



Holy Family Catholic Primary School

Always our best for God, each other and ourselves

Title of Policy	Lettings
Date of adoption	November 2023
Originator	Will Harding
Date of review	November 2024
Additional information	<p>To be used for non-exclusive, i) one-off or occasional short-term hire (less than three months' duration), or ii) regular repeat hirings for short periods outside school hours (for a maximum of one academic school year).</p> <p>Any other arrangement must be referred to the Diocesan Trustees through the Department for Schools and Colleges, and shall not be valid if purported to be granted by the agreement attached to this policy.</p>



DEFINITIONS

1. The Governing Body

The freehold of the School is held on trust by Clifton Catholic Diocesan Trustees Registered ("the Diocese") and the operation of the School and the management of use of the Hired Space is vested in the Governing Body of the School ("the Governing Body").

2. Application

All communications for the hire of the Hired Space must be returned to the School addressed to the Clerk of Governors who may call for more details before the hiring is permitted.

3. Applicant

The Applicant who signs this form must be over 21 years of age and shall be personally responsible for all payments and compliance with the terms of hire.

4. Permission to use the hired space

If the Governing Body has confirmed agreement by signature below the Applicant is given licence to use the Hired Space for the purposes stated above and no other purposes on the terms set out above and the terms of hire set out below of this permission.



LETTINGS POLICY

1. ADOPTION

The Governing Body at Holy Family School have adopted the Lettings Policy set out below.

2. INTRODUCTION

The Governing Body will make every reasonable effort to ensure the school buildings and grounds are available for community use. However, the overriding aim of the Governing Body is to support the school in providing the best possible education for its pupils. Any lettings of the premises to outside organisations will be considered with this in mind.

2.1 DEFINITION OF A LETTING

A letting may be defined as 'any use of the school premises by either a community group or a commercial organisation', regardless of whether a letting fee is charged. It must not interfere with the primary activity of the school, which is to provide a high standard of education for all its pupils.

2.2 CHARGES FOR A LETTING

The governing body is responsible for setting the charges for the letting of the school premises, as set out in the approved scale of lettings charges (Appendix A). School and Governors have the ability to apply charges outside of the set charging schedule if they deem it reasonable.

3. APPLYING TO USE THE SCHOOL

Applying to use the school premises should be made to the Administrator and the Letting Agreement should be filled in at least 21 days before the event.

The Administrator will resolve any conflicting requests for the use of the premises, with school functions always receiving priority.

The Administrator is responsible for the management of lettings, in accordance with the school's policy, but the Headteacher retains overall responsibility.

If the Administrator/Headteacher has any concern about the appropriateness of a particular request for a letting, he/she will consult the Chair of Governors, who has the authority to determine the issue on behalf of the Governing Body.

The Governing Body has the right to refuse an application and no letting should be regarded as 'booked' until approval has been given in writing. No public announcement of any activity or function taking place should be made by the organisation concerned until the booking has been confirmed in writing.

4. LETTING AGREEMENT



Once a letting has been approved, a letter will be sent to the hirer, confirming the details of the letting, along with a copy of the terms and conditions (Appendix B) and the letting agreement (Appendix C).

The letting agreement needs to be signed and returned to the school before the letting can take place. It should be signed by a named individual and the agreement should be in their name, giving their permanent private address.

The named individual applying to hire the premises will be invoiced for the cost of the letting.

All letting fees will be paid into the school's bank account to offset the costs of services, staffing etc.

4.1 TERMINATION OF LETTING AGREEMENT

The Headteacher, or the Chairman of the Governing Body, has the immediate power to terminate any letting agreement relating to the hire of the school premises, in accordance with the terms and conditions of the model agreement attached. The Chairman of the Governing Body can also suspend or terminate a letting agreement in exceptional circumstances (e.g. pandemic) where it is deemed by the Governing Body (or a sub-committee thereof, Headteacher or suitable representative e.g. Deputy or School Business Manager), unsafe for the letting arrangement to continue.

