

**Mr Chairman and members of Cappoquin Community Development Company Ltd.**

*I present hereunder the annual report of the Cappoquin Community Development Company Ltd for the calendar year 2014. The Company is now in existence for 21 years and this is its 20th annual report.*

*This Company is now firmly established as one of the foremost and progressive community companies in the region. It is probable that this Company is best known for its operation and management of the Community Centre which is its current prime responsibility and which is a most sought after facility. Its economic benefit to the town in terms of employment, facilities and services cannot be underestimated. It is a crucial facility in the local community with the continued childcare provision, educational and training programmes, leisure pursuits and a venue for performing artists. However the Company's mission statement extends beyond this remit and now, having stabilised the operations of the Community Centre, we need to focus on other issues impacting negatively on the town, principally the issue of vacancy and dereliction. This I believe needs to be our priority over the coming years and accordingly it is essential that we revisit our relationships with relevant state agencies to assist in overcoming this major problem.*

*There is no doubt that we have within our Company dedicated and committed members who are continuously willing to give of their voluntary time to ensure the continued success and progression of the Company. The committee structure adopted by the Company for the management of its different functions has greatly assisted the strategic development of the Company.*

*At the 2014 Annual General Meeting, 17 persons were elected to the Governing Body of the Company under the Chairmanship of Dr Ben Murphy. In accordance with Company policy, which requires the rotation of Chairman, Secretary and Treasurer, Mr Ollie Wilkinson stepped down from the position of Chairman. Ollie Wilkinson had been chairman of the Company since its establishment in 1993 and can look back with great pride and satisfaction on his astute leadership and management of the Company over that period. He oversaw the creation of a successful and well coordinated community company in conjunction with several major achievements, the most notable of which were*

*the construction of Enterprise Starter Units and a major Community Centre, the preparation and printing of a history of Cappoquin - a millennium project and town streetscape refurbishment. He took a personal interest in all aspects of the Company including the welfare of its staff and he was primarily responsible for securing financial assistance for the construction of the Community Centre. The Company and the local community are extremely grateful to Ollie Wilkinson for his contribution to the Company for 21 years. Many thanks Ollie and we look forward to your continued and valued contribution to the Company.*

*The members of the Company and their respective responsibilities are outlined in the minutes of the 2014 AGM which are attached to this report. The Governing Body of the Company held 12 meetings during the year, with the Directors having 9 meetings and a further 5 meetings between Directors and manager. In addition there were several subcommittee meetings held during the year.*

### **Finance:**

*The consolidated accounts of the Companies for 2014 are attached and will be formally presented at this AGM. Copies of the Financial Statements for Cappoquin Community Development Company Ltd and Cappoquin Community Centre Ltd are available in the Company office. While the financial position of the Company is satisfactory at year end, there are clear indications and trends of significant deterioration in income with corresponding increases in expenditure, particularly maintenance, which have the impact of eroding the Company reserves. These matters have resulted in the Company renegotiating the capital loan facility and taking the unpalatable and undesirable decision to reduce the manager's time and associated salary by one half, a decision to take effect from 5<sup>th</sup> January 2015. However the Company facilitated the manager in allowing her to work 20 hours per week in the Childcare as a Childcare Assistant. The Finance Committee maintained a regular monitoring of income and expenditure during the year and were generously assisted by Ms Michelle Woodside, who provided monthly reconciliation of payments, receipts and bank accounts. As suggested in last years annual report a thorough review of the*

*Company's current operating model is required to ensure continuing financial stability for the Company. Whilst this was considered at many meetings, a final decision on such a model is now a matter of urgency. It is also necessary that we put in place a sinking fund for future maintenance of Company property and also a fund to invest in projects beneficial to the town which is part of our mission statement.*

*The principle sources of income were childcare fees, subventions and grants, weekly lotto, HSE and National Grants, gymnasium, hall and room rental and functions/events. The principle sources of expenditure were wages, maintenance, light, heat, power, insurances, vat, bank loan repayments, interest charges and administration costs.*

*The Company wishes to acknowledge the input of the Finance Committee in managing the Company's finances. In particular the Company acknowledges the contributions of Mr John Flynn and Ms Michelle Woodside in preparing annual budgets and monthly assessments of receipts and payments.*

### **Community Centre:**

*Cappoquin Community Centre continues to be a facility which provides attractive and much needed services to the community. Childcare, education and upskilling courses, physical fitness, sports and entertainment opportunities are provided for all ages. The commitment of Hall and Childcare Committees to these areas of operation is acknowledged and it is essential that these committees continue to operate to their full potential and are given every support necessary to ensure an efficient, effective and financially viable operation.*

*As in previous years a wide range of events took place in the Centre in 2014 such as; MI Collins dance, Tommy Tiernan, Mike Denver show, Mario Gift Grub show, West Waterford Hospice dance, Neven Maguire cookery, Annie musical, Scor, Munster and Waterford badminton, Fr Kiely jubilee celebration, Sean Kelly Tour, Volleyball, Gymnastics, South Tipperary Cycling Club, Waterford Adventure Race, Blackwater School retreat, Discos, National Blood Bank, Set*

