

**WILTSHIRE COUNCIL**

Wootton Bassett and Cricklade Area Board  
12 OCTOBER 2011

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**COMMUNITY ASSET TRANSFER****Executive Summary**

This report deals with an application for the transfer of land adjacent to hall which is situated in Bushton to Clyffe Pypard Parish council in accordance with Wiltshire Council's Community Asset Transfer Policy.

**Proposal**

The Area Board is asked to consider an application submitted by Clyffe Pypard Parish Council for the transfer of land adjacent to hall in Bushton located at Smiths farm Bushton, adjacent to Village Hall (see map attached at Appendix 1). The applicants' proposal is set out at Appendix 2.

**Reasons For Proposal**

This proposal supports and implements Wiltshire Council's Community Asset Transfer Policy.

**Recommendation**

The Area Board is recommended to

- 1) Approve the transfer subject to the following conditions

*\* this selection will depend on the advice of SPS - disposal of strategic assets will require Cabinet approval, disposal of non-strategic assets is delegated to the Area Board. SPS will provide conditions.*

Alison Sullivan  
Wootton Bassett and Cricklade Community Area Manager

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### **COMMUNITY ASSET TRANSFER**

#### **Purpose of Report**

1. The Area Board is asked to consider an application submitted by Clyffe Pypard Parish council for the transfer of land adjacent to its village hall in Bushton located adjacent to Smiths farm Bushton, ( see map attached at Appendix) . The applicants' proposal is set out at Appendix 2.

#### **Background**

2. Wiltshire Council is supporting the principle of the transfer of community assets in order to empower and strengthen local communities. The Council believes that transferring appropriate public assets to communities leads to more responsive services that better meet local people's priorities.
3. Transfer of an asset can also provide the opportunity to lever more resources into a community and provide a more accessible and responsive base from which to deliver local services.
4. A community group or organisation can benefit from greater financial stability and build confidence through having ownership (or long term security through a lease) of a physical asset. This financial sustainability can help the organisation become less dependent on grants, provide security for further borrowing and opportunities for further growth.
5. Typically, organisations that would be considered appropriate are Voluntary and Community Groups/Associations, Town or Parish Councils, Trusts or Charities, or Social Enterprise Groups.

#### **The application before the Area Board**

6. The application from Clyffe Pypard Parish council is attached at Appendix 2 and relates to the transfer of Land adjacent to the village hall in Bushton located at Smiths farm Bushton.
7. The application was submitted in accordance with the Council's application process and meets the requirements for consideration by the Area Board.
8. The Community Area Manager has consulted with Strategic Property Services. Local consultation has been undertaken by the applicant in

accordance with the application checklist and the outcome of the consultation is included within the application.

### **The views of Council officers**

9. On behalf of the Council, Strategic Property Services (who have overall responsibility for the Council's estates and property) has provided the following observations to the Area Board.
10. The land required for this project forms part of the Council's Rural Estate and has been securely let to one of its Tenants for several years. This tenant has kindly agreed to relinquish this land from his secure tenancy to facilitate this transfer providing that the land is used for community use only
11. A report on title is provided in Appendix
12. **Main issues for consideration by the Area Board**
13. We are informed by the applicant that there is strong local demand and support for this project to proceed.

### **Recommendation**

14. Having carefully considered the application and the views of Council officers, the Area Board is invited to
  - 1) Approve the transfer

Alison Sullivan  
Wootton Bassett and Cricklade Community Area Manager

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