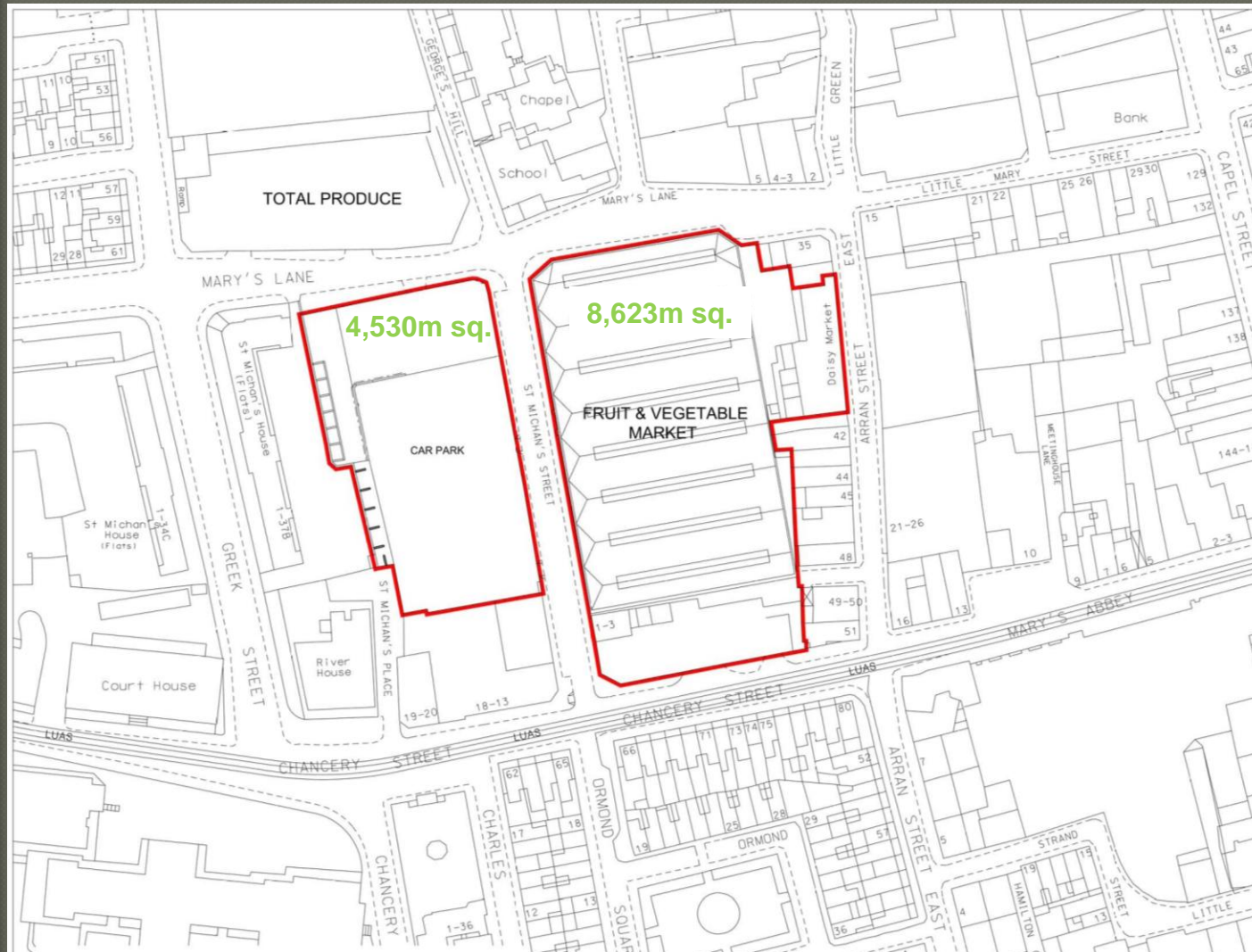


We would call this loosely in the Romanesque retail style. Very much of its period, it was built at the same time as the Belfast market and five years afterwards the Fish Markets were built across the way and then the spectacular Iveagh Markets in Francis Street.

