

**ARCHAEOLOGICAL ASSESSMENT  
AT  
ROSEMOUNT HOUSE,  
NORTHERN CROSS,  
MALAHIDE ROAD,  
DUBLIN 17**

**ON BEHALF OF:  
WALLS CONSTRUCTION LIMITED**

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## DOCUMENT CONTROL SHEET

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## **ABSTRACT**

This report has been prepared on behalf of Walls Construction Limited, to study the impact, if any, on the archaeological and historical resource of the proposed Strategic Housing Development (SHD) at Rosemount House (Figure 1; ITM 720849, 741006). The report was undertaken by Matt Brooks of IAC Archaeology.

The proposed development area is located at Rosemount House, Northern Cross, Malahide Road, Dublin 17. The site is bound by an existing car park and Mayne River corridor to the north, a nursing home building to the east, the Bewley factory to the west and Mayne River Avenue to the south. There are two recorded monuments within 500m of the site, a ring-ditch (DU015-116) c. 186m north and a ringfort (DU015-033), c. 300m northwest of the proposed development area. Recent archaeological testing has proven these recorded monuments to be landscape features associated with the former Belcamp estate as opposed to archaeological features of significance (Licence 16E0193, Bennett 2016:029).

The proposed development area has been subject to a large degree of previous disturbance that is likely to have removed any archaeological features that may have been present. No negative impacts are predicted upon the archaeological resource as a result of future development going ahead.

No further archaeological mitigation is deemed to be necessary as part of the development.

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# **1 INTRODUCTION**

## **1.1 GENERAL**

The following report details an archaeological assessment undertaken in advance of a proposed Strategic Housing Development (SHD) at Rosemount House, Northern Cross, Malahide Road, Dublin 17 (Figure 1; ITM 720849, 741006). This assessment has been carried out to ascertain the potential impact of the proposed development on the archaeological and historical resource that may exist within the area. The assessment was undertaken by Matt Brooks of IAC Archaeology (IAC), on behalf of Walls Construction Limited.

The archaeological assessment involved a detailed study of the archaeological and historical background of the proposed development site and the surrounding area. This included information from the Record of Monuments and Places of County Dublin, the topographical files within the National Museum of Ireland and all available cartographic and documentary sources for the area. A field inspection has also been carried out with the aim to identify any previously unrecorded features of archaeological or historical interest.

## **1.2 THE DEVELOPMENT**

The proposed development consists of the demolition of the existing 3,315 sq.m office block on site and the construction of a mixed-use block of 9 storeys over basement in a 4 sided block of 25,428 sq.m, consisting of 176 no. apartments with associated residential amenities, office and commercial use, at Rosemount House, Northern Cross, Malahide Road, Dublin 17, on a site of 0.6462 ha (Figure 2).

## 2 METHODOLOGY

Research for this report was undertaken in two phases. The first phase comprised a paper survey of all available archaeological, historical and cartographic sources. The second phase involved a field inspection of the site.

### 2.1 PAPER SURVEY

- Record of Monuments and Places for County Dublin;
- Sites and Monuments Record for County Dublin;
- National Monuments in State Care Database;
- Preservation Orders List;
- Topographical files of the National Museum of Ireland;
- Cartographic and written sources relating to the study area;
- Dublin City Development Plan 2016–2022;
- Aerial photographs;
- Excavations Bulletin (1970–2021).

**Record of Monuments and Places (RMP)** is a list of archaeological sites known to the National Monuments Section, which are afforded legal protection under Section 12 of the 1994 National Monuments Act and are published as a record.

**Sites and Monuments Record (SMR)** holds documentary evidence and field inspections of all known archaeological sites and monuments. Some information is also held about archaeological sites and monuments whose precise location is not known e.g., only a site type and townland are recorded. These are known to the National Monuments Section as ‘un-located sites’ and cannot be afforded legal protection due to lack of locational information. As a result, these are omitted from the Record of Monuments and Places. SMR sites are also listed on a website maintained by the Department of Housing, Local Government and Heritage (DoHLGH) – [www.archaeology.ie](http://www.archaeology.ie).

**National Monuments in State Care Database** is a list of all the National Monuments in State guardianship or ownership. Each is assigned a National Monument number whether in guardianship or ownership and has a brief description of the remains of each Monument.

The Minister for the DoHLGH may acquire national monuments by agreement or by compulsory order. The state or local authority may assume guardianship of any national monument (other than dwellings). The owners of national monuments (other than dwellings) may also appoint the Minister or the local authority as guardian of that monument if the state or local authority agrees. Once the site is in ownership or guardianship of the state, it may not be interfered with without the written consent of the Minister.

**Preservation Orders List** contains information on Preservation Orders and/or Temporary Preservation Orders, which have been assigned to a site or sites. Sites

deemed to be in danger of injury or destruction can be allocated Preservation Orders under the 1930 Act. Preservation Orders make any interference with the site illegal. Temporary Preservation Orders can be attached under the 1954 Act. These perform the same function as a Preservation Order but have a time limit of six months, after which the situation must be reviewed. Work may only be undertaken on or in the vicinity of sites under Preservation Orders with the written consent, and at the discretion, of the Minister.

The **topographical files of the National Museum of Ireland** are the national archive of all known finds recorded by the National Museum. This archive relates primarily to artefacts but also includes references to monuments and unique records of previous excavations. The find spots of artefacts are important sources of information on the discovery of sites of archaeological significance.

**Cartographic sources** are important in tracing land use development within the development area as well as providing important topographical information on areas of archaeological potential and the development of buildings. Cartographic analysis of all relevant maps has been made to identify any topographical anomalies or structures that no longer remain within the landscape.

**Documentary sources** were consulted to gain background information on the archaeological, architectural and cultural heritage landscape of the proposed development area.

**Development Plans** contain a catalogue of all the Protected Structures and archaeological sites within the county. The Dublin City Development Plan (2016–2022) was consulted to obtain information on cultural heritage sites in and within the immediate vicinity of the proposed development area.

**Aerial photographic coverage** is an important source of information regarding the precise location of sites and their extent. It also provides initial information on the terrain and its likely potential for archaeology. A number of sources were consulted including aerial photographs held by the Ordnance Survey and Google Earth.

**Excavations Bulletin** is a summary publication that has been produced every year since 1970. This summarises every archaeological excavation that has taken place in Ireland during that year up until 2010 and since 1987 has been edited by Isabel Bennett. This information is vital when examining the archaeological content of any area, which may not have been recorded under the SMR and RMP files. This information is also available online ([www.excavations.ie](http://www.excavations.ie)) from 1970–2021.

## **2.2 FIELD INSPECTION**

Field inspection is necessary to determine the extent and nature of archaeological and historical remains, and can also lead to the identification of previously unrecorded or suspected sites and portable finds through topographical observation and local information.

The archaeological field inspection entailed -

- Walking the proposed development and its immediate environs.
- Noting and recording the terrain type and land usage.
- Noting and recording the presence of features of archaeological or historical significance.
- Verifying the extent and condition of any recorded sites.
- Visually investigating any suspect landscape anomalies to determine the possibility of their being anthropogenic in origin.

## **3 RESULTS OF ARCHAEOLOGICAL ASSESSMENT**

### **3.1 ARCHAEOLOGICAL AND HISTORICAL BACKGROUND**

The proposed development area is located at Rosemount House, Northern Cross, Malahide Road, within the townland of Balgriffin, barony of Coolock and parish of Balgriffin, Dublin 17. The site is bound by an existing car park and Mayne River corridor to the north, a nursing home building to the east, the Bewley factory to the west and Mayne River Avenue to the south. There are two recorded monuments within 500m of the site, a ring-ditch (DU015-116) c. 186m north and a ringfort (DU015-033), c. 300m northwest of the proposed development area. Recent archaeological testing has proven these recorded monuments to be landscape features associated with the former Belcamp demesne as opposed to archaeological features of significance (Licence 16E0193, Bennett 2016:029).

#### **3.1.1 Prehistoric Period**

##### **Mesolithic Period (7000–4000 BC)**

Although recent evidence suggests there may have been a human presence in the southwest of Ireland as early as the Upper Palaeolithic (Dowd and Carden 2016), the earliest evidence for widespread settlement in Ireland dates to the Mesolithic period. These communities subsisted on hunting, fishing and foraging with seasonal natural resources being of key importance. The most common evidence found to show the presence of Mesolithic communities at a site is scatters of worked flint, a by-product from the production of flint implements. The coastal areas of North County Dublin have produced large quantities of flints dating to the Mesolithic; and seasonal habitation sites have been interpreted through the discovery of shell middens along this coastline. Although the topography of the area beside the Mayne River and relative proximity to the sea indicate a favourable and attractive environment for settlement there is no evidence to suggest Mesolithic activity in proximity to the proposed development area to date.

