



KCS NEWS

Newsletter. Dec. 2024

Introduction from our Chairman Alisdair Cummings

Welcome to the December edition of our newsletter, designed to keep you informed about the latest developments at KCS. Since our last update, a lot has transpired. As you know, we were awarded a grant for a new roof, but progress was temporarily halted due to the election. Once the new government was in place, it took some time to secure their commitment to honouring the previous grant. Following that, we navigated the specification, quotation, and assessment stages, applied for and received the necessary funding, and appointed our contractors. With everything now in place, we are ready to move forward with the project in January – more details on this will follow later in the newsletter.



This summer, we also celebrated the success of the village festival, which, as many of you will agree, was a fantastic event that supported four wonderful causes in the community. Additionally, the Pub hosted ShewFest, which was another major success. Beyond these special events, the pub has continued to provide a warm welcome, delicious food, and a fantastic space for friends and families to gather. We are truly fortunate to have such a valuable asset in our village, and this is only made possible by your ongoing belief and support. Thank you all for being part of these successes!

Roof Refurbishment

We are delighted to be able to update you on the significant progress of the roof refurbishment. Working with our architects and primary designer, Townsend & Renaudon, and following a formal tender process we have selected M2 Construction (Staffs) Limited as our Primary Contractor. They are based in Newcastle-Under-Lyne and come with a wealth of experience, especially of working within a “live environment”.



They will be on site from 6th January 2025, for an 11-week project. The work will involve the replacement of the flat roof, upstairs windows, and the refurbishment of the pitched roof. Insulation will be installed to the required Building Regulations.

This much needed work will secure the building as a community asset for future years if not generations. The work should also improve the environment of the building and save on energy resources. This work is largely funded through a government grant and about 20% from the cash reserves from the Society.

The Pub will remain open during the works as usual. Our contractors have proposed solutions to minimise disruption both inside and outside the pub. Limiting some internal works to occur on Mondays and Tuesdays.

A site office and skips will be located on the car park at the rear of the pub, where the outside tables and chairs are currently located.

This is an excellent opportunity for the Society to protect and enhance the pub. Please bear with us during this time. It will be worth it in the long run. This will be a live working site, so we ask you to be especially observant, for the safety of your family and pets.

Especially with parking, please be mindful of our neighbours and other residents, and ensure that safety to all road users is always observed.



**Funded by
UK Government**

Rhapsody Choir

12th December 2024 at 7.30pm in Kingstone Church

We are delighted to have been invited back to perform at Kingstone Church raising money for Kingstone Community Society again this year. Join us along with special guests Cadenza. Enjoy a fun evening of music and festive songs performed in the Church.

Tickets now on sale (first come first served):

£6 adult £4 child under 16

Tel or txt Allie 07734051315



Open Share Offer Launched

We have just launched our Open Share Offer. This follows the original time-limited Share Offers, which were historically aligned with the formation of the Society and the purchase of The Shrewsbury Arms. This Open Share Offer is a natural succession to our Share Offers and has recently been circulated to local residents who did not take up shares originally.



The current number of shareholders now stands at 214 and is growing. It has been great to see new residents becoming members and existing residents, now become members, who were not able to invest beforehand.

The extensive roof refurbishment is largely funded through a grant of up to £179,000 from the Government Levelling Up Fund. The offer of having 80% of the costs funded was too good an offer to pass up.

It does mean however that we may need to spend about £37,000 of our own funds against this grant, dependent on the final costs of the works.

We have the large majority this amount available, but to bridge a potential gap, we have decided to relaunch our Open Share Offer.

Just as a reminder, the benefits in being a shareholder are:

- Involvement in an important aspect of village life.
- Helping to preserve a place to enjoy with friends and family.
- Ensuring that Kingstone and the surrounding area remains an attractive place to live for existing and new residents.
- Interest payable on your investment subject to profitability. (Estimated at 3% to 5% pa).

Should you wish to involve other family or friends in The Kingstone Community Society, or would like to purchase any additional shares, then please do not hesitate to contact either

Bill Pearson on 01889 500367 or Siobain Mattie on 01889 500349.

Or visit our website: <https://www.kingstonecommunitysociety.co.uk/general-8>

We will be happy to talk to you. Remember, as you already have the minimum share-holding amount, a top-up of additional shares could be £50!!

All these additional sums add up. Thank you.

Did you know:

Community-owned businesses are growing in number and remain a robust, sustainable model, according to research published today by Plunkett UK.

According to Plunkett's Community Ownership: A Better form of Business report the sector saw its biggest single year of growth – at 3.8% – since before the pandemic. Furthermore, despite facing significant challenges, the long-term survival rate of all community businesses remains remarkably high at 94%.



During 2023, 35 new community-owned businesses opened, and, despite six closures, this took the total to almost 800 trading entities across the UK. Amongst a diverse network, community-owned pubs remain the UK's fastest growing type of community business.

InPost Locker

Addressing the limited rural postal services is a community action for The Society. Recently we applied for a In Post Locker to be located at The pub, which would offer a convenient drop-off and collection service in the village.

Regrettably our application was not successful, presumably based on the size of the village and footfall.



We will however investigate further rural postal services as and when they become available.

Gardening club

All year, the Gardening Club have nurtured and maintained the garden and planters. This year we were rewarded with fantastic floral displays. It really is a great advertisement for the pub and for the dedication and work the Gardening Club. A big thank you to you!

This year's Winter pansies have been planted, and even through the recent batch of snow, they have poked through to provide colour and joy.

Should you wish to lend a hand, on a regular or even occasional basis, it would be great to hear from you. Many hands make light work, so come on "don't be shy!"



Tenant refurbishments and investments

The Disabled, Ladies and Gents toilets are being refurbished. Thank you to the tenants for undertaking this work at their own cost. Even the small remodelling of the facilities, for the Ladies, has made a big difference. Wow!

They have also purchased a new additional fryer/oven, to accommodate the increased demand for the excellent pub cuisine.

Upgraded, and professional, these refurbishments reflect the brand, care and level of long-term investment made by Kay, Emma, Tracey and Adam.

Thank you!

Dates for the Festive Season

With Christmas just around the corner, make sure you take the opportunity to look at the Christmas menus and activities, so you don't miss out. Whether just for you, or with your family and friends, the team is providing an array of festive activities. Make sure you celebrate with us and Father Christmas.....especially the dogs!!

Here is just a sample of what's on. Further details are on the website or Facebook-

<https://www.facebook.com/shrewkingstone>



Saturday 14th December

Santa's Grotto



Bookings only from 12pm.

£10

Saturday 7th December

Santa Paws



Bookings only, from 12pm. £10



NEW YEARS EVE 007 CASINO NIGHT

- FREE PLAY ROULETTE TABLE
- FREE PLAY BLACKJACK TABLE
- FREE PHOTO BOOTH
- VODKA ICE LUGE
- 12 INCH WOOD FIRED PIZZA PER PERSON
- DISCO UNTIL LATE

Dress code: Black Tie

TICKETS AVAILABLE BEHIND THE BAR

ADULTS ONLY NO UNDER EIGHTEENS

£25 per person. 7.30pm till late