

Una manera de hacer Europa



BUENAS PRÁCTICAS

Actuaciones Cofinanciadas

"Refurbishment of the former Torrealta schools to convert them into a civic centre and to house and conserve the living Stations of the Cross"

Molina de Segura City Council

**Programa Operativo
Plurirregional de España**

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Fondo Europeo de Desarrollo Regional

GOOD PRACTICE REPORT: "REFURBISHMENT OF THE FORMER TORREALTA SCHOOLS TO CONVERT THEM INTO A CIVIC CENTRE, INCLUDING THE HOSTING AND PRESERVATION OF THE LIVING STATIONS OF THE CROSS".

The City Council of Molina de Segura presents as a good practice "the refurbishment of the former Torrealta schools to convert them into a civic centre and to house and conserve the living Stations of the Cross".

This cultural centre is in the village of Torrealta and has been refurbished, while preserving its original external appearance. The building has two floors, not connected to each other. The upper floor is used for multiple services and is accessible from Salvador Blanquer street, while the lower floor has been ceded for use by the cultural association La Cruz de Torrealta and is accessible from Río Segura street.



Picture of Torrealta Cultural Centre

The Former Torrealta Schools building, which dates back to 1913, was in a state of abandonment, with a large number of cracks in the façades and deterioration in the roof and forging. Thanks to this action, a disused space has been returned to the citizens and has become a meeting place for neighbours and tourists.

This action is part of the line "Restoration and promotion of the historical, industrial and cultural heritage", within the EDUSI Molina 2020 Move with you, through which the Molina City Council is refurbishing and enhancing elements of the urban historical and cultural heritage throughout the municipality.

The works have cost a total of 256.388,81 €, and have been carried out with 80% co-financing from **the European Regional Development Fund (ERDF), which has provided a total of 205.111,04 €.**

Criteria for Good practice

This action is considered good practice because it meets the criteria established, as detailed below:

1.- The action has been adequately disseminated among beneficiaries, potential beneficiaries and general public.

The obligations of dissemination have been fulfilled through a communication campaign created to maximize the promotion of the effects of ERDF support in the city, as set out in the communication study.

In relation to the **regulatory communication**, it was published that the contract was 80% co-financed by the ERDF on the State Contracting Platform, both in the announcement and in the technical and administrative specifications (<https://acortar.link/5DQLTu>). It was also posted in the list of co-funded contracts, that is periodically updated in the website of the EDUSI "Molina moves with you" (<https://federmolina.es/licitaciones/>)

During the execution of the works, a **temporary poster** was put up with the name of the action, the operation in which it is included, the budget of the work, as well as the municipal and ERDF co-financing. At the end of the works, a **permanent plaque** with the same information was also placed.



Picture of temporary poster during Works



Picture of permanent plaque

In relation to **complementary communication**, a short **documentary video** has been produced, which has been published in the City Council's communication channels such as its website: https://www.youtube.com/watch?v=1K_tAe9tk3o

On 16 October 2022, the **inauguration event** was held with the citizens to present the refurbishment of the Former Torrealta Schools. At the same event, **information panels** were installed in the square and surrounding area.



Picture of inauguration event

In addition, to support the event, **information leaflets** were produced and distributed before the inauguration, on the day of the event and during the month of November to celebrate the day on which the Torrealta Cultural Centre was given the name of "Farmacéutico Fulgencio Campillo García" (Pharmacist Fulgencio Campillo García).

Information billboards have also been installed throughout the city.



Information leaflet



Picture of information billboard



Picture of information panel

Likewise, the campaign has been broadcast on **local television**, on *Thader TV* and *TV Molina*, during the months of October and November, and on the **radio**, through advertising spots sent out by the press office of the City Council, specifically on the radio station *Radio Compañía*, which can be heard at the following link <https://acortar.link/1SviIT>, and on *Radio Molina*, at the following link: <https://acortar.link/41zonI>.

Several press releases had impact in local and regional **print and digital media**, such as:

- La verdad: <https://acortar.link/ouTwtgk>
- Las noticias RM: <https://acortar.link/jcnsIP>
- Murcia.com: <https://acortar.link/XKysE7>

The action has also been disseminated through the **Molina de Segura City Council website**, its YouTube channel, its social networks, as well as through the EDUSI website itself:

- City council website: <https://acortar.link/10u5Vk>
- YouTube channel of City Council: https://www.youtube.com/watch?v=Xm3_fcnZ5Ak
- Facebook: <https://acortar.link/zoZrdp>
- Twitter: <https://acortar.link/yDOLHE>
- EDUSI website: <https://federmolina.es/edusi-molina-2020/>

2. The action incorporates innovative elements

The main innovation that we can highlight in the refurbishment of the Former Torrealta Schools is the *Building Information Modelling* (BIM) methodology that has been used. All the information generated during the execution of the work has been digitally managed, whether it be the materials, facilities or machinery.

In this way, a digital document of the building has been created, with the aim to have a three-dimensional model with the technical documentation of the materials and facilities used in the work annexed. This information will be of great help in following years, in terms of the building maintenance.

Another innovative element is that it is the refurbishment of a building in a district outside the city centre of Molina de Segura. The City Council is thus committed to the decentralisation of services and the revitalisation of peripheral neighbourhoods. In addition, the establishment there of the meeting place for the cultural association *La Cruz de Torrealta*, highlights part of Molina's intangible cultural heritage.

3. Adequacy of the results obtained to the established objectives.

The refurbishment of the Former Torrealta Schools contributes to one of the main objectives of the Molina City Council, which is to lighten the existing urban deterioration through the regeneration of part of its cultural heritage. Thus, it will add value to the cultural heritage of Molina and contribute to the improvement of the urban environment quality.

