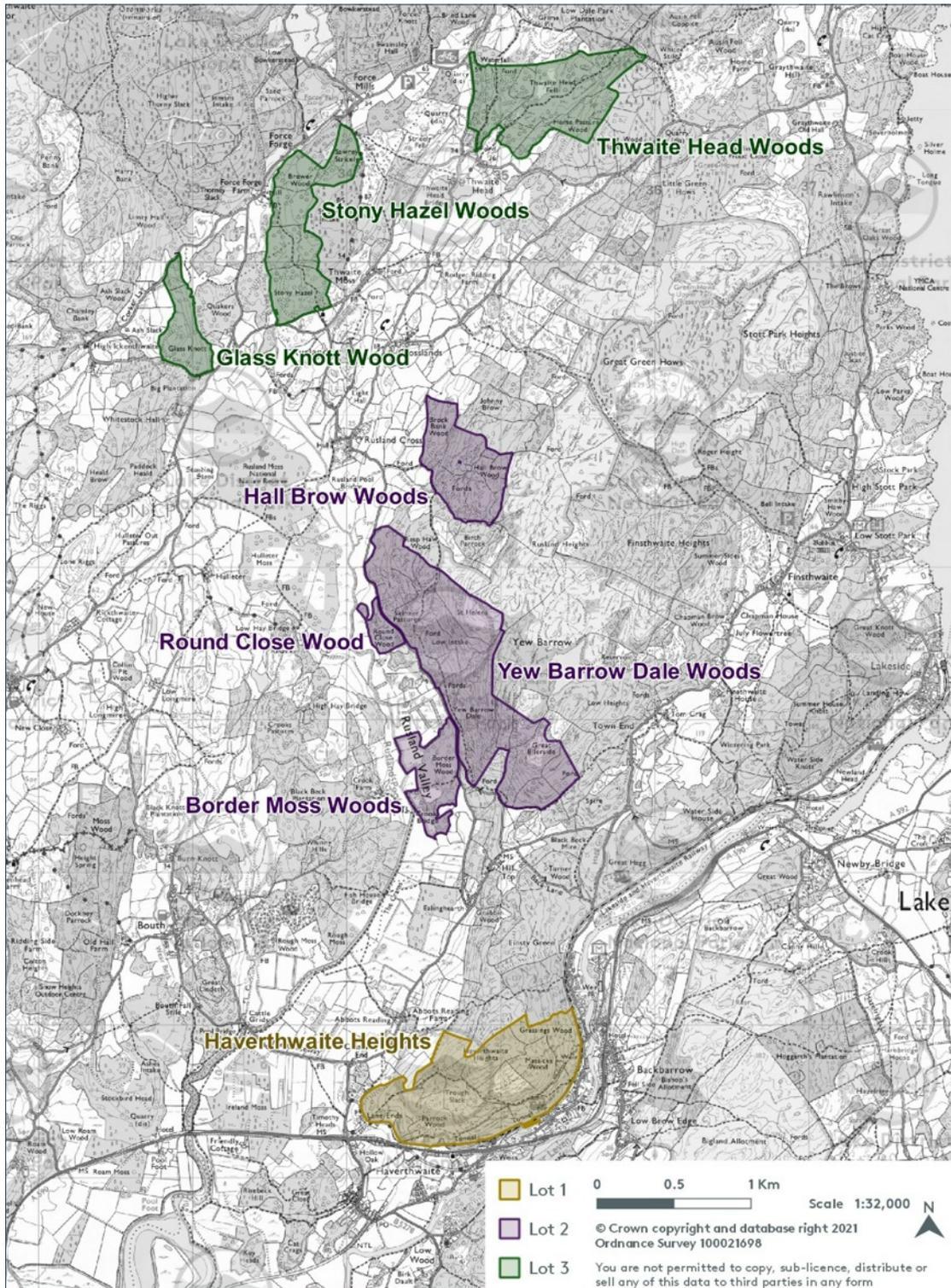


RUSLAND AREA - DEER CONTROL LICENCE

Rusland, nr Ulverston, Cumbria

To Let as a whole or in three lots on behalf of Lake District National Park Authority



LOCATION

The Rusland Valley is located in the Lake District National Park, between Lake Windermere and Coniston Water. The A590 lies to the south which provides good access provisions to the valley.

