

## DECISION NOTICE – COMMUNITY RIGHT TO BID

**Reference: 2017.001**

20 March 2017

<b>Proposed Asset of Community Value</b> – Chelston Rise Inner Triangle Amenity Area
<b>Nominated By:</b> Chelveston-cum-Caldecott Parish Council – 20/1/17
<b>Deadline for listing decision:</b> 20/3/17
<b>Current Owner</b> – Chelston Rise Estate Management Limited.
<p><b>Action Taken Prior to Decision</b></p> <p><i>Notification to current owner of nomination</i></p> <ul style="list-style-type: none"> <li>• <i>Consultation with Chair of Policy and Resources Committee (Cllr R Lewis) and Ward Members (Cllrs G Harwood &amp; P Whiting) as required under Council's Community Right to Bid Policy</i></li> <li>• <i>Review of previous CRB decisions in relation to this site</i></li> </ul>
<p><b>Considerations</b></p> <p><i>Does the proposed asset meet the definition of an asset of community value specified in Section 88 (1) paragraphs (a) and (b) of the Localism Act 2011, i.e. the main (i.e. non-ancillary) use furthers the social wellbeing or social interests of the local community, or has recently done so, and is likely to do so in the future (during the next five years)?</i></p> <p><i>History of the Site</i></p> <ul style="list-style-type: none"> <li>• The land has been in use as a Play Area since being purchased by a private company in 2010 and was also a Play Area for families on the MOD site prior to that.</li> </ul> <p><i>Evidence of recent community use that furthers the social wellbeing or social interests of the local community provided by the nominators:</i></p> <ul style="list-style-type: none"> <li>• The play area is the only one in the parish and therefore serves a continued need. The amenity land has been, and will continue to be, used for informal social events (eg summer BBQs, Queens Diamond Jubilee party, resident activities) as well as for children's sports (eg football).</li> </ul> <p><i>Evidence of Future Community Use</i></p> <ul style="list-style-type: none"> <li>• The Parish Council foresee continuing with the current uses as listed above</li> </ul> <p><i>Does the proposed asset meet any of the criteria for exemption specified in Section 88 (3) and associated regulations?</i></p>

There is no evidence that the asset meets any of the criteria for exemption. The adjacent properties appear to have been now sold, removing the barrier to listing previously in existence.

*The views of the Chair of Policy and Resources Committee and Ward Member*

- Cllr R Lewis (Chair of Policy and Resources Committee) was supportive of listing as despite the distance from the centre of the village, in his view the site has clearly been used by the residents for a variety of activities, some of which could not easily be held elsewhere in the village.
- Cllr G Harwood (Councillor for Higham Ferrers Lancaster Ward) stated he was supportive of the Parish Council's bid to have the Chelston Rise Inner Triangle Amenity Area listed as an Asset of Community Value

**Decision**

**Having considered all the factors above, it is my view that the nominated asset falls within the category of an asset of community value as defined by the Localism Act and associated regulations and that it should be listed as such by this council.**



**Sharn Matthews**  
**Executive Director**  
**20/3/17**