

Cwmaman Town Council on behalf of the Community of Cwmaman

# COMMUNITY ASSET DEVELOPMENT

A feasibility study on the potential future uses of community owned assets  
within the villages of Glanamau and Garnant in Carmarthenshire, West Wales.

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## 1. Introduction

Cwmaman Town Council has undertaken a feasibility study focussed on a range of physical assets based within the community. These are a combination of assets currently owned by the Council, those that are due to transfer over to Cwmaman Town Council from Carmarthenshire County Council and those which may transfer in the future. This study has been undertaken by Robert Venus, Community Development Officer for Cwmaman Town Council, and Derith Powell, a highly experienced community development consultant and a resident of Cwmaman.

The project brief at the outset of the project identified a number of key motivators for the study. These are summarised below:

- A desire by Cwmaman Town Council to ensure that all local assets, currently owned by Carmarthenshire County, are, where practicable, maintained for future generations.
- A need to ensure that future undertakings by Cwmaman Town Council, both in regards to the physical assets and wider actions, are delivered against the priorities of local residents.
- The requirement to gain a deeper understanding of the potential uses of the various assets and any limitations of use which each may present.
- A question of how each of the assets available to the Council can help it achieve improvements against the 7 Goals and 46 National Indicators of the Well-being of Future Generations Act (Wales) 2015.
- A need to ascertain the potential for increasing local skills, average income, tourist/visitor spend and jobs growth in the local area through effective use of the assets available.
- An overarching need to ensure that all assets are developed in a manner which is sustainable for both the Council and local residents.

### 1.1. Project Purpose

The key objectives of this feasibility study were:

- To identify the current needs of as broad a section of the local community as possible.
- To identify the historical, current and possible future uses of the assets.
- To identify shortfalls in existing provision to ensure delivery where it is most needed and to avoid duplication.
- To consider, against the potential uses of the assets, both local and regional needs based on provision and access to the services or facilities suggested.
- To undertake an initial assessment of the physical assets in regards to condition and their suitability for different uses.
- To create a prioritised set of possible uses for each asset based on local need.
- To outline indicative capital costs required to adapt or develop each asset against possible uses.
- Measure each proposed use against overarching legislative and funder priorities in order to ensure strategic fit.
- Produce a prioritised delivery scheme which identifies markets, cross-sector links and means of financial support.

## 1.2. Methodology

This study is the outcome of the following phased approach:

**Phase 1: Analysis of Current Situation** – including a review of legislation and local area plans and strategies, review of existing data sets, a full SWOT analysis of the Cwmaman Town Council at current capacity, initial consultation with local residents and user groups to help define the delivery of the project.

**Phase 2: Consultation Mapping** – including a number of meetings with both local residents and professionals, identification of key stakeholders and user groups, mapping of focus groups to ensure maximum diversity, development of community surveys (including review of drafts by key stakeholders) and promotion of the consultation exercise through local press and key partners.

**Phase 3: Consultation** – including focus groups, household survey, young person’s survey, older person’s survey, cross-sector professionals meetings, open discussions with local residents and businesses, use of online platforms including Facebook and SurveyMonkey.

**Phase 4: Report Draft** – including analysis of consultation findings, presentation of existing and new data, recommendations for each asset, financial overview and mapping of proposals against overarching legislation and priorities.

**Phase 5: Public Review of Draft Report** – the report was presented to a focus group of representatives from across each of the groups identified. Their feedback and suggestions were then utilised to amend and improve the final report.

**Phase 6: Final Report** – including the public release of the report.

## 1.3. Acknowledgements

The authors of this study would like to acknowledge the contribution made by the following organisations and individuals; without which this important undertaking would not have been possible.

- All residents of Cwmaman and the surrounding communities that contributed to the consultation process.
- Ysgol y Bedol School, its staff and pupils, who provided exceptional insight into the needs and desires of young people and their families across the community.
- Cwmaman OAP Group
- Friendly Faces
- Carmarthenshire County Council LEADER Funding Team
- Shadows depression and anxiety support group
- The residents of Bro Ryan
- 

## 2. Background Information

### 2.1. Demographic Profile

#### 2.1.1. Population

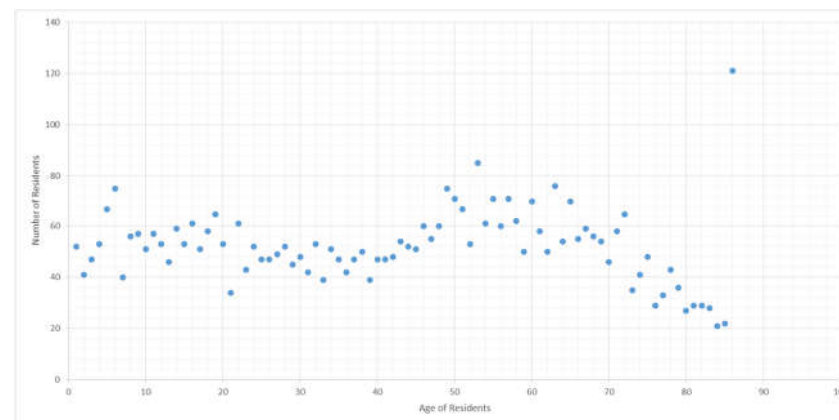
Cwmaman encompasses the two communities of Glanamman and Garnant in the county of Carmarthenshire, West Wales.

The population of the community is 4,496 (2015 Mid-Year Population Estimates, ONS) which is broken down as Garnant – 2,179 and Glanamman – 2,317. There is a general growth trend evidenced within the historical data (2001 – 2015) of around 8%.

The gender break-down for the community is quite evenly balanced with females at 2,269 and males at 2,227. The primary deviation in this appears with people over the ages of 65 where women make up a greater portion of the population.

#### 2.1.2. Age Structure

The age structure for Cwmaman can be seen in Fig. 1 below.



**Fig. 1:** Age dispersal for the population of Cwmaman (January 2016)

#### 2.1.3. Household Income and Economic Indicators

In regards to household income, the median level for Carmarthenshire is £23,825. Glanamman (£21,055) sits as the 10th lowest income community in Carmarthenshire whilst Garnant (£21,809) sits as the 16<sup>th</sup> lowest; of a total of 58 communities.

**Table 1: Social Profile: Glanamman (Ward Data January 2017)**

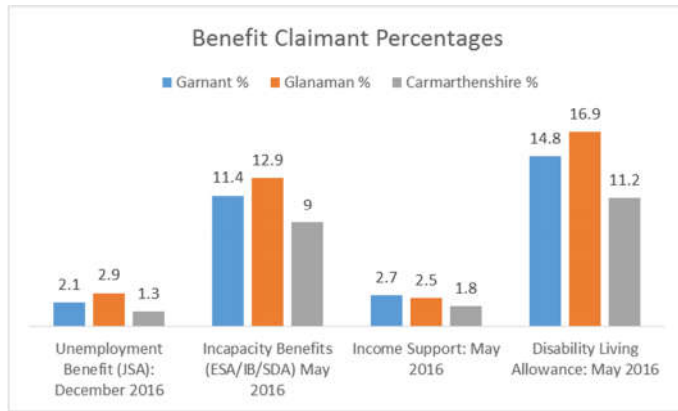
Social Profile	Glanamman	%	Carmarthenshire %
All people aged 16-74 in households	1715	100	100
1: Higher Managerial & Professional Admin. Occupations	166	9.6	13.8
2: Lower Managerial & Professional Admin. Occupations	293	17.1	19.9
3: Intermediate Occupations	203	11.8	11.6
4: Small Employers & Own Account Workers	177	10.3	12.6
5: Lower Supervisory & Technical Occupations	153	8.9	7.6
6: Semi-routine Occupations	325	19.0	16.7

7: Routine Occupations	267	15.6	13.0
8: Never Worked & Long Term Unemployed	88	5.1	4.9

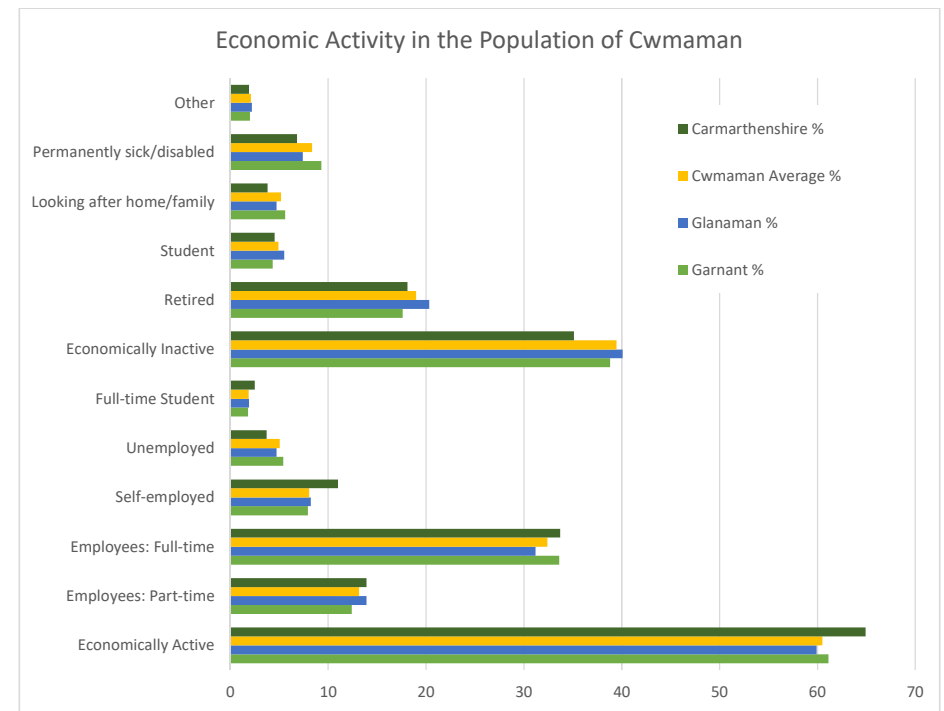
**Table 2: Social Profile: Garnant (Ward Data January 2017)**

Social Profile	Garnant	%	Carmarthenshire %
<i>All people aged 16-74 in households</i>	1530	100	100
1: Higher Managerial & Professional Admin. Occupations	158	10.4	13.8
2: Lower Managerial & Professional Admin. Occupations	281	18.4	19.9
3: Intermediate Occupations	166	10.8	11.6
4: Small Employers & Own Account Workers	139	9.1	12.6
5: Lower Supervisory & Technical Occupations	160	10.5	7.6
6: Semi-routine Occupations	274	17.9	16.7
7: Routine Occupations	242	15.8	13.0
8: Never Worked & Long Term Unemployed	98	6.4	4.9

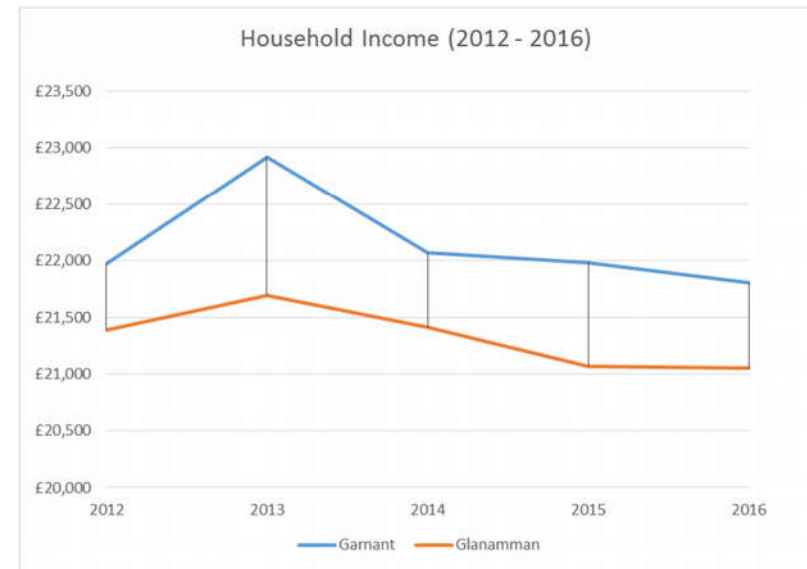
On average, the [Table 1 and 2](#) above evidence that both Glanamman and Garnant perform below the Carmarthenshire average in regards to higher level/professional employment with a greater number of people employed in routine, semi-routine and lower supervisory positions. Glanamman and Garnant have a higher degree of unemployment than Carmarthenshire as a whole and also have higher numbers of people classified as long term sick or disabled. See [Fig. 2](#) below for representation of the relevant figures.



**Fig. 2:** Average out-of-work benefit claimants for Cwmaman communities compared to the Carmarthenshire average.



**Fig. 3:** Economic activity for the community of Cwmaman expressed as a percentage of the working age population.



**Fig. 4:** Household Income trend for Glanamman and Garnant (2012-2016)

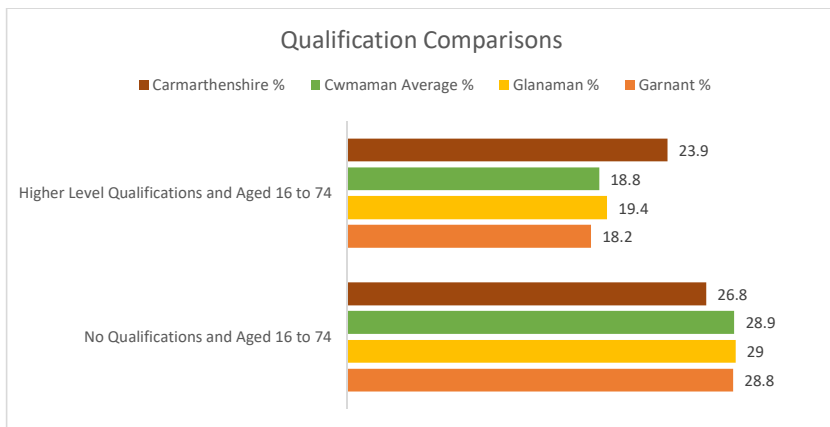


Fig. 5: A comparison of qualifications at higher level and no qualifications for the communities of Cwmaman against the county average.

Fig. 3 above shows evidence of higher levels of economic inactivity across both communities in Cwmaman when compared to the Carmarthenshire average. In particular the figures for *Unemployed* and *Permanently Sick/Disabled* are of note as these are not representative of a choice made by the people affected and may present significant barriers when change is desired.

The figures for *Self-employed* are also of interest as they show significantly less decision to enter into self-employment within Cwmaman than within Carmarthenshire as a whole. When considered alongside the downward trend in household income (Fig. 4), the usual catalyst of desire to increase income, thereby increasing self-employment status, seems to be unfulfilled.

When considering the qualification status of residents in Cwmaman there appears to be a degree of correlation between the data for economic inactivity, employment level (Table 1 and Table 2 above) and the level to which residents are qualified (Fig. 5). Cwmaman has a lower level of higher qualified people than the county and a higher level of people of working age with no qualifications.

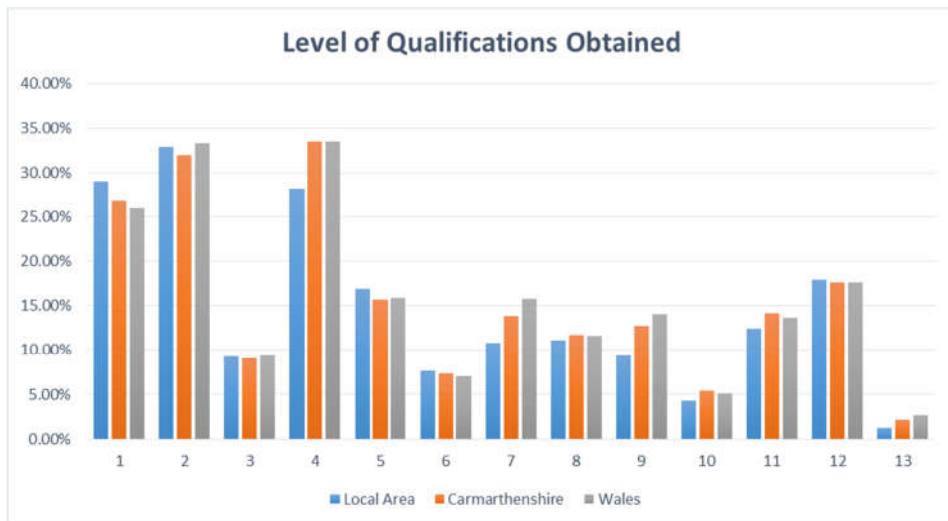
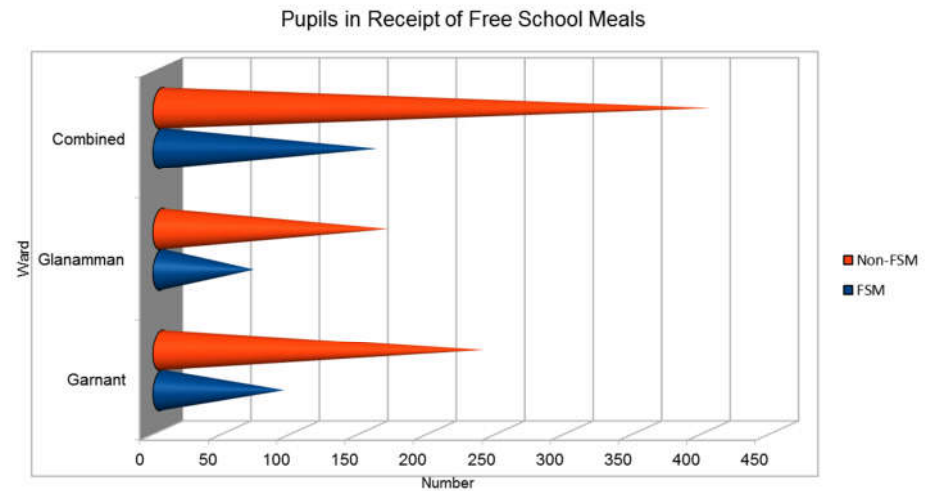


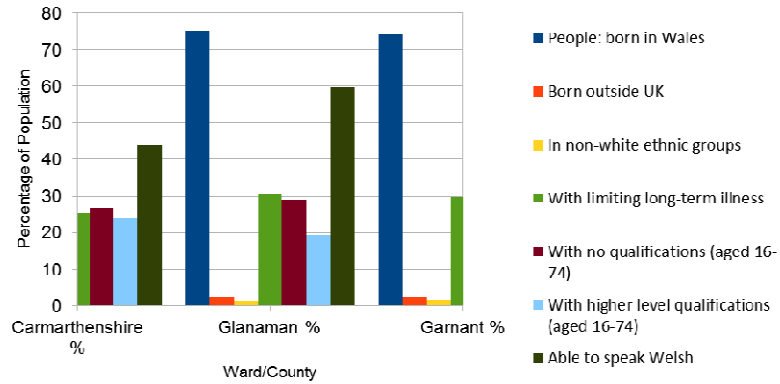
Fig. 6: Level of Qualifications obtained by resident in the local area including Cwmaman compared to Carmarthenshire and Wales averages.

Key for Fig. 6:

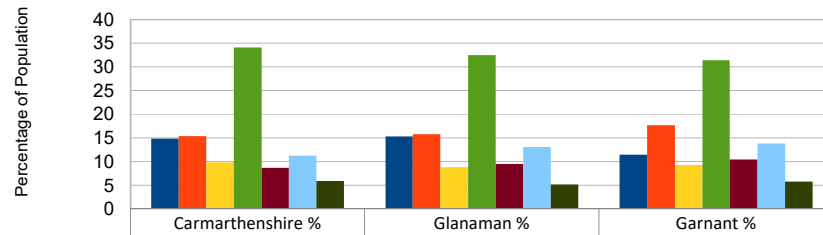
[1] No Qualifications
[2] 1-4 O Levels/CSE/GCSEs (Any Grades), Entry Level, Foundation Diploma
[3] NVQ Level 1, Foundation GNVQ, Basic Skills
[4] 5+ O Level (Passes)/CSEs (Grade 1)/GCSEs (Grades A*-C), School Certificate, 1 A Level/2-3 AS Levels/VCEs, Higher Diploma, Welsh Baccalaureate Intermediate Diploma
[5] NVQ Level 2, Intermediate GNVQ, City and Guilds Craft, BTEC First/General Diploma, RSA Diploma
[6] Apprenticeship
[7] 2+ A Levels/VCEs, 4+ As Levels, Higher School Certificate, Progression/Advanced Diploma, Welsh Baccalaureate Advanced Diploma
[8] NVQ Level 3, Advanced GNVQ, City and Guilds Advanced Craft, ONC, OND, BTEC National, RSA Advanced Diploma
[9] Degree (For Example BA, BSc), Higher Degree (For Example MA, PhD, PGCE)
[10] NVQ Level 4-5, HNC, HND, RSA Higher Diploma, BTEC Higher Level
[11] Professional Qualifications (For Example Teaching, Nursing, Accountancy)
[12] Other Vocational/Work-Related Qualifications
[13] Foreign Qualifications



## Population Key Facts 2017



## Household Composition 2017



	Carmarthenshire %	Glanaman %	Garnant %
One Person/Pensioner	14.8	15.3	11.5
One Person/Other	15.4	15.8	17.7
One Family/All Pensioners	9.8	8.8	9.3
One Family/Married Couple	34.1	32.5	31.4
One Family/Cohabiting Couple	8.7	9.5	10.5
One Family/Lone Parent	11.3	13.1	13.8
One Family/Other	5.9	5.2	5.8

## 2.2. Review of Previous Consultations

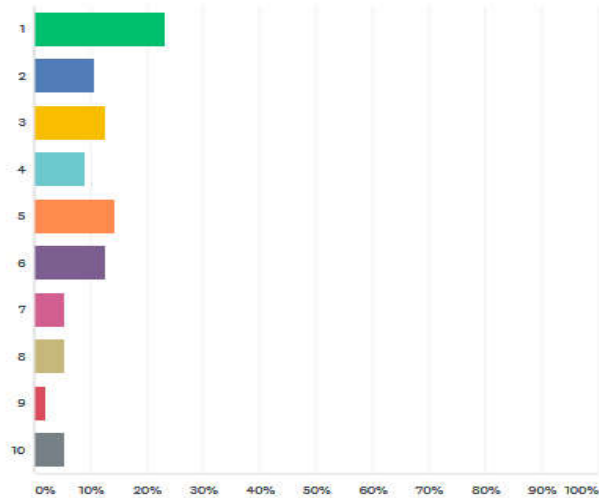
The following extracts were obtained from a community consultation exercise undertaken in 2006. These are the most relevant points in relation to the asset related focus of this feasibility study:

- Carry out a community facilities audit to include all 'community' buildings and redundant buildings in the area.
- Work with railway society to develop passenger service – this would help young people and older people especially.
- Develop a priority list for the development of MUGA's and play spaces in consultation with young people and community.
- Funding should be obtained to allow a full feasibility study to be undertaken on extending the Resource Centre and youth facilities generally.
- Review routes and time-tables with local bus operators.
- Disseminate information to groups, such as the Old Age, about progress on the older buildings in the villages.
- Begin fundraising for projects with highest priorities. E.g. convert tennis court to MUGA.
- Instigate 'Cwmaman in Bloom' as a quick win project – ideally involving AVE and developing the community aspects.
- Developing or extending environmental projects so that more young people are involved – e.g. bulb planting.
- Keep community involved through newsletter, meetings etc.
- Carry out feasibility studies on those building highlighted in audit.

