



Jocelyn Jenkins
Clerk to Micheldever Parish Council
34 Ganger Farm Way
Ampfield
Romsey
SO51 0DG

Your Ref:
Our ref: ACV 32(A)
Contact: Mark Maitland
Direct Line: 01962 848 518
Email: mmaitland@winchester.gov.uk

1st October 2024

LOCALISM ACT 2011 SECTION 95
ASSETS OF COMMUNITY VALUE

**Half Moon & Spread Eagle Public House
Winchester Road, Micheldever. SO21 3DG**

Dear Mrs Jenkins,

I am writing to inform you that on 30th September 2024 we received notice from the owner of their intention to enter into a relevant disposal of the Half Moon & Spread Eagle Public House.

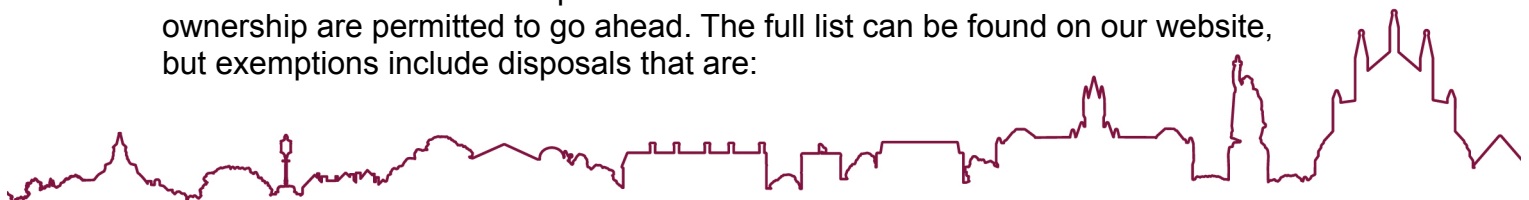
Consequently, as a listed asset of community value, Section 95 of the Localism Act 2011 brings into effect a six week interim moratorium that expires on 11th November 2024. During this time eligible community interest groups can submit an expression of interest to become potential bidders for the community asset.

If the Parish Council, or another community interest group wish to submit an expression of interest they must:

1. Write to the Council requesting to become a potential bidder for the community asset before the interim moratorium period ends. In this case an expression of interest would need to be received by the **11th November 2024**.
2. Provide evidence that they are an eligible community interest group and have a local connection to the area.

For more information please refer to our *Guidelines to the Moratorium*, which explains the moratorium period in more detail. It also outlines what information we recommend you provide to satisfy point 2 above.

During the moratorium the owner is allowed to market and negotiate sales, but they cannot enter into a binding contract. However, it is important to note that there are a number of exemptions to this moratorium when transfers of ownership are permitted to go ahead. The full list can be found on our website, but exemptions include disposals that are:



- gifts to family members
- a business sold as a 'going concern'
- in fulfilment of a planning obligation, option or pre-emption right made before the asset was listed
- under statutory compulsory purchase
- to a community interest group

In accordance with the Act, the full moratorium period (should it be triggered) ends on 30th March 2025 and the protected period ends on 30th March 2026

The matter should be publicised in the area local to the asset. Enclosed is a notice and I would be grateful if you could place on any notice boards and appropriate websites. It would be helpful if you could confirm by phone or email that this is possible. I will arrange for a local press release via the Council's Communications Team.

If you have any questions please contact me on the details above or visit our website at <https://www.winchester.gov.uk/community-recreation/crtb>.

Yours sincerely,



Mark Maitland
Community Engagement Officer