



Progress update to Kilkenny County Council

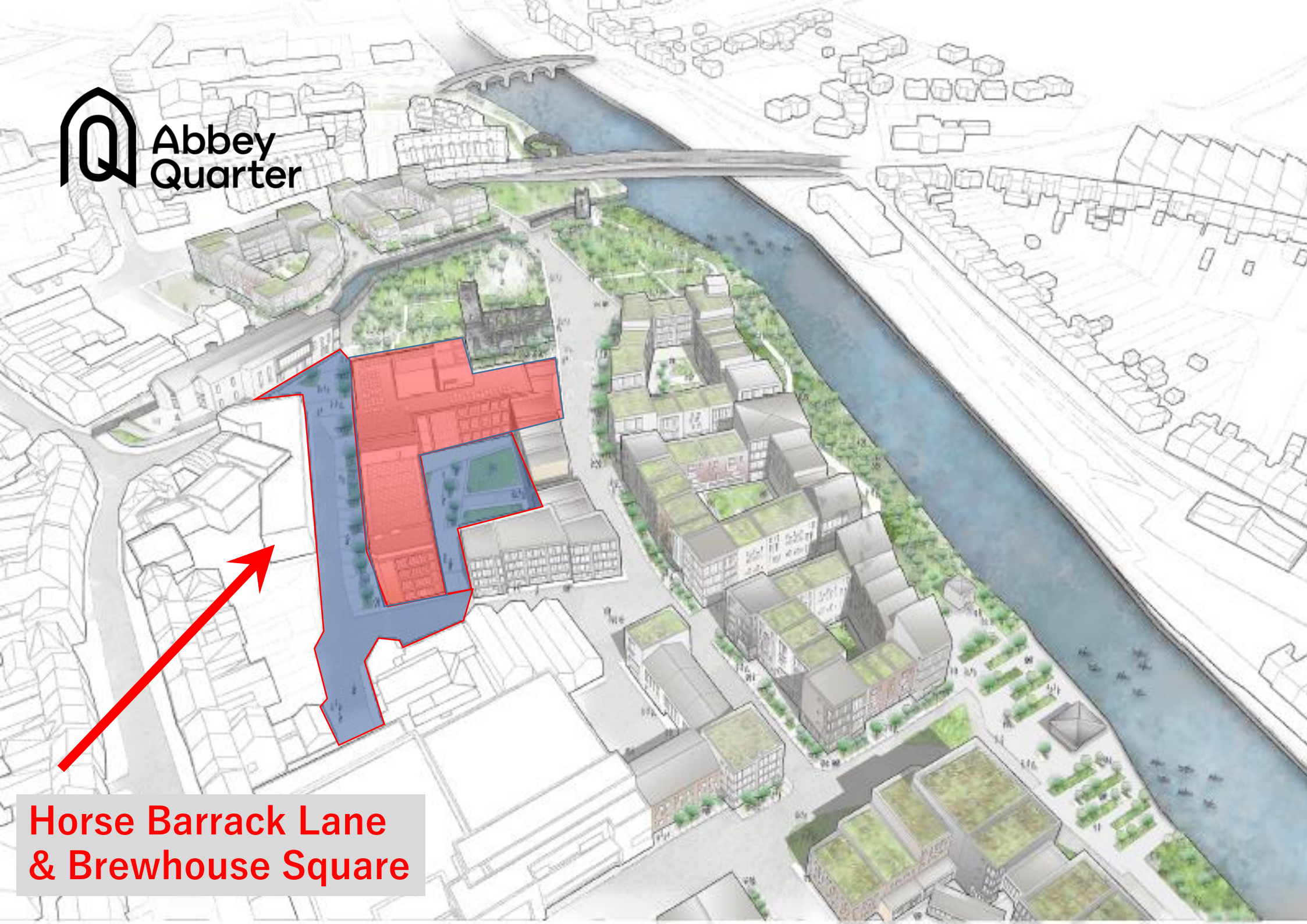
15th February 2021

Project	Current Status	Contractor	Funding
Horse Barrack Lane & Brewhouse Square	Construction	Mythen Construction	URDF 1, ERDF, KCC
Riverside Garden Project	Construction	Niall Barry & Co.	URDF 1, ERDF, Failte Ireland
Skate Park	Construction	Spraoui Linn	URDF 1, Sport Ireland, KCC
Tea House Renovation	Tender	-	URDF 1/2, KCC
Mayfair Public Realm	Tender	-	URDF 1, ERDF, KCC
Urban Park & Street	Planning	-	TBC – URDF 2 application
Greensbridge Walkway	-	-	TBC – URDF 2 application
Cultural Hub	Pre planning	-	URDF 1/2, KCC
Maturation Vessels	-	-	TBC – URDF 2 application



