

ASSURED SHORTHOLD TENANCY AGREEMENT – STURTS COMMUNITY TRUST

1. Your agreement to live in accommodation managed by Sturts Community Trust (SCT) is attached. This type of agreement is known as an Assured Shorthold Tenancy (AST).
2. An offer of accommodation at Sturts either goes hand in hand with an offer of vocational employment (often known as 'tied accommodation') or is for Co-housing
3. Co-housing tenants are people who wish to participate in the community life at SCT but otherwise do not have a vocational role
4. When we interview applicants for a vocational role we are looking that they are suitable candidates from both an employment and a housing perspective.
5. When we interview applicants for Co-housing we are looking that they understand and subscribe to the principles and expectations of community life at SCT.
6. Living at SCT is very different for many people and can be challenging. As such we want to give newcomers every chance by providing training and an induction into life at Sturts.
7. We also have review mechanisms built into both this AST and the contract of employment (where applicable) so that on a regular basis we can ensure that things are working out well from our perspective and you too can decide whether life at SCT suits you.
8. The contract of employment includes a probationary review at six months where both sides assess that the work side of the equation has gone well. If it hasn't then we might either terminate your employment or extend your probationary period to see if extra time helps. The contract also refers to other circumstances in which your employment could be ended early. Please read that document carefully.
9. The 'shorthold' in AST refers to the fact that, all being well, this agreement runs for twelve months and is then reviewed. If the review is successful you will be offered a further twelve month AST and so on. Please note that all current vocational workers and co-housing residents at SCT are on this form of AST and some of us have lived here for years.
10. The formal AST gives some examples of things not 'being well' leading to the AST being terminated early such as anti-social or discriminatory behaviour or language. Please read these sections carefully and ask if there is anything you do not understand.