

Register No: 3133R

Radical Routes Ltd

A national secondary co-operative



# FULLY MUTUAL

# RULES

# OF

TANYFRON HOUSING CO-OPERATIVE  
LTD

Registered under the Industrial and  
Provident Societies Act 1965

MODEL: RRFM96

Published by  
Radical Routes Ltd

Register No:

Radical Routes Ltd

A national secondary co-operative



FULLY MUTUAL

RULES

OF

Registered under the Industrial and  
Provident Societies Act 1965

MODEL: RRFM96  
Published by  
Radical Routes Ltd

# International Co-operative Alliance

## Statement on the Co-operative Identity

### Definition

A co-operative is an autonomous association of persons united voluntarily to meet their common economic, social, and cultural needs and aspirations through a jointly-owned and democratically-controlled enterprise.

### Values

Co-operatives are based on the values of self-help, self-responsibility, democracy, equality, equity and solidarity. In the tradition of their founders, co-operative members believe in the ethical values of honesty, openness, social responsibility and caring for others.

### Principles

The co-operative principles are guidelines by which co-operatives put their values into practice.

#### 1<sup>st</sup> Principle: Voluntary and Open Membership

Co-operatives are voluntary organisations, open to all persons able to use their services and willing to accept the responsibilities of membership, without gender, social, racial, political or religious discrimination.

#### 2<sup>nd</sup> Principle: Democratic Member Control

Co-operatives are democratic organisations controlled by their members, who actively participate in setting their policies and making decisions. Men and women serving as elected representatives are accountable to the membership. In primary co-operatives members have equal voting rights [one member, one vote] and co-operatives at other levels are also organised in a democratic manner.

#### 3<sup>rd</sup> Principle: Member Economic Participation

Members contribute equitably to, and democratically control, the capital of their co-operative. At least part of that capital is usually the common property of the co-operative. Members usually receive limited compensation, if any, on capital subscribed as a condition of membership. Members allocate surpluses for any or all of the following purposes: developing their co-operative, possibly by setting up reserves, part of which at least would be indivisible; benefiting members in proportion to their transactions with the co-operative; and supporting other activities approved by the membership.

#### 4<sup>th</sup> Principle: Autonomy and Independence

Co-operatives are autonomous, self-help organisations controlled by their members. If they enter into agreements with other organisations, including governments, or raise capital from external sources, they do so on terms that ensure democratic control by their members and maintain their co-operative autonomy.

#### 5<sup>th</sup> Principle: Education, Training and Information

Co-operatives provide education and training for their members, elected representatives, managers, and employees, so they can contribute effectively to the development of the co-operatives. They inform the general public – particularly young people and opinion leaders – about the nature and benefits of co-operation.

#### 6<sup>th</sup> Principle: Co-operation among Co-operatives

Co-operatives serve their members most effectively and strengthen the co-operative movement by working together through local, national, regional and international structures.

#### 7<sup>th</sup> Principle: Concern for Community

Co-operatives work for the sustainable development of their communities through policies approved by their members.

# RULES

## NAME AND STATUS

1. a. The name of the society shall be

TANYERON HOUSING CO-OPERATIVE Limited

(referred to in these Rules as the Co-operative).

b. The Co-operative shall be a bona fide co-operative within the meaning of section 1 (2) of the Industrial and Provident Societies Act 1965 and by virtue of its registration under that Act the liability of its members shall be limited to the extent of their shareholding .