5. SAFEGUARDING

The Hirer shall ensure that where a hiring involves activities aimed predominantly at children, and/or the activity is positively supported by the school for the attendance of children, they have appropriate safeguarding policies and procedures in place and that they, themselves and those persons likely to have contact with children, have been subject to Enhanced Disclosure and Barring Service checks. The governors reserve the right to require the Hirer to produce evidence that enhanced DBS checks have been carried out on all persons and to review safeguarding policies and procedures and to impose any additional requirement they consider appropriate in connection with the hiring. If for any reason the governors are not satisfied then they reserve the right to cancel any hiring and there shall be no liability to the Hirer other than to refund any hiring fee or deposit paid. The latest guidance can be found at:

<http://publications.education.gov.uk>



APPENDIX A

TERMS AND CONDITIONS OF LETTING OF THE SCHOOL PREMISES

These terms and conditions must be complied with.

The 'hirer' shall be the named individual on the letting agreement and this person will be personally responsible for payment of all fees or other sums due in respect of the letting.

1. STATUS OF THE HIRER

Lettings will not be made to persons under the age of 18, or to any organisation or group with an unlawful or extremist background.

The letting agreement is personal to the hirer only, and nothing in it is intended to have the effect of giving exclusive possession of any part of the school to them or of creating any tenancy between the school and the hirer.

2. DISCLOSURE AND BARRING SERVICE CHECKS

It may be necessary for the hirer to undergo a disclosure and barring services check via the Disclosure and Barring Service (DBS) [see 5. Safeguarding, above]. If a particular letting involves contact with children and young people, it is the responsibility of the hirer, as advised by the Headteacher, to ensure that they have complied with the DBS Code of Practise.

When there is a requirement for DBS checks to be undertaken, the hirer must keep appropriate records in line with the DBS Code of Practise and report to the school any safeguarding concerns which may arise.

The hirer will be required to provide evidence that DBS checks have been carried out on request.

3. INDEMNITY AND INSURANCE

Lettings are made on the agreement that the Governing Body are indemnified by the hirer against any loss, damage, costs and expenses during the use of the school premises by the hirer except where such loss, damage costs and expenses are directly attributable to the negligence of the employees of the Governing Body (refer to Lettings Indemnity Form in Appendix C).

The hirer shall insure, with a reputable insurance office approved by the Governing Body, against such funds as the hirer may become liable to pay as compensation, arising out of bodily injury or illness (fatal or otherwise) to any person and/or costs, fees, expenses, loss or damage caused to property or the premises by any act or neglect of himself, his servants, agents, or any person resorting to the premises by reason of the use of the premises by the hirer.

Unless specifically agreed by the Governing Body, the insurance cover shall provide a limit indemnity of not less than £5,000,000 (five million pounds) in respect of any one incident and to include liability for the premises including liability for fire and explosion risks arising from the let of the premises.

The hirer shall produce the policy of insurance and receipts for the current premium or premiums upon request by the Headteacher, Governing Body within seven days of a request.



Neither the school nor the Local Authority shall be responsible for any injury to persons or damage to property arising out of the letting of the premises.

4. STATUTORY REQUIREMENTS

The hirer must not do or permit any act, matter or thing which would, or might, constitute an illegal or immoral activity affecting the school premises or which would, or might, vitiate in whole or in part any insurance affected in respect of the premises from time to time.

5. LICENSES AND PERMISSIONS

The hirer will need to obtain any necessary consents, licences or permissions for the use of the Hired Space and comply with them and any statutory common law or other requirements of any competent authority and should confirm with the school the licenses they hold. Permission or licenses must be obtained from the appropriate copyright owner, the owner of the sound recordings (if applicable) and the publisher for any public performance of music, musicals, operas, or stage plays. The borrowing of music scores or plays from a local library does not constitute permission to perform.

Regulated entertainment, public music, singing and dancing can only take place on premises which have a Premise's License authorising entertainment, or by applying for a Temporary Event Notice (see link below).

<http://www.southglos.gov.uk/business/licences-and-street-trading/licence-alcohol-and-entertainment/licensing-temporary-event-notices/>

Hirers are reminded that it is illegal to photocopy music or plays without the express permission in writing of the copyright holder except in certain circumstances. Any infringement of this is liable to prosecution.

The hirer shall indemnify the School Governors against all sums of money which the Governors may have to pay by reason of an infringement of copyright or performing right occurring during the period of hire covered by this agreement.

