

# Nottingham City Council Delegated Decision



**Nottingham**  
**City Council**

<b>Reference Number:</b>	2272
<b>Author:</b>	Jeremy Bryce
<b>Department:</b>	Development
<b>Contact:</b>	Jeremy Bryce (Job Title: Surveyor, Email: jeremy.bryce@nottinghamcity.gov.uk, Phone: 01158763082)
<b>Subject:</b>	Sale of freehold interest in 144 Sneinton Dale, Nottingham NG2 4HJ
<b>Total Value:</b>	See Exempt Appendix (Type: Capital)
<b>Decision Being Taken:</b>	To make the premises available to the Director of Strategic Asset and Property Management to sell, subject to no alternative operational, regeneration or other requirements being identified. To delegate authority to the Director of Strategic Asset and property Management to agree terms of sale, including the final selling price for the property. To approve that the capital receipt be returned to the Capital Programme as a Strategic Choice made under the Mid Term Financial Strategy.
<b>Reasons for the Decision(s)</b>	PHD 2047 declared these premises surplus but gave no provision for establishing the means of disposal or the setting of sale/reserve prices.
<b>Other Options Considered:</b>	None. The building is no longer required by the service.
<b>Background Papers:</b>	None
<b>Published Works:</b>	None
<b>Affected Wards:</b>	Dales

**Colleague / Councillor Interests:**

None

**Any Information Exempt from publication:**

Yes

**Exempt Information:**

**Description of what is exempt:**

The 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

**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 sale prices for property which, if disclosed, will prejudice the Councils position in negotiations relating to the proposed sale.

**Documents exempt from publication:**

Appendix to 144 Sneinton Dale PHA.doc

**Consultations:**

Date: 04/07/2015

Ward Councillors: Gul Khan, David Mellen, Neghat Khan  
councillors consulted previously when property declared surplus

Those not consulted are not directly affected by the decision.

**Crime and Disorder Implications:**

None

**Equality:**

EIA not required. Reasons: There are no changes to existing policy, service or function.

**Decision Type:**

Portfolio Holder

**Subject to Call In:** Yes

**Call In Expiry date:** 16/12/2015

**Advice Sought:** Legal, Finance

**Legal Advice:**  
The proposal to dispose of this property raises no significant legal issues. If it is held in the General Fund the disposal should be for best consideration. Alternatively if it is part of the Housing Revenue account the disposal should be for market value.  
  
Advice provided by Malcolm Townroe (Legal Services Manager) on 12/11/2015.

**Finance Advice:**  
The sale of the freehold interest in 144 Sneinton Dale will generate a capital receipt for the City Council, the estimated value of which is set out in the exempt appendix. The capital receipt will be a non-earmarked council-wide resource, to be allocated according to Council priorities and will support the Capital Programme in line with the Medium Term Financial Strategy.  
  
Advice provided by Jim Driver (Finance Service Partner) on 13/11/2015.

**Signatures**  
Jon Collins (Leader & PH Strategic Regeneration & Development)  
SIGNED and Dated: 07/12/2015  
David Bishop (Deputy CE, CD for Development and Growth)  
SIGNED and Dated: 25/11/2015