

Community Audit Report

for Greater Edenderry Area



Edenderry Community Development Association
&
Edenderry Business and Residents Association

2007

e-Zee Business Consultants



Craigavon Local Strategy Partnership



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for Peace and Reconciliation**

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EXECUTIVE SUMMARY

This is the report of the Edenderry Community Audit carried out on behalf of the Edenderry Community Development Association (ECDA) and the Edenderry Business & Residents Association (EBRA). An independent external consultant carried out the audit between February 2007 and July 2007.

The purpose of the audit is to raise awareness of issues within the community, to promote the existing work of both the ECDA and EBRA and to identify needs within the community which either of the organisations could address.

Project Output

The project achieved a number of outputs within the timescale and budget available. These included:

- 850 postal questionnaires sent out to residents
- 60 questionnaires completed by local businesses
- pavement survey carried out with shoppers and workers

Main Findings

- The re-development and general clean up of the area is a concern to both residents and the business community in order to make the area more appealing to those visiting.
- Traffic flow and speeding are issues of concern to residents throughout the area
- Anti-social behaviour including late night drinking is a concern particularly for residents in different areas throughout Edenderry causing disturbance and littering throughout the area.
- Anti-social behaviour is also a concern for the business community
- It is felt that there is a need for more police presence in the area, especially, on the beat officers in order to improve security for both residents and business community. CCTV cameras are also a popular option for the business community with residents in support of Neighbourhood Watch Schemes.
- More recycling facilities and litter bins throughout the area are things residents and business owners would like to see more of. Dog fouling is another issue for residents



- The majority of respondents are happy in the area with no desire to leave.
- More activities for young people and clubs for senior citizens are things which respondents would like to see in the area with potentially a Citizens Advice Centre to provide information
- The majority of people, both residents and businesses, are interested in the VICO development considering it to be beneficial to the area although there is some confusion about the details.
- Probably more people are aware of the ECDA than the EBRA although there is a reasonable awareness of the groups.

Recommendations

- Identify the tasks to be carried out and rate them according to importance and ability to complete.
- Develop a strategic plan to carry out the tasks and implement activities.
- Inform residents of planned timetable of activities and invite to meetings as necessary.
- Establish subgroups and set up appropriate meetings with authorities.
- Source funding to support campaigns and activities.
- Include media campaign to highlight activities and work being carried out
- Activities to be considered include:
 - clean up of area and ensuring that the general look and feel of the area is improved with additional litter bins and floral displays.
 - Discussion with police re more police patrols, CCTV and dealing with anti-social behaviour
 - Set up of activities for young people and senior citizens
 - Discussions with appropriate authorities re dealing with traffic flow, speeding and any issues regarding state of pavements in the area that have been highlighted by the residents.
 - More recycling and litter facilities in the area.
 - Discussions re development of the area with more investment
- Promotion of both the ECDA and EBRA with promotional activities which may include local media and newsletters. This may involve developing a



Corporate Identity for the organizations in order to ensure maximum impact.

- Neighbourhood Watch schemes set up across the area with support and input from local community
- Inviting and securing a representative from each street to sit on the committee to represent the interests of each area.
- Contact made with representatives from the minority groups in order to develop relationships and improve integration into the community.
- Open discussions with Rugby Club to discuss issues of noise and anti-social behaviour after events and how to combat these actions.



1.0 Introduction

1.1 Edenderry

The Edenderry Area is made up of two Super Output Areas within the Craigavon Borough with a population of approximately 3,200 residents.

Edenderry is one of the oldest and most historic areas of Portadown and was, at one point in time, the Hub of industry in the town.

Formed in March 2004 by residents of the area, The Edenderry Community Development Association aims to improve the knowledge of the public by giving them greater involvement in the wider community and promoting awareness of history, folklore and the cultural heritage of the area. One particular objective of the group is to promote the benefit of the inhabitants of the greater Edenderry area and its environs without distinction of age, sex, race, political, religious or other opinion.

The Edenderry Business and Residents Association was recently formed with the aim to help promote and encourage the regeneration of the greater Edenderry area. They hope to lobby various agencies and take a proactive role in safety, traffic, health and the environment with a view to promoting and encouraging the regeneration of the greater Edenderry area. They aim to identify the needs of the local community through a local community audit.

The target area for the community audit is based within the ward of Edenderry(Craigavon).

Census 2001

According to the official census figures of 29th April 2001, the resident population of Edenderry (Craigavon) ward was 3250. Of this population:

- 20.2% were under 16 years old and 22.6% were aged 60 and above;
- 48.4% of the population were male and 51.6% were female; and
- 2.9% were from a Catholic Community Background and 93.4% were from a 'Protestant and Other Christian (including Christian related)' Community Background.

The average age of the population in Edenderry (Craigavon) ward was 39.9 years, in Craigavon LGD it was 35.4 years and for NI it was 35.8 years.



The population density in Edenderry (Craigavon) ward was 18.95 persons per hectare, compared to 2.13 for Craigavon LGD and 1.19 for NI.

In Edenderry (Craigavon) ward 26.0% of persons aged 16 and over were single (never married), in Craigavon LGD it was 30.3% and for NI 33.1%.

Comparisons	WARD	LGD	PC	N.IRELAND
	Edenderry (Craigavon)	Craigavon	Upper Bann	N.I
Census 2001				
Resident population	3250	80671	102947	1685267
% persons under 16 years old	20.2	24.7	24.5	23.6
% persons aged 60 and over	22.6	17.1	16.9	17.6
% male	48.4	49.3	49.4	48.7
% female	51.6	50.7	50.6	51.3
% Catholic Community Background	2.9	44.7	42.9	43.8
% Protestant and Other Christian (including Christian related) Community Background	93.4	52.9	54.7	53.1
Average age of population	39.9	35.4	35.4	35.8
Population density	18.95	2.13	2.15	1.19
% persons 16 and over single (never married)	26.0	30.3	30.0	33.1
Administrative Data				
Births (2004)	35	1176	1469	22318
% of births were to unmarried mothers (2004)	20.0	33.0	31.7	34.5
Total Period Fertility Rate (2000-2004)	1.83	1.94	1.92	1.80
Deaths (2004)	34	650	813	14354
Standard Mortality Ratio for all ages (2000-2004)	110	99	-	100
Standard Mortality Ratio for age 75 years and under (2000-2004)	118	103	-	100

Datasets used:

Births 2004 & Deaths 2004 (NISRA Demography Branch), Census 2001 (NISRA Census Office).

Crime and Justice

There were a total of 187 offences recorded in Edenderry (Craigavon) ward in the 2004/05 financial year. These can be broken down by type of crime, four of the categories are shown below:

- Offences against the person - 29.4%
- Burglary - 16.0%
- Theft - 13.9%
- Criminal damage - 31.0%



Recorded (2004/05)	Crime	PSNI	WARD	LGD	PC	N.IRELAND
			Edenderry (Craigavon)	Craigavon	Upper Bann	N.I
			187	5467	7121	118124
			29.4	30.4	31.5	24.8
			16.0	11.0	10.9	11.3
			13.9	21.7	20.9	26.3
			31.0	27.2	27.5	26.6

Datasets used:

Recorded Crime 2004/05 (PSNI).

Education, Employment and Economic Activity

The 2001 Census of Edenderry (Craigavon) ward indicates that while looking at the population aged 16-74:

- 15.9% had degree level or higher qualifications;
- 63.3% were economically active, 36.7% were economically inactive; and
- 2.6% were unemployed, of these 37.3% were long-term unemployed.

Of those who left school in 2002, 79.3% gained 5 or more GCSEs at grade C and above and 82.8% went on into further and higher education. Finally in 2006 10.6% of the post primary school population were entitled to free school meals.

Looking at benefit information, in 2004:

- 6.4% of persons aged 18-59 were claiming Income Support¹;
- 11.2% of persons aged 16-59/64 were claiming Incapacity Benefit¹; and
- 9.6% of persons aged 16+ were claiming Housing Benefit¹.

The Census of Employment is a statutory survey that is conducted every two years in Northern Ireland. It provides information on the nature and characteristics of non-agricultural businesses. In 2003 there were 1615 employee jobs in Edenderry (Craigavon) ward.



Comparisons	WARD	LGD	PC	N.IRELAND
	Edenderry (Craigavon)	Craigavon	Upper Bann	N.I
Census 2001				
% degree level or higher qualifications	15.9	12.8	13.2	15.8
% economically active	63.3	62.3	63.1	62.3
% economically inactive	36.7	37.7	36.9	37.7
% unemployed	2.6	3.5	3.4	4.1
% of unemployed, who were long-term unemployed	37.3	41.1	40.0	40.4
Administrative Data				
% school leavers gained 5 or more GCSEs at grade C and above (2002)	79.3	61.7	60.9	58.6
% school leavers continued on into further and higher education (2002)	82.8	67.2	64.5	61.7
% of the post primary school population entitled to free school meals (2006)	10.6	18.4	17.3	18.9
% of persons 18-59 claimed Income Support (2004) ¹	6.4	10.2	9.7	10.8
% of persons 16-59/64 claimed Incapacity Benefit (2004) ¹	11.2	12.4	12.1	10.7
% of persons 16+ claimed Housing Benefit (2004) ¹	9.6	10.2	9.8	9.7
Employee jobs (2003)	1615	34556	41120	658845
Number of farms (2005)	3	643	866	27064
Total agricultural labour force (2005)	- *	1370	1805	51073

Datasets used:

Census 2001 (NISRA Census Office), Benefit Data 2004 (DSD), Census of Employment 2003 (DETI), Farm Census 2005 (DARD), School Leavers Survey 2001/02 and School Census 2005/06 (DE).

¹Census 2001 population data used to create a rate.

²If present the symbols - * indicate data not disclosed for this cell.

Housing and Transport

According to the Census there were 1386 households in Edenderry (Craigavon) ward. Of these households:

- 65.2% were owner occupied and 34.8% were rented;
- 26.3% were owned outright;
- 18.5% were lone pensioner households;
- 5.8% were lone parent households with dependent children; and
- 40.5% had one or more persons with a limiting long-term illness

The average household size was 2.31 for Edenderry (Craigavon) ward, compared to 2.65 for Craigavon LGD and 2.65 for NI.



In 2003 there were 1382 domestic properties in Edenderry (Craigavon) ward:

- Terraced - 34.8%
- Apartments - 11.4%
- Semi-Detached - 23.8%
- Detached - 30.0%

These figures represent the entire ward of Edenderry (Craigavon) of which the target area for the audit is based within. They are an indication of the wider area in which those targeted in the audit live in.



2.0 THE COMMUNITY AUDIT

A community audit should provide a comprehensive picture of a neighbourhood, that will help shape its plans for the future. In order to succeed it must be done with and for a community and not simply just about it. Carried out in conjunction with the Edenderry Community Development Association and the Edenderry Business and Residents Association, the audit will be a 'hands on' audit which will involve the Edenderry community in all stages, thus placing a particular emphasis on the role of the community.

It will be a comprehensive look at a neighbourhood as a whole and not simply at problems in isolation. It will look at needs but also at strengths, resources and opportunities available within the area of Edenderry. This will allow us to build up an understanding of the neighbourhood, with a view to changing it for the better.

The purpose of the audit is to identify needs within the community with a view to establishing a range of services and activities that will meet and address these needs. It is anticipated that this will increase the profile of both organisations and will enable them to understand more fully the needs and aspirations of all residents and therefore adapt provision of support to those needs identified and improve community development.

The audit will include the development and delivery of a questionnaire to

- All households within the area (800)
- All Businesses in the area (60), and
- The provision of a Pavement survey.

Each questionnaire will address the following issues:

- Housing
- Environment
- Community Needs/Aspirations
- Discussion on the proposed Vico development

The area to be audited will extend from Bridge Street stretching up through the Greater Edenderry and Seagoe areas right up to Church Road. A map of the area to be audited in the survey is included in the appendices



2.1 Methodology

The following research methods were used to ensure a robust set of findings and recommendations:

2.1.1 Questionnaires

The main element of the audit will involve the design, production and distribution of questionnaires to both residents and the business community in order to get a greater understanding of the issues facing the community and immediate concerns that they hold. Local residents were very much involved in the process as they collected the questionnaires.

Questionnaire surveys involve the collection of information in the form of written responses to a standard set of questions. It is often a starting point for participation processes. It is quite common for survey response rates to be around 20%, which means sending out five times as many questionnaires as you want returned. Therefore it is approximately 850 questionnaires will be sent out to residents, a return rate of 160 would be a reasonable and expected return rate with 10 returned from the business questionnaires. In an attempt to increase the return rate the questionnaires will be personally collected by representatives from the area.

Self-Administered Questionnaires

The questionnaires will be self administered questionnaires in that the householder/business owner will complete the questions themselves. Relying on the respondent to complete the questionnaire has some clear implications for design. Respondents are more likely to commit to answer a questionnaire when they see it as interesting, of value, short, clearly thought through, and well presented. However, even though respondents might start to fill in the questionnaire they may give up if they find it hard work to complete. Inducements to complete surveys can be used, e.g. offering a report of the survey findings to respondents or entry in a prize draw. It was decided that respondents would be enticed to complete the questionnaire by the entry into a prize draw for vouchers which could then be spent in the area.



2.1.2 *Pavement Survey*

A pavement survey is carried out by stopping people in a street or shopping centre and is used for securing views of people using a place (rather than necessarily living or working there).

The Pavement Survey afforded an opportunity to gather more personal opinions of both those who live and those who shop in the area. Ideally the pavement survey would target those who had not previously filled in the postal questionnaire delivered to the homes in the area.

A number of young people who were visiting the area from Philadelphia, in the USA were involved in the completion of the pavement survey. The young people were well briefed on the aims of the survey and completed the survey via approaching a random sample of shoppers in the area.



3.0 RESULTS

3.1 Community Postal Questionnaire

Approximately 800 questionnaires were posted to the residents of the Edenderry area. Completed questionnaires were collected by members of the associations in an attempt to secure a higher return rate. A copy of the questionnaire is included in the appendices.

Out of the 800 distributed a total of 193 completed forms were returned giving an overall response rate of 24.1%. Overall this constitutes a reasonably high response rate and should provide a useful indication of the feelings within the community.

This also gives some indication of the amount of people within the area who are interested in the future development of the area or at least have feelings strong enough to want to include and have counted in the audit.

1. Postcode

Respondents were first asked to indicate their postcode in order to get a better picture of the areas where interested parties come from and also to get a clearer picture of the issues that affect different areas.

The following table gives a breakdown of the frequency and percentage returns from each postcode area.

Street Name	Number of replies	Percentage of total replies	Postcode
	1	.5	
	2	1.0	BT63
	1	.5	BT63 3DU
	1	.5	BT63 4AX
	1	.5	BT63 4DY
Bachelors Walk	3	1.6	BT63 5BQ
Beehcote Avenue	1	.5	BT63 5DJ
Bridge Street	1	.5	BT63 5AA
Bridge Street	2	1.0	BT63 5AP
Bridge Street	12	6.2	BT63 5AR



Bridge Street	2	1.0	BT63 5AS
Bridge Street	1	.5	BT63 5AW
Carrickblacker Road	1	.5	BT63 5AU
Carrickblacker Road / Carrickeden Grange	9	4.7	BT63 5AX
Carrickblacker Avenue	0	0	BT63 5BB
Carrickblacker Fold	0	0	BT63 5FD
Century Street	0	0	BT63 5BS
Church Road	11	5.7	BT63 5HT
Eden Avenue	3	1.6	BT63 5BE
Eden Manor	3	1.6	BT63 5FG
Edenderry Gardens / Edenderry Fold	7	3.6	BT63 5EA
Foundry Street	2	1.0	BT63 5AB
Gilford Road	1	.5	BT63 5BZ
Goban Street	1	.5	BT63 5AG
Grantham Park	9	4.7	BT63 5DU
Grantham Park	1	.5	BT63 6DU
Hillside Crescent	1	.5	BT63 5JB
James Street	1	.5	BT63 5AT
Joseph Street	6	3.1	BT63 5AN
Killycomain Road	15	7.8	BT63 5BT
Killycomain Road	1	.5	BT63 5BX
Lurgan Road	7	3.6	BT63 5BJ
Margretta Park	12	6.2	BT63 5DE
Margretta Park	11	5.7	BT63 5DF
Mountpleasant	0	0	BT63 5HP
Roslyn Avenue	0	0	BT53 5AX
Seagoe Drive	8	4.1	BT63 5DY
Seagoe Gardens	8	4.1	BT63 5DZ
Seagoe Drove	0	0	BT63 5JA
Seagoe Park	9	4.7	BT63 5HR
Seagoe Road	8	4.1	BT63 5HW
Stewart Avenue	3	1.6	BT63 5DA
The Glebe	5	2.6	BT63 5HN
Watson Street	4	2.1	BT63 5AQ



Watsons Lane	1	.5	BY63 5FN
Windsor Apartments	0	0	BT63 5DB
Windsor Avenue	10	5.2	BT63 5DB
Windsor Road	7	3.6	BT63 5DD
Total	193	100.0	

From the results it can be seen that the largest number of responses came from the Margretta Park area with 11.9% of the total number of responses coming from this area. This was followed by 9.2% of the total returns coming from Bridge Street and 8.8% from both Seagoe Park and Seagoe Road areas. A further 4.1% of the total responses came from both Seagoe Drive and Seagoe Gardens. Killycomain Road (8.2%), Church Road (5.7%) and Carrickblacker Road (4.7%) also returned a reasonably high percentage of the total number of responses received.

