

From mountain to sea

# Asset Transfer Annual Report

31st March 2018

This is Aberdeenshire Council's first Asset Transfer Annual Report and covers the period 2017 to 2018. During this first year we have developed a new Asset Transfer webpage, updated our application forms and streamlined our request process.

The Council is keen to support asset transfer and recognises that community ownership of assets can:

- generate long term sustainable revenue streams for community organisations making them more sustainable.
- instil a heightened sense of civic pride and responsibility.
- provide local people with a meaningful stake in the future development of the place in which they live and/or work.
- contribute to more effective and more intensive use of local resources.
- be used as leverage to draw in new finance and expand the level of community activity.
- improve the quality of the relationship between individuals, the community and the Council.
- provide new opportunities for local learning and community capacity building

**Section 95 of the Community Empowerment Act** requires Aberdeenshire Council to publish an annual report setting out:

- the number of asset transfer requests received.
- the number of such requests which the Aberdeenshire Council has either agreed to or refused.
- the number of agreed requests which have resulted in the transfer of ownership, a lease or conferral of other rights.
- the number of appeals which have been allowed, dismissed or have resulted in any part of the decision of Aberdeenshire Council being varied or reversed.
- any action taken by Aberdeenshire Council to promote the use of asset transfer requests and to support a community transfer body or community organisation in the making of an asset transfer request.

## Community Empowerment Legislation

The Community Empowerment (Scotland) Act 2015 moves forward from a voluntary approach by the public sector, and introduces a right for community bodies to make requests to all local authorities to either own or buy an asset.

A request can be made in relation to any land or building which is owned or leased by the relevant authority.

The Act requires local authorities to transparently assess requests against a specified list of criteria, and to agree the request unless there are reasonable grounds for refusal.



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## Aberdeenshire Council Asset Transfer Process

Community Group contact the relevant Area Manager. This can either be an informal Expression of Interest or a formal Asset Transfer request

Informal

Formal

Request considered by Local Asset Transfer Group and information communicated to Community Group giving advice, information, signposting and support as necessary.

Group withdraws

No

Group decide whether to continue to formal application

Yes

Community group submit a formal application including a business case, an indication of social return on investment and a financial plan demonstrating sustainability of the project. This is reviewed and information fed back as necessary. Once all the documents are received the application is considered valid.

Within 6 months

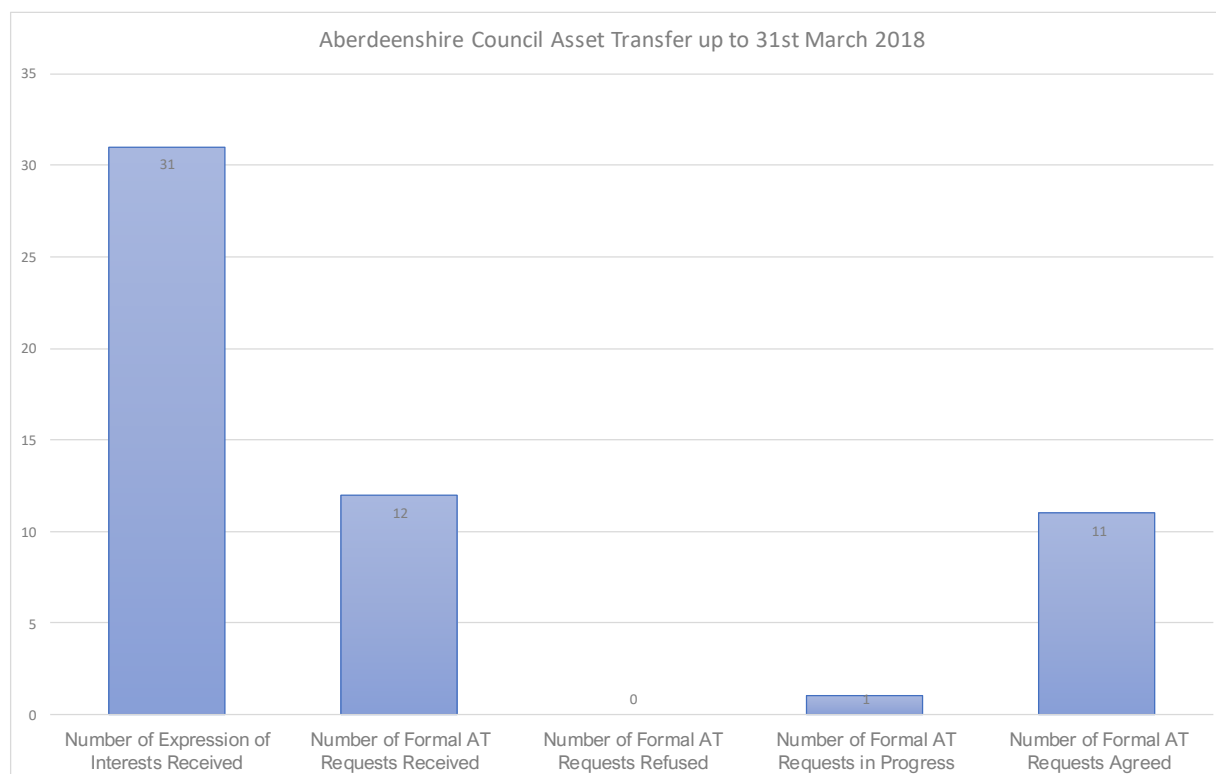
The application will be considered by the Local Asset Transfer Group and Area Committee (where appropriate). A decision notice along with information about the appeals process will be issued to the community group.