2.3. Analysis of Household Survey Data and Online Engagement

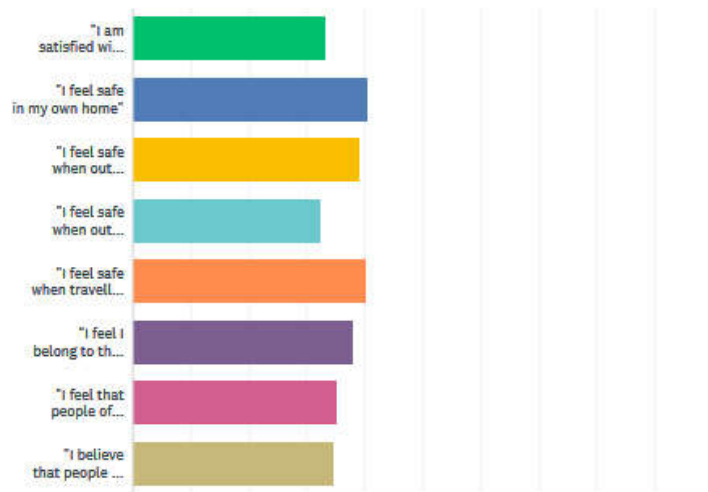
Q2

On a scale of 1 to 10 (10 being "Very able" and 1 being "Not able at all"), how able to influence local decisions do you feel? This could apply to any aspect of community life, the area you live in, services or infrastructure.



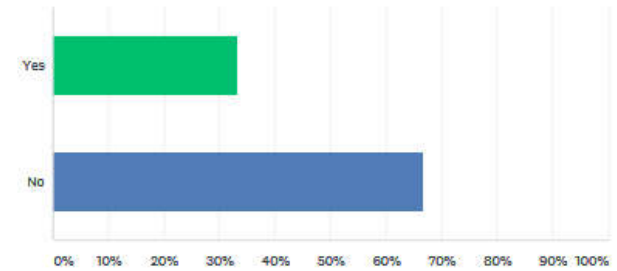
Q4

Please rate each of the following statements based on how strongly you agree with them.



Q5

Do you or anyone in your household currently volunteer to help others or support a cause you believe in?



Q6 If anyone in your household was to volunteer in the local community, what would you or they like to do?

Household <sup>wildlife</sup> Community <sup>Assist</sup>  
**Volunteer** <sup>Answer GIVEN</sup> Plant <sup>Elderly</sup> Trees

Q7 What would help you or others in your household to volunteer more?

EXTRA <sup>Community</sup> Needed <sup>Children</sup> **Volunteers**  
 Long Hours

Q9 What community events or activities would you like to see delivered in Cwmaman?

Climbing <sup>School</sup> **WALK**  
 Community <sup>Run</sup> Activities <sup>Fun</sup> **Club Annual**  
 Food <sup>Youth</sup> Activities <sup>Park</sup> **Carnival**  
 Answer **GIVEN**  
 Community  
 Community



**Q10** What do you believe are the top 3 community issues and challenges in Cwmaman?

Transport Community Local BINS Elderly  
 Obstructing Pavements Activities Apathy  
 Litter Run Properties  
 Jobs Employment LOCAL Behaviour PLAY AREAS  
 Youngsters Litter Drugs Young People Events  
 TESCO Speeding  
 Litter Mess Community Facilities Activities

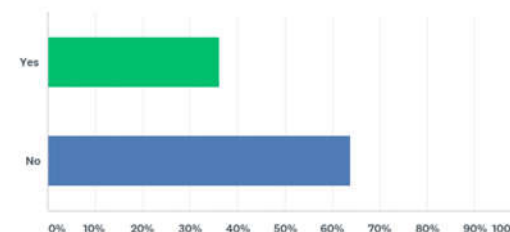
**Q11** What do you feel are the main assets and strengths of our community?

Nice Chemists Friendly Safe Community Hospital  
 WELSH Language Organised

**Q12** What could we, as a community, do to improve the local environment, natural spaces and wildlife?

Children Wild PARK Clean Plant Credit Maintain  
 Club Litter Gardens Bins Stop Riverside Walk  
 Nature  
 Clean Pick ROAD Improve Community  
 Stop Wildlife Spending  
 Wild Flowers Wildlife Community Park  
 Gardens  
 Litter Wildlife Community Parks

**Q13** Would you, or a member of your household, be interested in being part of a local environment, nature and wildlife group? This group would be involved in assessing, protecting and maintaining all aspects of the natural environment in our community. This could range from research to fundraising, from wildlife spotting to tree planting... ..and everything in between.



**Q14** What aspects of our local culture do you believe we should celebrate? Consider the history of Cwmaman, our residents and our unique assets.

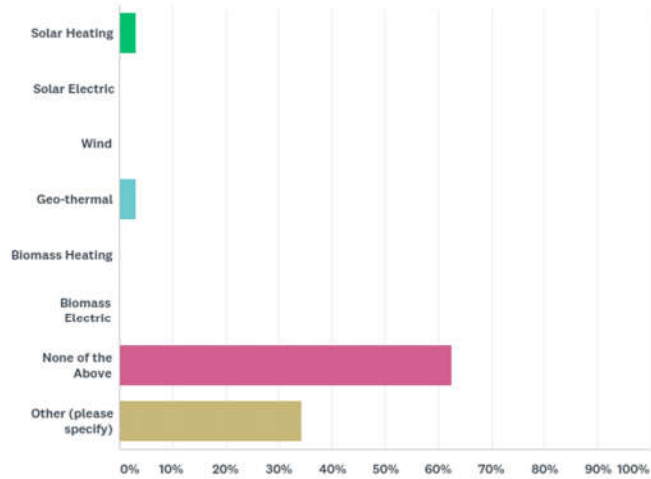
Mining Local  
 Local History Carnival Village Welsh Language Mining  
 Davids DAY  
 History

**Q15** What aspects of our community do you think we should protect? This could include buildings, natural spaces, services or anything else you feel is important.

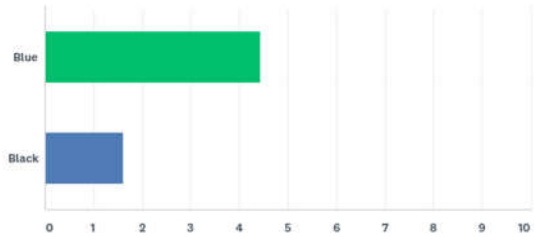
Club Land Important Definitely Community  
 Services Local Elderly Parks Children's Play  
 Areas  
 Hall History Centre Railway Riverside Walk



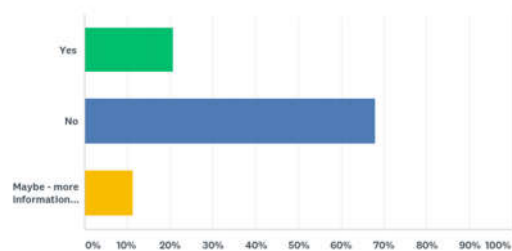
**Q16 Do you have any form of renewable energy source fitted to your home?**



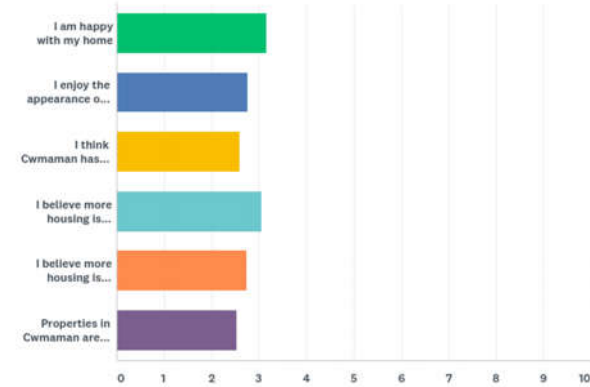
**Q17 On average, how many bags of Blue and Black waste do you dispose of each week?**



**Q18 Would you be interested in being a member of a local renewable energy scheme? This would involve working with us on initiatives that could provide more affordable and cleaner energy sources within our community. It could also involve producing energy locally which would generate more money for community development work within Cwmaman.**



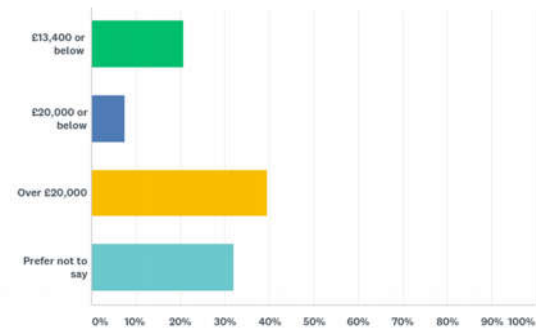
**Q19 Please rate each of the following statements based on how much you agree with them:**



**Q20 When thinking of buildings, outside space and structures within Cwmaman, are there any issues that you feel need to be addressed?**

Look <sup>Walk</sup> Derelict <sup>Bins</sup> House Flowers and Shrubs  
 Hall <sup>Old Maternity</sup> Park <sup>Run down</sup> Properties  
 Community <sup>Land</sup> Neglected

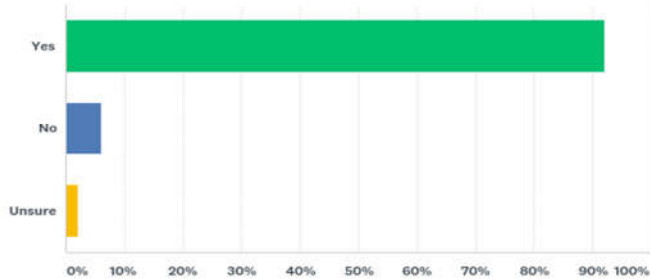
**Q22 Which of the following amounts best describes your total household income? This information will be used to assess the need for additional support for people on low incomes within our community. We will not share this information with any individual or agency outside of Cwmaman Town Council. All information will be handled in accordance with the Data Protection Act.**



**Q23** What family related services would you like to see delivered within the community?

Family <sup>Welsh</sup> **Cookery** <sup>School</sup> English  
 Bus <sup>Repair</sup> **Answer GIVEN** <sup>Outside</sup> Family

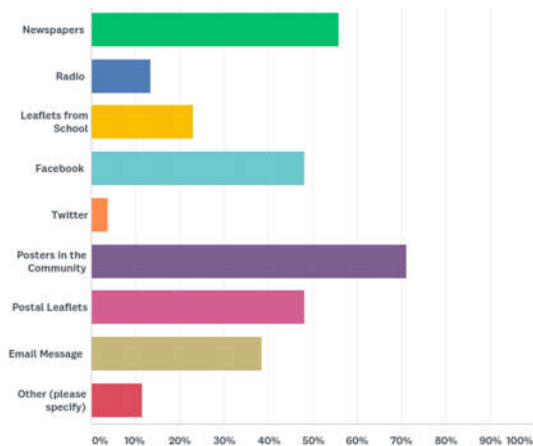
**Q24** Do you feel that Cwmaman is a good place to raise a family?



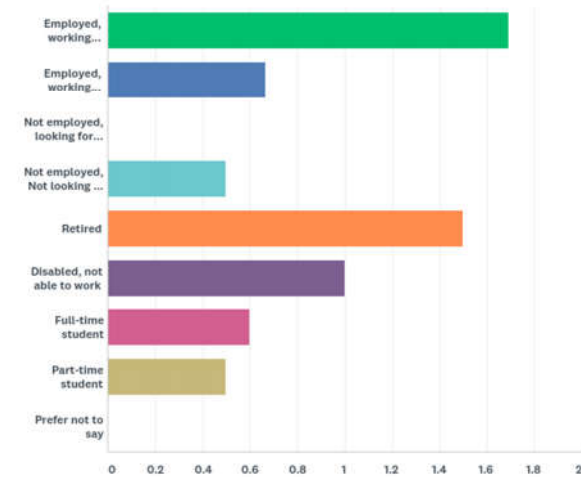
**Q25** What activities, attractions or facilities would you like to see provided in Cwmaman?

Park <sup>Young</sup> **Splash Pads** <sup>Climbing</sup> Pool  
**Activities** <sup>Answer GIVEN</sup> **Children** Cinema  
 Community <sup>Play</sup> Centre

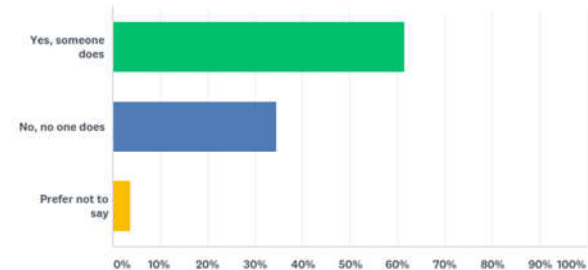
**Q26** How do you prefer to find out about local events, activities, clubs and classes?  
 Please choose all that apply.



**Q27** How many adults in your household fall within the following work statuses?  
 Please enter a number against each that apply. e.g. Retired (2) Full Time Employed (1) etc



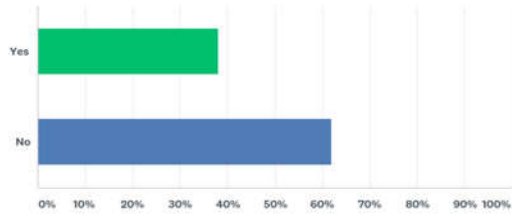
**Q30** Does anyone in your household currently have any health issues? These could be short-term or long-term. All information you provide here will be anonymised and only used to improve services locally and make sure health care providers know what is needed in Cwmaman.



**Q32** In order to develop personally, what services would the adults in your household like to have access to in Cwmaman? Consider a personal goal, interest or hobby.

Group <sup>Lessons</sup> **Opportunities** <sup>Welsh</sup> **Club** Gym  
**Centre** <sup>Courses</sup> **Answer GIVEN** <sup>Local</sup>  
 Facilities

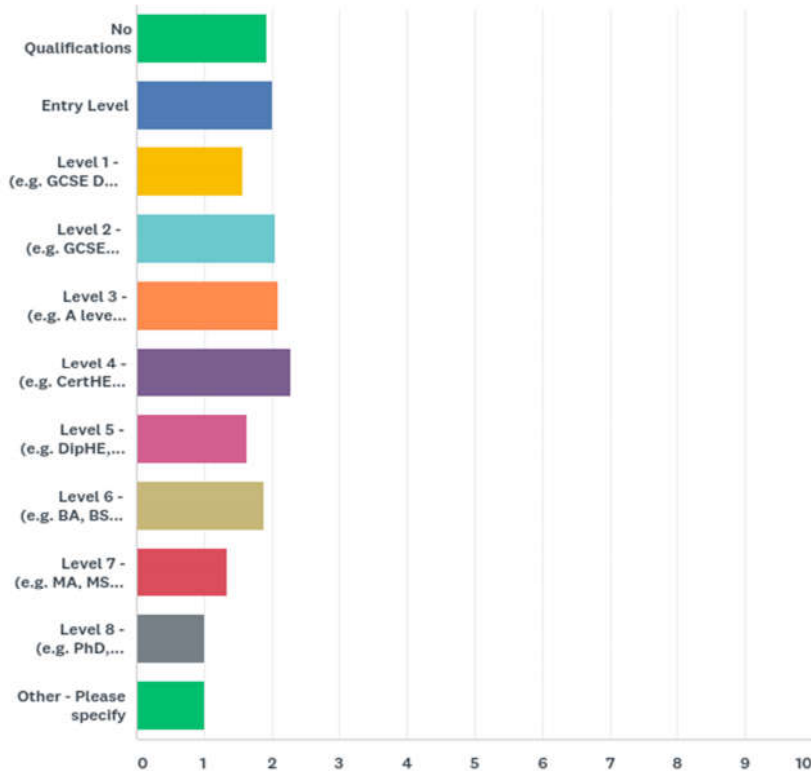
**Q34** Has any adult in your household considered starting their own business? Please give a comment to support your answer.



**Q35** What could Cwmaman Town Council do to help people start their own businesses?

Local offer **Advice** Training **Business Grants**

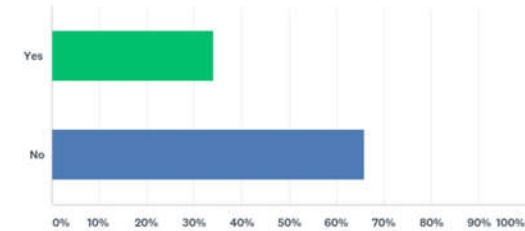
**Q36** What is your highest level qualification?



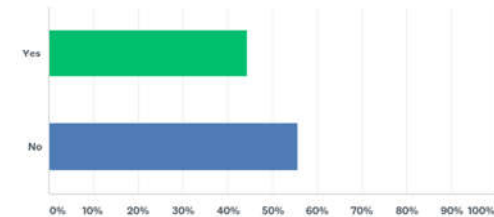
**Q37** What learning opportunities would you like to see offered by the Town Council or partner organisations within the local community? This could be in regards to work or pleasure.

Gardening **Courses**  
 Making  
 Learn **Welsh** DIY Courses

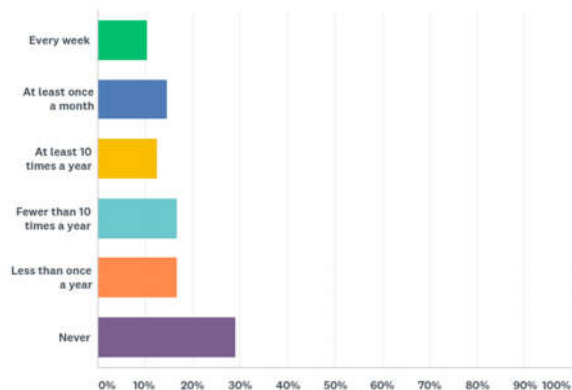
**Q38** Do any of the adults in your household have any skills that they could share with other people in the community? If "Yes", please explain below.



**Q40** Would any adults in your household like to attend any arts or culture related clubs or classes? This could include music, art, theatre, film, Welsh language, sport etc. If "Yes", please provide details on what you would like to attend or type "NA" in the comment box.



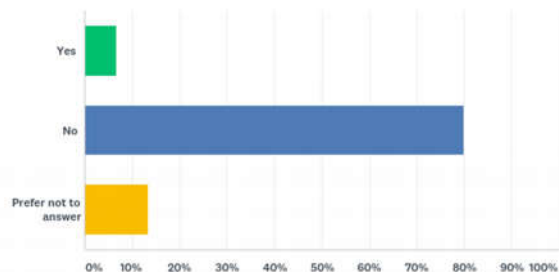
**Q41** How often do the adults in your household participate in arts, culture or heritage events each year?



**Q42** What type of arts, culture and heritage activities do the adults in your household do?

History Garden Galleries and Museums Choir  
 Theatre Sport Local Film National Trust  
 Historic

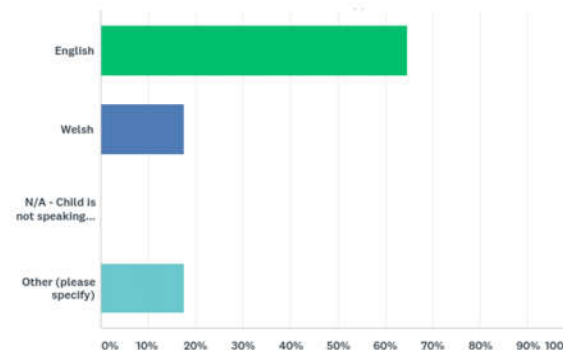
**Q45** Do any of the children in your household have a specific learning need, disability or other physical, neurological or psychological condition? Please tell us how many children are affected by this and, if you wish, provide any relevant details..We are eager to ensure that every person within our community has access to the services they need. This information will help us to achieve this.



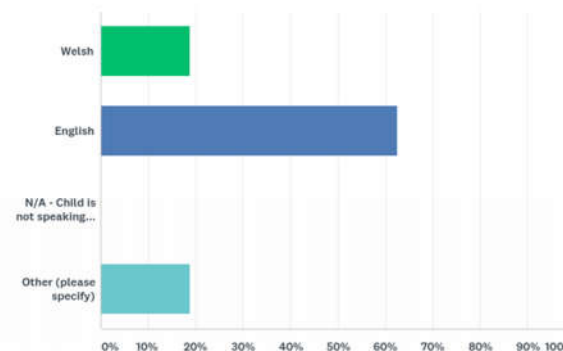
**Q47** In regards to the children in your household, what could Cwmaman Town Council do to improve their leisure time, education and health?

Activities Parks School

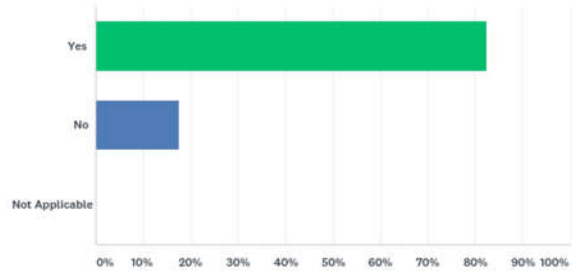
**Q49** What language do the children in your household speak most frequently at home?



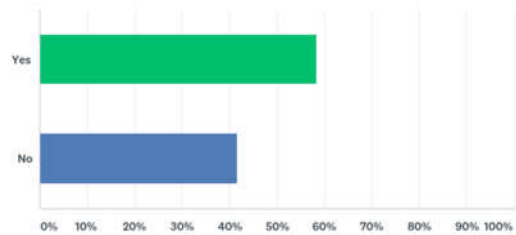
**Q50** What language do the children in your household speak most frequently with friends?



**Q51** Would you support your child/children to attend clubs and classes which could help them with their school/college studies?



**Q52** Are there any hobbies, clubs or sports that the children in your household would like to participate in but can't as there are no facilities or groups in the area?



### 3. Existing Provision and Usage

#### 3.1. Existing Community Facilities

Cwmaman currently benefits from the following, defined, community facilities:

##### - **Cwmaman Community Centre**

- The community centre has recently come under the control of Cwmaman Town Council following an asset transfer from the county council.
- The centre has a history of providing adult and community education services along with social and recreational activities.
- At present the community centre provides a range of services including keep-fit classes, arts and craft workshops, OAP group, ICT classes, employment services (through 3<sup>rd</sup> party), youth services (Guides and Rainbows) and a range of other sessional activities.

##### - **Cwmaman Youth Resource Centre**

- The Youth Resource Centre (YRC) is owned by Cwmaman Town Council and let to Cwmaman Youth Council.
- The YRC is home to the youth club service and sessional activities for vulnerable young people delivered by Carmarthenshire County Council.
- The YRC comprises of a fully equipped kitchen, recreational area, outdoor space, polytunnel, a 28 bed bunkhouse and office space.

