

Nottingham City Council Delegated Decision



Nottingham
City Council

Reference Number:	3642
Author:	Richard Cox
Department:	Development and Growth
Contact:	Richard Cox (Job Title: Senior Estate Surveyor, Email: richard.cox@nottinghamcity.gov.uk, Phone: 01158763074)
Subject:	New Sub Station Lease - Nottingham College City Hub, Canal St/Cliff Road, Nottingham
Total Value:	Nil (Type: Nil)
Decision Being Taken:	To facilitate the development of the Nottingham College City Hub it is necessary to grant a long lease to the Electricity Network Company Ltd enabling the construction of a sub station to power the new building. The lease will be in standard form and for a term of 99 years at a peppercorn rent.
Reasons for the Decision(s)	The City Hub construction site is still owned by the City Council but is the subject of a land transaction with Nottingham College which will result in the exchange of this site for the existing College site on Maid Marian Way. This will take place following practical completion of the new building. In the interim, the parties have entered into a Building Licence enabling the contractor to enter the site early to carry out the construction work. As the City Council is still the owner of the site it is required to enter in to the lease with the Electricity Network Company Ltd; this will pass to the College when the land transfer is completed.
Other Options Considered:	Not to approve the proposed lease. If this option was taken the sub station will not be constructed and there will be insufficient power to operate the new College building. Therefore this option was rejected.
Background Papers:	None
Published Works:	None

Affected Wards:	Castle
Colleague / Councillor Interests:	None
Consultations:	Those not consulted are not directly affected by the decision.
Crime and Disorder Implications:	The decision has no direct impact on crime and disorder
Equality:	EIA not required. Reasons: The decision has no impact on policy, services or function.
Relates to Council Property Assets:	Yes
Decision Type:	Portfolio Holder
Subject to Call In:	Yes
Call In Expiry date:	24/09/2019
Advice Sought:	Legal, Finance, Property
Legal Advice:	The proposals set out in the report raise no significant legal issues and are supported. Advice provided by Malcolm Townroe (Director of Legal and Governance) on 05/09/2019.
Finance Advice:	The letting will facilitate the construction of a sub-station at Nottingham College City Hub to power the building. Advice provided by Mandy Bryce (Finance Analyst) on 22/07/2019.
Property Advice:	This report emanates from Property and is fully supported. Beverley Gouveia, Principal Surveyor 23/07/2019. Advice provided by Beverley Gouveia (Estates Surveyor) on 23/07/2019.
Signatures	David Mellen (Leader/ PH Regeneration, Safety and Communications) SIGNED and Dated: 16/09/2019 Chris Henning (Corporate Director for Development and Growth) SIGNED and Dated: 16/09/2019