Presentation on the proposed Retail Market for Dublin

by J Keogan

Site Plan of Market & Car Park



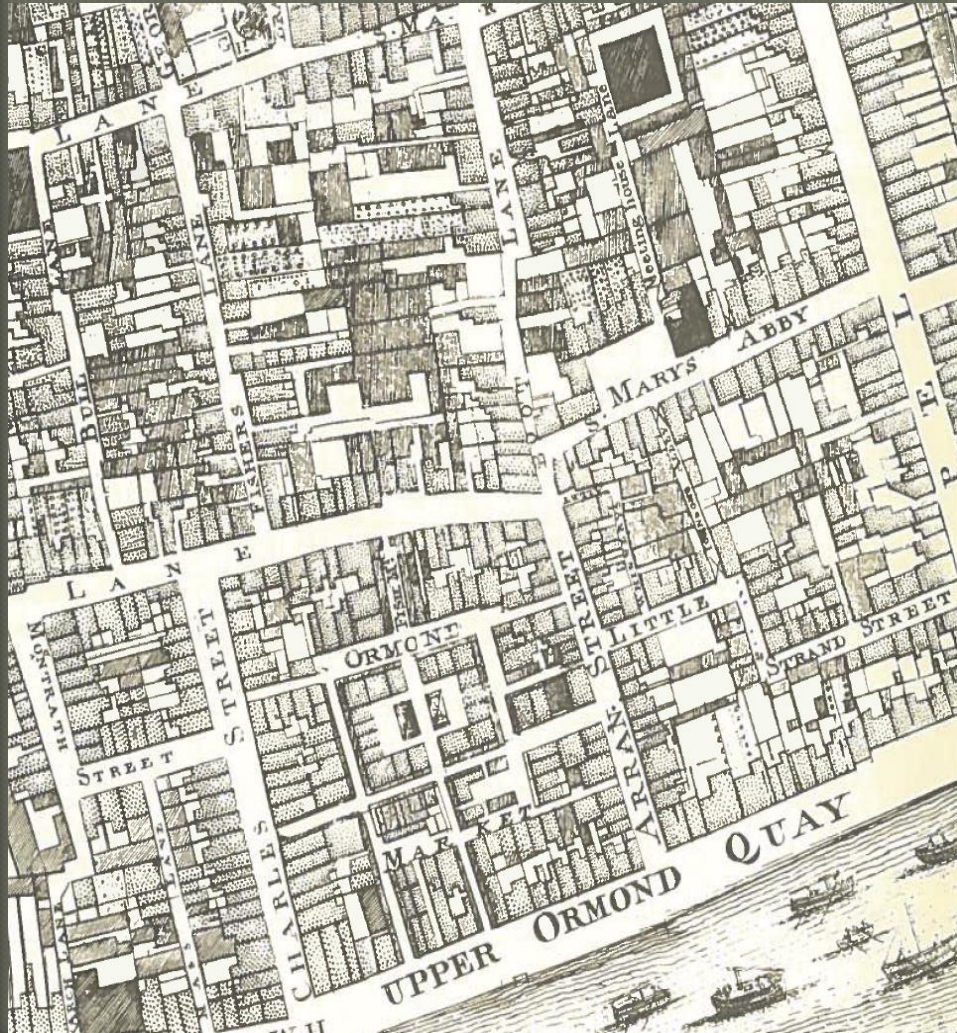
Area of Car Park:
4,530m sq.

Area of Fruit & Veg
Market:
8,623m sq.

Total Area of DCC
Footprint :
13153m sq.

Area of Wholesale:
2343m sq.

History



These narrow streets were *'much pestered with hucksters sitting under bulks and stalls in the streete whereby the streets are made soe narrow that coaches or carts cannot well passe or turne, which is a great annoyance to the inhabitants of this citty.'* The congestion caused by casual street trading, in the latter part of the 17th century, was sufficient nuisance to generate the introduction of Dublin Corporation's regulations banning such activity.