Abbey
Quarter

Horse Barrack Lane
& Brewhouse Square













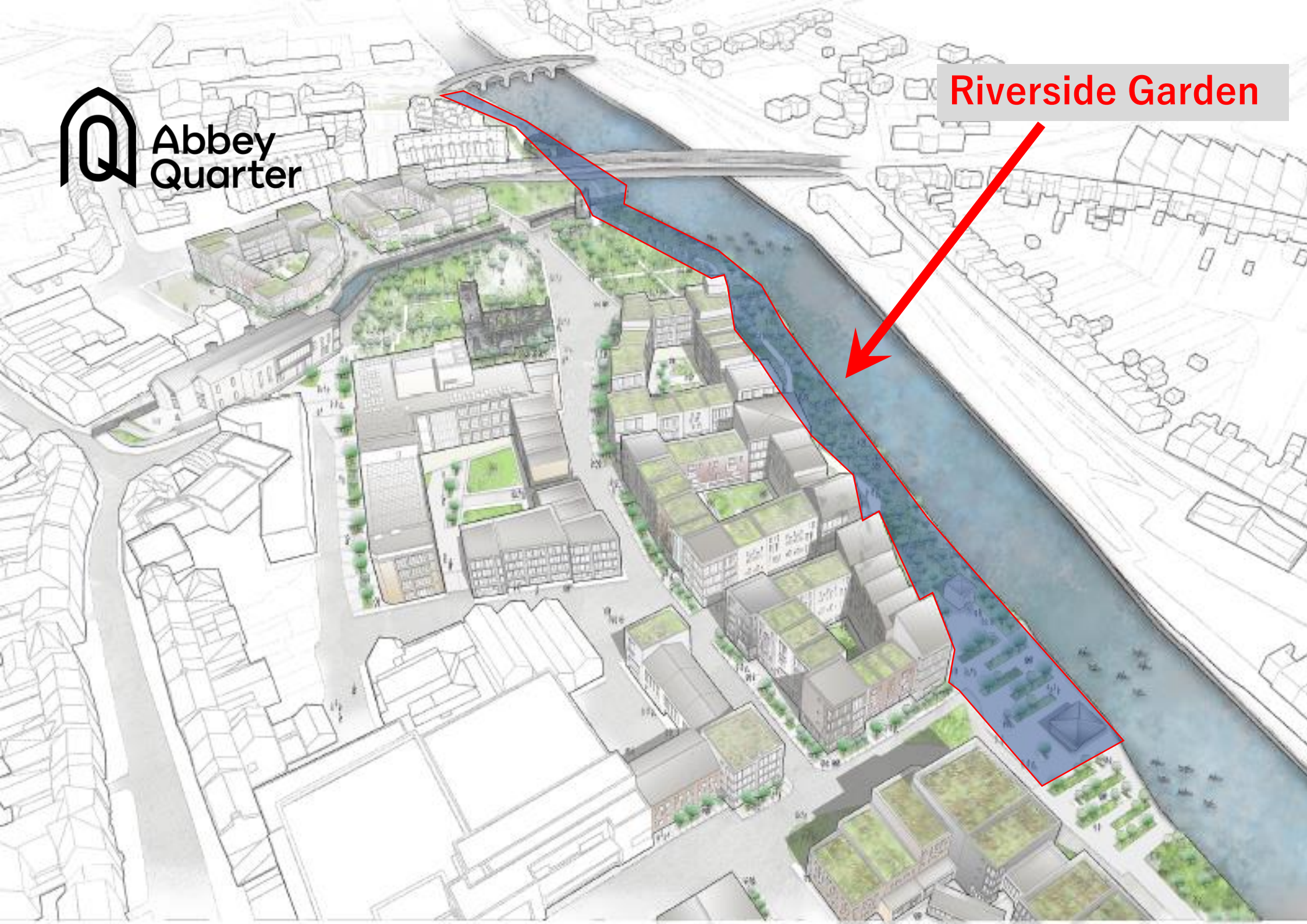






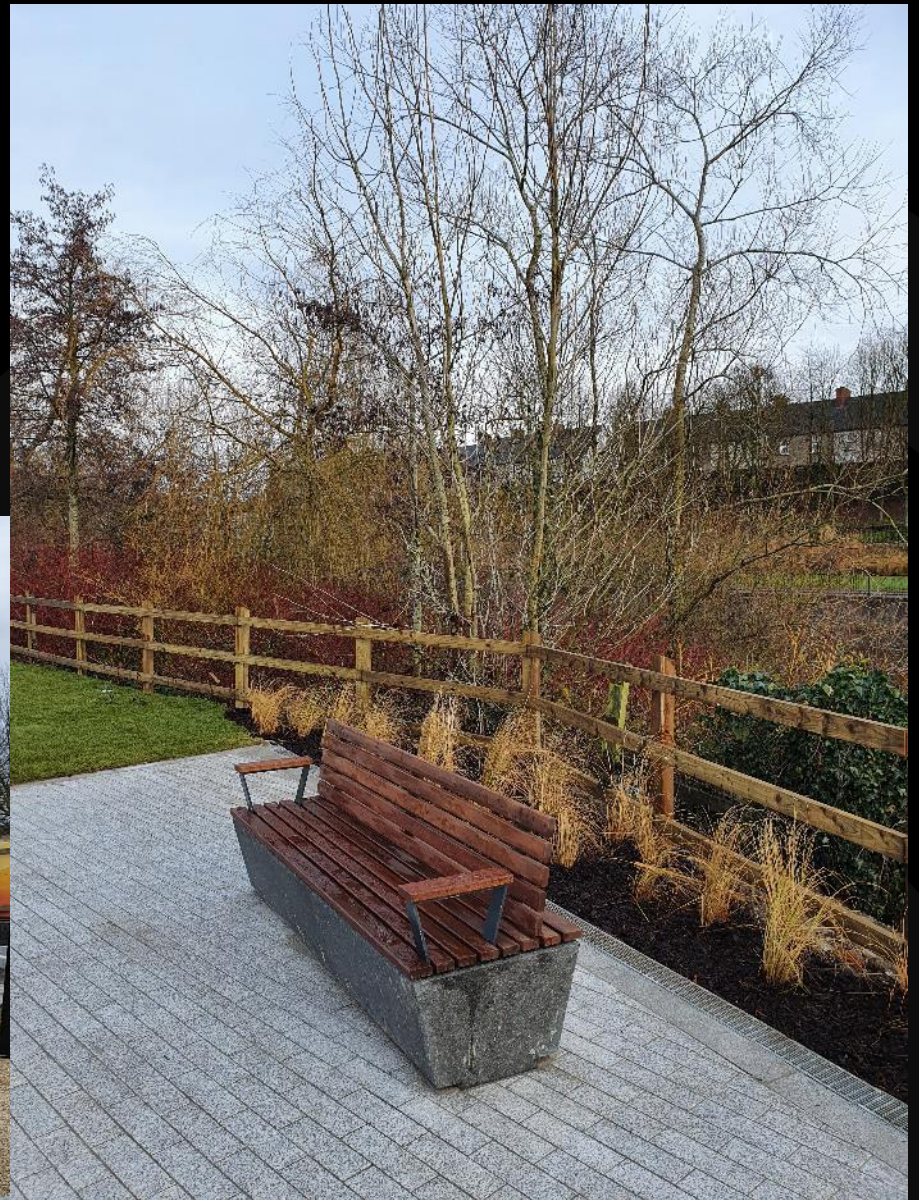
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Riverside Garden









