

Nottingham City Council Delegated Decision



Nottingham
City Council

Reference Number:	1889
Author:	Rodney Alan Martin
Department:	Development
Contact:	Rodney Alan Martin (Job Title: Senior Surveyor, Email: rod.martin@nottinghamcity.gov.uk, Phone: 01158763075)
Subject:	Sale of land off Arnold Lane, being part of Chase Farm, Mapperley Plains, Gedling, Nottingham NG3 5RJ
Total Value:	See exempt appendices (Type: Capital)
Decision Being Taken:	To approve the sale of the Council's Freehold Interest in 24.469 hectares or thereabouts of land at Chase Farm, off Arnold Lane, Gedling, Nottingham to the Homes and Community Agency (HCA) on terms as set out in exempt appendix 1
Reasons for the Decision(s)	<p>The Homes and Communities Agency (HCA) wish to acquire the Council's freehold interest in 24.469 hectares or thereabouts of land at Chase Farm off Arnold Road, Gedling, Nottingham to facilitate the construction of the Gedling Access Road (GAR). The GAR, though outside Nottingham City, is of considerable strategic importance to Greater Nottingham as a whole. The proposed sale will assist the HCA in accessing funding to kick start the project. Chase Farm is held in the Property Trading Account and is currently let on a Farm Business Tenancy at a rent of £3,320 per annum. Notice has been served on the tenant farmer so that the land required by the HCA can be sold with vacant possession as required by the HCA.</p> <p>The proposed sale leaves 2.405 hectares or thereabouts of Chase Farm including a derelict farm house, derelict cottage and derelict outbuildings which will be the subject of a further decision.</p>
Other Options Considered:	Not to sell the freehold interest in 24.469 hectares or thereabouts of land at Chase Farm Gedling to the HCA. This was rejected as it would mean that crucial funding, required to commence work on the Gedling Access Road (GAR) which is regarded as strategically important for Greater Nottingham and crucial to the release of Chase Farm for residential development, would be lost.
Background Papers:	

Unpublished background papers:

CHASE FARM NEW BOUNDARY PLAN 1.pdf

Published Works:

Affected Wards:

Citywide

Colleague / Councillor Interests:

None

Exempt Information:

Description of what is exempt:

Appendices 1, 2 and 3 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 public interest in maintaining the exemption outweighs the public interest in disclosing the information because it includes financial information including terms and sale price for land which if disclosed will prejudice the delivery of the scheme

5 - Information in respect of which a claim to legal professional privilege could be maintained in legal proceedings.

The public interest in maintaining the exemption outweighs the public interest in disclosing the information because it contains information in respect of which a claim to legal professional privilege could be maintained in legal proceedings

Documents exempt from publication:

Disposal Of Land To The Homes and Communities Agency - Chase Farm, Gedling - March 2015.docx, exempt appendix 3 .pdf, exempt appendix 2.pdf, Exempt Finance Advice - Sale of land off Arnold Lane.docx, Exempt Appendix 1.doc

Consultations:

Those not consulted are not directly affected by the decision.

Crime and Disorder Implications:

There are no crime and disorder implications that relate to this decision

Equality: EIA not required. Reasons: The report does not contain proposals for new or changing policies, services or functions, financial decisions or decisions about implementation of policy development outside the Council

Decision Type: Portfolio Holder

Subject to Call In: Yes

Call In Expiry date: 26/03/2015

Advice Sought: Legal, Finance

Legal Advice: This advice is exempt from publication and is contained within an exempt appendix Advice provided by Malcolm Townroe (Legal Services Manager) on 05/03/2015.

Finance Advice: This advice is exempt from publication and is contained within an exempt appendix Advice provided by Jim Driver (Finance Service Partner) on 03/03/2015.

Signatures
Graham Chapman (PH for Resources and Neighbourhood Regeneration)
SIGNED and Dated: 19/03/2015
David Bishop (Deputy CE, CD for Development and Growth)
SIGNED and Dated: 17/03/2015