##### **Neolithic Period (4000–2500 BC)**

During the Neolithic period communities became less mobile and their economy became based on agriculture. This transition was accompanied by major social change. Agriculture demanded an altering of the physical landscape, which meant forests were rapidly cleared and field boundaries constructed. There was a greater concern for territory, which contributed to the construction of large communal ritual monuments called megalithic tombs, which are characteristic of the period. Judging by the large number of prehistoric items that have been found c. 4–5km south in Clontarf, Dollymount and Sutton, prehistoric occupation within this area was desirable due to its location close to the coastal resource. However, there are no recorded sites dating to the Neolithic within the vicinity of the proposed development area.

##### **Bronze Age (2500–800 BC)**

The Bronze Age was marked by the widespread use and production of metal for the first time in Ireland. As with the transition from Mesolithic to Neolithic, the transition

into the early Bronze Age was accompanied by changes in society. The megalithic tomb tradition declined and ended in favour of individual, subterranean cist or pit burials that occur either in isolation or in small cemeteries. These burials contained inhumed or cremated remains and were often accompanied by a pottery vessel.

*Fulachtaí fia* or burnt mound sites typically date to the Bronze Age and are amongst the most commonly found sites within the prehistoric landscape, with thousands recorded across the country. Such sites are often characterised by a horseshoe-shaped mound of heat-affected stone and charcoal, often associated with a trough and pits, and are located in close proximity to a water source or in areas where the water table is particularly high. They are often impacted by agricultural activities such as ploughing and may only survive as irregular spreads of heat-affected stones and charcoal-rich material. *Fulachtaí fia* have traditionally been interpreted as cooking sites, however, alternative interpretations have been presented including brewing, tanning, dyeing and bathing.

Whilst there are no recorded Bronze Age sites within the immediate environs of the proposed development area, a number of probable Bronze Age sites are recorded within the wider landscape, with a ring ditch situated c. 1.1km to the north-northeast (DU015-011).

### **Iron Age (800 BC–AD 500)**

The Iron Age in Ireland was traditionally seen as a period for which there was little evidence in comparison to the preceding Bronze Age and the succeeding early medieval period. However, development-led excavation in recent decades and projects such as the Late Iron Age and Roman Ireland Project have added significantly to our knowledge of the Irish Iron Age. In Europe, there are two stages to the Iron Age, the earlier Hallstatt and the later La Tène. While in Ireland, evidence of a Hallstatt phase is rare, and the La Tène phase is reflected strongly in the style of metalwork of this period. It is clear there was significant contact and interaction between the Continental Europe, Britain and Ireland at this time. There are no recorded sites of Iron Age date in the vicinity of the proposed development area.

#### **3.1.2 Early Medieval Period (AD 500–1100)**

The early medieval period is portrayed in the surviving literary sources as entirely rural, characterised by the basic territorial unit known as a *túath*. Byrne estimates that there were likely to have been at least 150 kings in Ireland at any given time during this period, each ruling over his own *túath* (1973). It has been estimated that each *túath* comprised between 1,700 and 3,300 subjects, according to the most recent estimates placing the population of Ireland in the early medieval period between a quarter and a half a million people (Stout 2017).

During this turbulent period, defensive enclosures known as ringforts were constructed to protect farmsteads. The dating evidence suggests they were primarily built between the 7th and 9th centuries AD (Stout 1997, 22-31). Often sites recorded as enclosures represent denuded ringforts or similar sites. A site identified through aerial photography c. 300m northwest of the proposed development area, is

recorded as a ringfort (DU015-033); however, recent test excavations have indicated that this site is likely to be a landscape feature of early modern date (Licence 16E0193, Bennett 2016:029).

The author Appleyard (1985, 132) states that prior to the arrival of the Anglo-Normans, the area now known as Balgriffin was previously known as *Baile Hamund*. This name suggests that the area was known as the place or townland of Hamund, a name that has a Viking or Norse connection. The name Hamund can be found in the Nordic Saga of the Volsungs. Hamund was the son in law of Helgi the Lean who was a main character within this saga. The name is more commonly associated with Hamund MacThorkil, the last Danish King, who was dispossessed and had to leave Denmark. During the 12th century, he arrived in Dublin and was granted lands by Richard de Clare (better known as Strongbow), who was King Henry II's representative in Ireland. It is therefore possible that the Danish King was granted land in the Balgriffin area at this time, or that other Nordic invaders from the previous centuries claimed land in this area. The latter would equate with the discovery of a possible 10th century inscribed grave slab (DU015-012002) found at the site of the church in Balgriffin (DU015-012001), c. 844m northeast of the proposed development area.

### **3.1.3 Medieval Period (AD 1100–1600)**

The first of the Anglo-Norman landings in Ireland took place in County Wexford in 1169, at the invitation of the former king of Leinster, Dermot MacMurrough Kavanagh. The Anglo-Normans, joined by 500 *Uí Chennselaig* men, took the Viking town of Wexford. Through a policy of military force and integration, the Anglo-Normans colonised much of the country.

After the invasion of the Anglo-Norman forces, the prosperous agricultural land surrounding Dublin was distributed amongst loyal followers of the king and was subject to the manorial system of landholding. These Manors were preferably located near, or close to, rivers and often based on established sites such as ecclesiastical centres. Portmarnock, located to the northeast of the proposed development area was one such pre-Norman religious site adapted into a manorial village during the 12th to 15th centuries by the Anglo-Normans. Additionally, the coastal village of Baldoyle, located c. 3.6km to the east of site was of secular origin but was also assimilated into the manorial system. The name of Balgriffin or *Baile Ghrifin* is translated as the place or townland of Griffin, a name with Welsh origins. It comes from the old Welsh name *Grippiud*, which later became *Gruffudd*. It is not clear when the renaming of the land took place from *Baile Hamund* to *Baile Ghrifin*. It may have occurred after a Welsh settler arrived during the medieval period, possibly as a result of the Anglo-Norman invasion.

The medieval church dedicated to St. Samson (DU015-012001), c. 804m northeast of the proposed development area, was first mentioned in sources in 1178 when its titles were confirmed by Archbishop O' Toole. It is unclear if the church is in fact of early medieval origin due to the presence of a possible 10th century graveslab on the site (DU015-012002).

### **3.1.4 Post-Medieval Period (AD 1600–1800)**

During the 18th and 19th centuries this area was typified by large manors with associated demesne landscapes and villages interspersed with medium-sized houses and farmsteads. The 18th century, a relatively peaceful period, saw the large-scale development of demesnes and country houses in Ireland. The large country house was often only a small part of the overall estate of a large landowner and provided a base to manage large areas of land that could be located nationwide.

Lands associated with the large houses were generally turned over to formal gardens, which were much the style of continental Europe. Gradually this style of formal avenues and geometric garden designs was replaced during the mid-18th century by the adoption of parkland landscapes – to be able to view a large house within a natural setting. Considerable constructional effort went into their creation - earth was moved, field boundaries disappeared, streams were diverted to form lakes and quite often roads were completely diverted to avoid travelling anywhere near the main house or across the estate. Several demesne landscapes are depicted on the historic OS mapping of the area, including Belcamp House, which was located c. 349m northwest of the proposed development area. This demesne is depicted on the first edition OS map of 1843 as an estate including principal buildings and formal gardens as well as an associated parkland.

From the mid-19th century, the Anglo-Irish landowning classes began to slowly lose their grip on the thousands of acres of Irish landscape that formed a large part of their estates. Their demise was brought about by a number of factors including the Famine; the loss of a younger generation to the First World War and the fight for independence by the Republicans. The lower classes resented the amount of land that was owned by the Anglo-Irish gentry and in 1922 the Land Commission was established. The purpose of the Commission was to purchase these estates (often for a greatly reduced price) so they could be re-distributed amongst the lower classes. As a result of this, many families became little more than upper class farmers and as a result many left Ireland to return to England. The large houses and demesnes were often left to decay with the houses demolished for building materials and the demesnes subsumed back into the landscape.

