

CHURCH FENTON COMMUNITY SHOP OPERATIONAL ARRANGEMENTS

The Parish Council have decided to acquire the Village shop, but is to operate it on an “arm’s length basis through leasing to a separate Company. Responsibilities will be as follows:

Parish Council – will acquire the Freehold of the building using a loan from the Public Works Loan Board. The premises and site will be leased to the Community Shop Company with the rent at a level to cover the loan and building insurance costs. The lease will include clauses which will require the Shop Company to seek consent from the Council for any changes to the use of the building, or for changes to the Articles of Association. In the event of the shop being unsuccessful the Council would have an asset which could be relet or sold so that there would not be an impact on precept payers.

Church Fenton Community Shop Company – will be responsible for managing the shop and premises. Initial surpluses are to be reinvested in the shop, with further surpluses being used for the benefit of the local Community after consultation with the members. The Shop Company is a Company limited by guarantee, and can only use its income for community benefit. The Shop Company is structured as follows:

- **Directors** – there are 8 Directors who are responsible for the overall running of the Company include ensuring that all legal responsibilities are met, including ensuring that lease payments are made.
- **Management Committee** – have responsibility from the Board for day to day management and operation of the shop. Local people who are interested in volunteering for the shop can become a management committee member, or a member of Church Fenton Community Shop Ltd.

The Community Shop can be contacted on info@churchfentoncommunityshop.com.