##### - **Community Workshops / Old Community Hall**

The workshops currently contain a range of woodworking equipment and resources although the only user at present is a Men's Shed group.

##### - **Garnant Family Centre**

Garnant Family Centre offers informal family support to families with young children in the locality. It delivers its services through informal drop-in sessions, more structured courses, training and workshops, a lunch club and special events and trips.

The Centre also benefits from the "Eco-Lodge" which comprises of a separate building and community garden space. This space is used to promote growing, provide educational experiences, outdoor recreation and a range of other services.

##### - **Ysgol Y Bedol – Community School Aspects**

- Primary provider of KS1 and KS2 education for the community.
- Benefits the community through the provision of a library, gym facility, public access hall and courses.

##### - **11 Children's Play Areas**

- Cwmaman currently provides 11 different play areas across the community servicing all ages of children and young people.
- Some have fallen into disrepair over recent years and Cwmaman Town Council, having recently taken ownership of the facilities, is now working towards a maintenance and upgrade plan.

##### - **3 Football Pitches**

- Both Glanamau and Garnant have access to well-maintained and facilitated football pitches that are available all year round for public use. Teams are available across all age ranges – excluding OAP at present.
- Limited provision for girls/women at present.

##### - **Amman United Rugby Pitch**

- Located in Garnant, the pitch is fully floodlit and is home to the Amman United team. Provision is made for teams across all ages – excluding OAP at present.
- Limited provision for girls/women at present.

##### - **Multi-use Games Area**

- The facility, located in Garnant, is open to all members of the community throughout the year.
- Some revenue is generated through hire fees for clubs and closed groups wishing to use the facility.
- Currently managed directly by Cwmaman Town Council.

#### 3.2. Health and Well-being

##### **Doctors**

The residents of Cwmaman are currently serviced by 2 main GP practices; Brynteg Medical Practice and Garnant Surgery (part of Amman Tawe Partnership). Both surgeries offer the full statutory range of services.

Brynteg Medical Practice are currently investigating the development of a well-being centre based in Ammanford. They have engaged well with this consultation and have attended a professionals meeting to discuss the needs of the local community.

Both practices provide their services to a large number of patients and residents report difficulty in securing appointments that they do not class as an emergency.

There are currently no outreach services being delivered by either service within Cwmaman.

##### **Hospital**

Although Cwmaman is home to the Amman Valley Hospital, the range of services provided by this hospital are limited to physiotherapy, pre and post-natal care, elderly care and palliative care.

In regards to emergency services, clinical care and the broader range of hospital services, Cwmaman residents are currently serviced by Glangwilli hospital in Carmarthen and Prince Phillip hospital in Llanelli. Services such as cancer treatments and maternity care are currently provided by Singleton Hospital in Swansea.

Local residents with more complex needs have reported having to attend hospitals in Cardiff.

##### **Mental Health**

There is currently no mental health centre or specialised treatment service provided in Cwmaman by the health board. At present patients must seek support through their GP practice and receive treatment and support through services located in Ammanford and Llanelli.

A voluntary service providing support to those people suffering with anxiety and depression has recently launched from the Cwmaman Community Centre.

Mental health has appeared as an issue throughout the consultation process preceding this report.

##### **Disability**

There is currently no specialised venue or service being provided for people with disabilities in Cwmaman. There is a private provider located in Glanamau that provides day care and respite services to adults but this is restricted to those users that have been referred by social care or the health board.

There are currently no regular social activities for people with disabilities and very little transport support.

### 3.2.1. Education

#### Schools

The majority of school aged young people in Cwmaman are serviced by the local primary school, Ysgol y Bedol, and primary schools located in Ammanford.

Secondary aged pupils are primarily serviced by Ysgol Dyffryn Aman in Ammanford.

#### Colleges/Universities

Further Education services for students in Cwmaman are provided by 2 main centres; Coleg Sir Gar (Ammanford, Llanelli, and Carmarthen) and Neath Port Talbot College.

Higher Education students attend a variety of both local and national institutions although there is a slight preference shown towards University of Wales Trinity St David's, Swansea University and Cardiff University.

#### Community Education

Community education within Cwmaman is currently limited to a few courses provided by Cwmaman Community Centre. These are delivered in partnership with WEA and LearnDirect.

There is currently no local authority education provision in Cwmaman and, where it is available (Ammanford) is restricted to essential skills.

#### Education – Community Links

Education – Community Links refers to the ability for learners, young and old, to apply their school, college or university studies within a community/social setting. An area where Cwmaman performs well in this regard is sports; particularly rugby and football. There are well maintained pitches in both parts of the community and teams which provide teams for children through to adults.

When considering other areas of study which are current priorities under the national curriculum, required workplace skills and growth sectors; there is no provision in Cwmaman or any of the neighbouring communities. This is particularly evident when considering opportunities for students of engineering, design, computing, arts/creative disciplines, science and maths.

### 3.2.2. Sports

#### Sports Facilities

Cwmaman currently benefits from the following sports facilities which are available to all groups within the community:

- Rugby pitch.
- Football pitches.
- Multi-use Games Area
- Green Bowls Pavilion.

#### Sports Clubs

Cwmaman residents have the opportunity to join and spectate at football, rugby and bowls clubs.

There are also organised groups for cycling, running, horse riding, swimming and gymnastics provided in neighbouring communities. Residents also have access to the range of sports clubs based in Ammanford which include tennis, indoor bowls, cricket, hockey and athletics and gym provision provided by Ammanford Leisure Centre.

### 3.2.3. Physical Recreation

Cwmaman benefits significantly from its location and surrounding geography in regards to physical recreation opportunities. Sitting within a valley bordered on one side by the Brecon Beacons National Park, riverside walk/cycle paths running the length of community, numerous parks, footpaths and accessible woodlands. Although these amenities are provided for, there is limited organised use of them by groups and clubs. There is also limited capitalisation made of the natural environment with the aim of increasing the number and range of residents who use them.

### 3.2.4. Natural Environment

Cwmaman benefits from the presence of a full range of natural assets that can be expected from an inland rural community in Wales. These include easily accessible mountain heathland, varied river system, ancient and modern woodlands, large grasslands and 3 significant public parks.

There are issues currently affecting these assets which are symptomatic of underuse and lack of perceived ownership by local residents. Woodlands, previously part of cattle and sheep farmlands, are suffering from a lack of grazing and management for timber supply. Whilst the parklands are poorly managed and often show signs of littering, dog fouling, vandalism and lack of plant control.

When the assets are compared to the environmental indicators for the area, already positive in comparison to other communities in the region, then there is significant gains to be made through community work and the development of activities focussed on these assets. There are no significant natural barriers that could prevent this work.

### 3.2.5. Adult Leisure

Adult leisure opportunities within Cwmaman, excluding sports and physical activity previously discussed, are limited to pubs. There has been some recent work undertaken through Cwmaman Community Centre which has developed some additional activities primarily focussed on health and art; although the take-up of these suggests that they do not meet the needs of a majority of the community.

Cwmaman residents do have relatively easy access to a broader range of opportunities in neighbouring communities which include a cinema, shopping, cafes, sports/leisure centre and local authority library. However, those most in need within Cwmaman may be prevented from accessing these services due to limited mobility and/or financial concerns.

### 3.2.6. Child/Young Person Leisure

When considering the “traditional” leisure activities for children and young people (outdoor play, traditional Youth Clubs, play areas etc.) then there is excellent provision in Cwmaman. The communities’ younger residents benefit from 11 play areas, large parks and playing fields, Youth Club on 2 evenings per week and safe route cycle paths.

When considering more contemporary leisure activities, especially those which relate to technology and the development of skills relevant to employment and education, then Cwmaman does not perform as well as neighbouring communities and other communities across Wales and the UK.



### 3.3. Current Usage and Community Impact of Identified Assets

Asset	Users	Community Impact (L,M,H)
The Old Signal Box	Amman Valley Railway Society	L
The Community Workshops	Amman Valley Men's Shed	L
The Bowls Pavilion	Cwmaman Bowls Club	L
Cwmaman Community Centre	General Public Tai Chi PACH-C Arts Toddler Group IT Group Learn Direct Gwalia LINKS St Trainians Workways+ Shadows Brownies Rainbows	M
The Youth Resource Centre	Cwmaman Youth Council Carmarthenshire County Council	L

## 4. Consultation

### 4.1. Online

Online consultation has been one of the most successful aspects of the work undertaken outside of the focus groups within this study. The traditional approaches of surveys and/or feedback opportunities have yielded some valuable qualitative data whilst the more casual engagement (Facebook posts, monitoring of Facebook groups, Twitter response) have surpassed even that.

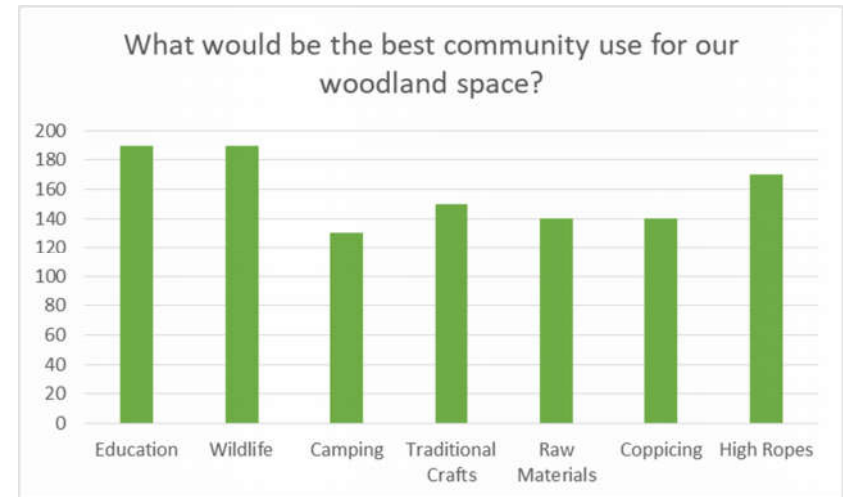
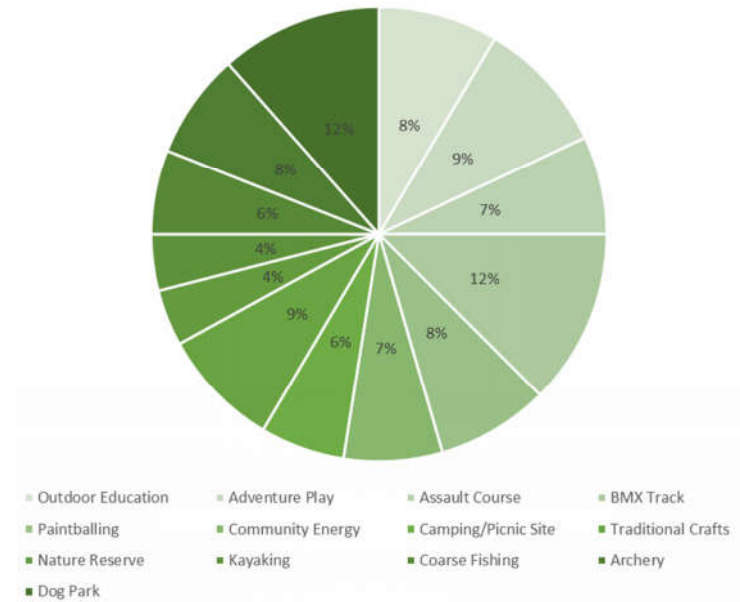
See Section 2.4 for a breakdown of Survey responses and online engagement analysis.

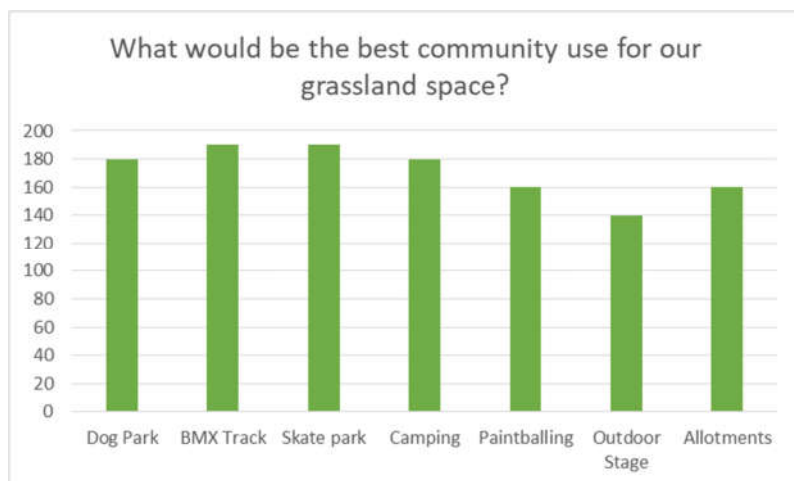
See following sections on focus group engagement for data specific to selected demographic groups.

## 4.2. Asset Specific Data

### 4.2.1. Outdoor Spaces

Suggested Uses for Outdoor Space

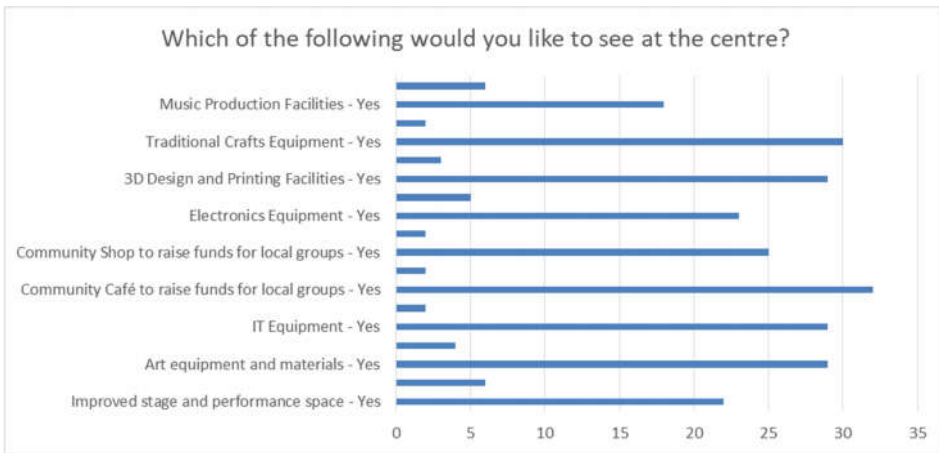
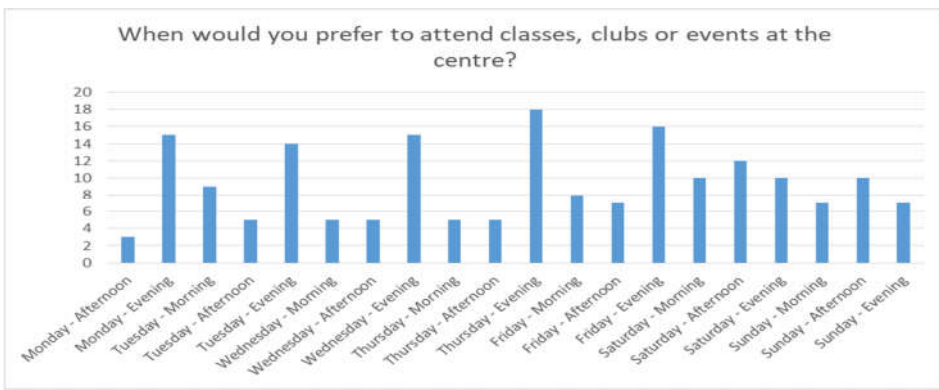




#### 4.2.2. Community Centre

##### What new facilities would you like to see provided at the centre?

- Café, Arts equipment, performance space and information on local jobs and volunteering
- Drop in coffee/tea and a chat. Loneliness is a growing concern and is a factor in mental health. Having the opportunity to pop in and discuss issues of the day/week can alleviate the feelings and can lead to other activities and gatherings
- An outdoor space would be great. Somewhere to sit and have a coffee.
- I think there should be more technology available too. Especially raspberry pi and Arduino systems.
- Just a whole renovation so everything looks and feels better
- Mental health support - there's nothing in our local area providing support except shadows on a Monday evening. More people in this area need to know it's ok to have mental health problems and that things are available locally.
- Public computers - I do have a laptop but I can't afford one that runs heavy software.
- Maybe a community "Fixers" group where we can help each other repair things.
- Equipment like 3D printer, vacuum formers, computers and tools
- A small kiln so that we could run pottery workshops.
- I'd LOVE access to equipment such as a vacuum-former, 3D printer, Laser-Cutter, specialist open spaces for working, glue and heat guns, bandsaw, sanders and similar. Sewing machines, dye vats or a cooker/hobs.
- Anything that would make designing/making more accessible to people without equipment
- Crèche, Something for children to enjoy, a café
- Café, better heating during the winter, improved parking
- cafe open more, more local info, events info, new flooring, better toilets, more parking, more regular signs out front to promote what goes on inside.
- A drop in facility with coffee shop for the use of local people, passing walking groups etc. with information on courses and activities available and displays of work produced by the various groups. The area would need to be as attractive and welcoming as possible and aimed at all members of the community
- A nice, welcoming and fashionable cafe would be good. Just a space for people to meet over a coffee without it costing the earth.
- Don't know if welding would work at the centre but maybe elsewhere in Glanamman. I did visit the Mans Shed but not very friendly. Maybe a different day in the week.
- I've seen a post recently about computer programming for kids... Good idea.
- The stage should be used more too. Plays, comedy, music... and building props and learning other stage skills.
- Classes with crèche provided as I cannot do classes most evenings.
- Youth or junior clubs. Child care during school holidays
- IT classes for 11-16years. Dance and drama classes.
- Keep fit classes day and evening.
- Tutor drop in to assist secondary school age children with GCSE.
- Information base similar to Citizens advice but maybe less formal. Possibly only leaflets initially but maybe a contact email or similar to follow up on queries.
- A buggy and cycle park, a fully functional kitchen, a chill out area, Coffee dispenser
- I think the facilities are on the whole pretty good.
- Would be good if there could be community drop off area's - for example at Christmas a facility to collect toiletries etc for distribution to homeless in Swansea (in partnership with charities who promote this) or a collection point for donations for local food bank for example.

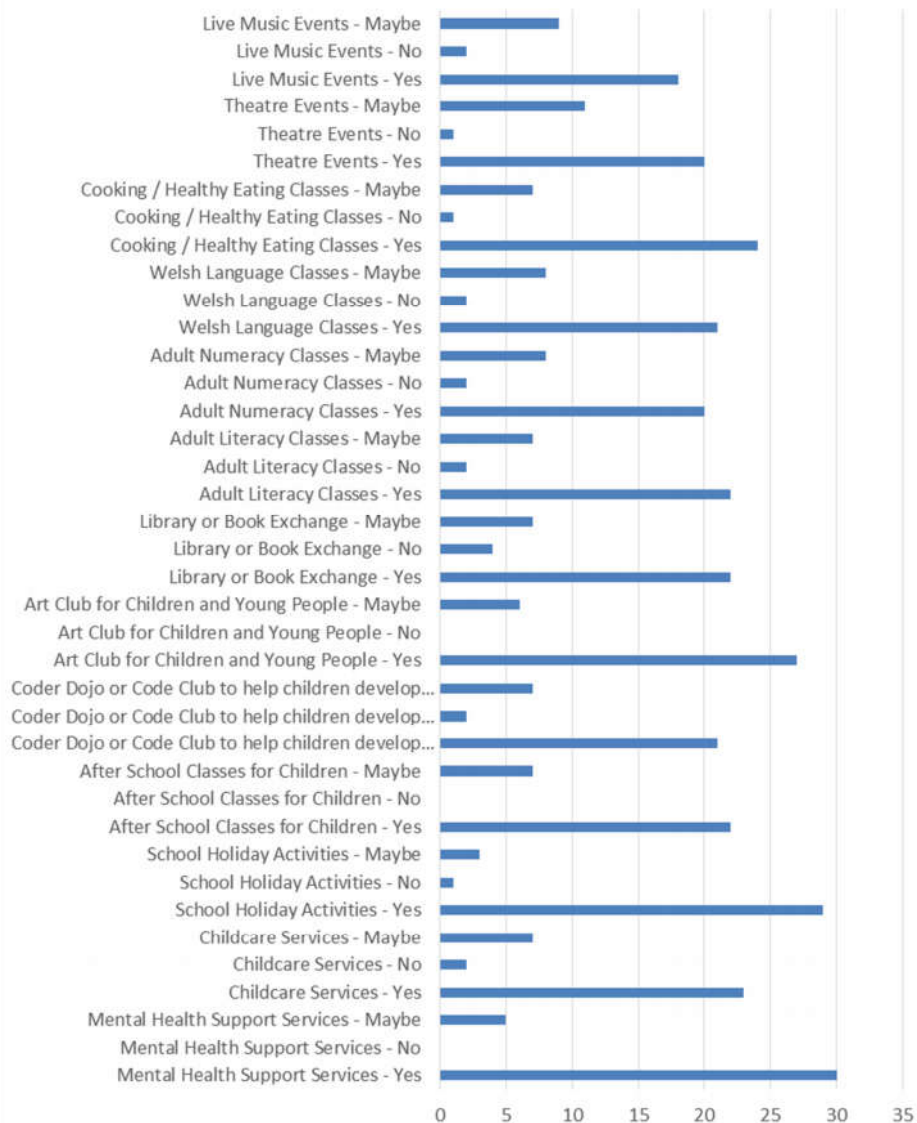


**Which clubs and classes would you like to see provided at the centre?**

- DIY, interior design, crafts, maths and English for adults
- Would like to see a beginner's photography course?
- Wood turning please
- Computer
- Stained glass
- Knitting/crochet
- A Code Club, 3D printing, prop building and how to produce images in 3D on computer.
- Photoshop for beginners
- First Aid
- Mindfulness
- Stress management
- Computing and technology subjects - there's nowhere locally that provide these.
- Digital drawing using a drawing tablet
- Tutorials on How to make fursuits
- Using 3d printers
- Making cosplay props

- Arts and Crafting, cosplay, design etc
- Cosprops maker
- Would love to see a pottery club so that we could make small sculptures and pots. The opportunity to learn new skills in workshops such as this would be really good.
- I would love to set up and provide a costume/prop making group for people across Wales who make their own costumes, props and 'cosplay' for attending and competing at comic conventions.
- Cosplay/prop work
- General crafting
- Cosplay builds using 3d printers, vacuum formers etc.
- Needlework & Sewing
- Fursuit making
- Photography
- Makaton courses
- Creative writing
- Clay modelling
- History classes
- Embroidery/cross stitch/knitting
- Any kinds of art & craft eg. glass, pottery, wood, textiles, painting
- Sculpture
- Printmaking
- all things art and craft based"
- Anything creative that's difficult to do at home; cost space etc. I'd really like to learn how to weld and how to make furniture, props, and electronics.
- I think a group or monthly event for people to get together socially would be good too. A lot of people don't want to go to pubs or sports and there isn't much else going on."
- DIY course also family Welsh classes you can bring children too.
- Keep fit Dance Pilates
- Excel class.
- Counselling course, clubs for kid's i.e drama classes, creative arts, dance classes.
- Photography
- Conversational Welsh for beginners
- Counselling
- Fitness for over 50s
- Sugar craft classes
- Educational classes that benefit adults. As a carers I don't get much time to myself but having a adult class means I can better myself one or two nights a week.
- Cake decorating
- Sugar craft
- Short/day workshops i.e. modern calligraphy

## Which of the following would you like to see provided by the centre?



## What improvements do you think should be made to the building?

- Paint the outside and upgrade the interior - looks old and uncared for.
- I've only been in the main hall and found it to be cold looking and classroom like. I'd like to see a little area that has comfortable seating and tea/coffee facilities that would encourage more to visit and socialise in a warm welcoming environment
- Better regulated heating.
- Nothing more than to keep it reasonable order.
- Better café.
- General renovation and reformation
- Hearing loop
- Interior of large Hall could be repainted and tidied up. Better signage to what's available upstairs at centre. Modernisation throughout. A general overhaul on furniture and fixtures.
- More information - maybe using a TV in the café area. This could show what's on at the centre, other local events and organisation that can help local residents.
- The outside of the building needs sprucing up a bit too.
- Inclusion and protection of the neighbouring outdoor space that has fallen into disrepair and is being abused by some locals and not taken care of.
- Updated cafe/possible shop area.
- A gallery/craft site stocking work from local makers and artists would be excellent, like a visitor centre to showcase local talent. Trap arts and crafts centre used to be brilliant and nothing has rivalled it since it was closed down.
- Needs total redecoration
- General upgrading
- The outside is dull, needs some colour like giant Pudsey spots, flowers, better signs in and out for disabled entrance, lift, toilets etc., develop the car park area on right to create more spaces and plant flowers up the hill, put lights in windows to show the place is being used, keep front blinds open as much as possible, nice toilet seats and doors that close without sticking, baby changing trolley, new windows, more seating in cafe area, art on walls....
- Lighter, brighter, more inviting. Displays, photographs of groups, events etc.
- It does need painting outside. It's starting to look a bit grubby and it deserves a freshen up now that things are happening again.
- Toilets
- Energy saving measures can be taken i.e heating, lighting and improve the cafe.
- The building is fine but it may be useful to review the use of spaces within the building according to actual club / classes utilising the spaces. The board room is a beautiful room but seems to be somewhat underutilised at present. It would be a good room for something like welsh language classes or any other primarily verbal classes.
- New windows
- Could be warmer when it's wet outside

## Do you think the Centre is well signposted within the community?



**What services would you like to see provided at the centre?** These can include anything that you think would improve people's lives in any way.