It's regulations on street sales concluded with
'For all other things that are hereby ordered to be removed from the marketts, we conceive Ormonde markett in Oxmantowne to be the most convenient place for the same to be removed for to answeere the present occasion of that part of the cittie.'

1756

History

By the end of the 19th century the general area of Mary's Lane was ripe for redevelopment. The Irish Builder of 15th October 1884 commenting on the Corporation's decision to a new wholesale market for the city in this area describes it as *'ruined and dilapidated, seldom clean and exhibiting pictures of misery and squalor'* and that the houses in the area were *'wretched tumbledowns' and fever nests'*. The prevailing unhygienic and chaotic system of street and lane markets was to be replaced with a splendid new building to be designed by the City Engineer Spencer Harty.

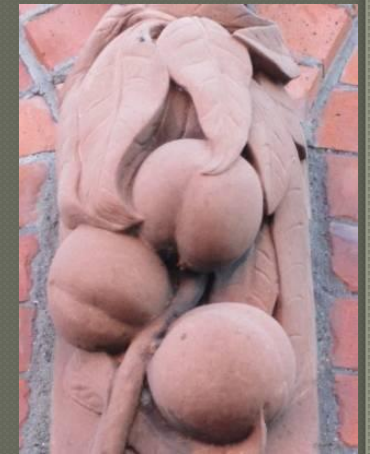
Dublin Corporation undertook a massive regeneration, clearing tenement houses and a fish market in order to construct a magnificent state of the art Markets building for the wholesale trade and allowing them to provide public housing on the old site of the Ormond Market which was cleared. Shortly afterwards (c1900) a fish market was erected on an adjacent site.



1892



Of course Victorians believed in 'less is a bore' and never left a surface undecorated, hence these charming terracotta flowers, fruit, fish decorations, examples of what could be found on sale within the market and also the terracotta panels which are called diapers.



Obedientia Civium Urbis Felicitas.

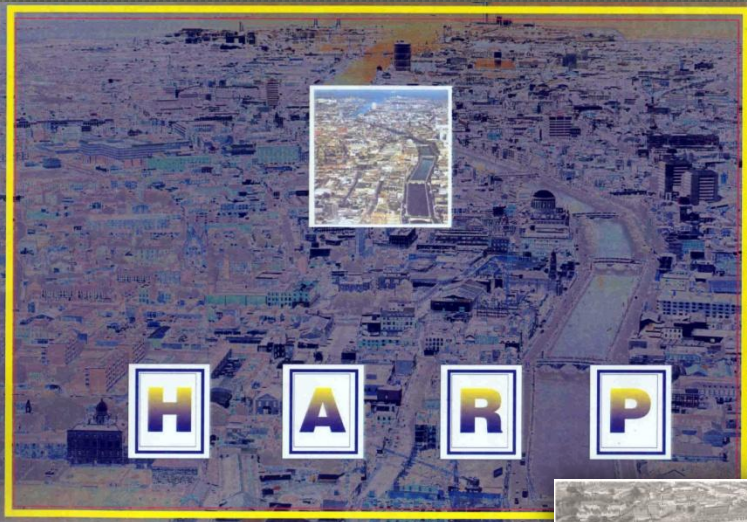
The main entrance features columns of Ballinasloe limestone supporting and entablature crowned with the arms of the City of Dublin.



The Market



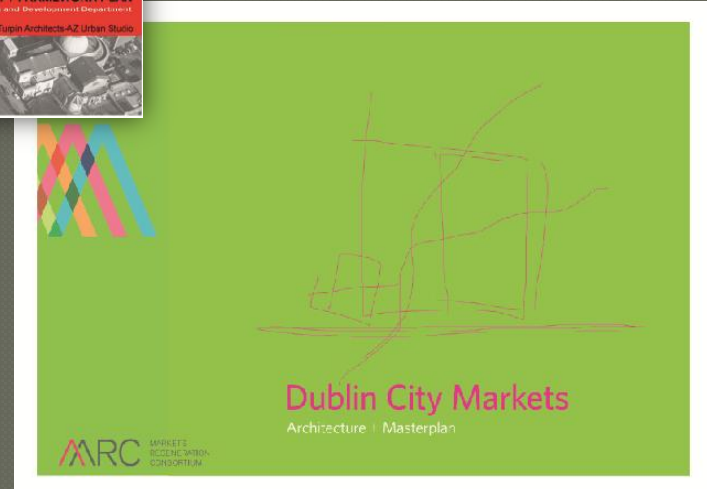
1957



Previous Market Studies



Markets Area Draft Framework Plan - 2006



H.A.R.P.

