

APPENDIX I – List of Assets

Wiltshire Council

Cabinet Capital Assets Committee

12th September 2017

SITE DETAILS

SITE 1.

Trowbridge – Land at The Halve

UPRN – 01492S1

Brief description:

The building was used as a community centre and has been empty for some time and has become derelict. As there is a high asbestos content, this causes additional void property monitoring requirements and responsibilities. There is only pedestrian access to this site.

Recommendation:

Dispose of the freehold interest either by way of open marketing or via direct negotiations with neighbouring owners to extract value over and above market value.

Location Plan – Site Extent Subject to Survey (Not to Scale)



SITE 2.

Marlborough – St Peter’s School

UPRN – 01124S1

Brief description:

St Peters School is a Grade II Listed building which is to be vacated in October 2017 once education provision is amalgamated with St Mary’s to a new school site. Wiltshire Council is seeking a decision to dispose of the property pending any expressions of interest under the One Public Estate initiative.

The building comprises an early 20th century, school (total approx. GIA 1,544.87m²; 16,627ft²) and its curtilage extending in total to 0.465 hectares (1.149 acres) comprising play area, car parking and outbuildings.

The property was purpose built in 1904 and has red brick elevations beneath a dual pitch tiled roof with prominent pediments to each gable and the central projecting bay, and bell tower. Attached at the rear (south) is a later two storey extension beneath a flat roof. The ancillary buildings are brick built beneath dual pitched roofs.

Recommendation:

The freehold of the property is then offered to the open market for sale on an unconditional or subject to planning basis and subject to obtaining any necessary consent from the Secretary of State for Education. Prior to disposal, marketing material will be collated including formal pre-application planning advice and a heritage assessment of the site.

Location Plan – Site Extent Subject to Survey (Not to Scale)



SITE 3.

Westbury – Part of Coulston Allotments

UPRN – 60036S1

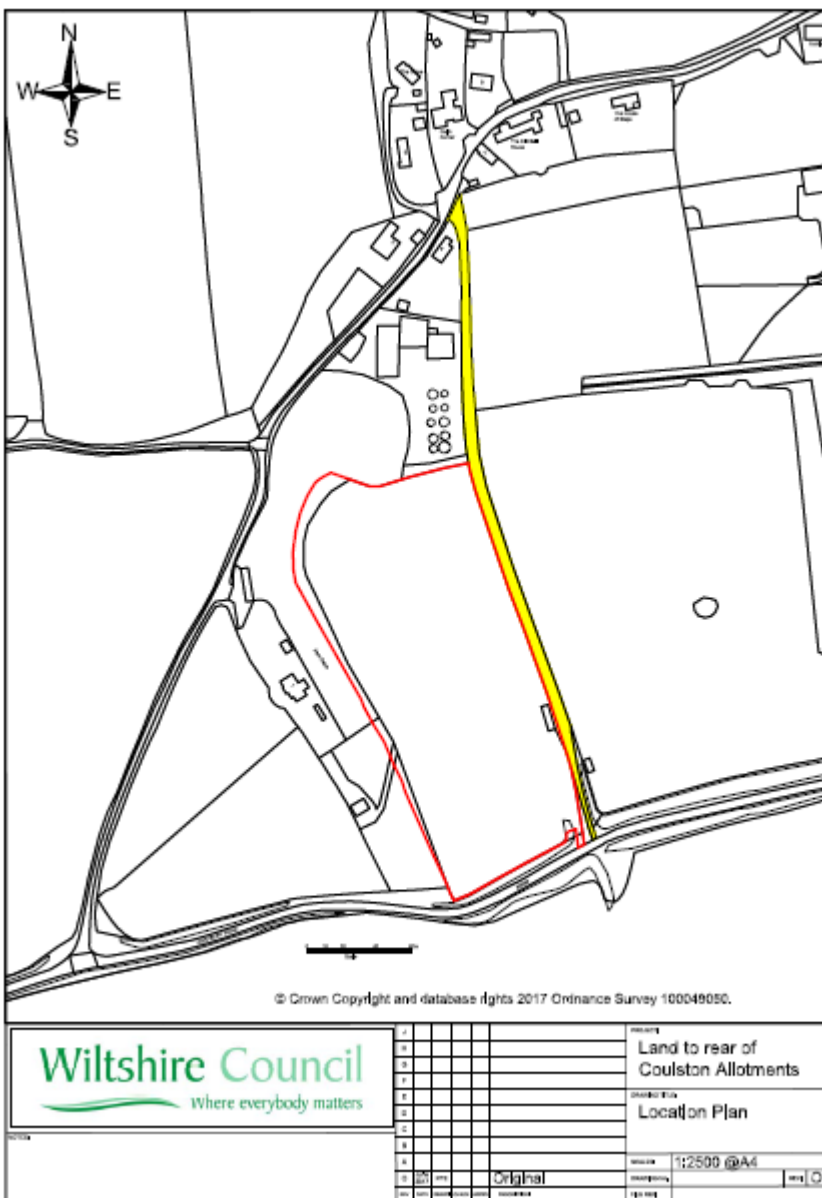
Brief description:

The whole allotment site is let to Coulston Parish Council who have historically managed part of the site as traditional allotments and let the land subject to this decision (illustrated by the plan below) to a neighbour for grazing purposes. The grazier has recently terminated this agreement and the Parish Council have approached Wiltshire Council to surrender this part of the land from their lease so that they retain just the traditional allotment site. After surrender, options for Wiltshire Council are limited as access to the grazing land is restricted and it would become a maintenance liability.

Recommendation:

Dispose of the freehold interest by direct negotiations with neighbouring owners, subject to confirmation that there are no statutory allotment restrictions.

Location Plan – Site Extent Subject to Survey (Not to Scale)



SITE 4.

Macklin Road, Salisbury – Land used as garden extension

UPRN – 35102H1

Brief description:

This plot of land has previously been used as an allotment / garden land for a number of years and let to one of the adjoining householders. The licence holder has terminated their agreement to end on the 31st August 2017. The land has been declared surplus to requirement by HRA and no longer forms any further plans for development.

Recommendation:

Dispose of land on the open market to obtain best consideration.

Location Plan – Site Extent Subject to Survey (Not to Scale)



SITE 5.

Devizes – Land at John Rennie Close

UPRN – 50452S1

Brief description:

The land forms a small grassed area of open space of approximately 457 square metres at the edge of Devizes. It is crossed by an agricultural access to the adjoining farmland to the west. The owner of the farmland has approached the Council and asked to purchase the land in the event that he should obtain planning permission for development of his land in the future.

Recommendation:

Dispose of the freehold interest by direct negotiation with the owner of the adjoining agricultural land. This will initially be by an option to purchase and the freehold sale will take place when the option is triggered.

Location Plan – Site Extent Subject to Survey (Not to Scale)

