



DECISION OF COUNCILLOR FELICITY BAKER

THE EXECUTIVE MEMBER FOR COMMUNITY SERVICES AND SAFETY, TOURISM AND LEISURE, CORPORATE COMMUNICATIONS, CUSTOMER SERVICES, LIBRARIES AND LICENSING.

WITH ADVICE FROM
THE DIRECTOR OF DEVELOPMENT AND ENVIRONMENT

DECISION NO 16/17 DE 257

SUBJECT: Asset Transfer - Transfer of Avonway Hall, Portishead, to Community Ownership and Operation

Background: Avonway Hall is a small community hall with kitchen and toilet facilities located in the town of Portishead. A well-used facility the hall is a base for a number of community activities including dance, baby groups, exercise classes and martial arts. Situated on the first floor of a building above retail units the facility is leased to the authority for a peppercorn rental. The authority pays the owners of the building a contribution of circa £800 per year towards buildings insurance. The authority has a full repairing lease on the building.

The facility currently runs at a small operational surplus each year; however there is a capital liability. It is managed remotely by the Leisure and Culture Service through the Campus and Halls Team.

Changes to the staffing arrangements present an opportunity to consider the transfer of the control of the hall to a community operator. The use of volunteers will enable a community operator to ensure the ongoing sustainability of the facility as a community asset.

DECISION: To identify potential community operators of the facility and transfer Avonway hall, under a full repairing lease, to a suitable Community partner/operator.

Reasons: To ensure the future provision and sustainability of a community asset whilst reducing the Councils liability by transferring the asset to community control.

Other Alternatives Considered:

- Do nothing and continue to operate the facility.
- Close the facility

Risk Assessment:

- Continuing to operate the facility directly incurs costs in officer time and corporate Property costs e.g. Compliance costs
- Closure of the facility will result in the loss of a valuable community asset
- Liability for all repairs and maintenance currently sit with NSC

Financial Implications:

- Indirect and direct savings achieved
- Removal of asset and associated liabilities from NSC Portfolio

Signed.....Executive Member for Community Services and Safety, Tourism and Leisure, Corporate Communications, Customer Services, Libraries and Licensing.

Dated.....

Confirmation of Advice Given

Signed: Director of Development & Environment

Dated: