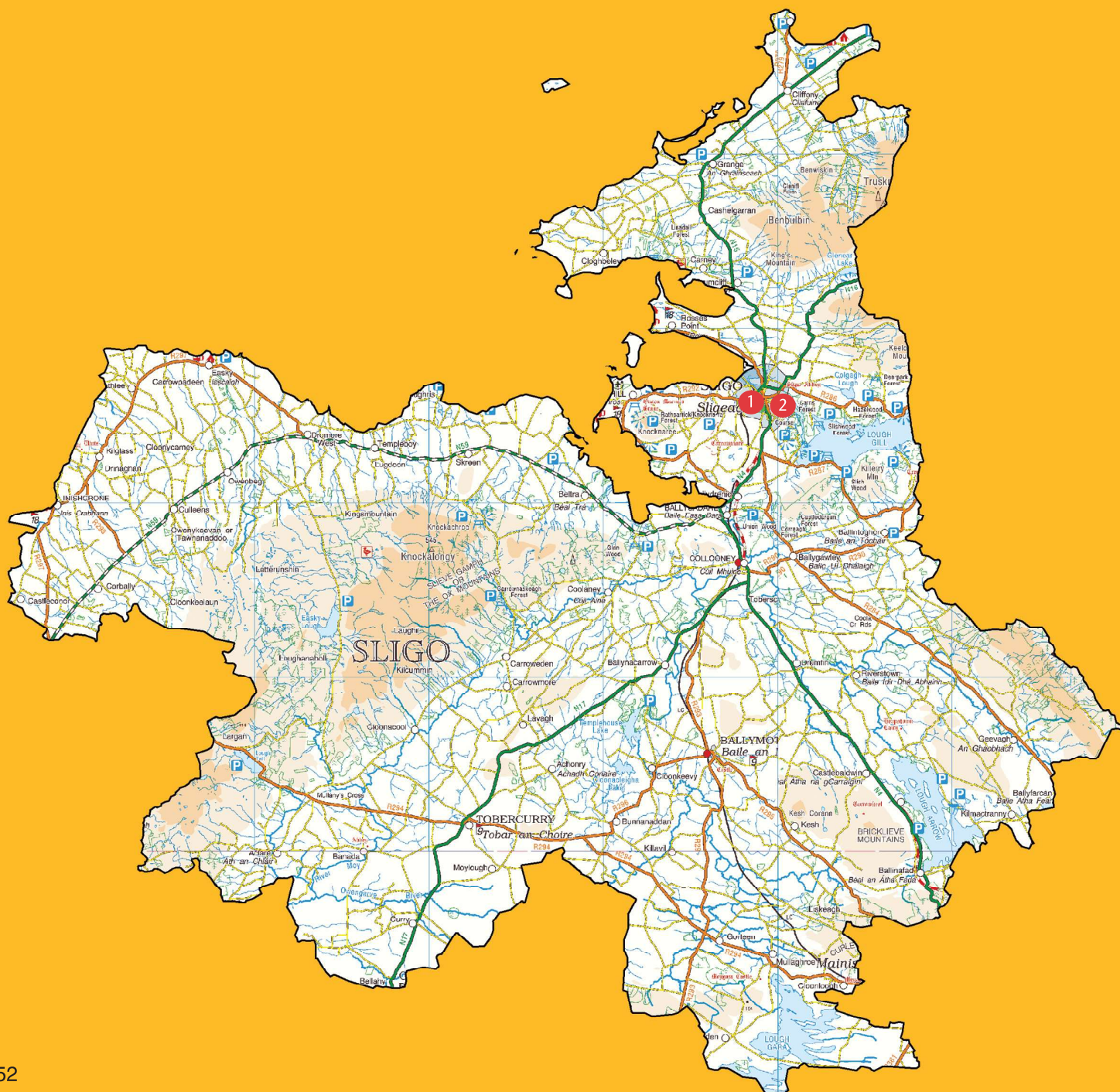


Borough Council - SLIGO



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BOROUGH COUNCIL SLIGO

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RETAIL SHOP & OFFICE

Castle Street/Thomas Street,
Sligo



Date Of Survey: 15th September 2003

Surveyors Name: Judith Doherty
Photographer: Judith Doherty
Field Controller: Peter Carroll
O.S. Ref: 10/7-R ESB Ref: SO-SS-10/7-R

Architectural Heritage Evaluation:

Record Only	
Local	
District	✓
Regional	
National	
International	

Categories of Special Interest:

Archaeological (AG)	
Architectural (A)	✓
Artistic (AR)	
Cultural (C)	
Historical (H)	
Scientific (SC)	
Social (SO)	
Technical (T)	



Summary

The building is a three storey over basement office building with landmark clock tower, part new build and part refurbishment.