*dancing, Active Retirement group, Quidlers, Indoor hurling and soccer, circuit training, palates and indoor bowling.*

*The Education and Training rooms facilitated the following; Bridge, WWETB Fetac course, LCDP 12 week office skills course, weight watchers, sewing and quilting, Cornerstone Festival art exhibition, drama, music lessons and meetings of various groups and committees. The Centre also facilitated local social gatherings following First Holy Communion and May procession.*

*The gymnasium is a most popular facility and to maintain its attraction some new equipment was purchased during the year and the gym was also given a face lift with a new colour scheme and photographs of local interest. The Company acknowledges the assistance of Mr Pat Hallissey, Ms Claire Egan, Mr Conor Prendergast and Mr Paul Murray in providing guidance and training for gym users.*

*The kitchen in the Centre was designated by Waterford City and County Council as the "Waterford Food Kitchen Cappoquin" and will be available for new food producers to try out their products. A grant of €28k was also given by Waterford City and County Council for the purchase of new equipment for this facility. Our first tenants were Biddy Gonzales who are preparing Mexican wraps for supermarket outlets.*

*A further grant of €17k was also made available to the Company from the Community Incubation Fund for the conversion of an Enterprise unit at Lefanta to food preparation standard.*

*Much consideration was given during the year to having a drinks licence facility available for events in the Centre. Assistance was sought from and given by My Jack Purcell who outlined in detail the types of licences, administration procedure for application and the possible impacts. Following consideration by the Company, it was decided not to proceed with a drinks licence for the Centre. The Company thanks Jack Purcell for his detailed information and assistance.*

*Significant repairs were carried out to the roof of the Centre during the year following storm damage. The cost of this was in the region of €5k with about 90% being recovered from insurances.*

## **Childcare:**

*The childcare facility has retained its reputation in the area as a provider of a high quality reliable service. The facility provides creche, toddler, preschool and after school services to in excess of 100 children per week. Independent audits indicate a service operated to the highest standards. The manager, childcare staff and childcare committee are to be commended for their operation and management of this service. The childcare facility was supervised by Ms Mairead Landers and the preschool and after school by Ms Maria Uniacke and Ms Kerry McLaughlin. Food preparation for the children was carried out by Ms Josephine Kearns. A full list of staff in the childcare facility is given in attached Appendix A. The Company wishes to thank all the childcare staff for their support and commitment throughout the year.*

*We also wish to thank Ms Ailish Murphy for her contributions to the Childcare committee, but who had to leave for personal reasons. We also wish to thank the following staff, Ms Dawn Hennebry, Ms Nicola McGrath, Ms Lorna O'Brien, Ms Mary Byrne, Ms Alison de Paor, Ms Deirdre Buckley, Ms Georgina Barry and Ms Laura McMahon who left during the year.*

*The Company acknowledges the support of parents and families of children attending the facility and thanks them for their assistance in fund raising and also acknowledge the input of parents who served on the childcare sub-committee. We also acknowledge the voluntary assistance provided for the after schools by Ms Bridget Wilkinson. The input of the Childcare committee itself is also acknowledged for their commitment in providing a quality service.*

*Financial support for the after schools continues to be provided by Dr Tom Cavanagh to whom we are most grateful.*

*We wish to congratulate the childcare staff in achieving the best float award in the local St Patrick's Day parade and thank Mr Tom Kiely, Cappoquin Transport Ltd, for the provision of transport for the parade.*

*The Company acknowledges the efforts of staff and parents in raising through sponsorship, funds which were used to purchase new equipment for the service. We also thank the HSE for the provision of €1300 grant towards the service.*

**Enterprise Units:**

*Three of these units were leased in 2014, that being two to Cappoquin Meats Ltd and one to Blackwater Distillers Ltd. As already stated a grant €17k was made available to the Company from the Community Incubation Fund to convert a unit for food preparation. This grant must be availed of by January 2016.*

*Over €2k was expended in the provision of roof maintenance for these units. This was funded from day to day income and accordingly indicates the necessity to having a sinking fund in place.*

**Lotto:**

*The weekly lotto is a significant source of income to the Company. The manager and Ms Carmel Prendergast are to be complemented in ensuring the maximum benefit is received from this source. We also thank Mr Denis Reilly and Mrs Mary Foley for their assistance in overseeing the weekly draw and Ms Miriam Coughlan for her weekly collections.*

**Miscellaneous:**

*The Company welcomes Mr Maurice Cahillane who became a member of the Company during 2014.*

