

**Delegated Decision Making Form**  
**(Property Delegations 232-251 only - Executive Officer Decisions)**

REF NO <b>2242</b> Constitutional Services Use Only
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<b>Decision Type</b>	Officer
<b>Department</b>	Development
<b>Subject</b>	Units 2 & 7 No. 1 Nottingham Science Park, Jesse Boot Avenue, Nottingham, NG7 2RL
<b>Decision</b>	<p>Subject to call-in: Yes</p> <p>If <b>NOT</b> subject to call-in Reason and who consulted: N/a</p> <p>Total Value of Decision: See Exempt Appendix</p> <p><b>Revenue or Capital:</b> Revenue</p>
<b>Decision taken</b>	To approve the negotiated dilapidations settlement figure.
<b>Exempt Decision Reason for exemption</b> (including public interest reason)	<p>Yes - appendix only</p> <p>The additional information sheet attached to this decision is exempt from publication under paragraph 3 of Schedule 12A to the Local Government Act 1972 because it contains information relating to the financial or business affairs of any particular person (including the authority holding the information) and, having regard to all the circumstances, the public interest in maintaining the exemption outweighs the public interest in disclosing the information because disclosing the information could prejudice the Council's negotiating position.</p>
<b>Other options considered</b> (with reasons for rejecting options not favoured)	<p>Continue negotiations for improved settlement figure– this was rejected as the consultant instructed on the behalf of the Council responsible for preparing and serving the Schedules of Dilapidations has recommended settlement at the figure in the exempt appendix.</p> <p>Continue negotiations, tenant to carry out works as necessary to remedy the breaches – this was rejected as the tenant will not have sufficient time within which to carry out these works prior to the termination of the lease agreements.</p>
<b>Reason for Decision</b>	The tenant has made a revised offer in settlement of both dilapidations claims which is considered to be acceptable.
<b>Affected Wards</b>	Dunkirk And Lenton

**Advice sought**

	Yes	No
Legal	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Finance	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Human Resources	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Equality & Community Relations Team	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Voluntary and Community Sector	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Grants Team	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Procurement	<input type="checkbox"/>	<input checked="" type="checkbox"/>
Other (please specify)	<input type="checkbox"/>	<input checked="" type="checkbox"/>

**Details of consultations undertaken**

	Yes	No	Name and Date
Portfolio Holder	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Ward Councillors	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Area Committee	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Other Council Bodies	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Corp. Directors Affected	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Trades Unions	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Minority Group	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____
Others (Specify)	<input type="checkbox"/>	<input checked="" type="checkbox"/>	_____

**Reasons for not consulting**

There has been no express consultation about this decision, but regular meetings take place with the Portfolio Holder and Director of Strategic Asset and Property Management on general property matters, which may include this matter. The Decision relates to a day to day business matter where further consultation is not deemed appropriate.

**Consultation outcomes**

N/A

**Background to the decision**

Both premises are let on leases terminating on 15<sup>th</sup> November 2015. The tenant is required to perform in accordance with the tenant covenants as contained within the agreements concerning matters such as repairs, decoration and alterations. These matter have been addressed under Schedules of Dilapidations which have been served on the tenant.

**Declared Interests**

None

**Dispensation by Standards Committee**

Date: N/A	Dispensation Reference: N/A
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**Equalities**

<b>Has the equality impact of the decision been assessed?</b>	
NO – Not required	<input checked="" type="checkbox"/>
YES – equality impact assessment attached	<input type="checkbox"/>

**Social Value implications**

There are no Social Value Implications that relate to this Decision.

**Crime and Disorder Implications**

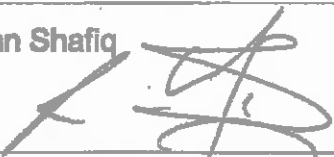

There are no Crime and Disorder Implications that relate to this Decision

**Background Papers**

There are no Background Papers which this Decision relies upon.

**Published documents**

There are no Published Documents that have been relied upon to make this Decision.

<b>Uniform / Property Ref (if applicable)</b>	06619/02 (Unit 2) & 06624/02 (Unit 7)		
<b>Contact Person</b>	Bevis Mackie Senior Estates Surveyor	Contact No.	Ext: 63635
<b>Scheme of Delegation Reference Number</b>	238. Council owned Land and Property – Dilapidations		
<b>Principal Surveyor Signature</b>	Rizvan Shafiq 	Date:	11/11/15
<b>Acting Head of Estates Signature</b>	Simon Peters 	Date:	11/11/15

**To be completed by Constitutional Services**

Date published: 13/11/2015

Last date for Call-in: 20/11/2015

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