

Nottingham City Council Delegated Decision



Nottingham
City Council

Reference Number:	3300
Author:	Peter Carroll
Department:	Development and Growth
Contact:	Beverley Gouveia (Job Title: Estates Surveyor, Email: beverley.gouveia@nottinghamcity.gov.uk, Phone: 01158762381)
Subject:	Site Investigation Works - Firth Way, Blenheim Industrial Estate, Bulwell, Nottingham
Total Value:	£56,869.73 (Type: Revenue)
Decision Being Taken:	To approve expenditure for design and survey costs related to the re-development of the former Carmelite site on Blenheim Industrial Estate, Bulwell, Nottingham.
Reasons for the Decision(s)	<p>The site has been identified as an important industrial development site within the Bulwell Ward. The site has previously been used as a lorry compound and more recently as a vehicle compound.</p> <p>The Blenheim Industrial Estate area is one of the prime industrial areas in the city and there is demand for small to medium light industrial accommodation from existing and new occupiers. The development of this site will complement existing Council owned stock such as Vision Business Centre, Martin Court and the Dabell Avenue holdings.</p> <p>To progress this project, design development and site survey work needs to be undertaken, this will provide a firm construction cost upon which an Executive Board decision can be taken to proceed to construction. If the decision is taken not to proceed to full construction, the site could be sold with the benefit of a fully developed design, planning consent and a suite of site surveys which would improve its appeal to the market.</p> <p>The development, if completed, will be held within the property trading account and will provide additional income.</p>
Briefing notes documents:	Firth Way, Blenheim Industrial Estate - Development Briefing Document 2018.09.13.docx
Other Options Considered:	Not to carry out feasibility work - this option has been rejected as it will not bring the site into economic use and provide income to the Council.

Background Papers:	None
Published Works:	None
Affected Wards:	Bulwell
Colleague / Councillor Interests:	None
Consultations:	Those not consulted are not directly affected by the decision.
Crime and Disorder Implications:	The development of the site will be a positive with regards to crime and disorder. At present there is a vacant site which could be at risk of fly tipping and trespass.
Equality:	EIA not required. Reasons: An EIA is not required as the decision does not effect services, policy or functions.
Decision Type:	Portfolio Holder
Subject to Call In:	Yes
Call In Expiry date:	05/11/2018
Advice Sought:	Legal, Finance
Legal Advice:	From the information provided in the report and following discussions with the author of the report, the proposals put forward do not appear to raise any significant legal issues of concern. Advice provided by Mick Suggett (Team leader: Conveyancing) on 26/09/2018.
Finance Advice:	The cost of developing the initial design and completing site investigations and surveys will be covered by property trading account capital receipts. Advice provided by Mandy Bryce (Finance Analyst) on 27/09/2018.
Signatures	Jon Collins (Leader & PH for Regeneration and Growth) SIGNED and Dated: 26/10/2018

Chris Henning (Corporate Director for Development and Growth)

SIGNED and Dated: 26/10/2018