

Form CAT01

Community asset transfer: application

Your details

Your Organisation	<i>Bradford on Avon Preservation Trust</i>
Contact name	<i>SIMON RELPH</i>
Position held	<i>Member Of Committee of Management</i>
Address	<i>Barton Farm Pound Lane Bradford on Avon WILTS</i>
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Your proposal

(please complete Checklist CAT02 before filling in the following form)

Details of asset

Please include exact location, address, postcode, size, boundaries, access points and a map if possible

Pathway in front of Tythe Barn leading from Victory Field to Country Park

Summary of proposal

Why do you want the asset and how will this benefit the local community?

Bradford on Avon Preservation Trust leases this pathway from Wiltshire Council. It now owns the rest of Barton farm Stockyard and seeks a Community Asset Transfer of the Nursery Field so it makes sense for the pathway to be re connected to the rest of the Farm.

Community use

Please explain how the asset will be used
(Please refer to questions 5-8 in the checklist - CAT02)

The Pathway continues to provide access for the community to the Country park and the Farmyard and the Tythe Barn and the West Barn

Suitability for purpose

Please explain why this asset is suitable for the intended purpose
(Please refer to questions 5-8 in the checklist - CAT02)

Its purpose would remain as it is now.

Community support and consultation

Please set out who you have consulted about your proposal and how you have addressed any concerns raised
(Please refer to questions 9-14 in the checklist - CAT02)

Since the Trust is already the long term leaseholder of this piece of Land it did not seem necessary to consult widely about the proposed change of ownership. As far as the Public is concerned it is maintained and looked after by the Trust. It was separated from the rest of the Farmyard when that was in Private ownership. Now that that is no longer the case .

Legal issues

Please set out how you will address any legal, planning, insurance and health and safety matters associated with the asset *(Please refer to questions 15-18 in the checklist - CAT02)*

We do not believe that there are any legal issues that would arise from this transfer.

Financial matters

How will you fund running costs and maintenance? Are you willing to pay for the asset? *(Please refer to questions 19-23 in the checklist - CAT02)*

The Bradford on Avon Preservation trust already maintains this piece of land out of the revenues it receives from the rent of the buildings in the farmyard and will continue to do so. We do not believe that a payment for the asset is appropriate.

Future management

How will you manage the asset and ensure that it continues to contribute to the wellbeing of the local community in the future? *(Please refer to questions 24-27 in the checklist - CAT02)*

The farmyard and the buildings around it already provides the income which is more than sufficient for their own maintenance and the ground around them including this path. The Trust is establishing a special committee to look after the Barton Farm complex – the administration of the Tythe Barn on behalf of EH, the administration of the West Barn, the establishment and maintenance of the community orchard in Nursery field and the ongoing upkeep of the farmyard itself and this committee will report directly to Trust’s Committee of Management.

DECLARATION

I confirm that the details included in this application are correct

Signed:

Name (please print):

Date:



	Question	Yes	No	Note
Community use	1. Is the asset to be provided for a public purpose?	yes	<input checked="" type="checkbox"/>	<i>Other than in exceptional circumstances, the Council will only dispose of assets for private or commercial use by way of open market sale</i>
	2. Will the asset be hired or used by third parties?	<input type="checkbox"/>	no	<i>If 'yes' your application should set out how this will work</i>
	3. Will your organisation supervise use of the asset?	yes	<input type="checkbox"/>	<i>If 'no' your application should explain how use will be supervised</i>
	4. Will the public have access to the asset?	yes	<input type="checkbox"/>	<i>If 'yes' your application should set out how your liabilities will be covered</i>

	Question	Yes	No	Note
Is the asset fit for proposed use?	5. Is it big enough?	yes	<input checked="" type="checkbox"/>	<i>The Council will only transfer assets that are fit for purpose</i>
	6. Is it in the right location?	yes	<input checked="" type="checkbox"/>	<i>The Council will not transfer assets that increase unnecessary car use</i>
	7. Is it safe?	yes	<input checked="" type="checkbox"/>	<i>The Council will not transfer assets that are unsafe</i>
	8. Does it have utilities? (Water, electricity, drainage, etc)	<input type="checkbox"/>	no	<i>If 'no'- your application should explain if they are needed</i>

	Question	Yes	No	Note
Community Support and consultation	9. Have you consulted nearby residents?	yes	<input type="checkbox"/>	<i>If 'no'- please consult before submitting your application</i>
	10. Have you consulted adjoining owners?	yes	<input type="checkbox"/>	<i>If 'no'- please consult before submitting your application</i>
	11. Have you consulted others affected by the proposal?	yes	<input type="checkbox"/>	<i>If 'no'- please consult before submitting your application</i>
	12. Have you consulted the local Wiltshire Councillor?	yes	<input type="checkbox"/>	<i>If 'no'- please consult before submitting your application</i>
	13. Have you consulted the local Parish Council?	yes	<input type="checkbox"/>	<i>If 'no'- please consult before submitting your application</i>
	14. Is there community support for the change of use?	yes	<input type="checkbox"/>	<i>If 'no' - consider carefully whether you wish to proceed with your application</i>

	Question	Yes	No	Note
Legal	15. Are there any covenants or other legal constraints?	<input type="checkbox"/>	no	If 'yes' your application should explain implications
	16. Does the proposed use require planning consent?	<input type="checkbox"/>	no	If 'yes' your application should explain implications
	17. Have you considered insurance cover?	yes	<input type="checkbox"/>	If 'no' your application must explain implications
	18. Have you assessed health and safety liabilities?	yes		Your application must explain how you will deal with risks and liabilities

	Question	Yes	No	Note
Finance	19. Can you meet all conversion costs?	yes	<input type="checkbox"/>	If 'no' your application should explain how funding will be provided
	20. Can you meet all capital maintenance costs?	yes	<input type="checkbox"/>	If 'no' your application should explain how funding will be provided
	21. Can you meet all day-to-day running costs?	yes	<input type="checkbox"/>	If 'no' your application should explain how funding will be provided
	22. Will you use the asset to generate income?	<input type="checkbox"/>	no	If 'yes' your application should provide further details
	23. Will any third party be assisting with the costs?	yes	<input type="checkbox"/>	If 'yes' your application should provide further details
	24. Do you have any contingency funds?	yes	<input type="checkbox"/>	If 'no' your application should set out how you will deal with contingencies
	25. Are you prepared to pay for the asset ?	<input type="checkbox"/>	no	If 'yes' your application should set out your offer

	Question	Yes	No	Note
Management	26. Will you manage the asset?	yes	<input type="checkbox"/>	If 'no' your application should set out who will manage the asset.
	27. Will a management committee be set up?	yes	<input type="checkbox"/>	If 'yes' your application should set out how this will work
	28. Will users of the asset be involved?	yes	<input type="checkbox"/>	If 'yes' your application should set out how this will work
	29. Will someone be employed to manage the asset?	yes	<input type="checkbox"/>	If 'yes' your application should set out how this will work

Community Asset Transfer