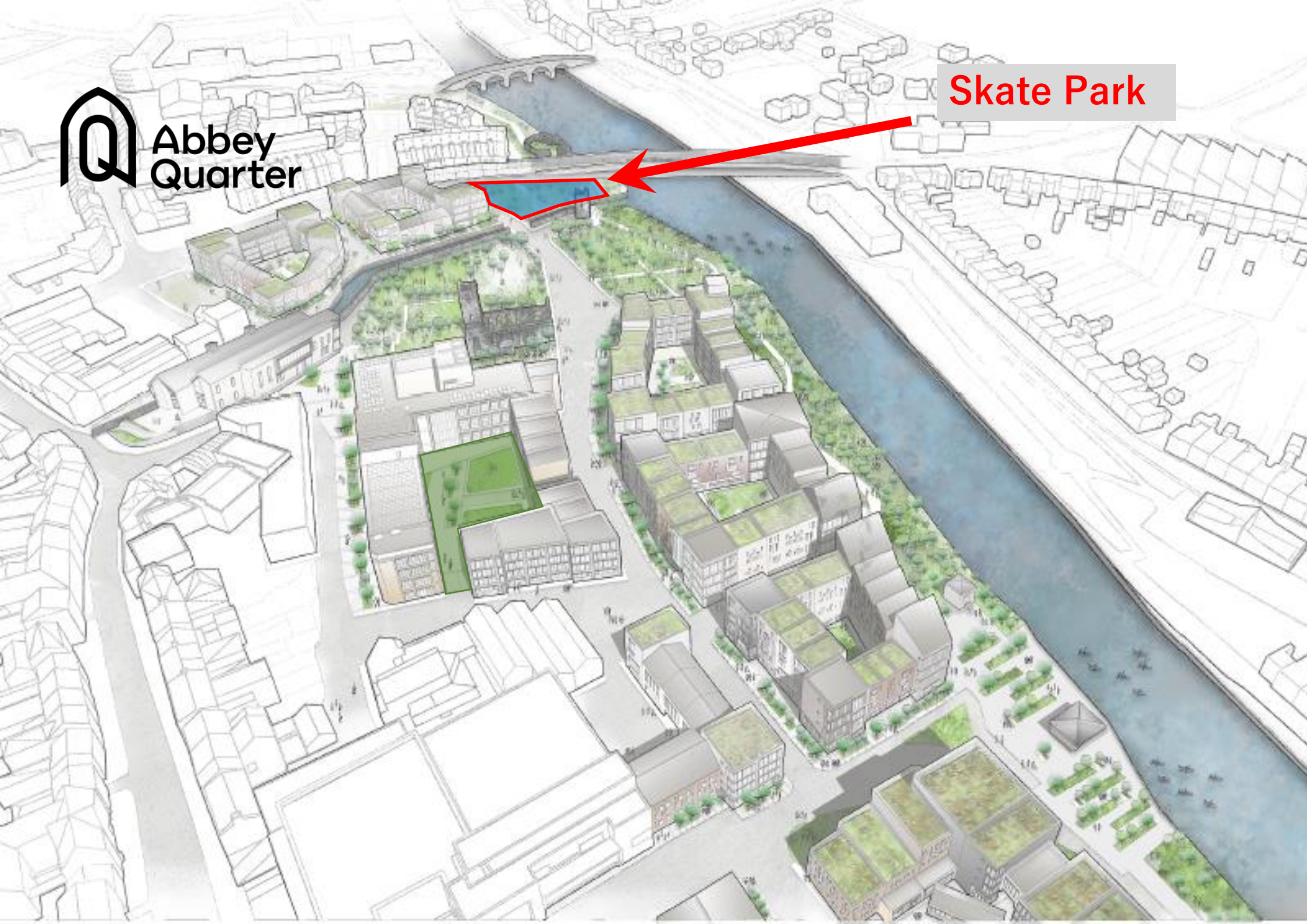






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Skate Park

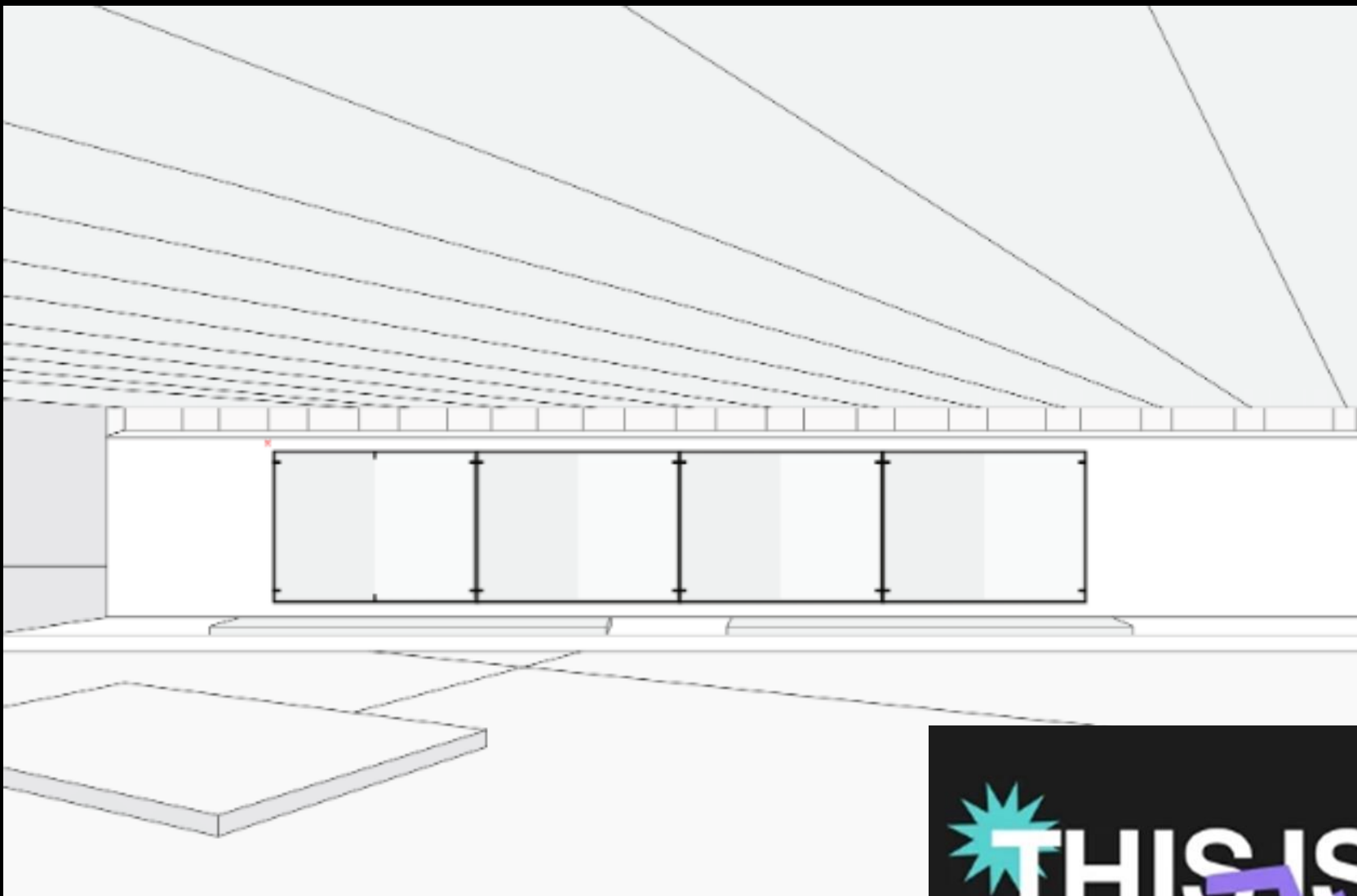








**THIS IS ART!**



 **THIS IS ART!**   



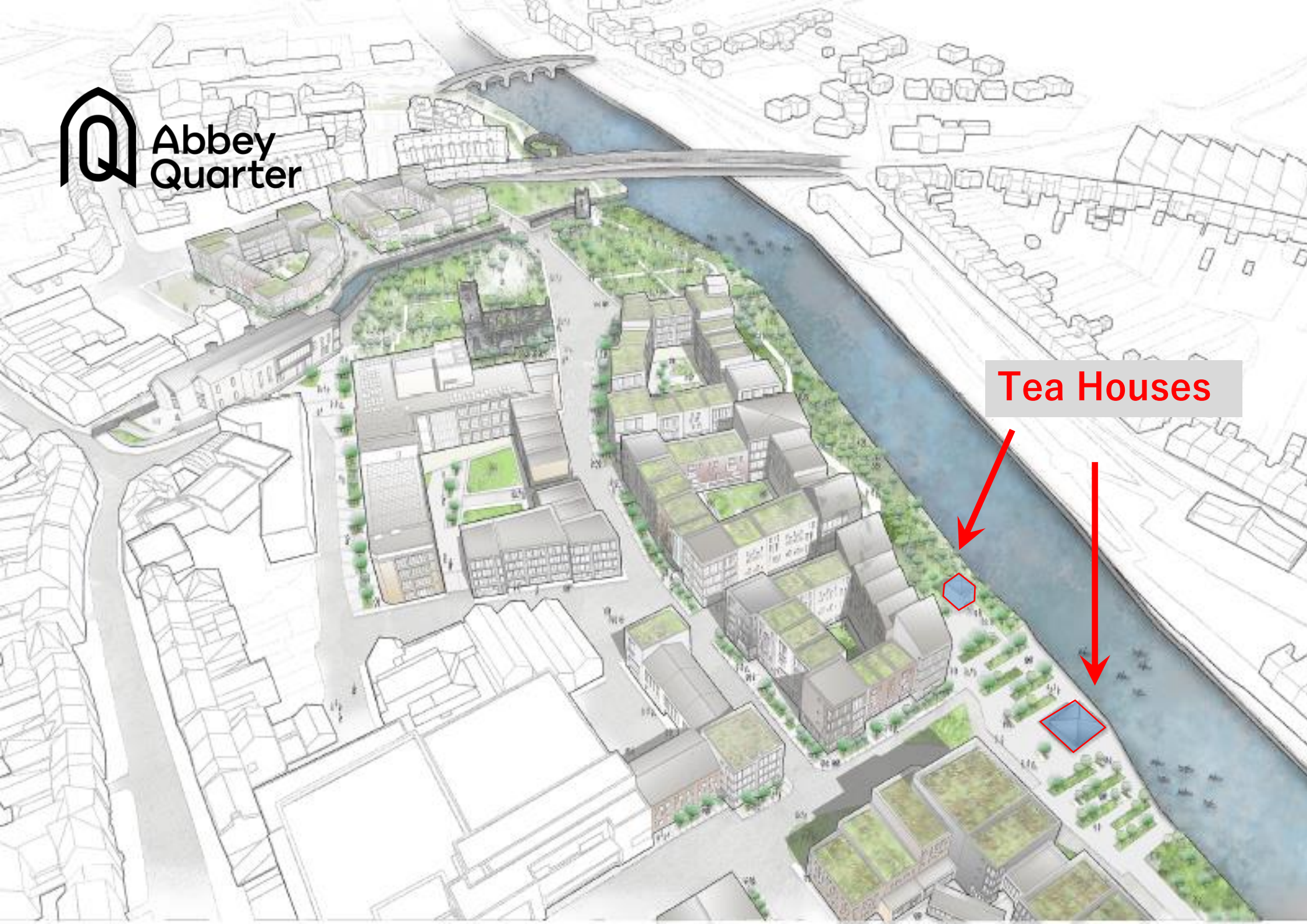
Old City School
Creative Learning
Programme
2017-2021

