

Nottingham City Council Delegated Decision



Nottingham
City Council

Reference Number:	2472
Author:	Philip Le Couteur
Department:	Development
Contact:	Philip Le Couteur (Job Title: Estates Surveyor, Email: phil.lecouteur@nottinghamcity.gov.uk, Phone: 01158762494)
Subject:	6 & 6A Knights Close
Total Value:	See Exempt Appendix (Type: Capital)
Decision Being Taken:	To purchase the long leasehold interest in 6 and 6a Knights Close. On the basis of the terms set out in the exempt appendix.
Reasons for the Decision(s)	The property has recently been placed into auction and a price has been negotiated to buy the long leasehold interest of the property to allow the Council to become the direct landlord for both the ground floor shop and self contained flat above.
Briefing notes documents:	2015.05.12 Plan (6 Knights Close).pdf
Other Options Considered:	(1) Allow the property to go to auction and attempt to purchase the property through this route. This route was not chosen as it was decided that it provides more security to the Council to purchase in advance of the auction, as it is known that there have been other parties showing an interest in the property. (2) Not acquire the property. This was rejected as the Council would miss the opportunity to acquire the only property it does not own in the parade.
Background Papers:	None
Published Works:	N/A

Affected Wards: Bulwell Forest

Colleague / Councillor Interests: None

Any Information Exempt from publication: Yes

Exempt Information:

Description of what is exempt: The appendix to this report.

An appendix (or appendices) to this decision is exempt from publication under the following paragraph(s) of Schedule 12A of the Local Government Act 1972

3 - Information relating to the financial or business affairs of any particular person (including the authority holding that information).

The reason for exempting the purchase of this property is that it will prejudice the position of the Council should the information be made public.

Documents exempt from publication:

2016.05.12 Exempt Appendix (6 Knights Close).pdf, 2016.05.16 Financial Exempt Advice (6 Knights Close).pdf

Consultations:

Date: 19/01/2016
Ward Councillors: Eunice Campbell, Alan Clark, Nick Mcdonald
See Exempt Appendix

Date: 12/05/2016
Other:Mark Lowe; and Graham Demax
See Exempt Appendix

Those not consulted are not directly affected by the decision.

Crime and Disorder Implications:

There are no Crime or disorder implications included in this decision.

Equality:

EIA not required. Reasons: EIA not required. Reasons: This is not a new or changing policy, service or function. The decision adheres to all Council Equality policies.

Relates to Council Property Assets:

Yes

Decision Type:

Portfolio Holder

Subject to Call In:

No

The call-in procedure does not apply to the proposed decision because the delay likely to be caused by the call in process would seriously prejudice the Council's or the public's interests. The Chair of the Overview and Scrutiny Committee (or Vice-Chair) in his/her absence has been consulted and agreed both that the decision proposed is reasonable in all circumstances and that it should be treated as a matter of urgency.

Person Consulted: Cllr Brian Parbutt

Consultation Date: 13/05/2016

The purchase of the property must complete by Thursday 19th May 2016

Advice Sought:

Legal, Finance, Property

Legal Advice:

The proposals set out in the report raise no significant legal issues and are supported. Advice provided by Malcolm Townroe (Legal Services Manager) on 17/05/2016.

Finance Advice:

This advice is exempt from publication and is contained within an exempt appendix Advice provided by Julie Dorrington(Finance Analyst) on 17/05/2016.

Property Advice:

This is a report of the Director of Strategic Assets and Property therefore no further property comments are required. Advice provided by Rodney Alan Martin (Senior Surveyor) on 13/05/2016.

Signatures

Jane Urquhart (Portfolio Holder for Planning and Housing)

SIGNED and Dated: 18/05/2016

David Bishop (Deputy CE, CD for Development and Growth)

SIGNED and Dated: 18/05/2016