In the case of Belcamp House, the house became a boarding school for boys in 1893 and continued as such until 2004 with a number of alterations and additions occurring during this time. Recent test excavations have uncovered the remains of two landscape features, possibly tree-rings which were previously mistaken for a ring-ditch (DU015-116) and a ringfort (DU015-033) and recorded in the RMP as such. The ditches were found to be filled with deposits containing modern finds such as red brick, slate, and glass fragments. Both ditches also contained a stone drain (Licence 16E0193, Bennett 2016:029). These landscape features are almost certainly associated with the former demesne of Belcamp House.

### **3.2 SUMMARY OF PREVIOUS ARCHAEOLOGICAL FIELDWORK**

A review of the Excavations Bulletin (1970–2021) and the available reports has revealed that the site to the immediate east and southeast of the proposed development area was previously subject to archaeological testing under licence 06E0343. A sterile layer of yellow stony compact clay, c. 2m in depth was recorded over a blue/black boulder clay (Kehoe 2006). Nothing of archaeological significance was identified. Further archaeological testing was carried out under licence 21E0443, also to the immediate east of the proposed development area, with nothing of archaeological significance being identified.

A geophysical survey (08R0023) and archaeological testing were carried out c. 150m north of the proposed development area under licence 16E0193. The recorded monuments ring-ditch (DU015-116) and ringfort (DU015-033) were located within the area tested. Archaeological testing of ring-ditch (DU015-116) revealed a stone drain within the ditch and there were modern finds within the fills of the ditch. While the ditch of ringfort (DU015-033) was filled with shell, red bricks, glass and slate fragments and a stone drain was also present within the ditch. This suggests these features are early modern features, possibly landscape features such as tree-rings associated with the former Belcamp Demesne (Bennett 2016:029). Faint geophysical responses had also suggested the possibility of another enclosure in the area however these anomalies were proven to be the result of natural variations in the subsoil.

A programme of archaeological monitoring in the townlands of Balgriffin and Newtown failed to reveal any features of archaeological potential (Licence 02E1073, Myles 2002).

A programme of archaeological monitoring was carried out in the townlands of Santry, Belcamp Park, Balgriffin and Baldoyle as part of the Dublin North Fringe Water Supply Scheme (Licence 04E0886). Nothing of archaeological significance was identified during these works (Bennett 2004:0642).

### **3.3 CARTOGRAPHIC ANALYSIS**

#### **Down Survey Map of the Barony of Coolock, c. 1655**

The proposed development area appears to be located within the lands owned by the Lord of Howth at this time and as a result are not detailed.

#### **John Rocque's Map of the City and County of Dublin, 1760 (Figure 3)**

This map depicts the proposed development area south of the River Mayne. To the north of the river, Belcamp Demesne is present with formal gardens and tree-lined avenue extending east. The proposed development area was likely in use as agricultural land at this time.

#### **John Taylor's Map of the Environs of Dublin, 1816 (Figure 3)**

This map does not provide great detail; however, it illustrates the River Mayne to the north of the proposed development area. Belcamp House and demesne are shown

with an additional group of buildings depicted and labelled as 'Templeview'. No structures or features of archaeological potential are depicted within the proposed development area.

#### **First Edition Ordnance Survey Map, 1836, scale 1:10,560 (Figure 4)**

This is the first accurate historic mapping coverage of the area containing the proposed development area. The proposed development area is located within undeveloped agricultural land. The River Mayne is shown flowing through the demesne of Belcamp House and has been expanded to form two pools south of the principal buildings. To the northwest of Belcamp House, a second group of buildings is shown, labelled 'Belcamp Hutchinson', perhaps on the same site as 'Templeview' of the previous mapping. A path or laneway is depicted running north of and parallel to the River Mayne which leads from the main Belcamp House to a gate lodge on the Malahide Road, c. 365m northeast of the proposed development area.

#### **Second Edition Ordnance Survey Map, 1871, scale 1:10,560**

There are no major changes to note within the cartography of this map that relate to the proposed development area.

#### **Ordnance Survey Map, 1906, scale 1:2,500 (Figure 4)**

There is little significant change to the proposed development area or its surrounding environs by the time of this map. Belcamp House is now called Belcamp Hall. The proposed development area remains as undeveloped greenfield with an icehouse depicted c. 200m the west.

#### **Third Edition Ordnance Survey Map, 1939, scale 1:10,560**

There are no major changes of note shown within this map.

### **3.4 COUNTY DEVELOPMENT PLAN**

The Dublin City Development Plan (2016–2022) recognises the statutory protection afforded to all RMP sites under the National Monuments Legislation (1930–2014). The development plan lists a number of aims and objectives in relation to archaeological heritage (Appendix 2). It is a policy of the Dublin City Development Plan to promote the in-situ preservation of archaeology as the preferred option where development would have an impact on buried artefacts. Where preservation in situ is not feasible, sites of archaeological interest shall be subject to archaeological investigations and recording in line with best practice, in advance of redevelopment.

There are two archaeological sites within a 500m radius of the proposed development all within the townland of Belcamp. Both sites are scheduled for inclusion in the next revision of the RMP (Table 1; Figure 1; Appendix 1), although it should be noted that recent excavations have proven these features represent the remains of post-medieval landscape features (Licence 16E0193, Bennett 2016:029).

**TABLE 1:** Recorded Archaeological Sites

RMP NO.	LOCATION	CLASSIFICATION	DISTANCE TO SCHEME
DU015-116	Belcamp	Ring-ditch	c. 183m north
DU015-033	Belcamp	Ringfort	c. 300m northwest

### 3.5 TOPOGRAPHICAL FILES

Information on artefact finds from the study area in County Dublin has been recorded by the National Museum of Ireland since the late 18th century. Location information relating to these finds is important in establishing prehistoric and historic activity in the study area.

There are no recorded stray finds from within 500m of the proposed development area.

### 3.6 AERIAL PHOTOGRAPHIC ANALYSIS

Inspection of the aerial photographic coverage of the proposed development area held by the Ordnance Survey (1995–2013), Google Earth (2008–2021), and Bing Maps (2022) revealed that from 1995 the site was located within undeveloped greenfield. From 2000 Rosemount House had been constructed within the development area. The formation of Mayne River Avenue to the south and the Bewley factory to the west is also apparent. From 2002 the majority of the area surrounding Rosemount House has been developed into a car park, with further development to the east and south, which remains extant today. No previously unrecorded features or areas of archaeological potential were noted during the analysis (Figure 5).

### 3.7 FIELD INSPECTION

The field inspection sought to assess the site, its previous and current land use, the topography and any additional information relevant to the report. During the course of the field investigation the proposed development site and its surrounding environs were inspected (Figure 1).

The overall site consists of Rosemount House, which is situated at the centre of the site (Plate 1). Rosemount House is encircled by hardstanding including a car park (Plate 2). At the edges of the development area lie small areas of landscaped lawn. A fence encloses the site on its western, northern and eastern extents (Plate 3).

No previously unrecorded features or areas of archaeological potential were noted during the course of the inspection. It is clear that the development area has been subject to a large amount of ground disturbance.



Plate 1: Rosemount House, facing north



Plate 2: Hardstanding and road, facing east



Plate 3: Landscaped grass field and fencing, facing south

## 4 CONCLUSIONS

The proposed development area is located at Rosemount House, Northern Cross, Malahide Road, Dublin 17. The site is bound by an existing car park and Mayne River corridor to the north, a nursing home building to the east, the Bewley factory to the west and Mayne River Avenue to the south. There are two recorded monuments within 500m of the site, a ring-ditch (DU015-116) c. 186m north and a ringfort (DU015-033), c. 300m northwest of the proposed development area.

A review of the Excavations Bulletin (1970–2021) and the available reports has revealed that the site to the immediate east and southeast of the proposed development area was previously subject to archaeological testing. Nothing of archaeological significance was identified. A geophysical survey and archaeological testing, carried out c. 150m north of the proposed development area, identified recorded monuments ring-ditch (DU015-116) and ringfort (DU015-033), which have been interpreted as representing post medieval landscape features associated with the former Belcamp Demesne.

