



STAYCITY APARTHOTEL

DUBLIN CITY QUAY, DUBLIN 2



PROFESSIONAL TEAM

Building Services Engineer:
Axiseng

Civic & Structural Engineer:
Barrett Mahony

Cost Consultant:
Mitchell McDermott

Fire Engineers:
Knapton

Main Contractor:
John Paul Construction

Anchoring the corner of Townsend Street at Moss Street, this elegant 8 Storey Travelodge hotel is key component in the rejuvenation and reimagination of the Georges Quay area.



CLIENT'S VISION

Anchoring a prominent city corner, the clients vision was to release the maximum potential of the site and ensure that the Travelodge Hotel makes a mark on the central location, linking George's Dock with the Grand Canal Dock area with a strong visual identity for the brand.

UNIQUE CHALLENGES

The Travelodge Hotel represents the anchor building and phase 1 delivery of the larger Townsend Street development. As a city centre site this scheme needed to deliver on its density while actively engaging with the public realm and contributing to the rejuvenation of the Georges Quay area.

SOLVING THE CHALLENGES WITH DESIGN

Cognisant of its central location, the design is grounded in the scale and architectural language of its context, including materiality - stone and glass. The vertical emphasis on the fenestration references Georgian Dublin. This architectural language is continued across the other parts of

the development to tie the individual components together while still retaining their distinct identity.

HOW CHALLENGES BECAME INNOVATIONS

Part of the approach towards rejuvenating the streetscape, the main junction of Townsend/Moss Street is emphasised by an increase in height at the corner and the facades have a strong vertical column to reinforce their focal point status. At either side of the Townsend/ Moss Street focal point "tower", the shifting glass and metal facade creates dynamic interactions with the public realm while outperforming Part L- meeting all the exacting needs of natural ventilation provision and fresh air opening vents while cleverly concealing all these necessary moving parts within the windows heads and linear grills. This avoided the peppering of the façade with mechanical componentry and unsightly trickle ventilation.

Client	Two Walk Ltd
Value	€38M
Start Date	2019
Finish Date	2021
Size	11,100sqm

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