2. Age Breakdown

How many people in each of these age groups are represented in your household?

This question was asked in order to get a picture of the demographic age spread within the area. This would help with deciding upon activities to be carried out.

Age Group	Number
Under 16	23
16-24	15
25-39	28
40-59	43
60+	43
TOTAL	152

As can be clearly seen the vast majority of respondents fall into the over 40 age group with 86 people indicated. Only 38 under 25s lived in the responding households.



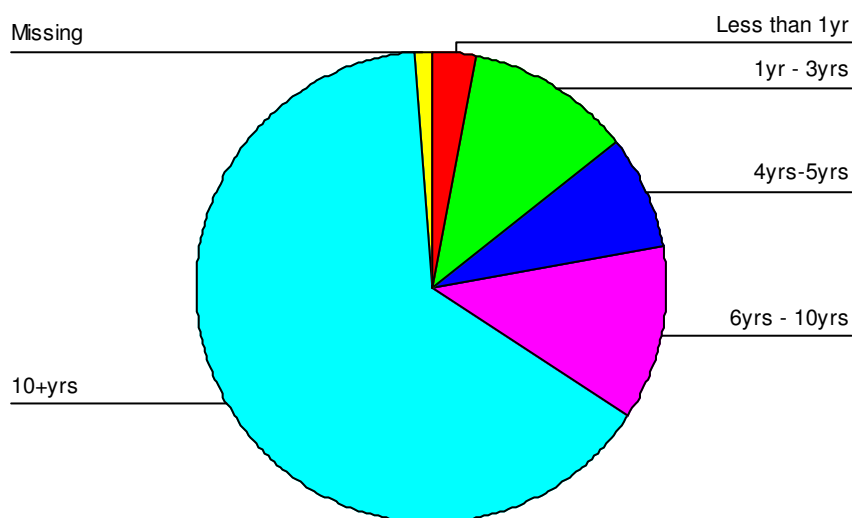
3. How long have you lived in the greater Edenderry / Seagoe area?

Respondents were asked to indicate how long they have been living in the area.

		Number of replies	Percentage of total replies	Valid Percent	Cumulative Percent
Valid	Less than 1yr	6	3.1	3.1	3.1
	1yr - 3yrs	22	11.4	11.5	14.7
	4yrs-5yrs	15	7.8	7.9	22.5
	6yrs - 10yrs	23	11.9	12.0	34.6
	10+yrs	125	64.8	65.4	100.0
	Total	191	99.0	100.0	
Missing		2	1.0		
Total		193	100.0		

As can be clearly seen the vast majority of the respondents have been living in the area for 10 years and more with some of the respondents having been a resident for over 80 years. Two-thirds of the replies came from long-term residents of the area. Only 3% of questionnaires were returned from those only in the area less than 1 year.

How long have you lived in the Greater Edenderry / Seagoe Area?



The next section of the questionnaire dealt with any housing issues that residents are experiencing.



4. Do you have any issues with housing in the area which you feel need addressed?

		Number of replies	Percentage of total replies	Valid Percent
Valid	Yes	47	24.4	26.6
	No	130	67.4	73.4
	Total	177	91.7	100.0
Missing		16	8.3	
Total		193	100.0	

67% of the respondents indicated that they had no issues that needed addressed. However in spite of this return many did note down some comments regarding the area and problems regarding affordable housing.

Respondents were given the opportunity to explain in further detail what issues that they had with housing. Some of the comments made included the following:

Verbatim Comments:

Pavements need relaid in my street as they are uneven in places (Eden Avenue)
Back alley is grass and constantly mucky if it was stoned it would be great for pulling bin out.

Elderly & disabled bungalows

Shop owners do not keep their premises in good order.

We would like to have the general area of Edenderry redeveloped and tidied up as soon as possible.
More bins at takeaways and shops.

James street needs cleaned up

Gardens, tree, hedges & fences should be kept neat & tidy

Seagoe factory relocated to industrial estate from church road.

Private landlords could do more to keep properties in good condition i.e driveways, tarmaced etc

Watson lane should be addressed and houses could be built on Florence courts ground

All housing in the area to be fitted with double glazing

Not enough community development – no community hall,
Not enough for young people to do so this leads to alcohol abuse, usually at weekends.
Churches provide some help?
Affordable housing to attract local community back in.

Unlet and disused shops in Edenderry should be renovated to improve look of area.

Windsor road, avenue & margretta park need better roads. Too many learner drivers around here,
blocks residents entries to home

Home owner should be made keep their property tidy and not let it be allowed to let it get run down

Low rental bungalow-type housing required for the many elderly/disabled in the community

More public housing for affordability



Proposed additional housing (opposite tiplers) will lead to serious road congestion

Excessive private rental charge requiring government legislation.
Failure of private landlords to maintain and repair.

Grass / public areas in killicomaine estate requires development

Some streets are dreary looking. Perhaps some painting needed.

James street – cleaned up.
Affordable town houses needed

Housing stock in Edenderry needs to be updated.
Rental houses are often poorly maintained by landlords – overgrown gardens / dirty windows / overgrown gutters etc – a blight on the area. The issue of absent landlords will become a major issue in the next few years.

If houses are going to be built behind us (The Glebe) where are the children going to play. They will need a play area.

HE Allocation to outside area should be local people

More affordable town housing /OPD's
Clean up of bins in James street houses

Suitable housing for disabled/elderly

Public sector housing necessary
Re-vamping of legal business premises
A clampdown on willy-nilly building
Exorbitant rental charges

Firmer windows rather than sky-lights etc

Rented houses must be maintained to a better standard by the owners – this includes the gardens

James Street is possibly the worst looking street in Portadown, rest of area ok.

We would like to see speed ramps / speeding policemen in bachelors walk
Childrens play area
Residents tennis & hockey clubs – note there is usually one or two accidents a year

Landlords should provide foreign tenants with advice on acceptable methods of drying their clothes – not using windows for such.

Also suitable window blinds / curtains should be in place on first letting so unsightly Make-do curtains will not be needed.

If gardens are to be used to park cars, the area should be suitably paved etc. Adherence to a few simple socially acceptable 'rules' will enable our foreign friends to settle in and feel more welcome in the area.

Also provision of seating along the Lurgan road.

Maintenance by landlords or tenants of gardens and the exterior of the property. A lot of the houses in the area are now rented and nobody bothers to keep the gardens tidy.

More new housing in area.

More affordable housing for purchase by young couples / families

More o.a.p. dwellings

Affordable housing for young adults who have grown up in the area to stay in the area. Stop developers. Investors buying up property to rent out.

Redevelopment of waste ground at old gasworks site and Florence court. Also redevelopment of former BP filling station.



Property investors buying houses & flats. Tenants don't seem to be vetted & they don't care about their neighbours or property.

Less private landlords letting out on short lets. More family based reasonably priced housing

James street – rubbish & bins always on footpaths. General appearance of houses.

More housing for first time buyers

Cheaper housing for 1st time buyers with adequate parking and garden area.

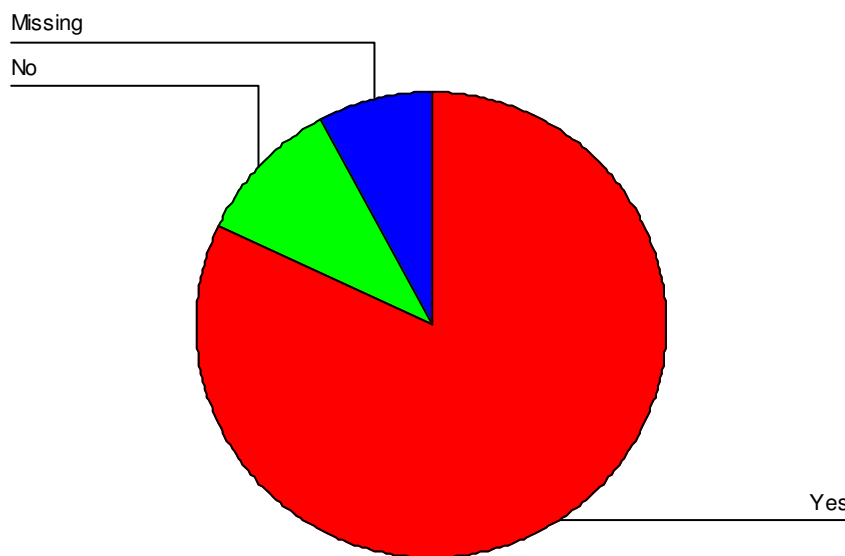
More diversity of housing mix. Apartments to semi-detached to attract variety of people.
Useable & overlooked green space to kick a ball / childrens play area – safe secure

Liability of private landlords to repair/maintain property and government regulation on rent charges

I feel that the noise level due to increasingly traffic should be reduced with the increasing of housing on the outskirts of Portadown comes a greater volume of traffic and the noise and speed of cars should be reduced by the installation of humps on the killicomaine road especially as there are many school children on the road in danger of speeding traffic.

5. Do you think a Neighbourhood Watch scheme would be useful in the area?

Although an attempt to set up a Neighbourhood Watch scheme had been tried in the past with little success, this question was included to gauge attitudes and feelings.



		Number of replies	Percentage of Total Replies	Valid %	Cumulative %
Valid	Yes	158	81.9	88.8	88.8
	No	20	10.4	11.2	100.0
	Total	178	92.2	100.0	
Missing		15	7.8		
Total		193	100.0		

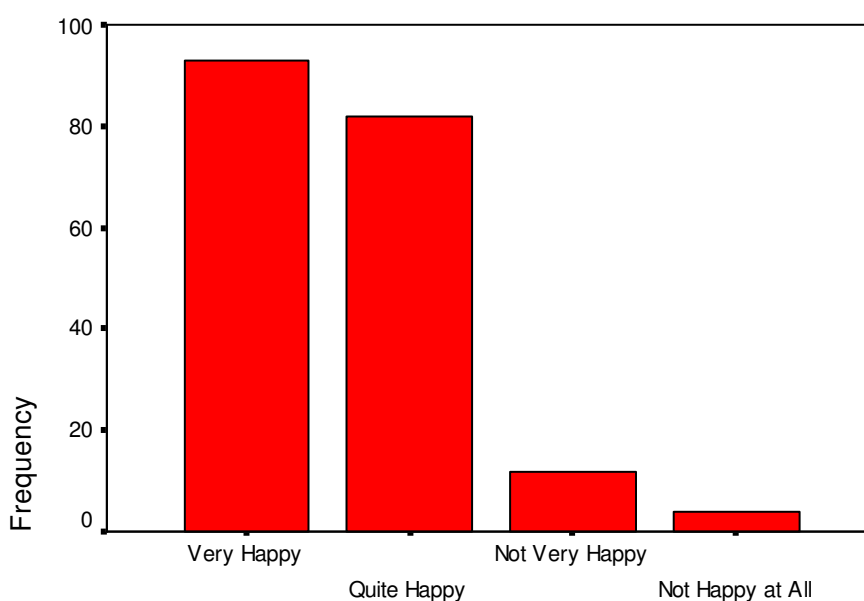


Perhaps somewhat surprisingly there was support for a Neighbourhood Watch scheme in the area with 82% of respondents voicing that they thought it was a good idea.

Some respondents noted that they already had a Neighbourhood Watch scheme operating in their area.

6. In general, how happy or unhappy are you with your area?

Respondents were asked to indicate to rate how happy they felt living in the area. They were given four options to choose from.



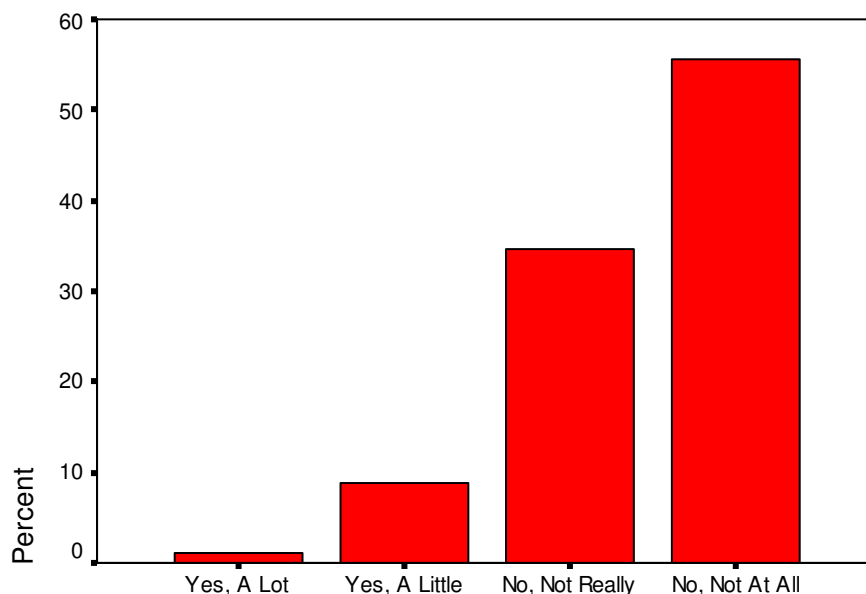
As can be seen the vast majority of people indicated that they were happy living in the area. A huge 91% of people indicated that they were either 'very happy' or 'quite happy' living in the area. This is a very positive response showing that people are happy, for whatever reason in the area. Only 2% of respondents indicated that they were not at all happy in the area.

Although these statistics indicate a positive response to the area it may not be unexpected as if a person has taken the time and made the effort to fill in a questionnaire then it might be reasonable to suggest that they would be interested in the area and happy and interested in the area.



7. Would you like to move from the area?

As a follow up to the previous question we asked if respondents would like to move out of the area. Once again they were given a number of options to choose from.



Results indicate that the vast majority of respondents don't harbour thoughts of leaving and are happy to stay in the area.

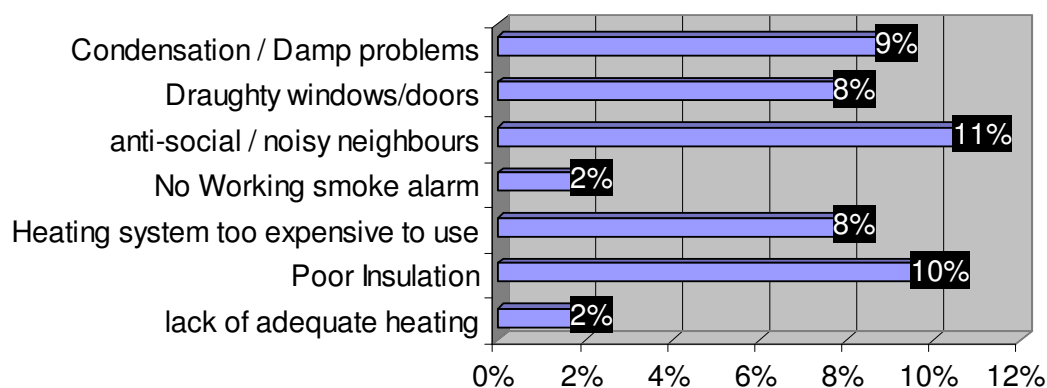
		Number of replies	Percentage of total replies	Valid %	Cumulative %
Valid	Yes, A Lot	2	1.0	1.0	1.0
	Yes, A Little	17	8.8	8.9	9.9
	No, Not Really	66	34.2	34.6	44.5
	No, Not At All	106	54.9	55.5	100.0
	Total	191	99.0	100.0	
Missing		2	1.0		
Total		193	100.0		

Only 1% felt that they wanted to leave the area.

8. Do any of the following affect you or your home?

In order to identify potential services for the area, respondents were asked to state if particular issues affected their housing. The results for this question were low indicating housing issues are not a major problem.

The biggest issue for residents was anti-social/noisy neighbours with poor insulation another major issue for residents.



