



***COUNTY WEXFORD
COMMUNITY FORUM
AUDIT OF FACILITIES
SEPTEMBER 2004***



Contents

Introduction

Methodology

Report

Section 1; Ownership of Facilities

- 1.1 Community & Church Owned Buildings

Section 2; Condition of Facilities

- 2.1 Approximate Decade of Construction
- 2.2 Capacity of Largest room
- 2.3 Type of Heating
- 2.4 Renovations since 1990
- 2.5 Standard of Cleanliness
- 2.6 Standard of Comfort
- 2.7 Visual Appearance

Section 3; Uses of Facilities

- 3.1 Uses of buildings
- 3.2 Day and night time use
- 3.3 Groups, Clubs of Organisations who use the Building

Section 4; Insurance and Accessibility

- 4.1 Types of Insurance Cover Held
- 4.2 Who Holds Legal Title to the Building
- 4.3 Accessibility
- 4.4 Car park Surface
- 4.5 Number of Disabled Users per Week

Section 5; Funding

- 5.1 Main Items of Expenditure for 2002
- 5.2 Main Sources of Funding Since 2000
- 5.3 Expenditure

Conclusions & Recommendations

Appendices

Introduction

County Wexford Community Forum (CWCF) is the coordinated structure, which brings together the various community and voluntary interests throughout County Wexford. It has over 400 member groups who represent a diverse range of interests and issues.

One issue that most of these groups face is the need for community facilities in particular for holding meetings and providing services. In addition each year most local development agencies in County Wexford fund the repair and maintenance of facilities and in certain instance new buildings. There are also new communities around our towns, which lack adequate facilities, and correspondingly in other areas there are facilities, which have fallen into disuse.

The rationale for this audit was to examine these issues and arrive at a series of conclusive recommendations that can guide in the development of existing and new community facilities.

METHODOLOGY

The audit was commissioned by the County Wexford Community Forum, funded by the Wexford Organisation for Rural Development, WORD and conducted by Raheen Community Development Group.

A draft questionnaire was prepared by Forum members and staff from Raheen CDG. This was distributed to the various committees of the Community Forum for their consideration. The questionnaire is given in Appendix A. Respondents were chosen on a Parish basis using the Community Forum database. Questionnaires were initially posted to respondents. As expected this generated a low response and the remaining areas were completed by telephone interview. A full list of respondents and location of facilities is given in Appendix B.

The audit was widely publicised at all Community Forum events.

Primary and Secondary schools were invited to complete the questionnaire however the timing conflicted with examinations and it was not possible to collate sufficient replies.

Returned questionnaires were inputted and analysed using Microsoft Access at Raheen Multi Media Centre. An initial report was prepared from this information.

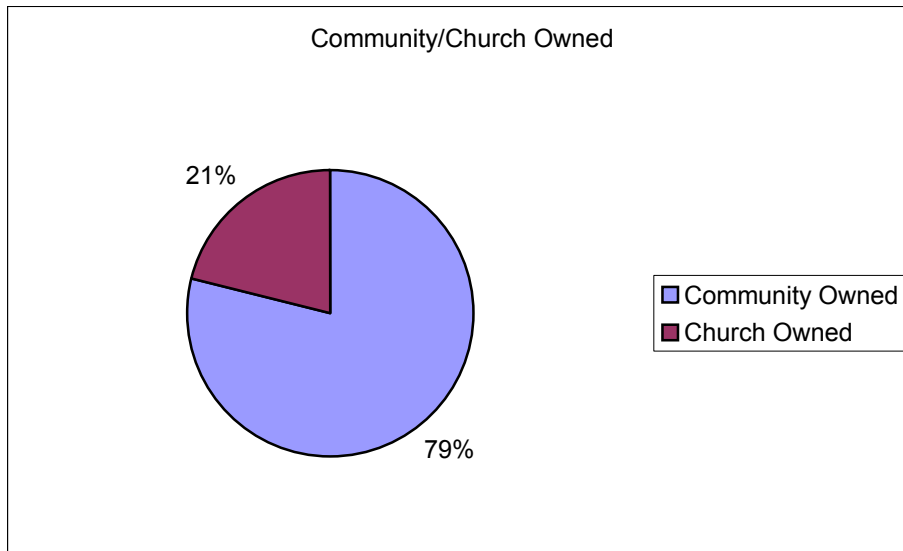
The County Wexford Community Forum prepared the final analysis with the assistance of the Community and Enterprise section in Wexford County Council.

It is recognised that this document is not a complete register of community and sporting facilities. It is however an acceptable starting point and basis from which to progress the issue. Furthermore we believe it has adequate geographical range and sufficient numbers to indicate trends. If you are aware of a facility, which is not included in this register, you can complete the questionnaire included in this document and forward to Community and Enterprise Section, Wexford County Council. Alternatively you may complete the questionnaire at www.wexfordcdb.ie.

Thank you

Section 1: Ownership of Facilities

1.1 Community/Church Owned Buildings



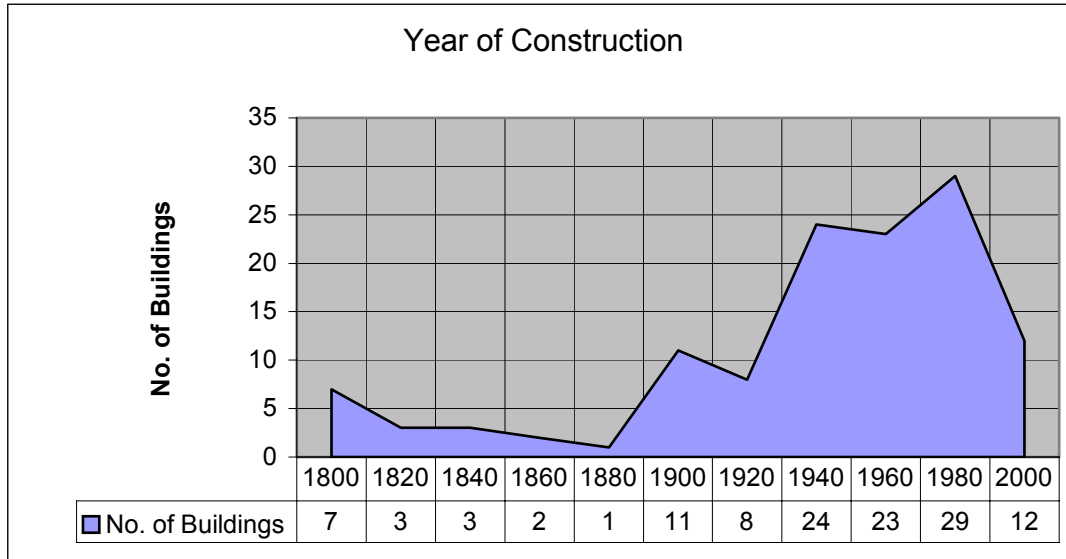
A total of 129 facilities were asked about the ownership of the building. The assumption behind the structuring of this question was that church or community bodies generally own such facilities. This is explored further in the audit where the area of title is examined.

