

*“I am of the opinion that my life belongs to the community,
And as long as I live it is my privilege to do for it whatever I can”.*
George Bernard Shaw

Governance

Kinsale Community Association Ltd is a company limited by guarantee with charitable status. The board of directors of KCA discharges their legal responsibilities in accordance with the memorandum and articles of association. These were recently undated to reflect our tax exemption as a sporting body under Income Tax/Corporation Tax - Section 235, Taxes Consolidation Act 1997 and our objectives.

The voluntary board of directors comprises of local professionals whose skill and expertise are key to the associations work. The board meets one a month and is supported by sub-committees who meet on a weekly basis. They are committed to governing in a manner that ensures an effective and efficient organisation and to ensure all funds received are used effectively and achieve value for money.

Background

The KCA has been in existence for 8 years and was formed by a group of concerned adults, with the single purpose of building a multidisciplinary, community and leisure centre. In that time we have carried out a detailed feasibility study, acquired a 10-acre site opposite the Kinsale Community School from Cork County Council and in November 2005 we received full Planning permission to build our proposed facility. Although our fundraising efforts have yet to be launched publicly we have received substantial financial support from the local community which has allowed us to get to this stage. The local lions club has donated €25,000 towards our planning permission process, Eli Lilly pharmaceutical manufactures who are located in the community have so far given €50,000 and a local wealthy individual has pledged €2 million to the construction. We will be starting our intense fund raising effort in September as soon as the registration of our charitable status is complete with the Irish Tax Authorities. Once our status is recognised it will allow any individuals/companies to get tax credit for any donations in excess of €250 in 2006

Our Goal - The KRD Centre

The proposed 2 storey facility described in the following photomontage stands on a 10-acre site opposite the Kinsale Community School and overlooking the Marsh and Bandon River estuary. The facility will be built in a phased approach over a 3-4 year period. Phase 1, will consist of a 25 meter swimming pool, gym & Community Hall, Phase II will concentrate on the development of the exterior sports facilities. The green areas (Figure 3) will be fully constructed with housing before the facility is completed.



Figure 3: Photomontage of the proposed KRD Centre

The facility will ultimately consist of; Reception area, 25 meter swimming pool, cafeteria/kitchen, 2 activity halls, men's & women's changing rooms, gymnasium, crèche and outdoor all weather pitches

The following sports clubs/activities would utilize the facilities of the community hall: Indoor Soccer, Basketball, indoor Hurling/Camogie, Athletics, Volleyball, Badminton, Gymnastics, Tennis Club, Aerobics/ Yoga/Pilates, Taekwondo /Judo/Karate, and Irish Dancing/Ballet, Youth Club/Discos, Table Tennis, Cinema Club/Film Society. The following clubs/societies will utilize the facilities of the meeting rooms: The Lions Club, Bridge Club, Chess Club, Drama Society, Kinsale and Dock Rowing Club, Boules & Bowl's Club, Senior Citizens Group, Christian Life, Guardwell Homes, KKK & St Vincent de Paul, Scouts & Brownies, Snooker/Billiards.

Key Objectives:

- To build a multidisciplinary Community & Leisure Centre for the people of Kinsale & surrounding district.
- To Develop and implement a strategic & functional action plan.
- To secure government funding.
- To raise funds in excess of 10 million for the completion of the centre.
- To identify sources of sustainable energy, and become an energy saving & environmentally friendly organisation.
- To encourage people to make a difference in their local community.
- To support & promote integration into the local community, by providing a facility that focus on the needs of the community.
- To raise the profile of Kinsale Community Association, and its current project.
- To expand the KCA, and involve others from the community who have the expertise, skill & time to dedicate to the project.
- To engage a dedicated team of voluntary fundraisers who will motivate the community towards giving to this worthy and worthwhile cause.
- To increase donors and gain more committed supporters.
- To provide a service that includes access for all of the Kinsale rural district with a current population of 25,000, regardless of membership or non membership, and that will cater for all sport, leisure and recreation needs.
- To provide a focus for young people so that their energies can be directed in a positive and healthy manner.