6. PUBLIC SAFETY

All conditions attached to the granting of the license, stage play or other licenses and the school's health and safety policy shall be strictly observed. Nothing shall be done which will endanger the users of the building, or invalidate the policies of insurance relating to it and its contents. In particular:

- a) Obstructions must not be placed in gangways or exits, nor in front of emergency exits, which must be available for free public access and exit at all times;
- b) Fire-fighting apparatus shall be kept in its proper place and only used for its intended purpose;
- c) The fire brigade shall be called to any outbreak of fire, however slight, and details of the occurrence shall be reported to the Headteacher;
- d) The hirer is responsible for familiarising his/herself with the procedure for evacuation of the premises, the escape routes, assembly points, and shall be familiar with the fire-fighting equipment available;



- e) Performances involving danger to the public shall not be permitted;
- f) Highly flammable substances shall not be brought into, or used, in any part of the premises. No internal decorations of a combustible nature (e.g. polystyrene, cotton, hay, etc.) shall be undertaken or erected without the consent of the Governing Body;
- g) No unauthorised heating appliances shall be used on the premises;
- h) All electrical equipment brought into the building shall be subject to regular PAT testing and certification provided in evidence. The intention to use any electrical equipment must be notified on the hire application form. The Governing Body disclaim all responsibility for all claims and costs arising out of or in any way relating to such equipment;
- i) Adequate supervision must be provided to maintain order and good conduct, and, where applicable, the hirer must adhere to the correct adult/pupil ratios at all times when these are specified for particular activities, e.g. by national governing bodies of sports, scouts etc.

THE HIRER'S RESPONSIBILITIES

The Applicant shall in any use of the Hired Space, prevent the Hired Space being used in such a way which is unlawful or contrary to the doctrines of the Roman Catholic Church or which does or may cause a nuisance annoyance or disturbance to others in the vicinity of the Hired Space or the School.

No part of the premises is to be used otherwise than for the purpose of the premises requested.

No part of the premises requested is to be used for any unlawful purpose or in any unlawful way.

The hirer must inform the school of any fault, damage or other problems with the premises or equipment encountered during the letting.

The hirer agrees to observe the regulations made by the Governing Body or the Head from time to time.

6.1 OWN RISK

It is the hirer's responsibility to ensure that all those attending are made aware of the fact that they do so in all respects at their own risk.

6.2 FIRST AID FACILITIES

It is the responsibility of the hirer to make their own first aid arrangements, such as the provision of a first aid kit, and the provision of first aid training for supervising personnel, particularly in the case of sports lettings. There is no legal requirement for the school to provide first aid facilities and use of the school's resources is not available.

6.3 FURNITURE AND FITTINGS

Furniture and fittings shall not be removed or interfered with in any way. Nor shall they be rearranged except by prior agreement and will be subject to reinstatement at the end of each session of use. No fittings or decorating of any kind necessitating drilling, or the fixing of nails or screws into fixtures which are part of the school fabric, is permitted. Regardless of fixing-type, the hirer agrees not to affix or display any signs flags or advertisements at the School without the Headteacher's consent. In the event of any damage to premises or property arising from the



letting, the hirer shall pay the cost of any repair required. This includes any furniture or equipment or electrical or heating or lighting systems and neither may the hirer install or use any electrical gas or oil powered appliance at the School without the prior agreement of the Governing Body.

Hall floors are used by children for physical education and no substance is to be applied to floors to prepare them for dancing or any other activity. No footwear liable to damage floors may be worn in school buildings. If activities involve outdoor use, participants should ensure footwear is cleaned before re-entering the building.

In the event of any damage to the School connected with this agreement the hirer will pay to the Governing Body on demand the costs of any repair and any loss of income resulting from the School not being used which is attributed to the damage.

6.4 FOOD AND DRINK

No food and drink may be prepared or consumed on the property without the direct permission of the Headteacher in line with current food hygiene regulations.

6.5 KITCHEN/FOOD PREPARATION, FACILITIES AND EQUIPMENT

Third parties shall only be permitted to share use of kitchens and/or equipment where a member of the school's staff is available to supervise such use and subject to reimbursement of the resultant staff costs.

6.6 INTOXICATING LIQUOR

No intoxicating liquors are permitted to be bought, sold or consumed on any part of the premises without the permission in writing of the Headteacher/Governing Body, whose written consent must also be obtained prior to seeking any Temporary Event Notice for the sale of alcoholic liquor from the local Licensing Authority. All evidence of intoxicating liquor must be removed from the premises at the end of the letting.

6.7 SMOKING

The whole of the school premises, which includes the school grounds, is a non-smoking area, and smoking is not permitted under any circumstances. This includes vaping and other similar activities.