Historic Area Rejuvenation Project

- 25 Sites
 - 306 LOTS Buildings
- Designated



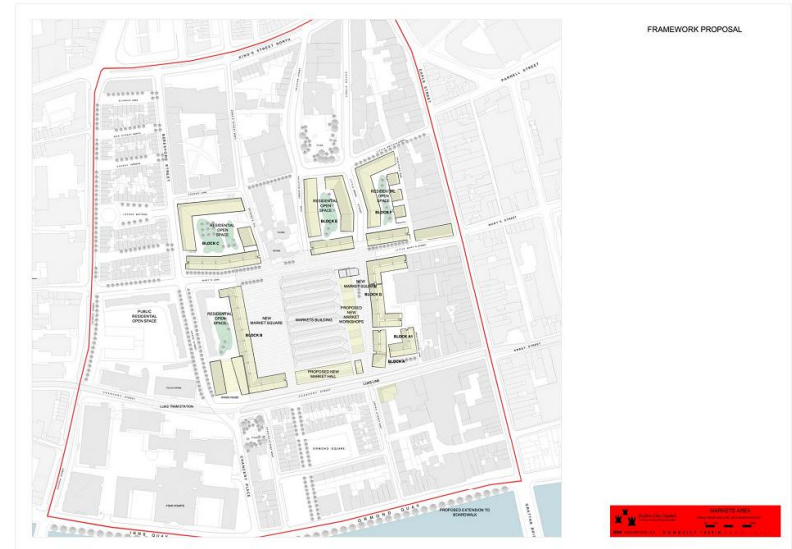
HARP OBJECTIVES

- Development of derelict sites
- Promotion of enterprise
- Improve quality & amenity of social housing
- Improve public domain
- Upgrade and provide community facilities
- Childcare facilities
- Community training and support

Markets Area Draft Framework Plan - 2006



Framework Proposal



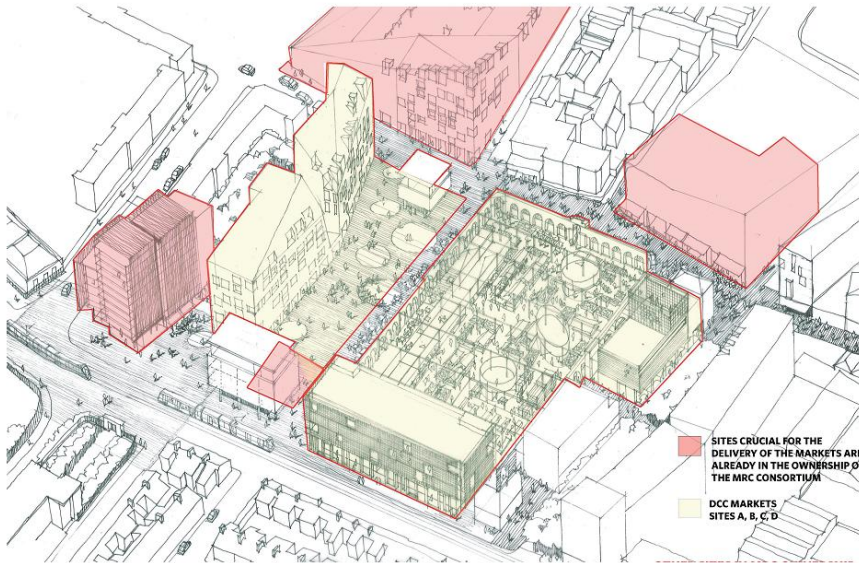
New Market Square
View from Mary's Lane

Dublin City Markets

Compliant bids & additional lands in the ownership of M.R.C.

