

Trusts and Charities Committee - 12 June 2015

Title of paper:	Bridge Estate Property Portfolio Update	
Director(s)/ Corporate Director(s):	Kevin Shutter, Director Strategic Asset and Property Management (Interim)	Wards affected: Various
Report author(s) and contact details:	Richard Cox – Senior Estate Surveyor. Tel 0115 8763074 Richard.cox@nottinghamcity.gov.uk	
Other colleagues who have provided input:		
Date of consultation with Portfolio Holder(s) (if relevant)		
Relevant Council Plan Strategic Priority:		
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"/>
Summary of issues (including benefits to citizens/service users):		
<p>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.</p>		
Recommendation(s):		
1	That Committee notes the contents of this report	

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.

First Floor, 14-16, Wheeler Gate

The letting of the first floor café has been completed and the tenant is currently fitting out in advance of opening the new café. The lease is for a term of 3 years with a tenant only break clause after 18 months.

Units 22-24, Whitemoor Court

Progress has been made on the project to get these fire damaged industrial units re-instated. Faithful and Gould has been appointed through the EMPA Framework to review the tender information, undertake a site survey, to review changes to the structural condition of the building and to amend the design information. It will also oversee the design and build tender process and provide CDM Services during the construction phase. It is intended to take a report to this Committee in September 2015 seeking approval to appoint the contractor.

49 Hungerhill Road

Works to this motor repair garage are now complete and the property is on the market, Rental offers in excess of £14,000 per annum have been sought with a closing date of 12 June 2015

Alexander Fleming Building, Nottingham Science and Technology Park

Negotiations are continuing with the agent acting for the occupier of the Alexander Fleming Building. The lease is due to expire on October 2015; the current passing rent is £157,875 per annum.

Trent Bridge Maintenance

The painting of the road side bridge balustrades has been completed and the self sown tree on the bridge abutment to the southern approach has been removed. Unfortunately, the bid for monies from the Maintenance Challenge was not successful and works to the York stone paving and the painting of the bridge due in 2018 will have to be funded by Bridge Estate/Highways. A separate report will be presented in due course with the options and costs for the paving work.

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)
- No
- Yes – Equality Impact Assessment attached

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