

## Duggan Brothers Newsletter

Success built on experience

### Duggan Brothers complete Slane Distillery and Visitor Centre

Duggan Brothers are delighted to announce that they have successfully delivered the new distillery and visitor centre at Slane Castle.

The newly completed distillery and visitors centre which incorporates a café, retail unit, the 'Stalls Bar', heritage room, barley room and VIP tasting rooms - where visitors will be able to enjoy whiskey tasting endeavors throughout their visit, will become a destination of choice for whiskey lovers across Ireland and internationally.

The distillery and visitors centre has been sympathetically constructed within the surrounds of the 250-year old stables and grain stores in the middle of the 1,500-acre iconic Slane Castle estate in the heart of Boyne Valley.

Now owned by Brown-Forman, a progressive partnership between the

Conyngham family (Slane) and the Brown family (Kentucky), the new distillery represents the first distillery that the US family company has built in Ireland and it represents the shared vision of the Brown and Conyngham family vision. It is expected that the visitor centre and distillery will be home to approximately 40,000 visitors per year initially, with this number confidently expected to grow in strength from year to year.

The renovations and preparation work took just over two years to complete. The listed buildings date back to the 1750's and it was vital that expert renovation and conservation works be undertaken throughout the project. Most of the distillery inhabits the Georgian stables and has revitalized these old structures providing much needed renovation and upgrade works to help restore them to their former

glory and provide a new functionality to these disused structures which will safe guard their future.

Furthermore, additional buildings have also been built to the rear of the site to house the larger process equipment and distilling vessels as required for a state of the art modern whiskey distillery.

Seamus Duggan, Duggan Brothers Joint Managing Director said: "We are delighted to have handed over this significant project at Slane Castle, whilst the project was demanding at times our team's commitment to working collaboratively ensured the project was delivered successfully and to the highest standards possible. We thoroughly enjoyed having the opportunity to work on such a prestigious project and look forward to seeing all future successes at the distillery and visitor centre".

The Slane estate is an ideal location for the distillery which has been designed to be as sustainable as possible. Barley will be grown on the estate land and water will be fed from the River Boyne. The waste hot water generated by the stills will be piped across to heat the castle itself



### Duggan Brothers Commence Irish Stock Exchange €10 million expansion, at Dublin Headquarters

The Irish Stock Exchange, €10 Million expansion works to create a single campus corporate headquarters has commenced.

Duggan Brothers (Contractors) Ltd is delighted to have been awarded the contract for this Dublin Headquarters building. The ISE has acquired the old landmark Armoury building on Foster Place off College Green which it intends to link back to its existing building on Anglesea Street through the construction of a new modern 4 storey office

building which will marry the old and new structures to create a modern and vibrant statement building.

It is expected that the expansion will cater for up to 50% increase in staff numbers and provide capacity for its future needs. The expansion and planned integration of the adjacent buildings will deliver a state of the art financial services hub in Dublin City Centre while maintaining the link with the historic College Green.

Over the past three years the Irish Stock Exchange has amplified its staff number to 114, an increase of 40%. This number is expected to continue to grow due to augmented business capacities and to target new revenue streams. The Irish Stock Exchange businesses now spans 80 countries with over 33,000 securities and over 4,100 issuers from multiple sectors listing on its markets.

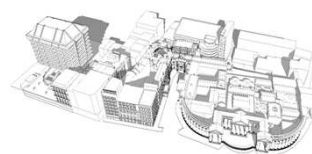
The new headquarters will enable the ISE to grow further and accommodate up

to 50% more staff. The new building will have much improved amenities and will offer greater opportunity for public engagements.

The works comprises external refurbishment and repairs, demolition, internal modifications and refurbishment of both the Armoury Building and the Anglesea Street building.

The construction of a new four storey extension will be located to the rear of the building. The project shows great vision on behalf of the

Irish Stock Exchange and its Architect, Henry J. Lyons, as it seeks to add new life to its existing historic base on Anglesea Street by expanding outwards with a modern extension which is sympathetic to its past.



