



Destruction

SPEDDOCH HALL REBUILD

PROJECT REF C017

Following the loss of the Speddoch hall in February 2013 when it was destroyed by fire, the hall committee conducted a survey within the local community to assess the need and desire for a replacement hall. With a positive response from the survey the committee made the decision to rebuild the facility.

As the insurance payout fell short of what was required to rebuild then our secretary, Fiona Kirk and myself set about searching for funding.

Our aim was to provide a modern fit for purpose facility for all age groups to participate in a wide range of activities which could include indoor sports, dances, parties, a meeting place for groups, etc.

We applied to and were successful in being awarded grants from D & G Council Area Committee (£11,736) , ANCBC (£35,000) , and LEADER (£130,000) and these together with the insurance pay out gave us £260,000. A grant of £7,250 was received from SWEAT but this was for the sole purpose of car park surfacing which was not part of the LEADER project.

Following a tender process a main contractor was appointed and work commenced in November 2016

Initially and for the most part of the contract work went well but in the latter stages we became embroiled in a dispute with the main contractor which resulted in both delays and a heavy financial cost to ourselves. The full £130,000.00 LEADER grant was spent and we had an overspend of approximately £11,000.00

On a contract of this size I think it would be best to seek reputable professional advice and guidance which may appear costly in the first instance would probably prove worthwhile in the long run. We used the services of a retired civil engineer who did a great job for us initially but who unfortunately took over control of the project and led us into trouble at

the end. I feel that we as trustees of the organisation must shoulder some of the blame for this by allowing ourselves to be swayed by his judgement.

Nevertheless we have emerged with a building that we can be proud of and which will serve the community well for many years to come.

We received our "Certificate of completion" on 4th July 2018 but were given permission by Dfs & Gal Council Building Standards to hold our first event on 30th June. This was a joint silver wedding and 21st birthday party which was a great success and the new building coped admirably.

PUBLICITY

Website created. www.speddochhall.co.uk

I have included some screenshots of the website.

We produced a flyer (copy enclosed) which has been distributed to :-

Households in the area.

Local playgroup for distribution to parents.

Local primary school who have sent an electronic copy to parents.

Displayed in the local pub.

Advertised in the local magazine "Dunscore Digest".

Advertising e-mail sent via "Dunscore Information Service". This is a service run by the Community Council whereby anyone submitting their e-mail address receives information on local matters and events.

Hall details passed to D&G Arts Festival.

Advertised on social media (facebook)



The completed rebuild

The project fits best to “sustainable settlements” theme of the local development strategy. This theme in particular relates to service and by providing a community facility we will address this need. Our facility will provide a meeting place for local groups to come together and so the main beneficiaries of the project will be the local community.

Now that the “Rebuild of Speddoch Hall” is complete the trustees will take on the responsibility of the day to day running of the hall, and to raise revenue to keep the facility ongoing.

I mentioned earlier that we faced a number of problems during the rebuild but one thing that was never lacking was the support of the LEADER team, from Derek Hextall in the initial stages then Simone and Jessie who not only gave us good advice but also showed great patience during the project and also Nicola who gave us words of support and encouragement.

Thank’s to all on the LEADER team



A view of the completed building from the North



Steel frame erected Nov 2016



Roof panels on Jan 2017



Infill panels with insulation Feb 2107



Partition walls for kitchen and Toilets built Feb 2017



Concrete floor laid and interior wall constructed June 2017



Stonework for entry porch built April 2017



Kitchen fitted June 2017



Ladies toilets June 2017



Hall floor laid Feb 2018