Cartographic and aerial photographic analysis has revealed the proposed development area remained as greenfield until relatively recently. The historic mapping of the area depicts the site as agricultural land to the south of the Belcamp estate. Inspection of the aerial photographic coverage revealed that from 2000 Rosemount House had been constructed within the development area, disturbing large portions of the site. From 2002 the majority of the area surrounding Rosemount House was developed into a car park, with further development to the east and south of the site that remains extant today. No previously unrecorded features or areas of archaeological potential were noted during the analysis. A field inspection has been carried out as part of the assessment and confirmed that the site has been fully developed.

Given the level of ground disturbance that has occurred within the proposed development area, the overall archaeological potential of the site is considered to be very low.

## 5 IMPACT ASSESSMENT AND MITIGATION STRATEGY

Impacts can be identified from detailed information about a project, the nature of the area affected and the range of archaeological resources potentially affected. Archaeological sites can be affected adversely in a number of ways: disturbance by excavation, topsoil stripping; disturbance by vehicles working in unsuitable conditions; and burial of sites, limiting access for future archaeological investigation. Upstanding archaeology can be affected adversely by direct damage or destruction arising from development, from inadvertent damage arising from vibration, undermining etc. and also by indirect impacts to a building's visual setting, view or curtilage.

### 5.1 IMPACT ASSESSMENT

- The proposed development area has been subject to a large degree of previous ground disturbance in recent decades, which is likely to have removed any archaeological features that may have been present. No negative impacts are predicted upon the archaeological resource as a result of the proposed development going ahead.

### 5.2 MITIGATION

- No further archaeological mitigation is deemed to be necessary as part of the development.

**Please note that all recommendations are subject to approval by the National Monuments Service of the Heritage and Planning Division, Department of Housing, Local Government and Heritage and Dublin City Archaeologist.**

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### **CARTOGRAPHIC SOURCES**

Down Survey Map of the Barony of Coolock, c. 1655

John Rocque's Map of the City and County of Dublin, 1760

John Taylor's Map of the Environs of Dublin, 1816

Ordnance Survey maps of County Dublin, 1843, 1871, 1906–9, 1939

### **ELECTRONIC SOURCES**

[www.excavations.ie](http://www.excavations.ie) – Summary of archaeological excavation from 1970–2021.

[www.archaeology.ie](http://www.archaeology.ie) – DoH/HLGH website listing all SMR/RMP sites.

[www.heritagemaps.ie](http://www.heritagemaps.ie) – The Heritage Council web-based spatial data viewer which focuses on the built, cultural and natural heritage.

[www.googleearth.com](http://www.googleearth.com) – Satellite imagery of the proposed development area.

[www.bingmaps.com](http://www.bingmaps.com) – Satellite imagery of the proposed development area.

## APPENDICES

### APPENDIX 1 SMR/RMP SITES WITHIN THE SURROUNDING AREA

<b>SMR NO.</b>	DU015-116
<b>RMP STATUS</b>	Scheduled for inclusion in the next revision of the RMP
<b>TOWNLAND</b>	Belcamp
<b>PARISH</b>	Balgriffin
<b>BARONY</b>	Coolock
<b>I.T.M.</b>	720807/741220
<b>CLASSIFICATION</b>	Ring-ditch
<b>DIST. FROM DEVELOPMENT</b>	c. 186m north
<b>DESCRIPTION</b>	A circular ring-ditch visible as a crop mark on an aerial photograph (SMR file; pers. comm. T. Condit). Situated within an open field of tillage on what was once one of Belcamp College's playing pitches jc.70m north of a steep scarp which descends to a stream known as Belcamp River (Mac Shamhráin 1984, 141). There is a tradition of a ringfort on the grounds of the Oblate College at Belcamp Hall. It appears as a cropmark on an aerial photograph (OS 5092) and is visible on Bing aerial (viewed 27/01/2015). The cropmark is almost circular in plan (diam. c. 25m). Not visible at ground level.
<b>REFERENCE</b>	<a href="http://www.archaeology.ie/">www.archaeology.ie/</a> SMR file

<b>SMR NO.</b>	DU015-033
<b>RMP STATUS</b>	Scheduled for inclusion in the next revision of the RMP
<b>TOWNLAND</b>	Belcamp
<b>PARISH</b>	Balgriffin
<b>BARONY</b>	Coolock
<b>I.T.M.</b>	720674/741301
<b>CLASSIFICATION</b>	Ringfort - unclassified
<b>DIST. FROM DEVELOPMENT</b>	c. 300m northwest
<b>DESCRIPTION</b>	Situated in the northwest corner of an open field under tillage that was formerly the playing pitches of Belcamp College. The site appears as a crop mark (c.12m diam.) on Bing aerial (viewed 27/01/2015) and is c.145m northwest of ringfort (DU015-116). Not visible at ground level.
<b>REFERENCE</b>	<a href="http://www.archaeology.ie/">www.archaeology.ie/</a> SMR file

## **APPENDIX 2 LEGISLATION PROTECTING THE ARCHAEOLOGICAL RESOURCE**

### **PROTECTION OF CULTURAL HERITAGE**

The cultural heritage in Ireland is safeguarded through national and international policy designed to secure the protection of the cultural heritage resource to the fullest possible extent (Department of Arts, Heritage, Gaeltacht and the Islands 1999, 35). This is undertaken in accordance with the provisions of the *European Convention on the Protection of the Archaeological Heritage* (Valletta Convention), ratified by Ireland in 1997.

### **THE ARCHAEOLOGICAL RESOURCE**

The *National Monuments Act 1930 to 2014* and relevant provisions of the *National Cultural Institutions Act 1997* are the primary means of ensuring the satisfactory protection of archaeological remains, which includes all man-made structures of whatever form or date except buildings habitually used for ecclesiastical purposes. A National Monument is described as ‘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’ (National Monuments Act 1930 Section 2). A number of mechanisms under the National Monuments Act are applied to secure the protection of archaeological monuments. These include the Register of Historic Monuments, the Record of Monuments and Places, and the placing of Preservation Orders and Temporary Preservation Orders on endangered sites.

### **OWNERSHIP AND GUARDIANSHIP OF NATIONAL MONUMENTS**

The Minister may acquire national monuments by agreement or by compulsory order. The state or local authority may assume guardianship of any national monument (other than dwellings). The owners of national monuments (other than dwellings) may also appoint the Minister or the local authority as guardian of that monument if the state or local authority agrees. Once the site is in ownership or guardianship of the state, it may not be interfered with without the written consent of the Minister.

### **REGISTER OF HISTORIC MONUMENTS**

Section 5 of the 1987 Act requires the Minister to establish and maintain a Register of Historic Monuments. Historic monuments and archaeological areas present on the register are afforded statutory protection under the 1987 Act. Any interference with sites recorded on the register is illegal without the permission of the Minister. Two months’ notice in writing is required prior to any work being undertaken on or in the vicinity of a registered monument. The register also includes sites under Preservation Orders and Temporary Preservation Orders. All registered monuments are included in the Record of Monuments and Places.

### **PRESERVATION ORDERS AND TEMPORARY PRESERVATION ORDERS**

Sites deemed to be in danger of injury or destruction can be allocated Preservation Orders under the 1930 Act. Preservation Orders make any interference with the site

illegal. Temporary Preservation Orders can be attached under the 1954 Act. These perform the same function as a Preservation Order but have a time limit of six months, after which the situation must be reviewed. Work may only be undertaken on or in the vicinity of sites under Preservation Orders with the written consent, and at the discretion, of the Minister.

### **RECORD OF MONUMENTS AND PLACES**

Section 12(1) of the 1994 Act requires the Minister for Arts, Heritage, Gaeltacht and the Islands (now the Minister for the Department of Housing, Local Government and Heritage) to establish and maintain a record of monuments and places where the Minister believes that such monuments exist. The record comprises a list of monuments and relevant places and a map/s showing each monument and relevant place in respect of each county in the state. All sites recorded on the Record of Monuments and Places receive statutory protection under the National Monuments Act 1994. All recorded monuments on the proposed development site are represented on the accompanying maps.

Section 12(3) of the 1994 Act provides that ‘where the owner or occupier (other than the Minister for Arts, Heritage, Gaeltacht and the Islands) of a monument or place included in the Record, or any other person, proposes to carry out, or to cause or permit the carrying out of, any work at or in relation to such a monument or place, he or she shall give notice in writing to the Minister of Arts, Heritage, Gaeltacht and the Islands to carry out work and shall not, except in case of urgent necessity and with the consent of the Minister, commence the work until two months after giving of notice’.