- The Church owned 21 % or 26 facilities.
- The Community owned 79 % or 97 facilities.
- 6 facilities were unable to provide an answer.

A full listing of all facilities surveyed can be found in Appendix B.

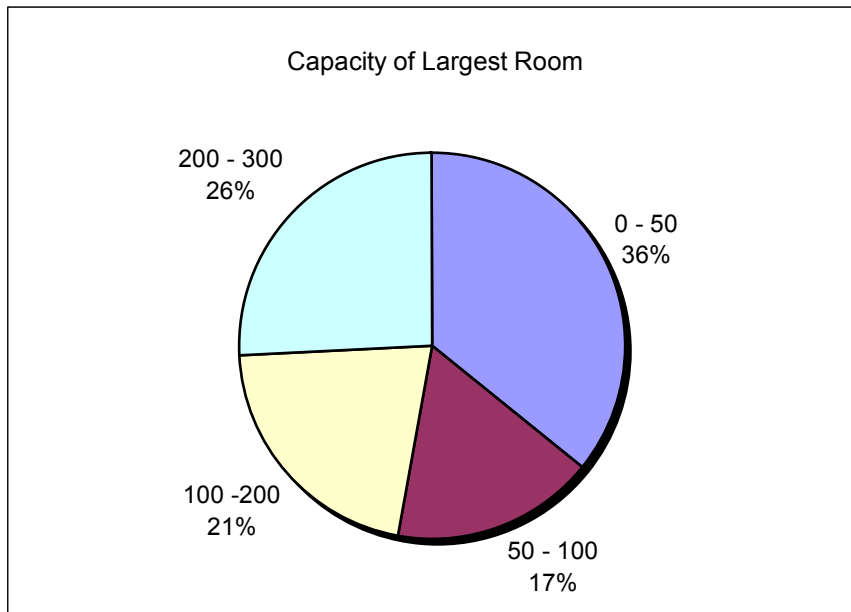
Section 2: Condition of Facilities

2.1 Approximate Decade of Construction



The Figure shows the trends in facility development. Interestingly a number of 19th century buildings are still in use. However the majority of buildings were constructed within the last era. In recent times more funding has become available for community structures. However funding tends to be allocated according to demand rather than need.

2.2 Capacity of Largest Room

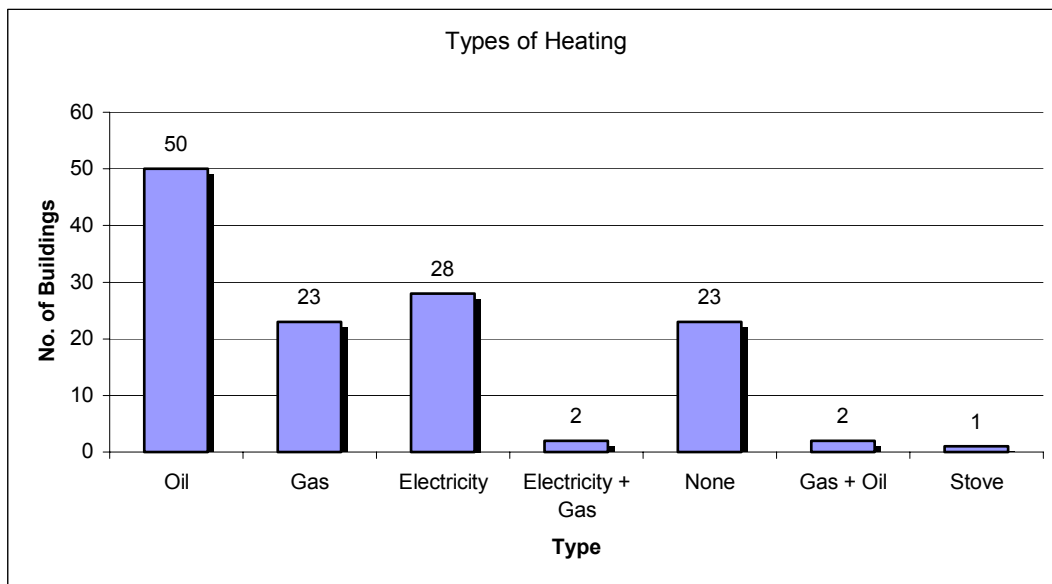


While capacity ranges the figure shows over half of the facilities surveyed can accommodate over 50 people.

Capacity of Largest Room	Buildings
N/A	12
0-50	35
51-100	26
101-150	9
151-200	16
201-250	3
251-300	10
300-400	10

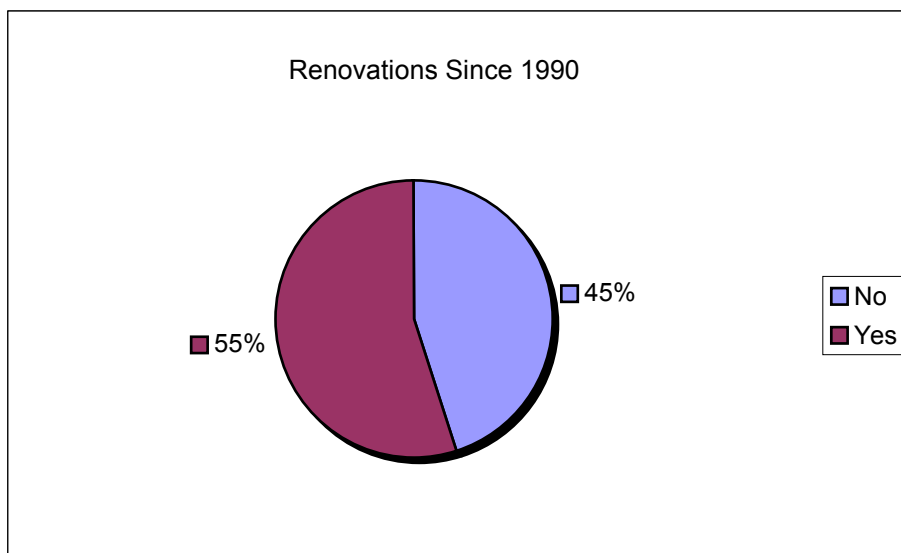
A few are of sufficient size to hold large-scale events.