IMPLEMENTATION PLAN

Sports Centre Project Management Schedule

Action	Due	Responsibility
1. Prepare strategic overview of the Centre's long term needs, complete feasibility study.	November 2006	KCA
2. Prepare design proposals and cost estimates.	November 2006	KCA
3. Complete National Lottery Application and lodge application for funding.	December 2006	KCA
4. Consult the planning authority.	December 2006	KCA
5. Prepare planning drawings and specification and seek full planning permission, building regulation and other statutory approvals as necessary.	December 2006	Architects and QS team
6. Finalise funding model.	December 2006	Architects and QS team
7. Agree the costing with the project team and instruct the project manager to issue an instruction to the design team to proceed to working drawings.	March 2007	KCA
8. Confirm all instructions to the professional advisers in writing and instruct the design team to prepare working drawings and tender documents.	March 2007	KCA
9. Agree estimated cost, construction programme and the contractors to be invited to tender; seek tenders.	March 2007	KCA
10. Authorise the design team to seek tenders.	June 2007	KCA
11. Prepare tender documents and final cost estimates and seek tenders from contractors.	June 2007	KCA
12. Check the financial standing of all tenders in advance. In addition, it is worth contacting past clients of the contractors to get references.	June 2007	Architects QS
13. Check funding against tenders received.	June 2007	QS Project Manager
14. Check tenders as necessary and report on them, including opportunities for any savings which may be necessary.	June 2007	Project Manager
15. Accept offer of grants, note conditions and ensure compliance with them.	June 2007	Project Manager
16. Select and appoint a contractor and authorise the project manager to sign the contract.	June 2007	Project Manager
17. Issue instructions to the design team and sign the contract.	June 2007	Project Manager
18. Allow the contractor to proceed with work on site.	July 2007	Project Manager
19. Provide day-to-day liaison with the design team as necessary and ensure prompt payments to the contractor against certificates issued by the design team.	July 2007	Project Manager
20. Issue interim certificates for payments due to the contractor; these are normally payable within 14 days.	Ongoing	
21. Establish Board of Management and Operational Structure.	December 2007	KCA
22. Finalise Operational Plan, staffing and appoint them from the date of expected completion of the building.	December 2007	KCA

23. Prepare annual Operational Plan.	Annually	Manager
24. Arrange for taking over responsibility for the building at the date of practical completion by the contractor and arrange insurance as necessary.		
Action	Due	Responsibility
25. The design team will issue a Certificate of Practical Completion at which point KCA takes over the building.		TBC
26. Arrange formal opening.		TBC
27. Hold formal opening.		TBC
28. Pay the final instalment to the contractor, when any defects have been rectified, the design team will issue a final account and certificate showing the final amount due to the contractor.		TBC
29. Prepare a maintenance schedule designed to keep the facilities in as new condition.	Annually	Manager
30. Maintain the completed building as appropriate.	Annually	Manager
31. Review and update the business plan and pass it on to the committee responsible for running the organisation.	Annually	Manager
32. Monitor the performance in use of the new facilities.	Annually	Board

Capital Funding Model

The proposed capital funding model is:

Area	Total Cost
Total Cost Option 2	€13.314m
Total VAT Component	€1.654
Net Costs	€11.66m
Funded By	
Corporate Investment	€3m
Private Investment	€2m
Other Investment	€1m
Government Grants	€5m
Cork City Council	€1m
Total	€12m

The Kinsale Community Centre Association will be seeking €5m in grant aid. The Association commercial parties will be investing €6m in the project and letters of guarantee are available.

Planning and Construction Time Scale

Full planning permission for the Centre has been granted. The projected timeframe for construction of the facility is 18 months.

Sources of Funding

In finalising the following possible sources of funding were identified and investigated:

- Department of Arts, Sport & Tourism – Sports Capital Grants
- Department of Gaeltacht and Community Affairs
- EU Structural Funds and Cross Border Grants
- NDP National Development Plan
- International Fund for Ireland
- Urban Renewal Schemes
- Local Authority Funds
- HEA Funding – Research Funding
- Individual Investment / Gifts
- Benefactors
- Corporate Gifts
- Public / Private Partnerships
- Commercial Sponsorship
- Local Fundraising
- Commercial Banks

As the project Gathers momentum, 2007 will see our application to the Local authority swimming pool programme, the launch of our strategic plan, and our Saile Sports & Leisure Centre, Together Lets Build It!

If you would like to join Kinsale Community Association or have any queries please log on to our website www.sailesportsandleisure.ie or email info@sailesportsandleisure.ie