

Nottingham City Council Delegated Decision



Nottingham
City Council

Reference Number:	3543
Author:	Sarah Dawson
Department:	Development and Growth
Contact:	Sarah Dawson (Job Title: Assistant Estates Surveyor, Email: sarah.dawson@nottinghamcity.gov.uk, Phone: 01158763668)
Subject:	Unit 3 Bennerley Court, Blenheim Industrial Estate, Bulwell, Nottingham, NG6 8WB
Total Value:	see exempt appendix (Type: Revenue)
Decision Being Taken:	To grant a new lease on Unit 3 Bennerley Court, Blenheim Industrial Estate, Bulwell, Nottingham, NG6 8WB as set in the Heads of Terms.
Reasons for the Decision(s)	The tenant has agreed market rent on the property and are deemed as a satisfactory risk for Nottingham City Council.
Briefing notes documents:	2019.06.03 Plan Bennerley Court Unit 3.pdf
Other Options Considered:	Not to grant a new lease on the property. This has been rejected as acceptable terms have been agreed.
Background Papers:	None.
Published Works:	None.
Affected Wards:	Bulwell
Colleague / Councillor Interests:	None.

Any Information Exempt from publication:

Yes

Exempt Information:

Description of what is exempt:

The Heads of Terms and Officer Decision.

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

1 - Information relating to any individual

The public interest in maintaining the exemption outweighs the public interest in disclosing the information because it may reveal the identity of the individual and not comply with GDPR.

2 - Information which is likely to reveal the identity of an individual

The public interest in maintaining the exemption outweighs the public interest in disclosing the information because it may reveal the identity of the individual and not comply with GDPR.

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 contains the financial affairs of an individual and could prejudice business negotiations.

Documents exempt from publication:

2019.05.28 Exempt Officer Decision.docx, 2019.05.28 Heads of Terms.doc

Consultations:

Those not consulted are not directly affected by the decision.

Crime and Disorder Implications:

There are no crime or disorder implications in this decision.

Equality:

EIA not required. Reasons: This is not a new or changing policy, service or function. The decision adheres to all Council Equality policies.

Relates to Council Property Assets:

Yes

Decision Type:

Officer

Executive Decision?	Yes
Scheme of Delegation Reference Number or Other Source of Delegation:	237
Subject to Call In:	No The call-in procedure does not apply to the decision because the value of the decision is below the call in threshold.
Advice Sought:	Legal, Finance, Property
Legal Advice:	From the information provided in the report, the proposed transaction does not appear to raise any substantive legal issues of concern. The proposed transaction will be subject to normal property legal due diligence work and the drafting, negotiation and agreement of formal legal documentation between the parties. Advice provided by Mick Suggett (Team leader: Conveyancing) on 05/06/2019.
Finance Advice:	The new lease will increase the rental income for the Chamber Estate portfolio and contribute towards the SAM Big Ticket Savings Target. Advice provided by Mandy Bryce (Finance Analyst) on 03/06/2019.
Property Advice:	The new lease will increase rental income for the Property trading account. A due diligence process has been followed to minimise the risk to the Council. Advice provided by Pippa Hall (Portfolio and Investment Manager) on 03/06/2019.
Signatures:	Kevin Shutter (Director of Strategic Assett & Property Management) SIGNED and Dated: 06/06/2019