## Duggan Brothers' win Silver at Irish Construction Excellence Awards!

The Irish Construction Excellence Awards (ICE Awards) are the original and premier recognition of performance excellence for the contracting sector in Ireland.

The ICE Awards celebrates excellence in construction. Duggan Brothers were successful on the night, taking home the 'Silver Award' for the 'Medieval Mile Museum' in Kilkenny.

We are delighted to have achieved this mark of excellence for the prestigious Medieval Mile Museum.

This project involved the conversion of St. Mary's church into Kilkenny's Medieval Mile Museum.

The project combined sensitive restoration and contemporary design to an exemplary standard.

The medieval building required extension for the display of artefacts in a controlled environment and the project became an experiment in the use of archaeology to help define an architectural solution.

The project worked with the nature of the building, providing a new fully serviced stone floor, repairing existing historic materials and leaving exposed a large section of the original timber roof which acts as a focus in the plan.

The restoration, extension and conservation of St. Mary's Hall forms part of the larger 'St. Mary's Precinct' project and the completed building is now the centre-piece of Ireland's Medieval Mile, a concentration of medieval sites and buildings in the core of Kilkenny City.

The building has been successful in attracting a large number of visitors to the city and has been the focus of a significant number of professional and academic studies and presentations.



**Irish Construction Excellence Awards 2018 Winner**

## Great Ireland Run 2018



To celebrate Wellbeing Day 2018 Duggan Brothers employees took part in the Great Ireland Run.

There were two categories to choose from the 5k or the 10k. All employees were encouraged to take part and participate in the day whether it be by running or walking.

This was a fantastic opportunity for employees to enjoy a company day out and get to know each other.

Speaking at the aftermath of the event, Seamus Duggan, Joint Managing Director, Duggan Brothers congratulated all of the participants and presented the category winners with their medals.

## Shire Pharmaceuticals – LAC Project Fit-Out Works

Duggan Brothers has been awarded the contract for Shire Pharmaceuticals Ireland LAC Project Fit-Out Works as part of the construction of a new Biopharmaceutical Manufacturing Facility. The contract value is approximately €7.5million.

### New Biopharmaceutical Manufacturing Facility

The development on the Biopharmaceutical Manufacturing Facility comprises of a main facility block with associated ancillary buildings. The main campus block consists of three buildings adjoining together to form the main facility for the site. The new facility block includes a new warehouse building, a laboratory, administration, canteen building and a manufacturing building. The new Biopharmaceutical building will be designed to support multi-product operations on a campaign basis.

### LAC Project Fit-Out Works

The scope of the works package is for the architectural Fit-Out (non-cleanroom) installation within the LAC Building. Commenting on the contract award, Eddie Cleary, Duggan Brothers Project Director said: "We are delighted to be undertaking the LAC Project Fit-Out Works, as part of the construction of this new Biopharmaceutical Manufacturing Facility for Shire Pharmaceuticals Ireland".

The project envisages the delivery of a state of the art of fit-out of the labs, offices, canteen and reception area for this flagship development by Shire which will be finished to the most exacting quality standards.

The project will be delivered through the use of BIM which will facilitate the extensive coordination of services with architectural fit-out. Duggan Brothers experienced on-site BIM team will play an instrumental role in achieving this.



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**July 2018**



## Duggan Brothers' Sponsor An Fleadh Cheoil

We were delighted to sponsor an Fleadh Cheoil Thiobraid Árann 2018, which was held in Templemore. The event kicked off on Monday the 14<sup>th</sup> of May and continued until Sunday the 20<sup>th</sup> of May.

The week was jam packed full of fantastic events. We would like to congratulate all that participated in the competitions throughout the weekend. It was fantastic to have such a lovely atmosphere around the Town and we look forward to Templemore being host again!