6.8 BETTING, GAMING AND LOTTERIES

Nothing shall be done on, or in relation to, the premises in contravention of the law relating to betting, gaming and lotteries, and the persons or organisations responsible for functions held in the premises shall ensure that the requirements of the relevant legislation are strictly observed.

6.9 NUISANCE/DISTURBANCE

Hirers agree to be responsible for the efficient supervision safety and good order of all those making use of the School pursuant to this agreement. Hirers and organisers of events in the school premises are responsible for ensuring that the noise level of their function does not



interfere with the other activities within the building nor to cause inconvenience for the occupiers of nearby houses or properties.

6.10 DISPOSAL OF WASTE

The hirer must dispose of any rubbish or waste materials that are created as part of their hiring regardless of how the waste is created and this waste must be removed completely from the premises.

6.11 ANIMALS

Except in the case of trained guide dogs for the blind and hearing dogs for the deaf, animals shall not be permitted on the school premises.

6.12 RULES

The hirer shall comply with any rules and regulations which the Governing Body shall make from time to time, this includes observing any security requirements for the use of the Hired Space as the Governing Body may specify.

6.13 CHARGES AND CANCELLATIONS

The hirer acknowledges that the charges are as set out in the letting agreement, including any review arrangements specified. The letting may be cancelled, provided that in each circumstance at least 28 days' notice either way is given. It is the hirer's responsibility to notify people appropriately of any changes in dates or venues at least one week in advance.

The Governing Body will not accept any responsibility for any loss, or other expenses however incurred by the hirer, in the event of a cancellation by the Governing Body of the letting as a result of circumstances beyond its control (including, without prejudice to the generality of the same, industrial action by its employees, or others, failure of electricity/gas supply). The decision of the Governing Body as to whether a letting should be cancelled shall be binding on the hirer.

Where payment for the hiring of the school facilities is not reached by the prescribed deadlines, and/or without prior agreement by the Head or Deputy Head teacher or the School Business Manager, the Governing Body reserves the right to terminate the letting with notice of one week. The Governing Body will not accept any responsibility for any loss, or other expenses, however incurred by the hirer, in the event of the cancellation of the letting as a result of the circumstances described above. The decision of the Governing Body as to whether a letting should be cancelled shall be binding on the hirer.

It is the hirer's responsibility to notify its club members appropriately of the withdrawal of the school facilities in the event of the letting being cancelled for the reason outlined above.

The Governing Body may cancel the hiring if the Hired Space is required for any purpose in connection with a Parliamentary or local government election or if the Hired Space is rendered unusable. If the hiring is cancelled for any such reason as is mentioned under "Breaches" (below) the Governing Body will give the Applicant the maximum practicable notice and refund the Fee but will not otherwise be liable to the Applicant.



6.14 SUB-LETTING

The hirer shall not sub-let the premises, underlet or share possession with any other parties.

6.15 STORAGE ANCILLARY TO THE LETTING

The permission of the Governing Body/Headteacher must be obtained before goods or equipment are left or stored on the premises, except that the Headteacher is authorised to grant permission for the overnight storage of goods and equipment brought to the school for a particular event.

6.16 LOSS OF PROPERTY

The Governing Body cannot accept responsibility for damage to, or the loss or theft of, hirer's property and effects. It is the responsibility of the hirer to make his/her own insurance arrangements if required. The Applicant confirms that the Applicant is insured in the minimum sum of £5,000,000 (five million pounds) in support of its obligations under this agreement and if required will on demand produce to the Governing Body evidence of such insurance. Failure to produce satisfactory evidence of such insurance may result in immediate cancellation at any time of this agreement by the Governing Body.

6.17 CAR PARKING

Cars shall not be parked so as to cause an obstruction at the entrances to, or exits from, the school. In particular the Hirer must ensure that access to the school by emergency vehicles is not obstructed or delayed. Where parking accommodation is available, this must be used, and users of the school should avoid undue noise on arrival and departure. When hiring the school facilities, the Hirer must always ensure that gates and driveways of houses and residents in Amberley Road are kept clear at all time and local residents are not inconvenienced by anyone attending the event for which the Hirer is using the school premises or grounds.

6.18 TOILET FACILITIES

Access to the designated school's toilet facilities is included as part of the letting arrangements.