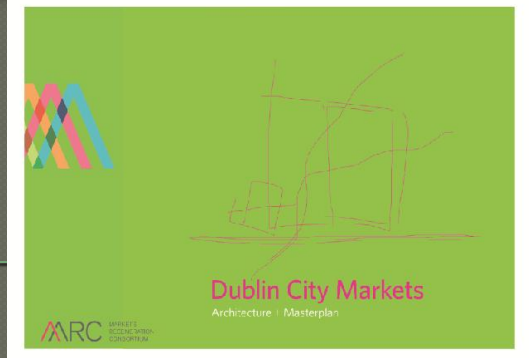
Dublin City Markets

Deliverable Vision



PAGE 75

MRC MARKETS REGENERATION CONSORTIUM



④ The Comprehensive Masterplan

Markets Plan 2012

- Refurbishment
- Develop a Retail / Wholesale Market



About two years ago we began renovating the interior of the markets, really just redecorating the iron structure, removing a terrible mess of wiring that had accumulated over 100 years and replacing the lighting. This had to be carried out while the wholesale market continued so that a complex programme of moving traders around and constructing extensive scaffolding platforms had to be undertaken. We have tried to clear out a lot of the clutter that had accumulated and now you get a much better feeling for this soaring space. We stuck to a restrained palette – an off white reflect to light and that lovely dark Guinness blue.



Proposed Retail / Wholesale Market

DRAFT
Space Allocation

Dublin City Markets Best Practice 090913



- Expert advise on space allocation, composition and layout of Markets



Key Elements of Part 8 Application

Car Park

- New Boundary Wall to west of site – part given to St. Michan's House.
- Part of Car Park to be lowered to match level of remaining Car Park
- Provision for 13no. Van Parking Spaces
- New layout to provide approx. 30 extra car parking spaces



Markets

- Provision for Retail area with market umbrellas
- New Café indoors and outdoors
- New Toilet Block
- New Glazed Wall to Chancery Street

