

**Trust and Charities Committee 17 September 2014**

<b>Title of paper:</b>	<b>Bridge Estate Property Portfolio Update</b>	
<b>Director(s)/ Corporate Director(s):</b>	<b>Stuart Knight – Director of Strategic Asset and Property Management</b>	<b>Wards affected: Various</b>
<b>Report author(s) and contact details:</b>	<b>Richard Cox – Senior Estate Surveyor. Tel 0115 8763074 Richard.cox@nottinghamcity.gov.uk</b>	
<b>Other colleagues who have provided input:</b>		
<b>Date of consultation with Portfolio Holder(s) (if relevant)</b>		
<b>Relevant Council Plan Strategic Priority:</b>		
Cutting unemployment by a quarter		<input checked="" type="checkbox"/>
Cut crime and anti-social behaviour		<input type="checkbox"/>
Ensure more school leavers get a job, training or further education than any other City		<input type="checkbox"/>
Your neighbourhood as clean as the City Centre		<input type="checkbox"/>
Help keep your energy bills down		<input type="checkbox"/>
Good access to public transport		<input type="checkbox"/>
Nottingham has a good mix of housing		<input type="checkbox"/>
Nottingham is a good place to do business, invest and create jobs		<input checked="" type="checkbox"/>
Nottingham offers a wide range of leisure activities, parks and sporting events		<input type="checkbox"/>
Support early intervention activities		<input type="checkbox"/>
Deliver effective, value for money services to our citizens		<input type="checkbox"/>
<b>Summary of issues (including benefits to citizens/service users):</b>		
The report sets out the key property events that have taken place or are proposed for the Bridge Estate since the date of the last meeting.		
<b>Recommendation(s):</b>		
<b>1</b>	<b>That Committee notes the contents of this report</b>	

**1. UPDATE**

This report sets out the key Bridge Estate property transactions and events that have taken place or for which proposals have been progressed, since the date of the last meeting.

**Woolsthorpe Close Depot**

Negotiations to agree Heads of Terms with a prospective tenant for the former Data Centre Building (No. 2) are progressing. This will result in the conversion of the building to offices. The proposed works will also include the demolition of Building No 4 to create additional car parking. When this transaction is completed the complex will be fully occupied.

Negotiations have commenced with Home Energy Services Ltd, who operate a call centre from the site, to renew its lease.

### **14-16, Wheeler Gate**

A new 10 year lease has been completed with Central College Nottingham for the ground floor and basement of this unit. It will be used as a hair and beauty training facility with a salon open to members of the public providing an active frontage to Wheeler Gate. The facility is programmed for opening in September 2014.

### **Whitemoor Court**

The Court case relating to the fire in Unit 23 Whitemoor Court took place on the 28 July 2014. Judgement was given in favour of the Council and an award of £450,000 plus costs was made.

The contract to rebuild the fire damaged units will go out to tender and a report will be taken to the next Trust and Charities Committee meeting seeking authority to proceed with the works.

### **Castle Bridge Office Village**

This two storey office building located within the Castle Marina complex is occupied by two lessees; both leases recently expired. A new 3 year lease has been completed with the ground floor occupier, Hampton Dean Ltd and a new 5 year lease completed with the first floor occupier, Frontier Systems Ltd.

## **2. OTHER OPTIONS CONSIDERED IN MAKING RECOMMENDATIONS**

Not applicable as the report is for information only.

## **3. FINANCIAL IMPLICATIONS (INCLUDING VALUE FOR MONEY/VAT)**

Not applicable.

## **4. RISK MANAGEMENT ISSUES (INCLUDING LEGAL IMPLICATIONS AND CRIME AND DISORDER ACT IMPLICATIONS)**

None

## **5. EQUALITY IMPACT ASSESSMENT**

Has the equality impact been assessed?

Not needed (report does not contain proposals or financial decisions)

**X**

No

☐

Yes – Equality Impact Assessment attached

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Due regard should be given to the equality implications identified in the EIA.

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

None

7. PUBLISHED DOCUMENTS REFERRED TO IN COMPILING THIS REPORT

None