## OBJECTS

2. The objects of the Co-operative shall be as provided below. In carrying out these objects the Co-operative shall work towards the elimination of discrimination based on race, ethnic origin, nationality, gender, disability, sexuality, age, class, appearance, religion responsibility for dependents, unrelated criminal convictions, a person's HIV antibody status or any other matter which causes any person to be treated with injustice.
- a. The provision, construction, conversion, improvement, or management on the Co-operative Principles of accommodation exclusively for letting to members of the Co-operative under the terms of a tenancy or lease which
- i. if a tenancy, shall be granted to them by the Co-operative and shall exclude all right for the members to assign the tenancy to any person other than the Co-operative (or a member of the Co-operative) and shall require the members to surrender or assign the tenancy to the Co-operative (or a member of the Co-operative) on their ceasing to be members, or
  - ii. if a lease, shall provide that each lessee, whether individual or joint, shall apply for membership of the co-operative and, if accepted, remain a member until they give up the Lease; and that any lessee who ceases to be a member for any reason must, as soon as reasonably possible, assign the lease to the Co-operative [or a member of the Co-operative].
- b. The provision and improvement on the Co-operative Principles of land, buildings, amenities, or services for the benefit of the members, either exclusively or in conjunction with other persons.
- c. The provision of accommodation management services to members of the Co-operative and to the occupants of accommodation that is the subject of a management agreement under which the Co-operative is acting as managing agent for a landlord body.

## POWERS

3. The co-operative shall have the power to do all things necessary or expedient for the fulfilment of its objects and for the support and development of bodies which are concerned with the provision and management of co-operative accommodation or with the promotion of co-operatives, or which have objects supported by the Co-operative. If the Co-operative is or becomes a registered Housing Association under section 5 of the Housing Associations Act 1985, its powers under this rule shall be limited so as to conform to the requirements of the said Act.

## TRADING

4. The Co-operative shall not trade for profit.

## REGISTERED OFFICE

5. The registered office of the Co-operative shall be at

TAN-Y-FRON, MEIFOD, SY22 6BP

The office may be changed by resolution of a general meeting. Notice of any change shall be sent to the Registrar of Friendly Societies within fourteen days of such change or within such other time as may be required by the Treasury Regulations and in the manner and the form thereby prescribed.

## SHARE CAPITAL

6. a. The share capital of the Co-operative shall consist of shares of the nominal value of £1 each issued to members of the Co-operative upon admission to membership.
- b. Shares shall be neither withdrawable nor transferable, shall carry no right to interest, dividend or bonus, and shall be forfeited and cancelled upon cessation of membership from whatever cause and the amount paid up thereon shall become the property of the Co-operative.

## MEMBERSHIP

7. a. The members of the Co-operative shall be those persons signing the application for registration of the Co-operative and those persons whose names are entered in the register of members.
- b. The register of members shall include the address of each member; it shall be the responsibility of the member to advise the Co-operative of any change. Any requirement in the Act or in the Rules of the Co-operative that a notice be served on the member shall be satisfied if notice has been delivered to the address given in the register.

- c. Only persons aged 18 or over are eligible to become members.
  - d. All tenants of the Co-operative must be members and all members must be tenants or prospective tenants of the Co-operative.
  - e. A member shall hold only one share in the Co-operative. Shares shall not be held jointly.
8. Any application for membership shall be considered under the procedure laid down from time to time by general meeting. If an application is approved, the Co-operative will issue the applicant with one share upon payment of £1.
9. A member shall cease to be a member if:
- a. they die; or
  - b. they resign either by writing to the Secretary or in person by a general meeting; or
  - c. they are expelled from membership by a general meeting; or
  - d. they cease to occupy the accommodation provided or managed by the Co-operative for a period of six months or their tenancy or lease is terminated. They shall cease to be members 28 days later, unless by that time they have either entered into a new tenancy or lease with the Co-operative or have been accepted as a prospective tenant; or
  - e. they are prospective tenants and have either
    - i. notified the Co-operative that they no longer require accommodation, or
    - ii. failed to respond in writing within 28 days to a written request, sent to their address in the register of members, to confirm that they still require accommodation.
    - iii. entered into a long leasehold agreement with the landlord of the property managed by, but not owned by, the Co-operative.
10. a. A member may be expelled by a resolution carried by the votes of three-quarters of the members present and voting at a Special General Meeting of the Co-operative of which notice has been duly given, provided that a complaint, in writing, of conduct detrimental to the interests of the Co-operative has been sent to them by order of the Co-operative not less than 28 days before the meeting. Such complaint shall contain particulars of the conduct complained of and shall call upon the member to answer the complaint and attend the meeting. At the meeting the members shall consider the evidence in support of the complaint and such evidence as the member may wish to place before them. If on due notice the member fails to attend the meeting, the meeting may proceed in their absence.
- b. No person who has been expelled from membership shall be readmitted except by a resolution carried by the votes of at least three-quarters of the members present and voting at a Special General Meeting of which due notice has been given.

