



# FACTSHEET: PREFERENTIAL RENT PROGRAMME

## WHAT?

The Preferential Rent Programme of Poznan allows initiatives to occupy vacant spaces in the city centre while also refurbishing them. During the first few years, they are allowed to use the spaces free of rent until their business becomes profitable. After a rent-free period of three to five years, they start to pay full rent. The quality of the space determines the length of the rent-free period. At the end of their contract, initiatives are free to leave or extend their tenancy at market rates.

This financial aid programme is meant for initiatives that meet social concerns in their area. Applicants must present a clear approach of their project and its social or cultural benefits to the city and the neighbourhood. They must also show how they intend to improve or refurbish the space during their tenancy and present a business plan to prove their solvability and ability to pay full rent in time.

## WHEN?

Since 2015

## WHERE?

Poznan, Poland

## WHY?

- Creating support for initiatives in the start-up phase
- Promoting temporary use of unused spaces
- Generating urban renewal

## LESSONS LEARNT

The programme not only supports initiatives in the often-difficult start-up phase, but also gives them a strong incentive to quickly become profitable. It has, however, become clear that many initiatives need additional support to do this. This is a point of improvement for the next round of the programme starting in 2018. For now, the status of the programme within the city management structure is unclear. A more integrated, strategic approach at the city level is needed.

## HOW TO TRANSFER

The crucial aspect of this programme is the gradual increase of the rent. This must be clearly specified in the specifications of the call for applications. The contracts must also specify the conditions for ending the project. For now status of the programme within the city management is temporary and limited. A more integrated, strategic approach at the city level could be beneficial in other areas of municipal interest, other than urban redevelopment.

- **Help starting initiatives by offering them rent-free working space**
- **Organise incubation activities for participants**