

SAVE THE TRAF – AN IMPORTANT UPDATE

Welcome to our supporter's newsletter that we are publishing to keep you up to date with the campaign.

This edition gives you an important update on how we will look to purchase the pub.

At the community meeting in April, we set out two key goals for the Save the Traf campaign:

1) Protect the Traf: For Oli to be able to sign a new lease on as fair as possible terms, allowing the Traf to keep its doors open, and

2) Secure the Traf: Secure the right for the community via the Community Benefit Society to be able to purchase the freehold (i.e. own the bricks and mortar of the Traf), guaranteeing its future for generations to come and protecting it from any future speculative development.

Objective 1 was achieved in June 2026, with Oli securing a new lease with Adenbuild. This means that the Traf has kept its doors open and is continuing to pour exceptional pints.

We're delighted to say that today, after months of negotiations, the CBS signed a separate legal agreement with Adenbuild which gives the community - in very simple terms - a protected right for a period to buy the freehold of the Traf together with Oli's existing lease from Adenbuild, for a fixed price. While the agreement is in place the CBS' right to exercise this option is protected against all other parties.

This is a once in a lifetime chance. If we do not raise the money, the agreement is void and anyone could put in an offer to buy the pub, just like Adenbuild did.

How much? The asking price has been negotiated to £500,000. We have also been able to agree that the purchase would be VAT exempt as it is 'of going concern' - reducing the amount of money we need to raise. We also need to cover associated costs like conveyancing.

How long? We have effectively until 24 December 2026 to raise the money we need. We are allowed to extend this until 24 March 2027 if we need, but after this time the agreement is void.

So, what next? The campaign is now switching into fundraising mode. We are completely upfront that is a large amount of money to raise in the time we have been given. We want more than anything for the campaign to be successful, and for the Traf to be a community-owned pub, but we'll need all the help we can get along the way.



THE FUTURE OF THE
TRAFALGAR FREEHOUSE
STARTS WITH US -
SECURING THIS SPACE
FOR THE COMMUNITY IS
AT THE HEART OF
EVERYTHING WE DO.

AUG 26 no.2

**We are holding a community meeting at
St John the Divine on
Wednesday 9 September at 7:30PM
to formally launch our share offer.**

At the meeting, we'll be handing out two important documents: our Business Plan and a Share Offer Document. These documents include everything you need to know about investing in the share offer.

In parallel, we are actively scoping out potential pots of grant funding to 'top up' that pot, as well as continuing to raise awareness for the campaign.

Securing this agreement (Objective 2) is a huge milestone in the campaign, which we have only been able to do because of the strength of support that has been shown from the community so far.
Thank you.

**Now onto Objective 3:
SAVE THE TRAF!**

Thank you again for your support so far. This has been a crucial month, and a path to secure a positive future for The Trafalgar is now in our hands. We'll continue to keep you up to date as things progress.

**See you in The Traf!
The Save the Traf Committee**