6.19 RIGHT OF ACCESS

The Governing Body reserves the right of access to the premises during the letting for emergency or monitoring purposes and The Headteacher or members of the Governing Body from the Finance Committee may monitor activities from time to time. The hirer agrees not to impede the Governing Body the Diocese the Head or anyone authorised by them in the exercise of the Governing Body's and Diocese's rights of possession and control of the School.

6.20 VACATION OF PREMISES

The hirer shall ensure that the premises are vacated promptly at the end of the letting session. The hirer is responsible for supervising any children taking part in an activity until they are collected by a responsible adult.



APPENDIX B

LETTING AGREEMENT

(Please complete this form in block capitals)

Accommodation and
Facilities required (see Appendix E for costs) _____

Other requirements
(e.g. chairs set out, equipment, etc.) _____

Dates and times _____

Purpose of letting _____

Name of organisation _____

Will alcohol be brought
onto the premises? _____

Are you obtaining a license
for the sale of alcohol? _____

Have you insurance to
cover the event _____

Full name of hirer Mr/Mrs/Miss _____

Address of hirer _____

Contact Number _____

Signature of hirer _____ Date _____

Please complete and return to the school at least 21 days before the event. We will confirm the booking and notify you of the charges. You will need to send copies of any licenses required on confirmation.



APPENDIX C

Headteacher's acceptance of booking

(The approval of the Chairman of Governors must be obtained where the hirer requires alcohol to be brought onto the school premises).

Signed _____ Date _____

LETTINGS INDEMNITY FORM

INSURANCE COVER: To comply with the conditions of the hiring agreement.

I hereby indemnify the school against any claims made against it arising from the use of hired premises. In addition I accept responsibility for any claims the school may have for any damage to its property arising from its use during my hire.

I maintain a Public Liability Insurance Policy, the details of which are as under:

Policy Number _____ Expiry Date _____

Name and Address of Insurance Company: _____

Indemnity Limit: _____

Signature: _____ Date: _____

SAFEGUARDING

The hirer agrees that systems are in place with regards to safeguarding measures as per the lettings policy:

Name: _____

Name of Organisation: _____

Purpose of Letting: _____

Date: _____

Signature: _____



APPENDIX D

HIRE OF SCHOOL PREMISES

2023/4

	School building (excl. Fox Den)		
	Block booking	One-off session	Commercial
Cost of first hour	38	45	50
Subsequent cost/hr (hours 2-4)			
Morning (9am-1pm)	10	12	18
Afternoon (2pm-6pm)	10	12	18
Evening (6:30pm-10:30pm)	15	20	25

	The Fox Den		
	Block booking	One-off session	Commercial
Cost of first hour	38	45	50
Subsequent cost/hr (hours 2-4)			
Morning (9am-1pm)	5	7	10
Afternoon (2pm-6pm)	5	7	10
Evening (6:30pm-10:30pm)	10	15	20

	Playing Field		
	Block booking	One-off session	Commercial
Cost of first hour	40	45	50
Subsequent cost/hr (hours 2-4)			
Morning (9am-1pm)	5	7	10
Afternoon (2pm-6pm)*	5	7	10
Evening (6:30pm-10:30pm)	n/a	n/a	n/a

*Available from 1 April - 30 September

20% Discount on the above figures for charitable/faith bookings

The school and Governors have the ability to apply charges outside of the set charging schedule if they deem it reasonable.



APPENDIX E

DECLARATION (Please read before signing)

I have received a copy of the Lettings Policy as well as the Terms and Conditions of Letting of School Premises (Appendix A), and agree to be bound by them.

Any licenses necessary (e.g. the Theatres Act 1968 and the Cinematograph Acts 1909 and 1952) have been or will be observed and any requirements of the Licensing Justices, where necessary, have been or will be met.

I agree to pay the charges due (see Appendix D) as required and hereby certify that the premises and grounds will be used only for the purpose stated.

Specifically, and as necessary, all Safeguarding checks are in place, including DBS checks if applicable.

I am over 21 years of age.

Signature _____ Date of application _____

NAME (BLOCK CAPITALS) Mr/Mrs/Ms/Miss _____

The hirer should pass this form to the School Office and not complete anything below this line

It is confirmed that the accommodation required is available for the time(s) and date(s) requested. The head of the establishment has been informed, that where necessary the hiring has been approved by or on behalf of the governors and that the applicant has been informed accordingly.

Signature _____ Date _____ Headteacher

Print Name _____

Signature _____ Date _____ Chair of Governors

Print Name _____