

PRELIMINARY SAFETY AND HEALTH PLAN

CURRAHEEN CORK STADIUM REFURBISHMENT WORKS

Prepared in accordance with the Safety, Health and Welfare at Work (Construction) Regulations 2013

Document Control

Project	Curraheen Cork Stadium Refurbishment Works
Client	Rásaíocht Con Éireann / Greyhound Racing Ireland
Client Address	Greenpark, Dock Road, Limerick
Project Location	Curraheen Park Greyhound Stadium, Cork
Document Title	Preliminary Safety and Health Plan
Project Reference	25035
Revision	P01
Status	Tender Issue
Date	June 2026
Prepared By	LAM Architects
Role	Project Supervisor Design Process (PSDP)
Reviewed By	LAM Architects

Revision History

Revision Date	Description
P01	June 2026 Tender Issue

Distribution

This Preliminary Safety and Health Plan has been prepared for issue to:

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- Rásaíocht Con Éireann / Greyhound Racing Ireland;
 - LAM Architects;
 - Skope Quantity Surveyors;
 - Tendering Contractors;
 - Appointed Project Supervisor Construction Stage (PSCS);
 - Other members of the Project Team as required.
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1. Introduction

1.1 Purpose of this Document

This Preliminary Safety and Health Plan has been prepared by the Project Supervisor Design Process (PSDP) in accordance with the Safety, Health and Welfare at Work (Construction) Regulations 2013.

The purpose of this document is to communicate information relating to the project which is relevant to the management of health and safety risks during construction and to identify particular hazards known at the tender stage.

This document shall be read in conjunction with all other Tender Documents and shall be developed by the appointed Project Supervisor Construction Stage (PSCS) into the Construction Stage Safety and Health Plan prior to commencement of the Works.

1.2 Project Description

The Works comprise the refurbishment and enhancement of selected areas within Curraheen Park Greyhound Stadium, Cork, including all associated architectural works, finishes, fittings and ancillary works necessary to complete the project in accordance with the Contract Documents.

The Employer intends that the project shall be delivered in two phases in order to maintain the ongoing operation of the stadium.

Phase 1 comprises the priority refurbishment works required to be completed in advance of the first round of the 2026 Laurels.

Phase 2 remains subject to confirmation by the Employer and the availability of funding and is currently anticipated to commence in January 2027.

The Phase 1 Works generally comprise:

- Internal refurbishment works;
 - Removal of identified non-structural elements;
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- New doors and glazed screens;
- Wind lobby works;
- Signage works;
- Floor finishes;
- Wall finishes;
- Ceiling works;
- Internal decorative works;
- Joinery and associated fit-out works;
- Associated making good and protection works.

At the point of tender, no structural works are anticipated as forming part of the Contract Works and Tenderers shall assume that the Works comprise non-structural refurbishment activities only.

1.3 Project Team

Role	Organisation
Client	Rásaíocht Con Éireann / Greyhound Racing Ireland
PSDP / Architect	LAM Architects
Quantity Surveyor	Skope
Fire Safety Consultant	MSA Fire Safety Engineers
Contractor	To be appointed
PSCS	To be appointed

1.4 Existing Environment

Curraheen Park Greyhound Stadium is a live operational environment.

The Contractor shall acknowledge that the facility shall remain operational throughout the duration of the Works and shall undertake the Works in a manner that minimises disruption to racing activities, hospitality functions and the ongoing operation of the stadium.

The Contractor shall maintain safe access and egress for:

- Stadium staff;

- Visitors;
- Racing personnel;
- Greyhound owners;
- Patrons;
- Members of the public;
- Emergency services.

Temporary arrangements affecting access, means of escape or operational activities shall be agreed in advance with the Employer.

1.5 Programme and Critical Dates

The following dates are considered critical:

Milestone	Date
Phase 1 Commencement on Site	Monday 10 August 2026
Phase 1 Completion	Friday 11 September 2026
First Round of the Laurels	Saturday 26 September 2026

The Contractor and PSCS shall programme, sequence and resource the Works to ensure completion of the Phase 1 refurbishment works in accordance with the above milestones.

Phase 2 works remain subject to Employer approval and funding and are currently anticipated to commence in January 2027.

2. Existing Information

The following information has been made available to Tenderers:

- Drawing Issue Sheet 25035-DI-01;
- General Notes – Curraheen Cork Stadium;
- Tender drawings and schedules;
- Employer's Requirements;
- Instructions to Tenderers;
- Indicative Programme.

No asbestos information has been provided as part of the Tender Documents.

Should any suspect materials be encountered during the Works, work shall cease immediately within the affected area and the matter shall be referred to the Employer's Representative.

