



## **PROJECT MANAGEMENT SERVICES REQUIRED**

for

### **Riverbank Arts Centre Capital Development Project 2018-2019**

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Riverbank Arts Centre CLG require an experienced project manager to lead the capital redevelopment of facilities at the centre in the initial period. The successful project manager will need to demonstrate skills in the area of capital development/ technical/ engineering/ project management/ interagency projects. The project manager services are an administrative role, for a 3 month period, which may be extended.

Expressions of interest, including supporting material, CVs and 2 referees should be made, in writing, to [capital@riverbank.ie](mailto:capital@riverbank.ie) by 12noon on Wednesday 23rd August 2017.

It is expected that applicants will have been actively involved with projects of a similar scale in the last 5 years. This should be specified in the expression of interest. Expected daily rates of remuneration should also be outlined.

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## **Background information**

Riverbank Arts Centre, located on the main street of Riverbank Arts Centre is a vibrant multi-disciplinary arts centre made up of a 180 seat venue, a digital cinema facility, a visual art gallery and a small dedicated children's gallery space.

Riverbank Arts Centre is committed to a policy of inclusion and access for all. This is displayed through our wide-reaching arts programme and community-based programme tailored for adults, families, schools and community groups. Kildare has a burgeoning population- 5% of the State's total population, larger than other familiar urban centres such as Dun Laoghaire/Rathdown, Cork City, Waterford and Limerick. We are trying to serve a large and growing community and are operating at the upper limits of what our facility can deliver.

Having recently applied to the Department of Arts ('Creative Ireland Arts and Culture Capital Scheme 2016, Stream 2'), for a large capital grant to develop and refurbish the Arts Centre facilities, Riverbank Arts Centre was one of two venues in the country awarded the top amount of €1m to deliver its proposed plan. With a match funding agreement of €1m in place with Kildare County Council, the aim of this refurbishment is to provide the county of Kildare with a flagship venue, and a universally accessible Arts Centre operating on a local, national and international level.

## **Feasibility Study-Background**

In 2012, aware of the fact that our seating, both in terms of capacity and accessibility, was hindering audience development, and that our stage depth, width and height was also inadequate to facilitate many touring and local performances, Riverbank Arts Centre engaged an architect to draw up a proposal which could address these issues. At the time, it was deemed that neither the scope of our budget nor the scale of the plan would go far enough to deliver the results the centre required and the plan was temporarily shelved. Over the past 7 years, the company has been building its reserves with a view to investing in a major capital project in the future. Acknowledging the challenges faced by Riverbank Arts Centre in growing and delivering a high-level cultural service, and in order to apply for the Department of Arts 'Creative Ireland Arts and Culture Capital Scheme 2016', the company engaged a number of professionals to embark on a feasibility study of the centre, its existing facilities and future requirements.



The project as presented is a well-considered and innovative plan which will future-proof this valuable cultural facility, providing the people of Kildare with a flagship arts and cultural venue.

In order to achieve this vision, the works have been divided into two distinct, stand-alone projects – the 'Master Plan' or overall vision and 'Phase 1'. **Phase 1 is the development works for which we having funding approval secured and we aim to complete over the next 48 months.** However, should it be possible to secure additional funding, the Master Plan will include a revolutionary change in extending to the Main Street - bringing the main entrance and facilities to ground floor level. This will allow the activities of the Arts Centre to animate the street and engage with the town of Newbridge in a very visible way.

#### **The full development – broad overview...**

This project aims to bring the existing facility up to the highest of standards, allow the building to meet current regulations and afford all members of the community an opportunity to comfortably access the centre and engage in its activities. Physical access into and throughout the building will be of the highest standards and will be informed by our ongoing engagement with and learning from disability sectors, both statutory and voluntary.

Total new area of 405 m<sup>2</sup> will increase the building's footprint from 1615 m<sup>2</sup> to 2020 m<sup>2</sup>. With the internal layout reconfigured to also provide us with a dedicated workshop room, a spacious children's gallery and the unique offering of adult changing facilities for those with special needs.

The increased seating capacity, improved legroom/level of comfort and crucially, the increased stage size, will provide the centre with the potential to greatly advance the type of acts we can attract of both a national and international scale.

The scope of the proposed development cannot be overstated in terms of the improved access, functionality and impact it will deliver to the area. Given the restrictive conditions we are working with now and the potential we have to build our reach and revenue, reduce running costs and efficiency of the building.

#### **Relocation/Duration of Works Strategy – Maintaining Presence & Arts activities**

Riverbank Arts Centre will continue to operate, but in a reduced capacity, during the construction phase. Subject to review and H&S assessment, the back-end office spaces should not be affected by the development and the administrative end of the business may continue in-situ. While the physical theatre and gallery spaces will be out of operation during the works, the Riverbank team will use the opportunity to present an off-site programme to the community and surrounding areas.



This will include presenting theatre shows and workshops in schools, commissioning and presenting theatre, music and visual arts programmes in offsite/site-specific locations throughout the county. During this period we would also have the research and development time to commission and deliver a body of work under our Per Cent for Art requirements.

This strategy has the two-fold effect of maintaining our presence and profile with existing audiences while also affording us the chance to develop unique outreach and audience development opportunities throughout Kildare.

From a marketing perspective, a strong communication strategy will be put in place to ensure high level of communication about the project, its progress and its benefits to the public.