2.3 Types of Heating



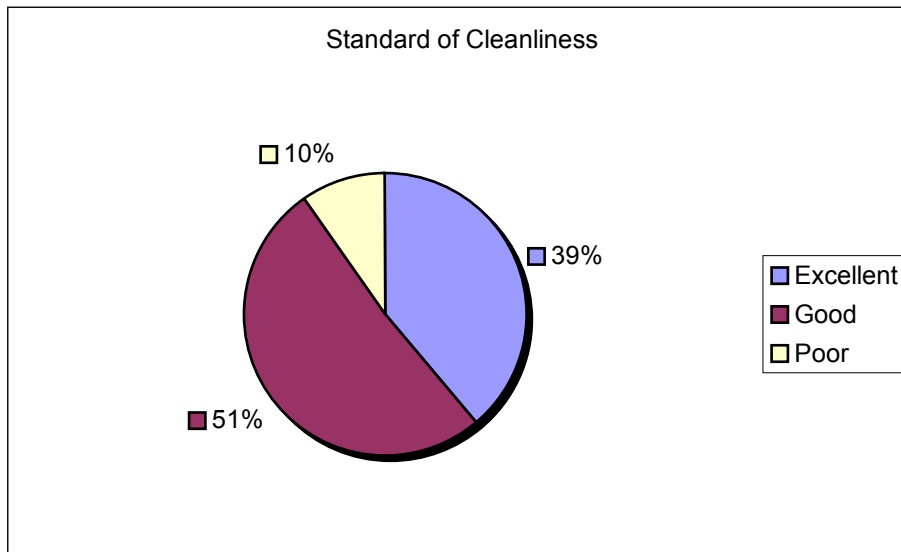
Heating comes from non-renewable sources and interestingly 23 facilities have no heating. Most of these buildings were used for sports but some were general meeting rooms.

2.4 Renovations Since 1990



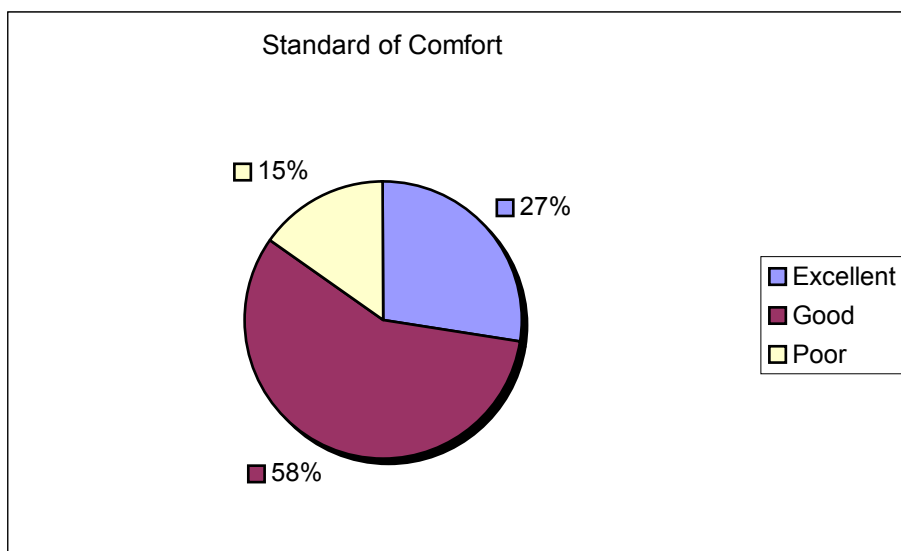
- Of the 129 Facilities surveyed 55% or 71 buildings have had renovations carried out since 1990.
- 45% or 58 buildings have not had renovations carried out since 1990.
- The majority of the renovation work was generally upgrading e.g. replacement of windows, doors, meeting Health & Safety regulations; Fire doors and exits, general decorative upgrading.

2.5 Standard of Cleanliness



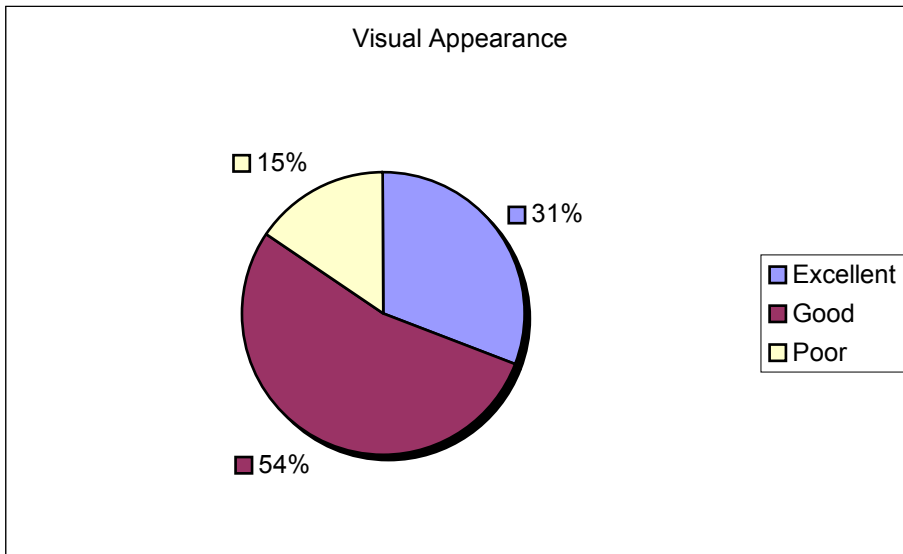
- Of the 129 buildings surveyed 10% or 12 facilities rated their standard of cleanliness as being poor.
- 39% or 48 facilities rated their standard of cleanliness as being excellent.
- 51% or 63 facilities rated their standard of cleanliness as being good.
- For the remaining 6 facilities no answer was given.

2.6 Standard of Comfort



- Of the 129 buildings surveyed 15% or 19 facilities rated their standard of comfort as being poor.
- 27% or 34 facilities rated their standard of comfort as being excellent.
- 58% or 71 facilities rated their standard of comfort as being good.
- For the remaining 5 facilities no answer was given.

2.7 Visual Appearance



- Of the 129 Buildings surveyed 15% or 19 facilities rated their visual appearance as being poor.
- 31% or 38 facilities rated their visual appearance as being excellent.
- 54% or 66 facilities rated their visual appearance as being good. For the remaining 6 facilities no answer was given.

