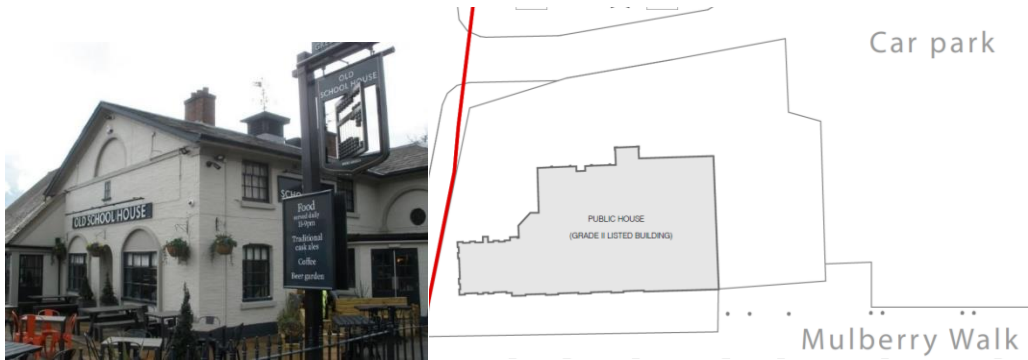


Operational Decision Record

Publication Date 24 September 2024	Decision Reference Number 5174
Decision Title	
Letting in respect of premises at Unit 15 Mulberry Walk, Mere Green, Sutton Coldfield, Birmingham, B75 5BS	
Decision Value	
Please see exempt appendix	
Revenue or Capital Spend?	
Revenue	
Department	
Growth and City Development, Strategic Assets & Property	
Contact Officer (Name, job title, and contact details)	
Riazul Ahad, Estates Surveyor – riazul.ahad@nottinghamcity.gov.uk	
Decision Taken	
To grant a lease to the prospective tenant for premises at Unit 15 Mulberry Walk, Mere Green, Sutton Coldfield, Birmingham, B75 5BS on the terms outlined in the exempt appendix.	
Reasons for Decision and Background Information	
<p>The subject property comprises a two storey public house premises of approximately 4,550 sq. ft. forming part of Mulberry Walk, a retail/leisure development in Mere Green, Sutton Coldfield, Birmingham.</p> 	
<p>The property is vacant and has been marketed on the Council's behalf by its external property agents and negotiated terms for a lease agreed with the prospective tenant. By granting the lease the Council will reduce costs associated with the existing void and produce income towards the Council's income targets.</p>	

Other Options Considered and why these were rejected

To not proceed with granting the prospective tenant a lease for the premises – commercial facing terms have been agreed with the prospective tenant at market rental value providing best consideration to the Council. The proposed letting will provide an income stream under a new lease term, mitigate against void costs which would arise through continued marketing for an alternative occupier and contribute towards the Council's revenue targets.

Reasons why this decision is classified as operational

The property is an income generating commercial asset.

Additional Information

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.

The public interest in maintaining the exemption outweighs the public interest in disclosing the information because it contains property sensitive negotiations that if released into the public domain could prejudice future negotiations.

Decision Maker (Name and Job Title)

Nicki Jenkins - Interim Corporate Director of Growth and City Development

Scheme of Delegation Reference Number

237 Council owned Land and Property – grant of tenancies and leases

Date Decision Taken

19/09/24