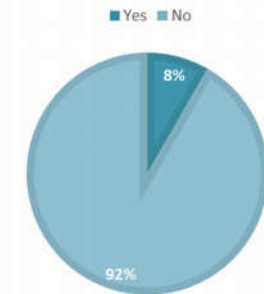
- Classes, job search and support, disability group
- Citizens' Advice
- Something on the lines of the Citizens Advice but may be not as formal, somewhere a person could go simply to sound out a problem or run something by a listener without any further action taken.
- Mental health support and opportunities for people to volunteer.
- I think there would be interest in classes on specific things like 3D printing and new technology. maybe provided by the centre with some kind of certificate.
- Post office
- Post office
- Citizens advice bureau
- Library
- Mini bus/transportation for elderly shops and trips.
- Easier mobility access.
- Dementia friendly sessions.
- Help for people wanting to start their own business. Especially online businesses.
- A lot of people struggle to get to Swansea, Llanelli and Carmarthen so... any services that can be provided locally would be great.
- It would help people with loneliness
- It would help people with their art n creativity
- It would help people make friends
- Maybe walk in services like counselling, advice etc.
- Cosplay builders club
- As a person who loves all forms of handicrafts anything to help people make things that they feel proud of. Creativity in all its forms can be very rewarding.
- Photocopying/Printing services.
- Outdoor classes and opportunities to make use of the 'tip' woodland area behind the centre. Access to 'maker spaces' and equipment for people to use e.g. graduates, designer makers, costume and prop builders, theatre productions and set builders. I'd like to see it as a learning centre too that could provide BTEC qualifications and holiday sessions for children. Links could also be made with local schools as I'd like to be involved in an 'artist in residence' type project working on large builds and themed making days with local children.
- A shop area where people's art/crafts can be sold to the public and a percentage kept towards the centre.
- Health related services such as podiatry and other clinics
- Any services that would help retired people would be an advantage.
- Bus timetables, local business info, info about saving money on everything, mental health support, info about local services- phone numbers for council services, police, fire etc., volunteering opportunities, college courses
- library of books/equipment to borrow
- Use of photocopier, internet facilities etc.
- List of persons willing to help the elderly or infirm with hospital appointments, shopping etc.
- Advertising space for goods, services etc.
- Community information point to help people with problems they might be having.
- Mental health and alcohol or drug services.
- Afterschool activities for kids that help them to learn skills and experience.
- Dvla are involved with code club and maybe able to help

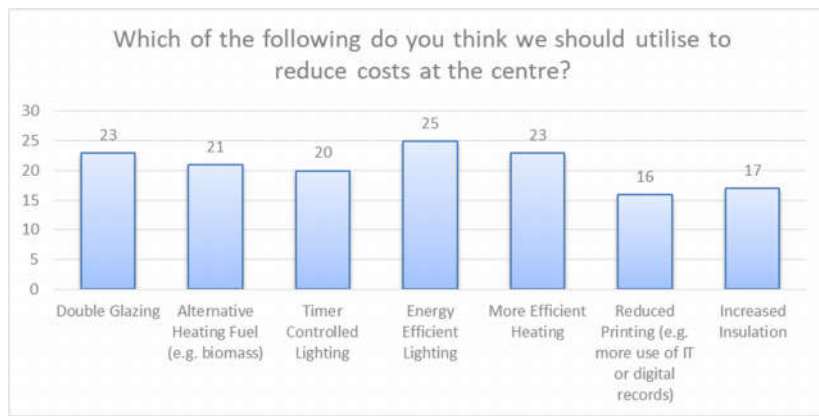
- Benefit advice
- Cab
- AA meetings, diet clubs, therapy clubs for binge eaters and to control it and maybe making friends club.

**Do you have any ideas as to how we could reduce the overhead running costs at the centre?**

- More fund raising and volunteers
- Solar Panels
- More energy efficient lighting and maybe reduce paper use. Not sure if there's solar panels but that could help too.
- More events at the centre
- Hold popular events that self-fund and even make small profit. The profits can feed back into benefitting the community
- Solar panels to reduce energy costs (if feasible).
- Small turbine to make use of the wind on the higher ground behind the centre (again to reduce fuel costs). Biomass heating system?
- Access to Cwm Environmental for materials to make running classes cheaper and promote recycling and re-use of waste. Donations from local companies to provide materials etc. (like the schemes that have been closed at Trysordy in Carmarthen and Playright in Swansea)
- Selling art and craft works from people attending classes and groups and keeping about 25% of the sales for funds to the centre.
- L.E.D based lightbulbs in rooms
- General guidelines on switching off lights, heat, closing doors written up and given to class providers
- Cut down on electricity use and use less paper.
- Hire it out for children's parties and gigs.
- Better take up. I've never known it to be used for parties?? Team up with entertainment to give discounted price to bring trade in
- Solar panels.
- Try to ensure that only the rooms in use are heated to a comfortable temperature with the other rooms only maintained at a safe level (avoid frost damage etc.) but timers for the various zones (rooms) could also be helpful.
- Charge reasonable prices for courses, reasonable prices for beverages etc., and maybe only pay what you need to like a joining fee of say £20 then 3 a week thereafter

**DO YOU THINK MOST PEOPLE IN THE COMMUNITY ARE AWARE OF THE CENTRE?**





- A nice coffee / Tea room that people would want to visit could generate some income as there are no such facilities nearby. It would need to be advertised so that local people find out about it and also it should be inexpensive to encourage more use. E.g. coffee at Costa prices will not work but Costa type coffee at instant type prices would work and people may then be inclined to buy a cake. If the book exchange idea was incorporated that may work even better.
- Appeal to a wider audience. Get everyone interested in something.

### How do you think we could increase the income to the Centre?

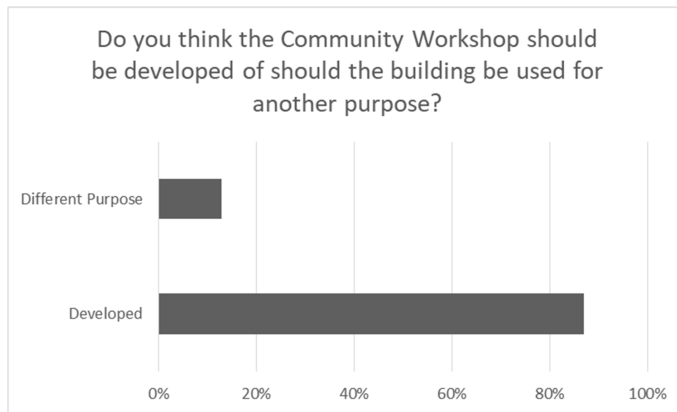
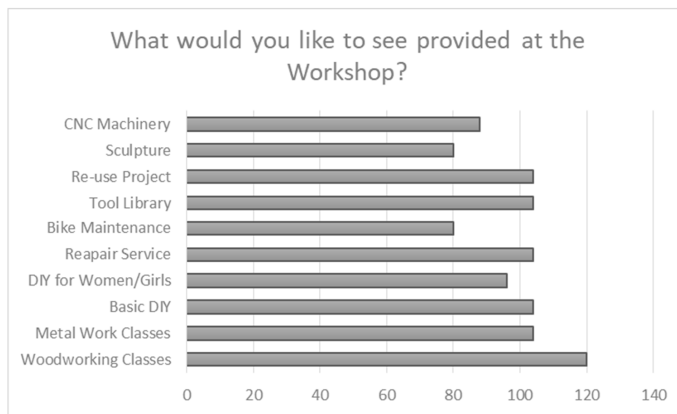
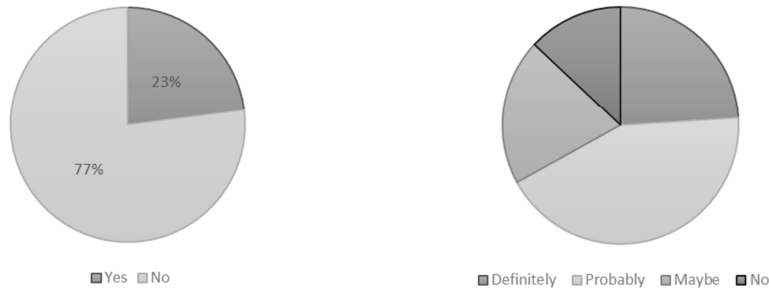
#### What could we provide that would generate income for other community activities in Cwmaman?

- Use the centre as the base for larger whole community events. Bike rides, fun runs, carnivals etc. - should all be based out of the centre. The carnival makes too much use of the rugby and football clubs. The "Community" centre needs this support... football and rugby clubs will keep going regardless.
- Hard to say without talking to others. Any fund raising activities needs full support from all who use it. I myself would readily pay to engage in group activities that include my dogs i.e dog agility, organised group dog walks locally to name but a few
- More events
- More clubs and groups that aren't available locally. Computing, electronics, gaming.
- Hold community events for local businesses with businesses sharing a cut of sales. Advertisement boards with businesses paying annually/quarterly etc. to advertise in that space.
- Membership for access to some of the equipment mentioned.
- Summer Camps for children - this would help working parents too.
- More events held at the centre
- Hold popular events. Encourage craft activity days.
- The cafe, shop, theatre productions, scrap store, a comic convention, access to maker spaces etc would all bring additional income. It would also help to run more events like the Twrch Trwyth festival and maybe have a parade or trail/fair to link up with the Ammanford event.
- Community based festivals
- Party hire
- Charges within reason for attending any classes and small charge for viewing art etc.,
- Charge local business to advertise on a board and on website
- Get groups to create products to sell and take a percentage
- Have bake sales
- More concerts
- Hire out space for exhibitions, performance, social events - disco, dance class, stage school for children etc. but firstly the emphasis needs to be on marketing the centre and what it has to offer.
- More events that people buy tickets for. The cafe would help too.
- The more it's used the more money can be brought in
- Open a cafe. Run more courses.



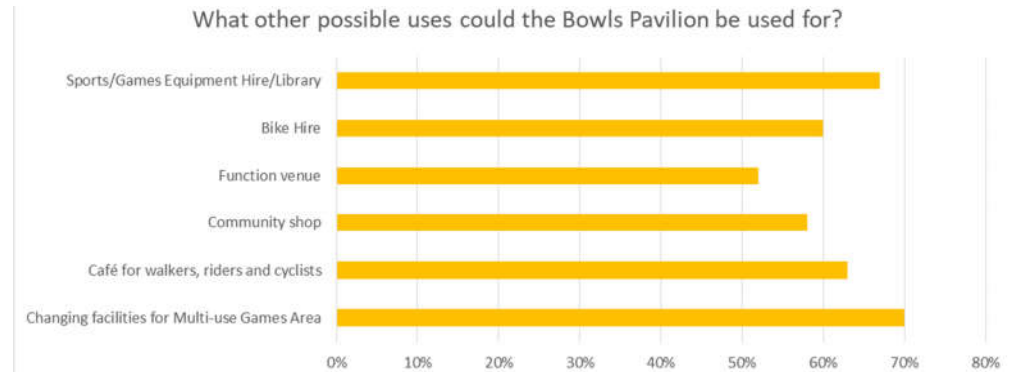
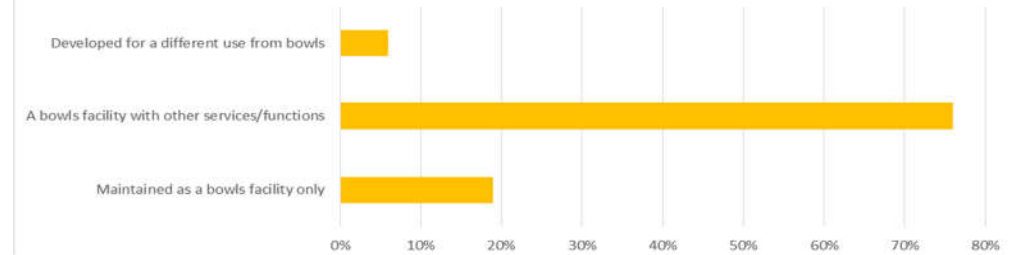
### 4.2.3. Community Workshop

Are you aware of the Community Workshop space in Glanaman? If the Workshop provided services or facilities that interested you, would you use it?



### 4.2.4. Bowls Pavilion

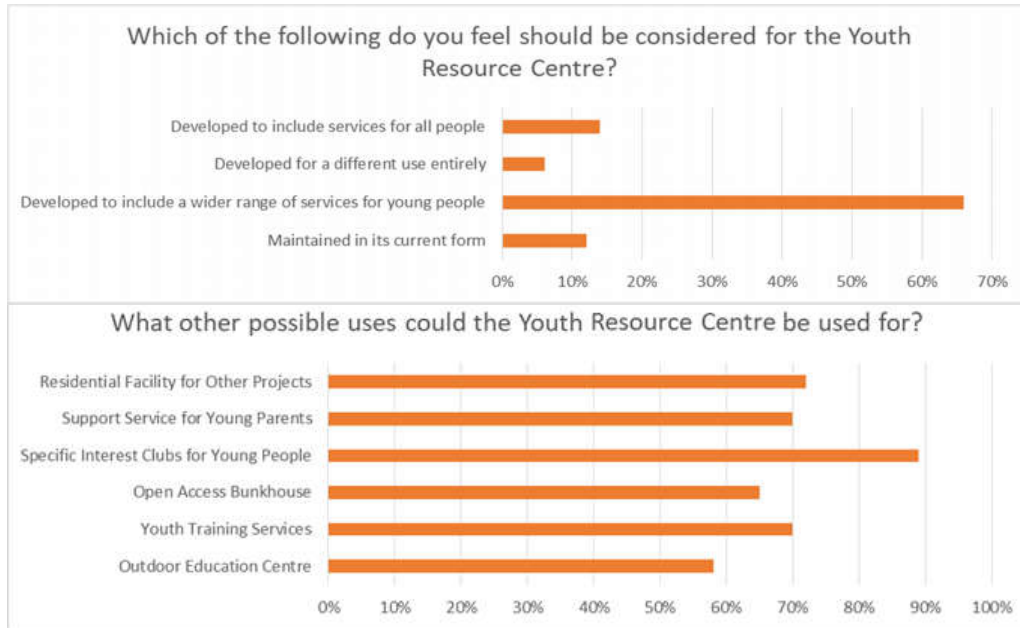
Which of the following do you feel should be considered for the Bowls Pavilion?



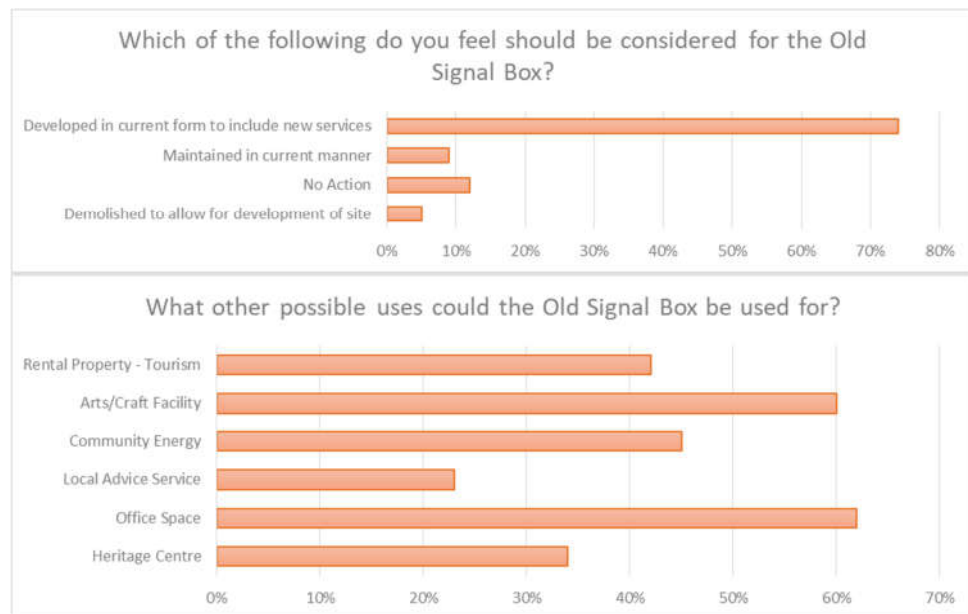
#### Ideas:

- Should be run by local residents – possibly as part of a volunteering scheme.
- Bike trips could help people to engage.
- Bike hire should make it possible for families to go shopping and other normal tasks.
- The café shouldn't sell "junk food".
- The MUGA needs to be used more. Activities should be organised and equipment made available.
- Maybe hold birthday parties and more activity days at the site.
- There isn't anywhere locally that horse riders can visit and have a coffee. Wouldn't be difficult with the amount of space in Golwg yr Aman.
- Having a selection of bikes would make it interesting. Maybe some covered bikes or three seaters.
- There used to be a few shops locally that sold cheap outdoor toys. Maybe this could include that; balls games, kites, water games etc.
- Dog walkers need to have access to waste bags, water and snacks for dogs, somewhere to meet and have a coffee without people complaining.
- Picnics could be provided for people to use in Golwg yr Aman or by the trees next to the pavilion.
- Community BBQs could be held next to the site... with games and activities for families.
- Drone flying events could be held in the MUGA for children; drones fly inside whilst children stand outside (reduced risks).

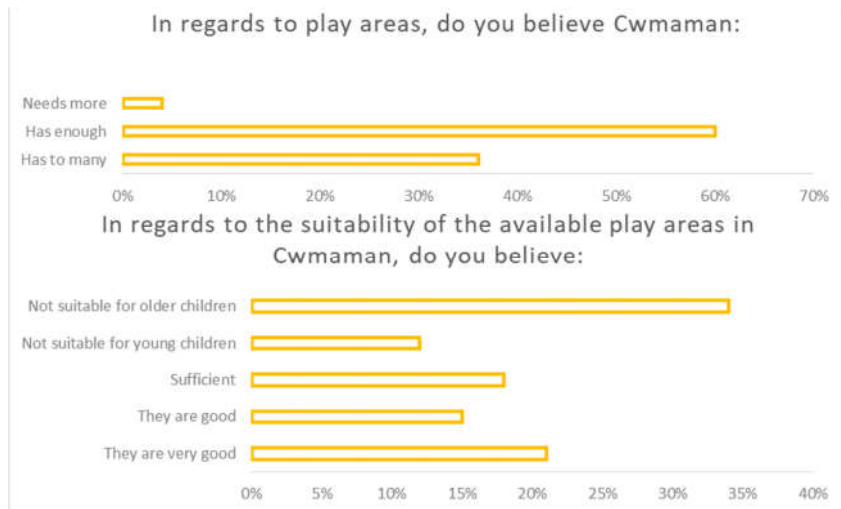
#### 4.2.5. Youth Resource Centre



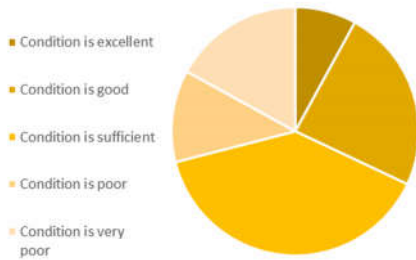
#### 4.2.6. Old Signal Box



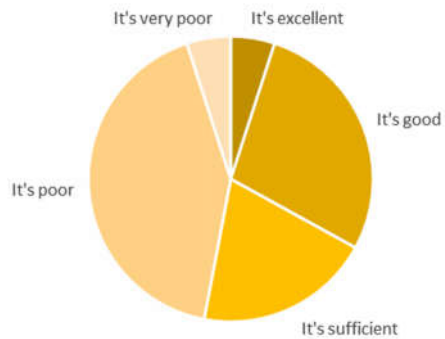
#### 4.2.7. Play Areas



In regards to the condition of play areas in Cwmaman, do you believe:



In regards to the equipment available in Cwmaman's play areas, do you believe:



### 4.3. Random Selection Focus Group Selection

In order to ensure that there was no preconception bias inherent within the study as a result of the demographic focus groups, an intentionally random selection of local residents was asked to respond to a set of given questions. The responses to these questions are presented below. Where duplication appeared these were redacted in order to ensure clarity in the range of general focus of the concerns and views presented.

