

EMBSAY
WITH
EASTBY
PARISH
COUNCIL
TENANTED
ASSETS
NOT OWNED
BY THE
PARISH
COUNCIL

LAND & PROPERTY

ASSET	LOCATION/ CUSTODIANSHIP	SIZE	ACQUISITION DATE	SUPPLIER DONOR	PURCHASE PRICE	VALUE 2020	REPLACEMENT COST	SUM INSURED 2020	COMMENTS
Recreation Ground	Main Street, Emsay	–	–	Land donated by W. Brooksbank				N/A (tenanted)	Owned by Brooksbank but given to PC for use as recreation ground. If use as recreation ceases, must be offered back to Messrs Brooksbank (cannot be sold without relevant permission from appropriate government department).
Millholme Plot	Plot of land off Millholme, Emsay (opposite Nature Reserve)		1989	Leased from PR Proctor & Sons Ltd (999 years from 1989)				N/A (tenanted)	Ground rent of £1 peppercorn (if demanded). plan on file. Leased on peppercorn rent from Peter Proctor, house builder, on 999year lease

Nature Reserve	Land between Millholme Rise and Emsay Beck, Emsay	1.1	1992 (October)	Purchased from Courtalds Textiles	£1.00	10,000	Copy of conveyancing document on file. PC owns flat bit of land; sloping land owned by Peter Proctor and leased to PC on peppercorn rent(999year lease). Planning permission given for Nature Reserve only. Copy of conveyancing document on file. Professionally valued in October 2011 representing market value of freehold interest with benefit of vacant possession
Village Institute and War Memorial Garden	Main Street Emsay	–	1973 (June)	Land donated by W. Brooksbank	£900,000	Insured by Village Institute Charity Trustees	Parish Council holds upon trust for the purpose of the Village Hall. PC custodian trustee only.
Bus Shelter Plot	Skipton Road, Emsay	–	1967			N/A (tenanted)	Owned by Electricity Board. License agreement shared with Yorkshire Electricity sub-station; agreement to use and occupy dated 10 October 1967.

Bus Shelter Plot

East Lane, Emsay

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1989

Original lease from A Smith dated 23 July 1959 for 25 years (now deceased); daughter is Mrs Hollows, St Anne's, who is paid annual rent of 50p per year as owner of the field. Structure owned by parish council. Bus shelter agreement with Ribble Motors dated 9 February 1967. Electricity agreement date 1 Sept 1965.

N/A (tenanted)

Emsay Allotment

Off Shires Lane

Chatsworth Estate (Parish Council leases)

Agreement with trustees of the Chatsworth Settlement, signed as a counterpart lease (i.e. two identical copies, one to each of the parties). Terms of the lease 10 years commencing 25 March 2005. Rent Review after 5 years (Parish Council pays annual rent of £300); Parish Council responsible for any VAT payable on rent and any rates on the leased property. Agreements signed by all tenants. Annual review of allotment rents by Parish Council. Water supplied to both allotments, installed in 2005. Reviewed 2017

N/A (tenanted)

Eastby Allotment	Off Barden Road	Chatsworth Estate (Parish Council leases)		N/A (tenanted)	As above
Elm Tree Square Plant Bed	Elm Tree Square, Emsay		see sheet no. 1 valuation 1200	N/A (tenanted)	Agreement - Highways Act 1980 (dated 27 June 1987).
Car Park	Main Street Emsay	Craven District Council (Parish Council leases)		N/A (tenanted)	Agreement - CDC (dated Jan 2018).
Dec-11					
Sep-15					
Apr-16					
Apr-17					
Apr-18					
May-19					
Last Review Feb 2020					