Other issues which were highlighted by several residents included

- noisy revellers returning from the Rugby Club
- parking issues
- speeding traffic

Other issues included:

Verbatim Comments:

Rented houses & gardens not being kept tidy

Fri & Sat nights hooligans returning from the Chambers Park S.C causing damage to gardens and breaking bottles usually between 1.30am – 3.00am

The right away up the back of our houses is for everyone. My problem is the speed that some people drive up the back it is only a matter of time til someone is hurt.

Traffic calming required Church road/lane

More street lighting

Heavy road traffic (24 hours 7 days) . Need a road crossing on Carrickblacker Road for elderly – urgent.

Too many learner drivers – can be difficult to gain access to my own home

Also traffic speeding - so dangerous with so many small children playing at times.
"R" drivers

noise from Edenvilla Park

dog soiling

surplus of leaves

fear of planning allowing increased traffic to new dev,

smoke alarm

noisy rugby club in early hours

James Street – exit for litter bins. Fire exits

road too busy (Seagoe Road)

speed of traffic on seagoe road. More police presence with speed restrictions

smell in cupboards

24 hr filling station

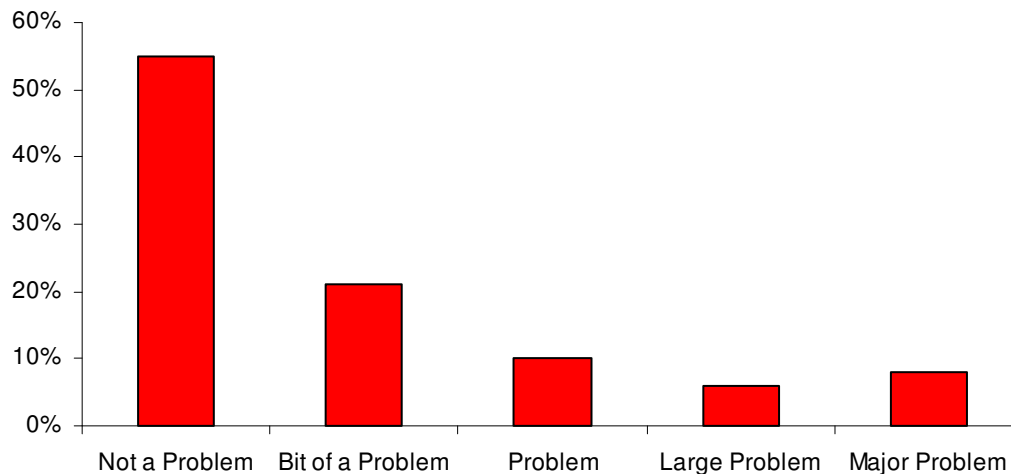
Speed of traffic



9. How would you rate the following in terms of how much of a problem they are in your area?

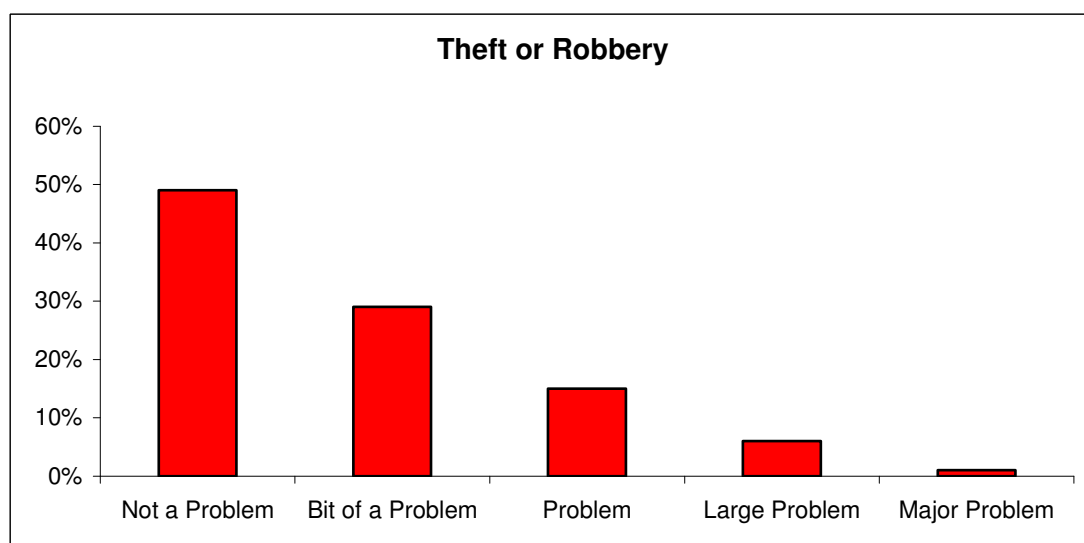
Respondents were asked to rate, on a scale from 1 to 5 with 1 being not a problem and 5 a major problem, how much they felt certain issues were in their area.

Property Damage / Vandalism



Property damage and vandalism were considered a major problem for just 8% of respondents with the majority considering it not much of a problem(55%). Some respondents did note that some damage occurred late at night with people returning from the Rugby club.

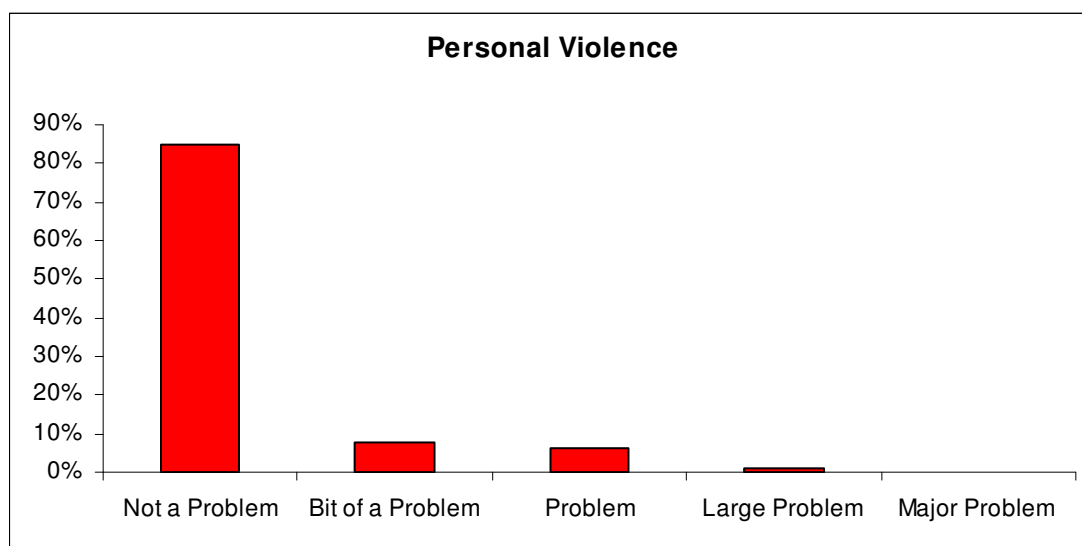
Happily theft and robbery was not considered a problem for the vast majority of the respondents.



Only 7% of respondents felt that this was a large or major problem. Just under half (49%) felt that that this was not a problem



Happily most people did not consider personal violence as being a problem in the area. 85% rated it as not being a problem.



When asked about anti-social behaviour, the results were more varied with more people indicating that it was a major problem(11%), although almost half (44%) indicated that it was not a problem. Additional comments from respondents which highlighted feelings about young people drinking in the area and then being rowdy and noisy at night were included to support the view that it was a problem in the area. Some of the comments received regarding this issue included:

Verbatim Comments:

Underage drinking – Bachelors Walk/Edenvilla Park

Pockets of anti-social behaviour, drinking etc. moves around the area, week-ends more so.

Broken glass a problem in area

Anti-social behaviour a major issue at previous address – Killycomain Road

Youths drinking in Batchelors Walk & leaving rugby club can be frightening

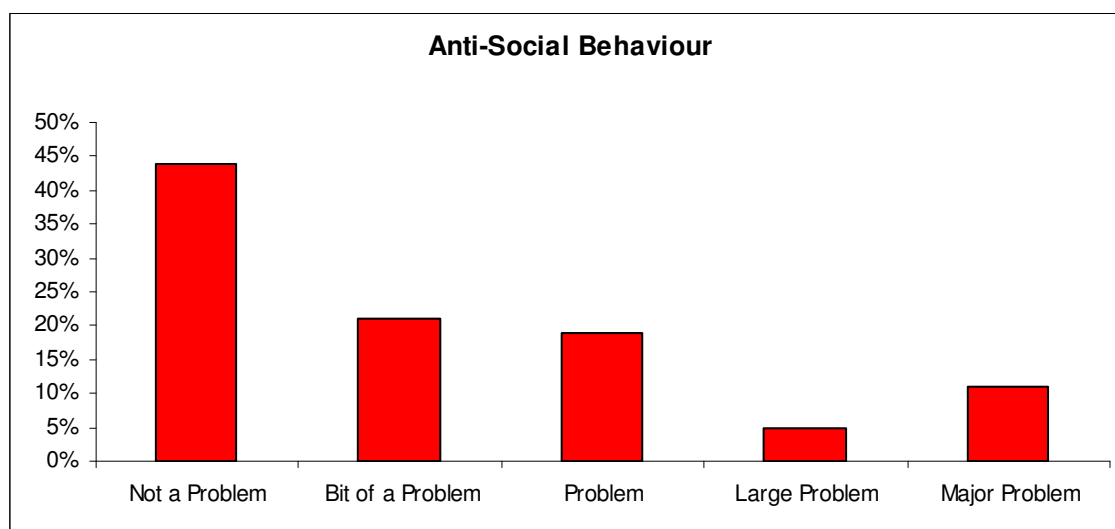
Drinking den at old wade site is disgraceful

weekend drinking groups in the Bach

underage drinking

gangs at weekends

drunken louts at rugby club



Other prominent issues that were raised under this question included littering and dog-fouling as well as speeding through the area. Some even suggested the need for litter and dog wardens plus some traffic calming measures in certain areas. Other responses included:

Verbatim Comments:

noisy kids scratching my car (4)

travel flow from M1 up Seagoe Road could be better monitored by police (speed)

Edenvilla Park during night time & weekends.

We need speed ramps put up the back to slow people down (Bridge Street)

Better road services. Traffic lights placed at Kernan Road. Roundabout at church road & church lane

Noisy when closing doors loud

Trouble last year with parked cars being vandalised as people jumped the gate from the park into margretta park.

Never seen a dog warden or litter warden.

Litter is the biggest problem and dogs fouling pavements.
Generally killicomaine road traffic is very heavy

Dog barking etc – no help from public reps

most damage to property/gardens happens after midnight (rugby club people)

crowds going to or coming from band parades gathering outside pubs

very bright lights from filling station

rubbish around eateries in area.

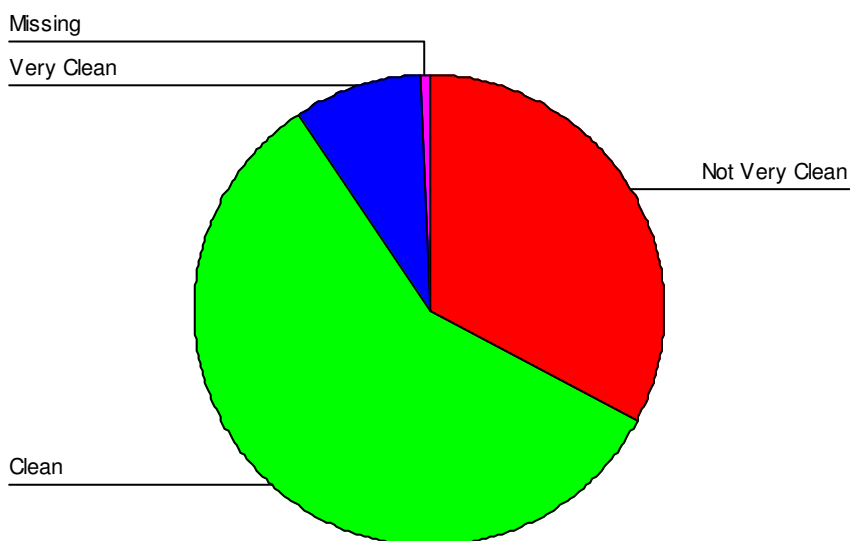
Cars speeding on killycomain road

Portadown students littering and putting their rubbish in wrong bins



10. How would you rate the environment in Edenderry?

When asked to rate the cleanliness of the Edenderry environment, the responses were as follows:

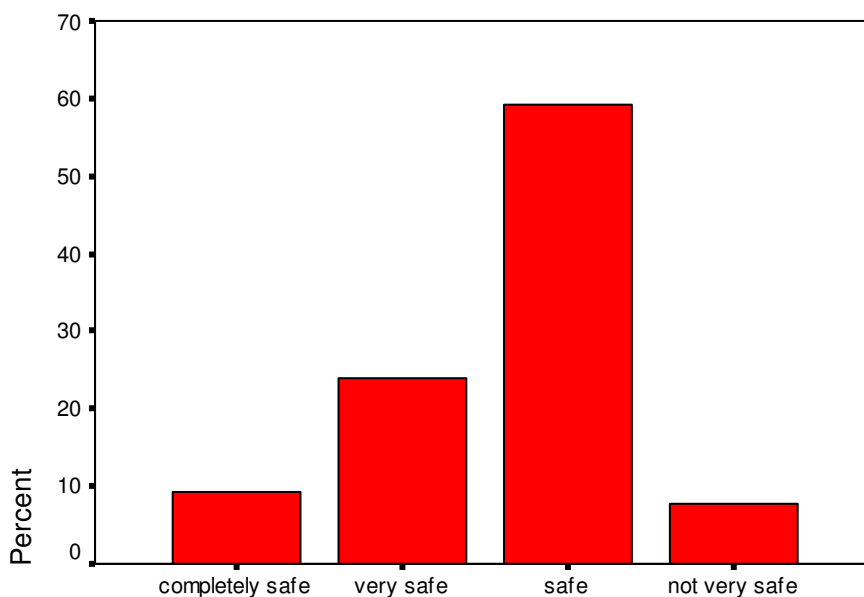


58% felt that the Edenderry environment was clean with a further 9% stated that it was very clean. One third of respondents rated it as not very clean.

11. How safe do you feel in your environment?

When asked about the safety of the area only 8% of the respondents stating that they didn't feel safe in the area. The remainder of respondents felt safe in the area.

	Number of Replies	Percentage of total replies	Valid %	Cumulative %t
completely safe	18	9.3	9.3	9.3
very safe	46	23.8	23.8	33.2
safe	114	59.1	59.1	92.2
not very safe	15	7.8	7.8	100.0
Total	193	100.0	100.0	



12. How do you feel security could be improved?

The next question was an open question which allowed respondents to indicate how they felt security could be improved.

Overwhelmingly the thought was that increased police patrols on the beat would go a long way to improving security. The majority of respondents indicated this in their answer.

Other suggestions mentioned Neighbourhood Watch schemes and CCTV cameras.

Verbatim Comments:

Have my own security system around whole house and avoid going out back at night. The back alley is unlit and kids hang out there smoking / drinking. Lighting might deter them.

More police presence needed in the area particularly Fri & Sat night 11pm-3am

More local police to get to know the young people in the area and elderly to make feel more secure

A presence of PSNI in the area after dark especially Friday & Saturday nights when drunken louts return from Chambers Park. A lot of damage has been done to gardens & cars over the years which has been reported but to no avail.

C.C.T.V. and more street lighting

Camera (CCTV) covering main access roads. Increased police patrols, visually – never see a motorcycle patrol. Listen to the concerned residents., don't nod and agree

CCTV cameras to hopefully deter & catch those who deliberately vandalise and graffiti property. Also dog owners defying dog fouling.

Groups of teenagers removed from the park – can be intimidating. Especially when they're drinking alcohol

Regular checking of fire-alarms by fire brigade especially in the homes of the elderly and disabled.

More police around Bachelors Walk area to deal with underage drinking.



Make parents responsible

Police presence in Edenvilla Park with a supportive community approach to policing

More police patrols especially at weekends. "Bach" area – frequent drinking sessions & car racing – mainly teenagers

Better fence to right of gate from margretta park into Edenvilla

Improved street lighting – v.poor in seagoie drive

Development of vacant land and run down housing would improve security

Old wades factory needs to be properly secured - used as a drug den and drinking area.

Providing elderly people with window & door locks etc

Police free to deal confidentially with problems without bringing vengeance on complainant

Supplied with security locks with alarm system on doors

To improve facilities for young people – hopefully to prevent them drinking in the park and littering it with bottles etc and avoiding anti-social behaviour. I pick up glass bottles nearly everyday when I walk my dog. Now other dog owners doing the same.