3. Significant Design and Construction Hazards

The following hazards have been identified:

3.1 Occupied Stadium Environment

The principal project risk is the execution of construction activities within a live stadium environment.

The Contractor shall ensure effective segregation between construction activities and operational areas.

3.2 Public Interface

Members of the public may be present adjacent to the Works.

The Contractor shall provide:

- Hoarding;
 - Barriers;
 - Warning signage;
 - Controlled access routes;
 - Suitable supervision.
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3.3 Means of Escape

Existing escape routes shall remain operational at all times.

Any temporary alterations shall be agreed in advance with:

- Employer;
 - PSDP;
 - Fire Safety Consultant;
 - PSCS.
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3.4 Demolition

Demolition activities shall be limited to those identified within the Contract Documents.

Suitable method statements shall be prepared prior to commencement.

3.5 Working at Height

Work at height may arise during:

- Ceiling works;
- Decorations;
- Signage installation;
- Door installation.

Appropriate access equipment shall be used.

3.6 Hot Works

Any hot works shall be controlled through a permit-to-work system.

Appropriate fire precautions shall be implemented.

3.7 Manual Handling

The Contractor shall assess all manual handling activities and implement suitable controls.

Mechanical assistance shall be utilised wherever practicable.

3.8 Deliveries and Traffic

Deliveries shall be coordinated to minimise disruption to stadium operations.

Emergency access routes shall be maintained at all times.

4. Fire Safety

MSA Fire Safety Engineers have been appointed by the Employer.

An amendment to the existing Fire Safety Certificate is required in relation to the wind lobby works.

The Contractor shall cooperate fully with the Fire Safety Consultant.

Temporary fire precautions shall include:

- Maintenance of escape routes;
- Protection of fire doors;
- Fire stopping;
- Emergency lighting protection;
- Hot works permits;
- Fire extinguishers.

5. Site Constraints

The Contractor shall:

- Establish an appropriately managed site compound;
- Prevent unauthorised access;
- Restrict deliveries to agreed times;
- Maintain emergency access;
- Minimise disruption to operations;
- Protect existing finishes and fittings.

Working hours shall be agreed with the Employer.

6. Contractor Information Requirements

The appointed Contractor shall provide:

- Construction Stage Safety and Health Plan;
- Method Statements;
- Risk Assessments;
- Traffic Management Proposals;
- Temporary Works Proposals;
- Emergency Procedures;
- Competency Records;
- Training Records.

7. Safety File Requirements

The Contractor shall provide information necessary for inclusion within the Safety File, including:

- Product literature;
- Fire safety certification;
- Test certificates;
- Warranties;
- Maintenance information;
- As-built information;
- Records of significant changes.

Appendices

Appendix A – Drawing Issue Sheet 25035-DI-01

Refer to the Tender Folder: **Appendix 2 – Drawings and Drawing Schedules**, which includes the Drawing Issue Sheet identifying all drawings issued as part of the Tender Documents.

Appendix B – General Notes – Curraheen Cork Stadium

Refer to the Tender Folder: **Appendix 2 – Drawings and Drawing Schedules**, which includes the General Notes document forming part of the written specification for the Works.

Appendix C – Indicative Programme

Refer to the Tender Folder: **Appendix 3 – Indicative Programme**, which sets out the Employer's anticipated sequencing and key programme milestones associated with the delivery of the Works.

Appendix D – Design Risk Register

Appendix D forms part of this Preliminary Safety and Health Plan and identifies the significant residual design and project-specific risks known to the PSDP at tender stage. The appointed Contractor and Project Supervisor Construction Stage (PSCS) shall review the Design Risk Register and incorporate the identified risks and associated control measures into the Construction Stage Safety and Health Plan,

method statements and task-specific risk assessments prior to commencement of the Works.

Note: The documents referred to in Appendices A to C are contained within the Tender Folder issued as part of the Tender Documents and are not reproduced within this Preliminary Safety and Health Plan. The appointed Contractor and PSCS shall review the relevant Tender Documents in conjunction with this Plan and ensure that the information contained therein is reflected within the Construction Stage Safety and Health Plan.

Appendix A – Drawing Issue Sheet 25035-DI-01

(also serving as the Drawing Register)

Appendix B – General Notes – Curraheen Cork Stadium

Appendix C – Indicative Programme

Appendix D – Design Risk Register

Appendix D – Design Risk Register

The following Design Risk Register has been prepared by the Project Supervisor Design Process (PSDP) to identify significant residual risks associated with the proposed works which may not be readily apparent to competent contractors from normal construction activities. The Register is intended to communicate known hazards arising from the design and existing environment to Tenderers and the appointed Project Supervisor Construction Stage (PSCS).

