

Record of officer decision

Decision title:	Freehold Community Asset Transfer (CAT) of land at Ecroyd Park Credenhill to Credenhill Parish Council
Date of decision:	14.02.24
Decision maker:	Strategic Assets Delivery Director
Authority for delegated decision:	Corporate Services' scheme of delegation dated July 2023 updated August 2023 (line 35) gives the Strategic Assets Delivery Director the authority to take the decision
Ward:	Credenhill
Consultation:	With Cabinet Member and Local Member who are both supportive of the transfer of the land
Decision made:	To transfer the freehold interest in land at Ecroyd Park Credenhill to Credenhill Parish Council (CPC)
Reasons for decision:	<ul style="list-style-type: none"> • Herefordshire Council own a small piece of land which is designated as public open space at Ecroyd Park Credenhill • CPC have obtained funding and wish to provide a playground for local children on the land and have submitted a costed business case under the council's community asset transfer policy requesting that the freehold in the land is transferred to them. • The land comprises an isolated small plot unsuitable for alternative development and is maintained by the council under the public realm contract • The application is supported by expressions of support from local residents including children who wish the land to be retained and protected for use by the local community and believe this is best achieved by the outright ownership of the land being vested in CPC • Public open space is valued at nominal values for the purposes of asset valuations • The application was considered by the council's CAT evaluation panel which recommended in principle that the transfer proceed at nominal consideration • A transfer of the land will contain a covenant restricting its future use to public open space and provide for clawback in the event it ceases to be used for such purposes and would be on the basis that the council's legal and other costs in the matter are paid for by CPC
Highlight any associated risks/finance/legal/equality considerations:	The council's legal team will deal with the transfer to ensure the council's position is protected.
Details of any alternative options considered and rejected:	None
Details of any declarations of interest made:	None

Signed..... Date: 22.02.24
 Strategic Assets Delivery Director