

# Nottingham City Council Delegated Decision



**Nottingham**  
**City Council**

<b>Reference Number:</b>	<b>3692</b>
<b>Author:</b>	<b>Bevis Robert Andrew Mackie</b>
<b>Department:</b>	<b>Development and Growth</b>
<b>Contact:</b>	<b>Bevis Robert Andrew Mackie</b> <b>(Job Title: Estates Surveyor, Email: bevis.mackie@nottinghamcity.gov.uk, Phone: 01158763635)</b>
<b>Subject:</b>	<b>The Granting of a Lease for a New Substation at The Elizabeth Garrett Anderson Building, Nottingham Science Park</b>
<b>Total Value:</b>	<b>see exempt appendix (Type: Revenue)</b>
<b>Decision Being Taken:</b>	<b>To grant the tenant a lease to enable the installation of a substation at the Elizabeth Garrett Anderson Building and to delegate authority to the Director of Strategic Assets &amp; Property to approve any variations to the lease terms as may be agreed between the parties.</b>
<b>Reasons for the Decision(s)</b>	<b>A lease is required between the City Council and tenant in order to facilitate the installation of a substation necessary to power the building.</b>
<b>Other Options Considered:</b>	<b>Not grant the tenant a lease - this option was rejected as a lease is required in order to allow the installation of a substation.</b>
<b>Background Papers:</b>	<b>N/A</b>
<b>Published Works:</b>	<b>N/A</b>
<b>Affected Wards:</b>	<b>Lenton and Wollaton East</b>

**Colleague / Councillor Interests:** None

**Any Information Exempt from publication:** Yes

**Exempt Information:**

**Description of what is exempt:** Heads of Terms and background information.

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 reveals the Council's negotiating position.

**Documents exempt from publication:** 2019.10.30 Heads of Terms for Lease.doc, 2019.11.04. Site Plan.pdf

**Consultations:** Those not consulted are not directly affected by the decision.

**Crime and Disorder Implications:** None

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

**Relates to Council Property Assets:** Yes

**Decision Type:** Portfolio Holder

**Subject to Call In:**

<b>No</b>
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.

<b>Person Consulted: Councillor Anne Peaach</b>
<b>Consultation Date: 04/11/2019</b>
<b>In order to ensure that the development project is not subject to further delay and substantial additional cost to the City Council.</b>

**Advice Sought:**

<b>Legal, Finance, Property</b>
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**Legal Advice:**

From the information provided in the report and following discussion with the author of the report, the proposed transaction does not appear to raise any substantive legal issues of concern. The transaction will be subject to normal property legal due diligence and the drafting, negotiation and completion of formal legal documentation between the parties. Advice provided by Mick Suggett (Team leader: Conveyancing) on 05/11/2019.
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**Finance Advice:**

Property Trading Account will receive the peppercorn rent for the duration of the lease. Advice provided by Mandy Bryce (Finance Analyst) on 05/11/2019.
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**Property Advice:**

This is a Property report therefore no further Property comment is required. Advice provided by Rodney Alan Martin (Development Manager) on 04/11/2019.
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**Signatures**

<b>David Mellen (Leader/ PH Regeneration, Safety and Communications)</b>
<b>SIGNED and Dated: 05/11/2019</b>
<b>Chris Henning (Corporate Director for Development and Growth)</b>
<b>SIGNED and Dated: 05/11/2019</b>