Under the National Monuments (Amendment) Act 2004, anyone who demolishes or in any way interferes with a recorded site is liable to a fine not exceeding €3,000 or imprisonment for up to 6 months. On summary conviction and on conviction of indictment, a fine not exceeding €10,000 or imprisonment for up to 5 years is the penalty. In addition, they are liable for costs for the repair of the damage caused.

In addition to this, under the *European Communities (Environmental Impact Assessment) Regulations 1989*, Environmental Impact Statements (EIS) are required for various classes and sizes of development project to assess the impact the proposed development will have on the existing environment, which includes the cultural, archaeological and built heritage resources. These document’s recommendations are typically incorporated into the conditions under which the proposed development must proceed, and thus offer an additional layer of protection for monuments which have not been listed on the RMP.

### **THE PLANNING AND DEVELOPMENT ACT 2000**

Under planning legislation, each local authority is obliged to draw up a Development Plan setting out their aims and policies with regard to the growth of the area over a five-year period. They cover a range of issues including archaeology and built heritage, setting out their policies and objectives with regard to the protection and enhancement of both. These policies can vary from county to county. The Planning and Development Act 2000 recognises that proper planning and sustainable

development includes the protection of the archaeological heritage. Conditions relating to archaeology may be attached to individual planning permissions.

### **Dublin City Development Plan 2016–2022**

It is the Policy of Dublin City Council:

**CHC9:** To protect and preserve National Monuments.

1. To protect archaeological material in situ by ensuring that only minimal impact on archaeological layers is allowed, by way of the re-use of buildings, light buildings, foundation design or the omission of basements in the Zones of Archaeological Interest.
2. That where preservation in situ is not feasible, sites of archaeological interest shall be subject to 'preservation by record' according to best practice in advance of redevelopment.
3. That sites within Zones of Archaeological Interest will be subject to consultation with the City Archaeologist and archaeological assessment prior to a planning application being lodged.
4. That the National Monuments Service will be consulted in assessing proposals for development which relate to Monuments and Zones of Archaeological Interest.
5. To have regard to DAHG policy documents and guidelines relating to archaeology.

It is an Objective of Dublin City Council:

**CHCO10:**

1. To implement the archaeological actions of the Dublin City Heritage Plan 2002-6 in light of the Dublin City Heritage Plan Review 2012.
2. To maintain, develop and promote the Dublin City Archaeological Archive (DCAA) at Pearse Street Library and Archives.
3. To ensure the public dissemination of the findings of licensed archaeological activity in Dublin through the Dublin County Archaeology GIS.
4. To develop a long-term management plan to promote the conservation, management and interpretation of archaeological sites and monuments and to identify areas for strategic research.
5. To have regard to the city's industrial heritage and Dublin City Industrial Heritage Record (DCIHR) in the preparation of Local Area Plans (LAPs) and the assessment of planning applications and to publish the DCIHR online. To review the DCIHR in accordance with Ministerial recommendations arising from the national Inventory of Architectural Heritage (NIAH) survey of Dublin City and in accordance with the Strategic Approach set out in Section 11.1.4 of this Chapter
6. To promote awareness of, and access to, the city's archaeological inheritance and foster high-quality public archaeology.
7. To promote archaeological best practice in Dublin city.

## **APPENDIX 3 IMPACT ASSESSMENT AND THE CULTURAL HERITAGE RESOURCE**

### **POTENTIAL IMPACTS ON ARCHAEOLOGICAL AND HISTORICAL REMAINS**

Impacts are defined as ‘the degree of change in an environment resulting from a development’ (Environmental Protection Agency 2017). They are described as profound, significant or slight impacts on archaeological remains. They may be negative, positive or neutral, direct, indirect or cumulative, temporary or permanent.

Impacts can be identified from detailed information about a project, the nature of the area affected and the range of archaeological and historical resources potentially affected. Development can affect the archaeological and historical resource of a given landscape in a number of ways.

- Permanent and temporary land-take, associated structures, landscape mounding, and their construction may result in damage to or loss of archaeological remains and deposits, or physical loss to the setting of historic monuments and to the physical coherence of the landscape.
- Archaeological sites can be affected adversely in a number of ways: disturbance by excavation, topsoil stripping and the passage of heavy machinery; disturbance by vehicles working in unsuitable conditions; or burial of sites, limiting accessibility for future archaeological investigation.
- Hydrological changes in groundwater or surface water levels can result from construction activities such as de-watering and spoil disposal, or longer-term changes in drainage patterns. These may desiccate archaeological remains and associated deposits.
- Visual impacts on the historic landscape sometimes arise from construction traffic and facilities, built earthworks and structures, landscape mounding and planting, noise, fences and associated works. These features can impinge directly on historic monuments and historic landscape elements as well as their visual amenity value.
- Landscape measures such as tree planting can damage sub-surface archaeological features, due to topsoil stripping and through the root action of trees and shrubs as they grow.
- Ground consolidation by construction activities or the weight of permanent embankments can cause damage to buried archaeological remains, especially in colluviums or peat deposits.
- Disruption due to construction also offers in general the potential for adversely affecting archaeological remains. This can include machinery, site offices, and service trenches.

*Although not widely appreciated, positive impacts can accrue from developments. These can include positive resource management policies, improved maintenance and access to archaeological monuments, and the increased level of knowledge of a site or historic landscape as a result of archaeological assessment and fieldwork.*

### **PREDICTED IMPACTS**

The severity of a given level of land-take or visual intrusion varies with the type of monument, site or landscape features and its existing environment. Severity of impact can be judged taking the following into account:

- The proportion of the feature affected and how far physical characteristics fundamental to the understanding of the feature would be lost;
- Consideration of the type, date, survival/condition, fragility/vulnerability, rarity, potential and amenity value of the feature affected;
- Assessment of the levels of noise, visual and hydrological impacts, either in general or site-specific terms, as may be provided by other specialists.

## **APPENDIX 4 MITIGATION MEASURES AND THE CULTURAL HERITAGE RESOURCE**

### **POTENTIAL MITIGATION STRATEGIES FOR CULTURAL HERITAGE REMAINS**

Mitigation is defined as features of the design or other measures of the proposed development that can be adopted to avoid, prevent, reduce or offset negative effects.

The best opportunities for avoiding damage to archaeological remains or intrusion on their setting and amenity arise when the site options for the development are being considered. Damage to the archaeological resource immediately adjacent to developments may be prevented by the selection of appropriate construction methods. Reducing adverse effects can be achieved by good design, for example by screening historic buildings or upstanding archaeological monuments or by burying archaeological sites undisturbed rather than destroying them. Offsetting adverse effects is probably best illustrated by the full investigation and recording of archaeological sites that cannot be preserved *in situ*.

### **DEFINITION OF MITIGATION STRATEGIES**

#### **ARCHAEOLOGICAL RESOURCE**

The ideal mitigation for all archaeological sites is preservation *in situ*. This is not always a practical solution, however. Therefore, a series of recommendations are offered to provide ameliorative measures where avoidance and preservation *in situ* are not possible.

*Archaeological Test Trenching* can be defined as ‘a limited programme of intrusive fieldwork which determines the presence or absence of archaeological features, structures, deposits, artefacts or ecofacts within a specified area or site on land, inter-tidal zone or underwater. If such archaeological remains are present field evaluation defines their character, extent, quality and preservation, and enables an assessment of their worth in a local, regional, national or international context as appropriate’ (ClfA 2020a).

*Full Archaeological Excavation* can be defined as ‘a programme of controlled, intrusive fieldwork with defined research objectives which examines, records and interprets archaeological deposits, features and structures and, as appropriate, retrieves artefacts, ecofacts and other remains within a specified area or site on land, inter-tidal zone or underwater. The records made and objects gathered during fieldwork are studied and the results of that study published in detail appropriate to the project design’ (ClfA 2020b).

*Archaeological Monitoring* can be defined as ‘a formal programme of observation and investigation conducted during any operation carried out for non-archaeological reasons. This will be within a specified area or site on land, inter-tidal zone or underwater, where there is a possibility that archaeological deposits may be

disturbed or destroyed. The programme will result in the preparation of a report and ordered archive (ClfA 2020c).

*Underwater Archaeological Assessment* consists of a programme of works carried out by a specialist underwater archaeologist, which can involve wade surveys, metal detection surveys and the excavation of test pits within the sea or riverbed. These assessments are able to access and assess the potential of an underwater environment to a much higher degree than terrestrial based assessments.