Section 3: Uses of Facilities

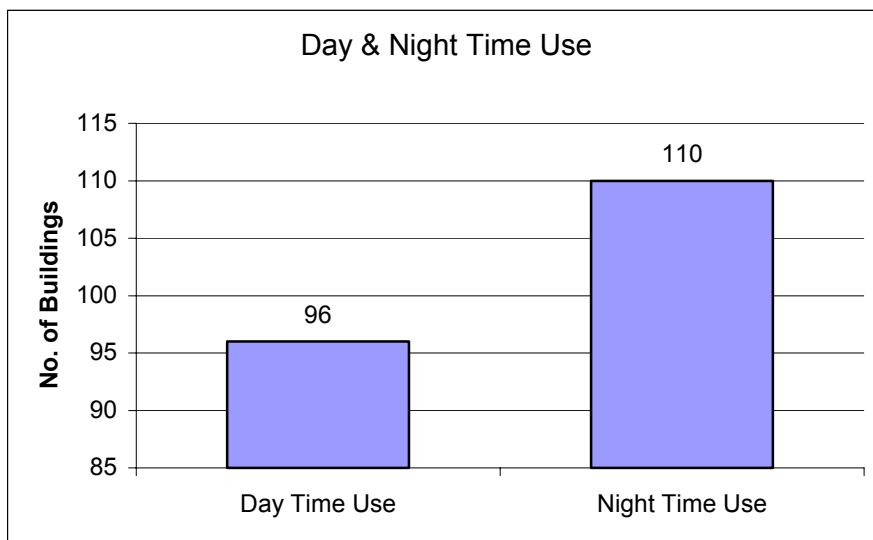
3.1 Uses of Buildings

Appendix C gives the full list of activities which buildings are used for. They can be categorised as follows;

- Sports
- Entertainment/Social
- Education
- Club/Group Meetings
- Support Groups
- Childcare
- Business

Most buildings surveyed were multifunctional.

3.2 Day and Night-Time Use



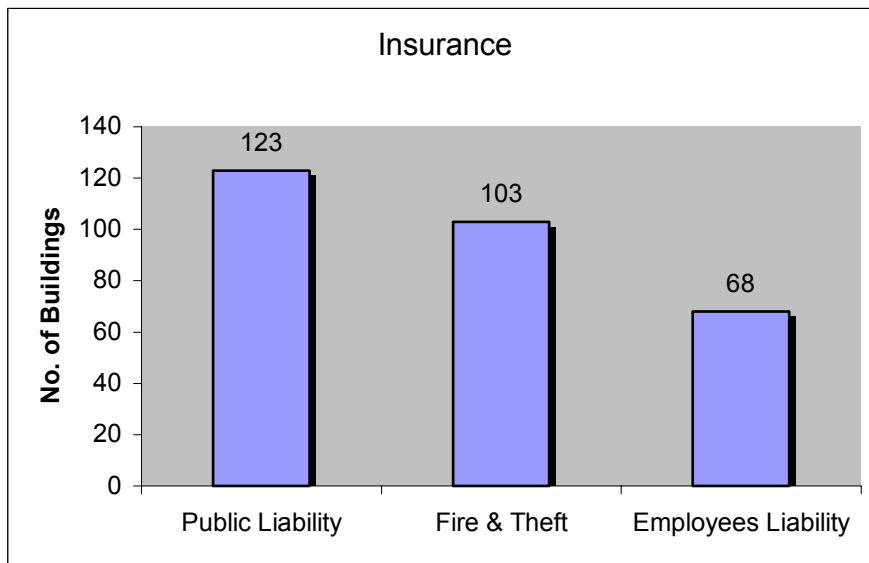
While neither column is exclusive more premises are used at night than during the day.

3.3 Groups, Clubs or Organisations Who Use Building

Appendix B and C indicate the groups making use of the Community Facilities.

Section 4: Insurance & Accessibility

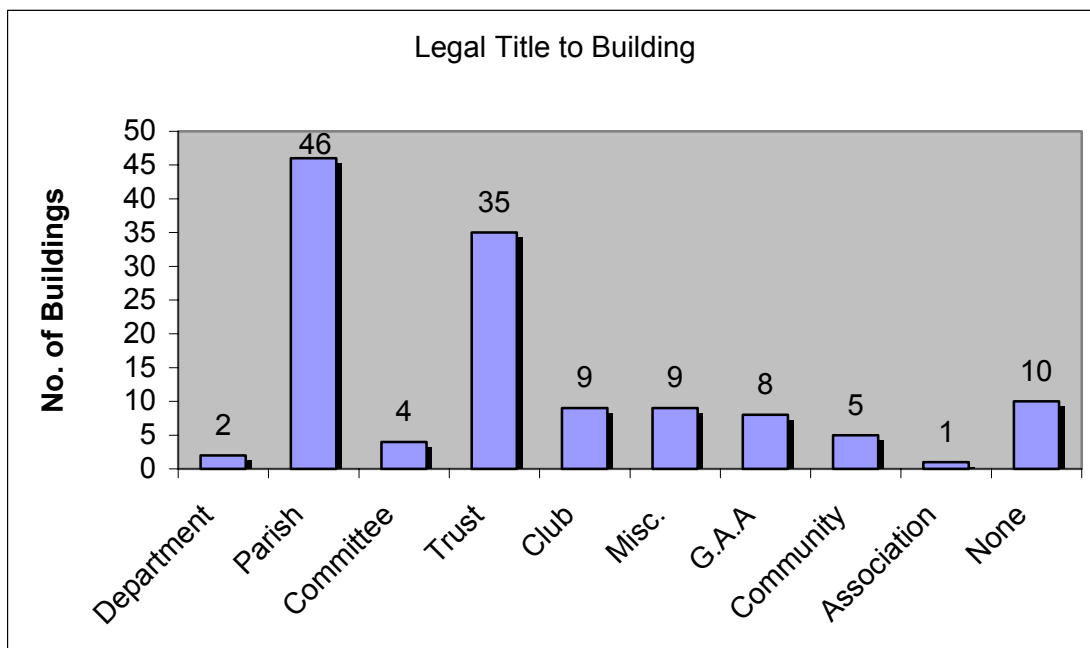
4.1 Types of Insurance Cover Held



- Of the 129 facilities surveyed 6 do not hold any Insurance.
- Only 68 have all forms of insurance in place.