RTÉ



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Quarter

Tea Houses

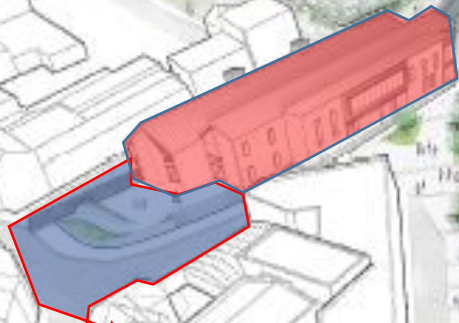




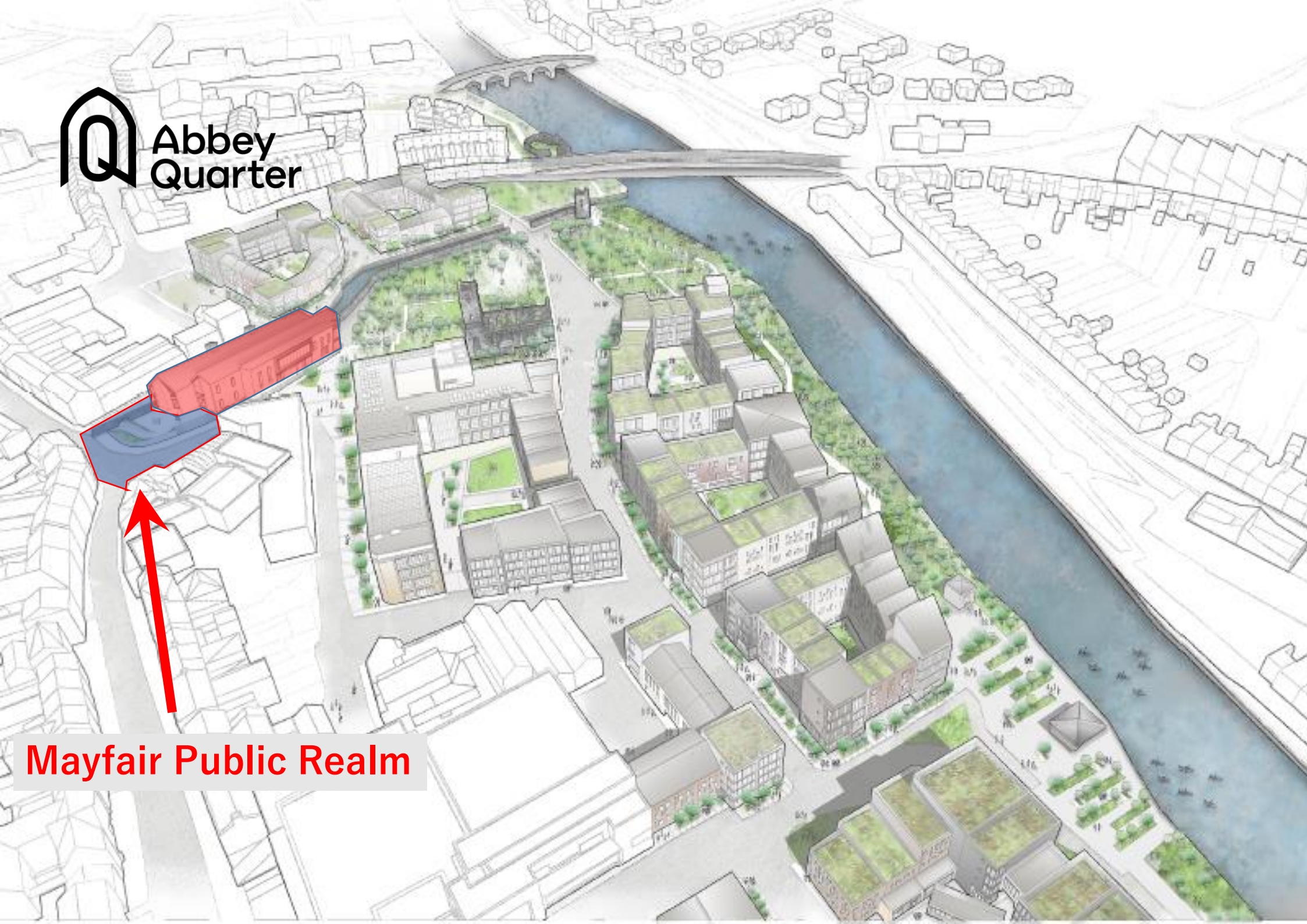




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Mayfair Public Realm

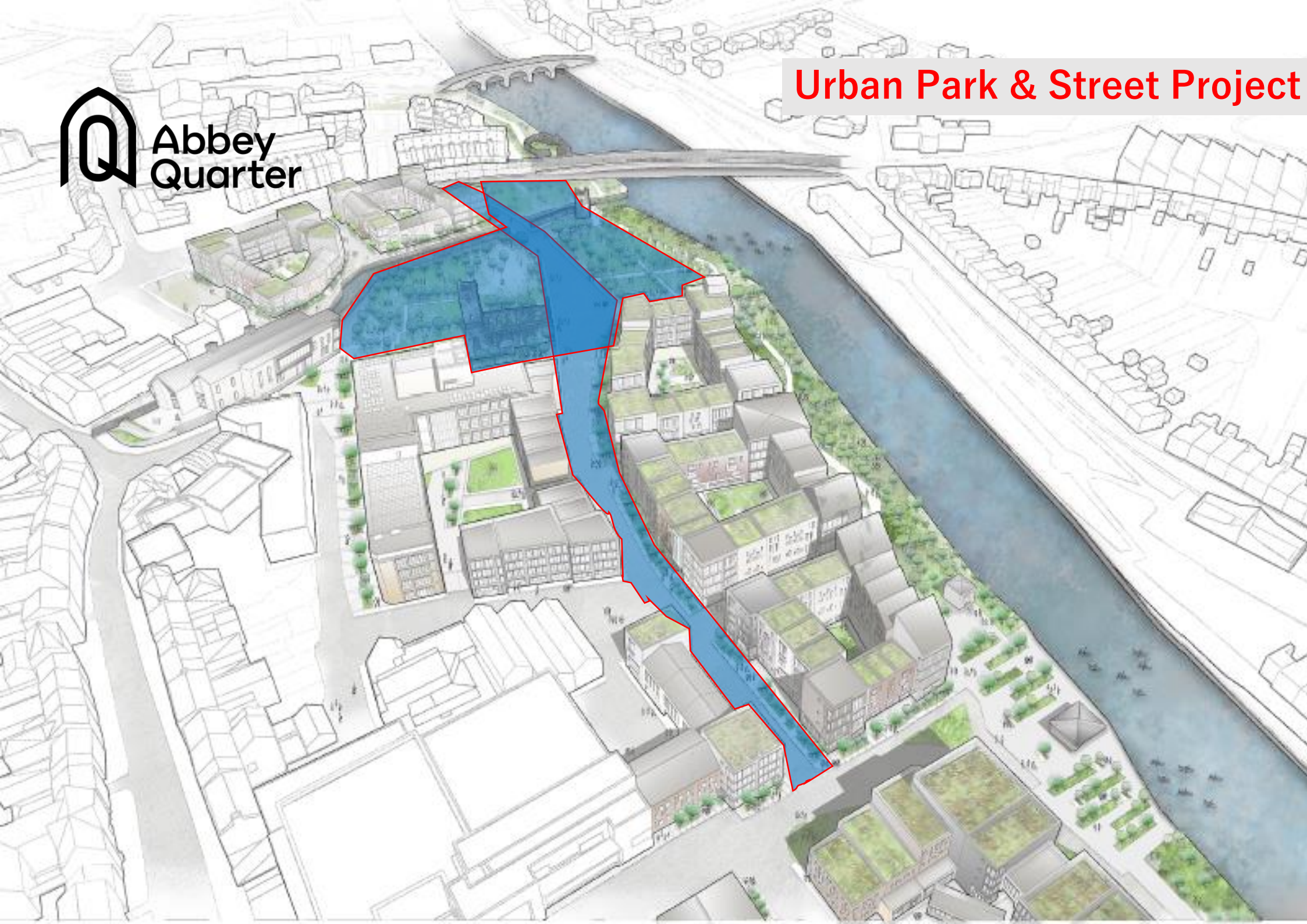








Urban Park & Street Project







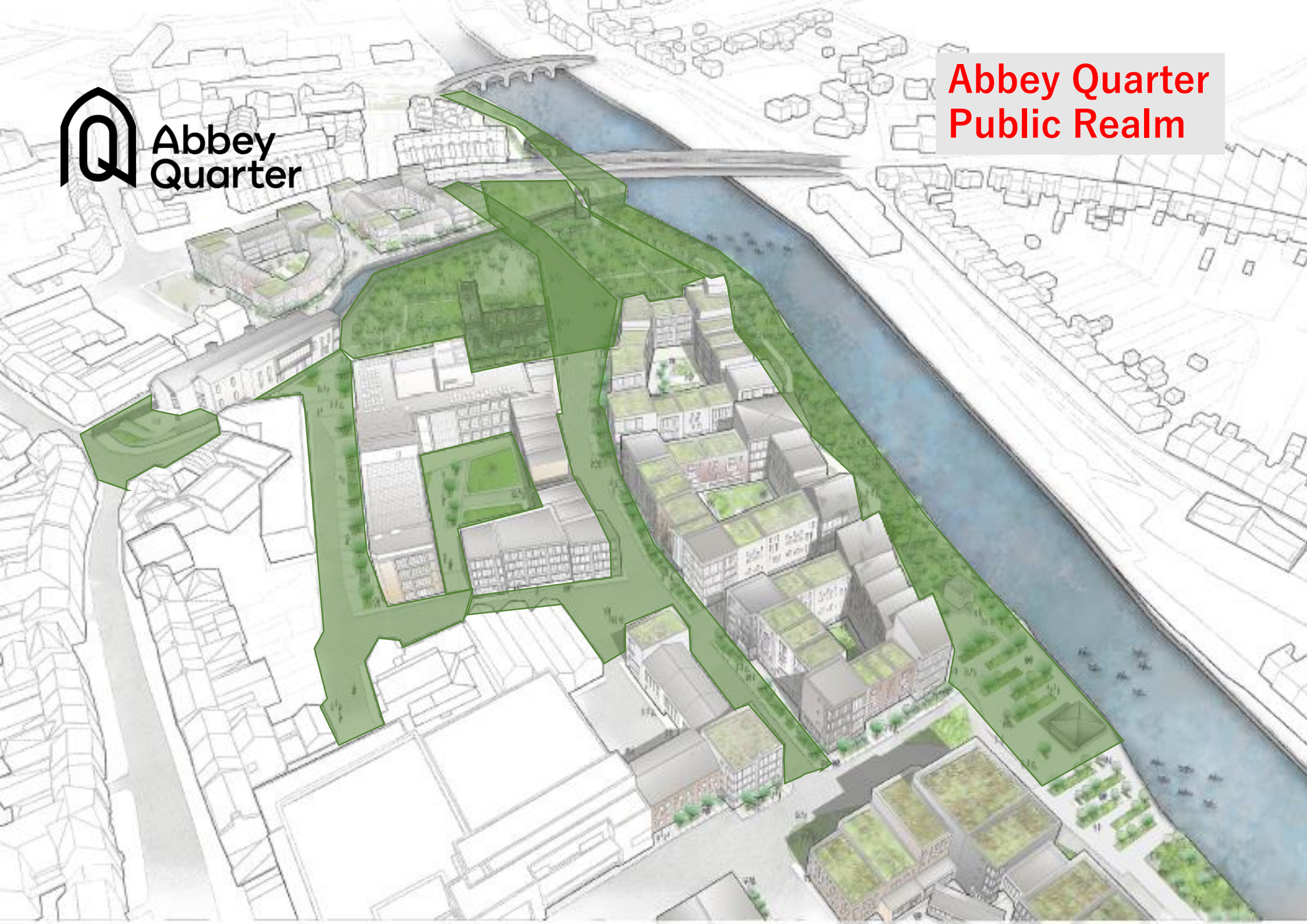








