

## Unitorah Trust

The Unitorah Trust is currently proposing to develop a new 'Centre of Tolerance' (COT) by refurbishing the old Jewish synagogue on Annesley Street. The services provided by the COT Centre would be divided into 4 distinct but overlapping areas

**The Tolerance Tank** – to include a Heritage & Holocaust Museum

**Restaurant** – open to the public and would provide catering for all internal events held at the centre

**Culture & Events** – an area for hire for concerts, conferences and exhibitions

**Torah Studies** – a unique partnership with a local university providing a BA (hons) Degree in UK law and Torah Law



## What support has NBEI provided?

For a period of time Unitorah Trust had engaged with a number of supporting agencies (including Development Trusts NI) seeking advice on how to move forward with their plan to redevelop the old Jewish synagogue. Despite this assistance one piece of work that had not yet been completed by Unitorah was a green book economic appraisal

A green book economic appraisal is key requirement for any project looking to secure capital funding and proceed with a redevelopment of this magnitude. Yet prior to engagement with NBEI no other supporting agency had advised Unitorah on the value of such a technical document in the context of the development process

Based on this need, NBEI provided Unitorah Trust with £5000 to complete a standard green book economic appraisal. Completed by a consultant with relevant experience in this area, moving forward this document will be essential in supporting the group unlock capital funding to complete any necessary refurbishment works

## How has NBEI support helped and who has benefited so far?

- Providing Unitorah Trust with an economic appraisal has given a long list of viable options to how the group could proceed with the refurbishment of the Old Synagogue. Previous engagement with supporting agencies like Development Trusts NI has provided the group with some feasibility work (for example an SROI) but nothing that was relevant in terms of the capital funding guidelines offered by government or external funding agencies.
- The refurbishment of the Old Synagogue is clearly a complex development with many mitigating factors (a listed building etc). However at least now Unitorah Trust is in possession of a standard green book economic appraisal. This technical document will potentially make it easier for them to access capital funding opportunities as well as enter into more meaningful conversations with relevant funding bodies like the Heritage Lottery.