

## COMMUNITY EMPOWERMENT (SCOTLAND) ACT 2015

### ASSET TRANSFER REQUEST FORM

#### North Lanarkshire Council

This Community Asset Transfer request form must be completed to make a formal request. This form will help you to make sure you include all the required information.

You should read the asset transfer guidance provided by the Scottish Government before making a request. The council may also provide additional guidance on scheme.

You are strongly advised to contact the council and discuss your proposals before making an asset transfer request.

When completed, this form and supporting documentation should be sent to [communitymatters@northlan.gov.uk](mailto:communitymatters@northlan.gov.uk)

This is an asset transfer request made under Part 5 of the Community Empowerment (Scotland) Act 2015.

#### Section 1: Information about the community transfer body (CTB) making the request

1.1 Name of the CTB making the asset transfer request

Glenmavis Community Group

1.2 CTB address. This should be the registered address if you have one.

Postal address: 100 Coatbridge Road Glenmavis

Postcode: ML6 ONJ

1.3 Contact details. Please provide the name and contact address to which correspondence in relation to this asset transfer request should be sent.

Contact name: [REDACTED]

Postal address: [REDACTED]

Postcode: [REDACTED]

Email: [REDACTED]

Telephone: [REDACTED]

X We agree that correspondence in relation to this asset transfer request may be sent by email to the email address given above. *(Please tick to indicate agreement)*

*You can ask the relevant authority to stop sending correspondence by email, or change the email address, by telling them at any time, as long as 5 working days' notice is given.*

- 1.4 Please mark an "X" in the relevant box to confirm the type of CTB and its official number, if it has one.

	Company, and its company number is .....	
	Scottish Charitable Incorporated Organisation (SCIO), and its charity number is SCO54346	X
	Community Benefit Society (BenCom), and its registered number is .....	
	Unincorporated organisation (no number)	

**Please attach a copy of the CTB's constitution, articles of association or registered rules.**

- 1.5 Has the organisation been individually designated as a community transfer body by the Scottish Ministers?

No ☒

Yes ☐

Please give the title and date of the designation order:

- 1.6 Does the organisation fall within a class of bodies which has been designated as community transfer bodies by the Scottish Ministers?

No ☒

Yes ☐

If yes what class of bodies does it fall within?

Community controlled body

### **Information about the land and rights requested**

- 1.7 Please identify the land to which this asset transfer request relates.

*You should provide a street address or grid reference and any name by which the land or building is known. If you have identified the land on the relevant authority's register of land, please enter the details listed there.*

*It may be helpful to provide one or more maps or drawings to show the boundaries of the land requested. If you are requesting part of a piece of land, you must give a full description of the boundaries of the area to which your request relates. If you are requesting part of a building, please make clear what area you require. A drawing may be helpful.*

Glenmavis Community Centre

Coatbridge road

Glenmavis

ML6 0NJ



1.8 Please provide the UPRN (Unique Property Reference Number), if known.

*If the property has a UPRN you will find it in the relevant authority's register of land.*

UPRN: 90008227

## Section 2: Type of request, payment, and conditions

2.1 Please tick what type of request is being made:

☒ for ownership (under section 79(2)(a)) - go to section 3A

☐ for lease (under section 79(2)(b)(i)) – go to section 3B

☐ for other rights (section 79(2)(b)(ii)) - go to section 3C

### 3A – Request for ownership

What price are you prepared to pay for the land requested?

Proposed price: £ 55,537.00

Please attach a note setting out any other terms and conditions you wish to apply to the request.

### 3B – request for lease

What is the length of lease you are requesting?

N/A

How much rent are you prepared to pay? Please make clear whether this is per year or per month.

Proposed rent: £ N/A per

Please attach a note setting out any other terms and conditions you wish to be included in the lease, or to apply to the request in any other way.

### 3C – request for other rights

What are the rights you are requesting?

N/A

Do you propose to make any payment for these rights?