Traffic calming (speed ramps) in seagoie drive

Improved signage re speed limits and severe cutting back of obstructing hedges esp at Seagoie/Lurgan Road / batchelors walk where view can be seriously obstructed

The cycle path adjacent to the rear of lurgan road houses vulnerable and prone to annoyance

Park / street patrols with 'on-the-spot fines imposed for offenders

Publicly sited CCTVs. Greater surveillance re Public consumption of alcoholic drinks as this is a contributing factor in vandalism and anti-social behaviour

The next section in the questionnaire dealt with community needs and aspirations.

14. What do you think are the most important social issues in this community?

Among the answers for this questions were issues which had been raised previously including

- Affordable Housing
- Under Age drinking and drinking dens
- Speeding and traffic calming measures
- Traffic congestion and parking issues especially with regard to not being able to park outside of their own house.



Verbatim Comments:

Provision of activities for both young and old

Clean and happy environment where people can live in.

Redevelopment of old gas site

Road safety at the Edenderry pedestrian crossing as cars don't respect safety of pedestrians. It is poorly lit and advertised

A general clean up if the whole Edenderry area, derelict buildings etc and the dumping issue at the Old Wades Factory.

Teenage yobbish behaviour

Clubs for senior citizen with transport laid on

To feel safe in our home!

Priority given to the regeneration of the ex-wades – Gasworks, redundant land

Traffic control and zebra crossings

Parking facilities

Bann river generation

development of community spirit

more entertainment for senior citizens

That houses are bought by families and not by greedy men only interested in rent and not the community.

Undeveloped area at old gasworks. Will it ever happen? Undeveloped area at Wades. Development of river bann

Proper community hall

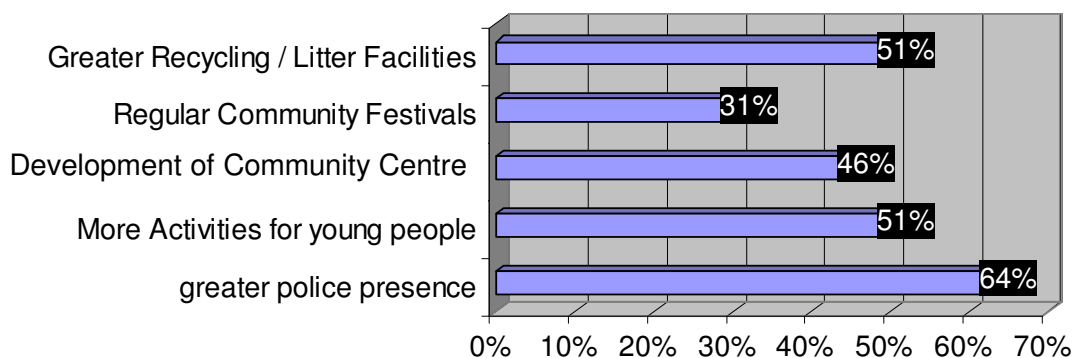
Lack of community facilities

Need good supermarket

Getting to know your neighbours to create a secure & safe environment.

Availability of leisure facilities (restaurants, cinema, community centre)

15. What services would you like to see implemented in the community?





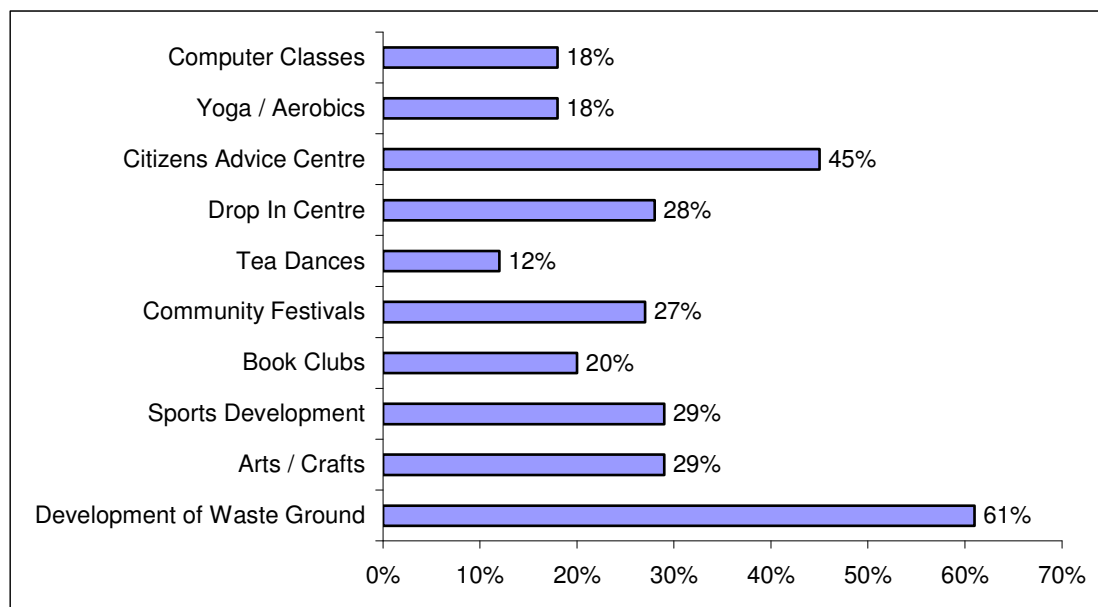
As can be seen there is support for the development of a community centre and interestingly over 50% of the respondents wanted to see additional activities for young people.

Other suggestions made included:

Verbatim Comments:

- Enforcing by-laws
- A sense of belonging
- The upgrade of business in the area.
- Detached youth work programmes at weekend
- More seating in park, picnic tables etc
- More parking areas needed
- Portadown college – information to C.O.F.E & primary schools & killicomaine J.H.
- Dog waste bins other than in the bach
- Discussion of local issues & information feedback

16. What would you like to see more of in your area?



Most respondents showed support for the development of waste ground followed by a Citizens Advice or Information Centre which received the support of almost



half of all respondents. There was also good support for Arts & Crafts activities plus some form of sports development.

Other suggestions given included:

Verbatim Comments:

More things for teens & P1-P4

Lots of unused shop fronts. If these were regenerated and in use it would look better.

Cinema, Restaurants, Youth clubs

Community needs to identify itself & help each other, to find a better way forward.

Greater facilities and attractions for young people in area.

Dog warden to stop dog fouling

Family events

Over 50s ladies club

Traffic calming / traffic in Edenderry area addressed

Pension club

Activities for the over 60s

Bann development - tree planting

Better use of ranger facilities in the bach

Sort out whats happening at wades/old railway station area.

Internet café

Language classes

Brown bins for garden waste

Smokeless zones

Pilates class

Development of River Bann facilities plus band-stand at pleasurable gardens

17. Please rate the following according to how important they are to you in the redevelopment of Edenderry?

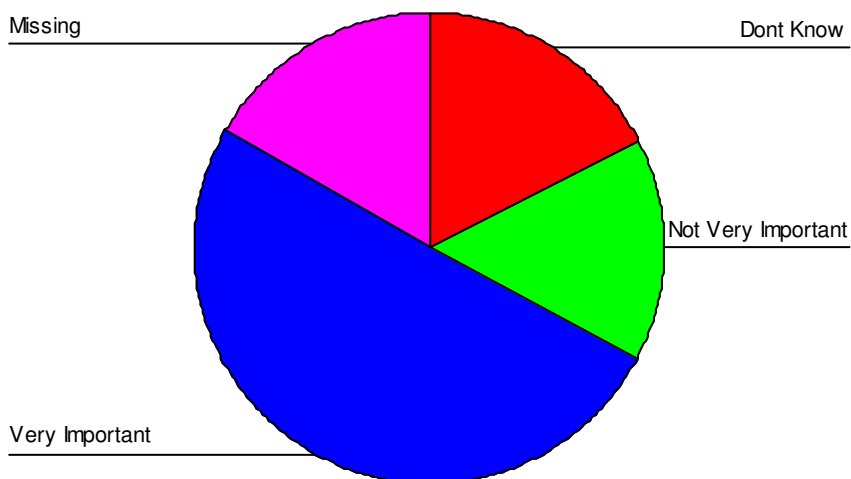
Respondents were asked to rate how important the following are to the redevelopment of Edenderry

- Creating a central community area
- Developing land for new homes
- Improving local services and community facilities
- Improving green spaces

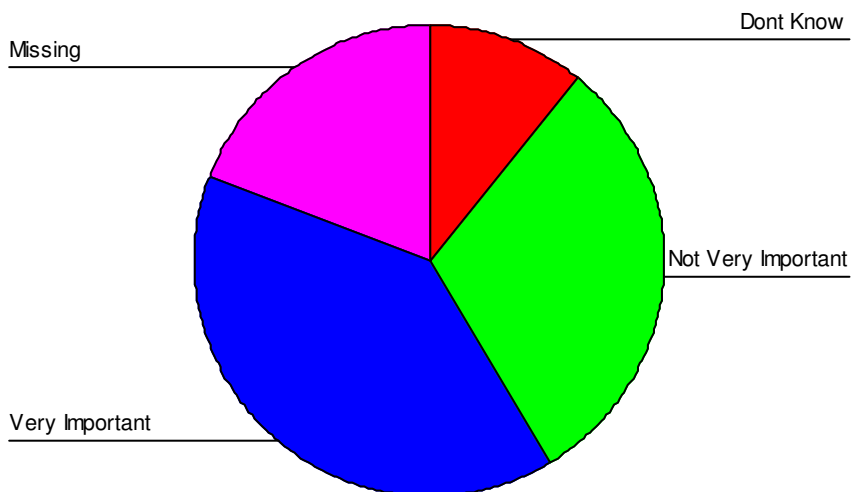


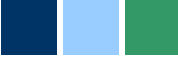
The results were as follows:

Creating a Central Community Area

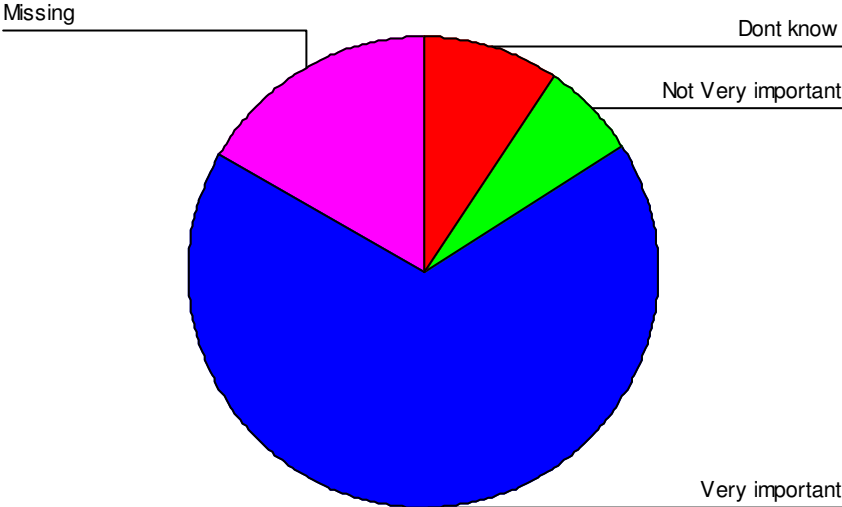


Developing Land for new homes

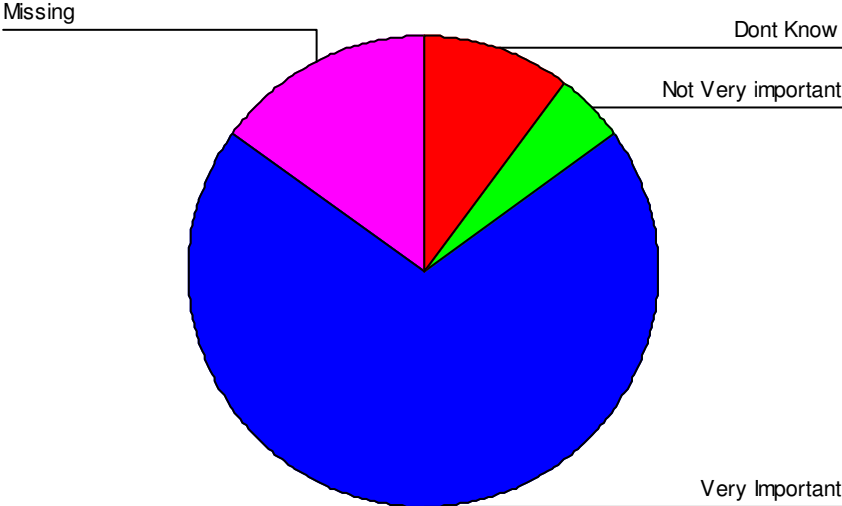




Improving local services and community facilities



Improvng Green Spaces



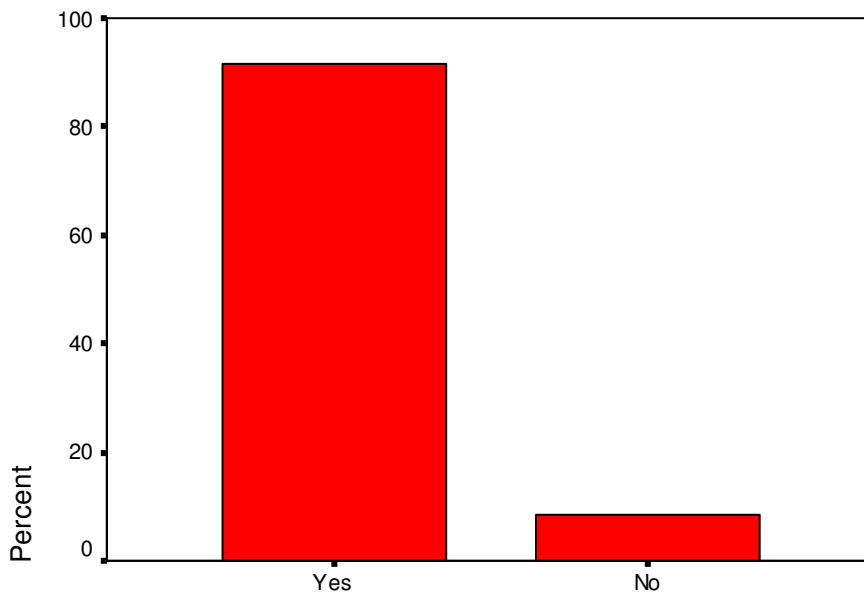


		Creating a Central Community Area %	Developing Land for new homes %	Improving local services & community facilities %	Improving Green Spaces %
Valid	Dont Know	17.6	10.9	9.3	10.4
	Not Very Important	15.0	30.6	6.7	4.7
	Very Important	50.8	39.4	67.4	69.9
	Total	83.4	80.8	83.4	85.0
Missing		16.6	19.2	16.6	15.0
Total		100.0	100.0	100.0	100.0

Clearly the development of waste land is an important issue for the residents although all were considered important issues to tackle. This could be attributed to a desire to improve the area, all of which the options could contribute to.

18. Are you interested in the proposed development at the Old Gasworks and/or future development elsewhere in the district?

Unsurprisingly most respondents indicated that they are interested in the developed at the Old Gasworks (85%). This reinforced previous comments made throughout the questionnaire.





19. Are you aware of Edenderry Community Development Association?

Are you aware of Edenderry Business and Residents Association?

The final question of the form asked the respondents if they were aware of the two groups involved in the Community Audit. 51% indicated that they were aware of the ECDA with awareness of the EBRA 39%.

After completing the questionnaire Respondents were then invited to include any other thoughts which they considered relevant. Many chose to reinforce points already made during the questionnaire. However others made some different observations and suggestions.

Some additional comments included:

Verbatim Comments:

I would very much like to see this area developed and cleaned up very quickly. It is a disgrace at the minute, so hurry up and do something

Qualified nurse/first aider – setting up a community response team for elderly care/advise would be useful.

Involvement of local community with developers, Portadown 2000 & local councillors co-operation

Good to see someone take the interest in the area, which is usually an eyesore especially over the past number of years.

How about more flower beds and more street seating for residents and visitors.

I feel that since the influx of foreign nationals the Edenderry area has become very dirty with waste and bins lining the streets. It would be helpful if some scheme to address this could be implemented.

Encourage more shops, put the heart back into Portadown. At the moment it is wasted space. I wouldn't dream of stopping there.

need to develop a social community, something to feel proud about
Lower Edenderry needs reformed, regenerated & respected.

