



HARTLEPOOL BOROUGH COUNCIL

OFFICER DECISION RECORD

Department:	Regeneration & Neighbourhoods Directorate
Division:	Strategic Asset Management Section
Date of Decision / Issue of Licence:	09/03/20
Officer Making Decision:	Tim Wynn (Strategic Asset Manager)
Subject / Description & Reason for Decision:	<p>Letting of Unit 15 Newburn Bridge Industrial Estate</p> <p>It is proposed to grant of the premises shown edged red in the attached plan. The lease is to an existing tenant for a term of 3 years from 3rd March 2020. A Bond and surveyors fees are payable in addition to the rent. The Tenant is to be responsible for business rates, utility costs and internal repairs. The Landlord is responsible for external repairs. There are break clauses for both landlord and tenant that can be served at any time during the lease.</p>
Type of Decision:	Non Key
Nature of Delegation Being Exercised:	<p>Committee Delegated Authority</p> <p>The Director of Regeneration and Neighbourhoods and the Chief Solicitor have delegated powers for a variety of transactions within £100,000 in capital value and £50,000 in rental value (annual figure). The powers are to approve land and property disposals and acquisitions, 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.</p> <p>Delegated Powers Authorisation was given on 24 May 2019 by the Director of Regeneration and Neighbourhoods and the Chief Solicitor to the Strategic Asset Manager.</p>

ODR No.: TO BE COMPLETED BY DST

Alternative Options Not to grant the lease
Considered &
Rejected:

Any Declared No
Register of Interest

OFFICER WITH THE DELEGATION

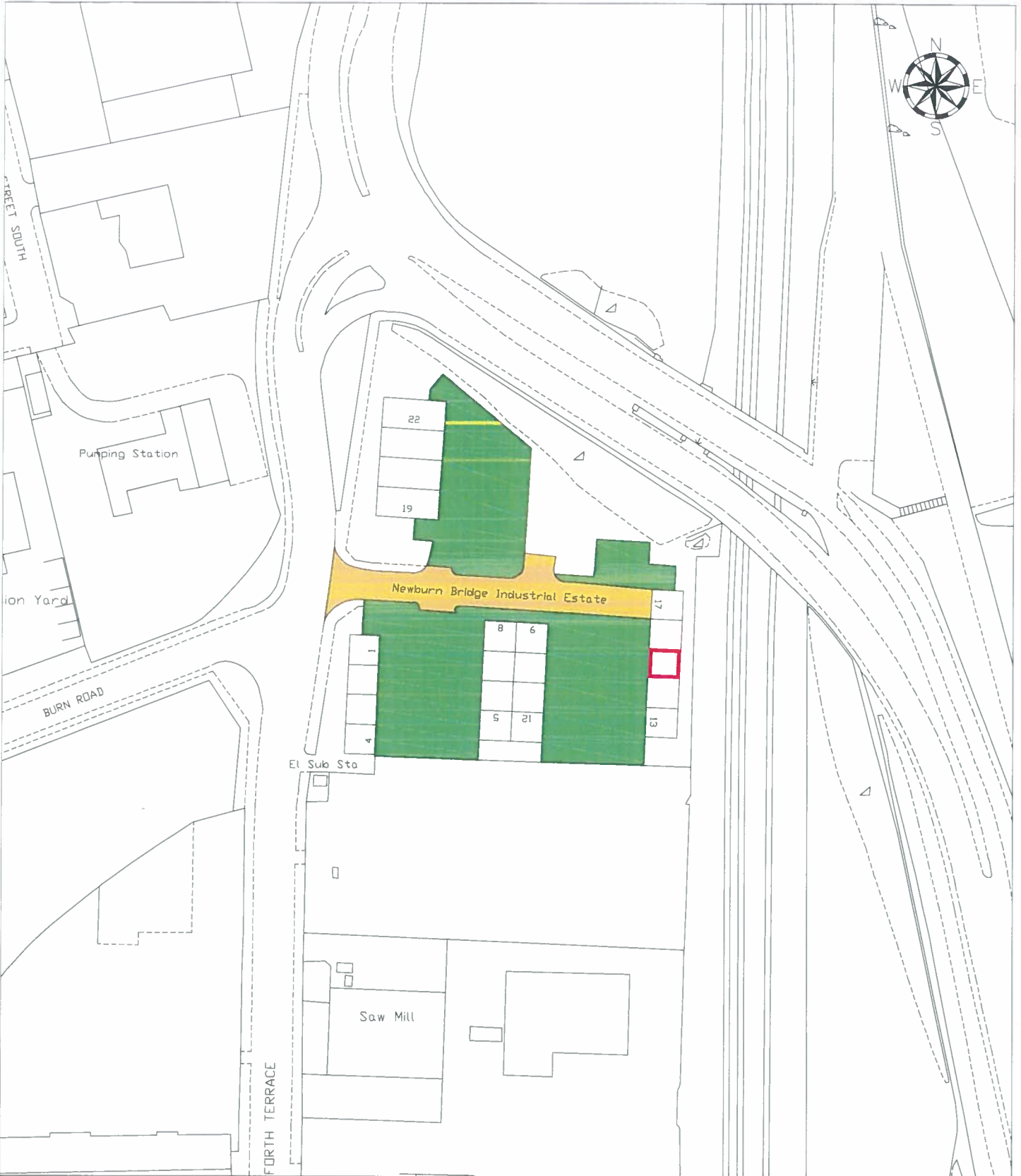
NAME: Tim Wynn 

POSITION: Strategic Asset Manager

IN CONSULTATION WITH

NAME: 
Denise McGuckin

POSITION: Director of Regeneration and Neighbourhoods



LOCATION Newburn Bridge Industrial Estate, Hartlepool

DRAWN BY CT DATE 28/10/11

SCALE 1:1250

DEED PACKET DU24129

OS MAP NZ 5131NE

DRWG NO E/L/343



HARTLEPOOL BOROUGH COUNCIL
NEIGHBOURHOOD SERVICES DEPARTMENT
PROCUREMENT & PROPERTY SERVICES DIVISION

Graham Frankland B.Eng(HONS) C.Eng M.I.C.E
Head of Procurement, Property & Public Protection
Leadbitter Buildings
Stockton Street
Hartlepool
TS24 7NU
TEL: 01429 266522
FAX: 01429 523899

This map is reproduced from Ordnance Survey material with the permission of Ordnance Survey on behalf of the Controller of Her Majesty's Office ©Crown copyright. Unauthorised reproduction infringes Crown copyright and may lead to prosecution or civil proceedings. Hartlepool B.C. LA09057L 1999.



Faint, illegible text or a list of items, possibly bleed-through from the reverse side of the page. The text is too light to read accurately.