Yes ☐

No ☐

If yes, how much are you prepared to pay? Please make clear what period this would cover, for example per week, per month, per day?

Proposed payment: £
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Please attach a note setting out any other terms and conditions you wish to apply to the request.

### **Section 3: Community Proposal**

3.1 Please set out the reasons for making the request and how the land or building will be used

Following closure of the asset by North Lanarkshire council we would like to purchase the property from North Lanarkshire Council to ensure our local community has a venue where we can meet, socialise and provide community groups a home for the future.

Glenmavis community group are a local charity registered with OSCR who are looking to purchase the closed community centre in Glenmavis, our proposal would be to reopen the community centre for community groups who used to hire from North Lanarkshire council and to open up to new groups who require a space to run events. We propose the use the building for the following.

Continued use by local youth organisations such as Boys brigade who sadly since closure of the community centre have seen a downturn in attendance by local youths. We look to ensure they can return to the community centre and boost numbers again as they are a vital part of the local community.

We propose expanding usage to include local Army Cadets on a lease/hiring agreement, Army cadet force would bring strong values to the community and provide another local youth group for kids between the age of 12-18. We propose the cadets would have access to the community centre 2 nights a week 4 hours per night and 1 Saturday per month.

Part of our proposal is the reintroduction of afternoon tea for local senior citizens, currently they are restricted with access to the local church hall and would welcome access to the community centre again.

Before closure the community centre was hired out to a local Zumba club, we would propose this hiring's is reintroduced as the same hiring rates as well as opening to other fitness groups such as Karate and Martial arts.

Our plan for most weeks is to make the community centre available for Kids birthday parties, community events, and functions. To facilitate kid's parties and local hiring we propose reopening the kitchen area for hiring and we are currently looking ahead to 3-5 years opening a local café.

We plan to use the office area as a small IT room where local residents could be trained on computer systems by an external training provider.

To make all this possible we will be applying for £100,000.00 CAT fund to remove the play park, fill in pot holes in the car park, decorate the community centre internally, replace any infrastructure issues identified on condition survey and completed much needed external grounds maintenance.

More detail will be provided in section 3.2 and business case attached.

### **Benefits of the proposal**

3.2 Please set out the benefits that you consider will arise if the request is agreed to.

*This section should explain how the project will benefit your community, and others. Please refer to the guidance on how the relevant authority will consider the benefits of a request.*

### **Improve economic opportunities and outcomes**

Our community council group is committed to strengthening the local economy by creating opportunities for residents. Securing this asset will enable us to provide a central, accessible hub for skills development that directly benefit our community. The asset will be used to provide a locus for local groups to utilise the building, the profits from which can be reinvested to retain economic value.

This facility will be used to equip residents with skills that improve employability and job prospects through activities such as volunteering to build practical skills which will enhance career prospects, support workforce development, and reduce unemployment in the area.

The asset will enable initiatives that keep economic value within the community by utilising local suppliers and trades when delivering services for community-led projects.

By providing a stable, accessible hub, the asset will allow the group to be eligible to access additional funding sources to further enhance the building and will generate sustainable investment and create new economic opportunities for residents.

We are committed to ensuring that all residents can benefit from economic opportunities by providing low cost or free access to the facilities: This will support the development and growth of a number of established community groups such as Boys Brigade, After Schools Clubs, Playgroup and Youth Club and groups that support the lonely and elderly, By creating a safe, welcoming spaces this will encourage equal access to opportunity and supports social and economic inclusion.

Through a partnership with LRFCA, a long term lease/hiring of the building will bring with it the support of a facilities management contract which will ensure that the asset is not only maintained to a high standard, but can be further developed to meet any evolving business needs that are identified.

The vibrant maintenance and cohesive operation of this asset will identify Glenmavis, and by extension North Lanarkshire, as the place to live, learn, work, invest and visit.

### **Support all children and young people to realise their full potential**

Our community council group is committed to ensuring that all children and young people in the community are given the opportunities, support, and guidance to reach their full potential. Securing this asset will enable us to provide a safe, accessible, and inclusive environment where children and young people can thrive socially, academically, and personally.

