

Nottingham City Council Delegated Decision



Nottingham
City Council

Reference Number:	3016
Author:	Peter Taylor
Department:	Development and Growth
Contact:	Peter Taylor (Job Title: Senior Surveyor, Email: peter.taylor2@nottinghamcity.gov.uk, Phone: 8763017)
Subject:	Licence to Department for Work and Pensions for additional Office space in Loxley House
Total Value:	Exempt (Type: Revenue)
Decision Being Taken:	To enter into an additional licence agreement with the Department for Work and Pensions (DWP) for further space in Loxley House from February 2018 until August 2020, to coincide with the break option in the existing licence, noting that a further decision will be required if the licence agreement needs to be extended beyond 2020.
Reasons for the Decision(s)	The DWP have been in occupation in Loxley House since August 2015 and wish to expand their service delivery which is supported under the One Public Estate Agenda. Terms have been agreed as an all inclusive charge based on 52 additional DWP staff and subject to annual RPI increases. Approval has previously been given for the expenditure in connection with the reconfiguration of part of the ground floor of Loxley House, including the provision of furniture.
Other Options Considered:	Not granting the licence was rejected as it would mean that additional income would not be generated for the Council.
Background Papers:	None
Published Works:	DD2958 - Loxley House Great Workplace - Phase 1 Works

Affected Wards:	Bridge
Colleague / Councillor Interests:	None
Any Information Exempt from publication:	Yes
Exempt Information:	
Description of what is exempt:	The terms of the licence agreement.
	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 could adversely affect the Council's position with the licensee.
Documents exempt from publication:	Heads of Terms (003) DWP24 8 17.doc
Consultations:	Those not consulted are not directly affected by the decision.
Crime and Disorder Implications:	There are no crime and disorder implications associated with the decision.
Equality:	EIA not required. Reasons: The decision does not effect Council services or policy
Relates to Council Property Assets:	Yes
Decision Type:	Portfolio Holder

Subject to Call In:

No

The call-in procedure does not apply to the proposed decision because the delay likely to be caused by the call in process would seriously prejudice the Council's or the public's interests. The Chair of the Overview and Scrutiny Committee (or Vice-Chair) in his/her absence has been consulted and agreed both that the decision proposed is reasonable in all circumstances and that it should be treated as a matter of urgency.

Person Consulted: Councillor Brian Parbutt

Consultation Date: 23/11/2017

To ensure that the deadline to commence the works to accommodate the additional staff can be met prior to the lease coming into effect

Advice Sought:

Legal, Finance, Property

Legal Advice:

The proposal set out in this report raises no significant legal issues and, on the basis of the rationale outlined, is supported.

Advice provided by Malcolm Townroe (Director of Legal and Governance) on 23/11/2017.

Finance Advice:

The expected revenue generated by awarding this licence is earmarked for the capital project One Public Estate - Loxley (project number 22080), as per previous delegated decision 2958. If the actual revenue surplus generated by awarding this licence is in excess of the amount required to fund the capital project (as per decision 2958), these credits are to be transferred to Property Services.

Advice provided by Tom Straw (Senior Accountant - Capital Programmes) on 22/11/2017.

Property Advice:

The proposal supports the Council's Strategic Asset Management programme. The project provides an opportunity to co-locate additional services from the DWP within Loxley House. This will further improve the utilisation of the Council estate and service benefits of co-location. The project is aligned to the One Public Estate ambitions of the Council and has been supported by the Cabinet Office OPE programme.

Advice provided by Peter Taylor (Senior Surveyor) on 23/11/2017.

Signatures

Jon Collins (Leader of the Council)

SIGNED and Dated: 01/12/2017

David Bishop (Deputy CE, CD for Development and Growth)

SIGNED and Dated: 01/12/2017