We in carrick eden grange have need of a crossing.
Also it would be nice to have a wee café for a wee cup of tea on the way home from town or if we wanted to bring a friend to. Just an ordinary café

Traffic calming is needed on Killycomaine road as speed is now a big problem on this road

The old gasworks site is a problematic shambles and a disgrace to the environment. No other part of the town suffer from such neglect and it is a sorry reflection on our local council and M.P. This issue should be given the highest priority – but will it?

At present a large part of the Edenderry area is wasteland / eyesore and a dumping site requiring urgent attention.
Many parts of the district are a focal point for drinking involving teenagers and adult winos.



As the area is often the first part of Portadown seen by visitors to the town, it is important to improve the appearance of the area which currently looks to be very run down.

Serious need for a facelift for commercial premises in Edenderry shopping area.

The development of the industrial wasteland is at the heart of any regeneration and must be given priority by the new assembly at Stormont. Our local council and MP should have this issue at the top of their agenda and work strenuously for its implementation.

It is a pity after the money was spent on Edenvilla Park that the drunks and Portadown College students can take it over to do whatever they like.

Interested in gasworks redevelopment but not for more shops

What about outdoor space for kids – skate ramp / roofed open air “theatre” space etc

More flowers in Edenderry to add colour as in town centre

The patrolman was removed in Seagoe Road – should have been replaced by a crossing – this is a busy road used by children attending several schools. Pupils cannot cross safely.

Regeneration is fine as long as it adds something to the area. Development of the Gasworks for instance sounds great but more retail outlets will be fighting for the same unchanged income from my pocket. More shops could mean older businesses go under because I still have the same amount of money to spend but it has potential to be spent (spread) more thinly around the Borough.

Edenderry once a thriving area of Portadown has been allowed to deteriorate into a slum eyesore. No progress has been made in solving the many problems despite many promises and commitments from various bodies and departments. How many more decades before the district gets parity of esteem with other parts of the town.

If scoring points on environmental and social issues, Edenderry would be awarded a huge minus.

Traffic control and crossings. Slip roads onto Northway urgently required.

I prefer to go outside to other towns (Lisburn/Belfast) for entertainment as this area has very little to offer in that respect.

One of the main routes from M1 into Portadown, Edenderry should be a lot better. Image is everything. I feel that Edenderry area has suffered badly due to lack of investment and sadly complacency during the troubles. Things can only get better.

Why have 2 separate organisations covering a small area? Much greater clout if they combine forces and forge a better relationship with local councillors.

Edenderry Villa Park needs a greater security / patrol presence to deal with unacceptable levels of abuse through dog fouling, dangerous & unsightly rubbish (broken bottles etc) and vandalism (picnic tables being burned etc)

Noticeboard or monthly newsheet updating residents of developments / things happening / up and coming events etc in the area.

Local councillors / community reps taking a more hands on approach and start doing what they're getting money for.

The Batchelors Walk could be a great facility but it has been allowed to become a main thoroughfare for trucks, buses, ambulances, cars. There has to be some way of (e.g. one way out) of alleviating this problem to restore the peace & calm to this only area of green.



3.2 Business Community Questionnaire

Approximately 60 questionnaires were delivered to the business community throughout the Edenderry area. Once again completed questionnaires were collected by members of the associations in an attempt to secure a higher return rate.

Out of the questionnaires distributed, a total of 37 completed questionnaires were returned. That makes a return rate of 61%, a reasonably high return rate. The types of questions asked were designed to identify any issues which the business community may be concerned about and to gather any suggestions that they might have for the development of the area. A copy of the questionnaire distributed is included in the Appendices.

1. Postcode

Respondents were first asked to indicate their postcode in order to get a better picture of the areas where interested parties come from and also to get a clearer picture of the issues that affect different areas.

The following table gives a breakdown of the frequency and percentage returns from each postcode area.

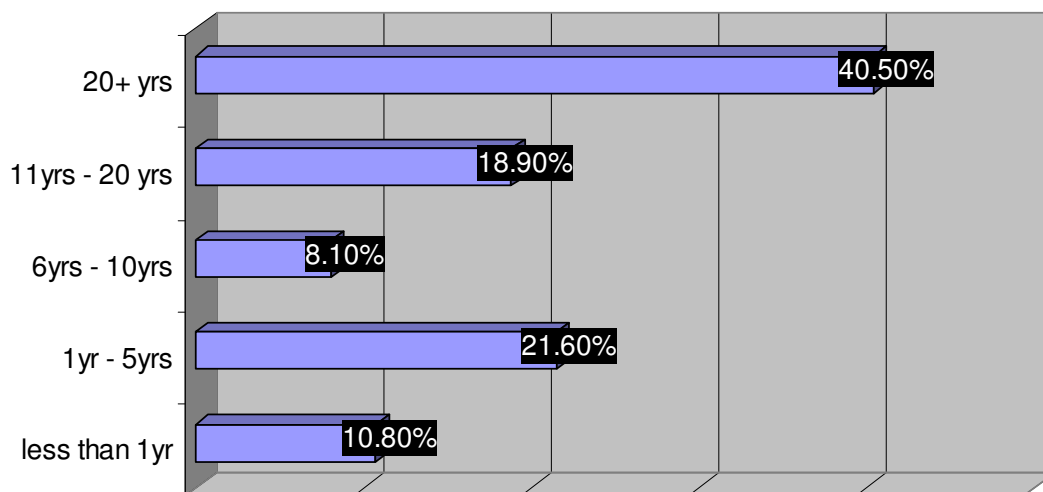
Street Name	Number of Replies	Percentage of Total Replies	Street Name
	1	2.7	
	2	5.4	
Bridge Street	5	13.5	BT
Bridge Street	7	18.9	BT63 5AB
Bridge Street	3	8.1	BT63 5AG
Bridge Street	2	5.4	BT63 5AR
Carrickblacker Road	1	2.7	BT63 5AP
Carrickblacker Road	1	2.7	BT63 5AU
Carrickblacker Road	1	2.7	BT63 5AW
Edenderry	1	2.7	BT63 5AX
Foundry Street	4	10.8	BT63
Foundry Street	2	5.4	BT63 5AA
Goban Street	2	5.4	BT63 5AD
Joseph Street	1	2.7	BT63 5AE



The Glebe	1	2.7	BT63 5BA
Watson Street	3	8.1	BT63 5AN
Total	37	100.0	

Almost half of the total replies came from Bridge Street with 46%, followed by 16% from Foundry Street and 8% from Carrickblacker Road and Watson Street.

2. How long have you traded in the greater Edenderry / Seagoe area?



A significant amount of the respondents in the area have been trading for more than 20 years. This illustrates a long term interest in the area and also familiarity with the area.

Interestingly one fifth of the respondents have only been trading for 1 to 5 years which could also indicate a growing trade in the area which may signify a growth. One third of the total number of respondents have been trading in the area for less than 5 years.

3. Are there issues within the area, which affect the business community, which you feel need addressed?

When asked this question, the overwhelming majority(75% of the respondents indicated that they felt that there were problems that need to be addressed. Some of the answers given included:

- More parking facilities for customers
- Litter Collection
- More police presence



Parking facilities was the most popular grievance for the businesses. Traffic wardens also came in for some criticism being accused of being over zealous.

Other comments included:

Verbatim Comments:

Better parking facilities & a bit of common sense to be used by the traffic wardens who won't allow customers to park outside the shop to get their orders.

Litter / vandalism / Anti-social behaviour

More police presence and security cameras plus neighbourhood watch schemes set up.

Better signage for the businesses in the Foundry St area

People drinking at derelict buildings in Foundry Street and the eyesore of the half demolished buildings is not attractive.

Flower planting – summertime. Xmas Lights

Cut Speeding in the Edenderry. Gilford Road, Bleary Road

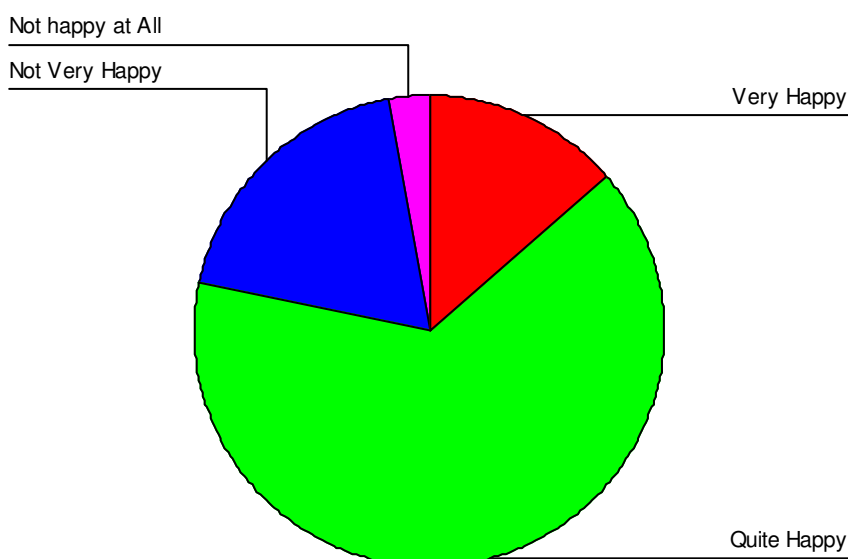
Flowers, more activities in Edenderry, more policing – had windows broken quite a few times

More traffic parking areas a necessity. Traffic lights at roundabout vital. One way street systems at James Street, Bachelors Walk. Clean up of shop fronts. Extra crossing points.

Need traffic lights at roundabout. Car parking areas between the town bridge and carrickblacker road totally inadequate. Derelict shops give a bad impression. Need attention.

4. In general, how happy or unhappy are you with your area?

Responses to this question indicate that in general, business owners are quite happy with the area as denoted by 65% of replies. Only 3% indicated that they were not happy at all. Almost one fifth (19%) stated that they were not very happy. This is a sizeable proportion of respondents and is an issue which should be addressed.



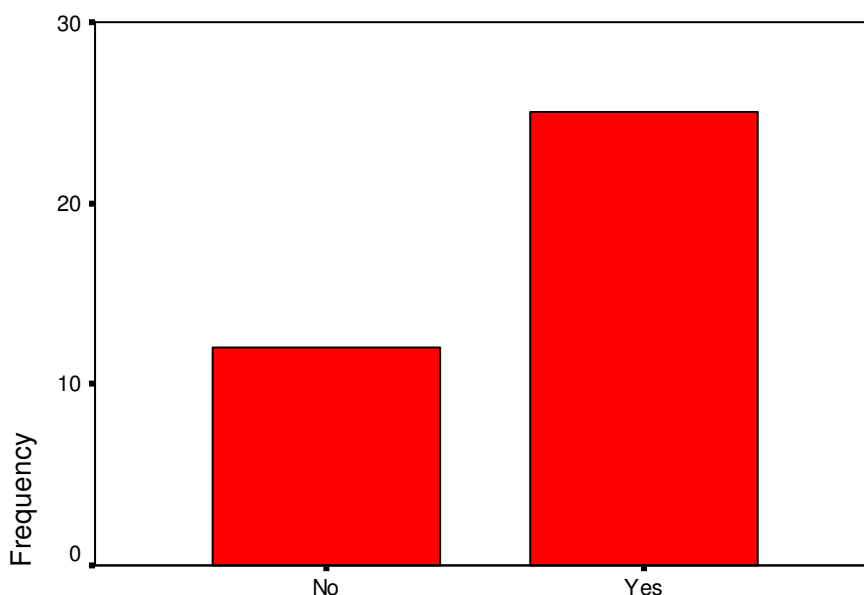


	%
Very Happy	13.5
Quite Happy	64.9
Not Very Happy	18.9
Not Happy at All	2.7
Total	100.0

19% of respondents showed some feelings of discord, which is a worrying issue for the community. Thus raising the percentage of those who consider themselves very happy or quite happy should be an important objective.

5. Do you or have you ever had any problems with anti-social behaviour?

When asked about issues of anti-social behaviour, 68% stated that they had experienced problems with this type of behaviour



Vandalism and graffiti were both frequently raised answers. Other answers provided included:

Verbatim Comments:

Vandalism to the property (i.e graffiti and breaking windows)

Cars damaged. Windows broken

Broken windows on a Saturday night with large 'groups' walking through the Edenderry area

Theft - abuse – drunk – drugs

Had windows smashed. People urinating in doorway

Rugby club & CE Funfair when in town

There is a lot of drinking behind Portadown Fireplaces. This is a communal area for this activity



We have been broken into and had valuable property stolen. Some of our staff members have been thrown stones at by young people.

Beer & wine bottles left outside premises also fast food remains

The only problem when the band parades start the band members and followers drink in Foundry St carpark and this puts clients off coming on Friday nights

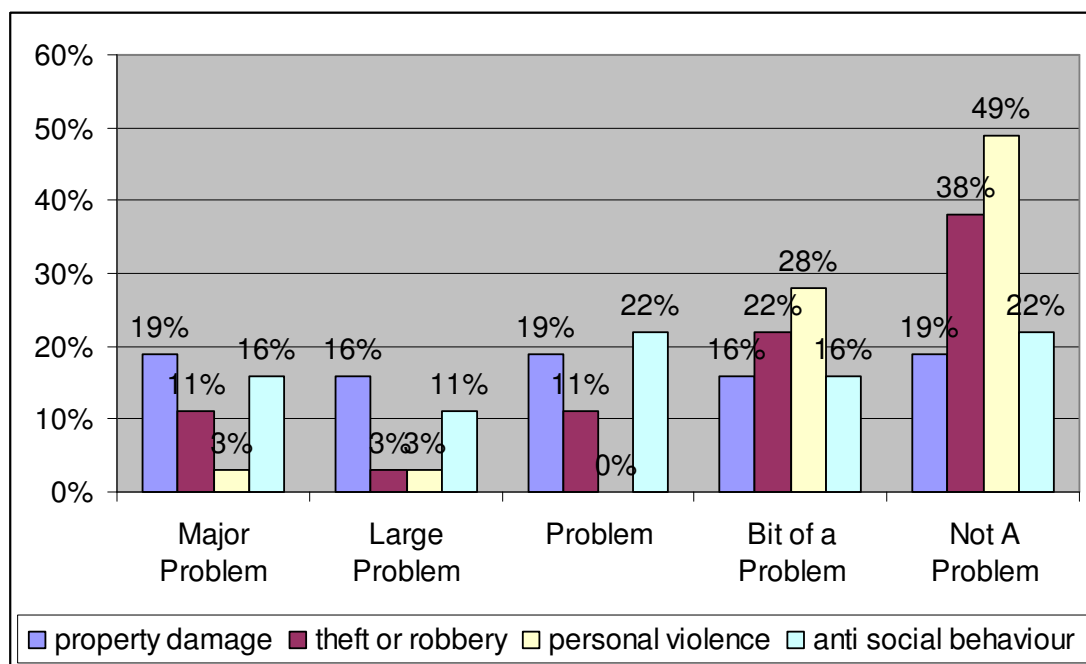
Vandalism are major problem when drinking and gaining access from the Bann

Broken windows Broken bottles in carpark

We have been broken into twice, third time the thieves unable to gain entry but destroyed the door frame etc

6. How would you rate the following in terms of how much of a problem they are for business in the area?

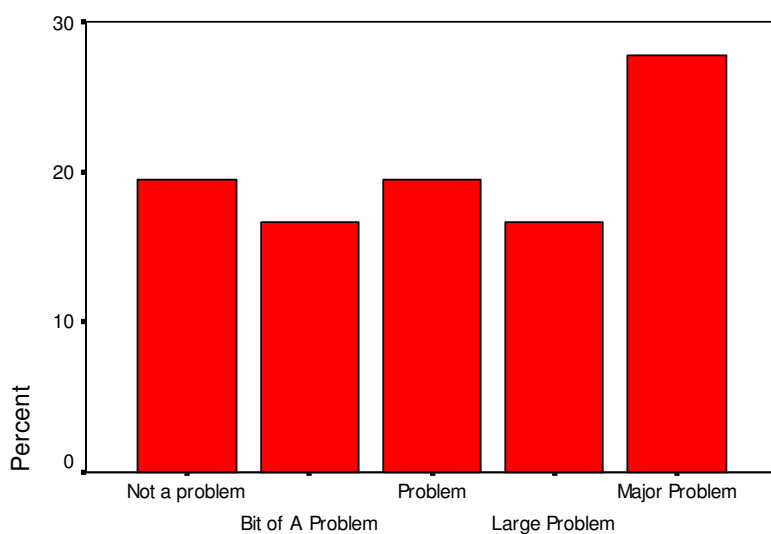
To follow up on the previous question, businesses were asked to rate issues in terms of how much of a problem they are for the area.