The asset will provide space for programmes that enable children and young people to develop skills, confidence, and interests, including Boys Brigade, Youth Club, Army Cadets, Playgroup and After Schools Club. This creates opportunities for leadership, volunteering, and youth-led initiatives designed to foster curiosity, creativity, and problem-solving which help young people gain the skills and confidence they need to succeed.

Positive wellbeing and high self-esteem are essential for achieving potential. The asset will facilitate youth-led projects to encourage decision-making and responsibility

and celebratory events to recognise achievement and progress within a safe space where young people feel valued, heard, and supported. These measures help children and young people build confidence, resilience, and motivation to pursue their goals.

To maximise support, we will collaborate with the Army Cadets, The Boys Brigade and local schools together with parents, carers, and community groups to ensure consistent, joined-up support across home, school, and community settings.

The asset will be a welcoming space for all children and young people by offering free or low-cost participation and ensuring accessibility for those with disabilities. By promoting inclusive practices that respect diversity and individual circumstances this guarantees that every child has the chance to benefit fully from the opportunities offered.

### **Improve the health and wellbeing of our communities**

Our community council group is committed to promoting the physical, mental, and social wellbeing of all residents. Securing this asset will provide a safe, accessible hub to deliver programmes and services that improve health outcomes, strengthen community connections, and foster resilience across all age groups.

The asset will support initiatives that encourage active lifestyles, including sport and fitness delivered through The Boys Brigade, Army Cadets and Exercise Groups. These activities will help residents improve fitness, reduce risk factors for chronic illness, and adopt healthier lifestyles.

All of these activities have the additional benefit of supporting Mental Health and Emotional Wellbeing by reducing social isolation, particularly for older adults and vulnerable group. This ensures all residents have access to early support and strategies to maintain positive mental health.

Wellbeing is enhanced by strong social networks. The asset will enable community events, clubs, and intergenerational activities. It will also provide spaces for residents to meet, collaborate, and share skills. By fostering a sense of belonging, these initiatives improve mental and social wellbeing across the community. This will include



the removal of the existing derelict play park to be replaced by a community garden accessible to all in the community.

We will work closely with local health services, schools, community groups, voluntary organisations, the Army Cadets and community groups to provide consistent and coordinated support to maximise reach and impact across the community. These activities will be supported by individuals with appropriate Protection of vulnerable Groups (PVG) status to ensure a safe and supportive environment.

The asset will be welcoming and accessible to all residents again through free or low-cost programmes to remove financial barriers and provide safe and supportive spaces.

### **Enhance participation, capacity and empowerment across our communities**

Our community council group is committed to building stronger, more resilient communities by increasing participation, developing skills and capacity, and empowering residents to take an active role in shaping their local area. Securing this asset will enable us to provide a central hub for engagement, learning, and community-led initiatives.

The asset will provide a space and resources for residents to engage in decision-making, community projects, and activities, including volunteer programmes, community action groups and resident forums to facilitate consultations and participation. It will also create opportunities for children, young people, and adults to contribute together in local initiatives given that community events foster connection and civic engagement. These activities ensure that residents are actively involved in shaping the community and feel ownership over local priorities.

We will use the facility to develop the skills and capabilities of residents, enhancing community capacity by supporting residents to establish and run local clubs which strengthens the ability of individuals and groups to contribute meaningfully and sustainably to community life.

The asset will be a base for initiatives that give residents real influence over local decisions as the seat of the Local Community Council where residents have the

opportunity to lead and manage activities within the community hub. This empowers residents and the community becomes more resilient, engaged, and self-reliant.

As previously stated, this activity will be conducted in partnership to ensure that capacity-building and empowerment programmes are integrated, sustainable, and aligned with wider community objectives.