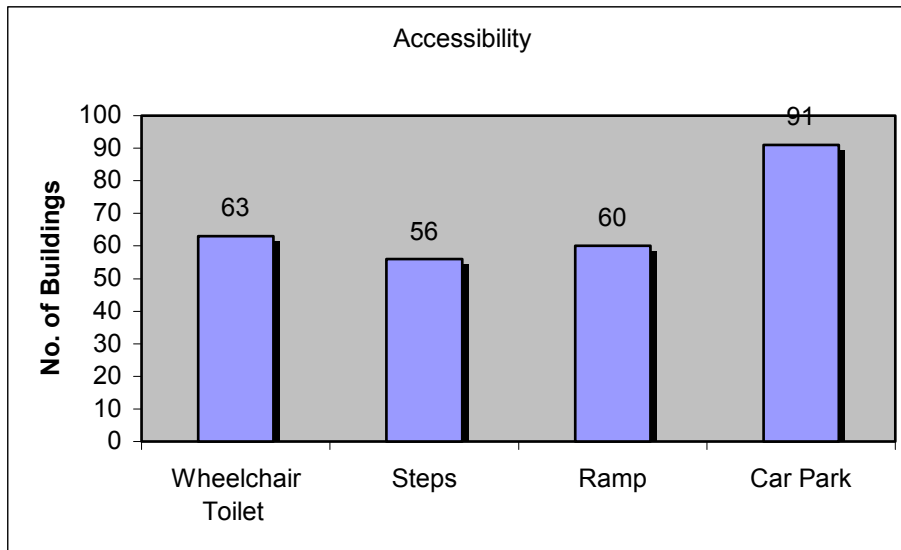
While the majority of facilities have public liability insurance not all have fire and theft cover.

4.2 Legal Title



Proving legal title can be difficult for community organisations. As shown above ownership of most facilities is clear but nevertheless ownership can be an issue when groups are seeking funding or changing usage of premises.

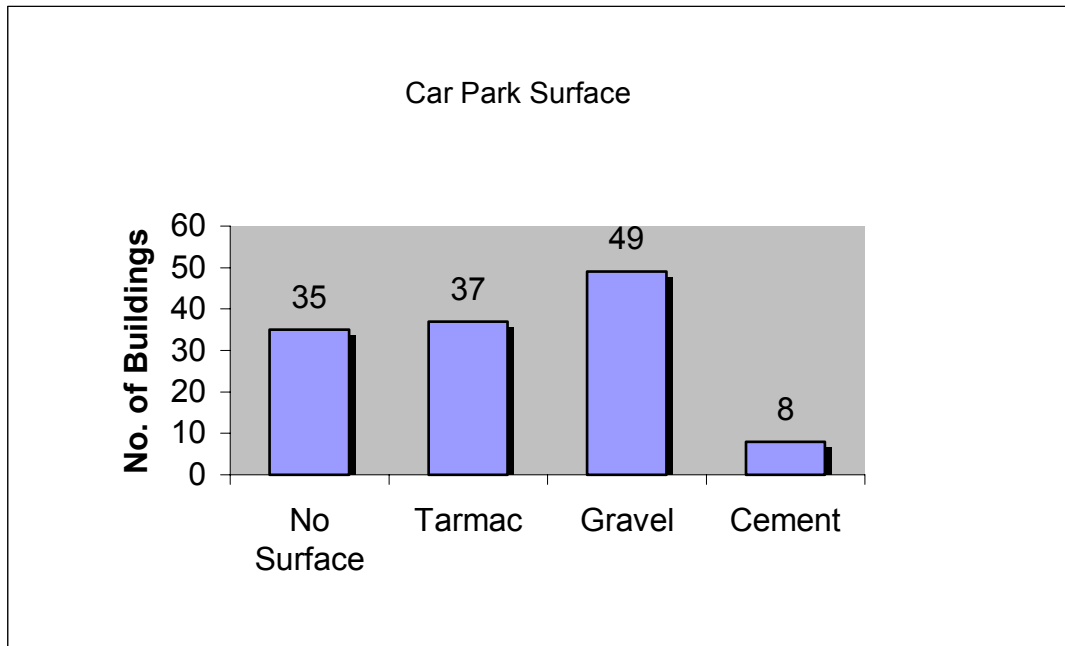
4.3 Accessibility



- 63 or 48% of the 129 buildings surveyed have a wheelchair toilet built to standards.
- 56 or 43% of the 129 buildings surveyed have steps.
- 60 or 46% of the 129 buildings surveyed have ramp facilities for disabled users.
- 91 or 70% of the 129 buildings surveyed have car-parking facilities.

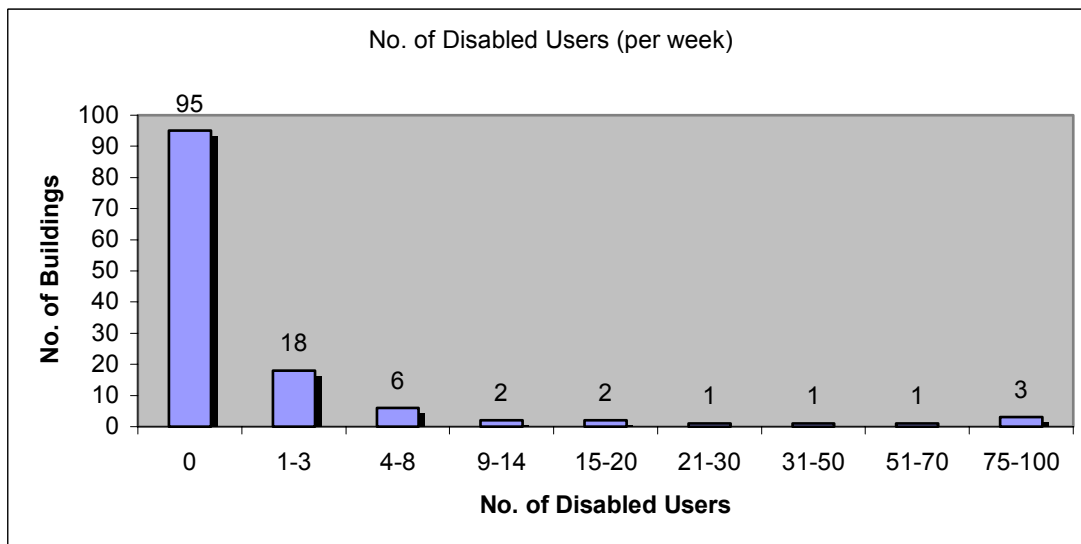
Fewer than 50% of facilities made provision for disabled users. Also it is not possible to state from a survey of this nature if facilities are fully accessible.

4.4 Car Park Surface



Most facilities have some form of car parking. Where car parking is limiting the potential usage of the building is reduced.