11. a. A member may, in accordance with the Act, nominate a person or persons to whom any of their property held by the Co-operative, other than share capital, shall be transferred at their death.
- b. Upon a claim being made to any property held by the Co-operative by the personal representatives of a deceased member or the trustees in bankruptcy or a bankrupt member; the Co-operative shall pay or transfer any property to which the representative or trustee has become entitled.

### GENERAL MEETINGS

12. a. General meetings of the Co-operative may be attended by any member; and all members present shall be entitled to speak and vote. Each member shall personally be given at least seven clear days' notice of the time and place of each general meeting, and of the issues upon which decisions are to be taken. The Secretary shall call a general meeting as required by the Co-operative's rules or policies or decisions or at the written request of not less than three members or one-tenth of the members of the Co-operative, whichever is the greater; who may proceed to call the meeting if the Secretary does not do so within fourteen days of receipt of the request.
- b. Special General Meetings of the Co-operative shall be conducted in the same manner as general meetings, except that they shall require twenty-eight clear days' notice to be given.
- c. Each general meeting shall elect a chairperson whose function will be to conduct the business of the meeting in an orderly manner. The chairperson shall not have a casting vote; he or she shall have one vote as with any other member.

### QUORUM

13. No business shall be transacted at any general meeting unless one-third of the Co-operative's members or 25 of them, whichever is the less, are present to start the meeting. If no quorum is present within half an hour of the time appointed for the meeting, the meeting shall stand adjourned. It shall be reconvened on the same day in the next week at the same time and place, or such other time and place, as shall be agreed at the meeting and notified to the members; and if at the reconvened meeting a quorum is not present within half an hour of the time appointed for the meeting the members present shall be a quorum.

### VOTING

14. Every member present in person at a general meeting shall have one vote. Except where otherwise specified in these Rules, resolutions shall be decided upon a majority vote of members present and voting. Votes shall be taken openly unless, before a motion is put to the vote, a secret ballot is demanded by not less than one tenth of the members present. Voting shall be conducted under the direction of the chairperson in accordance with any procedures agreed

by the Co-operative. A motion on which voting is tied shall be deemed to have fallen.

### ANNUAL GENERAL MEETING

15. The Annual General Meeting shall be held within three months of the close of the financial year of the Co-operative. This meeting shall be called in the same manner as any Special General Meeting. It shall:
- a. consider the frequency of general meetings during the coming year;
  - b. consider an annual report on the business of the Co-operative during the previous financial year;
  - c. receive the accounts and balance sheet for the previous financial year;
  - d. appoint an auditor if necessary according to Rule 36;
  - e. until such time as a Committee is elected following a resolution under Rule 17,
    - i. elect a Treasurer under the members' direction.
    - ii. elect a Secretary under the members' direction.

RENT

### MANAGEMENT BY GENERAL MEETING

16. Until such time as a Committee is elected following a resolution under Rule 17:
- a. the management of the Co-operative shall be undertaken by general meetings (at least one in every three months).
  - b. a general meeting shall constitute the committee of management and have power to make decisions in accordance with the Rules of the Co-operative.
  - c. A general meeting shall have the power to appoint, replace, and remove individuals, members, or groups of members delegated to exercise certain powers on behalf of the Co-operative.