### **Improve North Lanarkshire's resource base**

The Glenmavis Community Council has a strong track record of identifying, securing, and effectively deploying external resources to maximise community benefit such as raising £175,000 for the play facility at Rydenmains Road and £60,000 for the multi games facility at this location.

Our approach combines proactive funding exploration, strategic partnership building, and mobilisation of local assets including volunteer time (a summary of which is included in supporting documents), professional expertise, and community goodwill, to ensure that our ambitions for the asset are both achievable and sustainable. This is evidenced by the list of 111 local residents (included in supporting documents) who have indicated their support for this endeavour.

We actively build relationships with organisations that can provide financial, in-kind, or technical support such as Lowland Reserve Forces and Cadets Association (LRFCA) which facilitate access to shared staff time and expertise and co-delivery models for services within the asset. By establishing this relationship this allows us to leverage expertise beyond our core membership, strengthening delivery capacity.

The Community Council benefits from a broad base of volunteers, many of whom bring professional knowledge in areas such as finance and accounting and event planning and community engagement. There is a strong track record of delivering Christmas and Halloween events and community fun days in partnership with organisations such as New Monklands Primary School and the XACT Group (detailed in the Glenmavis Community Group Information sheet in supporting documentation)

We maintain a volunteer skills register and regularly recruit new participants for specific projects. This provides access to low-cost but high-quality support and ensures that the management of the asset is underpinned by competent people.

We have a demonstrated ability to mobilise community-led contributions through small-scale fundraising events, sponsorship from local businesses and donation of time, materials, or equipment. These contributions reduce reliance on single funding streams and help build community ownership and resilience.

For the proposed asset transfer, the Community Council intends to leverage a blend of funding and resourcing opportunities, including capital grants from North Lanarkshire Council for refurbishment or improvements, income generation from hire or lease together with community investment (fundraisers, local donations) and in-kind support from partners and volunteers fully alignment with North Lanarkshire Councils strategic priorities to unlock additional support streams. Our approach ensures that reliance does not rest on any single funder, enhancing long-term sustainability.

The Glenmavis Community Council Group has proven capacity, experience, and a strong network to identify, access, and leverage a wide variety of external resources. Our combined track record in fundraising, partnership development, volunteer mobilisation, and strategic planning demonstrates our readiness to support the long-term sustainable management of the asset. The transfer will allow us to unlock additional opportunities and deliver meaningful, measurable benefits to the community.

### **Restrictions on use of the land**

3.3 If there are any restrictions on the use or development of the land, please explain how your project will comply with these.

*Restrictions might include, amongst others, environmental designations such as a Site of Special Scientific Interest (SSI), heritage designations such as listed building status, controls on contaminated land or planning restrictions.*

No restrictions
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## Negative consequences

3.4 What negative consequences (if any) may occur if your request is agreed to? How would you propose to minimise these?

*You should consider any potential negative consequences for the local economy, environment, or any group of people, and explain how you could reduce these.*

We would foresee minimal negative impact on the community other than the following points

### Play Park

Removal of Play Park due to health and safety concerns. There is another play park within 200 meter at the local bowling club.

### Parking

We also propose continual use of car park by locals who are using local shops and takeaway to ensure no impact on local business and no increased parking on public road.

### Community access

A few concerns were raised on long term hiring to Lowland RFCA for army cadets, this would only be for 2 evening a week and 1 Saturday per months. A hiring's schedule would be published to reflect all hiring and availability of the community centre.

## Capacity to deliver

3.5 Please show how your organisation will be able to manage the project and achieve your objectives.

*This could include the skills and experience of members of the organisation, any track record of previous projects, whether you intend to use professional advisers, etc.*

Glenmavis community group is a new organisation but have over 25 years' experience in voluntary work and running local community events, Main achievements within the community include the following

We will be outsourcing Hard FM services as part of our lease agreement with Lowland RFCA (Army Cadets Force).

We would have 4 volunteers who will run the community centre daily and implement a key holder access for evening events/hiring supported by the LRFCFA Alternative Venues Officer.