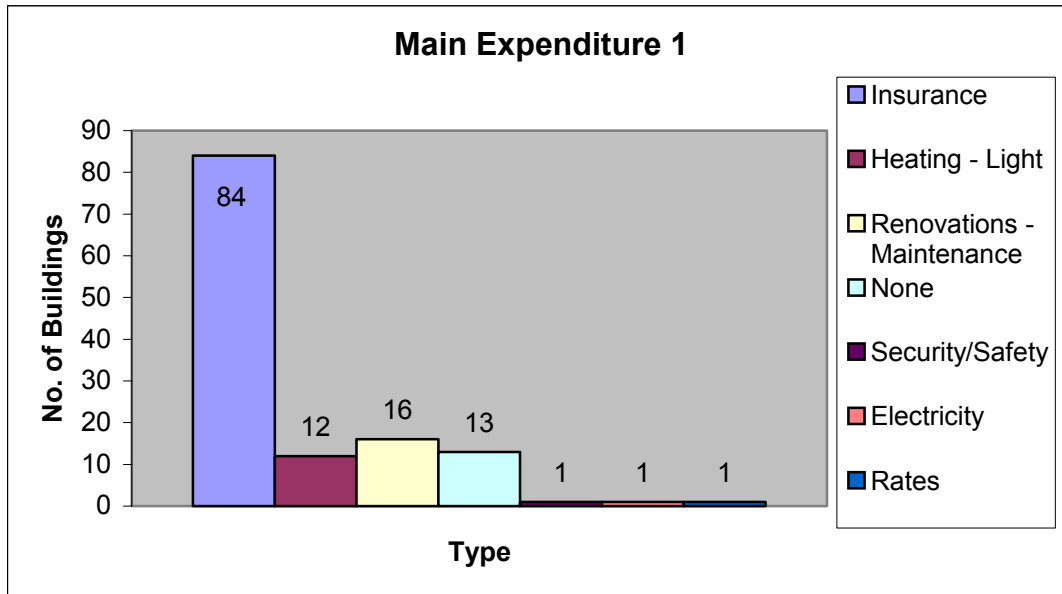
4.5 Number of Disabled Users per Week



The Figure shows most buildings do not have a sufficient throughput of disabled visitors to adequately judge access.

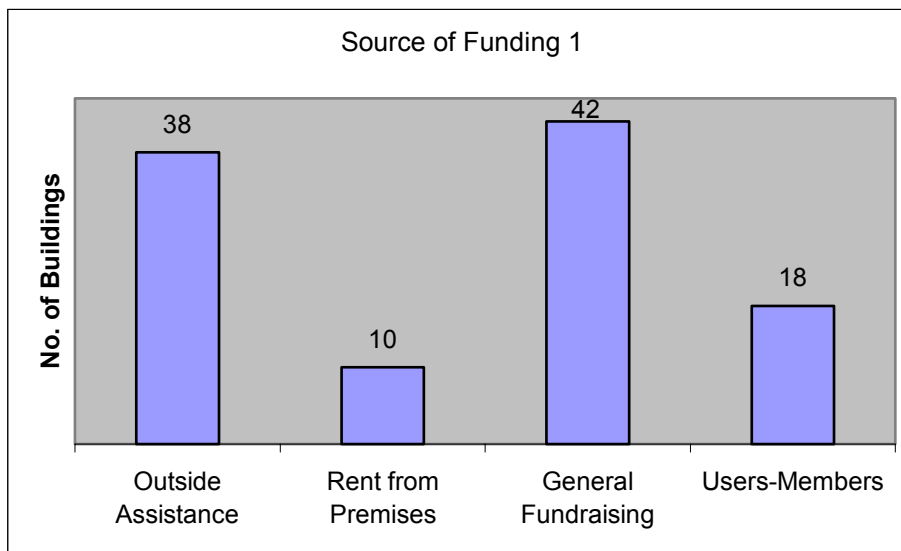
Section 5: Funding

5.1 Main Items of Expenditure for 2002



Insurance is the main cost associated with the facilities surveyed.

5.2 Main Sources of Funding Since 2000



Most facilities surveyed support themselves through fundraising but outside assistance is also quite important. Income making opportunities are not significant.

5.3 Expenditure

All buildings surveyed were asked to list their three main items of expenditure for the year 2002. The answers were grouped into the following categories –

- Insurance
- Heating & Light
- Renovations & General Up-Keep
- Security & Safety
- Electricity
- Rates
- Wages

Further details on funding can be found in Appendix D.

Section 6. Conclusions and Recommendations

These are presented individually and summarised at the end of this section.

Community & Church Owned Buildings

The majority of buildings are in community ownership. However the nature of this can be unclear and often is not an issue until the very time that clarity is needed e.g. when grants are being paid out.

Recommendation No. 1

CWCF organise a workshop on best practise for ownership models of community facilities.

Approximate Decade of Construction

The age of buildings varies significantly, however it is fair to say that there are relatively few newly designed purpose built centres.

Recommendation No. 2

Model designs for community buildings could be explored and presented through a seminar and/or illustrations on the website.

Capacity of Largest Room

There are a range of building and room sizes in the facilities surveyed.

Renovations since 1990

Almost half of the facilities surveyed have been renovated since 1990. However it would be useful to have a mechanism to encourage groups to keep up maintenance.

Standard of Cleanliness/Comfort/Visual Appearance

Most groups were reasonably satisfied with how their building was kept. However this issue is likely to become more problematic as numbers on CE decline and groups lose workers. It could be said that while groups may be satisfied with the standard of comfort in their building, in general standards are low. Realistically if groups are to be successful in encouraging people out to halls they must be able to offer a standard of comfort comparable with their own homes.

Use of Buildings/Day and Night-time Use

While most buildings are multi-functional few are designed for a mixed use. This should be explored in models of best practice. This also has implications for extending use of buildings into daylight hours or vice versa.

Recommendation No. 3

As in Rec. No. 2 advice could be sought on effective ways to divide large rooms and make areas more adaptable and multi-functional. Groups could also explore ways of improving 'comfort factor' in community buildings.

Type of Heating

The most common type of heating used is oil based.

Recommendation No. 4

CWCF could invite the Wexford Energy Agency to advise on sustainable approaches to heating community facilities. This information could be posted on the website and included within the final version of this document.

Types of Insurance Cover Held

Groups insurance is largely determined by the nature of their activities. However there is a minimum requirement of public liability/fire and theft on all groups. This item has been discussed at a number of Community Forum Seminars. There is also interest in seeking a group insurance policy.

Recommendation No. 5

CWCF seek costings for a group scheme and/or review the scheme available under Comhairle.

Who Holds Legal Title to the Building

This has been examined under recommendation No. 1.

Accessibility/Number of disabled users per week

While the responses to this question were positive it is difficult to accurately assess standards when there are so few people with disabilities using the facilities.

Recommendation No. 6

Each group could invite a number of people with disabilities to review their facilities and make recommendations on how access can be improved. The learning gathered from such a process would be very useful to all Forum members.

Main Items of Expenditure/Main Sources of Funding Since 2000/Expenditure

The cost of running facilities is mainly based on lighting and heating. Income sources are limited for all groups and in effect spend is dictated by income. As such if groups had more money it could be spent on improvements. In this respect most groups are in a Catch 22 situation. If they had better facilities they could perhaps derive more rental income, but until they have more funding they will not have better facilities.