Location

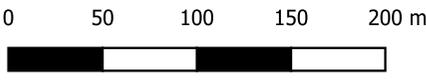
DU015-033----  
Ringfort - unclassified

DU015-116----  
Ring-ditch



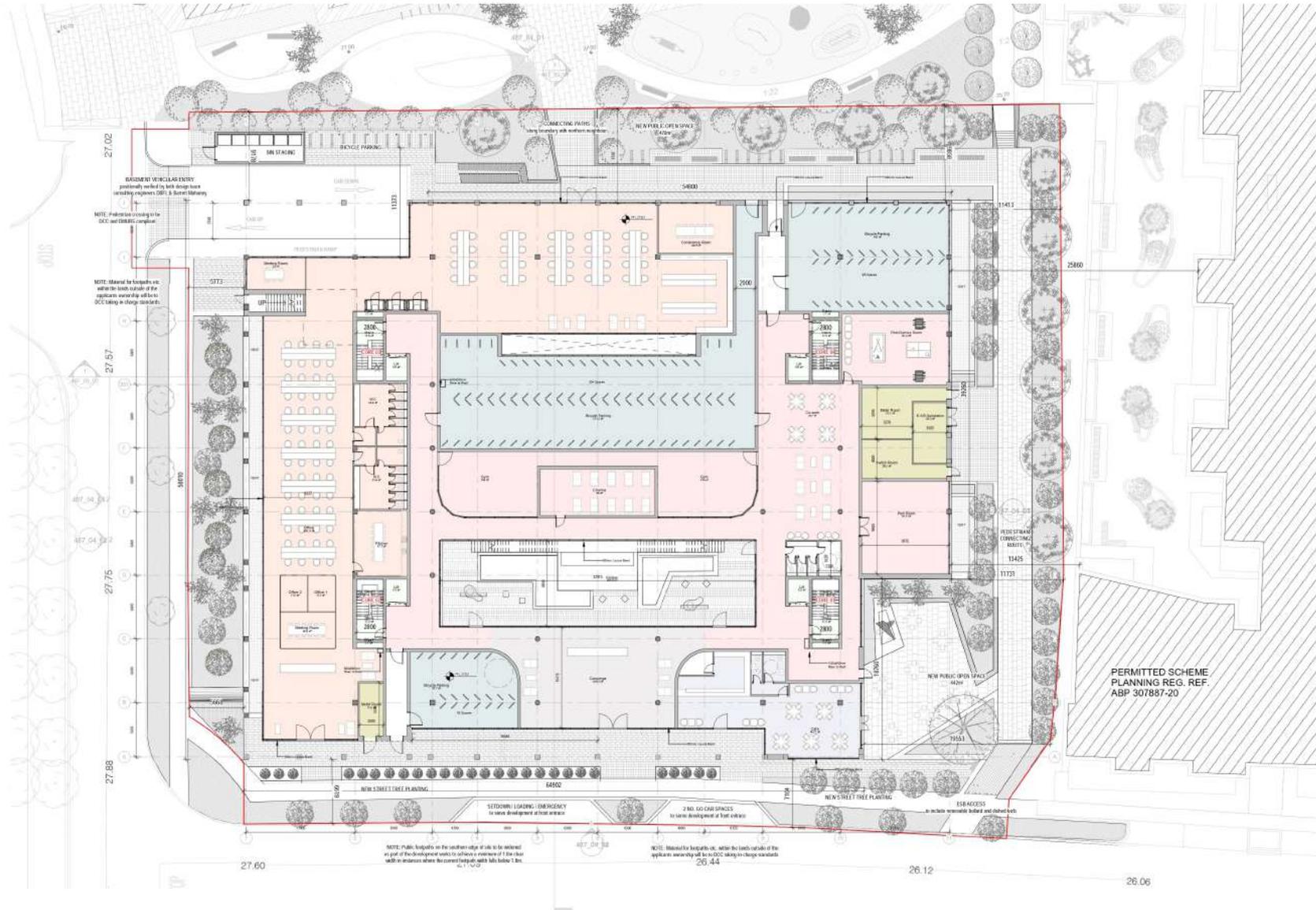
Legend

- Site Location
- Recorded Monuments



IAC Archaeology

Title: Site location showing recorded monuments		Scale: 1:4000@A4	Drawn By: RB	
Project: Rosemount SHD, Malahide Road, Dublin 17		Date: 21/02/22	Checked By: MB	
		Job No.: J3934	Fig. 1	Rev. -

