

Asset Management Report



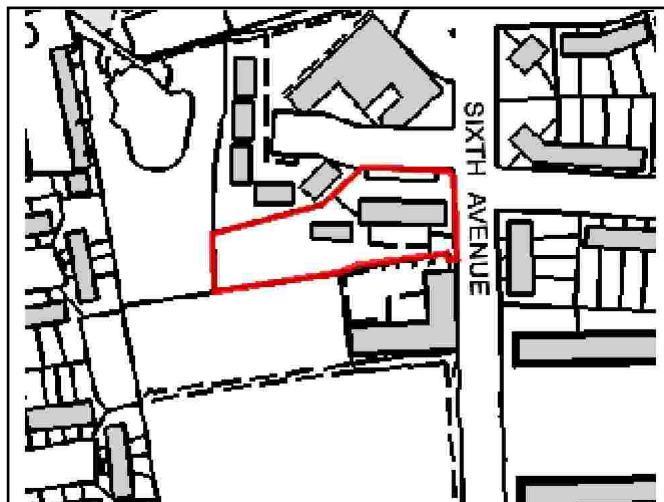
Asset Name: HEWORTH FAMILY CENTRE

Asset Type: DAY CENTRE

UPRN: E00651

Core Data

File Ref: E00561
Managing Service: LEARNING CULTURE & CHILDR SERV
Occupying Service: LEARNING CULTURE & CHILDR SERV
Ward: HEWORTH



Location

HEWORTH FAMILY CENTRE
SIXTH AVENUE
TANG HALL
YORK
YO31 0TT
01904 551250

Areas

Site: 2931.02 m²
Property (GIA): 500 m²

Blocks:	Description	Area (GIA)	Occupant
	B01 - HEWORTH FAMILY CENTRE	500 m ²	
Total:		500 m²	

Property Details

Tenure: FREEHOLD WITH POSSESSION
Year Built: 1947
Asset Category: OPOL&B
Wiring Certificate:
Suitability Rank (%): 78
Energy Performance Rating:
Supply Capacity: Elec: Gas:
Type: Non HRA
Listed: No **Grade:**
Disabled Access: No

Valuation

Valuation Basis	Asset Value	Land Value	Total	Valuation Date
Depreciated Replacement Cost	263,305	758,000	1,021,305	01/04/2006

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Property Surveys

Condition Survey Summary

Priority	Amount (£)
1 - Urgent	8,100
2 - Essential	32,430
3 - Desirable	110,555
4 - Long Term	5,560
N - None	0
Total	156,645

Hazard Surveys Completed

	Survey	Risk
Asbestos:	YES	No
Contaminated Land:	NO	No
Fire:	NO	No
Legionella:	YES	Yes

Contacts

Name	Job Title	Telephone
William Bray	Health & Safety Advisor for Asbestos & Legionella	01904 553328

Further Information can be obtained from the Technology Forge database or by written request to:

property.services@york.gov.uk

Asset Management Report



Financial Information

Cost Centre: W046

Expenditure (£)

	2006/2007	2007/2008	2008/2009
Cleaning	6,171	6,363	0
Electricity Costs	3,030	4,456	0
Gas Costs	4,205	5,313	0
Grnds Maint Costs	385	391	0
Insurance Costs	930	4	0
R & M Costs	4,699	4,325	0
Rates Costs	3,594	2,575	0
Rental Costs	0	0	0
Security Costs	0	0	0
Sewerage Costs	368	399	0
Service Charge Costs	0	0	0
Water Costs	158	167	0
Total	23,540	23,993	0

Income (£)

	2006/2007	2007/2008	2008/2009
Total	0	0	0

Running Costs m² (£)

	2006/2007	2007/2008	2008/2009
Property:	110.30	135.44	47.99
Service:	98.67	98.64	13.43

Asset Management Report



Ownership Information

CYC Plan No:	Ordnance Survey Sheet No:	Terrier Ref:	Deed Packet Ref:	Purchasing Committee:	Purpose of Acquisition:	Statutory Power of Acquisition
45 46	SE6152SW SE6152SE	1811A	1904	LEARNING CULTURE & CHILDR SERV	Hospital Annexe	Public Health Act 1936

Lease / Licence Out

Occupier:

Term: 0 Years 0 Months 0 Days

Description	Start Date	Review Frequency	Next Review Date	End Date	Annual Amount
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Lease / Licence In

Landlord:

Term: 0 Years 0 Months 0 Days

Description	Start Date	Review Frequency	Next Review Date	End Date	Annual Amount
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Property Photographs



AMR Side Elevation



AMR End Elevation

Additional Information

None