

Community Enterprise Opportunity

South Queensferry

Thank you for registering an interest in this exciting opportunity. The brief overview of the process for approximate guidance subject to responses will run as follows:

- March '18 – market the opportunity to invite interested parties.
- April '18 – QDCC will discuss with applicants and vet applications based on viability for space and planning suitability.
- Apr/May '18 – More detailed assessment of business plans from qualifying applicants and start to release the viable options to the community for consultation.

We are looking for proposals that deliver the best outcome for the community by way of services, employment, profit generation for reinvestment in the community, popularity and sustainability.

The intended 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. It may be the case we recommend that in the community's interests a community councillor or similar local representative is nominated as one of the trustees.

Once the most suitable option is chosen, in depth due diligence will be carried out by professionals (lawyer, accountant, architect, etc).

In order for us to preliminarily assess viability please supply the following information:

- Please explain the service you are offering the community and who you expect to be your target market.

- If this is the expansion or continuation of an existing business please tell us more stating what and where or if not, please give details of your previous business experience.

- What benefits do you expect this to bring to the community?

Employment:

Services :

Estimated profit generation p.a.) :

- Are you in a position to take this project from scratch (design, planning app, construction, etc)? If not, an ongoing property lease and maintenance charge is likely to be imposed by the community group building the facility which may be less bespoke than you would build. This will be subject to negotiation.

Your contact details

Name(s) :

Email addresses :

Telephone number :

Website and/or Facebook link:

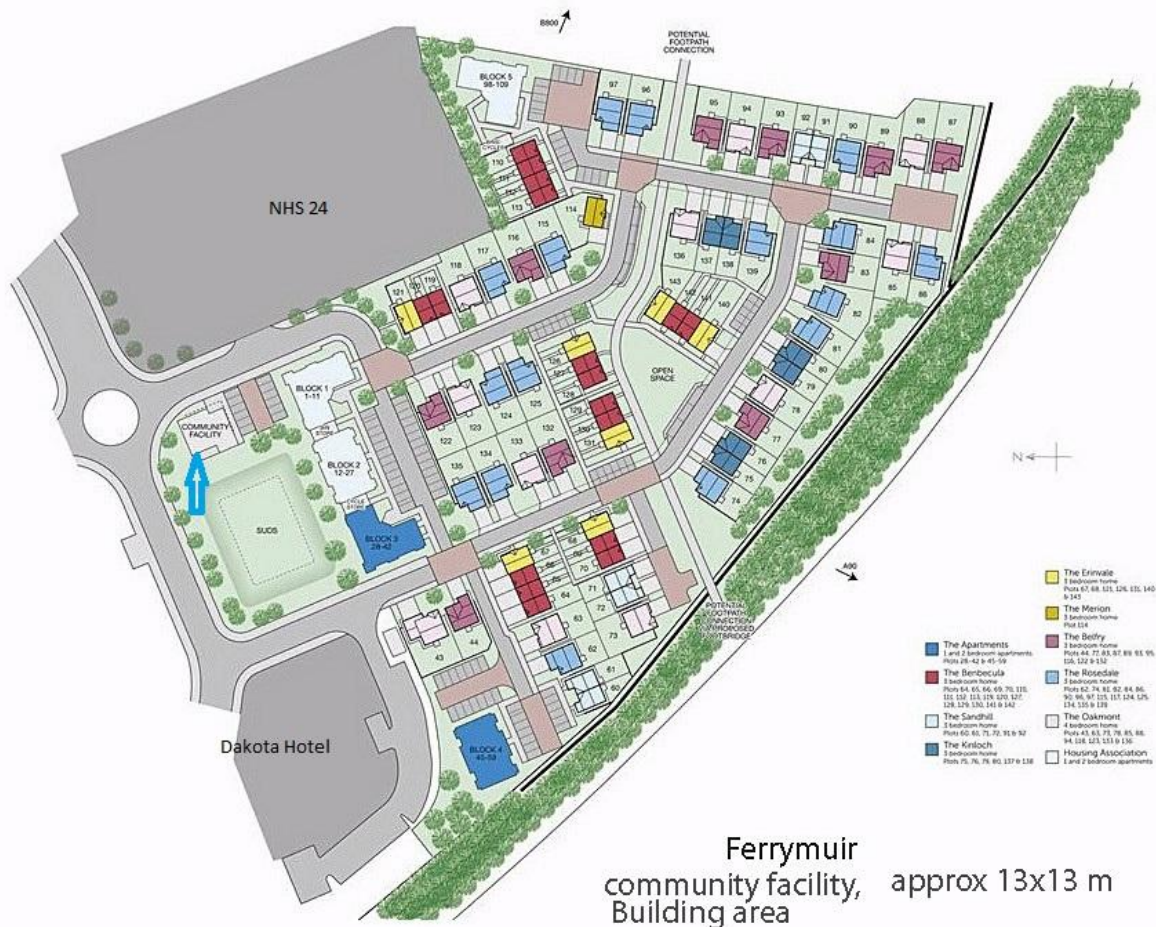
Next stage

If we have any initial concerns about the above information you have supplied which may inhibit progression we will contact you immediately. Please submit a full business plan incorporating P&L, cash flow projections, match fundraising plans, marketing plans, future development opportunities, proposed legal entity (CIC, CDT, SCIO, etc), current status of the proposed team – who you have onboard, directors, managers, staff. The property rental charge will vary significantly from nominal to going market rate depending on the type of building and whether you take it from scratch or require handover of a completed building. So please base projection plans according to which end of the scale you expect to sit.

If you will need assistance in setting up a CDT, CIC, SCIO, etc. then we can put you in touch with the relevant people.

Once we have assessed each application for a sound and sustainable business plan the successful proposals will be presented to the community for consultation.

Important factors will be - sustainability, popularity, services to the community, employment opportunities, income generation for reinvestment in the community. Many thanks and good luck.



Subject to planning permission the building may theoretically be increased to another floor and some car park space may be utilised if required. A planning application can be submitted by anyone prior to adoption of the project.