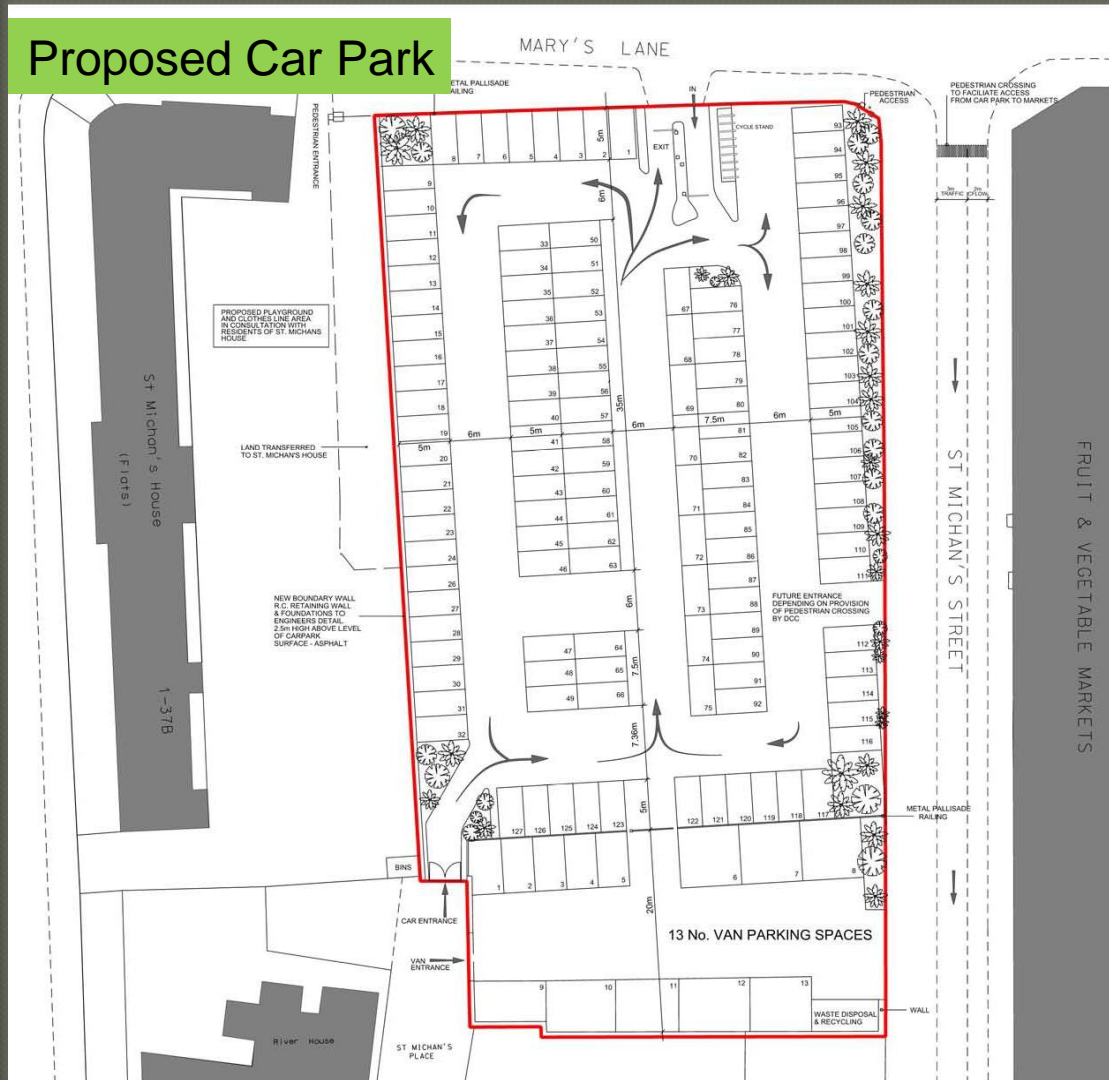
Chancery Street Entrance

- Provision for Market Umbrellas
- 2no Glass Canopies
- Double row of silver birch trees