The building is in a prime centre location facing onto Castle Street and Thomas Street with the clock tower fronting onto the River Garvogue.

The building was refurbished and extended in 1990. The architects were Building Consultancy Group.

Description & Materials

The building consists of showroom and office accommodation with the first and second floor occupied by regional office headquarters. The basement and part ground floor are used for administration and storage with part ground and first floor areas in use as retail and administration areas. The second and third floors are office and administration areas only.

The building was part of a project completed in two phases. The first phase, following demolition of all peripheral buildings consisted of the construction of a three storey office building along Thomas Street.

The second phase involved a major refurbishment of the interior of the existing premises including an expansion of the shop to provide 300m² of retail space. The roof space of the Thomas Street office was granted permission for change of use to office usage in August 1991 and an extension was granted to the Castle Street section in June 1990.

The prominence of the clock tower elevation adds a civic architectural appearance and enhances the profile of the building from across the River Garvogue, while the elevation onto the junction of Castle Street with Thomas Street addresses another major junction by the introduction of a two storey projecting bay and front gable. Since construction in 1990 the entire riverfront area adjacent has been redeveloped to present a new riverfront face to the River Garvogue.

The elevations fronting onto Castle Street and Thomas Street each consist of ground floor retail glazed frontages with first floor glazing and part second floor glazing and panelling. Part of the elevation onto Thomas Street consists of refurbished original stone façade at first and second floor with brick



1. Elevation onto River Garavogue. 2. Elevation to Thomas St. and Shop Entrance. 3. Feature Clock Tower. 4. Glazed Link.

RETAIL SHOP & OFFICE

Castle Street/Thomas Street,
Sligo

Date Of Survey: 15th September 2003



15th Sep 2003



15th Sep 2003

surround to the building and pitched roof. The two main elevations maintain a high level parapet with pitched roof behind and small roof lights to the rear.

At the rear of the building in a private courtyard there is parking and two storey office areas fronting onto the external car-parking area. This area can be viewed alongside the adjacent historic four storey terrace buildings which fronts onto Thomas Street. The area of the building is 3386m².

There are two rights of way and one wayleave across the site.

The site comprises 0.22 hectares (0.55 acres).

Special Interest - Architectural

Architectural Awards

The first phase of the project on completion was awarded the European Building Construction Excellence Award.

The second phase of the development won the Environmental Community Award for contributing most to environmental enhancement.



15th Sep 2003



15th Sep 2003



15th Sep 2003

ESB DEPOT

Cranmore Road,
Sligo



Date Of Survey: 15th September 2003

Surveyors Name: Judith Doherty
Photographer: Judith Doherty
Field Controller: Peter Carroll
O.S. Ref: 1012/13 ESB Ref: SO-N-1012/13

Architectural Heritage Evaluation:

Record Only

Local

District

Regional

National

International

Categories of Special Interest:

Archaeological (AG)

Architectural (A)

Artistic (AR)

Cultural (C)

Historical (H)

Scientific (SC)

Social (SO)

Technical (T)



15th Sep 2003



15th Sep 2003



15th Sep 2003



15th Sep 2003

Summary

The property comprises a number of free-standing buildings organised around a depot yard. The main building volume incorporates offices located towards the front of the site and a two-storey in scale, six-bay, steel portal framed warehouse containing a store and garage. This structure is located to the rear of the site facing south east on to Cranmore Road adjacent next to a residential development.

In addition there are four single-storey buildings located on the site.

The earliest purchase date of the site was 1946 and the property was built in 1984.