Recommendation No. 7

- Identify facilities of suitable standard and market them collectively through the Community Forum/CDB and other means.
- Encourage community centres to develop at least one room to a suitably high standard. Extra income generating opportunities could then be sought for this room.
- Identify income sources from community centres – often groups can put their facilities to innovative uses and derive an income from them. e.g. running model cars.

- Groups may also be able to organise programmes themselves and pay the tutors to deliver programmes with a small profit margin going to the centre. Examples might include cookery evenings with top chefs. Many groups run these types of events quite successfully.

Summary of Recommendations

1. Explore models of best practice for community facilities re;
 - Design
 - Ownership
 - Energy Efficiency
 - Income generation
2. Research could be conducted by interested groups within the forum on expenses paid basis. The findings could then be presented through a seminar or workshop.
3. Encourage establishment of a maintenance fund, which provides small grants specific to the maintenance, and up-keep of buildings.
4. Establish a working group within the CWCF to develop a group insurance proposal.
5. Encourage groups to actively 'proof' their facilities to ensure they meet the needs of people with disabilities.

APPENDIX B

Parish Name and Building Name

1. Adamstown, St. Abban's Hall, Community Centre.
2. Ballindaggin, Community Hall.
3. Ballymurn, Ballymurn Hall.
4. Bree, Community Centre.
5. Caim, Community Centre.
6. Clonroche, Community Centre, G.A.A. Complex, Millennium Park, Soccer Complex.
7. Courtnacuddy, Community Centre, Pastoral Room.
8. Enniscorthy, Belfield G.A.A. Club, Waterfront Leisure Centre, Tennis Club, Boys Club, Templeshannon Community Centre, Enniscorthy Golf Club.
9. Ferns, Community Centre, St. Aidan's Hall, St. Edan's Hall.
10. Killegney, Killegney Hall, Templeshambo Hall.
11. Kilmuckridge, Health Centre, St. Josephs Soccer Club.
12. Kilrush, Ballyroebuck Hall, Kilrush, G.A.A. Clubhouse, Tombrack Hall.
13. Marshalstown, G.A.A. Pitch & Dressing Rooms, Community Centre.
14. Monageer, Parish Hall, Parochial House.
15. Monamolin, Parish Hall.
16. Rathnure, G.A.A. Complex, Rathnure Hall.
17. Ballycanew, Parish Hall.
18. Ballyfad, Parochial Hall.
19. Ballygarrett, G.A.A. Complex, Parish Hall, Parish Office.
20. Bunclody, St. Aidan's Hall.
21. Camolin, St. Aidan's Day Care Centre.
22. Courtown, Boat Yard, Rocket House, RNLi Boathouse, Riverchapel Community Centre, Football Pitch, Forest Park Leisure Centre.
23. Craanford, Club House, Craanford Hall.
24. Gorey, Leskinfere Old School, Badminton Club, Boxing Club, Community Services Centre, St. Aidan's Day Care Centre, Information & Unemployment

Centre, Little Theatre, North Wexford SPCA Centre, St. Patrick's Snooker, Tennis Club, The Rock Community Centre, Tourism Office, Woodstock Hall, St. Columbas, Guide Hall.

25. Cushinstown, Community G.A.A., Community Hall.
26. Gusserane, Parish Hall, Alley, Complex.
27. Horeswood, Tennis Court, Soccer Club, Scout Hall, Parish Hall, G.A.A. Clubhouse, Handball/Volleyball.
28. New Ross, Community Work Shop, St. Michael's Theatre, Workman's Club, Youth Club, Augustinian Hall, Commercial Club.
29. Newbawn, Hall, Old School, Sports Ground & DR's.
30. Piercestown, Community Centre.
31. Raheen, Community Centre.
32. Ramsgrange, Ramsgrange Community Centre, Parish Hall, Sheilbaggan OEC.
33. Rosbercon, Albatross Community Hall.
34. Ballymitty, Ballymitty Hall.
35. St. Fintan's G.A.A., Scout Hall.
36. Killinick Hall, All Blacks Soccer.
37. Ballycogley Hall.
38. Bannow, Community Centre.
39. Barntown, Community Centre, Life Boat Station.
40. Blackwater, Hall, Credit Union.
41. Bridgetown, Bridgetown Social Centre.
42. Camross, Camross Hall.
43. Castlebridge, Community Centre, Hall, Handball Alley.
44. Clongeen, Parish Hall.
45. Crossabeg, Community Centre.
46. Galbally/Ballyhogue, Galbally Community Centre.
47. Kilmore, Kilmore Parish Hall, Kilmore Community Centre.
48. Kilmore Quay, Stella Marie Hall.
49. Murrintown, Community Hall.
50. Rathangan, Parish Hall, Baldwinstown School House, Cleariestown Community Hall.

51. Rosslare, Rosslare Strand Community Centre.
52. Taghmon, Taghmon Community Centre, Parish Hall, Scout Hall.
53. Tagoat, Community Centre.
54. Terrerath, Community Centre.
55. Tomhaggard, Tomhaggard Community Centre.
56. Wexford, St. Bridget's Centre, Clonard Community Centre, Dun Mhuire Theatre.

County Wexford Villages & Towns – Facilities Identified

Parish Name	No of Facilities listed by Respondents
Adamstown	2
Ballindaggin	1
Ballycanew	1
Ballyfad	2
Ballygarrett	3
Ballymitty	1
Ballymore/Mayglass	5
Ballymurn	1
Bannow	1
Barntown	2
Blackwater	2
Bree	1
Bridgetown	1
Bunclody	1
Caim	1
Camolin	1
Camross	1
Castlebridge	3
Clearistown	3
Clongeen	1
Clonroche	4
Courtnacuddy	2
Courtown	6
Craanford	2
Crossabeg	1
Cushinstown	2
Enniscorthy	6
Ferns	3
Galbally/Ballyhogue	1
Gorey	15
Gusserane	3
Horeswood	6
Killegney	2
Kilmore	1
Kilmore Quay	1
Kilmuckridge	2
Kilrush	3
Marshalstown	2
Monageer	3
Monamolin	1
Morriscastle	2
Murrintown	1
New Ross	6
Newbawn	3
Piercetown	1