We are in partnership with Lowland RFCA who currently run 72 Cadet Properties and ensure they are compliant and functional

Biography profiles attached to application for community group volunteers.

## Section 4: Level and nature of support

4.1 Please provide details of the level and nature of support for the request, from your community and, if relevant, from others.

*This could include information on the proportion of your community who are involved with the request, how you have engaged with your community beyond the members of your organisation and what their response has been. You should also show how you have engaged with any other communities that may be affected by your proposals.*

We have engaged with local residents through a Facebook group poll with outstanding support for Glenmavis community group ownership

We have received support from Councillor Richard Alan Sullivan and MSP Neil Gray who have provided letters of support (Attached as Supporting Documents).

We have also been provided letters of support from local residents and businesses. (Attached as supporting documents)

At the moment we are running events from the church hall and local bowling club with immense support and turnout of local residents.

The lack of community space due to the closure of the Community Centre has caused some issues. The Boys Brigade is a clear example of this as they now have to meet in the Church Hall on a Thursday (previously a Friday in the Community Centre) which places them at

conflict with the Youth Football Club which has had a significant detrimental effect on the Company numbers. Reintroduction of the Asset will allow groups to be scheduled to afford open and equal access to all opportunities.

## **Section 5: Funding**

5.1 Please outline how you propose to fund the price or rent you are prepared to pay for the land, and your proposed use of the land.

*You should show your calculations of the costs associated with the transfer of the land or building and your future use of it, including any redevelopment, ongoing maintenance and the costs of your activities. All proposed income and investment should be identified, including volunteering and donations. If you intend to apply for grants or loans you should demonstrate that your proposals are eligible for the relevant scheme, according to the guidance available for applicants.*

Lowland RFCA (Tennant) have agreed to provide £55,537.00 purchase price in lieu of rent.

We would seek £100,000.00 from CAT fund to carry out repairs and maintenance of building to ensure fully compliant and operational to open as local community centre.

We have provided detailed cost profile over 3 years in our business case.

## Signature

Two office-bearers (board members, charity trustees or committee members) of the community transfer body must sign the form. They must provide their full names and home addresses for the purposes of prevention and detection of fraud.

This form and supporting documents will be made available online for any interested person to read and comment on. Personal information will be redacted before the form is made available.

**We, the undersigned on behalf of the community transfer body as noted at section 1, make an asset transfer request as specified in this form.**

**We declare that the information provided in this form and any accompanying documents is accurate to the best of our knowledge.**

Name

Address

Date

10/12/25

Position

TRUSTEE

Signature

Name

Address

Date

10/12/25

Position

TRUSTEE

Signature

### Checklist of accompanying documents

To check that nothing is missed, please list any documents which you are submitting to accompany this form.

**Section 1 – you must attach your organisation's constitution, articles of association or registered rules**

Title of document attached:

Title of document attached:

Glenmavis community group constitution May 2025

**Section 2 – any maps, drawings or description of the land requested**

Documents attached:

N/A

**Section 3 – note of any terms and conditions that are to apply to the request**

Documents attached: N/A

**Section 4 – about your proposals, their benefits, any restrictions on the land or potential negative consequences, and your organisation's capacity to deliver.**

Documents attached:

Volunteering hour's summary. PDF

Glenmavis community asset transfer business case

List of members of glenmavis community group.pdf

Army Cadet force supporting information

WS250804 - Final Report

**Section 5 – evidence of community support**

Documents attached:

Feedback from community event 29 November 2025.PDF

Glenmavis community group information sheet.pdf

Invitation to community event 29 November 2025.pdf

Letter of support – [REDACTED].pdf



Letter of support – [REDACTED].pdf

Letter of support – Councillor Richard Alan Sullival.pdf

Letter of support [REDACTED].pdf

Letter of support – MSP Neil Gray.pdf

Letter of support – [REDACTED].pdf

## **Section 6 – funding**

Documents attached:

Glenmavis community asset transfer business case