

Nottingham City Council Delegated Decision



Reference Number:	5104
Author:	Daniel Derry
Department:	Growth and City Development
Contact:	Daniel Derry (Job Title: Estates Surveyor, Email: daniel.derry@nottinghamcity.gov.uk, Phone: 07845 015850)
Subject:	To grant a new lease at 1-4 Fountain Dale Court, St Anns, Nottingham, NG3 4QT
Total Value:	See exempt appendix (Type: Revenue)
Decision Being Taken:	To approve a new lease at 1-4 Fountain Dale Court on the terms set out in the exempt appendix
Reasons for the Decision(s)	<p>The current tenant wishes to take a new lease as their current lease has expired. Terms have been agreed at market rental level for a longer lease term which will ensure continued income towards the Council's Housing Revenue Account income targets.</p>

Other Options Considered:

Background Papers: N/A

Published Works: N/A

Affected Wards: St Ann's

Colleague / Councillor Interests: N/A

Any Information Exempt from publication: Yes

Exempt Information:
Description of what is exempt: The Heads of Term and Exempt Appendix

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

1 - Information relating to any individual The public interest in maintaining the exemption outweighs the public interest in disclosing the information because it may be a violation against GDPR

2 - Information which is likely to reveal the identity of an individual The public interest in maintaining the exemption outweighs the public interest in disclosing the information because it may be a violation against GDPR

Documents exempt from publication: 1 - 4 Fountain Dale Court Plan.pdf, 2023.10.17 Exempt Appendix and background information - 1-4 Fountain Dale Court.docx

Consultations:	Those not consulted are not directly affected by the decision.
Crime and Disorder Implications:	There are no crime or disorder implications in this decision
Equality:	EIA not required. Reasons: This is not a new or changing policy, service or function. The decision adheres to all Council equality policies.
Decision Type:	Portfolio Holder
Subject to Call In:	Yes
Call In Expiry date:	18/03/2024
Advice Sought:	Legal, Finance, Property
Legal Advice:	From the information provided in the report and having discussed the insurance details with the surveyor, the proposed transaction does not appear to raise any substantive legal issues and is supported. The letting will be subject to normal property legal due diligence and the drafting, agreement and completion of formal legal documentation between the parties. Advice provided by Fezil Veli (solicitor) on 12/02/2024.
Finance Advice:	This advice is exempt from publication and is contained within an exempt appendix Advice provided by Bunmi Fuwa (Senior HRA Accountant) on 23/01/2024.
Property Advice:	This is an open market letting which has been negotiated. The letting is best consideration. The re-letting will ensure avoid holding costs are mitigated for the HRA. Advice provided by Beverley Gouveia (Estates Surveyor) on 23/01/2024.
Signatures	Steve Battlemuch (PH - Skills, Econ Dev, Property & Growth)
	SIGNED and Dated: 08/03/2024
	Sajeeda Rose (Corporate Director of Growth & City Development)
	SIGNED and Dated: 08/03/2024