

SALISBURY CITY COUNCIL

Report

Subject : Rent Reduction Scheme - New application
Committee : Services Committee
Date : 5 October 2020
Author : Annie Scadden, Communities Manager

1. Report Summary:

- 1.1. This report considers an application by the Pantry Partnership to be considered for the rent reduction scheme.

2. Background:

- 2.1. The Council allows, sports, youth and social clubs operating from buildings the Council owns to pay a reduced rent significantly below the market value. The Rent Reduction Subsidy Scheme is shown in the Council's [Grant's Policy](#).
- 2.2. The Communities Working Group (CWG) has delegated authority from the Services Committee consider to Rent Reduction Subsidies. The CWG make recommendations concerning these subsidies to the next meeting of the Services Committee. These recommendations will also be forwarded to members of the Finance and Governance (F&G) Committee for comment in advance of the Services Committee's consideration.
- 2.3. The Pantry Partnership have applied for this rent reduction and this new application was considered by the CWG at their meeting on 7Jul 2020.
- 2.4. The CWG recommends that this new application is approved as the Pantry Partnership is providing a much needed service at this time. The CWG recommends a peppercorn rent. This means a nominal rent or token rent. If this is agreed SCC will not collect any rent as the costs of rent collection are greater than the value of the nominal rent, of say £1, collected
- 2.5. This recommendation has been forwarded to the F&G Committee. The report from the Chairman of the CWG to the F&G committee is shown at Annex A to the report.
- 2.6. The final decision to approve this application rests with this Committee.

3. Recommendation:

It is recommended that

- 3.1. In accordance with the CWG's recommendation, the Services Committee agree the Pantry Partnership rent be reduced from £250 p.c.m to peppercorn commencing October 2020 to be reviewed after a period of twelve months.

4. Wards Affected: All

5. Background papers: Nil

6. Implications:

6.1. **Financial:** As shown in this report

6.2. **Legal:** Nil

6.3. **Personnel:** Nil

6.4. **Environmental Impact:** Nil

Annex A to report Services Committee dated 5 Oct 2020

To all F&G members

Application for Rent Reduction – New Application from Pantry Partnership

Through the Rent Reduction Scheme, the Council allows sports, youth and social clubs operating from buildings the Council owns, to pay a reduced rent significantly below the market value

The Pantry Partnership, a social enterprise, operating from the Victoria Bowls Club building in Victoria Park, have applied for this rent reduction.

Currently Pantry Partnership pay SCC £250 per month under an agreement which ends in October 2020. If this recommendation is not approved a rent review would need to be implemented and carried out by an organisation such as Myddleton and Major the cost of which would be between £300-£700

Pantry Partnership create meals from surplus food and share with the local community through the Community Fridge and pop up café. They also support volunteers to help by growing and preparing food and sharing cooking skills through workshops and courses.

Low income families, individuals and families referred by the food bank and other local organisations benefit from the food delivered to the Community Fridge as well as from food parcels and the pop café.

There is also a significant impact on local food waste as they are able to collect surplus food from local supermarkets

The Rent Reduction Scheme costs the Council approximately £36 229.00 in lost potential income from its properties (including the Pantry Partnership if agreed) as shown below

Club/Organisation	Rent	Information
Harnham Sports and Social Club	£2426.50	Lease term = 7 years; termination date 12.09.25; RR Scheme £2427
Salisbury Sea Cadets	£1552.50	Lease term = 60 years; termination date 20.11.27 or 31.09.27; RR scheme £?
Bemerton Heath Harlequins Sports and Social Club	£8000.00	Rent review due 25.03.20; termination date 24.03.31; Rent listed as peppercorn
Salisbury Rugby Club	£3750.00	Rent review next due 09.06.24; termination date 08.02.2134; Rent listed as peppercorn

Stratford Road Scout Hut	£2500.00	Rent review due 07.08.20; Termination date 06.08.35 Rent listed as peppercorn
Stratford Road Social Club	£15000.00	Rent review due 07.08.20; termination date 06.08.35; Rent would be £500 per qtr if charged
Pantry Partnership	£3000.00	Under the current agreement ending October 2020
Total	£36229.00	

In accordance with the Grants Policy (pages 7 & 8), the Communities Working Group (CWG) are required to forward to the Finance and Governance (F&G) Committee their recommendations regarding applications to the Rent Reduction Scheme. The CWG met on 7 Jul 2020 and considered the Pantry Partnership application. **The Communities Working Group recommend this application is approved as the Pantry Partnership is providing a much needed service at this time.**

The CWG requests that the F&G committee to submit any comments concerning this recommendation to the chairman of the CWG (Cllr Liz Sirman) by 10 September 2020, so that these comments can be included within the report for the Services Committee on 21 September 2020 (*now 5 Oct 2020*), where the final decision with respect to this application will be made.

If you have any questions concerning this application please do contact the Chairman of the CWG or Annie Scadden, Communities Manager.

Yours faithfully

Cllr L Sirman

CWG Chairman