to carry the line over the Loughlinstown River Valley. It is a magnificent engineering feature, which has been rated of Regional significance in the Industrial Heritage Survey, Record No. 751. It has been disused since the railway closed in 1958 with the tracks reportedly removed in 1960.

Specific Objectives for the Outbuildings:

H 56 To safeguard the future of these buildings by encouraging their sympathetic adaptation and to limit the number of new openings required. Development in this area may take the form of a new courtyard-style development of a scale subservient to Lehaunstown Park and out buildings. Consultation with historic maps could inform the layout of any such development. The building height shall relate to the complex, but in no case will the building height exceed that of the protected structure.

H 57 To require any redevelopment to respect the original structures but have its own contemporary architectural language/style, using materials which are as high in quality as those in the existing buildings.

Character Area 2

This is an area to the rear (southwest) of the main complex. Cartographic evidence shows that this area has never been developed. Due to its proximity to the protected structure, it is considered a very sensitive development area.

Specific Objectives:

H 58 Any proposed development in this area should not exceed more than three storeys in height. Development proposals shall demonstrate through visual impact assessment that the height, scale and massing of the development has been designed having regard to the impact on Lehaunstown Park.

H 59 Encourage the use of soft boundary treatments, to protect the historic character of the area.
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Map 3.4
Items of Local Historical Interest

1. Pedestrian Underpass
2. Crossing Keepers Cottage
3. Gate Pier (Remnant of Crossing Gate)
4. Recess in Granite Wall
5. Glendruid Post Box
6. Stone Stile

Planning Scheme Boundary

Cherrywood Planning Scheme

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Specific Objectives:

H 60 To seek the repair and restoration of the Protected Structure in accordance with good conservation practice and the DoEHLG Conservation Guidelines.

H 61 To safeguard the future of the structure by encouraging its sympathetic reuse. The viaduct may be suitable for integration as part of a pedestrian route within the Planning Scheme/Luas B2 line extension.

H 62 Any proposals to reopen or reuse the structure must be sensitively designed having regard to its industrial heritage value.

H 63 To investigate ways to commemorate the industrial heritage of the site.

3.3.8 Development on lands adjacent to Lehaunstown Park

A new road is to be constructed along the entire length of the eastern boundary of Lehaunstown Park. The lands on the opposite side of the road are identified for residential development. The site is also identified as having a principle road frontage. Regard should be had to the impact and relationship of development on this site to Lehaunstown Park and its boundary walls.

3.3.9 Items of Historical Interest

The Cherrywood area has been largely untouched by modern development and hence it has a very rich heritage. There are a number of additional items of heritage interest such as street furniture and agricultural features throughout the area. These are detailed in Appendix B Part 2 and Map 3.4.

Specific Objective:

H 64 To retain and incorporate features such as post boxes, gates, gate piers and stone stiles, which are part of the heritage of the County in any future development.

There are three surviving notable entries from the Industrial Heritage Survey located in the Cherrywood area namely numbers 751, 992 and 632 (see Map 3.4). Number 751 is the Bride’s Glen Viaduct which is also a protected structure and referred to above. Number 992 is entered as a possible well and consists of a recess in the wall on the south side of Lehaunstown Lane in the vicinity of a sharp bend. The entry 332 is a pedestrian underpass, which originally passed under the Harcourt Street railway embankment (now under the Luas line) and connected Glenruid to fields to the south.

Specific Objective:

H 65 To retain and incorporate industrial heritage features in any future development.

Historical research has identified a surviving crossing-keeper’s cottage on Lehaunstown Lane adjoining the former railway line (see Map 3.4). There is also a single granite gate pier in the grass verge at the side of the lane close to this cottage.

Specific Objective:

H 66 It is an objective to retain the gate pier in the vicinity of its current historic location, in any future development. Having regard to the condition of the cross-keeper’s cottage and its location, it is acknowledged that preservation by record may be the only option available.