

# COMMERCIAL KITCHEN HIRE

## WYSING ARTS CENTRE

At Wying Arts Centre we are inviting applications for long-term use of our commercial kitchen. This is a unique opportunity to become part of our thriving creative community and help us to re-imagine our former café space.



ALASTAIR KWAN, 'CONGEE' AT SPRING CELEBRATION.  
PHOTO: LUCY ROSE SHAFTAIN-FENNER.

## THE OPPORTUNITY

Wysing Arts Centre was previously home to an onsite café with a full commercial kitchen. With low public footfall to our rural site, it became clear that this was no longer viable, and we needed a re-think.

The kitchen is part-equipped, and we are open to your ideas of how the space could be used. It would function well as a 'dark kitchen' for a business that doesn't rely on daily footfall, but there is also plenty of potential for on-site events like supper clubs or workshops.

The space is in our light, airy window room, and it opens onto our outside seating area, with picnic tables and plenty of space for vibrant summer occasions. With plenty of green space available, there is also scope to start growing some produce on site.

We occasionally require catering for meetings, workshops and events held on site, and if applicable would gladly commission this from the kitchen tenants. We also have a busy community of residency, studio artists and staff – so if you wanted to sell the odd coffee or lunch, that is a possibility too.

## THE OFFER

£750.00 pcm ex VAT

+ Utilities metered

Starting contract of 1 year, with a review after six months. Three months' notice is required from either party to terminate the contract. Rolling monthly contract after first 12 months.

## WHAT WE ARE LOOKING FOR

- A tenant with a collaborative outlook, and an interest in becoming part of our creative community.
- We value honesty, kindness and equity and are looking for a tenant who also actively promotes and engages in these values. Anyone working on site will need to adhere to our Code of Conduct.
- We are proactively looking for ways to reduce any damage to our planet and site and will require coordination and willingness to help us reach our environmental targets from whomever takes over our kitchen space.
- A tenant looking for a space to develop their business and practice, and able to self-manage and maintain the kitchen.
- A tenant looking to work alongside our team, excited about what we do and who we can get excited about in turn.

## THE SPACE AND SPECIFICATIONS

Wysing Arts Centre is based just outside of Bourn, Cambridgeshire. The site is home to over 20 artists' studios, a 17<sup>th</sup> century farmhouse where national and international visiting artists stay, ceramics recording studios and project space. It is situated within 11 acres of lush fields, woodlands and meadows. Compared to most kitchen sites, we like to think ours is rather idyllic!

We are able to grant 24-hour access to the kitchen, with quiet hours between 21:00-08:00 as we regularly have people staying on site. There is ample parking for vehicles on site and easy access to the kitchen area for deliveries. The site has 24-hour access and is locked overnight. Our housekeeper lives on site.

## PRACTICALITIES

Equipment already in place

- RM Gastro commercial oven
- Polar Refrigeration Fridge
- Two domestic freezers
- Domestic dishwasher

Also included

- Fire extinguishers + First aid equipment
- Wi-Fi – Fibre broadband
- Stainless steel table and sink
- Cupboards and under counter storage

Utilities

- The site is on septic tank drainage.
- 3-phase electricity is available.
- Main oven is operated on gas supply - Extraction unit in place.

We understand that other equipment is likely to be required, but this would need to be supplied and installed by the tenant – only once approved by Wysing's Site and Environmental Futures Manager. We are also happy to discuss the removal of any existing equipment, within reason.



COMMERCIAL KITCHEN AT WYSING.  
PHOTO: ROB HARRIS.

## USE OF WYSING'S OTHER SPACES

- Access to communal reception area, as a co-working space
- Access to hireable spaces for events (eg. The window room, Project space)
- Freedom to explore our grounds
- Guests can visit you at Wysing by arrangement, signing in/out at reception on arrival and leaving
- There are toilets situated throughout the site

## ENVIRONMENTAL

At Wysing we are working to reduce our environmental impact. Currently, our prioritised objectives are

- To increase the biodiversity on site
- Implement renewable energy projects
- Reduce energy use, especially fossil fuels
- Reduce waste, especially to landfill

We are committed to these objectives and will therefore prioritise applications made by businesses with similar ambitions and values. Please state in your application if you have particular environmental intentions or interests.



RECEPTION AREA AT WYSING.  
PHOTO: ROB HARRIS.

## YOUR LANDLORD

Wysing is a progressive and inclusive arts organisation that develops new ways to support artists, and to enable art and ideas to reach a wide range of people. Working closely with artists from a diversity of backgrounds and at different points in their careers, we develop programmes that offer time and space for personal development, artistic growth and experimentation, and access to supportive networks.

As a respected and well-connected institution operating outside the usual gallery system and urban context, Wysing is uniquely positioned to develop programmes that provide opportunities for the exchange of knowledge and ideas, and which reflect on the role of art, artists, and arts organisations in society.

The Wysing Arts Centre site is home to 20 artists' studios, a ceramics studio, recording studio, project space, sculpture trail, farmhouse, acres of wild meadows and greenery, and more.

At Wysing we are a small, collaborative, and open-minded team – we are usually on site and always happy to help. Your main contact will be the Resource and Enterprise Coordinator who closely manages all space hires, but you will meet and work with all our team members.

## VISION

To cultivate the freewheeling imagination.

## MISSION

Wysing believes in the transformative social and personal benefits of art and creativity, and that a more just world can only be achieved if everyone has equal access to the time and space needed to imagine it. Wysing provides accessible opportunities and resources to think and create, outside the habits of daily life. We support artists to develop their talent; we advocate for the immense value they have in the world, and we work to create the conditions necessary for them to have sustainable careers.

## VALUES + AIMS

Collaborative: Work together to build resources.

Generous: Model change, sharing our resources equitably.

Agile: Create and seize opportunity.

Attentive: Listen to what people have to say and respond effectively.

Transparent: Build trust and be open about how we work.

Ethical: Avoid causing harm to people and the planet

## REGISTER INTEREST

Please email us with an overview of the following –

- A short statement explaining your business, relevant skills, knowledge and experience and how long you have been trading for.
- How you see your business operating in partnership with Wying and how being at Wying would support the development of your business.
- A summary of your business values and ambitions.
- Outline of your income and expenditure forecast for the year ahead

We welcome links to your website/social media, images of your work, questions for us, and anything else you see as relevant.

Following a successful application, Wying will invite prospective tenants in for a conversation. This will give you the opportunity to ask in-depth questions, meet the team and explore the space.

To apply, please email [info@wyingartscentre.org](mailto:info@wyingartscentre.org) with the subject 'Kitchen Open Call'

## VISIT SITE

If you would like to visit the site ahead of application, please email [kate.askham@wyingartscentre.org](mailto:kate.askham@wyingartscentre.org)

Kate is our Resource and Enterprise Coordinator and will gladly show you around.