

# Community Asset Transfer

## Stage 1: Expression of Interest

Dumfries and Galloway Council is committed to Community Asset Transfer ('CAT') where that will bring benefits to our local communities. All Community Transfer Bodies (CTBs) wishing to apply for an asset through Dumfries and Galloway Council's Community Asset Transfer Procedure should complete this application form.

Completion of this form opens engagement with the Council and allows us to allocate support to your group via our local Ward Officers who work closely with local partners. When you express an interest we will provide you with a local point of contact and support and advice help you work your way through all aspects of the asset transfer process.

The formal asset transfer process can involve detailed business planning and it is important that groups receive good advice prior to this stage. Stage 1 is a pre application stage to allow groups to consider fully what is required in the business plan which forms the basis of the formal asset transfer request. If your group wishes

If your group wishes to apply for an asset through Dumfries and Galloway Council's CAT process, please complete this expression of interest form and send to the Community Development and Empowerment Manager (contact details below).

### **Community Development and Empowerment Manager**

Communities Directorate  
Dumfries and Galloway Council  
Municipal Chambers  
Buccleuch Street  
Dumfries  
DG1 2AD

Tel: 030 33 33 3000

Email: [CommunityAssetTransfer@dumgal.gov.uk](mailto:CommunityAssetTransfer@dumgal.gov.uk)

**1. Please provide details of the organisation making the application**

Name of Organisation	Castle Douglas Community Centre Development Trust
Address of Organisation	Castle Douglas Community Centre, Cotton St., Castle Douglas, DG7 1AJ
Telephone Number	01556 504879
E-mail Address	castledouglas.communitycentre@btconnect.com

**2. Please provide your contact details**

Your Name	[REDACTED]		
Contact Address	[REDACTED]		
Telephone Number	[REDACTED]	Fax Number	[REDACTED]
E-mail Address	[REDACTED]		
Position in the Organisation	Chairman of the Board of Trustees		

**3. Structure of the organisation**

What type of organisation are you?	SCIO Number SC049075
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Do you have a formal constitution, governance document or set of rules? Yes  No

**4. What is the structure and purpose of your organisation?**

How many people are involved in your organisation, ie:-

Management Committee	<input type="checkbox"/>	Paid part-time staff	<input type="checkbox"/>	2	Paid Full-Time Staff	<input type="checkbox"/>	Volunteers	<input type="checkbox"/>
Others	<input type="checkbox"/>	Please provide details of other posts below						

There are eight members of the Board of Trustees

When was the organisation established? February 2019

**5. Please tell us about the asset (building or land) you are interested in**

Name of Asset	Print Room & Repographics Room
Address of Asset	St John's Annexe, Castle Douglas Community Centre Cotton St Castle Douglas DG7 1AJ

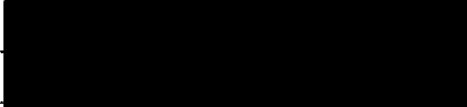
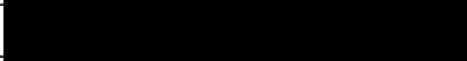
Type of transfer you are interested in (transfer of ownership or leasing). If leasing, what length of lease is required?

Lease - 23 years to match remaining period of the lease for the rest of the Community Centre complex with the right to purchase included.

6. Please use next page to tell us, using no more than one side of A4 paper

A. What do you want the asset for?

B. What benefits will this bring to the local community?

Signed		Position	Chairman of the Board of Trustees
Name		Date	16th MARCH 2021

Completed applications should be emailed to [CommunityAssetTransfer@dumgal.gov.uk](mailto:CommunityAssetTransfer@dumgal.gov.uk)

Or by post to:

**Community Development and Empowerment Manager**  
Communities Directorate  
Dumfries and Galloway Council  
Municipal Chambers  
Buccleuch Street  
Dumfries  
DG1 2AD

**SUBMIT**

In the initial discussions with Dumfries & Galloway Council the two rooms known as "The Print Room" i.e the Print Room and the Repographics Room both in St John's Annexe were to be included in the transaction but prior to the completion of the Asset Transfer these two rooms were withdrawn from the deal. The rest of the Community Centre was taken on by way of a 25 year lease with the right to purchase included. The lease also included a clause whereby Dumfries & Galloway Council were responsible for a portion of the total energy costs relating to the St John's Annexe as a contribution to cover the energy costs incurred by the Print room complex. This contribution currently is 70% of Electricity costs and 40% of Gas costs.

The Board of CDCCDT fully recognises the benefits the Print Room project brings to the users thereof and in no way is looking to displace them as a consequence of this proposed transaction. If this application were successful it is envisaged that the current contribution to energy costs would be replaced by an mutually acceptable rental agreement.

In proposing this Asset Transfer transaction the Board is looking to revert to the original plan and bring all the spaces/rooms within the Castle Douglas Community Centre under the management of the Castle Douglas Community Council Development Trust.