#### 1. Considering the future of Cwmaman..... What changes would you feel would help make it a nicer place to live?

- Demolish the old Workmen's Hall and all other eyesores in the area.
- Cwmaman has huge social capital. Improvements need to be mainly environmental, e.g. regular maintenance of Golwg yr Aman, dog bins, general environmental cleaning, fewer "signs" -road sign pollution, deal with derelict buildings e.g. Cwmaman Workingmen's Hall and improve car parking on Cwmaman Rd.
- Properly enforce dog fouling by laws there is more and more around the riverside walk, park areas even growing in trees and shrubs!!
- Personally I think it's already a nice place to live but unfortunately some of the issues that need addressing are extremely difficult to resolve eg increasing volume of traffic, number of empty homes deteriorating.
- Creating a safer environment for pedestrians and cyclists would benefit Cwmaman greatly. It would encourage the shift away from car use for certain journeys which would result in less levels of congestion, improved local air quality and an improved street scene, especially in relation to road safety. Offering a new footway provision and off-road footpath for cyclists and pedestrians along the Amman Valley Cycle Way and Riverside Walk would be a good place to start, as it would encourage walking and cycling and improved community safety. It would also be a good idea to build cycle shelters at the local school-Ysgol y Bedol to encourage young children to cycle to school.
- Make it a prettier place -more wild flower beds etc.
- Better use of public spaces.
- All public signs should be bilingual.
- Calfarfa Chapel converted into a museum of the Amman Valley.
- Address social disadvantage and poverty through sustainable development projects
- Workshops to encourage and support young people.
- Better communication between the local council and community residents.
- Dog ban between the public footpaths from Grenig Road to Brynllloi.
- Cwmaman has lost its "community spirit" with many residents having no connection to the area or no understanding of the history and recent developments within the village.
- "Eyesores" need addressing and improved eg all the Land Rovers near Ellis' garage looks awful.
- Identify and befriend people who traditionally do not "get involved" for whatever reason.
- Littering needs to be reduced and dog fouling.
- More emphasis on the Welsh language and conversational Welsh classes.
- Main road parking is a safety issue. Need a wider main road.
- More affordable housing so that local people can stay in the area forming more of a community spirit. Too many rented properties housing people with no interest in the area.
- Derelict buildings need to be addressed ie Workingmen's Hall and Brynseion Chapel
- More waste bins scattered around the community to alleviate the rubbish situation for example outside "Siop y Pentre"
- Better/more parking facilities at the Amman Valley Hospital
- Litter bins along the roadside
- Access to more community/neighbourhood workers who work "with" local residents to make it a better place to live.
- Increase community cohesion, connect people more to each other, outreach projects as many can't get to centres etc.

#### 2. How do you think we can make use of the community's physical and human assets?

- The paddling pool in Cwmaman Park was upgraded last summer but by now it is back to the way it was due to a lack of maintenance and neglect.
- Increase advertising regarding community services to raise public awareness. Perhaps make use of a "retail unit" on Cwmaman Rd which can be used as a call in/drop in resource centre.
- Some of the physical assets can work against each other, e.g. we have a number of small halls that people are trying to find a use for, but are not suitable for some things we need! Chapel vestries, church halls, clubs all need to be used to remain sustainable but give good options for concerts, entertainment such as "noson lawen" etc. Perhaps we should concentrate on developing one multi-purpose centre that would be easier to sustain in the long term.
- Members could get more involved in the local community possibly as volunteers eg becoming a school governor, a hospital visitor, charity shop assistant, conservation helper etc
- Supporting local businesses by buying local which is essential for the community to flourish. Members need to make more of an effort to back local farmers and purchase local produce.
- Litter picking and gardening would help the local area a nicer place to live. The arrangement of "Big Tidy Up" events, where community members club together to spruce up their corner of the world is a really good idea.
- More valuable use could be made of Glanam Community Centre as a venue for a range of community groups. Local children would benefit from a Summer Playscheme, where they could go during the school holidays to form new friendships and engage in a range of activities. This could be run by the Town Council or through self-governing.
- The paddling pool at Garnant Park needs modifying. At present the pool has fallen into a state of disrepair and has remained unused for many years which prevents local children making abundant use of this facility. We just need to look at the "splash pads" in Ammanford Park and aim for something similar.
- The empty buildings in Glanam need addressing. The workshops could be transformed and brought back into use. This would create more jobs within the community and produce industrial units which local business people could utilise for many things i.e. storage etc.
- Better use of the Community Centre ICT clubs for children and accessible usage of the latest technology for local people.
- From the results of this current work, the Community Council should develop a short, mid and long term plan identifying appropriate human and financial resources in order to achieve the aims and objectives of the survey/study.
- More advertising of our assets e.g. Cwmaman Golf Club and Riverside Walk and Cottage Hospital.
- Communicate with young people to gather their views on how best to make use of these assets.

#### 3. What other assets could we use that you are aware of?

- Exploit our cultural and linguistic heritage to tackle social inclusion. Use of derelict buildings for community activities and increase social housing especially for younger people
- The natural environment! We have beautiful walking/cycling areas that could form the basis of themed weekend breaks (if we had decent accommodation on a B/B basis. Guide could all be trained to deliver historical/cultural themed walks during the day supported by small group entertainment following an evening meal.
- More use should be made of local chapel vestries as venues for business, private or social use eg birthday parties, fitness classes, training courses etc. It would also be advantageous to advertise the hiring of the buildings on social media as it is cost efficient and can target a wide audience.
- The "Glo Man" the local monthly newsletter (papur Bro Dyffryn Aman) could also be used as a marketing tool.
- Develop the railway line as a tourist attraction.
- Hen Fethel/ weddings tourist attraction
- Amman Valley canoe and coracle courses.
- School and community projects to help develop and look after the land by Ger yr Afon as a nature reserve.
- Cwmaman Day Centre could be further developed
- Pantycelyn coffee shop.

4. What kind of change would make your life better?

- More support for the elderly including “care home” facilities. Community Car Schemes. Men’s health workshops, creating more contact between residents. Set up a local radio station or increase the use of social media.
- More activities/clubs for disabled people. More activities/clubs for children and teenagers especially during school holidays. The BMX track on riverside walk should be re-established.
- A welcoming pub that caters for the community as a whole
- Informal learning opportunities, book clubs, discussion groups, politics, anything that makes people think
- Nice Community Café, welcoming nice cakes, books, newspapers, enough room to sit and chat
- The community would benefit from holding weekly Book Club which could be held at the local Community Centre.
- The footpath from Grenig Road to Brynllai is being neglected and is in a very unkempt condition with overgrown brambles open ditches, and litter and dog mess scattering the actual footway. It is not pleasurable to use it in this terrible condition. The local council need to ensure better maintenance of the path and even resurfacing it to encourage more usage.
- Better preservation is also required on the Riverside walk.
- Safety and the use of more CCTV systems in the area would be advantageous as it plays an important part in tackling problems associated with community safety and concerns about local crime. It also provides members of the community reassurance.
- Parc Bryn Rhos doesn’t have a sign on the estate.
- Street lamps are seldom replaced when they falter, this is dangerous for local residents. There is an issue with the local council about changing the bulbs.
- Craft workshops- Woodwork, metalwork etc in the Pen Pound workshops with appropriate equipment.
- “Babi a Fi” in the local hospital is widely used and an excellent community resource

5. Do you feel that this change can happen?

- Yes of course
- Yes there is a Community Centre in Glanamman that needs to be developed further and fully utilised to meet the needs of the locality.
- As long as there is relevant funding, council support, organisers and resources as well as the physical asset of an appropriate venue.
- Change should happen because we pay rates and council tax so it’s not fair that residents don’t have the services required.
- This would depend on the commitment and enthusiasm of the council and members of the community, and backed by a good Business and Financial Plan to attract funds from a variety of sources.
- Depends on the approach adopted and the skills needed to involve the whole community and not just the usual suspects

6. What barriers do you see in the community for making it a better place to live?

- Lack of government investment. Isolation of individuals through lack of transport and effective communication. Perhaps using social media, twitter and FB and local radio would help.
- Main road Glanamman and Garnant build- up of parked cars. More dog controllers and also more animal litter bins. More litter bins in general to reduce litter and these need to be emptied more regularly.
- The community getting too big with more and more new building work going on increasing the burden on infrastructure and diminishing the rural nature of the area and the original cohesive nature of the community.
- Not enough Community Workers working with the Town Council
- Lack of funding and lack of council support and backing.
- Absence of community members’ interest.
- Public support and public participation is required to make a project a reality.

- The issue of time given how long it takes to obtain grants from Welsh Government, join improvement schemes, pass applications and solidify initiatives etc.
- Some people are “difficult to reach”
- Some people are apathetic and not bothered about improving their community.
- More co-operation and team work is required with people working together better for the benefit of us all.
- Apathy and lack of financial support.
- Resources are always a problem.
- Poverty and deprivation
- Residents’ apathy.
- Financial constraints of CCC to support any new schemes.
- Whilst technological advancement is obviously good if not used correctly it can destroy individuality and creativity.
- Too many residents rely on “ready -made” entertainment rather than getting involved and grasping creative opportunities.
- The time it takes to get things done. A young man was killed 34 years ago at the bottom of Grenig Road, the community lobbied for a crossing, it arrived end of May 2017! Shocking!

7. Thinking of your life now, what is the biggest hurdle you want to overcome?

- Old age/isolation
- Getting older
- Work/life balance
- Keeping the Welsh culture and language alive
- Dog fouling on public paths especially Grenig to Brynllai
- The elderly and young parents have isolation issues.
- To be able to participate in community life and be able to make a difference.

8. And what is the most positive thing in your life?

- Family.
- The joy I get from engaging with my family and the support I get from them.
- Family, work and my home.
- Living in a predominately Welsh speaking street with excellent friends and neighbours
- Family and work.
- Family, community, nature

9. When we think of the changes needed in the community, suggested previously, how can we best use the skills and knowledge that you as individuals have?

- That skilled people within the community may be able to offer their expertise and ideas
- Somehow create a platform by which those with skills and experience can work together but not in an overbearing way and definitely not through another “committee”
- Difficult to come up with something that hasn’t been tried before-social habits are changing and generally people do not interact in the way they did previously.
- Feedback from local people is essential when planning/implementing changes. The local Community Council need to take members ideas on board and then act on what they suggest as these are the people who will actually benefit from the improvements/changes.
- As a local teacher I have links to the local children and their carers /parents
- Would be happy to support community activities when I have more time.
- This will depend on the Development Plan and approaching the relevant individuals to turn this work into a reality.
- There is a disconnect between people because of their age. It would be beneficial to develop inter-generational projects i.e. the elderly and school children.

10. How can we help you do this?

- Provide regular and clear information.
- Effective communication of the Plan to the community and information dissemination of progress made.
- Effective advertising for support
- Planting wild flower meadows and hanging baskets induce feelings of pride in our communities' physical environment.

11. Are there any other comments you wish to make regarding Cwmaman's future?

- Road safety- more double yellow lines and local traffic wardens
- Change is inevitable but is also a catalyst for transforming people's lives for the better.
- One positive step would be to end the "rivalry" between aspects of the Glanamau and Garnant syndrome for example, the instance of having carnivals based at the Football Ground in Grenig Park and an alternative one at the Rugby Park in Cwmaman Park.
- The Community Council is forward thinking and have achieved a lot in relation to the regeneration of Cwmaman.
- Garnant's new multi-purpose games area is one successful development which provides a multi-purpose venue capable of accommodating children's play area and competitive sports. This facility promotes active participation of all ages.
- The demise of our Welsh identity is under threat due to the influx of people relocated to the area with no interest in heritage and/or traditions.
- Involve Johnathan Edwards (Plaid) in this initiative so that he has a better understanding of the current issues and the views of the community to support the local council with possible resources.
- Create jobs.
- Need to celebrate our previous successes and plan a way forward that gives hope to local people.
- Community café.
- Tackle social disadvantage and poverty
- Big traffic problem, as the main road is very narrow at several points making driving hazardous.
- The local scenery is amazing which is possibly not always appreciated so we need to increase awareness of the benefits of "getting out" and appreciate nature more.
- Shame that the Post Office is not sited in the Community Centre.
- Address the issue of eyesores in the area such as empty buildings eg Workingmen's Hall
- The elderly's contribution to the future of Cwmaman is limited as we feel that the future of the area is in the hands of the younger generation.
- Celebrate and highlight its numerous assets.

#### 4.4. Demographic Groups – Qualitative Data

##### 4.4.1. Children and Young People

###### Key Relevant Outputs from:

- Ysgol Y Bedol Pupils Focus Group - 24 pupils (March 14<sup>th</sup> 2017)
- KS4 Makers Group Event – 14 pupils (February 16<sup>th</sup> 2017)
- Online Engagement – Facebook/Twitter

- More places for kids to play indoors with play leaders such as Indoor Skate Park where skates and bikes could be hired
- Massive Leisure Centre for kids and adults to keep fit
- Local spa to have various treatments e.g. reflexology to help old people to feel better and to meet new people and a spa for children under 12
- Craft classes to make things and become more creative and meet friends, melt tyres and make things from them to decorate the parks, and make enormous teddy's and pencil cases
- McDonalds and KFC because families can't waste petrol driving to Crosshands and kids could walk to the local ones
- Better parks their terrible and not worth playing in and bigger parks for running
- Not enough pubs or restaurants for parents and there's nothing for them to do here
- More activities for kids in the school, discos
- More youth clubs
- Better Homes and Day Centres for the elderly, not enough room for them all
- A Singing/Drama and Dancing School for better careers later on
- More opportunities for exercising, netball and more football groups, gymnastic clubs, horse riding
- Rock climbing with concrete pitches
- More technical help for parents
- Swimming Pool with a hydro slide and a wave machine as some people haven't got transport and can't get to Ammanford.
- A shelter for the Lolly Pop Man
- Better shops and antique shops, clothes shops, toy shops, chocolate shops and pet shop
- Mini bus for the locals to go shopping
- Delivery man to deliver shopping to people
- Outdoor Cinema
- Museum of the local's history
- Local Bingo Hall
- Sports Bar showing Boxing games etc. Pool Table etc.
- Cricket club
- More jobs for parents
- People going to visit the elderly
- Better disabled access and more ramps
- A Local Campsite
- More classes at the school, i.e. art and dance and pottery
- Less graffiti
- More free wheelchairs for the elderly
- More clubs and local schools for the disabled
- Dog walking for those who can't walk their dogs
- Gardening and more flowers
- Grenig Park dreadful
- Music studio
- Theme Park, Trampoline Park,
- Play Zone so that we don't have to travel to Swansea
- New adventure footpath
- A new Art Centre and Ice Rink

#### 4.4.2. Education Staff

##### Key Relevant Outputs from:

- Ysgol Y Bedol Staff Focus Group 8 staff (April 3<sup>rd</sup> 2017)
- Online Engagement (Facebook/Twitter)
- Primary and Secondary Sector Research
- One-to-One Meetings

- The staff felt that they have full support of local parents and that they are generally supportive of the school and very proud of its existence in the community
- Even with families who are classed as “problematic or difficult” respect is always shown to the staff
- The community is transparent and very honest about its difficulties and assets
- Generally people “look out for each other” and are mutually supportive
- The community is very friendly and welcoming and supportive of extra curriculum activities where possible e.g. Summer Fair
- Many parents approximately 80% have issues around lack of confidence. The school encourages parental involvement and engagement which helps to build confidence and self-esteem.
- Child poverty and social disadvantage is rapidly increasing with the staff providing Xmas presents to the children. The staff also have a scheme where they bring in unwanted household items such as bed sheets etc. and donate to families who are without essentials.
- No joined up cohesive, coordinated plan for tackling poverty.
- The children are friendly and lovely to work with even those who come from dysfunctional families as the school is “their saving grace”
- Many come to school hungry and the staff are aware of who they are and make sure they eat a good breakfast provided at the school’s breakfast club. This is a lifeline for many.
- Many children are on the at-risk register as there is a high percentage of drug use amongst the parents. Some children are late for school and arrive with parents who are under the influence of drugs/alcohol. The staff have a good relationship with such parents for the benefit of the children. This is seen as being fundamentally important as the school is often their only contact with a social institution.
- A local project could be developed that’s a lifeline for such situations and for parents not able to access the right kind of intervention from the statutory services
- Extra support is given by the staff to children who are living in dysfunctional families and may be high achievers in the school.
- The resilience of these children are amazing given their home situation.
- A third of all children are provided with free school meals.
- Concerns expressed regarding the relationship between social services, health and the school with room for huge improvements. Things are reported but aren’t followed up and there are concerns that kids are slipping through bureaucratic nets because of inadequate support services. The school has tried and is trying to improve this unsatisfactory situation but it’s getting worse.
- The community facilities are awesome but sadly the community side of the school is underused and this resource is not being used to full capacity. Current activities include: parent group, gym, library, police surgery, luncheon club for the elderly. The Community Hall and various meeting rooms are under used. Community workers were employed at the school previously but this was never a great success. A qualified CD Officer is required who possesses all the numerous skills to bring the community together to develop initiatives that are sustainable in the long term.
- The staff would like closer links with the wider community but understand that this has resource implications.
- The staff are proud of “Friendly Faces” which is a group of parents that was established to meet once a week at the school to offer mutual support and alleviate isolation of young parents and/or anyone who wishes to join.
- The staff feel that this group needs to be enhanced as it has huge potential and members could become active community volunteers given the right kind of support
- In relation to child care issues generally the staff feel strongly that early intervention is key but that government Programmes come and go and that this work needs to be sustained in the long term.
- Not enough of the “right kind of support” is being made available to parents with “issues” and there is a need to develop local initiatives where the parents take ownership of the process
- Some local Cllrs have been extremely supportive of the schools development



- The Community Garden is underused and there is a general lack of awareness locally about how the school could be of use to the local community
- Links could be improved with the Family Centre also.

#### 4.4.3. Parents, Carers and Guardians

##### Key Relevant Outputs from:

- Parent Group Focus Group 12 parents (April 27<sup>th</sup> 2017)
- Household Survey

- The group felt that community has a mix of good and not so good people like everywhere else, but on the whole the community is quite friendly and welcomes incomers into the area.
- Some members felt that they have come to live in a community where 3 generations of families living in the area is often the norm, but they've had positive experiences of being "accepted" into the community.
- The group is called Friendly Faces and we welcome anyone who would like to attend not just parents of young children.
- Members would be isolated and vulnerable without the existence of the group.
- In the past they've enjoyed doing different things and would like to develop the group and secure funding to include: trips during the summer holidays, visits to different places, picnics, cinema, beach, theatre, Folly Farm etc.
- The group acknowledged the beautiful landscape of the area but were concerned that local hotspots were neglected eg local parks which are not being adequately maintained. Overgrown footpaths are an issue, the bike track, riverside walk, fallen trees etc.
- Up to 12 people attend weekly, the leader/facilitator makes cakes and they have coffee and a chat unless there's something planned.
- Funding applications have been completed in the past and the group have been supported by Zena who works as a Receptionist at the school
- The group were unanimous in their request for a Community Café that can be of use to carers of young children and would consider supporting the proposed café development at the Community Centre.
- The Black Mountain Centre in Brynamman was mentioned as an example of the kind of resource they would like to see in Cwmaman.
- The potential for developing a Furniture Recycling Project was mentioned
- The group would like to access learning opportunities around the following: use of the Welsh language, NVQ's in child care, training in budgeting, meal planning, money advice, coping skills and well-being, stress management,
- The need for a post-natal depression support group was mentioned
- The public toilets in Glanamau are disgusting and not cleaned, maintained or looked after
- What would be of real benefit to the area is to put a "Splash pad" like they have in Ammanford Park in Garnant park as this would increase the quality of life for local children especially during the summer period.
- In general play provision for children are shameful and should be a priority for the local Town council
- Many expressed a willingness to become community volunteers
- The group want to explore the potential use of the unused old Maternity Wing behind Glanamau Hospital as it would make a really good "Women's Centre" focusing on their well-being, education and health.
- The group want to be involved with the future strategy and will attend any meetings to highlight all of the above.

#### 4.4.4. Older Persons'

##### Key relevant Outputs from:

- OAP Focus Group 12 members (March 9<sup>th</sup> 2017)
- Household Survey
- Individual Discussions

- Transport is a huge issue because many of us don't drive due to ill health and rely on lifts so a "Community Bus" could take us to the supermarket once a week and then we could have lunch before coming home
- Many elderly people live alone with no relatives living by and are very lonely and experience isolation
- They would like to have more activities at the weekly meetings but it's hard to arrange
- Attending every week is important to meet people and chat
- Living in Cwmaman is safer than living in big towns.
- Age does affect residents' perception of feeling safe within the community (Household Survey).
- Disrespect of young people and their behaviour is seen as a concern (Household Survey).
- People are very friendly although they don't know many of the newcomers these days.
- Difficult to get involved in hobbies and interests or getting around due to sight problems and progressive ill health
- Isolation issues not many visitors
- Inadequate activities in the Hall in Bro Ryan. Local residents don't know if anything is going on there.
- The elderly have transport problems and a community car scheme to ferry them around would be helpful.
- Losing relatives as you age, bereavements
- Isolation and ill health and mobility issues
- Make use of Hafan Croeso in Maes y Glyn
- Increase dementia awareness and help and support for sufferers and their families.
- More use of the Hall in Bro Ryan and more support for Bro Ryan residents.
- No employment for the young since the closure of the mines and metal industries in the Amman Valley need to develop intergenerational projects to bring the old and young together
- We need to raise awareness of the issues within our community and bring people together somehow.
- Need more access to information about helplessness and alcohol and drug use
- There is a lack of general interest in the well-being of our neighbours and a lack of willingness to reach out.
- Cultural groups need to be supported but with transport difficulties it is difficult for the elderly to do this.
- The elderly could be useful in encouraging the use of the Welsh language and highlight the benefits of bilingualism.
- Support local groups/charities that have global responsibilities as we "mustn't forget others living in the rest of the world".
- Help people who are on low wages with Food Banks.
- More craft and knitting groups with volunteering schemes that could visit the elderly at home.
- Full time warden at Bro Ryan.
- Important to maintain interests and keep moving.
- Deaf and blind bowls club.
- Lack of support to partially sighted people.
- Volunteers undertaking home visits just to chat and help with loneliness.
- Keeping the lawns tidy and banks.
- Healthy eating classes.
- Have more activities events and organising day trips.
- Benches along the roadside so that the elderly are able to rest when walking for example from Grenig to Glanamau Square.
- Mini bus/community transport facility for the elderly.
- No one listens to the elderly e.g. a post box was removed after being in place for over 100 years. The elderly are unable to walk up the hill to post letters in Bro Ryan where it's been relocated.

#### 4.4.5. Mental Health

##### Key relevant outputs from:

- Focus Group Meetings ( 5th June, 31st July, 8th August)
  - Individual meetings (16th May)
- To develop, widen, increase access and resources to ensure Shadows' sustainable future
  - To establish an "out of hours" support network during weekends for Shadow users and anyone experiencing mental health issues
  - To provide learning opportunities for current users on "Volunteering" so that they can participate and help support the running of the out of hour's facility
  - Build and utilise the skills of local people to help establish Shadows as a unique provision for all those experiencing mental health issues and their carers/families
  - Raise awareness not just of Shadows but of mental health issues generally.
  - Promote more awareness and openness and transparency of mental health and its effects on individuals and their families
  - Increase the provision of Shadows to 5 days a week and weekends
  - Increase face to face contact given the lack of statutory support available
  - Increase opportunities to utilise the skills, knowledge and understanding of Shadows members
  - Provide support to access funding opportunities
  - Organise a local conference/networking events on "normalising" mental health issues and focus on a recovery model that is more social rather than medical
  - Promote and market the unique nature of Shadows as an initiative that is self -reliant with its members offering each mutual support irrespective of any outside intervention
  - Further develop links with other similar initiatives and with the local surgeries
  - Establish a resource/library for users
  - Provide on -going training and learning in mental health awareness.

