



KILLEEN CASTLE REFURBISHMENT

DUNSANY, CO MEATH



PROFESSIONAL TEAM

MCA Architects

Rybka

Barrett Mahony

Alistair Lyndsey

Bruce Shaw



A luxury 5 star hotel and golf course created from a 12th century protected structure.

CLIENT'S VISION

The client sought the full restoration and refurbishment of Killeen Castle, a protected structure of which parts date back to the 12th Century, as the centrepiece of a newly developed luxury golf course and resort on the 560-acre historic estate. The castle was to be incorporated as the main reception building of a 5-star hotel, including bar and dining areas within the lower at upper ground floor levels, and bedroom suites at the upper floor levels.

UNIQUE CHALLENGES

The roof and majority of the interior fabric of the castle had been destroyed in a fire in 1982, and the resultant shell had lain derelict and unprotected ever since. As a result, much of the remaining fabric was saturated, in very poor condition and deteriorating.

As a protected structure, saving and conserving as much of the existing fabric as possible was paramount, and the restoration or refurbishment works required careful study and sensitivity during design and construction. Another unique challenge was to incorporate plant and service installations to meet current standards within the refurbished building without compromising the integrity of the historic structure.

SOLVING THE CHALLENGES WITH DESIGN

The basic structure of the building was restored by repairing all the external walls and windows together with the construction of a new roof and floors.

The works also involved external and internal refurbishment, and formation of embankments on west and south sides.

To allow repair work on the external masonry to proceed throughout the winter months and to accelerate the drying out process, an eight-storey enclosing structure was formed with scaffolding, metal decking and reinforced sheeting to protect the building and workers during the process.

Templates taken from existing fabric were used to repair and replace irreparably damaged stonework and features, with available historic photographs providing a key reference source during the design and construction phases.

HOW CHALLENGES BECAME INNOVATIONS

In certain areas where the full restoration of the building was not possible, for instance in the lower ground reception rooms, the existing fabric was repaired so that it could be used as the decorative backdrop to these spaces, lending a unique character.

The quirkiness of the existing plan shapes and room heights were also incorporated into the interior layouts to impart the physical sense of the original castle.

The existing chimney stacks were relined and used as vertical service risers to minimise interfering with the existing historic fabric.

Client	Snowbury Ltd
Value	€10M
Start Date	2005
Finish Date	2006
Size	48,000ft ² / 4,500m ²

MCA

ARCHITECTS

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