The present use of the entire property is as an ESB depot. The complex accommodates Networks and Contracts administration for the Sligo region.

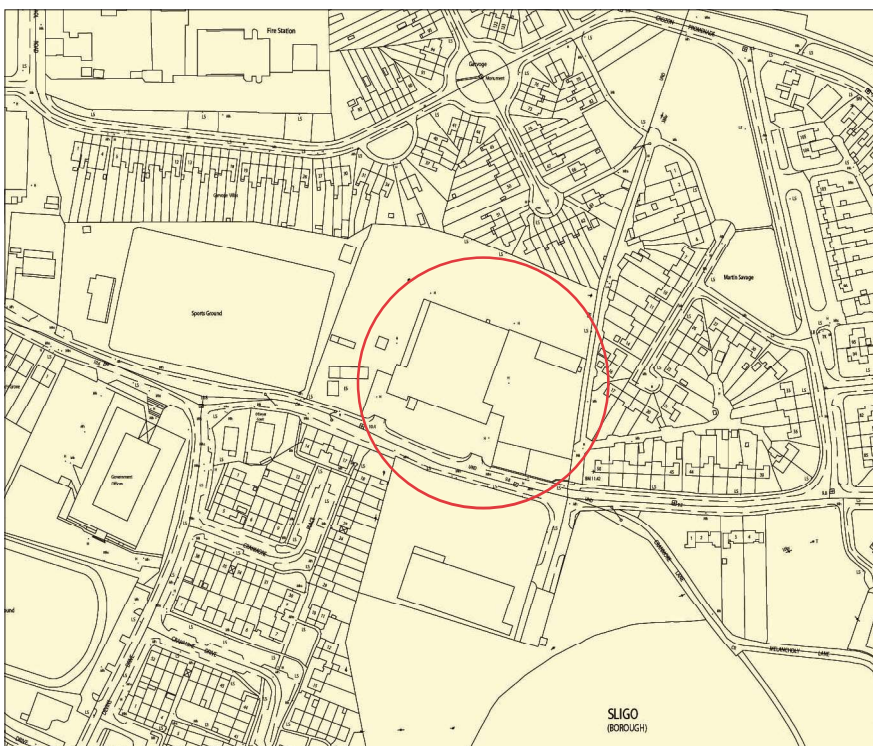
Description & Materials

Depot Building

The depot building comprises offices, two canteens, toilets, a drying room, a garage and a large store.

The building assemblage is dominated by a two-storey in scale warehouse structure. Single storey elements are attached to the two-storey volume which accommodate Networks and Contract administration offices and ancillary accommodation. The roof language of the building is repeated and adapted on buildings throughout the site to reflect different functional requirements and use, in addition to creating a visual unity to the complex as a whole.

Structurally the main building is composed of cavity wall construction to



1. Front Elevation of Depot Building. 2. View of Front Elevation and Parking. 3. View of Yard Entrance. 4. Generator Room and Transformer Store.

ESB DEPOT

Cranmore Road,
Sligo

Date Of Survey: 15th September 2003



the front office block with a concrete flat roof. The rear of the building comprises a six-bay steel portal frame warehouse housing a store and garage. The gross floor area of the depot is 2649m². The external treatment consists of red coloured brickwork incorporating aluminium framed windows and the roof elements are clad in white coloured built up metal panelling. The vehicular garage occupies one third of the building.

Generator Room & Transformer Store

This building is composed of solid concrete block walls supporting a concrete flat roof.

The external treatment consists of a combination of built up metal cladding and nap plaster finish.

Store

A single storey flat roofed building built of concrete block work supporting flat concrete slab to roof.

Site

The total area of the site is 1.5ha (3.75 acres) and the property sits next to a 38kV substation site. There are a number of additional structures on site including a generator room and transformer station, two external compounds towards the front of the site, a small store building, two pylons and petrol pumps. Customer/staff parking is provided in front of the building. The site is enclosed by 2.35m high palisade fencing.



5. View of Vehicle Garage and Yard. 6. View of Entrance to Offices. 7. View of Offices, Canteen and Vehicle Yard. 8. View of Offices and Canteen. 9. View of Main Entrance to Stores and Supervisors Offices.