#### 4.4.6. Disability, Sensory Impairment and Additional Needs

##### Key Relevant Outputs from:

- Disability Focus Group (March 22nd 2017)
- Cwmaman Community Centre is well placed for people with disabilities to access it; bus routes, large car park and central within the Amman Valley area.
  - The building is suitable for disabled access as it includes wide doors and a lift for access to the first floor.
  - The Community Workshop space is ideal as it's on a single level and easily accessible – also its location adjacent to Amman Care.
  - Many present had an interest in art and technology but struggle to engage with groups offering this type of activity as they are primarily based in Swansea or Carmarthen.
  - It was agreed by all present that it is important for people with disabilities to be able to access their hobbies on their own whenever possible; without having to have lifts and escorts all the time.
  - Many of the disabled members of the group felt guilty about doing things that they liked because their carers or escorts didn't. A range of activities being made available in one building, and the addition of a café with internet, would let their carers or escorts relax or do something else whilst there.
  - Many of those present who are able to access services on their own agreed that there is a lack of socialising opportunities for both themselves and their families; activities where people with similar issues can come together to share experiences.
  - When discussing volunteering opportunities 12 people, with various disabilities, stated that they could volunteer to help people with ICT issues. 6 would be willing to help with the young person's coding group and 8 people said they could help to teach others how to use ICT. All saw this as a good opportunity to feel they were giving something to their community.
  - It was also suggested that the café could be used to organise carer "chill-out" afternoons where they could relax, socialise and get advice from various agencies.
  - Many were concerned that the project not be seen as one just for disabled people as they see a lack of whole communities coming together; too much putting people in boxes.
  - Around a half of those present said that they use the recreation park behind the centre regularly and that the café would give them somewhere to go before or afterwards.
  - It was suggested that the people accessing the arts and making facilities could hold an exhibition or some kind of sales event to raise funds for their relevant charities and to help change people's perception of people with disabilities.
  - Many of the younger carers present (12 people) said that they struggle with school and college work sometimes when their family member is ill. They find it difficult to focus on work at home. They saw the idea of the centre having computers, internet and a café space where they can go at any time as a good opportunity.
  - It was suggested that tutors could be provided to help younger carers with work on the kind of subjects relevant to the project; ICT, Art, Drama, languages and Design and Technology.
  - Everyone present saw the use of the centre for fundraising events to help other community projects as a real asset. Many stated that they would like to help with these events.
  - The fact that the centre is located next door to Amman Care (a day centre for young adults with Autism and other additional learning needs) was also seen as a benefit. Many of these people struggle with behaviour so being able to go back to the day centre when needed was seen as a good thing.
  - On the issue of accessing services everyone present saw the ability access services at the centre as being a real benefit. From the people with disabilities the main reason given was that they could do a lot of things at one place, on one journey; access classes or clubs and get information they need. On the part of the carers it was seen as important that the services can be accessed at a community venue; not somewhere that was very formal or with "big signs outside telling everyone why you're going there". This was a particularly strong view of the younger carers who said they could call in the café with friends and get information at the same time.
  - Disability is seen as a real barrier to volunteering within the community – despite having skills to share and time to share them.

#### 4.4.7. Culture Groups

##### Key Relevant Outputs from:

- Culture Focus Group 35 members (March 22<sup>nd</sup> 2017)
- Household Survey
- Community Centre Survey

- There was a general concern at the lack of opportunities available in the area and how the community has become fragmented over the years
- The community has lost its' innate willingness to "look after each other" like in the old days.
- Inward migration has increased and as a result the community is very different.
- There was a "nervousness" about "I don't know people like I used to" Currently doesn't feel like a "close knit" community
- The group acknowledged the long standing tradition of the voluntary effort of local leaders and community activists who were no longer with us and there was concern about the inability to sustain the level of commitment previously shown
- There was also an acknowledgement of the rich cultural talent, past and present
- Need to hang on to long standing traditions e.g. The Plygain Hen Fethel
- Acknowledgement of the scenery and rurality and the mountains and their beauty
- Riverside walk is a hit although it is inadequately maintained by the local council.
- Cymuned gymraeg. The "Welshness" of Cwmaman was important to group members who are very proud of their heritage, history and language.
- The group acknowledged the general disinterest in local politics and the need for better community engagement especially amongst the young and a possible shift in the way that the Town Council engage with the community
- Concern was expressed about the lack of opportunities, apprenticeships, business support available for young people
- No inward economic investment, unemployment, lack of adequate transport links, no prospect for the young. Why should they stay and choose to live here when there's no work etc.?
- Youth clubs as they are known is a "thing of the past". There is not enough community initiatives/projects for young people to get involved in.
- Many were concerned about the lack of decent housing available and anxious that "problem families" were all housed together
- Houses in need of repair, looking shabby, no respect. Too many empty properties, for sale signs everywhere. Local Housing Association properties full of people with drug dependency issues, causing fear among local people.
- Some anti-social behaviour.
- Need to develop local workshops, which offers apprenticeships to people and where they can make things as not all young people are made for University and an academic future
- Need to develop intergenerational projects bringing the young and the elderly together
- Lack of general concern for local residents
- Nothing going on during the weekends like theatre, musicals, plays etc.
- Community Centre needs to up its game and cater for the wider community not just provide the usual stuff
- Roads are in a terrible state.
- The chapels are closing and the local pubs are poor. Nowhere "nice" to socialise
- No state of the art cultural building. There was acknowledgement about previous efforts to regenerate Brynseion Chapel for this purpose
- Concerns were raised about adequate elderly care and the isolation experienced by many.
- Pleased that Glanam Hospital is still in existence and concerns regarding its future sustainability.
- Health care could be improved, access to local doctors inadequate
- No restaurant, nice community café, Pantycelyn café too small
- Physical improvements are shabby, parks, cycle path, riverside walk not well maintained, the toilets on Glanam square
- Acknowledgement of the massive issues locally with drug dependency and the lack of appropriate back up services and rehabilitation opportunities

- People less ready to "get involved"
- Empty buildings under resourced, not being utilised adequately, need more use of the communities assets
- Social disadvantage on the increase, wealth inequality prevalent, family poverty, but many "middle class" residents as well so Cwmaman possesses a mix of people
- No local banks and now issues with local post office. This is a problem for elderly people.
- Would be fantastic if the train line could be re-opened.
- Dog fouling.
- Increased creative provision was seen as a good thing and one which could bring communities/people together.
- Access to facilities/services was seen as poor at present – everything is going to Llanelli and Carmarthen despite most of the County not living there.

#### 4.4.8. Local Businesses

##### Key Relevant Outputs from:

- One-to-One Meetings with Business Owners

- There is a growing shortage of skills across all ages – young people lack coping/self-management skills whilst older people lack technology skills.
- Development of new, largescale, businesses both within the community and in neighbouring areas is having a real impact.
- No regard shown for local businesses when considering planning consent for new incomers.
- Local people don't support local businesses as much anymore – online sales, cheaper options through chain stores etc.
- Businesses in non-public facing sectors don't know how they can engage with the local community.
- Access to development funding is very limited and often targeted at areas already in receipt of many years of support.
- Increase in population – positives/negatives.
- Inward valleys investment to increase employment opportunities for all ages.
- Lack of apprenticeship opportunities
- Creation of small social enterprises
- Fully funded integrated "care in the community" provided by combined GP, pharmacies and social care projects.
- Reduced funding of the pharmacy service in Wales.
- "Out of town" supermarkets and low price discount stores.

#### 4.4.9. Menter Iaith Bro Dinefwr.

##### Key Relevant Outputs from

- Focus Group Meeting

- Many community members lack confidence to speak welsh and welsh classes locally have not been successful and fail to address this issue.
- There should be a "Menter Iaith" in every community
- Need to increase awareness and understanding of welsh culture and tradition
- Local shops should try and use welsh first with customers if possible
- Welsh posters in local businesses
- The local school should have a Welsh Charter as a means of good practice
- Increase the use of welsh within local workplaces
- Welsh language worker just for Cwmaman
- Develop heritage projects and welsh medium history society and camera clubs
- More local quiz nights to look at old photographs re local history tradition and culture
- Respond better to the interest of local people and what will help the future sustainability of the welsh language locally in Cwmaman.
- Ensure that financial investment to promote the welsh language is as it should

- Develop a “residential learn welsh opportunity” locally possibly in the Resource Centre to enhance tourism and inward investment and promote the welsh language
- Establish a variety of local history and heritage projects such as the history of the Twrch Trwyth and accessing the historical expertise of local individuals e.g. Neville Anthony and taping one to one interviews to promote the language through a variety of means including social media
- More use of Garnant Golf Club to promote the welsh language
- Utilise local assets better i.e. Carreg Cennen Castle to pull people in to the community
- Increased opportunities to socialise through the medium of welsh
- Develop a “Fun Club” in the community centre for young people
- Develop more events for families in the area and encourage non- welsh speaking parents to participate
- Need better advertising/marketing to increase members to the local group, to enhance and increase integration
- The general lack of good community engagement with local people has a negative effect on increasing use of the welsh language.
- Develop welsh language initiatives for young children and their families at the Family Centre in Garnant.
- Incomers who aren’t welsh speaking have a reluctance to learn are a real threat
- There is a general lack of enthusiasm to embrace local culture, heritage and language issues- apathy.
- Everyone moving into the area should be given a “Welcome Pack”
- Many families have numerous problems around poverty, social disadvantage addictions, anti-social behaviour and learning or participating in community activities through the medium of welsh is not a priority.
- Digital Inclusion projects could also help with increasing community connectivity around language issues.
- Establish a local welsh radio station and talking newspapers
- Community Café with certain times allocated to “welsh learners’ coffee hour”
- Creation of small businesses selling welsh products in the units on Tabernacl Rd
- Consider the Workmens Hall as a Heritage Centre for Cwmaman, with a museum of local history, events to promote welsh culture, welsh produce sold etc etc

## 5. Appraisal of Current Condition of Assets

### 5.1. The Old Signal Box

#### 5.1.1. Physical

This building was constructed at the turn of the century when the valley was opened up by the establishment of coalmines in the area. The construction consists of 9inch solid brickwork, metal frame windows to ground floor and horizontal sliding sash windows to first floor. There is a partially insulated slate roof.

#### 5.1.2. Access

Access to ground floor is directly from steps from adjacent road and the first floor is via an external timber staircase

#### 5.1.3. Adaptations

There have been no adaptations to the building since it was redeveloped. It is not currently suitable for use/access by persons who have any mobile disability.

#### 5.1.4. Surrounding Area

As has been outlined in section 6.1, the Signal Box is centrally located within the community and although directly adjacent to the railway line, there is a very pleasant aspect to the neighbourhood in this area. Although there is no specific allocated parking for the building, there is adequate on street parking for the scale of building.

#### 5.1.5. Essential Maintenance

Since the building was redeveloped some 25 years ago, unfortunately there has been limited use of the building which has resulted in the current need for some significant maintenance to bring it up to a good standard. Apart from the need to renew a section of the floor to the ground floor, and the renewal of the external staircase, the remainder of work required at this location consists of servicing of the existing facilities and the decoration of windows, doors and internal surfaces.

### 5.2. Community Centre

#### 5.2.1. Physical

The building was also constructed at the turn of the century when the valley was opened up by the establishment of coalmines. The construction of the original section of the building consists of random rubble and brick masonry with the later 1970’s addition constructed from a cavity wall construction. All windows to the building are also mostly original with the main section consisting of timber windows and the addition having single glazed crittal single glazed windows. There is a slated roof to the building which has limited insulation. As the building was previously managed by the County Council it is generally in reasonable condition however there is a need for significant upgrading in order to bring it up to modern standards both with regard to energy efficiency and general maintenance.

#### 5.2.2. Access

Access to ground floor is directly from steps from adjacent road, with a disabled access available via a side entrance. The building is well serviced by an adjacent public car park.

#### 5.2.3. Adaptations

There has been some recent adaptation to the building to improve accessibility within the building. This has consisted of the installation of a lift between the kitchen area and the first floor landing.

#### 5.2.4. Surrounding Area

The Community Centre is centrally located within the community with access from the adjacent car park and the main entrance on High Street Glanamman. The building also abuts Gelliwerdd Park which is a reclaimed open cast /mining waste tip which is a very pleasant landscape area.

#### **5.2.5. Essential Maintenance**

As outlined above, the building is in a reasonable condition with no essential immediate maintenance work, however there is a significant amount of upgrading work required in order to ensure the continued sustainable use of the building in the community.

### **5.3. Community Workshop**

#### **5.3.1. Physical**

The building was also constructed to serve as an office for the tinplate works which were established in the community in the 19<sup>th</sup> Century. When the heavy industry closed, the building was brought into community use by the then Cwmaman Urban District Council. The original building is of random rubble and brick masonry with the later 1970's addition constructed from a cavity wall construction. All windows to the building uPVC which are approximately 20 years old. There is a slated roof to the building which has limited insulation. The building is in reasonable condition however there is a need for upgrading in order to bring it up to modern standards both with regard to energy efficiency and general maintenance.

#### **5.3.2. Access**

Access to ground floor is directly from the adjacent private road. The building is well serviced by an adjacent private car park.

#### **5.3.3. Adaptations**

There has been some recent adaptation to the building to improve accessibility within the building however this is not to full disability standards.

#### **5.3.4. Surrounding Area**

The Community Workshop is centrally located within the community with access from the adjacent car park and the main entrance on Station Road Glanamman.

#### **5.3.5. Essential Maintenance (All Options)**

As outlined above, the building is in a reasonable condition with no essential immediate maintenance work, however there is a significant amount of upgrading work required in order to ensure the continued sustainable use of the building in the community.

### **5.4. Resource Centre**

#### **5.4.1. Physical**

The building was constructed to serve as a Scouts Hut in the 1960's and was left empty for a number of years when scouting finished in the community. More recently, the building was leased to the Cwmaman Youth Council which was successful in making an application to the Lottery for a grant to convert the building into a Resource Centre for the youth of the area and the addition of a Bunk House accommodation block. The building was improved to a reasonably high standard however due to the client group using the building, there is a continual need for decorative maintenance. The original building is of cavity wall construction with the addition being of an insulated cavity wall construction. All windows to the building uPVC and there is a steel sheet roof to the building which has been insulated. The building is in reasonable condition.

#### **5.4.2. Access**

Access to ground floor is directly from the adjacent private road. The building is well serviced by an adjacent private car park.

#### **5.4.3. Adaptations**

The building was designed to meet the current building regulations at the time of the re-development and therefore meets disability requirements.

#### **5.4.4. Surrounding Area**

The Resource Centre is centrally located within the community with access from the adjacent car park and the main entrance on Station Road Glanamman.

#### **5.4.5. Essential Maintenance**

As outlined above, the building is in a reasonable condition with no essential immediate maintenance work.

### **5.5. Bowls Pavilion**

#### **5.5.1. Physical**

The building was constructed in the 1980's and has exclusively served the needs of the Cwmaman Bowls Club until recently when there was a Multi Use Games Area developed on the adjacent tennis courts. The building was neglected by the Carmarthenshire County Council in recent years due to severe cutbacks affecting the available funding. More recently, due to some faults in the building, there have been some repair works completed to improve standards at the facility. The building is of cavity wall construction with a steel sheet roof which is partially insulated. The building is in reasonable condition.

#### **5.5.2. Access**

Access to ground floor is directly from the adjacent private road. The building is well serviced by an adjacent private car park.

#### **5.5.3. Adaptations**

The building has not been adapted for use by disabled persons.

#### **5.5.4. Surrounding Area**

The Bowls Pavilion is located adjacent to two park areas (Cwmaman Park and Parc Golwg yr Aman) within the community with access from the adjacent car park and the main entrance on Station Road Glanamman.

#### **5.5.5. Essential Maintenance**

As outlined above, the building is in a reasonable condition with no essential immediate maintenance work.

## 6. Recommendations

### 6.1. The Old Signal Box



**The Old Signal Box  
Y Blwch Signalau Hen**

The Old Signal Box benefits from its close proximity to the Community Centre, Community Workshop and the Youth Resource Centre. It is seen as being an iconic building within the community and one which many residents wish to see protected. However, over the years of low level usage and maintenance, it has fallen into a state of poor repair and is in need of relatively significant structural works in order for it to be fit for regular usage. Having been designed around a very specific purpose, it is also a difficult building to identify a suitable alternative use for. Of particular note in this regard is the external staircase as the only access to the 1<sup>st</sup> floor and the lack of natural light on the ground floor. A key quality of the building is the distinct architectural design of the 1<sup>st</sup> floor which has excellent natural light through large windows, open ceilings, surviving fireplace and the strong connection with the history of the local community.

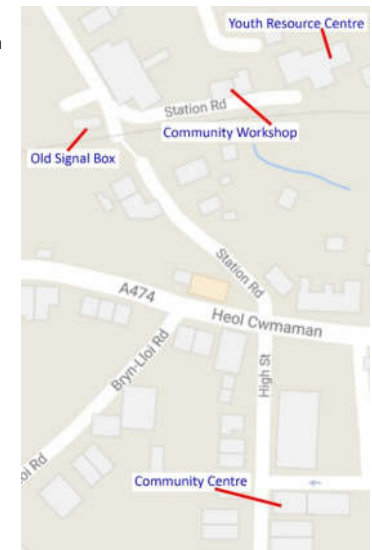
Considering the factors above, and the identified needs within the community, the following general recommendations are made:

- That the building be maintained and protected as an important historical landmark within the community.
- That, regardless of the developed use, the external aspect of the building should be rejuvenated as a matter of some priority in order to prevent further decay.
- That the historical relevance of the building should be researched, documented and made available to the public; possibly through the use of an online archive.

In regards to the specific recommendations for the future use of the building, the following are believed to best meet the needs of the community as exemplified through the research conducted during this study:

#### 6.1.1. Office Space for Socially Conscious Business or Organisation

**Definition:** Affordable office space for fledgling social enterprise or charitable organisation that will bring benefit to the community of Cwmaman and surrounding areas. Ground floor utilised for storage and possible kitchen, WC and print/process room whilst the first floor used as office space and meeting room.



**Pre-requisites:** Construction work would be required before use with some of this being significant; glazing, supporting wall repairs, damp proofing etc. Services for the building would also require a level of upgrading including electrical, water and communication/phone lines.

**Community Benefit:** Cwmaman suffers as a result of the low level of 3<sup>rd</sup> sector organisations working directly within the community. There is also a need to ensure costs are covered into the future to support the sustainability of both this building and broader community projects. It must also be noted that there is a desire within the community to have access to affordable workspace. The potential for joint project working, possibly defined within any tenancy agreements, between any organisations based at the asset and Cwmaman Town Council, should also be considered and, where possible, utilised to further enhance community benefit.

**Interrelations:** The development of broader local delivery seen under other projects, both proposed and in action, is setting the foundations for greater 3<sup>rd</sup> sector engagement within the community. The development of usable space for these organisations will bring clear partnership opportunities between the Community Centre, Youth Resource Centre, Family Centre and private sector organisations such as Amman Care; situated directly opposite the Old Signal Box. Increased footfall within the area will also benefit local businesses and, dependent upon the nature of the tenant organisation, possible direct business development support.

**Challenges:** In this instance the greatest challenge is seen as being the funding required to undertake the structural repairs needed. However, given that the building would need to be protected from further decay regardless of usage, this may not increase the required funding to a significant degree. Consideration should also be made in regards to the need to access the building from an external staircase. This may pose an issue in regards to disabled access and suitability for some users/visitors that would see this as a barrier; pushchairs, elderly etc.

#### 6.1.2. Arts Space – Studio and Equipment Site

**Definition:** The Old Signal Box, given the excellent natural light, historical relevance and inspirational architecture/symbolism, would lend itself very well to use as an arts workspace. Possible development would involve the ground floor housing equipment and storage whilst the first floor would be converted into a dedicated studio for up to 3 artists; depending upon the medium.

**Pre-requisites:** This proposed use is perhaps the least complicated in regards to the construction work required. Beyond rectification to existing faults the only modifications required would be to the services to the building and the placement of the required equipment.

**Community Benefit:** Arts practice within communities is well documented in regards to the economic, social and well-being benefits it can provide.<sup>1</sup> In regards to the local impact for Cwmaman; the arts (ans making, creating and crafts in general) have been identified as a popular aspect of current and possible delivery. It is also felt that a number of identified needs locally (health, mental health, social isolation etc) can all be addressed through a strategic integration of arts and the creative sector into the community. Cwmaman is also located within the catchment for 3 secondary schools, 2 Further Education providers and 3 Higher Education providers that deliver successful and popular arts/creative subjects. Development of arts provision locally is seen as a presenting a supportive environment for recent graduates and arts professionals to ignite and sustain their practice. It must also be noted that arts (or cultural development in any kind) is a significant driving force which, when applied correctly, can significantly support local regeneration; not least in making the area more attractive to both current and potential residents.

**Interrelations:** When considering the proposed developments for the Community Centre in Glanamman, the interrelations between this possible use and other projects is clear. Where the centre benefits from easily accessible public space it doesn't lend well to studio space; something the Old Signal Box could rectify in part. Bearing in mind the possible community arts potential of this recommended use, there could be strong links developed with other providers within the community that work with vulnerable or at-risk groups. This can most clearly be exemplified by the proximity of Amman Care (private respite provider for adults with additional and specific learning needs) who could become a receiving partner of any services run from the Old Signal Box.

**Challenges:** The most significant challenge under this option for the asset is felt to be the need for change in the perception of Cwmaman. There is currently no other arts provision of this type within the local area and a degree of work would be needed in order to present the community as a centre for arts and creative industries. In addition, the funding streams for arts development often require prior experience in the delivery of arts services. At present this can be achieved through the experience of the current Community Development Officer. However, there would also need to be additional work done to develop demonstrable arts sector networks to support future funding.

#### 6.1.3. Rental Property - Tourism

**Definition:** Conversion of the property into a “niche” holiday property which would support local tourism, exploit the local proximity to the Brecon Beacons National Park and further support the development of the arts and cultural aspects under development.

**Pre-requisites:** Although construction works would be required, they would not necessarily be any more significant than those required for conversion to office space. The key difference here would be the requirements to meet more stringent building regulations and the additional cost to furnish the property.

**Community Benefit:** Although there is a shared vision to improve the levels of tourism locally, and projects are being developed to help achieve this, there are very few options for accommodation within the community. This reduces the amount of footfall for local businesses (pubs, shops, restaurants etc) as many who do visit the area stay in Ammanford or further afield. Through the development of a somewhat unique option for tourists the primary benefit would be to local trade and the leisure options on offer from the Community Centre. That said, it must also be noted that when a community attracts a certain level of tourism, there is a general improvement in how local residents see their community; it becomes a place to be proud of.