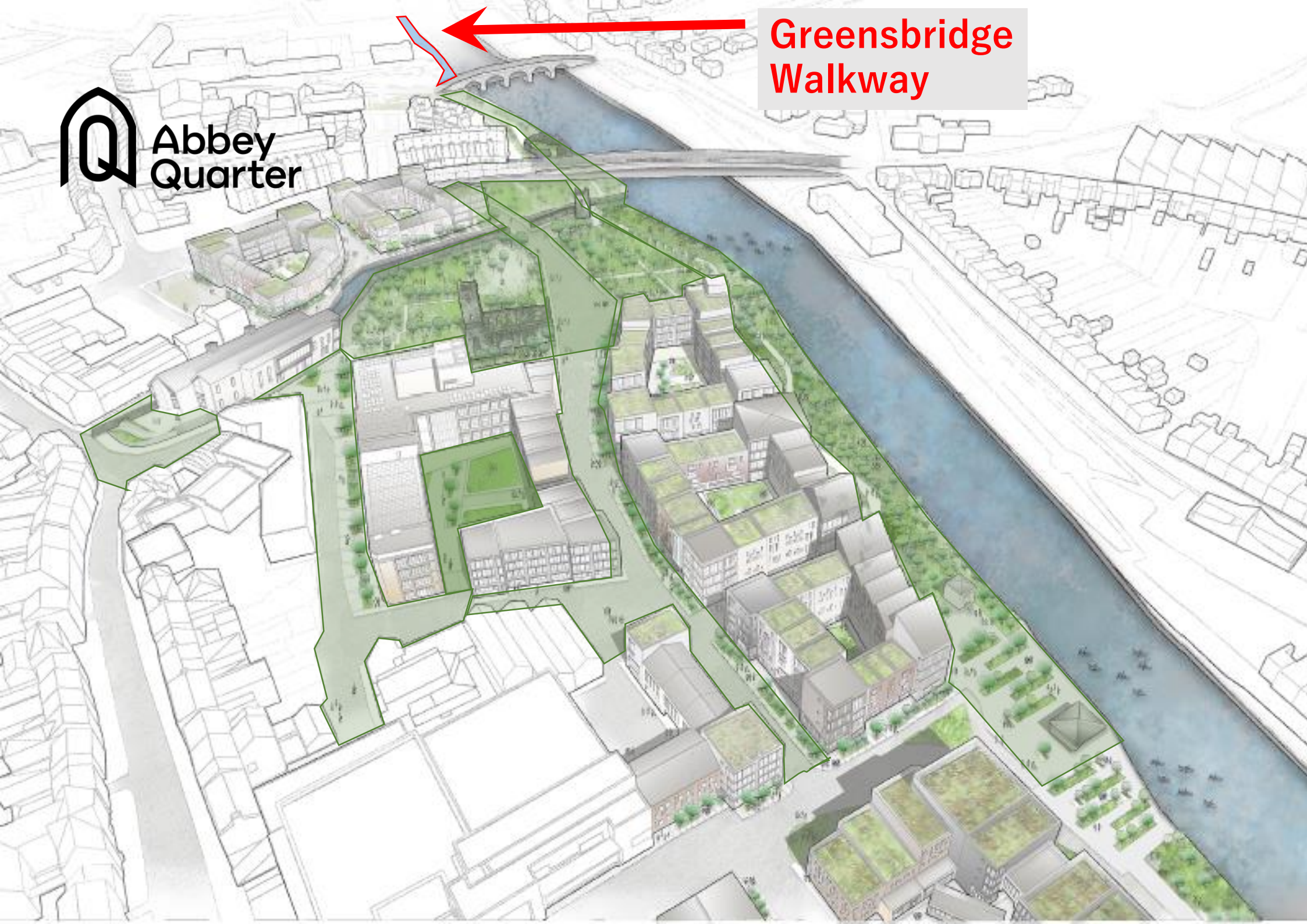
**Abbey Quarter
Public Realm**





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Greensbridge
Walkway





Phase 2 URDF
Greensbridge
Boardwalk

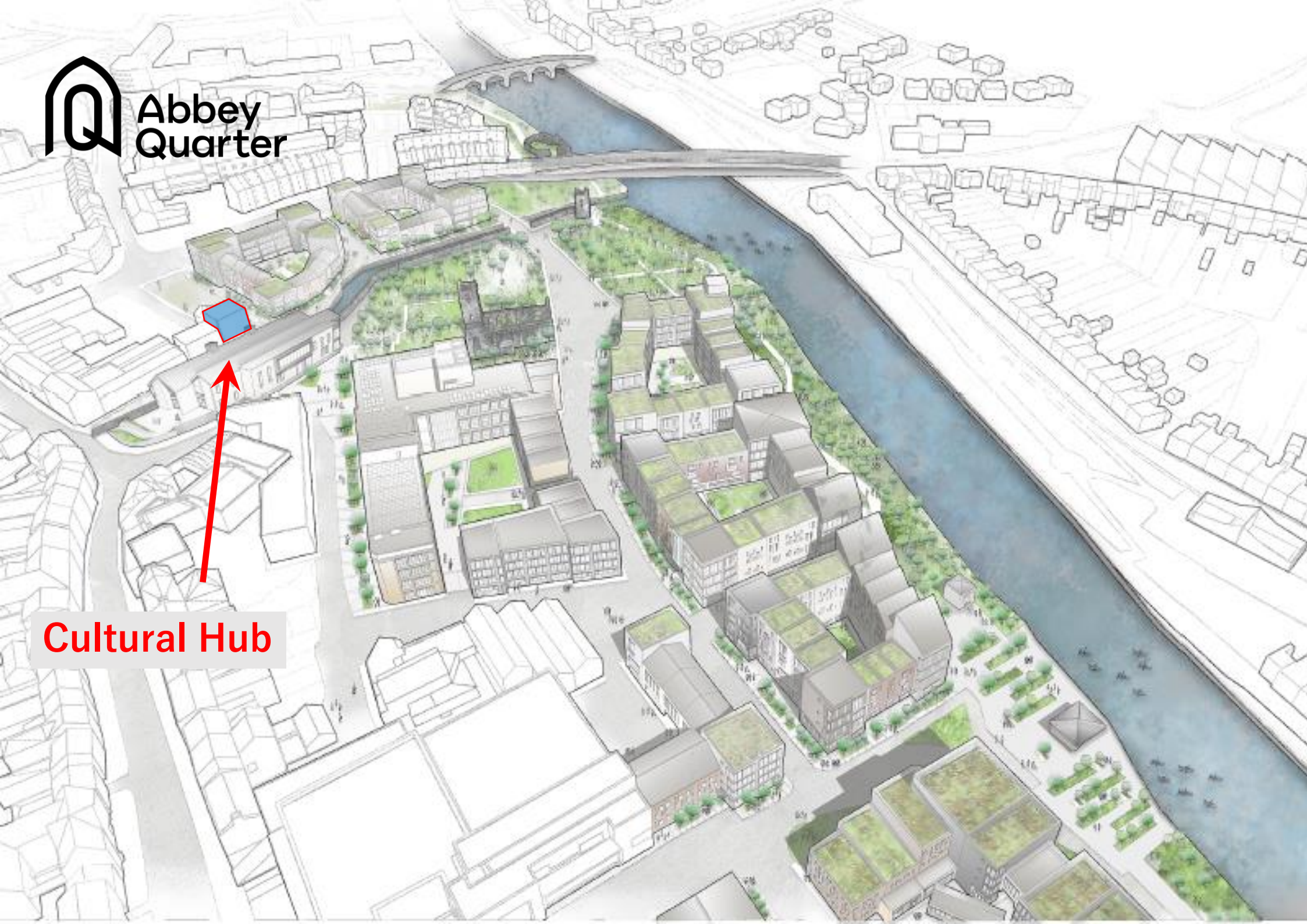
Phase 1 URDF
Riverside Garden
Project



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Quarter



Cultural Hub

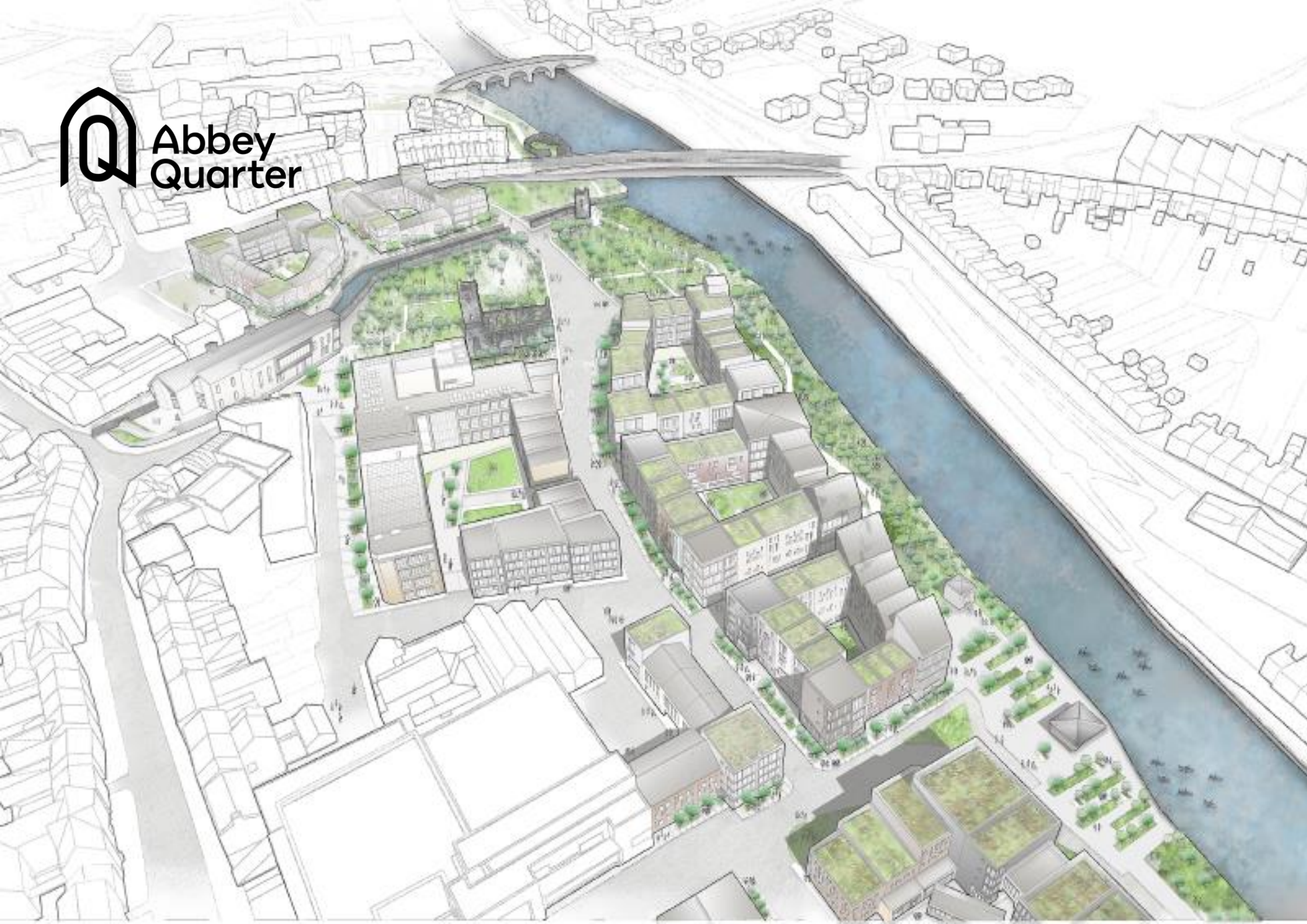