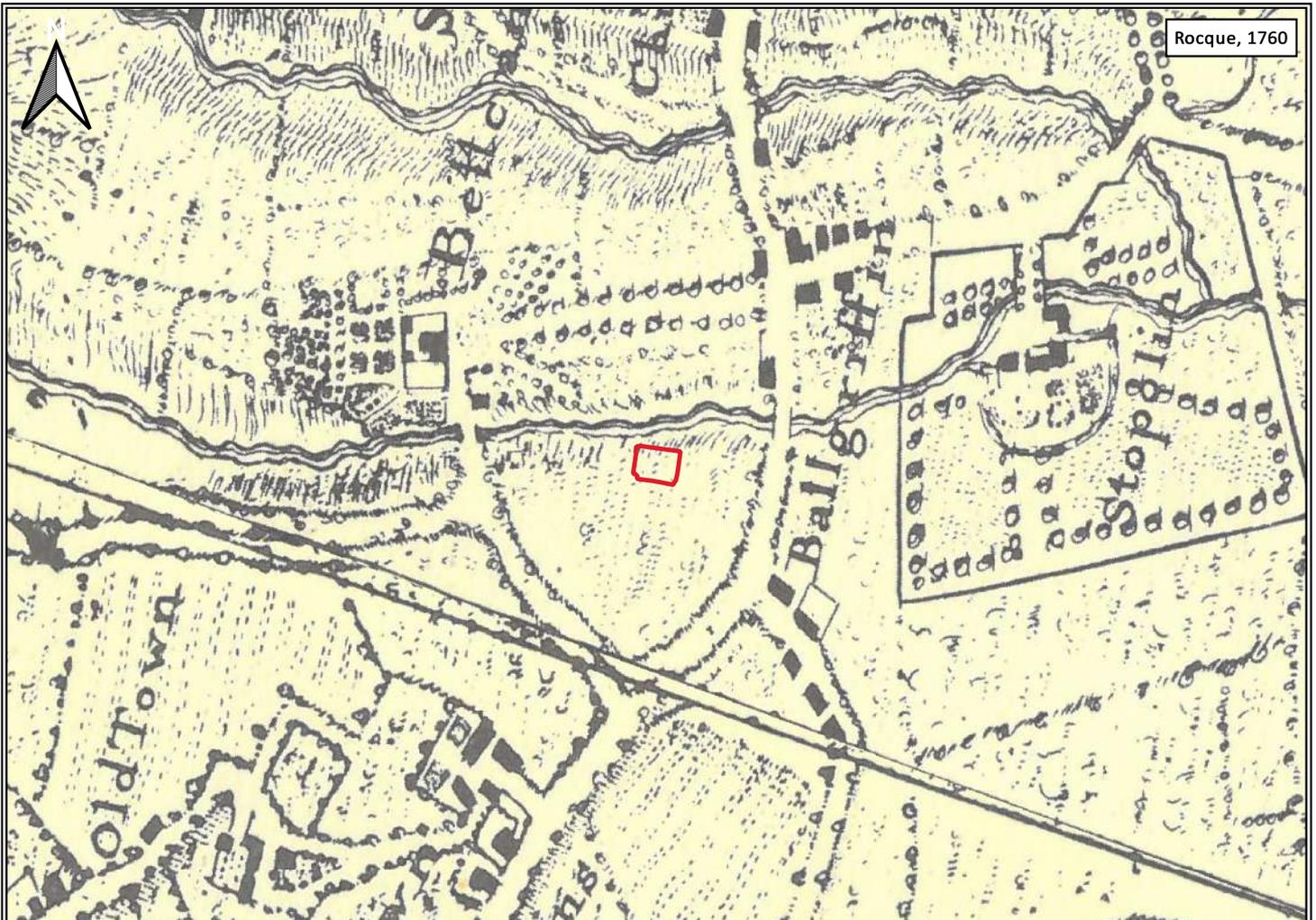


1 Ground Floor Level  
1:200

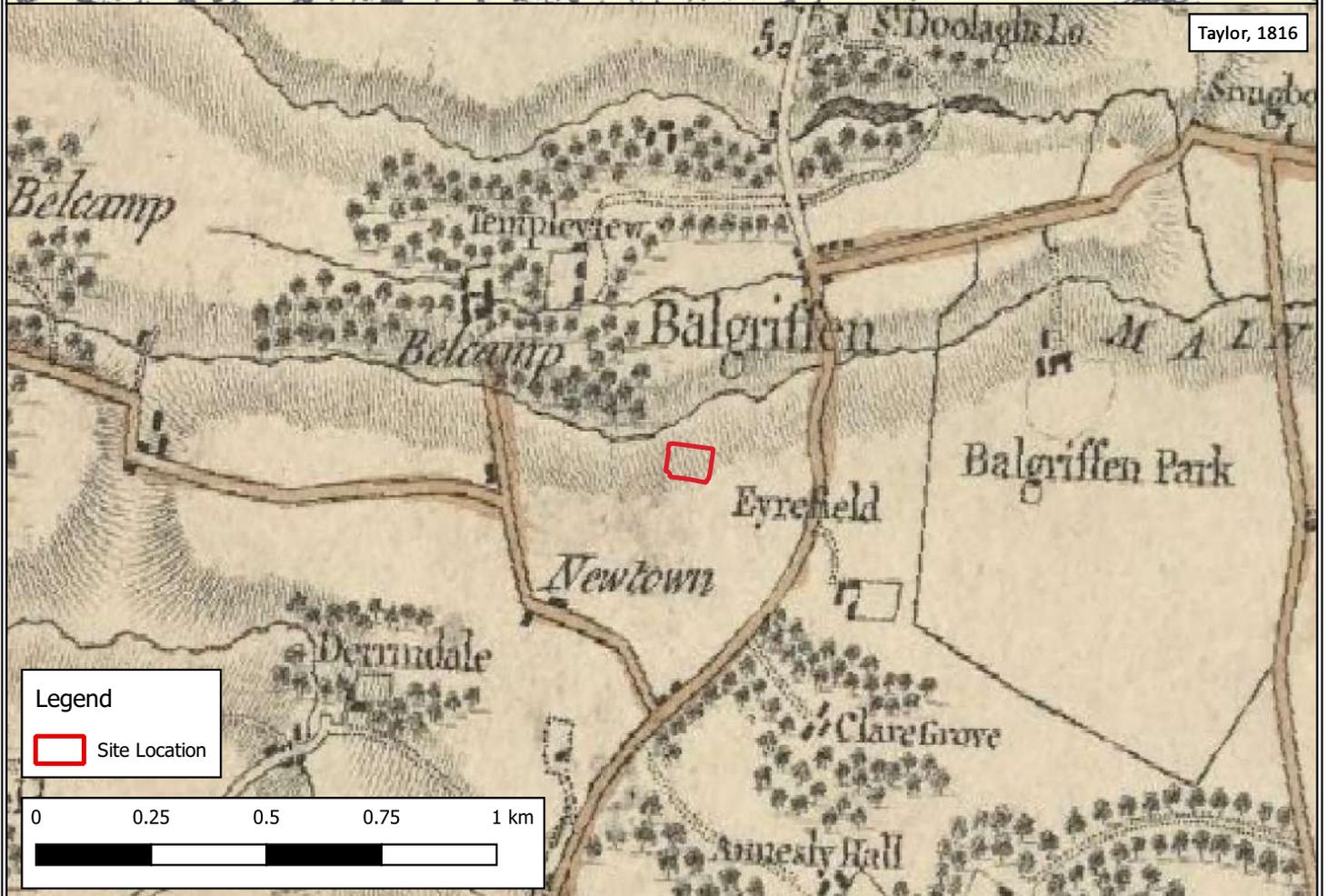
- Room Legend**
- Amenity Space
  - Bicycle parking
  - Cafe
  - Concierge
  - Core
  - Electrical Room
  - Office
  - Office Support Rooms
- BIKE SPACES X 338

REV	DATE	DETAILS	INITIALS
1	24.03.22	Issue 1	JB

	Title: Plan of proposed development		Scale: NTS	Drawn By: JA	
	Project: Northern Cross (Site 10), Malahide Road, Dublin 17		Date: 24.03.22	Checked By: FB	
			Job No.: J3934	Fig. 2	Rev. 0



