



Tenant Selection Process

If you see a space you are interested in, please email spaces@hastingscommons.com in the first instance where you can arrange with our Tenant & Space Coordinators to view the space at a time convenient to you.

If you decide to go forward with a space, you will then be asked to submit an application form. Your application goes to the Selection Committee, made up of staff, trustees and existing tenants. Our criteria help us choose the best tenants that fit with our spaces.

Need: We support people who need affordable space (which includes, but is not limited to, artistic, creative, tech and community organisations).

Local Connection: We understand the term local is subjective and everyone you ask will have a different definition, e.g., where you live, your family live, used to live, want to live, who you procure from or employ and so on...

We define the relevant criteria for localness and assign each criteria a score of 1 point, which is reviewed by a panel. Some examples of criteria could be:

- *Want to put roots down in the area*
- *Live / from the local area*
- *Quality of offer to the local area*
- *Attitude to the local area*
- *Demonstrating a superior knowledge of how their proposed use is required locally / there is demand / does not compete with existing local businesses / understanding of local context are the criteria we place importance on.*

This helps us make fair comparisons between applicants and choose a vibrant and viable mix of local tenants that will benefit Hastings.

Enthusiasm for our ethos and the neighbourhood:

- We share a broad set of values about the importance of DIY regeneration, affordable space, creativity, neighbourliness and positive local impact. We invite tenants to join us who align with these values, especially around ideas of commoning.



- Along with capped rents, our buildings work because of a very strong ethos of cooperation, mutual trust and respect. That's between the tenants, and between tenants and Hastings Commons as owner/developer.
- We're interested in what you love about the local neighbourhood too – do you live and work in Hastings? Do you have a locally rooted business (employing or procuring locally)? Or perhaps you have aspirations to contribute to local life (social benefit, cultural contributions)?

Contribution:

- We select tenants based on their 'contribution' or 'offer' to the neighbourhood and the Commons. We think it's important to help people who make these sorts of contributions to stay in Hastings, despite rising rents and house prices, because they are integral to the special character of the town. This is why we offer capped rents.
- Our buildings are 'self managed' meaning all tenants are expected to participate in the development of their building and the neighbourhood. We are interested to hear about what you and your business will be able to offer to the building, the Commons, and to the neighbourhood as well as Hastings as a whole. You may be able to offer training or placements, have skills that you can bring and/or be willing to volunteer your time.

If your application is successful, the Tenant & Spaces Coordinator will then work with you towards moving in.