

Previously known as the **Right to Buy**, the Assets of Community Value proposal allows a community, group or individual to 'list' a site which they consider to be delivering a valuable service or public facility. This does not give the community the presumption of first refusal to buy the site if it comes up for sale, nor any moves towards compulsory purchase. However, 'listing' delays any possibility of immediate disposal of the site which may prevent a community acquiring it. The local authority is required to hold a list of assets nominated by the community where an application to list has gone through the process prescribed in the Bill. If the owner wishes to dispose of the asset, they must inform the local authority and a moratorium period is then imposed during which the community has the chance to mount a proposal to the owner to purchase the site.

The process for listing an Asset of Community Value is as follows:

- A community (a parish council, town council, individual or group) or the local authority itself can nominate the site
- The local authority assesses the claim that the site has community value and, if appropriate, prepares to list the site by informing the site owner who may ask for a review of that decision
- The local authority must maintain a public register of listed sites and of unsuccessful listings
- If disposal is planned by the site owner, they must notify the local authority and a moratorium period begins during which time negotiations with the community can take place
- If no progress is made for transfer of the site to the community during the moratorium period, the site is removed from the list.

All the assets (as detailed below) that have been nominated and accepted on the Asset Register are considered to be buildings and uses of some considerable longstanding in the local community and with which local people have a strong affinity (as evidenced by the LNP Community Survey).

- i. Norfolk Gardens
- ii. Maltravers Gardens
- iii. Littlehampton Leisure Centre
- iv. Windmill Theatre.

Proposals that will enhance the viability and/or community value of the above assets will be supported. Otherwise, proposals that result in either the loss of the asset or in significant harm to the community value of an asset will be resisted, unless it can be clearly demonstrated to the local community, and the Town Council that the operation of the asset, or the ongoing delivery of the community value of the asset, is no longer financially viable.

The inclusion of these sites on the local planning authority's register of Assets of Community Value provides an appropriate community organisation, including the Town Council, with an opportunity to bid to acquire on behalf of the local community the asset once placed on sale on the open market. The Plan supports further nominations to the Asset Register if it can be proved that they have an importance to the life and enjoyment of the local community