### MANAGEMENT BY COMMITTEE

17. a. A Committee to manage the Co-operative may be set up by a resolution carried by the votes of two-thirds of the members present and voting at a general meeting. The resolution shall take effect at the next Annual General Meeting unless the resolution specifies that it shall take effect at a Special General Meeting to be held before the next Annual General Meeting in accordance with Rule 17b. Except as provided for in Rule 17b, the elections to the Committee shall be declared at Annual General Meetings and elected Committee members shall enter upon their duties at the conclusion of the Annual General Meeting at which their election is declared.



- b. If a Special General Meeting is required by a resolution passed under Rule 17a, the election of the Committee shall take place in accordance with Rules 19 and 20 except that references to the Annual General Meeting in those rules shall apply to the Special General Meeting at which the results of the election shall be declared and at the conclusion of which the Committee members shall enter upon their duties.
- c. Subject to Rule 17b, until such time as a Committee is elected Rules 18 to 29 shall not apply.

### **POWERS OF COMMITTEE**

- 18. a. *The committee shall have the power to do everything necessary to manage the Co-operative except to determine issues specifically designated under these Rules as a responsibility of a general meeting.*
- b. *The general meeting shall retain responsibility for the adoption of regulations and procedures governing the election and composition of the Committee and the term of office of Committee members. The general meeting may adopt a resolution delegating some or all of this responsibility to the Committee, and may revoke such delegation.*
- c. *The Committee shall report on the affairs of the Co-operative to each general meeting and shall submit an annual report to the Annual General Meeting.*

### **NOMINATIONS FOR COMMITTEE**

- 19. a. *Only members of the Co-operative are eligible to be nominated for election to the Committee.*
- b. *Nomination of candidates for election to the Committee may be accepted at the Annual General Meeting unless a general meeting has passed a resolution requiring nominations to be in writing and signed by the member nominated and handed to the Secretary or delivered to the registered office of the Co-operative a specified number of days, not being less than three nor more than fourteen, before the date appointed for the Annual General Meeting.*

### **ELECTION OF COMMITTEE**

- 20. a. *If the number of nominees does not exceed the number of committee members to be elected, then each nominee shall be elected by a simple majority vote of members.*
- b. *If the number of nominees exceeds the number of committee members to be elected, then the members to serve on the Committee shall be elected from amongst them by ballot. Unless previously delegated to the Committee under Rule 18b), a general meeting shall make regulations governing the conduct of the ballot, provided that each member shall be entitled to one vote for each vacancy to be filled but shall not give more than one vote to any one candidate.*

## **REMOVAL OF COMMITTEE MEMBERS**

21. A general meeting may remove any one or more of the Committee members by a resolution carried by a simple majority of the members present and voting provided that at least seven clear days' notice of the motion has been given to all members of the Co-operative. The general meeting may proceed to fill any vacancy thus caused.

## **VACANCIES ON COMMITTEE**

22. a. Except for Committee members co-opted under Rule 24, any Committee member who ceases to be a member of the Co-operative shall immediately cease to be a member of the Committee.
- b. Except as provided by Rules 20 and 21, any vacancy caused by the death, resignation, retirement or removal of any Committee member may be filled by the Committee.

## **SIZE AND QUORUM OF COMMITTEE**

23. The Committee shall consist of not less than seven or more than fifteen members as determined by a general meeting. The quorum of the Committee shall be one-third of the number determined as its membership, unless a general meeting sets a higher quorum.

## **CO-OPTIONS TO COMMITTEE**

24. The Committee may co-opt any persons to serve as Committee members, subject to any limitation made by a general meeting and providing that there shall always be a majority of elected Committee members on the Committee. Co-opted Committee members may be removed by resolution of the Committee or by general meeting under Rule 21.