**Interrelations:** Given the proposed developments for the Community Centre, Community Workshop, Youth Resource Centre and other assets within the community, there is a clear connection to a need for accommodation for visitors. This would also support, as with the bunkhouse at the Youth Resource Centre, the delivery of residential classes; arts, woodcraft, music, theatre etc. The site is also in close proximity to 2 local pubs, local shops, takeaways and petrol station; all of whom could benefit from increased custom.

**Challenges:** Although the construction works needed would not be simple, neither would they be too significant as to make the project unviable. As such, the greatest challenge for this proposed option relates to the development of the business aspect of the project; making Cwmaman a place people want to stay in. Although the development of the other project currently underway and proposed would support this, there would also need to be a significant amount of work done in marketing the area as far afield as possible. It would also need to be shared with potential partner organisations (theatre groups, sports clubs etc) in order to engage with their audiences. The perception of “holiday homes” within communities in Wales must also be considered and the benefits of the potential revenue stream to the community explained fully; with visible benefits shown early on in the development.



## 6.2. Cwmaman Community Centre

### Cwmaman Community Centre Canolfan Gymunedol Cwmaman



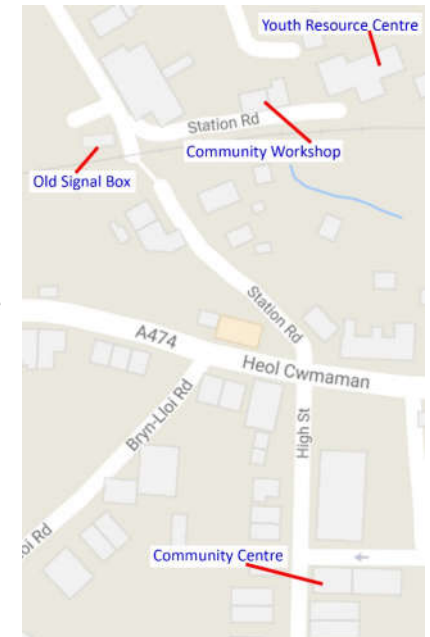
In regards to the specific recommendations for the future use of this asset, the following are believed to best meet the needs of the community as exemplified through the research conducted during this study:

#### 6.2.1. Development of Community Cafe

**Definition:** There is currently no venue within the community where members of the public can meet throughout the year; outside of pubs. There is also no means of providing healthy eating and cooking classes or classes on affordable meals. The development of the café space would not only be a means of serving centre users in general but also as an attractant and project delivery space in its own right. This could be achieved through the delivery of classes, in partnership with external providers, the provision of a volunteer led community café to serve all community members and the use of the café for digital/online information points; available to all members of the public. It is also suggested that this provision would be greatly enhanced through the development of an outdoor space for the Community Centre; possibly on the land adjacent to the centre at the lower section of Gelli Werdd Park. This would support a range of users including parents with young children, walkers and dog owners, the resident gardening group and Plant y Cwm parent and toddler group. Moreover it could provide an additional space for the delivery of gardening and nature related classes at the centre.

**Pre-requisites:** The current café/kitchen facility requires significant decoration, repair and modernisation works to be undertaken before a comfortable and inviting space can be created.

**Community Benefit:** This development will allow us to provide accessible community services, provide a social space to help reduce loneliness, provide skills development through volunteering, enhance well-being through associated services and help improve the local resident satisfaction in the place they live. Moreover, the café



space would provide an enjoyable and inviting shared space for the local community; be it after attending a class or whilst out walking their dog.

**Interrelations:** There is significant opportunity here to work with external agencies to use the café as space for delivering workshops, networking events and therapeutic support services. Particular focus could be paid within the classes to the issues of healthy eating and affordable eating; health and income are 2 of the priority areas identified with the local Ward data. The café space would also provide a much needed facility for the other areas of development within the Community Centre, Community Workshop and Old Signal Box.

**Challenges:** Once again, marketing and promotion will be the most significant challenges in regards to this proposal. At present the Community Centre does not provide a broad enough range of attractive services to warrant a café space. As such, this proposal should only be considered as part of a wider development of the Centre as a whole. At which point the marketing of the Centre should be across the whole community of Cwmaman and the surrounding areas. Social media will be a significant aspect in this process and it is suggested that the development of the café space be shared from the outset in order to generate local interest.

### 6.2.2. Development of Community Information Hub

**Definition:** With the increasing amount of services that are accessed online, the local community is finding it increasingly difficult to benefit from the plethora of information and support that's available to them. This could, in a large part, be due to the age of a large portion of the community but is also evident within younger groups as a result of poor access to, or knowledge of, ICT. The centre also serves a relatively low income community that could struggle to afford the required technology.

Through the purchase and placement of laptops and dedicated PC workstations, access to online services for every resident in the community could be provided; and further afield if needed. This could also be complimented through the development of community digital volunteers, working in partnership with external organisations and the delivery of subject specific workshops and classes.

In addition to the digital aspects of this proposal, a broad range of traditional media information (leaflets, information cards etc) could also be provided and made available through the café space.

**Pre-requisites:** Utilising the priority areas identified within this study, a network of service providers should be identified and engaged to support the delivery of content within the Hub. Links should also be developed with CAVS, Digital Communities Wales and WRCVS.

**Community Benefit:** Enhanced access to services combined with the possible reduction in instances where residents rely on statutory services (early intervention) are the primary benefits of this proposal. However, the benefits of social interaction, be it through volunteering or visiting the centre, must not be overlooked.

**Interrelations:** There is clear potential here to work closely with external organisation including Business Wales, Workways Plus, CETMA, Gwalia, Social Care, Hywel Dda Health Board, SAFFA, CYCA, Links, Digital Communities Wales, Dyfed Powys Police, Menter Bro Dinefwr, Law Works and others. Each of these service providers could be invited to make use of the Hub to provide information in the form of online and hardcopy resources and through the delivery of direct face-to-face support sessions.

**Challenges:** Network development will be a key aspect of this proposal. Given that services are stretched at present this could prove difficult; especially in regards to economic and health related services. As with other aspects under this asset, marketing and promotion will be key in ensuring that residents make best use of the facilities available to them.

### 6.2.3. Development of MakerSpace and Creative/Technology Hub

**Definition:** Over recent months has supported the development of a local arts development community service, PACH-C, who have begun to delivery low-level art classes and events at the centre. There has been a significant interest in this provision, both locally and from across the sub-region, but it has become apparent that the centre doesn't have the equipment and resources to deliver what is desired.

This could be achieved dedicating a space in the community centre to the creation and production of artwork, crafts and more contemporary products. This would involve the placement of a range of equipment that is

otherwise unavailable to the general public in the local area and sub-region; ceramics kiln, vinyl cutter, 3D printers, vacuum former along with a range of general purpose tools and equipment. This addition could complement the Community Workshop space already provided by Cwmaman Town Council; providing it is also developed to provide all residents with access to woodworking tools and equipment. This would also be greatly enhanced by the refurbishment of the stage space and main hall into a space suitable for the delivery of both traditional performance events and parties and the presentation of works created by the "makers" using the other provision.

In conjunction these developments would provide a huge step forward in developing a true "Maker Community" that increases innovation, improves skills in new and traditional technologies, provides career and employment specific learning and allows for the community to come together and share skills, experiences and views.

**Pre-requisites:** Given that the centre is currently in a good state of repair and is fully accessible, no prerequisite works would be needed.

**Community Benefit:** The communities serviced by the centre feed in to a number of further and higher education providers where art and design are very popular courses. As such there is a population of current students and recent graduates that struggle to access a space and equipment in order to continue with their careers; outside of these providers.

There is also a shortage of arts activities and opportunities for engagement, as participant or viewer, within the local area. Resulting in low attendance at arts and cultural activities among our local population.

Moreover, the provision of access to new technologies (3D printers, laser cutters and associated computers and software) will complement the current changes in education under the digital literacy framework and provide the opportunity to learn modern manufacturing and design processes. This could be achieved through the development of clubs and groups targeted at people of all ages. These could be provided during the evening, at weekends and during school holidays; to allow full access to school aged pupils, students and adults.

**Interrelations:** This proposed project would link in strongly with the current work of PACH-C and further develop relationships with other creative and arts sector organisation in the area. There are also significant opportunities within the concept to engage with schools, colleges, mental health services and 3<sup>rd</sup> sector organisations.

**Challenges:** There are currently no other providers delivering this scope of provision, within an area such as Cwmaman, in Wales. This presents clear challenges in regards to ensuring the local community feel that the provision is "for them" and that it isn't seen as project being done at them. The research undertaken during this study goes some way to justifying the need for such a development but this should not reduce the amount of work required to engage local residents from the very outset of the project.

The second challenge for this proposal is the access to funding to develop the project and to support it through its first year of 2 of operations. The importance of the proposal and its strategic fit, locally and nationally, should provide a reasonable degree of justification for funding. This will also be supported by the lack of any similar provision in the local area. However, the need for revenue funding in year 1-2 may prove slightly more difficult given the shortage of suitable streams.

### 6.3. Community Workshop

The Community Workshop is wholly owned by Cwmaman Town Council and is currently occupied by Amman Valley Men's Shed group. The building has been a key part of the community for a significant time where it has hosted various community groups, the Town Council and played a role in the lives of many local residents. The asset is seen, by residents, as one which should be retained and protected by Cwmaman Town Council and used to serve the needs of the local community and surrounding areas.

The building benefits from a recent installation of solar panels, a partial modernisation of the electrical system and close proximity to the Youth Resource Centre, Cwmaman Community Centre and the Old Signal Box. There is also onsite parking provision and complete access for wheelchair users.

Some aspects of the building require a degree of remedial maintenance in order to prevent future decay; in particular the kitchen/WC area and roof directly above the rear entrance.

Current usage of the asset is restricted to a single user group; Amman Valley Men's Shed. Although this group is seen as having the potential to meet the needs of a particularly under-served group within the community, it is felt that this is not making the best use of the asset.

Given the development in other areas of the community, it is felt that this asset should be maintained as a workshop space but the current provision is not seen as meeting all of needs that it could. As such, the recommendations for this site are restricted to the further development of the current function.

#### 6.3.1. Community Workshop and Education Space

**Definition:** The building should undergo a complete uplift in regards to decoration and the issues in regards to the kitchen, WC and roof should be addressed. Following these works the space will be subdivided into dedicated spaces defined by the type of work to be carried out. This could be achieved as follows:

**Large Room** – Dedicated to woodworking machinery and used as the primary teaching space.

**Medium Room** – Utilised as either a metalworking space or used to house a CNC router and milling machine.

**Small Entrance Room** – Used to house a selection of hand tools, workbenches and small power tools. Possible inclusion of electrical / electronics workstations.

In addition to the physical changes made to the building and integration of new equipment, it is felt that a significant change of use and change to management of the space is required. It is recommended that the asset be used as a shared space across a number of user groups and should house a number of projects. These could, based upon the research conducted as part of this study, include the following:

User Groups	Projects
<ul style="list-style-type: none"> <li>Amman Valley Men's Shed</li> <li>Woodturning Group</li> <li>Children and Young People</li> <li>Mental Health</li> <li>Women's Group</li> </ul>	<ul style="list-style-type: none"> <li>Basic DIY/maintenance skills workshops.</li> <li>Woodturning Classes</li> <li>Woodworking Classes</li> <li>Metal Working Classes</li> <li>CNC Fabrication – curriculum integrated</li> <li>Low-cost Workspace</li> <li>Community re-use, recycle and reclaim project</li> <li>Manufacture of affordable items using natural or reclaimed materials – revenue to support the space and other community activity</li> <li>MakerSpace – particular focus on wood and metal fabrication</li> <li>Delivery facility for external providers – education, mental health, youth work etc</li> <li>Development of a Community Tool Library</li> <li>Repair Café</li> </ul>

	<ul style="list-style-type: none"> <li>Bike Maintenance</li> </ul>
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**Pre-requisites:** Although the space is currently operating as a workshop, there are some issues which require rectification, and tasks required, before progression to the next stage:

- **Risk assessment, user agreements and procedures** are all needed before works can begin.
- **Maintenance and decorating works** should be carried out to help provide a comfortable and stimulating environment.
- **Servicing of existing machinery and electrical system** is required to ensure that all items and the supply is sufficient and safe.

In addition, it is strongly recommended that investigations be conducted as the feasibility of securing access to the yard to the rear of the workshop. Although this is currently used for storage, casual projects and an overflow space; there is no firm agreement or long-term security over this space. Should access/ownership be secured then this would significantly enhance the potential of the workshop and allow for additional workspace, outdoor facilities (welding, forge, spray booth etc) and allow for larger scale projects. There is also significant potential for the development of user dedicated workspaces which would provide revenue whilst supporting start-up businesses.

**Community Benefit:** As with the proposal to utilise the Old Signal Box as an arts facility, the evidence of benefit presented by access to creative, practical and “making” services and facilities is well documented<sup>11</sup>. However, there are also significant benefits of this concept for Cwmaman and the surrounding areas.

**Relationship to curriculum** – there is currently no provision for young people and other students to compound their learning outside of the education establishment they attend. This reduces the impact of learning, reduces their capacity to “self-teach” and prevents the development of positive social interactions around a shared interest.

**Work related skills** – through consultation with local businesses and employers of local residents, it has been identified that there is a shortage of skills relevant to certain industries. This was particularly apparent when talking to representatives of the manufacturing, design, engineering and fabrication sectors.

**Community sustainability** – the opportunity to generate income through various aspects of this proposal will provide a much needed boost to the funding of other community activities.

**Localisation of service** – when considering the development of community service placements, for the benefit of the community, the closest alternative provision of a similar nature is in Llanelli. This reduces the potential for offenders from the local area to engage in this positive and restorative activity whilst reducing the benefits brought to the community as a whole.

**Social interactions** – as with the current sole occupant, the social interaction benefits of shared community workshops is significant. Through the development of this proposal, these benefits can be made available to all demographic groups within the community.

**Interrelations:** There are a number of potential interrelations between this project and other community provision; both existing and proposed. The most obvious are with the developments put forward for the Community Centre; making, creativity and arts. However, there are clear links to education providers and 3<sup>rd</sup> sector providers working with vulnerable people; young offenders, school phobics and adult loneliness for example. Given the potential for increased footfall, combined with residential possibilities, there are also connections to the Youth Resource Centre (also for education links) and local traders.

**Challenges:** Initial funding may be difficult and should, to ensure best chances of success, combine the Workshop project with other aspects of community development under consideration. Secondly the use of equipment by members of the public poses a significant risk. As such, it is important that all policies, documents, legislation and training needs are considered before commencement of the project.

#### 6.4. Youth Resource Centre

##### IMAGE / MAP

The Youth Resource Centre is not only a fantastic asset to the local community but also a relatively unique asset within Carmarthenshire that offers significant potential if developed and managed appropriately. In regards to the specific recommendations for the future use of this asset, the following are believed to best meet the needs of the community as exemplified through the research conducted during this study:

##### 6.4.1. Education Centre – with residential provision

**Definition:** When considered in conjunction with other proposals presented here, current work within the community, national education frameworks and the need, as exemplified by local education data, to improve skills; this asset could significantly contribute to these areas. Utilising the residential capacity, kitchen facility and learning space, the YRC could add another dimension to the provision of the Community Centre, Workshop and the work being undertaken within woodlands. This proposal would see the YRC become an education space during the day, weekends and holidays where young people can engage with an alternative curriculum which combines outdoor learning, technologies and creativity whilst supporting the development of core skills. This would allow for the current usage to continue and ensure that resources and capacity are still in place to support the provision of pastoral and social activities for the young people within the local community. In holiday periods the provision would also support the need for positive activities for young people through the delivery of a “Camp” type service.

**Pre-requisites:** Delivering service for and with young people requires a considerable amount of preparatory work in regards to appropriate safeguards, policies and procedures. That said, there are skills in place within the YRC and Cwmaman Town Council that will allow for much of this to be developed in partnership.

**Community Benefit:** The need for positive activities for young people within the community has been identified as a paramount concern. The provision of the Youth Club has been noted by many residents and is considered as a service which, although in need of improvement, should be maintained and further developed. However, it has also been stated by residents of all ages that the Youth Club is not a suitable setting for many local young people. The development of an education provision which could inspire specific clubs, groups and social circles was seen as being a possible solution to this issue. Moreover, the long-term sustainability of the centre, as a provider for local young people, has been queried. Through the development of a service which utilises the classroom and residential aspects of the YRC, combined with the services/facilities available within the Community Centre and Workshops would be unique and a potential source of revenue.

**Interrelations:** Primarily with the Community Centre and Workshop space although potential for developing interrelations with external providers, 3<sup>rd</sup> sector organisations and Children’s Services.

**Challenges:** The primary challenge here, when considered as a Cwmaman Town Council project, is one of capacity to deliver and manage the ongoing project. However, should a partnership be possible between the Council, the Youth Resource Centre trustees and, possibly, an external provider then the main challenges will be ensuring that all necessary measures are taken to ensure a safe and supportive facility for young people.

##### 6.4.2. Bunkhouse Provision – local tourism

**Definition:** Given the need to improve local tourism in order to support economic development, the issue of affordable accommodation is one which requires attention. The Bunkhouse facility within the YRC is well placed to support this; especially when considered alongside other proposals made for other assets within the community. This concept would see the YRC bunkhouse being made available during weekends, school holidays and during special events for rental to visitors to the area.

**Pre-requisites:** At present the decoration and general housekeeping of the YRC is not at a level which would support private rentals. As such this would need to be improved and managed going forward. There would also need to be some work carried out to the exterior of the building and grounds to make sure it is an attractive and inviting option for visitors to the area.

**Community Benefit:** The ongoing sustainability of the YRC is of paramount importance. As such the primary benefit of this proposal is that it has the potential to generate revenue to support the centre and its services.

**Interrelations:** Given that the purpose would be to attract tourists to the community through the provision of affordable accommodation; the interrelations here would primarily relate to local service sector businesses, tourist attractions, activities within the Community Centre and local sports clubs.

**Challenges:** The main challenge here is developing a balance between providing services to local young people whilst also presenting a facility that visitors would want to stay in. This could create some friction between the YRC trustees/young people and the Council although these could be overcome through partnership working and effective communication from the outset.

## 6.5. Bowls Pavilion

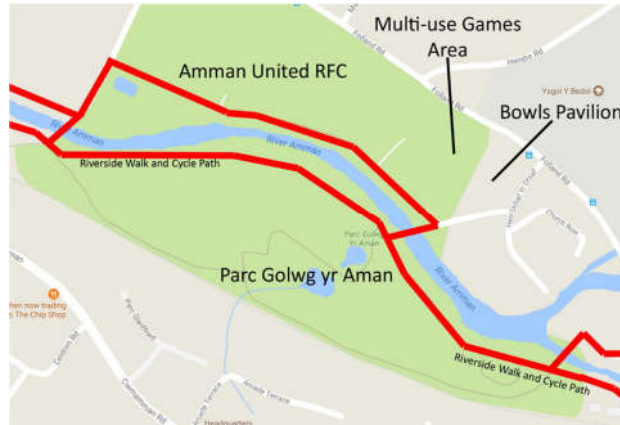
### IMAGE / MAP

In regards to the specific recommendations for the future use of this asset, a range of ideas were put forward during consultation. However, it was felt that no single idea was sufficiently sustainable in isolation and as such the following proposal amalgamates 3 of these ideas (café, shop and bike hire) with the current use as a bowls pavilion being maintained.

#### 6.5.1. Seasonal Café and Shop with Bike Hire

**Definition:** During consultation it was considered important to maintain the current use of this facility with contributors citing the historical importance, access for older residents and the ability, through sporting activities, for Cwmaman to engage with other communities. Given the bespoke nature of the site is considered a valid option; providing future costs and sustainability can be supported.

When discussing the various assets with local residents the topics of community cafes, cycling, access to sports equipment for children and affordable activities were commonly discussed. In response to these considerations the following concepts attempts to support the future of the Bowls Pavilion through the placement of café space which includes a small shop, bicycle hire and bookable equipment for use in Golwg yr Aman and the Multi-use Games Area.



**Café:** possibly run by volunteers from the bowls club, parents groups or family centre and serving low-cost, healthy food during the spring and summer months. Out of season the café could deliver refreshments for sports events and cater for parties booked into the Multi-use Games Area.

**Shop:** during consultation the ideas put forward for the shop included:

- Affordable outdoor toys or equipment e.g. kites, balls, fishing supplies.
- Sports snacks and equipment.
- Children's activities.
- Dog walker supplies.
- Cyclist supplies.

The shop was considered a viable option given the close proximity of the site to the local primary school, large parks, the Multi-use Games Area and the Amman River cycle path; regularly used by cyclists, walkers and horse riders.

**Bike Hire:** Current data indicates that health is a priority area in the local area. As such, the affordable access to bikes for use on the Amman River cycle path, combined with organised group bike rides, is considered as an appropriate option for the site. Hire of the equipment can be managed as part of the café service with the maintenance of the bikes being undertaken by another community project under consideration to establish a bike maintenance group. This would also allow for integration with the existing tourist information relating to the Twrch Trwyth trail.

**Key Aspects:** The following points were considered important during consultation:

- The provision should be affordable for local residents with the possible provision of a discount for those that live in Cwmaman.
- The café should provide healthy snacks.
- The facility to should be welcoming for cyclists, horse riders and dog walkers with specific measures taken to support each; e.g. hitching points, bike stands, dog bowls, relevant supplies etc.
- The facility should be run by local residents for the benefit of the community.
- Organised "fun days" should be delivered during school holidays; making use of the MUGA, bowls green, Parc Golwg yr Aman and the nearby play area.
- A range of bikes should be made available; including adult, child, trikes, courier/shopping bikes and carriage bikes for toddlers.
- Organised bike rides should be held on a regular basis which take local residents to destination along the riverside trail.



**Pre-requisites:** This site has recently undergone a refurbishment as part of the asset transfer process meaning there are no significant issues to be addressed. As such it is felt that the primary prerequisite for this proposal is to develop the audience and volunteer banks. This could be achieved through a series of taster days which demonstrate some aspects of the project going forward; interesting bikes, community BBQ, organised bike and/or horse rides, activity sessions using the multi-use games area or other such activities which attract families and potential users. The volunteering aspect could further be enhanced through the use of a community time banking or time credits scheme.

**Community Benefit:** The immediate and potential benefits of this project are quite varied. As such they have been discussed as distinct points below.

- A. **Health:** given that health among local residents has been identified as a key issue within recent data, it is felt that the opportunity to encourage active lives presented by this proposal are significant. The Cwmaman community is well serviced by traditional sports provision; both within the immediate community and in the neighbouring community of Ammanford. However, there is still a significant number of young people and adults who face challenges due to inactivity. It is felt that this proposal can provide alternative opportunities to be physically active than the competitive sports currently available. Through the combination of recreational and functional cycling, physical (non-sports) games and the potential introduction of alternative "sports". One such example which has proven highly popular among children during consultation is "NERF Wars" which utilise the popular NERF toys within an enclosed arena.<sup>iii</sup> Moreover, the use of the community café to offer and promote healthy foods also has the potential to support people to live healthier lives. It has been suggested during consultation that community cafes should utilise locally produced whole foods whilst providing take-away recipes with every meal or snack sold. This presents the added benefit of allowing residents to prepare their own healthy meals and support the sale/use of local produce.

- B. **Social Cohesion:** one of the issues that has arisen during much of the consultation process is that residents remember a time when the community came together for activities much more often than they do at present. This was further supported by consultees stating that they don't know many fellow residents or engage with their community a great deal. Through the development of a community focus point, for all residents, within Garnant there is the potential to organise and deliver a range of community events which are:
- a. Accessible
  - b. Affordable
  - c. Enjoyable
  - d. Relaxed
  - e. Sustainable

This would also support greater community volunteering<sup>iv</sup>, more opportunities to establish community groups and help those feeling socially isolated to develop social networks.

- C. **Site Sustainability:** through the utilisation of the Bowls Pavilion as the "hub" for this development, there is significant potential to maintain the long-term sustainability of the provision. Providing agreements can be reached between Cwmaman Bowls Club and the council, this undertaking could generate a revenue stream that both can benefit from for the broader benefit of the whole community.
- D. **Opportunities to Improve Equality:** when considering issues as diverse as health/economic disparity, community provision for specific groups, inter-group perception or age, gender and racial differences; equality within any community is a fundamental foundation of effective development. Through the broad range of elements within this proposal, there are many opportunities to support more equal communities within Cwmaman.
- E. **Involvement and Collaborations:** given the missed provision, and therefore skills and/or knowledge, required within the development and delivery of this project it would be essential to work with a range of people from across the community. This would not only provide opportunities for the council to involve and collaborate with their community, but would also present a need for community members to collaborate within their groups and involve those from other groups within Cwmaman. As with other proposed projects within this study, this concept will be largely dependent upon community engagement, at all levels, at all points of its development.

**Interrelations:** If the Bowls Club is to be considered as a distinct entity from the council, who will be overseeing the project, then they must be considered as the primary interrelation within the delivery. However, there are also significant links with existing horse riding, cycling, dog walking and sports groups within the community. As such, these organisations should be consulted with further regarding the ongoing development and management both this and similar future concepts.

It must also be noted that the close proximity of the site to the local primary school (Ysgol y Bedol – a "community school") provides a significant opportunity for partnership working and shared benefits in regards to performance indicators. This would also apply to the Garnant Family Centre and the youth provision in the area.

**Challenges:** Given that the site is in a good state of remain and that construction work and modifications would be relatively minimal, the greatest challenge for this project would be the engagement of local volunteers and other partners. However, with considered planning in the reward aspect of the volunteer engagement, this could be overcome when combined with tangible community ownership of the project from the earliest stages. In addition, there may also be some challenges when considering the balancing of the various stakeholder needs; Bowls Club members and local young people for instance. Again, this will require a level of development work to ensure that all parties are having their individual needs addressed whilst seeing the benefit of their part within the project.

Considerations must also be paid to the possible issues arising as a result of the mixed ownership of the land surrounding the Bowls Pavilion. A case in point is the use of Golwg yr Aman for additional seating, activities and events. Discussions and agreement will need to be put in place in order to allow the full potential of this proposal to be achieved.

## 6.6. Outdoor Spaces – Parks, Play Areas and Woodlands

Cwmaman benefits from a relatively significant amount of natural space ranging from woodlands to rivers. This is perhaps the most underused and under-exploited asset within the community at the present time and one which has the potential to generate significant increases in both local well-being and interest in the area to those outside of the community. Moreover, there are a range of opportunities which could ensure that every member of the community can benefit from improved access and usage of this quality.

It must also be noted that there are a significant number of play areas within the community when considering the population size relative to the age groups who would make use of them. The majority of these sites provide play and recreation facilities for children and young teens. There is evidence that this has resulted in older teens using the play areas to gather resulting in some level of vandalism, littering and damage to equipment.

When considering the parks in Cwmaman this study primarily focusses on Golwg yr Aman and Gelli Werdd recreational park. These two sites alone represent a significant percentage of the green space not taken-up by agriculture, sports fields and play areas. However, despite the scale of these assets they are primarily used by 2 groups within the community; dog walkers and horse riders. Although these groups require support within the community, the suggested development below seek to enhance this support whilst also making better use of all outdoor spaces within Cwmaman for the whole community.

In regards to the specific recommendations for the future use of this asset, the following are believed to best meet the needs of the community as exemplified through the research conducted during this study:

### 6.6.1. Woodland Recreation and Learning

**Definition:** Access to green spaces and the natural environment, in a proactive and engaging manner, is well documented in regards to the mental and physical health benefits it has.<sup>v</sup> Given that both issues are identified as areas of concern within Cwmaman and the surrounding areas, the exploitation of the natural environment within community to help support well-being is a clear area for consideration.

How this can best be achieved is as diverse as there are people within the community. However, there are a number of approaches which have been utilised elsewhere which could be replicated within Cwmaman. These include:

**Woodland “Schools” and Woodland Learning:** Whilst woodland schools are primarily aimed towards children, the concept can prove equally engaging for parents and guardians as a result of attending sessions with their children<sup>vi</sup>. The majority of woodland schools utilise the woodland “classroom” to teach a broad range of both specific and holistic skills to children and young people. These can range from team building to *safe-risk* taking, cooking to independence and problem solving to confidence building.

Through the undertaking of short, achievable tasks (such as shelter building, crafts or making simple tools) children develop each of these skills along with improving their levels of physical activity and their mental well-being. These improvements stay with the children once they return to their normal classroom and can often help them to improve in their attainment within traditional education.<sup>vii</sup>

The learning opportunities are not only beneficial to children. There is a growing interest among adults in returning to a life where they engage more fully with nature, develop skills in woodland management, traditional crafts or simply to spend time being productive outside of their usual day-to-day lives.

Both of these aspects of the proposal could be developed in Cwmaman by making use of the land at the uppermost part of Gelli Werdd and even within the small wooded areas of Golwg yr Aman. Development can be as simple as organising community get together within the areas and undertaking challenges to build simple shelters or produce simple crafts. This level of development would require very little beyond staffing the activity with a suitably knowledgeable volunteer or paid sessional worker. It would also be the recommended initial phase of any larger undertaking in order to develop participation, garner interest and support a phased delivery of service.

Once established the activities can become more adventurous, be delivered with increased regularity and enhanced by opening up access to a greater and greater portion of the available land. Following a period of developed there may then be potential to create a dedicated, registered, Forrest School<sup>viii</sup> and support the delivery of certificated training sessions for adults through an external partner.

**Wildlife and Nature Groups:** As with the previous concept, this provision requires very little at the outset beyond providing a knowledgeable and capable leader to deliver the activities. Examples of successful groups

have involved parents with young children going on nature spotting walks, communities producing nest boxes (where older residents produce the boxes and younger residents place them), wildflower or tree planting and woodland clean-up events.

**Pre-requisites:** The primary concern in regards to the delivery of this concept is the current condition of the woodlands that could be used. Following a number of years of poor maintenance, there is evidence of dangerous littering (glass, metal etc) and potentially dangerous trees. Access to the woodlands is also prevented by uncontrolled bramble and sapling growth. Both of these issues would require rectification before organised activities can be delivered within the woodlands.

Any activity of this type also presents an increased health and safety risk. However, this can be easily managed through effective risk assessment and site inspection processes and should not be considered as a barrier to progression.

**Community Benefit:** Given the diverse range of potential activities that can be delivered through the use of the community’s natural spaces as just “another space” to be used, the range of benefits is considerable and dependent upon the specific activity. However, there are certain benefits which all would cover to some degree;

- Improvement to mental well-being.
- Improvement to physical health.
- Increased community cohesion.
- Enhanced community ownership.
- Greater respect for the natural environment.
- Improved quality of the natural spaces.
- Social interaction and reduced isolation.
- Restorative familial experiences.
- A more attractive community.

**Interrelations:** Given the close proximity of Gelli Werdd to the Community Centre, any activities delivered on the grassland of woodland of the park could potentially utilise the centre as the staging point. Given the provision of the café space, restrooms and indoor classrooms the development of activities which benefit both spaces could be a simple option to develop.

In regards to project within the woodlands which require the fabrication of items (bird boxes, seating, sculptural interpretations/responses) then the potential connection to the Community Workshop space, along with its groups including Men’s Shed, will allow for a significant level of project enhancement.

**Challenges:** Perhaps the greatest challenge in this area is the issue that there is very little current, or historical, provision of this type within the community or surrounding areas. This will require a significant, and phased, development of the local audience and the strategic engagement of partner organisations. Cwmaman benefits in regards to the presence of a pro-active community primary school, Garnant Family Centre, Cwmaman Gardening Club and the its close proximity to the Brecon Beacons National Park. Each of these should support the early stage development of these concepts.

In addition, the issues around land ownership and access must be considered. Although these are relatively straightforward to overcome, they often involve a degree of legal, logistical and insurance related concerns that must be overcome in order to reduce negative impacts on the public delivery of the project.

### 6.6.2. Woodland Management and Development

**Definition:** A vast majority of the “natural” space around Cwmaman is in fact the remains of what was once a thriving and essential production facility. Throughout its history, from early housing to mining, timber has been an important natural resource in the development of the community. However, in the last 50-70 years the use of timber within this context, combined with the influx of cheaper mass produced timber, the once excellently managed woodlands have become overgrown, reduced in size and overpopulated with weed growth and saplings.

Over recent years there has been an increase in the interest in our woodlands; in part due to the work of organisations such as the Woodlands Trust but also as a result of survival programming and TV shows such as “Axe Men”. This has given rise to a greater interest in woodland management and the skills, equipment, crafts and training associated with it.



With both of these factors in mind, this proposal would see the development of:

- Increased tree planting within our existing woodlands and parks.
- The development of coppiced woodland; managed by learners and community members.
- The management of existing woodlands (both publicly and privately owned) by community members.
- The use of raw materials within crafts, furniture and other handmade products.
- The increase of attachment felt by local residents to their community and its natural assets.
- Development of a material source for local composting and/or biomass.

**Community Benefit:** Each of these aspects within this proposal will seek to address wider social issues through their delivery:

- Social cohesion and engagement.
- Physical and mental well-being.
- Transferable skills development.
- Community income and financial sustainability.
- Local employment and economic regeneration.
- Reduction of the carbon footprint of Cwmaman.
- Increased and improved access to green spaces.
- Reduction of negative and/or damaging behaviours.
- Retention of traditional skills.
- Aesthetic improvement of the community.
- Increase percentage of people satisfied with Cwmaman as a place to live.

**Pre-requisites:** Before the commencement of this project on the public level there must be a significant amount of internal and partnership work. In particular in relation to the access to, and permitted use of, the land to be used. This must, for legal and insurance purposes, be evidenced through the creation of contractual agreements and, where applicable, joint risk assessments.

Through this partnership working, it should then be possible to fulfil the other prerequisite need of developing a knowledge base from which to develop the direct public project delivery. Where there are gaps in this, on a local level, then it is recommended that engagement is sought with regional and national organisations who can support the development of the concept under their remit.

**Interrelations:** Given the breadth of opportunities presented by this proposal, there are significant opportunities for partnership working and integration with existing and planned projects.

Perhaps most significantly are the opportunities to work with national organisations such as Natural Resources Wales, the Wildlife Trust, the Woodlands Trust and Llais y Goedwig. Moreover, there are opportunities to work with local and regional bodies including the Cwmaman Gardening Group, Brecon Beacons National Park and Carmarthenshire County Council.

In regards to current and planned projects, this proposal will develop upon the local tree planting scheme, support the development of the workshop space through provision of materials and enhance the provision under the work being delivered against the Well-being of Future Generations Act.

In regards to the delivery of woodland and management classes, this proposal will also support the use of the Bunkhouse when delivering residential courses.

**Challenges:** The land to be used is currently under mixed ownership. As such, the greatest challenge for this proposal will be securing permitted access or ownership of the required natural spaces. In regards to the land currently held by Carmarthenshire County Council then the opportunity to undertake asset transfer or gain permitted access should be considered at the earliest stages of project delivery. When considering the land under private ownership then it will be necessary to ensure that the land is used, managed and maintained in a manner which both supports the project and provides the owner with a return on their land; be it financial or socially philanthropic.

### 6.6.3. Adventure and “Alternative Sports” Provision

**Definition:** This proposal encompasses a change of approach in regards to the “play” provision available within the community. It suggests that a move towards a service which better represents the natural environment

around Cwmaman, encourages physical activity and supports access to our natural spaces. Moreover, it seeks to provide a play, or physical activity, provision which includes elements not available elsewhere in areas surrounding Cwmaman.

The consultation process has highlighted a particular interest in alternative sports provision (BMX tracks, skate parks, climbing walls) and adventure play including assault courses, high ropes, kayaking; to name but a few of the ideas put forward.

It is recognised that this, in its entirety, would represent a significant financial investment and would place, at this time, an untenable strain on council services. However, it is felt that a move towards this type of provision, which will meet local need whilst attracting visitors to the area, is both practical and appropriate. As such, it is proposed that the following actions represent a practical and attainable focus for the use of some of the outdoor space within the community:

#### Gelli Werdd BMX Track:

This aspect of the proposal would see the development of a BMX pump track to the West of the existing play area on Gelli Werdd. Given the existing recognition of the site as a space for play and recreation, combined with the carpark provision, proximity to the Community Centre and scope for further development, this is believed to be the most appropriate location within Cwmaman.

The site would feature a junior track, full track, extended carpark and playarea and, in order to service the site, a visitor centre. This centre could also help to support the Woodland Play Area and woodland recreation, management and education provision.



#### Gelli Werdd Woodland Play Area:

Given the potential for developing engagement with the natural environment presented by all assets within Cwmaman, combined with the public interest in play and nature, the following proposed aspect seeks to provide a unique play provision which can support greater access to the natural environment.

The concept would involve the development of an adventure playground produced using all natural materials sources from the site or neighbouring woodlands. The focus of the provision would be adventure, physical activity, “safe” risk taking, wildlife education and the importance of our natural environment.

In addition to the fixed elements (swings, high walks, climbers etc) the site will also feature flexible space which can be used for den/shelter building, education space, tree nursery and a wildlife corner. To support access to the site for families, the inclusion of picnic space, woodland “garden” and seating areas.



**Garnant Extreme Play Zone:**

There has been a particularly high interest, during consultation, for the development of the Cwmaman Park provision. This, along with the high interest in alternative sports and adventure play, has led to the development of the proposal below. The development would comprise of:

- Fully equipped Skatepark – with additional “skate friendly” provision across the park.
- Junior Skate Bowl.
- Extended playarea featuring elements of water play.
- Cast concrete/boulder climbing wall.
- River Activity zone.

Given the close proximity to the Bowls Pavilion and Multi-Use Games Area, this proposal would help to support other concepts presented in this study. Moreover, the site would be supported by the existing carparks to the East of the site and, following partnership development, help support a diverse delivery of curriculum for Ysgol y Bedol primary school.



**Pre-requisites:** The following are considered fundamental to the success of this proposal should it be taken forward:

**Networks and Partnerships:** given the nature of the proposed provision, the development of networks and working partnerships with organisations covering areas such as BMX, skateboarding, woodlands and rivers will be of particular importance. These networks should focus on initial guidance, support during development and construction, advocacy and promotion of the scheme.

**Land Usage Rights:** some of the land used within this proposal is not currently under the ownership of Cwmaman Town Council. As such, the agreed usage or asset transfer of this land will be an essential precursor to commencement of works.

**Group Development:** as the scheme will see a significant, and locally unique, provision of BMX and skatepark facilities, the development of local groups of people interested in these activities is strongly advised. These groups can help enrich the planning and design of the scheme, ensure local promotion through word-of-mouth and social media and, once work is complete, support the usage and events based at the sites.

**Community Benefit:** When considering this proposal the health, recreation and play benefits for local residents is clear. However, the scheme would also be unique within the surrounding areas and would act as a means of attracting more visitors to the area; thereby increasing revenue generation for local traders and increasing employment opportunities. Moreover, the sectors targeted by much of the proposal (skateboarding, BMX riding and woodlands/ecology) comprise of very close and well organised national communities. As such, this provision could attract visitors from across the UK should events be developed and marketed appropriately. This would further enhance the local area as a tourist destination and help support the future sustainability of the area as a whole.

The consultation highlighted an issue locally with people feeling proud of their community. The development of unique provision, as described under this proposal and elsewhere within this study, would greatly support this and instil a sense of pride and satisfaction for people living in the community.

**Interrelations:** As explained previously, the primary interrelations within this proposal will be between Gelli Werdd activity and Cwmaman Community Centre and Garnant activity and the Bowls Pavilion. However, there would also be a significant opportunities to engage with Ysgol y Bedol school, Brecon Beacons National Park and local trades and service providers.

**Challenges:** The greatest challenge in regards to this proposal will be the scope and size of the scheme. However, given the different elements within the whole concept, it will be possible to deliver this over a number of stages. The scale also presents a significant cost to delivery which will require a number of different funding sources. For this reason project development must include a continued dialogue with the identified funding providers to ensure that all possible measures are taken to protect the projects ability to meet funding requirements.

## 7. Financial Analysis

### 7.1. Community Facility Indicative Costs

The following costings are based upon similar costs for the delivery of comparable projects in other communities. Where possible costs have been identified as applying to each proposed development for which the cost can be applied for benefit.

#### 6.1.1 Office Space for Socially Conscious Business or Organisation

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Structural Repairs	£23,000	Capital	
2	Glazing	£5,700	Capital	
3	Heating	£3,260	Capital	
4	Services	£2,600	Capital	
5	Legal	£2,000	Revenue	
6	Decoration	£3,000	Capital	
7	Furnishing	£4,000	Capital	
<b>Total Indicative Cost:</b>		<b>£43,560</b>		

#### 6.1.2 Arts Space – Studio and Equipment Site

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Structural Repairs	£19,700	Capital	
2	Glazing	£5,700	Capital	
3	Heating	£2,760	Capital	
4	Services	£1,900	Capital	
5	Legal	£2,000	Revenue	
6	Decoration	£1,000	Capital	
7	Furnishing	£2,600	Capital	
8	Equipment	£12,500	Capital	
9	Electrical (Equip.)	£900	Capital	
<b>Total Indicative Cost:</b>		<b>£49,060</b>		

#### 6.1.3 Rental Property - Tourism

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Structural Repairs	£23,000	Capital	
2	Glazing	£5,700	Capital	
3	Heating	£3,260	Capital	
4	Services	£2,600	Capital	
5	Legal	£2,000	Revenue	
6	Decoration	£3,200	Capital	
7	Furnishing	£4,600	Capital	
8	Kitchen	£2,600	Capital	
<b>Total Indicative Cost:</b>		<b>£46,960</b>		

#### 6.2.1 Development of Community Café

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Construction Works	£12,000	Capital	
2	Kitchen Equipment	£2,600	Capital	
3	Café Tables	£3,450	Capital	
4	Café Seating	£2,500	Capital	
5	Decoration	£1,200	Capital	
6	Serving Equipment	£1,900	Capital	
7	Display Equipment	£1,600	Capital	
8	Electrical/Network	£1,300	Capital	
9	Computer Stations	£3,600	Capital	
<b>Total Indicative Cost:</b>		<b>£18,150</b>		

#### 6.2.2 Development of Community Information Hub

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Computer Stations	£4,800	Capital	Also applies in part to 6.2.1 and 6.2.3
2	Laptops	£1,703	Capital	
3	Information Points	£2,200	Capital	
4	Community Advisor	£16,000	Revenue	
<b>Total Indicative Cost:</b>		<b>£24,703</b>		

#### 6.2.3 Development of MakerSpace and Creative/Technology Hub

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Equipment	£29,316	Capital	Also applies in part to 6.2.2
2	Construction Works	£6,000	Capital	Also applies in part to 6.2.2
3	Furnishings	£8,070	Capital	
4	Technician	£22,000	Revenue	pa - also applies in part to 6.3.1
<b>Total Indicative Cost:</b>		<b>£65,386</b>		

#### 6.3.1 Community Workshop and Education Space

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Construction Works	£8,760	Capital	
2	Equipment	£9,700	Capital	Also applies in part to 6.2.3
3	Training	£4,450	Capital	
4	Consumables	£2,600	Revenue	
5	Technician	£22,000	Revenue	pa - also applies in part to 6.2.3
6	Decoration	£1,600	Capital	
<b>Total Indicative Cost:</b>		<b>£49,110</b>		Based on workshop only.

#### 6.4.1 Education Centre – with residential provision

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Construction Works	£6,200	Capital	
2	Decoration	£2,980	Capital	
3	Equipment	£4,120	Capital	
4	Sessional Staff	~ Variable ~	Revenue	
<b>Total Indicative Cost:</b>		<b>£13,300</b>		

9	Extended Carpark	£18,000	Capital	
9	Visitor/Service Centre	£64,000	Capital	
		<b>Total Indicative Cost:</b>	<b>£283,650</b>	

#### 6.4.2 Bunkhouse Provision – local tourism

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Construction Works	£8,600	Capital	
2	Decoration	£2,980	Capital	
3	Furnishings	£3,800	Capital	
4	Sessional Staff	~ Variable ~	Revenue	
		<b>Total Indicative Cost:</b>	<b>£15,380</b>	

#### 6.5.1 Seasonal Café and Shop with Bike Hire

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Café Conversion	£8,000	Capital	
2	Kitchen Equipment	£2,600	Capital	
3	Café Tables	£3,450	Capital	
4	Café Seating	£1,200	Capital	
5	Decoration	£1,200	Capital	
6	Serving Equipment	£1,900	Capital	
7	Display Equipment	£1,600	Capital	
8	Outdoor Seating	£1,800	Capital	
9	Bike Hire (Bikes)	£6,400	Capital	
10	Bike Hire (Storage)	£2,300	Capital	
11	Shop (Stock)	£4,000	Revenue	
12	Sports Equipment	£3,400	Capital	
13	Activity Equipment	£2,700	Capital	
14	Signage	£1,500	Capital	
		<b>Total Indicative Cost:</b>	<b>£40,050</b>	

#### 6.6.1 & 6.6.2 Woodland Recreation and Learning

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Equipment	£10,100	Capital	
2	Woodland Clearance	£4,000	Capital	
3	Signage	£1,200	Capital	
4	Training	£1,500	Revenue	
5	Consumables	£3,000	Revenue	
6	Legal	£2,300	Revenue	
7	Interpretation	£6,400	Revenue	
8	Education Resources	£5,260	Revenue	
		<b>Total Indicative Cost:</b>	<b>£33,760</b>	

#### 6.6.3 Adventure and “Alternative Sports” Provision

#	Item/Aspect	Indicative Cost	Capital/Revenue	Notes
1	Skatepark	£35,000	Capital	
2	Climbing Wall	£10,750	Capital	
3	Bespoke Skate Furniture	£5,600	Capital	
4	Graffiti Wall	£1,600	Capital	
5	Modified Play Area	£80,000	Capital	
6	Woodland Play	£12,700	Capital	
7	BMX Track (Junior)	£20,000	Capital	
8	BMX Track (Full)	£36,000	Capital	

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