*A survey of buildings in the town was carried during the year and a comparison with a similar survey in 1992 was made. A summary of this survey is attached in Appendix B. This survey provided some startling results, in particular relating to vacancy and dereliction with 109 (22%) of properties vacant compared with 46 (12%) in 1992. This as previously stated is a significant threat to the economic viability of the town and is a barrier to development. The Company must address this issue as a matter of urgency. With reference also to this issue the Company was represented by Mr Denis McCarthy on a Heritage Council Policy Group, a national group established to make recommendations to the Heritage Council on the built heritage of Irish towns. The group completed its deliberations and a draft document entitled "Policy on the Heritage Value of*

*Small to Medium Sized Towns” was compiled in July 2014. The Heritage Council intend to formally submit the final policy document to Government with a view to having its recommendations implemented. Should the Government approve the document, this Company should give consideration to putting Cappoquin forward as a pilot study for implementation of recommendations.*

*The Company cooperated with Waterford City and County Council to have three areas in close proximity to the Community Centre landscaped and also assisted in having the water wheel feature in Twig Bog completed. Also of interest to the Company is the former council depot opposite the Centre and an additional piece of council lands at the rear of houses on Lower Main Street.*

*Due to the ongoing annual costs, the Company decided to discontinue its involvement with the provision of the Christmas festive lighting on Main Street. The Company complements the Civic Link group on taking responsibility for this provision. The Company continued to provide the festive lighting in Mill Street and extended the lighting on the Community Centre. The Company again acknowledges the provision of a tree by Coillte and the council for assistance in erecting the tree.*

*The Company acknowledges the contribution of the manager in operating and managing the affairs of the Company throughout the year. The Company also complements her on her involvement and performance in the Dungarvan Lions Club Jigs and Reels competition.*

*The contribution of the caretakers to the operation and maintenance of the Community Centre and Enterprise Units cannot be overstated. All of our caretakers have been diligent in their duties and in their attention to detail and the courtesy which they extend to all our customers and visitors has always been most satisfactory. The Company thus acknowledges Mr Sonny Landers, Mr MI Keane, Mr Billy Bray, Mr George Kearns and Mr John McGovern. The Company also acknowledge the assistance of The Department of Social Protection in the person of Mr John McGrath and Waterford Leader Partnership in the person of Mr Jimmy Taaffe for the provision and payment of these caretakers.*

*In August 2014 WLR broadcast Deise AM, presented by Billy McCarthy, live from the Company office. This broadcast was generously sponsored by Richmond*

*House, Barron's Bakery and Pat Denn Agriculture and generated extensive advertising for the area.*

*The Waterford Adventure Race was again organised by the Company in 2014 with over 180 participants. Under the chairmanship of Mr Tom Feerick a purposely selected committee organised a most successful event. The members of this committee were Mr Tom Feerick, Mr Trevor Mason, Mr Jim Joe Landers, Mr Denis Murray, Ms Cathy McGrath, Ms Martina Murphy, Mr John Flynn, Ms Marian Looby and Ms Orla Nicholson.*

*The Company acknowledges the assistance of Waterford City and County Council staff particularly Mr Noel Hely, Ms Josephine McGrath, Mr Michael Bennett and Mr Paddy Hally during the year and acknowledged this assistance by providing a Christmas dinner for the local staff in the Sportsmans.*

*The minutes of all Governing Body meetings were recorded by minute secretary Mr Joe White in a most accurate manner and we thank Joe for this most important function.*

*The Company also acknowledges the assistance of many state agencies during 2014, notably, the HSE and particularly Ms Monica Ryan, Waterford Leader Partnership in the persons of Mr Jimmy Taaffe, Ms Niamh Budds, Ms Caroline O'Brien and Ms Julie O'Donnell, Dept Of Social Protection, Pobal and Waterford Childcare in the person of Ms Rose Murphy.*

*The Company acknowledges the assistance of Glavin and Ronan, Chartered Accountants and Registered Auditors, Lanigan and Curran Legal Advisers, Spratt Property Partners, and AIB. The Company also wishes to thank Mr Gary Falconer, Architect, Mr James Kirwan, Electrician and Mr Shane Barry, Plumber for their assistance during 2014.*

*Having now been in existence for 21 years the Company can certainly be proud of its achievements over that time. The Community Centre is a focal point in the town and provides a befitting resource for the social, educational and sporting needs of people of all ages and as a venue it is the envy of many communities in the region. There is no doubt but that the town economy benefits significantly from the existence of this Company. The voluntary contributions of Company members over the 21 years has ensured the success of the Company and it is a*



*tribute to members that they continue to provide this contribution. However there are many challenges facing the Company, challenges that must be faced and overcome satisfactorily to ensure its continuing stability and viability.*

*I wish on behalf of all members to record our sincere thanks to Chairpersons, Dr Ben Murphy ad Mr Ollie Wilkinson for their leadership of the Company during 2014. I also wish to acknowledge the generous assistance provided by all members to the operation and management of the Company.*

*Denis McCarthy*

*Company Secretary*