## **SUBCOMMITTEES**

25. The Committee may establish subcommittees consisting of at least one Committee member and other persons as the Committee shall think fit, provided that a majority of any subcommittee shall be members of the Co-operative. The powers and proceedings of a subcommittee shall be determined by the Committee in written terms of reference.

## **ELECTION OF CHAIRPERSON BY COMMITTEE**

26. The Committee shall, at its first meeting after the Annual General Meeting of the Co-operative, elect a chairperson from amongst its number to hold office until the first Committee meeting after the following Annual General Meeting unless removed or replaced by the Committee.

## **ELECTION OF SECRETARY AND TREASURER**

27. *The Committee shall elect a Secretary and a Treasurer who shall serve under its direction until removed or replaced by the Committee.*

## **PROCEEDINGS OF COMMITTEE**

28. *Except where provided otherwise in these Rules, the Committee shall determine issues by a majority of Committee members present and voting. If any vote is tied, the proposal shall be deemed to have fallen. The chairperson shall normally preside at Committee meetings: if at any Committee meeting the chairperson is absent or declines to act, the Committee shall elect one of its number to chair the meeting.*

## **DECLARATION OF COMMITTEE MEMBER'S INTERESTS**

29. *If any member of the Committee has an interest in a matter under discussion by the Committee they shall disclose the nature of the interest to the Committee and may be required by any Committee member to be absent from the meeting while the matter is determined.*

## **OFFICERS**

30. The Co-operative's officers shall be the Secretary and Treasurer; and such others as may be appointed from time to time. The officers shall discharge their powers and responsibilities in accordance with these Rules and with such regulations, standing orders, policies, and procedures as may be established by the Co-operative consistently with these Rules.
- a. The Secretary shall ensure that meetings are properly called and minutes kept, that the register of members and officers is maintained, that the use of the seal is recorded, and that the appropriate returns are made to the Registrar of Friendly Societies.
  - b. The Treasurer shall manage the financial affairs of the Co-operative and ensure that adequate records are kept.

## **PAYMENTS TO OFFICERS AND COMMITTEE**

31. The Co-operative shall not remunerate any member of the Co-operative or any member of any Committee established by the Co-operative in respect of service as a member of any such Committee or as an officer or member. This Rule shall not prevent the reimbursement of expenses properly incurred by any person on behalf of the Co-operative.

## BORROWING POWERS

32. a. The Co-operative shall have power to borrow money, including the issue of loan stock, for the purposes of the Co-operative provided that, at the time of borrowing, the sum of the amount remaining undischarged of monies borrowed and the amount of the proposed borrowing shall not exceed £10 million and that for this purpose:

- i. the amount remaining undischarged of any index-linked monies previously borrowed by the Co-operative or on any deep discounted security shall be deemed to be the amount required to repay such borrowing in full if such borrowing became repayable at the time of the proposed borrowing, and
- ii. the amount of any proposed borrowing intended to be index-linked or on any deep discounted security shall be deemed to be the proceeds of such proposed borrowing receivable by the Co-operative at the time of the proposed borrowing.

b. In the case of any loan, the Co-operative shall not pay interest at a rate exceeding that necessary to obtain and retain sufficient capital to carry out the Co-operative's objects.

c. The Co-operative shall have the power to determine from time to time the terms and conditions upon which money is borrowed or loan stock issued and to vary such terms and conditions subject to the provisions of this Rule.

d. The Co-operative shall have the power to mortgage or charge any of its property, to issue debentures and other securities, and to charge any or all of its assets as security for money borrowed.

e. The Co-operative shall not receive money on deposit.

f. The Co-operative may receive from any source donations towards the work of the Co-operative.

g. The Co-operative shall have the power to guarantee a loan to any corporate society registered under the Act, or any company registered under the Companies Acts, whose rules are drawn on the co-operative principles and include clauses preventing the distribution of increased equity value of their land, buildings or equipment to their individual members, past or present, either upon the withdrawal of members from a membership, or arising from the sale or transfer of property by the society or company upon dissolution or otherwise and such other principles as a general meeting shall approve from time to time.

if necessary, the Co-operative shall have the power to mortgage or charge any of its property to secure such a guarantee.