The Council's Asset Transfer process offers groups the option to engage in an informal Expression of Interest (EOI) prior to making a full application. This allows the group to be supported and provided with relevant information to support the development of a formal asset transfer request. Not all EOI applications progress to a formal stage as groups may decide to withdraw for a number of reasons. Similarly some groups do not feel the need to make an EOI application and progress directly to the formal stage.



A formal application is accompanied by a business case, an indication of social return on investment and a financial plan demonstrating how the community group will sustain the running of the property. The relevant Area Committee make the final decision on the application, with the option of an appeal if the group are unhappy with the decision made.

## From mountain to sea



### A Number of informal Expression of Interest applications received by area: 31

#### Banff and Buchan—5

Canal Park and Princess Royal Stadium – Did not progress  
 Land at Deveron Terrace, Banff – Did not progress  
 Portsoy Caravan Park – Did not progress  
 Banff Town Hall - Did not progress  
 Former Trinity and Alvah Church – Did not progress

#### Formartine—4

Ythan Centre, Ellon – In progress  
 Markethill Primary School, Turriff x 2 – Did not progress  
 Land adjacent to Turriff Caravan Park – Did not progress

#### Garioch—6

Kintore Townhouse—In progress  
 Market Place School, Inverurie—In progress  
 Hatton of Fintray School House—Did not progress  
 Lawsonsdales Playing Fields, Westhill—Did not progress  
 Strathburn Park, Inverurie—Did not progress  
 Birley Bush, Kemnay—Did not progress



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### **Kincardine and Mearns—10**

Former Community Centre, Laurencekirk – In progress  
St Laurence Hall, Laurencekirk – In progress  
Beach Toilets, Stonehaven – In progress  
Mill of Benholm, Johnshaven – In progress  
Tolbooth Museum, Stonehaven – In progress  
Newtonhill Allotments – Did not progress  
Beach Pavilion, Stonehaven x 4 - Did not progress

### **Marr—6**

Banchory Skatepark – In progress  
Networks of Wellbeing - In progress  
Banchory Heritage Centre - Did not progress  
Banchory Men's Shed - Did not progress  
Books Abroad, Rhynie - Did not progress  
Kinnor Hall - Did not progress

### **B. Number of formal Asset Transfer requests in progress: 1**

#### **Marr—1**

Lumsden Community Association — Public Toilets

### **C. Number of formal Asset Transfer requests agreed: 11**

#### **Banff and Buchan—2**

People First Fraserburgh – 51 Mid Street, Fraserburgh  
Portsoy and District Community Association – Sports Pavilion and Associated Land

#### **Buchan—1**

MACBI, Mintlaw— Mintlaw Library and adjacent parking area

#### **Formartine—2**

Turriff and District Heritage Society—Municipal Buildings and High Street public toilets, Turriff  
Ellon Castle Gardens—Deer Park, Ellon

#### **Garioch—1**

SensationALL—Westhill Old Schoolhouse

#### **Kincardine and Mearns—4**

Stonehaven Men's Shed-Beach Pavilion, Stonehaven  
Portlethen Men's Shed – former Toilet Block  
The Furniture Lodge, Cowie Lane building  
Stonehaven Men's Shed -Green Pavilion, Stonehaven

#### **Marr—1**

Alford & District Men's Shed—Old Alford Academy Technical Block off Murray Terrace



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### D. Other Information

#### **Banff and Buchan**

- Portsoy and District Community Association – Sports Pavilion and Associated Land – **Transfer of Ownership**

#### **Formartine**

- Turriff and District Heritage Society—Municipal Buildings and High Street public toilets, Turriff – **Transfer of Ownership**
- Ellon Castle Gardens—Deer Park, Ellon— **Transfer of Ownership**

There were no refusals or appeals to any formal asset transfer requests received.

Any group who has enquired about the asset transfer process has been fully supported in completing their application and looking for possible funding.

### Aberdeenshire Council Area Manager Contacts

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#### **Banff and Buchan**

Email: [banffandbuchanamo@aberdeenshire.gov.uk](mailto:banffandbuchanamo@aberdeenshire.gov.uk)  
Tel: 01467 537131

#### **Buchan**

Email: [buchanareaoffice@aberdeenshire.gov.uk](mailto:buchanareaoffice@aberdeenshire.gov.uk)  
Tel: 01467 537634

#### **Formartine**

Email: [formartineareaoffice@aberdeenshire.gov.uk](mailto:formartineareaoffice@aberdeenshire.gov.uk)  
Tel: 01467 538439

#### **Garioch**

Email: [garioch@aberdeenshire.gov.uk](mailto:garioch@aberdeenshire.gov.uk)  
Tel: 01467 539371

#### **Kincardine and Mearns**

Email: [kincardine&mearnsareaoffice@aberdeenshire.gov.uk](mailto:kincardine&mearnsareaoffice@aberdeenshire.gov.uk)  
Tel: 01467 534684

#### **Marr**

Email: [marrareaoffice@aberdeenshire.gov.uk](mailto:marrareaoffice@aberdeenshire.gov.uk)  
Tel: 01467 536421