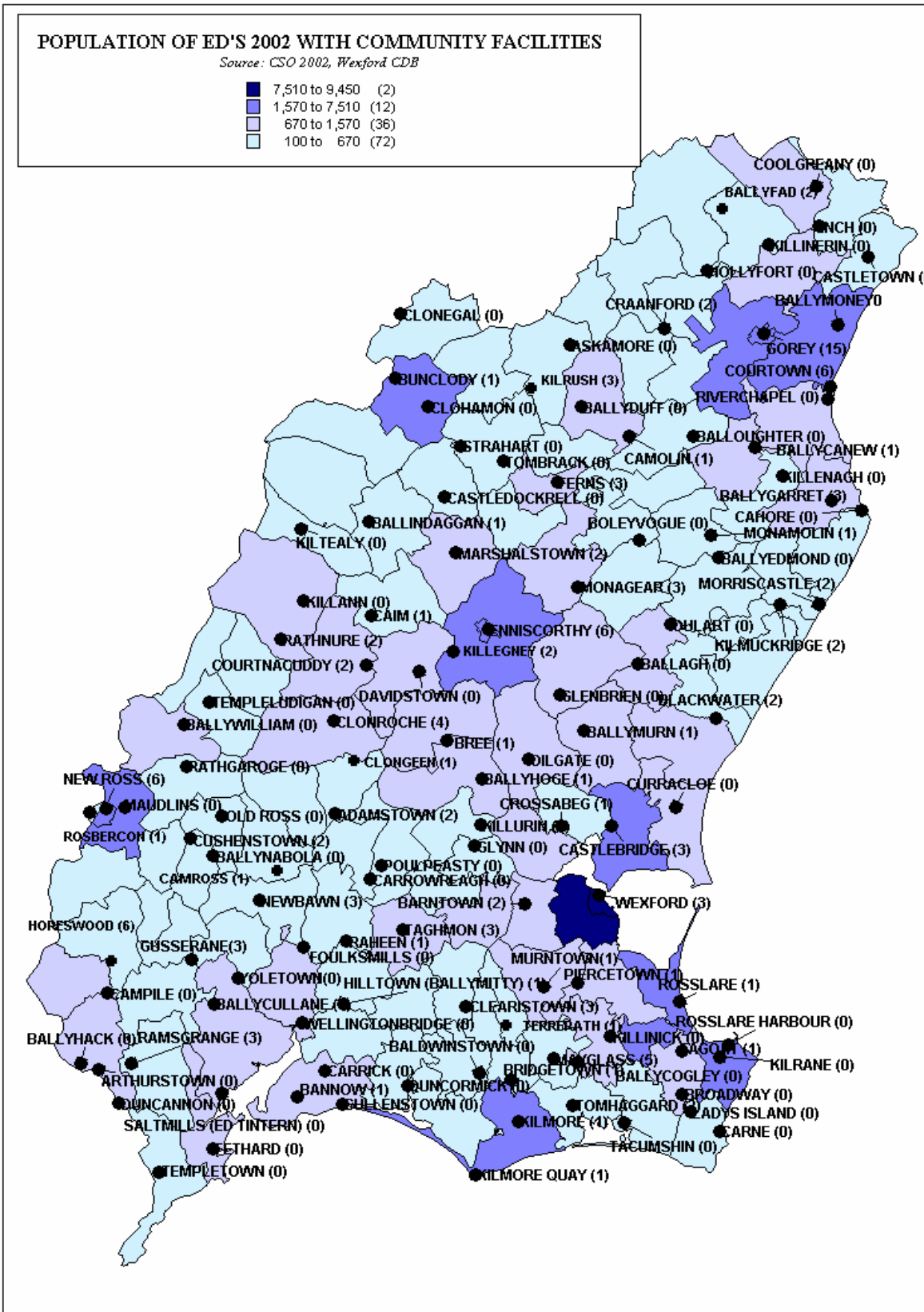
Raheen	1
Ramsgrange	3
Rathangan	3
Rathnure	2
Rosbercon	1
Rosslare	1
Taghmon	3
Tagoat	1
Terrerath	1
Tomhaggard	2
Wexford	3

County Wexford Villages & Towns – Not covered by Respondents

Parish Name
Arthurstown
Askamore
Baldwinstown
Ballagh
Balloughter
Ballycogley
Ballycullane
Ballyduff
Ballyedmond
Ballyhack
Ballymoney
Ballinaboola
Ballywilliam
Boolavogue
Broadway
Cahore
Campile
Carne
Carrick
Carrowreagh
Castledockrell
Castletown
Clohamon
Clonegal
Coolgreaney
Cullenstown
Curracloe
Davidstown
Duncannon
Duncormick
Fethard
Foulsmills
Glenbrien
Glynn
Hollyfort
Inch
Killann
Killenagh
Killinerin
Killinick
Killurin
Kilrane
Kiltealy
Ladys Island
Maudlins
Oilgate

Old Ross
Oletown
Oulart
Poulpeasty
Rathgarogue
Riverchapel
Rosslare Harbour
Saltmills
Strahart
Tacumshin
Tempeludigan
Templetown
Tombrack
Wellingtonbridge

Co. Wexford Villages and Towns - respondents identified, by population.



APPENDIX C

Activities for which Buildings are Used

Art classes

Badminton

Band Practice

Bingo

Boxing

Bridge

Cafe

Cards Club

Charity Book Shop

Changing Room/Portacabin

Childcare

Club Meetings

Computer Use

Counselling

Daycare Centre

Daycare Services

Drama

Emergency Call Centre

First Aid Station

GAA Club

General Office

Girl Guides

Hairdressing Salon

Handball

Holds Boats in winter

Hurling & Football

Information points

Meeting Room

Montessori School

Office
Old folks activities
Parish Committee Room
Parish Meetings
Parish Office
Parishioners
Performances
Playgroup
Playschool
Polling Station
Prayer Meeting
Recreation
Resource Teacher School
RNLi Meetings
Scouts
Search & Rescue
Secondary School
Snooker Room
Soccer
Sport (Tennis)
Sports
Sunshine Club
Swimming
Tennis
Theatre Productions
Tourism Information
Training
Whist
Whist Drives
Youth Club
Youth Drop in & Youth Information Centre

APPENDIX D

Sources of Funding

All buildings surveyed were asked to list their three main sources of funding since the year 2000. The answers were grouped into the following categories:

- Outside Assistance
- Rent from Premises/Rooms
- General Fundraising
- Users/Members/Voluntary Donations
- Loans

Outside Assistance

The following tables give a clearer view as to what this category represents and the number of buildings that make use of these sources in meeting running costs.

F.A.S.	W.O.R.D.	S.E.H.B.	Silver Circle	N.D.P.	Parish	Grants
9	7	6	1	2	1	4

Dept. of Agriculture & Rural Development	U.D.C.	R.N.L.I.	I.C.A.	Dept. of Comm. & Family Affairs	V.E.C.
1	1	1	1	5	3

Dept. of Marine and Natural Resources	Dept. of Social Welfare	Dept. of Tourism & Recreation	Clonroche Dev. Association
1	1	3	2

Funding Renovations

Renovations are mainly funded through local fundraising, WORD and the SEHB. The National Lottery is another source given.