## INVESTMENT

33. a. The funds of the Co-operative may, to the extent permitted by the law for the time being in force, be invested:

- i. in any manner expressly authorised by the Act:
  - ii. in any investments covered by Parts I, II and III of the First Schedule to the Trustee Investments Act 1961 or in stocks and shares or debentures of any body corporate but subject in the case of any investments under paragraphs 1 and 3 of Part III or of any body incorporated overseas to the taking of advice in accordance with the provisions of section 6 of the Trustee Investments Act 1961:
  - iii. in shares or on security of any Industrial and Provident Society:
  - iv. in any freehold, feuhold, or leasehold property whatever in the United Kingdom:
- but shall not be invested otherwise.

b. The Co-operative may, to the extent permitted by the law for the time being in force, delegate in writing to a suitable person the exercise of the management or investment of the property for the time being forming part of the property of the Co-operative. A suitable person shall be a person whom the Co-operative reasonably believes to be qualified by ability and experience in the matters delegated, and who is an authorised or exempted person for the purposes of Part I of the Financial Services Act 1986 as amended or re-enacted from time to time.

c. The Co-operative may appoint any member or members to vote on its behalf at meetings of any other body corporate in which the Co-operative has invested any part of its funds.

#### **PAYMENTS TO MEMBERS**

34. No portion of the income or the property of the Co-operative shall be transferred either directly or indirectly by way of dividend, bonus or otherwise by way of profit to members of the Co-operative except insofar as the tenancy or lease may provide upon surrender to the Co-operative for payments to be made to the member.

#### **SURPLUSES**

35. a. The Co-operative may apply any surpluses towards carrying out the objects of the Co-operative.

b. A general meeting may set aside any part of the surpluses arising in any year to be donated or loaned for any purposes determined by the members in general meeting, provided such purposes are in accordance with the objects of the Co-operative.

c. Any surpluses not applied or set aside shall be carried forward.

#### **AUDIT AND ANNUAL RETURNS**

36. a. Subject to any statutory exemptions or regulations as may be in force, the Co-operative shall in accordance with sections 4 and 8 of the Friendly and Industrial and Provident Societies Act 1968 appoint in each year one or more auditors to whom the accounts of the Co-operative for that year shall be submitted for audit

as required by the said Act and shall have all such rights in relation to notice of an audience at general meetings, access to books and the supply of information, and otherwise as are provided by the said Act. Every such auditor shall be appointed by the Co-operative at a general meeting, and in the case of any auditor so appointed who is a qualified auditor under section 7 of the said Act, the provisions of sections 5 and 6 thereof apply to the reappointment, removal or replacement of the said auditor.

- b. Every year not later than the date provided by the Act or where the return is made up to the date allowed by the Registrar not later than three months after such date the Secretary shall send the Registrar of Friendly Societies in the form prescribed the Co-operative's annual return relating to its affairs for the period required by the Act together with auditors' reports and/or balance sheets as required by the Act or other relevant statutes.

### **MINUTES, RECORDS AND SEAL**

- 37. a. Sufficient records shall be maintained and left at the registered office for the purposes of the Co-operative and to comply with the provisions of the Act.
- b. The Co-operative shall have a seal kept in the custody of the Secretary and used only by the authority of the Co-operative. Sealing shall be attested by the signatures of the Secretary and two members of the Co-operative.

### **DISPUTES**

- 38. a. Provided that any internal disputes procedure established by the Co-operative has been exhausted, any dispute concerning matters governed by these Rules between a member; or any person aggrieved who has not for more than six months ceased to be a member; and the Co-operative or an officer thereof, may at the request of either party be submitted to an arbitrator appointed by mutual agreement of both parties whose decision shall be binding and conclusive, and application for the enforcement thereof may be made by either party to the County Court.
- b. The costs of arbitration shall be born as the arbitrator directs, and the complaining party shall before arbitration deposit with the Co-operative's solicitor the sum of £50 which shall be refunded provided that the complaining party complies with the decision reached by the arbitrator.