LOT 1 (COLOURED YELLOW ON THE PLAN)

Haverthwaite Heights

Haverthwaite Heights extends to approximately 186.22 acres (75.36 hectares) and can be accessed via the public highway. The land is predominantly mixed woodland with some open spaces. There is a public footpath which crosses part of the land.

LOT 2 (COLOURED PURPLE ON THE PLAN)

Border Moss Woods

Border Moss Woods extend to approximately 46.24 acres (18.71 hectares) with access taken via the public highway. The land is predominantly mixed woodland with some open space areas. A public footpath crosses through the centre of the woodland.

Yew Barrow Dale Woods

Yew Barrow Dale Wood extends to approximately 224.63 acres (90.91 hectares) with access off the public highway. The land is predominantly mixed woodland with some open spaces. There is a public footpath which crosses part of the land.

Round Close Wood

Round Close Wood extends to approximately 12.33 acres (4.99 hectares) with access off the public highway. The land is predominantly mixed woodland. As far as we are aware, there are no public footpaths which cross the land.

Hall Brow Woods

Hall Brow Woods extend to approximately 72.45 acres (29.32 hectares) with access taken via Slowbarrow Lane. The land is predominantly mixed woodland. A public footpath follows part of the western boundary.

LOT 3 (COLOURED GREEN ON THE PLAN)

Glass Knott Wood

Glass Knott Wood extends to approximately 34.50 acres (13.96 hectares) with access off Corker Lane. The land is predominantly mixed woodland. As far as we are aware, there are no public footpaths which cross the land.

Stoney Hazel Woods

Stoney Hazel Woods extend to approximately 94.61 acres (38.29 hectares) with access taken via the public highway. The land is predominantly mixed woodland. A public footpath crosses part of the land.

Thwaite Head Woods

Thwaite Head Wood extends to approximately 120.95 acres (48.95 hectares) with access taken via the public highway. The land is a mixture of mixed woodland and open space. There are two public footpaths which cross the land.

CULL RECORDS

It is believed that the previous tenant(s) carried out limited culling, so there is the potential for the annual returns to increase should the deer management be undertaken in a more consistent manner. The deer are mainly Roe Deer with some Red Deer present. Further details are available from the Agents.

LETTING PROCEDURE

The culling rights are now available to let as a whole or in three lots on a three year licence. Prospective licence holders must ensure:

- The Licensee(s) will ensure that only appropriately qualified individuals will carry out any culling including and not limited to:
 - DSC (Deer Stalking Certificate) Level 1 and 2
 - Valid British Firearms Certificate including authority to hold ammunition of a suitable and legal calibre for all deer species in the UK
- The Licensee(s) will provide the Licensor with a list of all permitted to cull deer, with copies of their certificates
- Culling is restricted to the open season
- All activities will be carried out in accordance with Deer Initiative Best Practice and Industry Codes of Practice
- The Licensee(s) will have Public Liability Insurance up to a minimum of £10 million and will provide the licensor with a copy annually
- The Licensee(s) is not to trespass on any adjoining or neighbouring land or property of the licensor and is to close all gates used and not to do anything which would enable stock or any animals kept on such land to escape or be injured
- Cull returns are to be submitted to the Licensor at the end of each season

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HOW TO APPLY

Interested parties should submit a completed tender form, which are available from the Agents, by **12 noon** on the **22nd July 2021**.

LICENCE

A draft copy of the licence is available via the Agents.

LICENCE FEE

Offers are invited by interested parties.

VIEWING

This can be carried out during normal daylight hours subject to any person being in possession of a copy of the letting particulars and having notified the Agents.

The Licensor and their Agents do not bind themselves to accept the highest or indeed any Tender. The decision of the Licensor will be final.