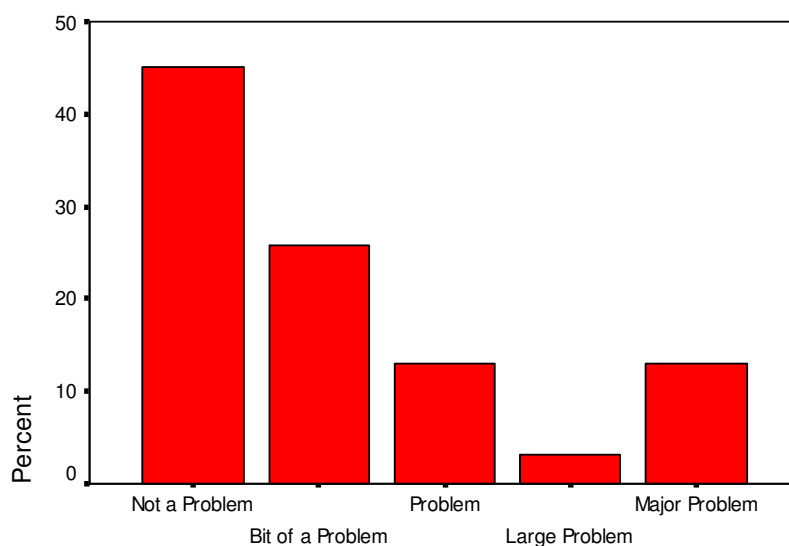
As can be seen the main problem for business owners is property damage with properties suffering graffiti and window breakage(19%) followed closely by anti-social behaviour at 16%. This reiterates the findings from question 5 where over one third of respondents viewed this as either a major or a large problem. On a more positive note personal violence was seen as an issue that wasn't causing too much concern for business.



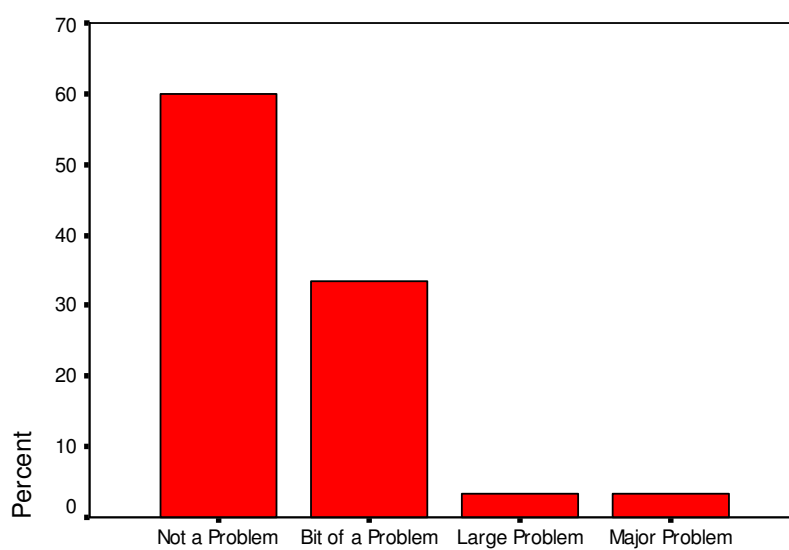
property damage



theft or robbery

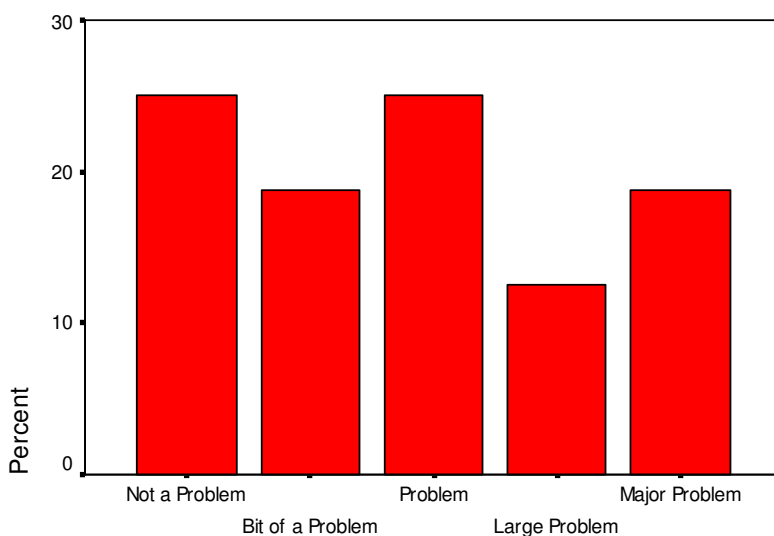


personal violence





anti social behaviour



Some additional comments given included:

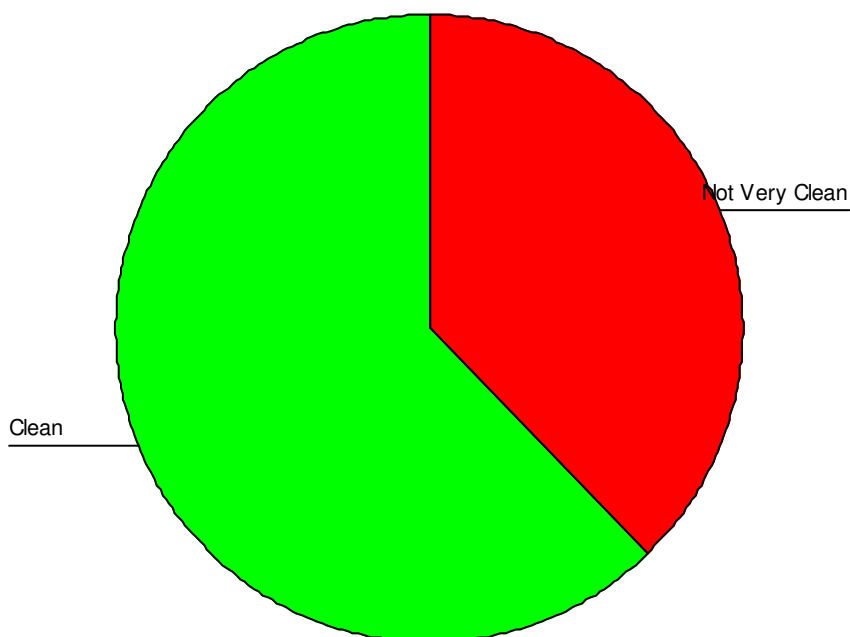
Verbatim Comments:

Vandalism. Anti-social behaviour, property damage, break-ins, graffiti and drunkenness chronic to the area especially during night-time. Breaking of shop windows a big problem, very expensive to replace.

Hooligans run amok, anti-social behaviour rampant, drunkenness, breaking shop windows, little boy racers, break-ins, assaults all common to Edenderry.

Large scale damage by drunks during week-ends going on uncontrolled.

7. How would you rate the environment in Edenderry?

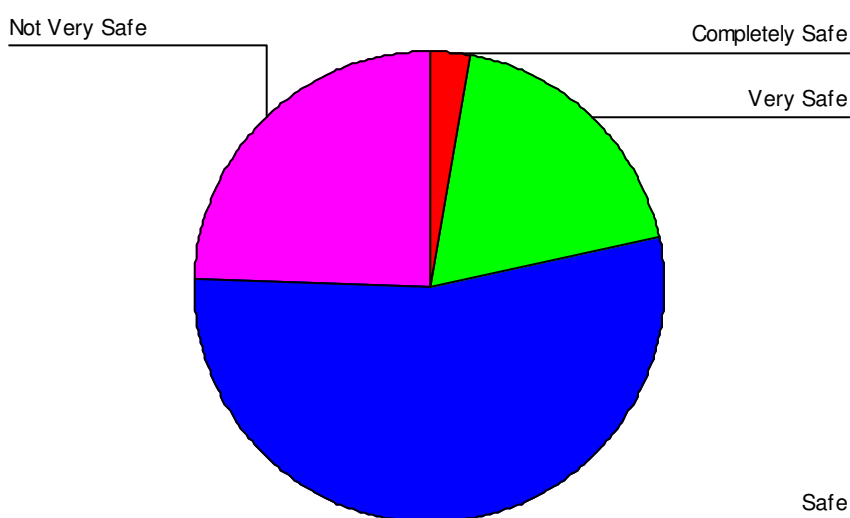




Overall just under two-thirds of people felt that the area was clean with 40% claiming it was not very clean. Notably no-one answered that the area was very clean.

8. How safe do you feel in your environment?

The majority of respondents (54%) indicated that they felt safe in the area with 30% feeling completely safe and 19% feeling very safe. However almost 25% of respondents did not feel safe in the area.



9. How do you feel security could be improved?

To follow up the previous questions business owners were asked what in their opinion could be done to improve security in the area. An overwhelming amount of people felt that CCTV would be a useful addition to the area as would be more police coverage in the area especially foot patrols.

Verbatim Comments:

Better policing & the drinking laws carried out correctly by the police. What use is there having signs outside saying you'll be fined for drinking in public when the police don't enforce the law.

More visual police presence at week-ends once people come out of pubs – also extra CCTV cameras for Bridge Street/Carrickblacker Road.

A real police presence

More police presence and security cameras plus neighbourhood watch schemes set up.

Security cameras that work



Close up to the entry to the former wade factory as this seems to cause a lot of the problems as the drinkers have easy access.

CCTV in Foundry Street.

Securing empty buildings & more policing.

Security fencing in places where more vandalism would occur.

More policing – personnel on foot with direct contact with shopkeepers.

Faster responses from PSNI. Police patrols – carparks, side streets, Bachelors Walk.

Community Policing increased.

10. What do you think are the most important issues currently facing the business community?

We wanted to find out more about how the business owners felt that business in the area was being affected by external factors and expected future trends. Therefore in order to gather this information we asked a series of questions directly related to the business community.

This particular question brought a variety of answers some of which reiterated findings of previous questions including parking, vandalism and anti-social behaviour. Some other replies included:

Verbatim Comments:

Anti-social behaviour is getting out of control & the future water charges that are coming

Too many old/empty eye-sore buildings

Development of the entire area to bring the public into the area –development of the Wades/Gas Work sites as soon as possible

Theft, lack of respect, legislation, competition from English supermarkets

Derelict land needs built on to bring a bit more business to this end of town.

Vico parking

Signage – a major factor. No bins for the properties

The district's de-generating rapidly. Requires serious action now on refurbishment. Constant traffic jams. More car parking areas necessary

The Edenderry area needs a major face-lift from the New Bridge to the Rugby club Now!!

Rates, water charges & customer flow

Getting committed employees.



The new traffic wardens strike fear into shoppers. So far haven't been down too much during day however they come down in force at clear away time ie maybe four of them and patrol Edenderry from bridge right up to JPs chipshop and lynass chip shop booking all in sight.

Inflation rising at a rate disproportionate to wages. % increase in minimum wage very high in comparison to other wage rates (employers perspective)

Involve Edenderry more with the town – don't stop at bridge. Advertise local businesses

Edenderry lacks amenities such as shopping centre or similar attraction to highlight the area and bring economy growth

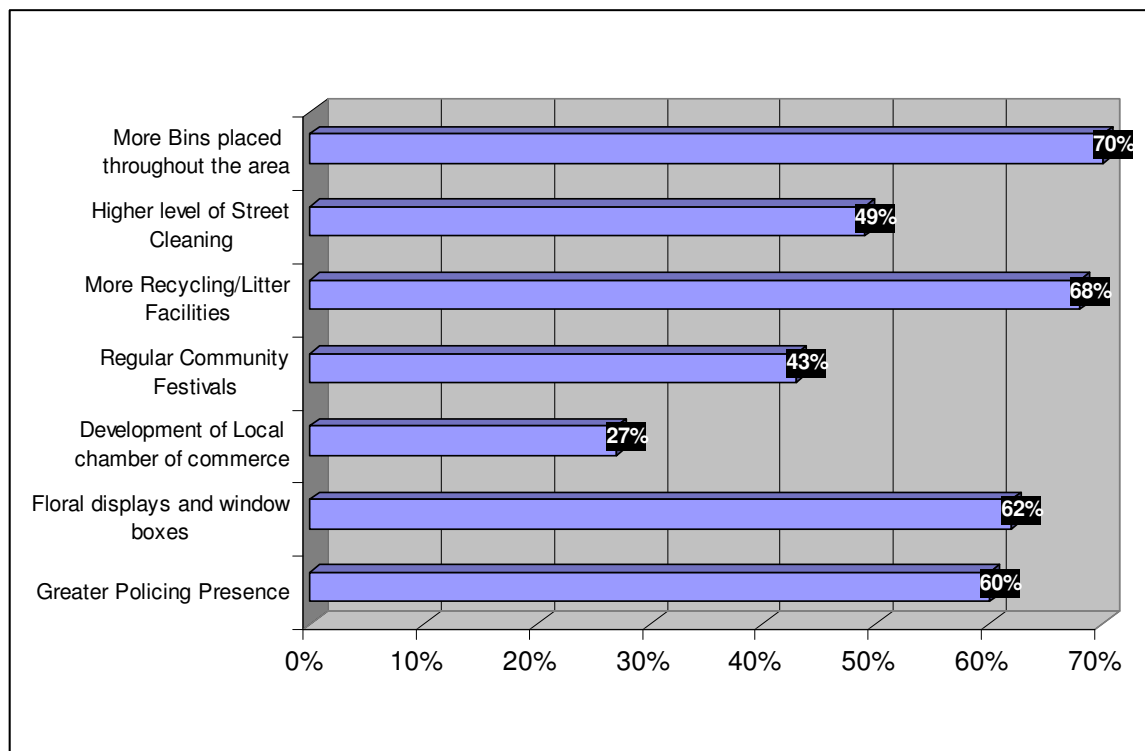
Parking restrictions. ½ hour parking area required for town in general – do away with bus stops in town centre

The greatest problem is car parking. Exiting from the Foundry St car park is extremely difficult. What is really required is a strip of ground at the top end of Wades old Factory facilitating extra parking area with access Watson St and possibly North Way via the Old Railway Station. This would be an enormous asset for shoppers. The recent legislation on illegal parking is being rigorously enforce in the area to the detriment of the business community and shoppers alike.

Town centre linkage critically important. Acres of brownfield sites in the area ripe for developments. Would have a huge contribution to the Edenderry –seagoie townlands and the town as a whole.

11. What services would you like to see implemented to aid the business communit?

The respondents were given a number of options and asked to rate them with regard to their importance to the Edenderry/Greater Seagoie Area.



More bins throughout the area and greater recycling facilities both scored highly with a greater police presence and more floral displays and window boxes also



scoring well. The development of a local Chamber of Commerce was considered important by only one quarter of the respondents.

Other suggestions and comments included:

Verbatim Comments:

problems getting bin collected

postbox – conveniently positioned

more disabled car parking bays on main street. Town centre boundary should be extended as a matter of priority to include Edenderry. Illegal dumping prevalent in area. Anti-litter action needed.

Policing – especially after 10pm

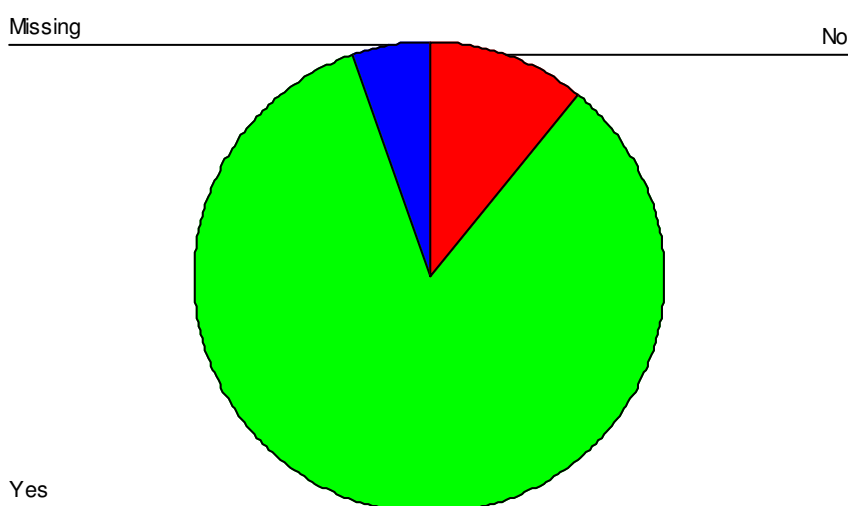
Onstreet parking abused

Maybe a crossing just before the bridge ie in front of Poots

Own community premises can engage with residents and providing for social/leisure activities, exercise therapy for old/disabled. Advice centre etc

12. Are you interested in the proposed development at the Old Gasworks and/or future development elsewhere in the district?