## Construction Summit 2018

Duggan Brothers supported the promotion of “careers/jobs in construction” on May 2<sup>nd</sup> by attending the 4<sup>th</sup> Annual Construction Summit, which was held in Citywest. Over 2000 construction companies, developers, policy makers and project owners attended. The main discussion focused on how to rebuild Ireland's construction and Property Industry and how to attract skilled workers new and current to the industry.



Eoin Murphy Minister for Housing, Planning, and Local Government and Economist Colm McCarty were among speakers present. Over 3000 delegates attended the day with many job seekers visiting our stand.

## Duggan Brothers' raise much needed funds for the 'Alzheimer Association'.

Thank you to all that recently took part in 'The Alzheimer Society of Ireland' Builders Brew, tea day. Staff in our Templemore Office; Dublin Office; and Peamount Healthcare Site participated and supported the 'ASI' by baking and donating. In total €2,200 was raised for the worthy cause.

The event which was held in conjunction with Peamount Healthcare at the new 100 Bed Nursing Facility and Catering Department site was fantastic. The site was opened up to staff and residents of Peamount

Healthcare, who were taken on a site walk around the perimeter of the project. It proved a wonderful way to show the progress on site and the scale of the project whilst also providing an opportunity to get everyone together for a cuppa.

Alzheimer's Tea Day is the largest annual fundraising campaign for The Alzheimer Society of Ireland. The number of people with dementia in Ireland is expected to more than double over the next 18 years. There is currently no cure for this progressive disease. 1 in 2 of us

know somebody that suffers from dementia.

Hosting this event was the ideal way for us to show our support to those living with dementia, and to those that's have loved ones affected by the disease.



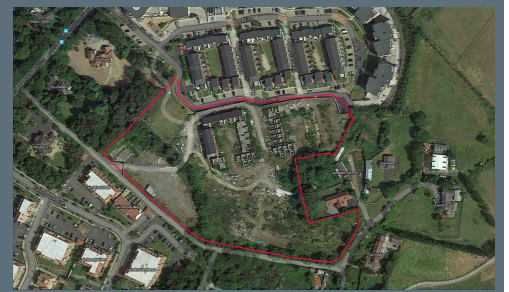
## Carrickmines Housing Complex

Duggan Brothers have been awarded the contract for the development of 75 three and four bedroom terraced and semi-detached houses at Carrickmines Manor, located just off the Glenamuck Road.

The development will be undertaken on a phased basis, with works expected to commence immediately.

The project encompasses all external works within the site cartilage of each house, all development works associated with the development including site structures; boundary walls; site services/fittings; landscaping, along with service connections and other work outside of the site boundary.

David Duggan, Duggan Brothers Joint Managing Director said: "We are looking forward to working with Corcom on the development of Carrickmines Manor, which will provide much needed housing for the greater Dublin area".



## Irish Construction Industry Awards 2018

At the recent Irish Construction Industry Awards Duggan Brothers were recipient of the Conservation Project of the Year Award – for the 'Medieval Mile Museum, Kilkenny', which we are delighted to have achieved yet another mark of excellence for.

This is a fantastic achievement for all that were involved in the various aspects of the project. All interested parties, client, architect, engineers, conservation specialists, surveyors, archaeologists and contractors worked together in a collaborative manner with a common goal of conserving as much of the original fabric of the building as possible so that future generations could appreciate the foresight, technical ability and skill of our predecessors.

The project was completed on time, to an award-winning standard and within budget, it's also worth noting that the final account was agreed within 2 months of the PC Cert being issued. This would not have been possible without a collaborative approach by all parties involved.

Since launching in 2014, the Irish Construction Industry Awards has established itself as the benchmark for those demonstrating excellence and innovation in Ireland's construction industry. The awards ceremony is attended annually by the cream of Ireland's construction industry, offering a unique opportunity to network and celebrate with hundreds of senior executives. It is a fantastic achievement to have been awarded a mark of

excellence at the prestigious awards ceremony.





## Red Cow Moran Hotel Expansion

on the Naas Road just off of the M50 & the N7, close to Dublin City Centre, Dublin Airport, Heuston and Connolly train stations.

