



Northumberland County Council

REGISTER OF ASSETS OF COMMUNITY VALUE

NOTICE OF INTENTION TO DISPOSE OF A COMMUNITY ASSET SECTION 95 (2) OF THE LOCALISM ACT 2011

Asset of Community Value	The Forge Inn Ulgham Morpeth NE61 3AN
Asset Nominated by	Ulgham Parish Council
Receipt of Asset Disposal Notice	4th September 2023
Interim Moratorium End Date	16th October 2023
Full Moratorium End Date	5th March 2024
Protected Period End Date	5th March 2025

Northumberland County Council (the Council) hereby gives notice that on the **4th September 2023** received confirmation from the owners of The Forge Inn, Ulgham, which is listed as an Asset of Community Value under the Localism Act 2011, of their intention to dispose of the property.

The Council invites any eligible community interest group to express an interest to be treated as a potential bidder for the Asset by **16th October 2023**.

An eligible community interest group is any community interest group that has a local connection with the land and falls within one of more of the following categories:

- (a) A charity
- (b) A community interest company
- (c) A company limited by guarantee that is non-profit distributing
- (d) An industrial and provident society that is non-profit distributing, registered at the time of the Co-operative and Community Benefit Societies Act 2014, thereafter a Co-operative or Community Benefit Society.

The owner of the Asset may not dispose of the Asset during this 6 week period starting from the date the Council received the notification from the owner of their intention to dispose of the Asset (the interim moratorium period) and ending on **16th October 2023**. During the interim moratorium period a community interest group may request in writing to be treated as a potential bidder for the Asset. If the Council receives such a request this will trigger the full moratorium period and the Council will inform the owner who may not then dispose of the Asset during the remainder of the 6 month moratorium period unless it is to a community interest group. If no community interest group requests to be treated as a potential bidder during the 6 week interim moratorium period then the owner may proceed to dispose of the Asset without further restriction for 12 months. If no agreement is reached at the end of the full moratorium, the owner will be free to dispose of the property without further restriction for 12 months from that date.

Please send expressions of interest in writing to: Iain Hedley, Economic Growth & Regeneration Team, Northumberland County Council, County Hall, Morpeth, NE61 2EF or by email to: Iain.Hedley@northumberland.gov.uk