This action also responds to an initiative of the City Council to revitalise the so-called "pedanías de la huerta" of the municipality (districts around the city), with the aim of decentralising cultural activities and facilitating the inhabitants of these little villages to enjoy new public spaces. Therefore, it contributes to revitalising the Torrealta district and increasing the social integration of its people.

On the other hand, this action also contributes to the promotion and encouragement of social associations, because a space is now available to the La Cruz de la Torrealta Association for its use and enjoyment. It is important to emphasize this aspect, as it is an association that helps to point out the value of Molina's intangible heritage through the representation of the Passion of Christ on the road to Calvary every Holy Wednesday night. The allocation of this association in the Torrealta Cultural Centre has been a boost to preserve and further promote the Stations of the Cross.

4. Contribution to the resolution of a problem or weakness detected in the territorial area of implementation

One of the main weaknesses detected by the Molina de Segura City Council within the municipality was the existing urban deterioration. The Former Schools of Torrealta was one of the more abandoned and disused buildings which, moreover, forms part of the cultural heritage and the identity of the district and of the entire municipality.

The refurbishment of the Torrealta schools adds value to the cultural heritage of the municipality, which is one of the contributions made to reduce the problems of urban decline.

On the other hand, the opening of the cultural centre revitalizes the urban environment and increases the cultural offer of the municipality, facilitating the access to the population living in the so-called "pedanías de la huerta".

The following images show the state of abandonment of the building and how it has been refurbished.



Before, North Facade



Before, East Facade



North Facade: Space ceded to the Stations of the Cross Association



East Façade refurbished

Another of the problems detected is the lack of space for some of the associations in the municipality. Specifically, the need for a space to house and preserve the Living Stations of the Cross was identified. To this end, the City Council has made the first floor of the building available to the Cultural Association La Cruz de Torrealta, thus contributing to the promotion of Molina's intangible heritage.

5. High coverage of target population

Thanks to the refurbishment of the Former Torrealta School building, the Molina de Segura City Council has made a new space available to all citizens which can be used by residents and visitors alike.

As the building to be refurbished is located in one of the villages of the so called huerta, which is far from the city centre, the population that benefits most directly are the neighbours of this area.

The project has taken into consideration universal accessibility, as well as circulation in the building, in accordance with the specific regulations. It allows people with reduced mobility to access and move around without any impediment.

In addition, the new cultural centre is located near the greenway of Molina, a natural path that runs parallel to the Segura River and is frequented by many people. This brings a large number

of visitors to the centre. Its impact can be seen in the increase of the number of tourists with respect to the year 2021, estimated at 5,833 people¹.

In short, this intervention benefits not only Torrealta, whose population is already around 1,300 inhabitants, but in general, all the citizens of the fourth most populated municipality in the Region of Murcia, which, according to INE data from 2022, has a total of 73,498 inhabitants².

6. Consideration of the horizontal criteria of equal opportunities and non-discrimination, as well as social responsibility and environmental sustainability.

The restoration and conservation of one of the buildings from Molina's cultural, historical-artistic heritage, achieves a more inclusive city, especially for the population living in the villages of the surroundings, specifically in Torrealta.

With this intervention, equal opportunities are promoted, providing the inhabitants of this district with a new civic centre located just a few metres from their homes. There they can participate in public activities and neighbourhood meetings, which undoubtedly promote cohesion and the social fabric.

It should be noted that the building is being refurbished with the elimination of architectural barriers, such as the construction of entry ramps and those facilities that ease circulation in the building in accordance with the regulations of physical accessibility.

These measures contribute to respecting horizontal principles, eliminating obstacles and promoting equal opportunities and non-discrimination of citizens. Therefore, it promotes the mobility of people with functional diversity, the elderly and, in short, the population in general.



In terms of social responsibility and environmental sustainability, this type of rehabilitation reduces the problems of urban decline as a result of the abandonment of buildings and decentralises the cultural activity of the municipality, so that residents do not have to leave their districts to enjoy and participate in public events. Thereby the number of journeys in private vehicles are reduced, as well as air and noise pollution throughout the municipality.

In addition, following the maxims of efficiency in the use of resources and sustainability, the City Council prints posters on vinyl canvas, so that they can be reused in the different actions carried out in the building.

¹ Tourism councillor of Molina de Segura

² <https://www.ine.es/jaxiT3/Datos.htm?t=2883>



Picture of information posters about the School refurbishment.

7. Synergies with other policies or instruments of public intervention.

The refurbishment of the Torrealta school building is part of a wider operation called " Restoration and promotion of the historical, industrial and cultural heritage " in which actions are being carried out to combat the urban decline of the city and to recover the heritage of the municipality.

As part of the same operation, four canning industry chimneys located in public squares, which are industrial reminders of the splendour of the canning industry in the municipality, have been recovered.

The restoration of the waterwheel from la Compañía Park, dating from the 18th century, is also being carried out. It involves the reconstruction of a section of the canal and the adaptation of its surroundings. The waterwheel will once again be in operation, with a recreation of its functions and how they impact in the farming culture of Molina.

With the aim to disseminate and point out the value of these action, the City Council is editing two audiobooks and two short visual animations. It is also planning thirty workshops with children from primary school, that will take place in the local centres of education and will promote cultural elements of the city tradition.

In short, Molina de Segura City Council is committed to the conservation of its cultural heritage and the enhancement of its buildings, for the pride of its inhabitants and all those who wish to enjoy a municipality that is determined to recover its history and place it at the service of its citizens.

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