Duggan Brothers have commenced works to expand the Red Cow Moran Hotel, following on from its previous expansion works. The original hotel was built by Duggan Brothers circa 1996.

The modifications will include the construction of two additional storeys above the existing hotel wing.

The hotel is convenient to all of Dublin's main tourist attractions and boasts 275 executive style bedrooms, 21 event spaces, a choice of bars/ restaurants and a state of the art fitness suite. The hotel is ideally situated

The expansion will facilitate an additional 40 hotel bedrooms, and north/south/east facing balconies and terraces. Revisions to the existing façade will accommodate the additional floors, significant upgrade and extension works to existing lifts and provisions of fire fighting equipment to all floors will be completed, along with minor isolated alterations to the existing hotel complex.

The above revisions will result in a net increase in gross floor area of hotel accommodation by 1780 sq.m.



## RIAI Architecture Awards 2018

The RIAI Architecture Awards took place on Friday, 8<sup>th</sup> June. The prestigious awards ceremony is now in its 29<sup>th</sup> year, and with 15 categories overall, there was a total of 32 projects shortlisted, spanning 12 countries across Ireland, as well as an international project in India.

The Medieval Mile Museum, was 'Highly Commended' on the night. This is the fourth award that the Kilkenny project has achieved this year. This is a fantastic achievement for the 'Medieval Mile Museum' and a testament to the project.



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July 2018

## Duggan Brothers' complete refurbishment of Bank of Ireland, College Green

Duggan Brothers (Contractors) Ltd has successfully completed the €6m refurbishment project at Bank of Ireland, College Green. The completed works now make available a new Cultural and Heritage Centre within the College Green complex.

The works comprised the renovation and refurbishment of pre-existing historic buildings dating back to 1729, which were carried out in concurrent phases.

The works included the conversion of a disused office area into a multi-use exhibition space plus the upgrade of the existing historic fabric of areas of the building with a lot of cleaning and restoration of existing brickwork facades,

stonework, windows plus the upgrade of the historic "banking hall" which once housed the Irish Parliament. Furthermore, the project also included the construction of a new modern multi-storey office building within an existing landlocked courtyard.

The existing buildings remained in operation throughout the project and works were carried out and handed over on a phased basis to accommodate this. This involved extensive co-ordination and pro-active engagement between the Bank of Ireland and Duggan Brothers to ensure that the daily operation of one of the busiest and most prestigious bank branches in the country continued its operations without disruption.

The new public exhibition space will be available to the state for a period of 10 years and will host an assortment of historical exhibitions and cultural events which will be open to the public.

The BOI buildings are known as significant heritage buildings which have played a noteworthy role in the history of Ireland.



## DFTC secure storage compound Complete

Having completed the first phase in 2014 Duggan Brothers (Contractors) Ltd have now added to this by successfully completing the DFTC secure storage compound for the Irish Defence Forces, on the Curragh Camp Co. Kildare.

The works took 12 months to complete which was well ahead of the 24-month contract duration. This was achieved by the introduction of an innovative precast concrete structural solution which offered greater efficiencies on site, whilst ensuring the highest standards of quality finish were achieved.

The works included the decommissioning of the existing ammunitions buildings and the construction of 18 new secure storage units

to store hazardous explosive materials at the Curragh Camp plus extensive external works and concrete aprons.

The works were constructed in a secure military controlled zone which had to be actively managed to ensure that the strict security protocols were maintained.

Furthermore, access to the works had to pass through the heart of the busy Curragh Camp campus. This involved close liaison with the Department of Defense officials and Design Team members to ensure successful delivery of the project.

The significantly earlier project completion added significantly to the achievement of this goal.



### Management

Kevin Duggan – Chairman

David Duggan, Seamus Duggan – Joint Managing Directors

Conor Scott – Financial Director

John Butler – Contracts Director

Eddie Cleary – Contracts Director

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