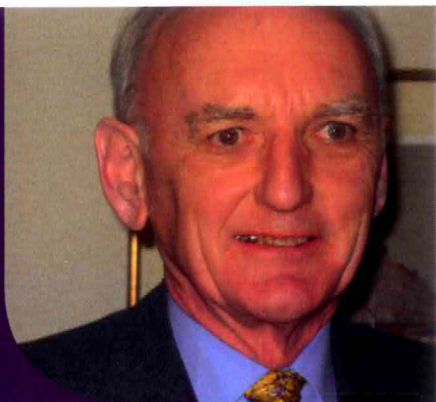


“Providing the best housing care and support to those in need of such services”

Anam Cara Celebrates Official Opening



Editorial

Welcome to the 2010 Fold Ireland Annual Review. As we look back from our recent AGM and a successful 2010, I am particularly grateful for the excellent support we receive from the HSE, DCC, FCC and SDCC and all our business partners.

Our Board held a successful strategy day in Malahide in September, and were pleased to have contributions from all the main players in the social housing sector.

During the year we consolidated operations at our supported housing schemes, added new stock in the form of apartments for older people and placed the business on a stronger financial footing.

We remain committed to providing additional accommodation for those in need and enhanced services in 2010 in spite of challenging economic conditions. To this end we look forward to working with ICSH, the DOEHLG, the Local Authorities and the HSE on new delivery models.

Jim McCaffrey
Chairman



The Lord Mayor of Dublin, Eibhlín Byrne and the former Minister of State with responsibility for Older People, Máire Hctor TD officially opened Anam Cara Housing-with-Care. This innovative project combining accommodation, health care and support services for older people, enables them to live independently in a secure environment that meets their needs.

Anam Cara operates the proven ‘Housing-with-Care’ model of care and support which ensures that frail older people and people with dementia continue to live independent lifestyles within a safe and secure, supportive and caring environment.

www.foldireland.ie

Chief Executive's Foreword

We managed to weather the harsh economic climate of 2009 through tight cost controls and an effective voids management strategy. We achieved a marginal surplus after transfer to reserves whilst clearing our loan with our sister company, Fold.

We now employ 115 staff and the turnover has risen to €4.9m. Our staff maintained voids at 2%, sickness and absence at 3.4%, whilst substantially reducing agency costs. Indeed the achievements of the management team were recognised at the Annual Fold Staff Awards Night in Belfast, last November.

We achieved transfer of a Part V scheme at Whitestown Way, Tallaght and Farmleigh Woods, Castleknock and we expect to add two further schemes to our stock by the Autumn of 2010. Core services were successfully tendered, including maintenance, cleaning services and commodity supplies. This was through an OJEU e-tendering process which we anticipate will deliver efficiencies in the future. We also reviewed our governance framework and rolled out a rigorous internal audit and Board appraisal process.

I would like to thank the management and staff for their hard work and dedication during the year and all their achievements. We are grateful to our voluntary board who gave generously of their time and provided strong strategic leadership. We remain committed to providing the best and most secure social housing, care and support and thank our residents, their carers and their families for putting their trust in us.

John McLean

Chief Executive

Financial Summary 2009/2010

Fold Ireland's finances strengthened during 2009 with our two Housing-with-Care schemes now operating at full capacity and our first housing scheme for the elderly coming on stream.

Financial highlights :-

- We have moved marginally into a net surplus position
- We are now in a position to begin setting aside funds for future major repairs
- We have substantially reduced reliance on our sister organisation, Fold Northern Ireland
- Improved operational management has achieved significant savings in terms of occupancy levels and use of temporary agency staff
- With a new scheme coming under management, Fold Ireland's asset base of housing properties has risen by 32% to 27.7 million with a corresponding increase in capital grant

Chairman's Reception

Fold Ireland's Chairman, Jim McCaffrey, hosted a reception for Fold Ireland's partners, in Malahide after their AGM. Representatives from the HSE, Dublin City Council, Fingal County Council and South Dublin County Council and other business partners attended this reception as a thank you, from the Fold Ireland Board.



Jim McCaffrey greets Deputy Mayor of SDCC, Cllr Paddy Cosgrave



Martha De Buitelir chats with Donal McManus, Executive Director ICSH



Jim McCaffrey shares a joke with Mayor of FCC, Cllr Ciaran Byrne

Fold Ireland Brings Quality Housing to Older People

Building on the success of our two Housing-with-Care schemes, in September 2009 we welcomed tenants into our first sheltered housing scheme for the Over 55's, New Seskin Court, Tallaght.

This scheme located within the Arena Complex which provides leisure, commercial, retail and residential facilities. New Seskin Court provides 35 units of accommodation, a laundry room, 24 hour telecare support, and day care facilities provided in partnership with TRUSTUS (Formerly Tallaght Welfare Society). This scheme was developed in partnership with South Dublin County Council.

New Seskin Court, was closely followed by Farmleigh Woods, in Castleknock; a scheme providing twelve, two bedroom apartments for the Over 55's in this beautiful location. Farmleigh Woods was developed in partnership with Fingal County Council.

With Fold Ireland's latest scheme nearing completion, Fortfield Square in Terenure, Fold will have brought 70 new homes to the Dublin area.



Pre-tenancy meeting at New Seskin Court



Board Member Alan Bradley views New Seskin Court with Fold Ireland Staff



Fortfield Square, Terenure



New Seskin Court, Tallaght



Farmleigh Woods, Castleknock

Fold Ireland Receives Keys to Castleknock

A Castleknock development of 12 apartments was recently handed over to FOLD Ireland. The Castleknock apartments off White's Road will be rented to local people (aged Over 55 years) from the Fingal County Council housing waiting list.

Cllr. Michael O'Donovan, Mayor of Fingal County Council, presided over the official handover.



Tina Donaghy receives keys from Cllr O'Donovan, Mayor of Fingal CC

TRUSTUS Open Whitestown Way Day Care Centre



Minister Harney opens TRUSTUS new Day Centre

TRUSTUS celebrated the official opening of its Whitestown Way Day Services Centre. Minister for Health, Mary Harney TD launched the Whitetown Way centre, which is located in Fold Ireland's latest sheltered development in Tallaght.

TRUSTUS anticipate that the new centre will meet the needs of the elderly within the Tallaght and surrounding area.

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FOLD FACTFILE

Fold Ireland provides apartments and houses for older people and families. In addition, the Association provides supported housing with 24 hour care for frail and older people.

Fold Ireland was established in 2001 and now operates four state of the art Housing-with-Care schemes and apartments for people post retirement

Fold Ireland enhances the quality of life for many people in the community by providing a unique combination of accommodation and associated service options. These include: Housing-with-Care and Day Care for frail older people and people diagnosed with dementia; sheltered housing; and general needs accommodation for families.

Our TeleCare service provides a range of highly effective safety and home security solutions that enable frail, older and disabled people to continue to live independently in their own homes. This service offers 24 hour support through a team of highly trained TeleCare call advisors.

Fold TeleCare supports 23,000 homes across Ireland.