The risks identified below do not remove the Contractor's obligation to carry out its own risk assessments and develop appropriate safe systems of work. The Contractor shall review this Design Risk Register and incorporate the identified risks and associated control measures into the Construction Stage Safety and Health Plan, method statements and task-specific risk assessments.

Ref.	Hazard / Residual Risk	Location	Potential Consequences	Information / Required Controls
DR-01	Live operational stadium environment	Throughout the Works	Injury to members of the public, staff or racing personnel	Curraheen Park Greyhound Stadium shall remain operational throughout the Works. The Contractor shall maintain effective segregation between the Works and operational areas through hoarding, barriers, signage and controlled access arrangements.
DR-02	Public interface	Throughout the Works	Collision, unauthorised access, injury to third parties	The Contractor shall ensure the safe segregation of construction activities from stadium users and maintain safe access and egress at all times.
DR-03	Maintenance of means of escape	Existing circulation routes and exits	Obstruction of escape routes during emergency situations	Existing fire escape routes shall remain operational at all times. Any temporary alterations shall be agreed in advance with the Employer, Fire Safety Consultant and PSCS.
DR-04	Wind lobby works and fire	Entrance areas	Compromised fire strategy if works	Works shall be undertaken in accordance with the requirements of the

	safety alterations		are improperly sequenced	amended Fire Safety Certificate. The Contractor shall coordinate with MSA Fire Safety Engineers and maintain fire precautions throughout the Works.
DR-05	Demolition of identified non-structural elements	Areas identified on the Contract Drawings	Falling materials, dust generation and injury to operatives	Demolition shall be limited to elements identified within the Contract Documents. Method statements shall be prepared and the area segregated prior to commencement.
DR-06	Work at height	Ceiling works, signage installation and decorations	Falls from height resulting in serious injury	Suitable access equipment shall be selected and inspected. Operatives shall be trained and supervised. Work at height shall be minimised wherever practicable.
DR-07	Manual handling	Throughout the Works	Musculoskeletal injury	The Contractor shall assess lifting activities and utilise mechanical aids where practicable. Deliveries and storage locations shall be planned to minimise handling distances.
DR-08	Hot works	Throughout the Works	Fire, burns and smoke damage	A hot works permit system shall be implemented. Fire extinguishers shall be available and post-work fire watches undertaken where necessary.
DR-09	Deliveries and vehicle movements	Access routes and loading areas	Collision with pedestrians or operational users	Deliveries shall be coordinated with stadium management. Traffic management arrangements shall be implemented and emergency access routes maintained at all times.

DR-10	Existing finishes and retained elements	Throughout the Works	Damage to existing property and consequential disruption	Existing finishes, fixtures, glazing and retained elements shall be protected throughout the Works. Any damage shall be made good to the satisfaction of the Employer.
DR-11	Existing doors and openings	Door replacement and wind lobby works	Non-compliance with accessibility and means of escape requirements	All openings shall be measured on site prior to manufacture. The Contractor shall verify compliance with Building Regulations relating to accessibility and escape.
DR-12	Fire stopping to penetrations	Existing fire-resisting construction	Reduced fire resistance performance	Any penetrations through fire-resisting elements shall be sealed using approved fire-stopping systems installed in accordance with manufacturers' recommendations.
DR-13	Noise, dust and nuisance	Throughout the Works	Disruption to racing activities, hospitality operations and neighbouring occupants	Appropriate control measures shall be implemented, including dust suppression, housekeeping and programming of disruptive activities in consultation with the Employer.
DR-14	Emergency access	External access routes and circulation areas	Delayed emergency response	Emergency access routes shall be maintained at all times and shall not be obstructed by plant, materials or temporary works.
DR-15	Concealed conditions	Existing building fabric	Unforeseen hazards encountered during demolition or opening-up works	Where concealed conditions differ materially from those reasonably anticipated from the Contract Documents, work shall cease in the affected area and the

Employer's Representative
shall be informed
immediately.

General Notes

1. This Design Risk Register identifies residual risks known to the PSDP at the tender stage.
2. The Register shall be reviewed by the appointed Contractor and PSCS prior to commencement of the Works.
3. The Contractor remains responsible for undertaking suitable and sufficient risk assessments for all construction activities.
4. The Construction Stage Safety and Health Plan shall demonstrate how the risks identified within this Register are to be managed.
5. The Design Risk Register shall be reviewed and updated should the scope of the Works change, including any future Phase 2 works instructed by the Employer.