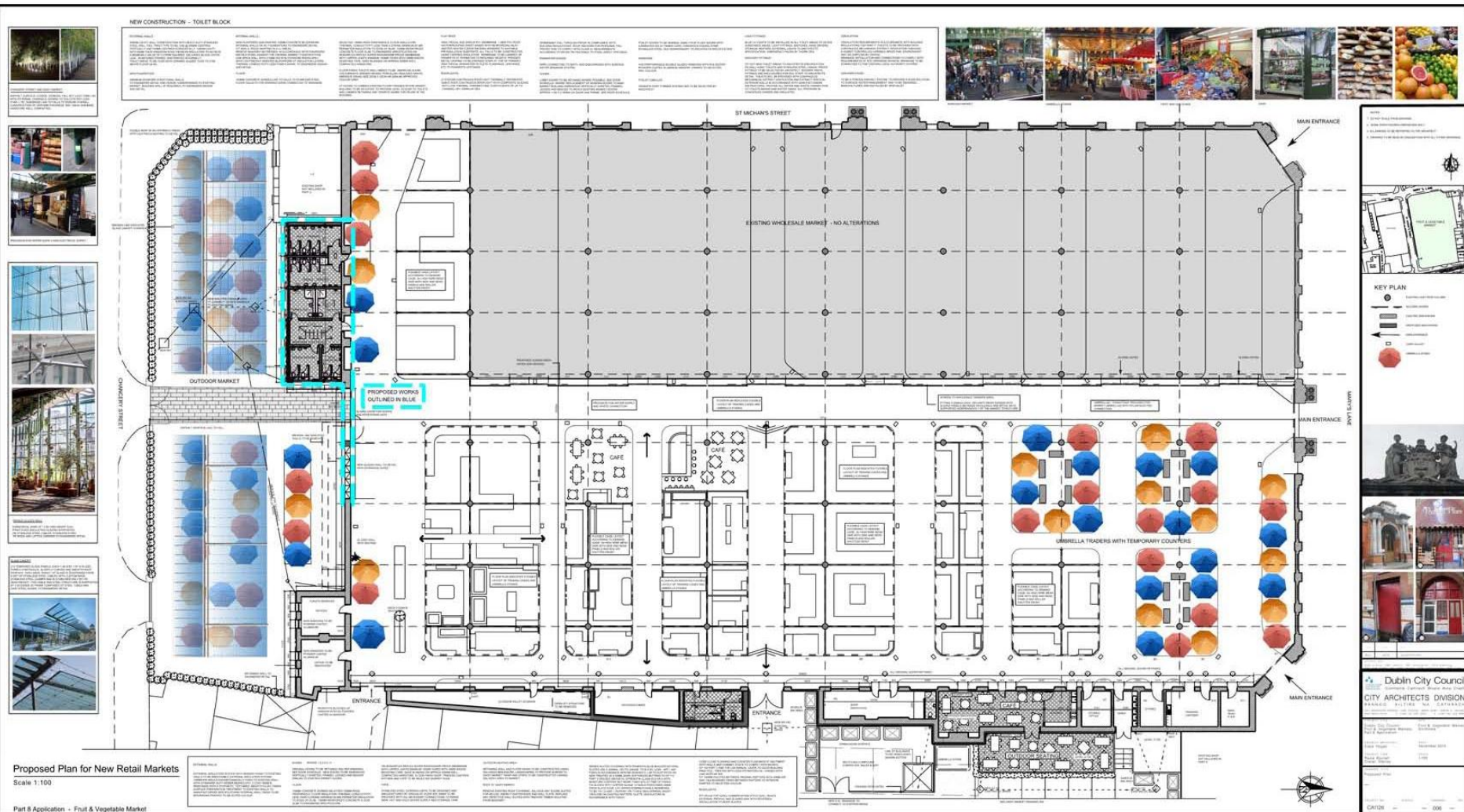
Car Park

Proposed Car Park

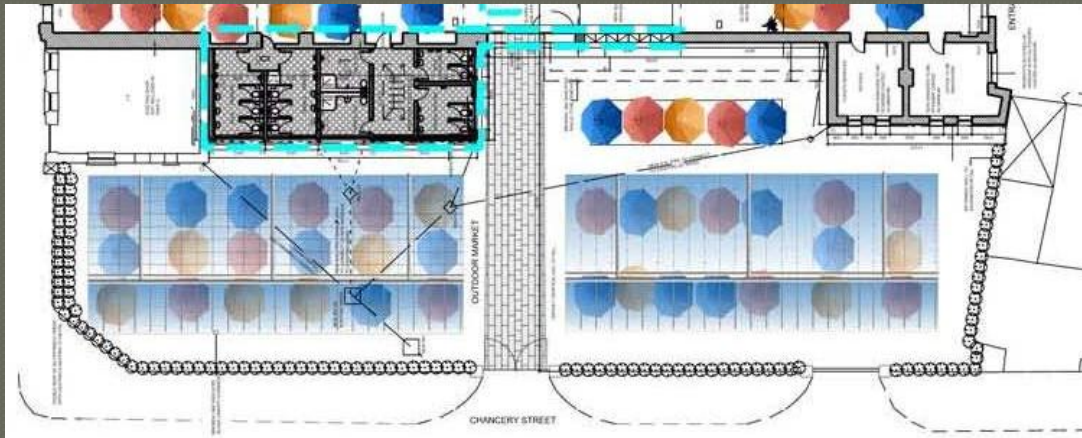




Proposed Floor Plan



Chancery Street Entrance



Proposed Glass Wall

Timeline

- Draft Proposal out for Consultation
- Presentation to DCBA : 25th February, 2014
- Presentation to Central Area Committee :
11th March , 2014
- Lodgement of Part 8 Planning Application :
March, 2014

Next Steps

- Secure Planning Permission : June, 2014
 - Budget Provision : €3m
 - Tender Process : July – September, 2014
 - Construction : Commencement - Nov, 2014
- Completion - September, 2015