

14 October 2013

Agenda Item: 7(b)

REPORT OF SERVICE DIRECTOR TRANSPORT, PROPERTY & ENVIRONMENT

MANSFIELD BUS STATION – KIOSK UNIT 2

Purpose of the Report

1. To seek approval of the Finance and Property Committee to the granting of a five year lease as set out in the exempt appendix to this report.

Information and Advice

2. Some information relating to this report is not for publication by virtue of paragraph 3 of Schedule 12A of the Local Government Act 1972. Having regard to the circumstances, on balance the public interest in disclosing the information does not outweigh the reason for exemption because divulging the information would significantly damage the Council's commercial position. The exempt information is set out in the exempt appendix.
3. The new Mansfield Bus Station on Quaker Way opened to the public at Easter 2013. Two retail kiosks are located within the premises.
4. A previous marketing exercise by Savills LLP invited competitive bids for leases of the units. This resulted in the larger unit being let (now open and trading).
5. Terms were also agreed for a lease of the smaller unit (café kiosk), however the proposed tenant withdrew from the transaction after the unit was completed following scoping of the potential turnover. In effect, he had overbid for the kiosk.
6. Consequently, interested under bidders were asked to submit revised offers and this has resulted in only one proposal being received.
7. Terms for a five year lease have thus been provisionally agreed as detailed in the exempt appendix.

Other Options Considered

8. Consideration has been given to installing vending machines in the unit as an interim measure prior to letting, however the vending machine companies require 12 month contracts.

Reason/s for Recommendation/s

9. The café kiosk forms an integral part of the Bus Station and, in conjunction with the other unit, provides a holistic experience for users of the facility and creates a revenue stream.

Statutory and Policy Implications

10. This report has been compiled after consideration of implications in respect of finance, the public sector equality duty, human resources, crime and disorder, human rights, the safeguarding of children, sustainability and the environment and those using the service and where such implications are material they are described below. Appropriate consultation has been undertaken and advice sought on these issues as required.

RECOMMENDATION/S

- 1) That approval is given to the grant of a five year lease as set out in the exempt appendix to this report.

Jas Hundal

Service Director – Transport, Property & Environment

For any enquiries about this report please contact:

Constitutional Comments (CEH 10.9.13)

11. The recommendation falls within the remit of the Finance and Property Committee by virtue of its terms of reference.

Financial Comments (TR 4.9.13)

12. The financial implications are set out in the exempt appendix to the report.

Background Papers and Published Documents

13. None.

Electoral Division(s) and Member(s) Affected

14. Ward(s): Mansfield South
Member(s): Councillor Andy Sissons, Councillor Stephen Garner