### **AMENDMENT OF RULES**

- 39. Any Rule herein may be rescinded or amended or a new Rule made by resolution of three-quarters of the members present and voting at a Special General Meeting, providing that all members of the Co-operative have been supplied with copies of the proposed amendment at least seven days before the meeting at which it is to be determined. No amendment of these Rules is valid until registered by the Registrar of Friendly Societies.

## TRANSFER OF ENGAGEMENTS: DISSOLUTION

40. a. A general meeting may agree to accept a transfer of engagements from any Industrial and Provident Society having objects consistent with those of the Co-operative.
- b. A Special General Meeting may agree by a resolution supported by three-quarters of the members present and voting to transfer the Co-operative's engagements to any Industrial and Provident Society whose objects include providing accommodation.
- c. The Co-operative may be dissolved by the consent of three-quarters of the members by their signatures to an instrument of dissolution or by winding up in the manner provided for in the Act.
- d. Any surpluses remaining after settlement of the Co-operative's debts and liabilities should be donated or transferred to any Industrial and Provident Society whose objects include providing accommodation.

## INTERPRETATION

41. In these Rules, unless the subject matter or context are inconsistent therewith:

- a. words importing the singular or plural shall include the plural or singular respectively;
- b. "the Act" refers to the Industrial and Provident Societies Acts 1965 to 1978, or any Act or Acts amending or in substitution for them for the time being in force;
- c. "the Co-operative Principles" refers to the most up-to-date principles adopted by the International Co-operative Alliance;
- d. "tenant" shall mean any person other than a body corporate who holds, either individually or jointly, a tenancy or lease entitling them to occupy residential property owned by the Co-operative;
- e. "surpluses" shall mean any money remaining after the Co-operative's current expenditure and obligations have been provided for and adequate allowance has been made for the co-operative's reasonably foreseeable future requirements;
- f. "clear days" in relation to the period of notice means the period excluding the day when the notice is given or deemed to be given and the day for which it is given or on which it is to take effect.
- g. any reference to the Chief Registrar, Registrar, Central Office, Assistant Registrar for Scotland or the Registry of Friendly Societies includes reference to the Financial Services Authority (also known as 'the FSA'), which is the statutory successor carrying on the relevant functions of each of them.

1. *Diane Cooper*

Name: *DIANE COOPER*

2. *RJMA*

Name: *ROSINA ELIZABETH MORTIS*

3. *[Signature]*

Name: *PETER JOHN DARBY*

Secretary: *RJMA*

Name: *ROSINA ELIZABETH MORTIS*



Financial Services Authority

Form B

R/IP/RA/2



**INDUSTRIAL AND PROVIDENT SOCIETIES ACT 1965**

*Acknowledgement of Registration of Society*

Register No. **31133 R**

**Tanyfron Housing Co-operative Limited** is this day registered under the Industrial and Provident Societies Act 1965.

Date: **07 December 2010**

Financial Services Authority  
25 The North Colonnade  
Canary Wharf  
London, E14 5HS

C. H. J.

These Rules were drawn up by Catalyst Collective Ltd. in conjunction with Radical Routes Ltd.

The publishers acknowledge that these Rules have been developed from the National Housing Federation's FM91 Rules [which remain the property of the Federation].

Radical Routes Ltd is registered under the Industrial and Provident Societies Acts.

Registry No. 27587R.

Registered Office 245 Gladstone Street, Nottingham, NG7 6HX

Catalyst Collective Ltd. is a workers' co-operative registered under the Companies Acts.

Registered number 2738104.

Registered Office: 16 Princess Way, Earsham, Bungay, NR35 2SY