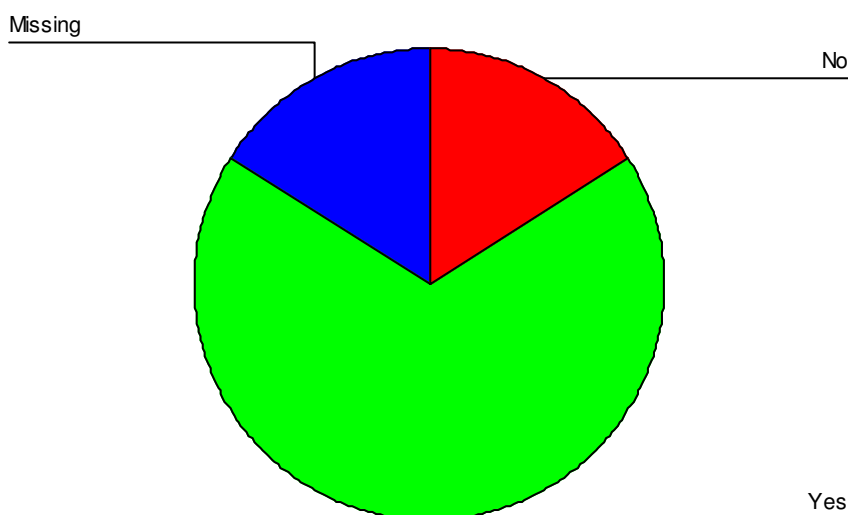
To find out local business feelings towards the proposed development of the Old Gasworks we included this question. 84% of respondents indicated that they were interested in the development with only 11% stating that they were not interested.





13. Do you think the Vico development will be beneficial to your business?

A follow up question asked respondents if they felt that the development would be positive for their business. Interestingly 68% felt that the development would be beneficial to their business.



Many indicated that it would bring more people into the area and thus increase passing trade which would then increase their business as a result. Some negative comments highlighted that the fact that the development would be taking their land and also lead to closure of local businesses run by local people.

Verbatim Comments:

More passing trade.

Will bring more business to the area

They will be taking my land

Improve the entire area thus encouraging people to come to Edenderry

Closure of local business run by local people.

What do the vico development plans entail? After years of indecision we are still in the dark and expect to be so for years to come. In the meantime the district keeps deteriorating / stagnating.

Unlikely to alter business, but increases profile.

Hopefully it will bring more people to Bridge Street

Yes because it may bring more shoppers into the area. No because I fear the proposed new traffic lights in place of a roundabout will cause a tail back as far down as my shop.

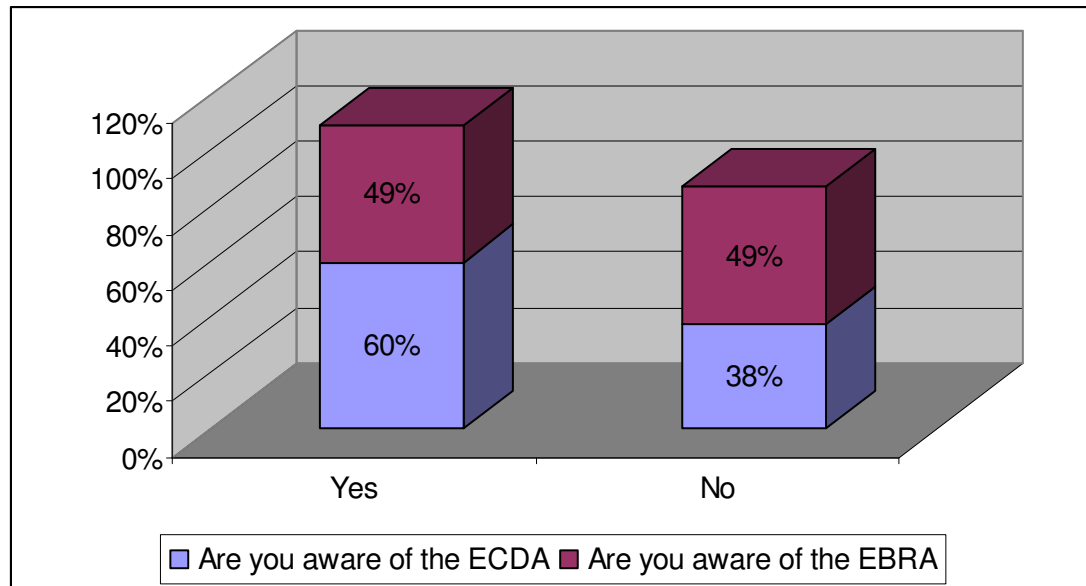
More people moving into Edenderry

Would attract a huge influx of customers to the area providing that parking needs are given priority.



**14. Are you aware of Edenderry Community Development Association?
Are you aware of Edenderry Business and Residents Association?**

Finally, businesses were asked if they were aware of both the ECDA and the EBRA.



Interestingly the figures above show that only 50% of businesses are aware of the Edenderry Business and Residents Association with one respondent indicating that they had never been invited to a business or residents meeting.

Finally the respondents were given the opportunity to include any further comments that they might have. Some of the responses are included below.

Verbatim Comments:

Most important is the requirement for: better parking (safe & secure if possible) and Better Street Cleaning

I have never been asked to a business or residents meeting.

Water service would need to clean the drains they overflow

Maybe if gates were to be placed at the side of Portadown Fireplaces, this would stop the public from entering the Wade Factory from this side so we wouldn't have as much traffic on foot drinking in the back areas.

Regarding the generous government grant for refurbishment of the town centre, why has Edenderry been excluded from a share of this award. The district has a substantial retail, service, manufacturing and catering components and is a main town thoroughfare equal to that of High street, Market Street etc. Are the needs of this area to be neglected in favour of the town centre big-wigs.

The traders in this area have been forgotten for too many years. We need major input from Vico or from a develop Co. This area has went down hill and has got worse as the years go on. A facelift is well overdue (needs done now)



I feel Edenderry, Watson St & Gasworks sites could be developed & utilised a lot better ie recycling service, park/gardens with seat & floral displays. Eden villa park could also have more going on in it. Festivals. Markets as in Continental. Sports

Clean except for foundry street car park

The vico project would make a major difference to regeneration of Edenderry. However I fear new road junction including many sets of traffic lights (the ground work already in place for these) may be detrimental to some shops in Edenderry Square. Therefore I wouldn't care if vico went ahead or not. More of an eyesore in the area are a few empty shops ie masons, Christian bookshop

Include in 'Country Comes to Town'

Edenderry is becoming a traffic bottleneck. A new bridge is required taking traffic from the Gilford Road across Bann Meadows and into Armagh Road. This needs to be looked at now as opportunity exists with Mahon Drug Camp up for Sale.

All the planning proposals have apparently hiccupped to a standstill.

Not yet acquainted with vico plans but understand from hearsay that proposals appear to cater exclusively for large multi-national complexes omitting the dire need in the area for smaller retail/service units and compact manufacturing premises. Not forgetting residential needs. The substantial acreage of wasteland encompassed by the River Bann, Northway and Bridge St could, with careful planning be transformed into a modern complex catering for all these interests and combined with proper parking facilities would tempt many firms to locate in the district. Away from the congestion of the town centre.



3.3 Pavement Survey

A final piece of research was carried through a pavement survey that was carried out in the centre of the area with a view to collecting information from those visiting and shopping in the area as to why they visited the area. This would give an indication of the positive points to promote. A copy of the pavement survey can be found in the appendix.

Pavement surveys provide a random sample of the opinions of people in the area. However due to the nature of the research it can provide a bit of hit and miss with regards to results but can provide an interesting snapshot of the area.

A pavement survey was conducted over in the Edenderry shopping area. Over the course of the survey a total of 68 respondents were surveyed. Conducted over the course of 1 day some interesting comments were collected.

1. In one or two words what is your overall impression of the Edenderry Area?

Almost half of the respondents did speak somewhat positively about the area. However the words used to describe the area were somewhat non-descriptive with the majority of positive comments being 'Okay' and 'Alright'. 'Good' and 'Nice' were also used to describe the area. Some of the respondents did indicate that the area had improved a lot and was moving in the right direction. Only one person described the area as 'very nice. Other comments made include:

Small Fair, Great Not so Bad,
Lovely, Fine

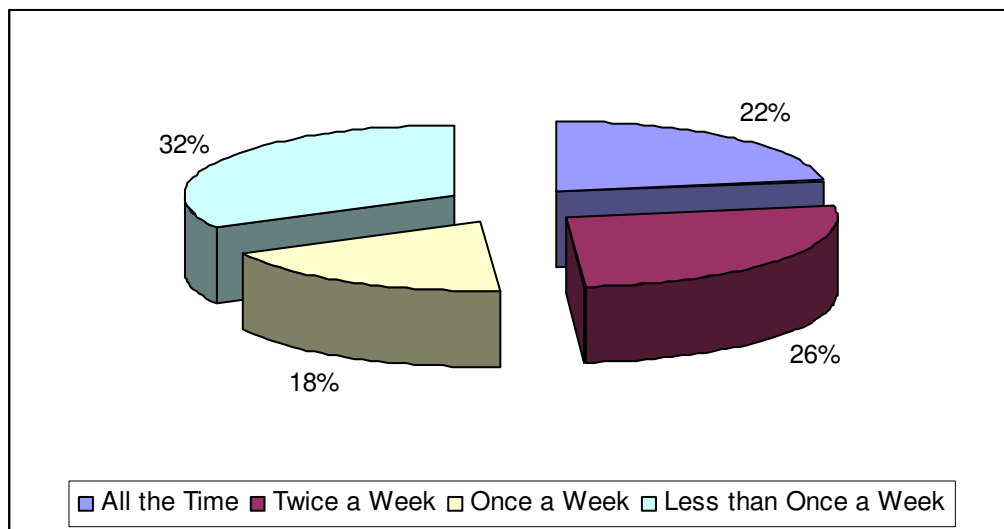
Not all comments were positive with the majority of respondents using negative terms to describe the area. Comments highlighted that it was felt that the area was 'not good', 'rundown', 'dirty' and 'in need of development'. Two respondents had 'no feelings' on the subject. There were some strong feelings with respondents using strong descriptions about the area. These descriptions used included:

Dump, Scruffy, Pure Crap, Shambles
Depressive Environment, Not a Tourist Attraction
In a Time Warp, Needs Character, Needs facelift
Dead, Drab, Slum Area, A dogs dinner
Needs major surgery, The Town's skid row
Worse than cat pooh



These comments may suggest that the area is not very well thought of. However, it must be remembered that often it is easier to be negative rather than to recognize the positive. In addition, the respondents were either shopping or working in the area. This was the only time that such negative comments were made and it may be the challenge to turn these negatives into positives.

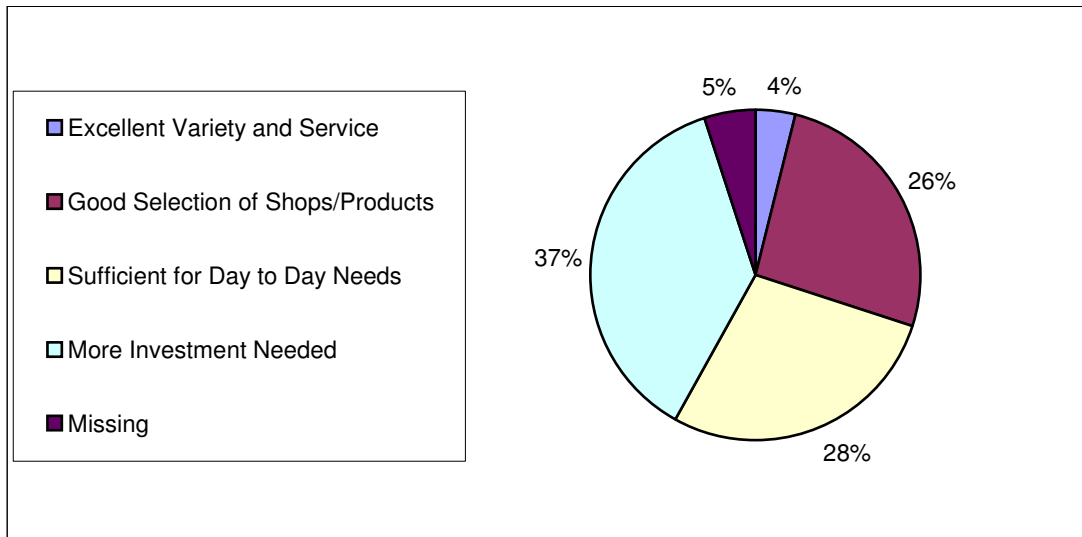
2 *How often would you shop in Edenderry?*



From the figures above the majority of respondents indicated that in fact they shop in the Edenderry area less than once a week. Less than one quarter of respondents shop there all the time. However, almost half of those questioned (48%) shopped in the area at least twice a week.

3 *How would you rate the shopping in the area?*

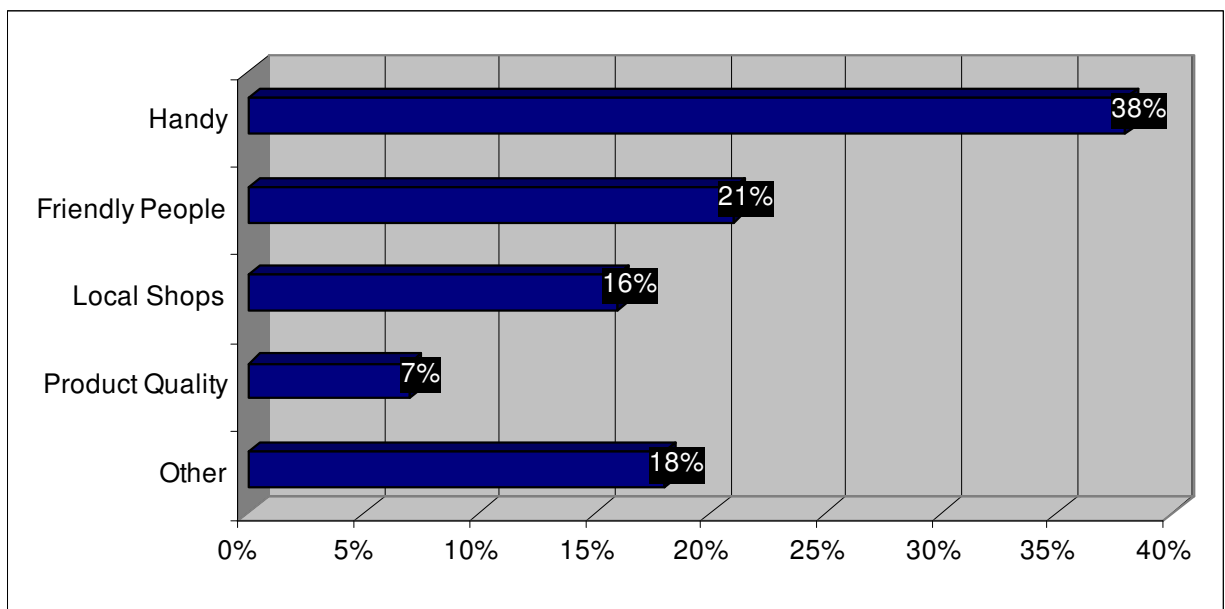
In order to get an idea of how the shopping variety in the area, respondents were asked to rate the shopping in the area. They were given a number of options to choose from.



The overwhelming feeling was that the area was in need of some development with more variety and stores. Interestingly just over one quarter of respondents felt that the area was sufficient for day-to-day needs.

4 What attracts you to shop in the Edenderry area?

Once again respondents were given a number of options to indicate what attracted them to come shop in the area.