Abbey
Quarter





**Partnership / Brewhouse update to Kilkenny
County Council**

15th February 2021

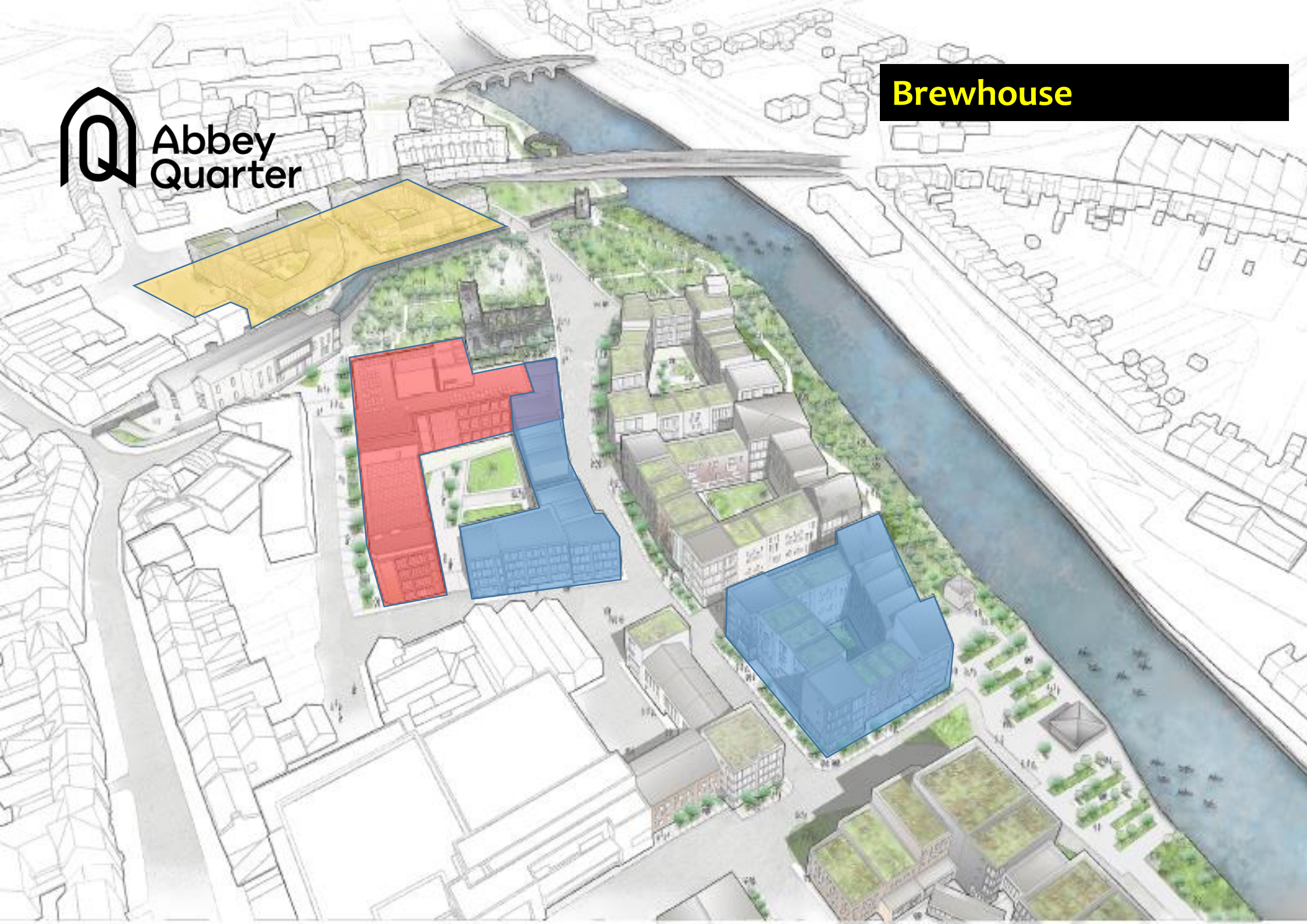
1. **Partnership Plots**
2. **Public Realm / Brewhouse**
3. **Brewhouse Update**
 - Completion
 - COVID-19
 - Marketing Update
4. **Building 7 / Office – Services**
5. **Future Projects – Residential / Hotel /Edu**
6. **Car Parking**





