

CITY COUNCIL - 14 JULY 2008

REPORT OF THE LEADER

DECISION BY PORTFOLIO HOLDERS UNDER SPECIAL URGENCY PROCEDURE - WELBECK WORKSHOPS BALISIER COURT 14 MARCH 2008

1 SUMMARY

This report informs Council of the Portfolio Holder report 437 to dispose of Welbeck Workshops and the building occupied by Peoples Centre off Woodborough Road, St Anns, held in the Housing Revenue Account to Tuntum Housing Association.

That the freehold interest of the land formerly used as Welbeck Workshop units and the Peoples Centre's building off Alfred Close, St Anns, be sold to Tuntum Housing Association for the value of £1 (one pound) to facilitate the development of new affordable homes, the physical transformation of Nottingham's Neighbourhood through effective neighbourhood management, quality design and quality housing.

2 RECOMMENDATIONS

IT IS RECOMMENDED that Council notes:-

- the portfolio Holder Decision 437, which authorised the disposal of Welbeck Workshops and the building occupied by Peoples Centre off Woodborough Road, St Anns; and
- the reason for the urgency; namely to secure time limited grant funding before 31 March 2008.

3 BACKGROUND

This report has been brought to Council in line with call-in and urgency procedures set out, where the decision taken was urgent and if called-in would have prejudiced the Council's and public interest in securing time limited grant funding before 31 March 2008. The grant will enable the

redevelopment of affordable housing at the land formerly used as workshop units and the Peoples Centre's building off Alfred Close.

In accordance with the Urgency Procedure under Rule 14 of the Overview and Scrutiny Procedure Rules, detailed on page 19 of Appendix 6(i) of the Constitution, and in the absence of Chair of the Overview and Scrutiny Committee, the agreement of the Vice-Chair was obtained that the decision was reasonable and should be dealt with as a matter of urgency.

It was agreed that the decision proposed was urgent and signed off on the 14 March 2008, in order to secure £962,000 of grant funding.

4 PROPOSALS

The sale is conditional on:

1. All demolition costs being met by Tuntum Housing Association;
2. Tuntum Housing Association developing the land and premises according to plans and specifications agreed prior to the sale and for the development as agreed (see Portfolio Holder report 437 - 4.2);
3. Tuntum Housing Association agreeing not to unreasonably delay development of the land or to sell the land on to a third party prior to completion of the agreed development. (A right of pre-emption for Nottingham City Council will be a condition of sale if the agreed development is not achieved within 2 years of completion of the sale.);
4. Tuntum Housing Association receiving the Housing Corporation funding awarded for the development;
5. Tuntum Housing Association will be responsible for obtaining vacant possession of the workshops;
6. No urban regeneration grant or other grant will be repayable by the Council.

5 LIST OF BACKGROUND PAPERS OTHER THAN PUBLISHED WORKS OR THOSE DISCLOSING CONFIDENTIAL OR EXEMPT INFORMATION

None.

6 PUBLISHED DOCUMENTS REFERRED TO IN COMPILING THIS REPORT

Portfolio Holder report 437.

Planning Application No. 07/02422/PFUL3 Balisier Court. Marple Square, Nottingham, decision taken on the 17th March 2008.

**COUNCILLOR JON COLLINS
LEADER**