



**Client Name:**

St. Mary's Church  
Very Rev. Fr. Francis Garvey, PP  
Tel: 071 9621987

**Architect:**

Richard Hurley & Associates  
Richard Hurley  
Tel: 01 676 8711

**Quantity Surveyor:**

John Skelly

**Duration:**

February 2010 - December 2010

**Contract Value:**

£0.8m



## St. Mary's Church, Carrick-on-Shannon

### Description

St. Mary's Church is a detached gable-fronted Gothic Revival Roman Catholic church, built in 1879. It is a listed and protected structure. It contains a Central nave with side aisles. A four-stage tower is to northwest end of elevation with pinnacles, pointed lancets and windows and statue to front face. The fourth stage of the tower was added in the 1920s. The roof construction is a pitched slate roof with stone cross finials. The external walls are random coursed limestone and rock-faced walls with ashlar limestone dressings.

The refurbishment of the church consisted of removal of all internal fixtures, including alters, statues etc. A recently constructed porch to the east of the church was demolished to create a new entrance to the church. Where the porch was demolished the stone wall was rebuilt to its original state. External out houses including toilets, stores and a boiler house were demolished to make way for the construction of a new Adoration Chapel with toilet blocks, new boiler house, reinforced concrete retaining wall and disabled access ramp. The construction was a traditional build and contained flat roofs to the boiler house and toilet block while the adoration chapel received a flat roof and a copper domed construction containing a clerestory window.

Internally the church was re-plastered at high level with traditional lime plaster to bring the church back to its original state. The high level timber ceiling and beams were cleaned down and re-varnished and the church was re-painted throughout. New trench heating was installed in the floor throughout the church and the floor was made up of 30mm Portuguese polished white Poseidon Limestone flooring and oak woodblock flooring. New oak internal joinery was fitted throughout the church. Two new frameless glazed entrance porches were constructed to the Narthex and side entrance to the church.

### Safeguarding the Protected Structure

- All existing foundations were underpinned to ensure structural stability
- A separate steel structure to seat joists and roof was constructed so as not to interfere with the fabric of the existing building
- Existing Brick and stonework from any ope forming were re-used to create new opes and doorways
- All doorways opes were propped to ensure building was protected and safe during construction
- Lime mortar pointing and plaster to match existing building was used to ensure there would be no water ingress in the future.
- New chimneys including dpc were constructed to eliminate the problem of water ingress.



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## St. Mary's Church, Carrick-on-Shannon

### Repairing/ Renovating/ Conserving Timber

Repairs to timber elements including existing roof timbers were carried out as follows:

1. Inspections were carried out in conjunction with the Architect to confirm the nature and extent of repair/ renovation/ conservation work shown on drawings and described in survey reports and schedules of work.
2. Opening up was carried out to reveal previously concealed areas of structure or fabric not recorded during initial surveys. JJ Rhatigan & Company exercised extreme care when opening up retaining the building structure/ fabric.
3. Timber was procured from well managed forests to match the original elements to be restored.
4. Species and origin of Structural Hardwood for Structural use in restoration of existing suspended floors / roof were matched to the existing.
5. Joinery Repairs to the Choir Loft were carried in both Softwood / Hardwood to match the existing.
6. Representative samples of timber works to be restored were submitted for Design Team approval before placing orders.

### Repairing/ Renovating/ Conserving masonry

Restoration works included the following:

1. Records of masonry to be repaired were made before starting work, measurements and photographs were taken to record bonding patterns, joint widths, and special features. Sketches and drawings were made for reference.
2. External Door Lime Stone Lintel - This was drilled with a 6mm bit and the crack injected with a mortar repair.
3. Lime mortar pointing to all brick joints.
4. Items to be removed, and reinstated on completion of repair work: Labels were attached and or marked using durable, non-permanent means, to identify location. Notes were taken to describe re-fixing instructions.
5. Removal of plant growths from masonry - Plants, root systems and associated soil / debris were carefully removed from joint's, voids and facework.
6. Replacement Stone Units - Sizes and profiles were matched to existing masonry. Existing joint widths were maintained.
7. Existing Templates -Templates for replacement stones were available for making copy templates.
8. Replacement of Stone Granite Entrance Steps – sourced to match the original.
9. Replacement of Bricks External Window Arch - East Side. Salvaged brick sourced to match the original which were in a poor state.

JJ Rhatigan & Company Project Overview