

Improved Social Housing in Temple Bar



Project in brief

This Victorian courtyard was built in 1891 by the Dublin Artisan's Dwelling Company, and features two storeys of apartments over ground floor retail (mostly restaurants) over basement. The residents are the last indigenous residential community in Temple Bar and the courtyard is the only green space in the vicinity. The design team were charged with developing a selection of alternative schemes for upgrading the residential units, and bringing this fine Victorian development up to modern standards whilst respecting its historic character and Protected Structure status.

Key features

- Visual inspection of the structures and report on their structural condition (listing structural defects and probable causes, and assessing safe floor loadings etc.)
- Structural assessment of each of the team's alternative schemes for increasing usable space, with particular focus on the impact on the existing historic structure. The schemes included basement extensions, additional storeys and new build structures
- Overall drainage review, including a site specific flood risk assessment for the proposed schemes, and suggestions for sustainable drainage systems for efficient environmental protection
- Production of a powerpoint presentation to illustrate the existing structural condition and implications of the various schemes to the Client



LeeMcCullough
Consulting Engineers

Project 3911: Mixed Use - Feasibility

Crampton Court Temple Bar

Client: Dublin City Council

Architects: Downey MacConville

Value: €26k (2009)

LeeMcCullough team:

Lorcan O'Flannery

Project scope:

- *Visual Inspection*
- *Structural Assessment*
- *Feasibility Study*
- *Flood Risk Assessment*

Inspections & Surveys

At LeeMcCullough we have extensive experience of inspecting both modern and historic buildings. We frequently inspect existing buildings to establish the ease to which they may be put to alternative use, or the most efficient means of providing additional space by extending vertically and/or laterally. We are also brought onboard as trouble-shooters when civil or structural problems arise.

Over many projects we have investigated and reported on a wide range of issues, including:

- Condition surveys of protected structures and recorded monuments
- Assessment of structures for modification and/or extension
- Flood risk assessments and investigation of defective drainage
- Due diligence and pre-purchase reports

At LeeMcCullough we take pride in providing a comprehensive service and applying our investigative talents to unravel the mystery of the problem.