

# Community Enterprise Opportunity

## South Queensferry

Queensferry has been gifted a small piece of land and capital of £400k by Evans for a community facility in Ferrymuir following the recent housing developments. City of Edinburgh Council are not prepared to develop and manage a facility so Queensferry & District Community Council have accepted the land and capital on behalf of the community.

We are now seeking groups, organisations or individuals who have the vision and necessary skills to design, construct, develop and manage a community facility with a revenue generating, self sustaining model that invests any profits back in to the facility or the community. This can be any existing teams looking to extend their facility or break in to a new venture for the community; alternatively any new visionaries looking to bring a community project to Queensferry by way of a social enterprise, charity or other organisation.

The overall footprint of the proposed building is 170 sqm, less than the inner of the main hall of the Scouts' building at Port Edgar (187sqm) within which any offices, toilets, utilities etc. will need to be housed, plus some parking space and landscape. There may be an opportunity for additional floors subject to planning permission and the footprint may equally be slightly expandable at the expense of allocated car park space, again subject to planning. Obviously additional match funding will be required to be raised as part of the business plan in any case.

We are open to consider all proposals that are viable, sustainable, appropriate and desirable to the community who will be consulted once a list of viable options is established.

Depending on the legal entity you would propose to set up, board directors and/or staff can be paid or voluntary, this would be incorporated in to your business plan. QDCC can help connect you with relevant experts to advise on the type of legal framework most appropriate to your plan, if required.

The limit of QDCC's involvement will be ensuring all proposals are heard, the community is consulted on the viable options, due diligence is carried out on the final proposal, the asset is legally protected to remain under ownership of the community and any profits are reinvested in the facility or the community.

Anyone wishing to state an interest in the facility or find out more about developing the project please contact us by direct message through our Facebook page

<https://www.facebook.com/queensferry/> or our website

<http://queensferrycommunitycouncil.co.uk/>

We will be holding a drop in session on **Saturday 17<sup>th</sup> March 10am – 12:30pm** in our office 53a High St (below the Queensferry Museum). All interested parties welcome to drop by for an informal chat on potential opportunities they may wish to develop.

Ideally we are looking for a group to take it from the ground up, however, it is possible to have a separate group for the design, construction and maintenance of the building, to then hand over to a facility management group. So don't be dissuaded by the early stage factor, come and talk to us, there are many possibilities.

This presents a great opportunity for an entrepreneurial team and the community.

**Keith Giblett (Chair)**

**Queensferry & District Community Council**