Abbey
Quarter

Brewhouse





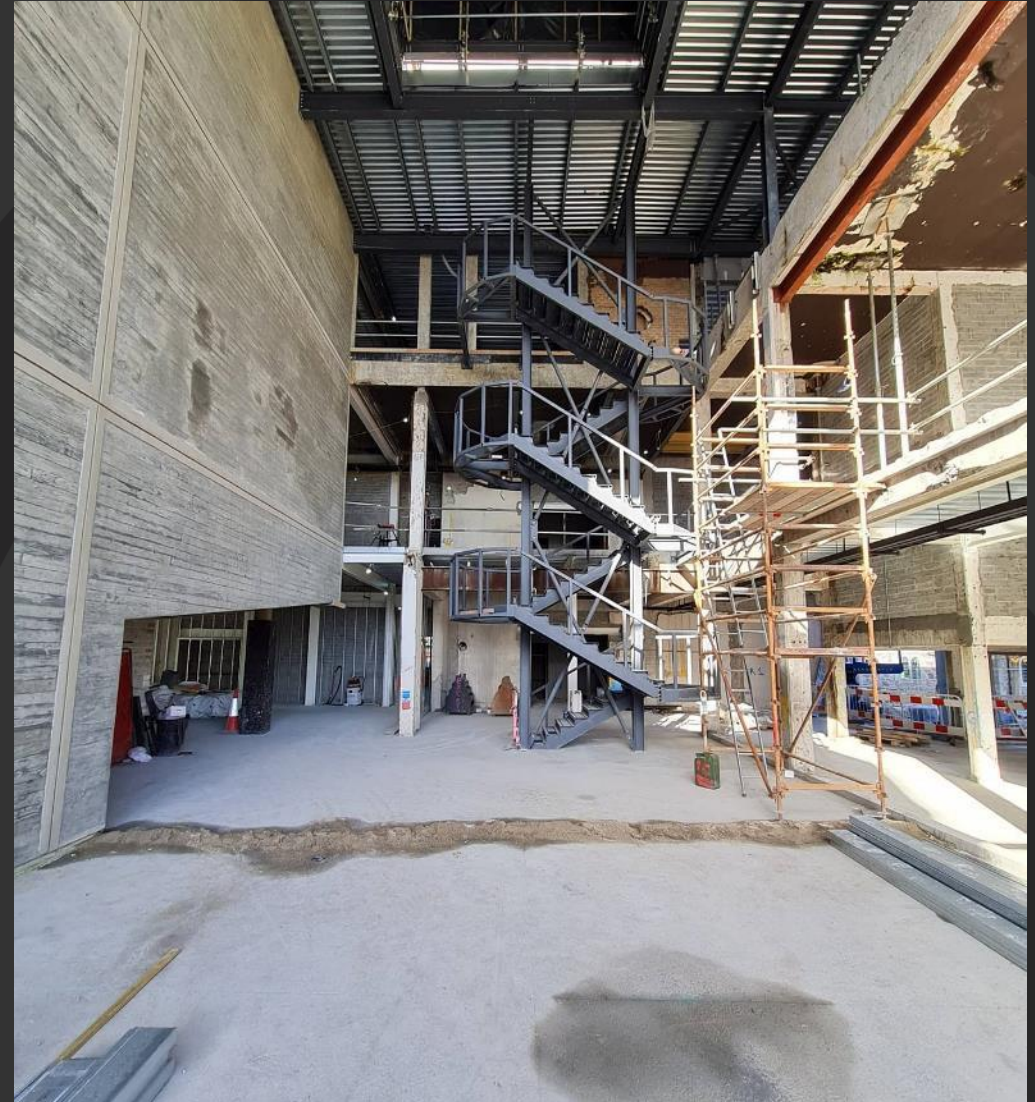
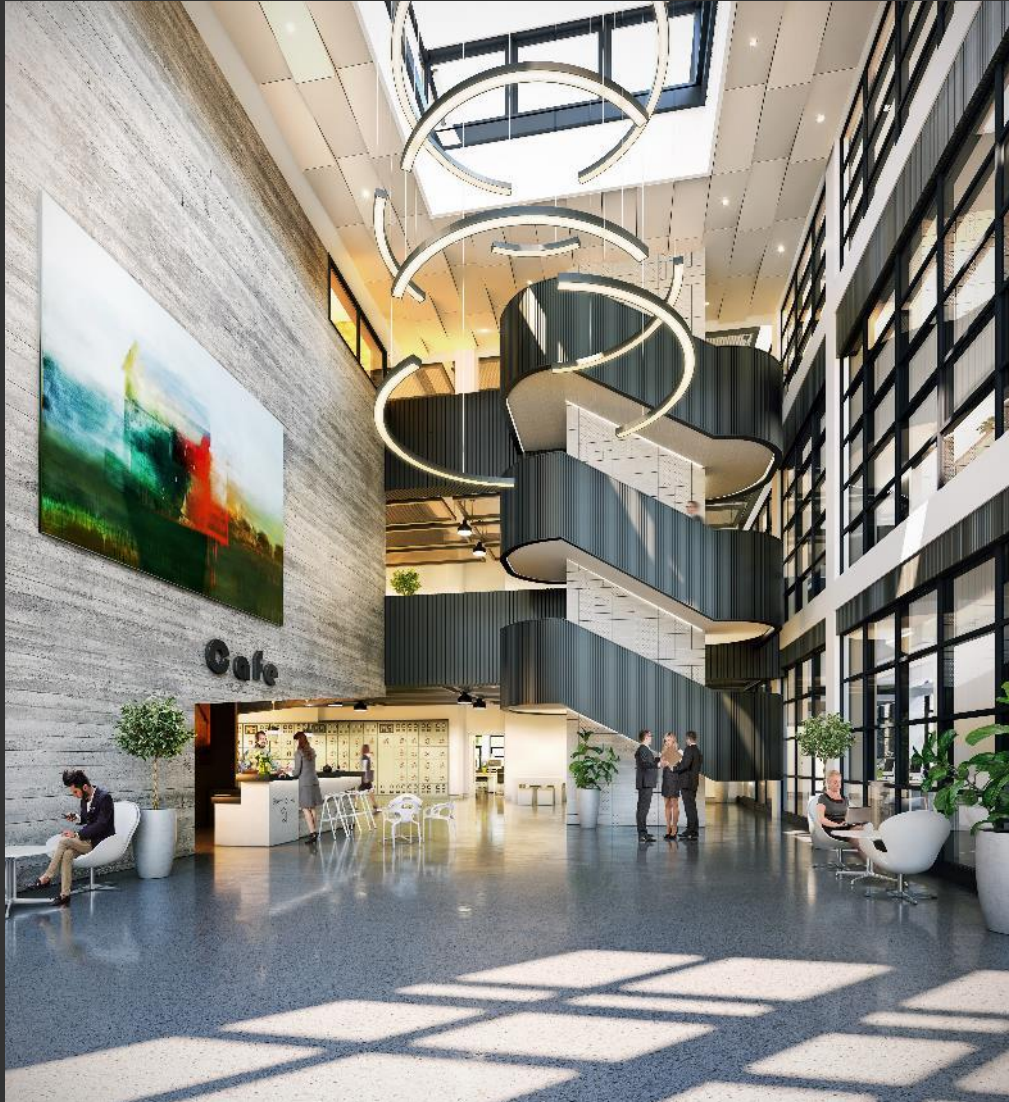






