Rocque, 1760



Taylor, 1816

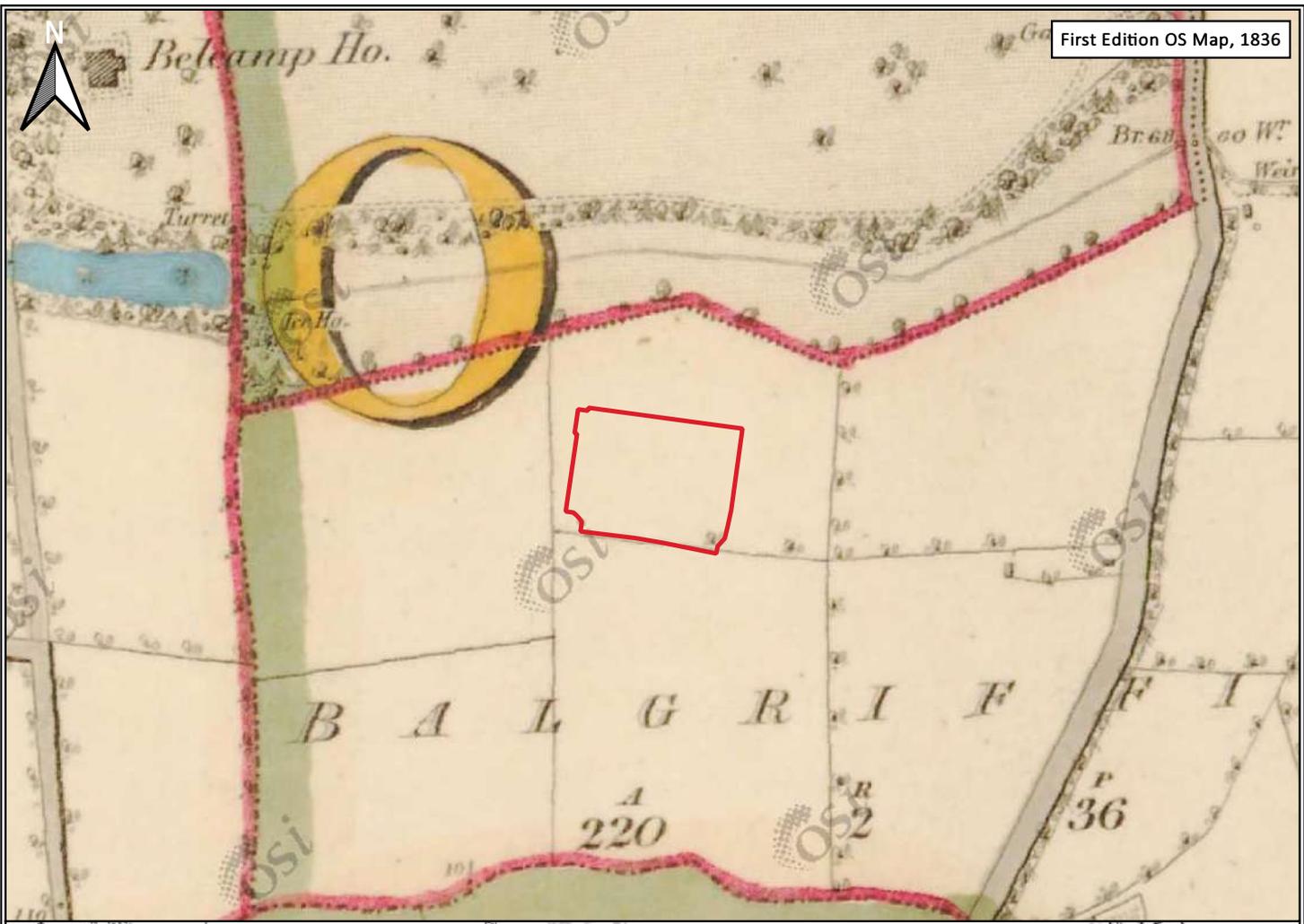
Legend

 Site Location

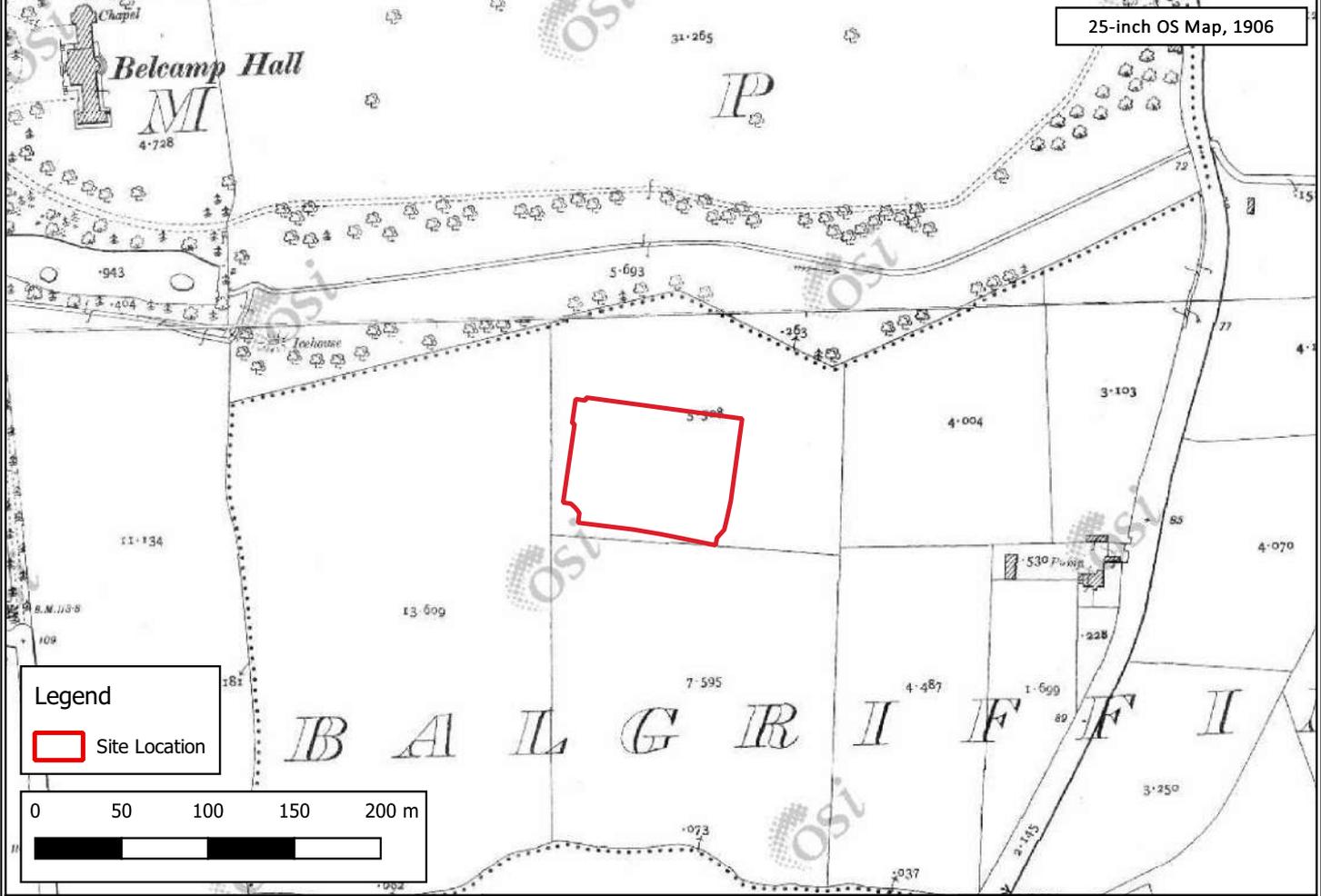
0 0.25 0.5 0.75 1 km



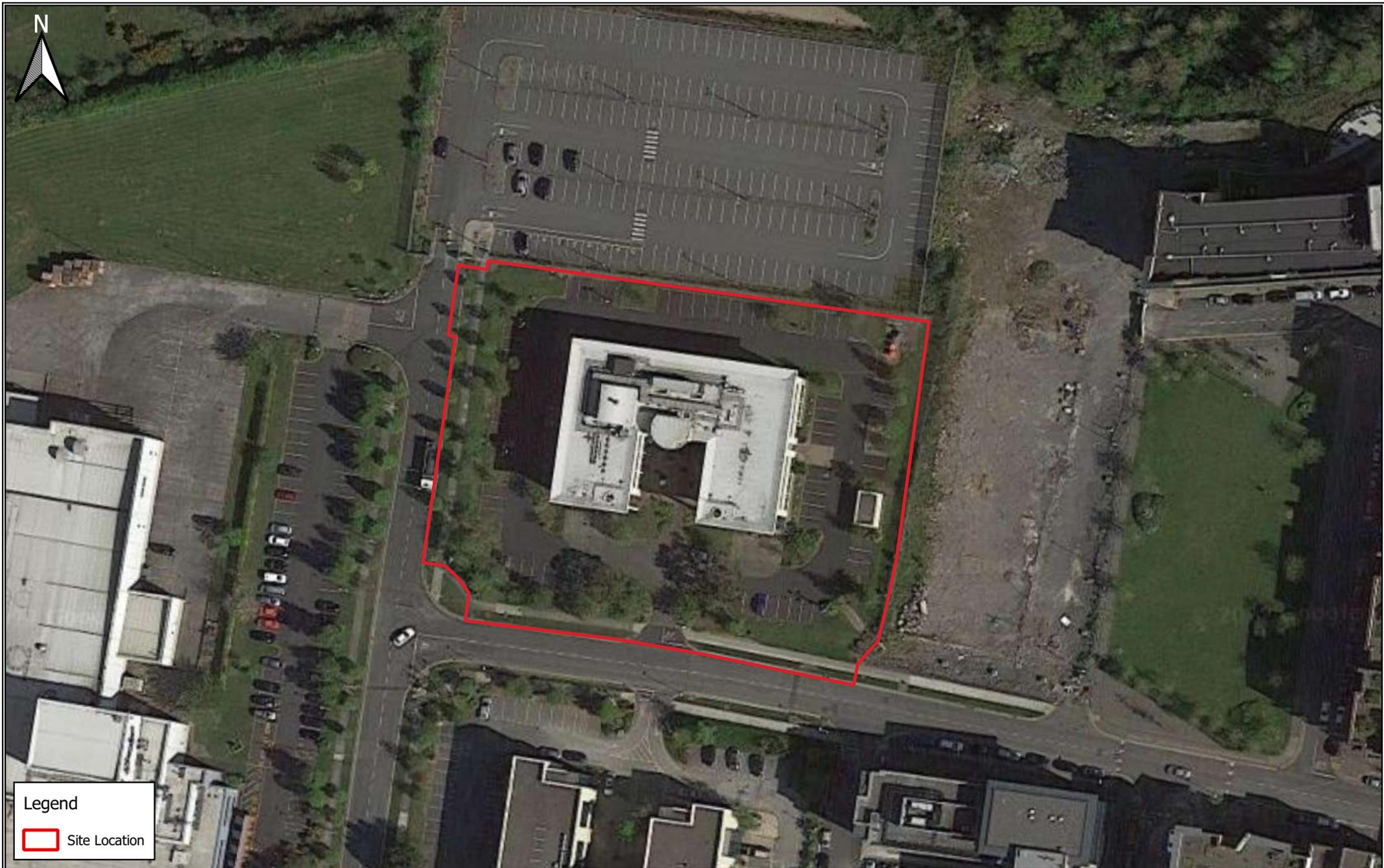
First Edition OS Map, 1836



25-inch OS Map, 1906



Title: Extracts from historic OS maps (1836 and 1906) showing the proposed development area		Scale: 1:4000@A4	Drawn By: RB
Project: Rosemount SHD, Malahide Road, Dublin 17		Date: 22/02/22	Checked By: MB
		Job No.: J3934	Fig. 4
			Rev.-



Legend

 Site Location

0 50 100 150 200 m



IAC Archaeology

Title: Satellite imagery of the proposed development area (Google Earth 2021)	Scale: 1:1000@A4	Drawn By: RB
Project: Rosemount SHD, Malahide Road, Dublin 17	Date: 22/02/22	Checked By: MB
	Job No.: J3934	Fig. 5
		Rev. -