


18/15

ODR No.: TO BE COMPLETED BY DST

	HARTLEPOOL
	BOROUGH COUNCIL
OFFICER DECISION RECORD	

Department: Regeneration & Neighbourhoods Directorate

Division: Estates & Regeneration Section

Date of Decision / Issue of Licence: 26th July 2018

Officer Making Decision: Tim Wynn (Strategic Asset Manager)

Subject / Description & Reason for Decision: Property – Greatham Creek Bridge

The Council holds a licence from the Crown Estate Commissioners for the land shown verged red on the attached plan upon which the abutments and span of a bridge which the A178 Tees road crosses are situated.

The present rent is £1550 p.a. and has not been reviewed since 2006 and the Landlord has served notice upon the Council to implement a rent review.

Internal consultations have been carried out and the Council needs to continue in occupation of the land. Negotiations have therefore been undertaken and agreement has been reached to increase the rent to £1,650 p.a. with effect from 1st December 2017.

Type of Decision: Non Key

Nature of Delegation Being Exercised: Committee Delegated Authority

The Director of Regeneration and Neighbourhoods has delegated powers for a variety of transactions within a prescribed threshold which is currently £30,000 in capital value and £12,000 in rental value. The powers are to approve land and property disposals, leases, lettings, licences, wayleaves, easements, undertaking and concluding rent reviews, lease renewals and the release and amendments of restrictions, covenants and other land and property matters within the prescribed thresholds as approved by the Council.

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Delegated Powers Authority was approved at Finance & Policy Committee on 18 July 2012

Alternative Options Considered & Rejected:

The council could serve notice to terminate the licence but the service require continued occupation. Failure to agree rent could lead to the costs of incurring a third party determination which would not be cost effective and the rent could increase more than that agreed.


Any Declared Register of Interest

No

OFFICER WITH THE DELEGATION

NAME:

Tim Wynn.....



POSITION:

Strategic Asset Manager

In consultation with Denise Ogden, Director of Regeneration and Neighbourhoods