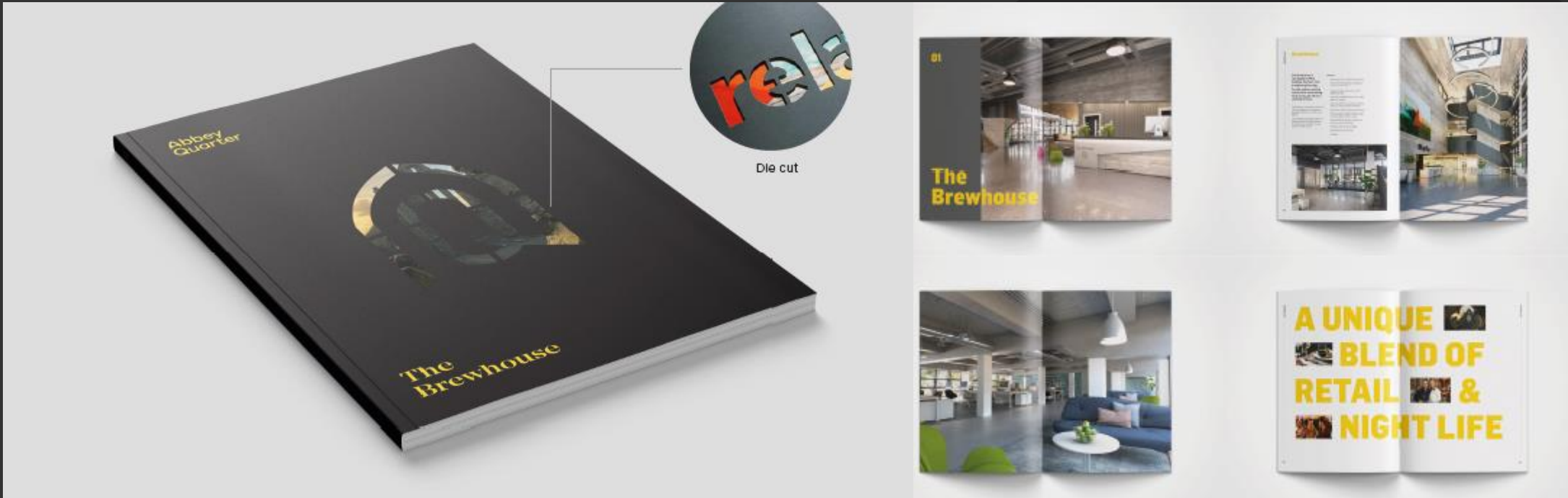


1. COVID-19 – significant reduction in market activity at all levels
2. 75% of Interest in AQ pre COVID remains, with remainder on hold
3. Not likely to see a reduction in user space requirement
4. Remote working is not for every one
5. Moving away from desk based task work to a collaborative environment
6. Rethinking how we work, connect, exchange idea, find balance and meaning!
7. Kilkenny well position to respond
8. Change will take time
9. 2021 has started on a positive with new interest

Market/Marketing

- Review measure to respond to changing environment
- Upgrade material on site
- Add 360 / virtual tours to facilitate remote viewings

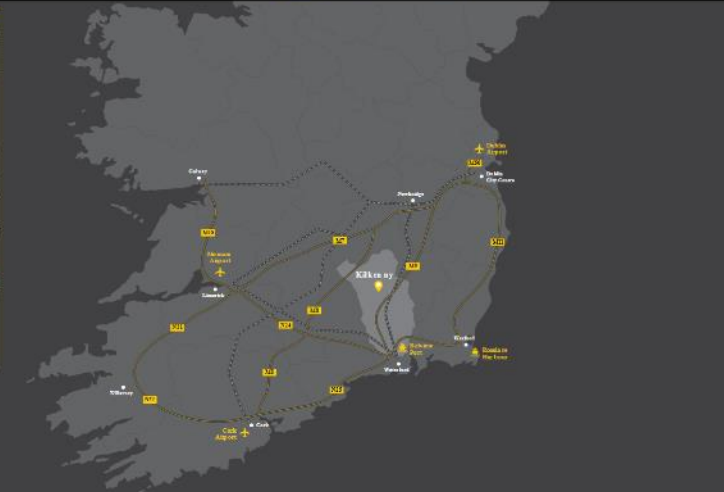
- Hoarding on site to be upgraded/refreshed in March
- Web site and marketing to go live in March
- LinkedIn to be used as primary marketing tool.



The Brewhouse, a new Grade A office building, has been fully transformed to cater for the modern working world whilst maintaining hints of its past life as a working brewery.

This building is completely unique and has been hailed as one of the best examples of Bauhaus architecture in Ireland.

This completion kicks off the start of development of the Abbey Quarter as a brand-new living and working quarter in







1. Establish Design Team Framework
2. 18 Submissions
3. Independent Review
4. 5 teams to be selected
5. Further submissions and interviews Building 7
6. Leading architect to be appointed March 2021.
7. Planning to be submitted Aug 2021



Urban Street – critical to advance options on Mixed Use development plots.

Hotel Plot

Review options on Hotel Plots in a post COVID-19 – consider development options with a view to bringing to the market.

Residential

In anticipation of the Urban Street (critical infrastructure) we are reviewing options to deliver housing to meet current demands for both social and private.

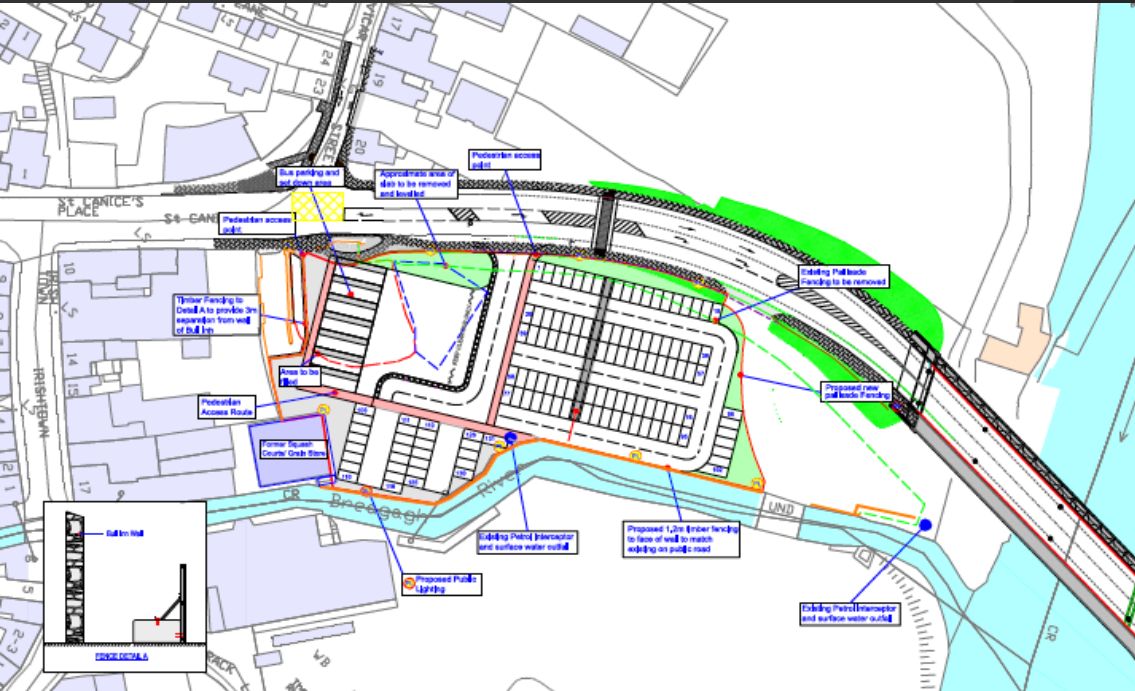
Open discussions taking place with housing providers around social and independent living for elderly.

Third Level

Ongoing discussions around delivery of higher education and funding

Car Parking Coach Parking – 7 Car Parking – 120

1. Partnership submitted 7 year temp parking to KCC
2. Approved by KCC Jan 2021
3. Application appealed to ABP Feb 2021



2021

- Complete Riverside Garden Project
- Complete Brewhouse, inc. Horse Barrack Lane & Brewhouse Square
- Develop Temporary Car Park (Subject to Planning)
- Design Development of Building 7
- Commence Construction on Urban Street and Park (subject to ABP and URDF Funding)
- Review Residential Options in Mixed Use Plots
- Hotel plot option post COVID.

2022

- Complete Mayfair – Library
- Complete Urban Street.
- Advance Building 7 (subject to Planning & Funding)
- Advance option on Mixed Use plots