

EAST AYRSHIRE COUNCIL

HOUSING COMMITTEE - 7 NOVEMBER 2001

PROPOSED DISPOSAL OF LAND AT 6 CESSNOCK AVENUE, HURLFORD

Report by Director of Homes and Technical Services

1. PURPOSE OF REPORT

- 1.1 To request that Committee declare surplus to requirements an area of ground extending to 145 square metres (shaded on attached drawing) at the side of 6 Cessnock Avenue, Hurlford and authorises disposal of same to Mr and Mrs C McGaw the owners of 6 Cessnock Avenue..

2. BACKGROUND

- 2.1 Mr and Mrs McGaw wish to purchase the land shown on the attached plan to enable them to create a runway, build a garage for their own use and extend their garden ground. Planning permission would be required for such a project.
- 2.2 The area of ground in question is currently held on the Housing Revenue Account and accordingly any decision to declare the ground surplus to requirements requires the approval of this Committee.

3. CURRENT POSITION

- 3.1 The Local Member has been consulted and offers no objections to the sale of the land.
- 3.2 The Director of Development Services has carried out preliminary negotiations with Mr and Mrs McGaw and anticipates that a capital receipt of £1070 will be realised.

4. FINANCIAL IMPLICATIONS

- 4.1 Any income received from the sale which will be a receipt to the Housing Capital Account.

5. POLICY IMPLICATIONS

- 5.1 It is normal Council Policy to advertise building land for sale on the open market unless there are special reasons to do otherwise.
- 5.2 It is considered that the above Policy does not apply in this instance as the only persons with an interest in acquiring this area of ground are the adjoining owners namely Mr and Mrs McGaw.

6. LEGAL IMPLICATIONS

- 6.1 As the area of ground is held on the Housing Revenue Account the consent of the Scottish Executive to the disposal is required in terms of section 12(7) of the Housing (Scotland) Act 1987.

7. RECOMMENDATIONS

7.1 It is recommended that:

- (i) The land be declared surplus to requirements and disposed of to Mr and Mrs McGaw, the owners of 6 Cessnock Avenue, Hurlford; and
- (ii) The Director of Development Services be authorised to finalise negotiations for the sale.

James Lavery
Director of Homes and Technical Services
16 October 2001

LIST OF BACKGROUND PAPERS

Nil

For further information please contact John Pickering, Area Manager (Kilmarnock South and Irvine Valley Area) on 01563 – 554656.

Implementation Officer :Sam McVie, Principal Surveyor Department of Development Services on 01563—576099.

AGENDA