Closeness was cited as one of the main reasons for shopping in the area followed by Friendly people. These are traits which could be promoted and improved in the area. Some other responses included:

Specialist shops

Food

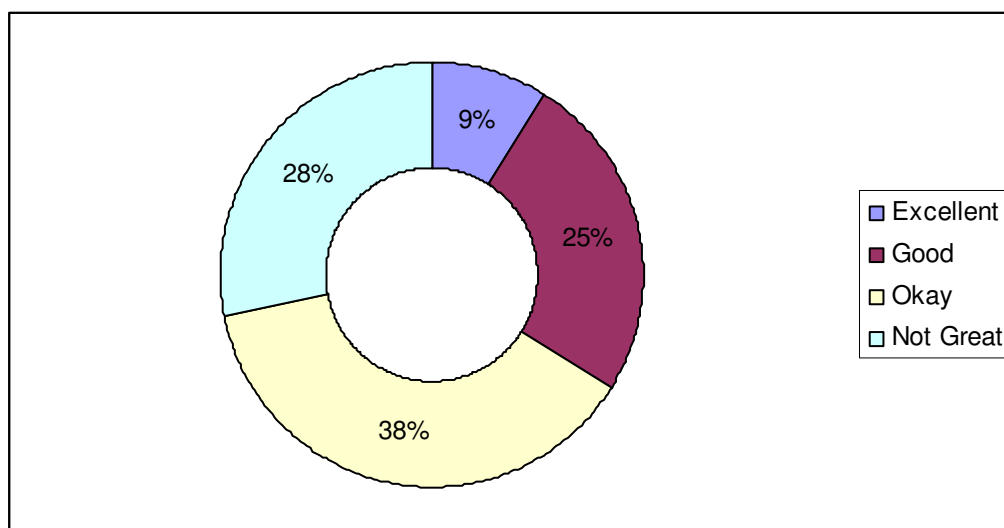
Work

All of the above

Nothing

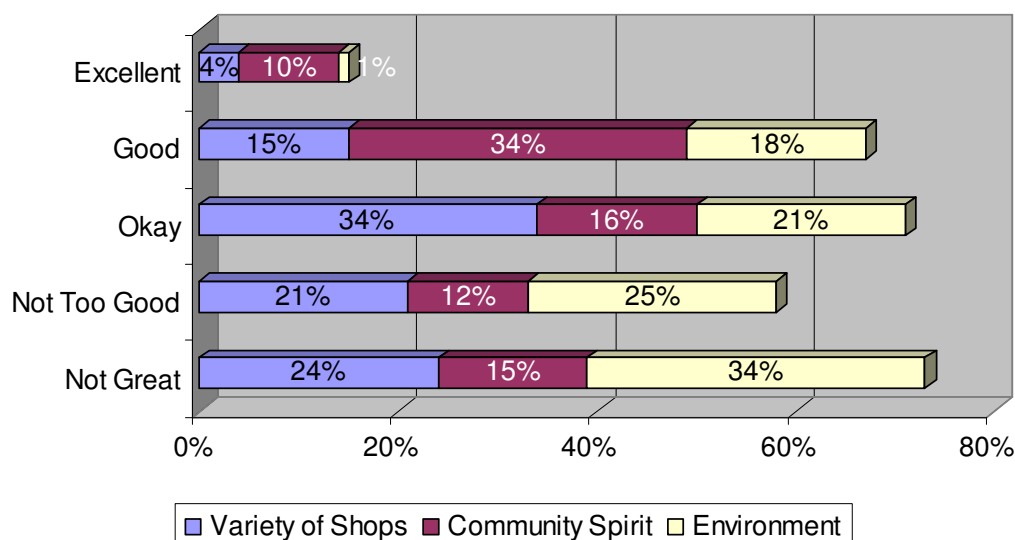
5 How would you rate Edenderry as a place to work/visit?

38% of respondents rated the area as 'Okay' with a further 25% indicating that it was good. Just over one quarter (28%) of the respondents rated the area as 'Not Great'. Only 9% rated it as excellent. Overall 63% were reasonably happy with the area having given it a reasonable score.



6 From 1 to 5, how would you rate the following (1=not great, 5=excellent)

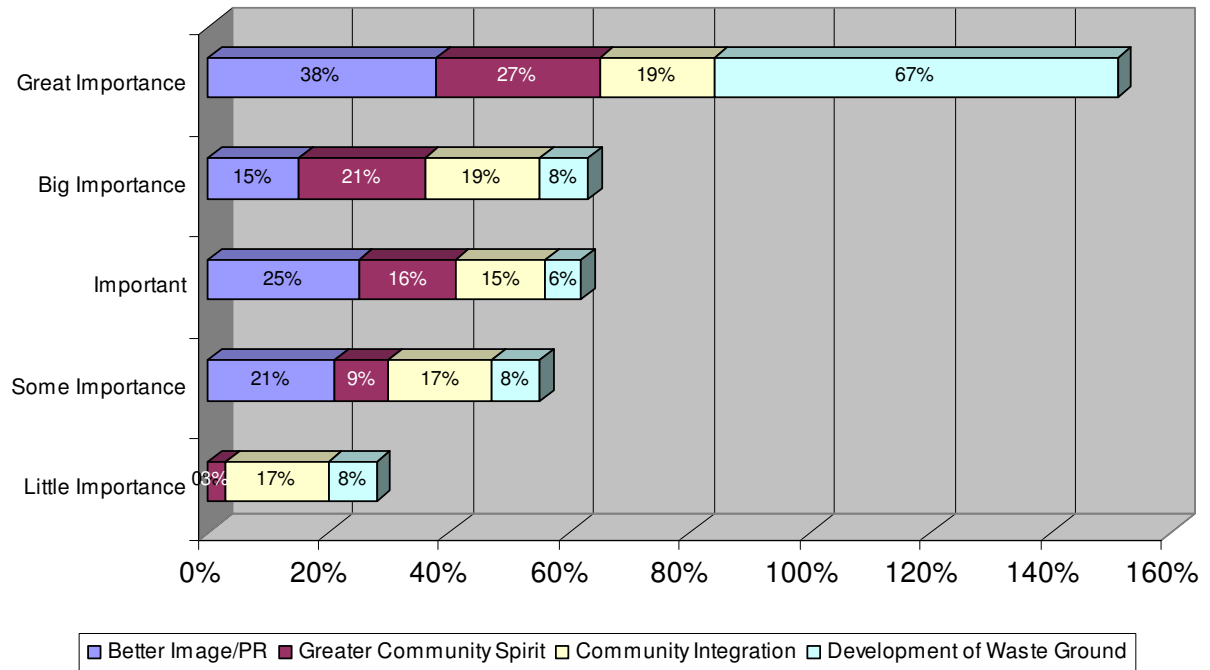
Respondents were asked to rate the variety of shops, community spirit and the environment on a scale of 1 to 5.



From the above it can be seen that the community spirit of the area is valued with 60% awarding it positive ratings with 10% viewing it as excellent. The environment did not score very highly with 59% rating it as not too good/not great. The variety of shops in the area was one area which respondents did not rate well with one quarter rating it as not great and just over one-third rating it as okay.

7 From 1 to 5, how would you rate the following as factors contributing to the perception of the Edenderry area?

This question was not answered well with many respondents leaving it unanswered.



Quite obviously the main concern for the area is the development of waste ground with over two-thirds of the respondents indicating that it was of great importance to the area. A better image and PR for the area was also considered important with promoting a greater community spirit not considered as important.

8 What one thing would most improve the image of the Edenderry area?

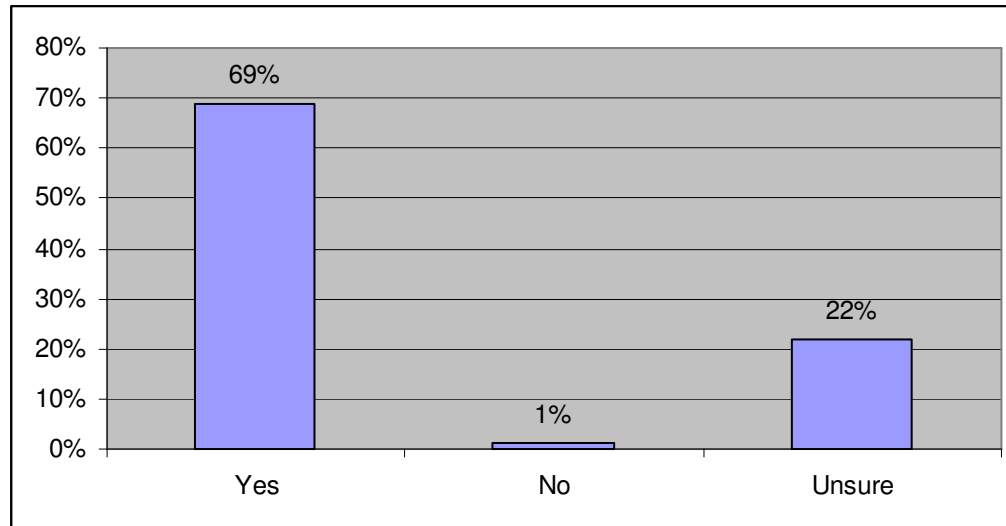
Following on from the previous question respondents 'what one thing do you think would improve the image of the area?' Some interesting suggestions were made with popular answers including redevelopment of land, a general clean up of the area and making the area look nicer. Other popular answers included traffic flow and problems such as traffic gridlock. Other suggestions included:

- More shops
- More children places
- Cinema
- Look nicer
- Fixing Buildings Front
- Trees and plants
- Money / planning
- Parking / disabled parking spaces
- fewer chip shops
- litter campaign
- a bull dozer



9 Do you think that the VICO development will be good for the area?

The final question asked respondents if they felt that the VICO development would be beneficial to the area.



As can be clearly seen the vast majority of the respondents were supportive of the proposed development although just under a quarter were unsure if it would be beneficial. In addition to this there was some skepticism as to whether the development would actually happen. Additional comments given were:

Verbatim Comments:

Yes But plans have fizzled out like a damp squid

Will probably not happen until 3007

Pie in the Sky

What Vico Plans?

Surreal.

So there seems to be some confusion around the VICO development.



4.0 CONCLUSIONS AND RECOMMENDATIONS

The Greater Edenderry Area Community Audit was carried out in order to identify needs within the community which either the EBRA or the ECDA could address.

A number of interesting results were uncovered by this audit with each of the elements of the audit returning interesting returns and ideas.

Most interestingly has been the fact that some of the same issues featured in all three elements of the audit.

1. The Regeneration of the area in the form of the development of waste land
2. General clean up of the area making it a more attractive area to visit, work and live
3. Anti-social Issues - the need to deal with current issues of drinking and general vandalism.
4. Need for 'on the beat' police patrols throughout the area.
5. Need for traffic flow/speeding control

Residential – key points

From the residential survey some of the key points included:

- The majority of respondents were aged 40+ (ratio 2.26:1) and have lived in the area for 10 years and more.
- 82% think that a Neighbourhood Watch scheme would be useful for the area.
- 91% are very happy or quite happy living in the area with only just under 10% indicating that they would like to move from the area.
- 11% complained of anti-social behaviour with 10% highlighting poor insulation as a problem.
- Other issues for residents include noisy revellers returning from the Rugby Club, parking issues and speeding traffic.
- Littering and dog-fouling are issues for some in the area.
- 60% indicate that they feel safe in their environment with only 9% feeling not very safe.
- 58% rate the area as clean with 30% rating it as not very clean



- Increased on the beat police patrols are considered by most as the main way to increase security with CCTV and neighbourhood watch schemes also popular options.
- Improving local services, community facilities and green spaces are viewed as the most important factors to the redevelopment of Edenderry
- Services that respondents want to see implemented in the area include a greater police presence, more activities for young people and greater recycling and litter facilities.
- What respondents want to see more of in the area includes the development of waste ground, the development of a Citizens Advice Centre with some support for Arts & Crafts and some form of sports development.

In summary recurrent themes that run through the questionnaire answers are:

- Development of waste land and regeneration of the area.
- Anti-social behaviour and dealing with drinking dens in the area.
- Increased police patrols
- Littering problems
- Development of activities in the area for senior citizens and young people.
- Traffic flow and speeding

Business – key points

From the business survey some of the key points included:

- 41% have been trading in the area for over 20 years. With 11% trading for less than 1 year.
- Issues affecting the business community include parking issues and traffic wardens, Litter collection and a greater police presence and a better signage
- 65% indicate that they are quite happy in the area, 14% feel very happy and only 3% are not happy at all.
- 68% indicate that they have experienced some form of anti-social behaviour. This often was property damage including window breakages.
- 60% rate the area as clean with 54% claiming that they felt safe in the area.
- Services the business community liked to see implemented included more bins in the area, more recycling facilities, floral displays and window boxes and a greater police presence.



- 84% are interested in the VICO development with 68% indicating that they felt it would be beneficial to their business as a result of passing trade.
- Half of the respondents indicated that they were not aware of the EBRA.

Pavement Survey – Key Issues

Some of the interesting points to come from the pavement survey with regard to shopping and working in the area include:

- Just under 50% speak use positive words to describe the area
- 50% shop in the area once or less than once a week
- 37% indicate that more investment is needed in the area.
- 26% indicate that the shops in the area are sufficient for day to day needs
- 38% shop in the area as it is handy
- 38% rate Edenderry as Okay as a place to work and live with 28% rating it as not great
- 44% rate the community spirit as good or excellent
- 59% rate the environment as not too good or not great.
- 67% feel that the development of waste ground as of great importance to the area.
- Things that would improve the image of the area include redevelopment of land and a general clean up of the area to make it look nicer.
- 69% feel that the VICO development would be good for the area although some a sceptical about whether it would progress.

Important Issues

- > Anti-Social Behaviour & Underage drinking
- > Development of Area & Land including the VICO development
- > Improving Green Spaces
- > Speeding and Road Issues
- > Dog Fouling and Littering
- > Increased Police Patrols / CCTV security
- > Information Centre
- > Arts & Craft Activities / Sport Development
- > Pensioners Club / Community Centre



Suggestions for action activities

- > Information re the VICO development.
- > More Bins in the area
- > General clean-up of area including shop fronts
- > Discussions with PSNI to discuss issues such as increased patrols, CCTV, personal safety issues for senior citizens and the concerns of underage drinking in the area.
- > Set up of Neighbourhood Watch Scheme
- > Development of a play area for young children and families to play safely.
- > Research grants available to residents to improve gardens, security etc
- > Network with minority representatives to discuss issues affecting the neighbourhood including clean up in order to ensure that they are fully integrated into the community
- > Discussions with housing executive in order to discuss unused buildings and the need for affordable housing
- > Lobby local politicians re area issues.
- > Meeting with Local council in order to discuss redevelopment, affordable housing, youth projects etc
- > Establishment of community centre including clubs for senior citizens.
- > Working with youth groups to establish a range of youth projects in an attempt to reduce drinking and anti-social behaviour
- > Organise activities for young people and community in order to promote community spirit. Keeping in mind that the majority of respondents were aged 40+.

Promoting the organisations

As the audit suggested that the 2 groups are not as well known in the area as maybe would be thought, then it may be useful to promote the groups and what they do for the community in order to raise their profiles. Ways of doing this could include:

- > Newsletter dropped to every residence in the area
- > Press releases and press articles in local newspapers including contact details.
- > Production of a 'useful information' booklet or leaflet with useful information for residents.
- > Organising activities (including transport) for groups in the area.
- > Organising an area clean up with press contact to promote the area.



Contacting interested parties

On each questionnaire respondents were given the opportunity to include their contact details in order to become involved in activities and future plans. These names and addresses should be noted and then these individuals invited to meetings and discussions re their interested activities. A follow up is essential in order to show commitment and also the involvement of additional people would ensure the workload is spread and thus improve community spirit.

Establishing a strategic plan

In order to ensure that the audit results are implemented it will be necessary to develop a long term strategic plan which will ensure all plans are implemented for maximum impact for the area. Steps to be taken to develop this will include:

1. Identification of main points of action
2. Rating the activities in order to identify those which are of most importance to implement right down to those that are least importance
3. Setting up sub groups and assigning tasks to groups to implement.
4. Setting goals with regard to the timeframe for the completion of activities
5. Sub groups carry out the activities which they are responsible for.
6. Evaluation of activities is essential at regular intervals in order to ensure maximum return on efforts.
7. Regularly update the community of advances in work through newsletters and the press.

It will be an important factor to the success of the redevelopment of the Edenderry area that the local community are involved as much as possible in the activities planned. Many have given their opinions in this audit and now it is time to take action and get involved in activities and redevelopment. It is important to promote the notion of community and community ownership. Rather than VICO development it could be the Edenderry development. The community are now in a position to take ownership of what goes on in the area. Rather than simply stating what is wrong with the area they should now be encouraged to become part of what is right and what is changing in the area for the benefit of all living and working there. This may start with the search for funding for a new community hall and activities for the occupants to avail of thus fostering the notion of community engagement and community pride which should ensure that



Edenderry continues to thrive and grow with new and existing business within the Craigavon area.

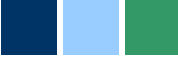
It is unlikely that all issues raised in the audit can be tackled and absolutely certain that that they will be done all at once. So, firstly the group will need to think about whether, and how, conflicts can be resolved and about prioritising issues and work.

It will be necessary to discuss in more detail about how to take particular ideas forward either by developing projects or influencing service providers. The next steps that can be planned and where people can start to get involved in taking those steps will be an important consideration in the forthcoming weeks.

- Keep people informed as the work progresses.
- Report back before the profile is finalised, correct errors and check out your ideas for the future.
- Keep people involved as you move forward from understanding the neighbourhood to changing it.



APPENDICES



AUDIT AREA

