

20 March 2017

Agenda Item: 7a

REPORT OF SERVICE DIRECTOR ENVIRONMENT, TRANSPORT & PROPERTY

GEDLING ACCESS ROAD (GAR) PROPERTY ACQUISITION – CARLTON LE WILLOWS ACADEMY, GEDLING

Purpose of the Report

1. To seek approval to the acquisition of 0.7626 Hectares of playing fields land at Carlton le Willows Academy for the GAR on the terms as set out in the exempt appendix.

Information and Advice

2. This report contains an exempt appendix, which is not for publication by virtue of paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended) (Information relating to any individual and the business affairs of a particular person (including the authority holding that information)). The exempt appendix provides details of the terms agreed. Disclosure of this information would prejudice the parties' commercial interests.
3. The County Council has been safeguarding proposals for a Gedling village bypass for over 50 years. This scheme forms part of proposals for the A612 Nottingham Eastern Outer Loop Road which has, with the exception of the eastern most section around Gedling village, been successfully completed by the County Council. The Gedling Access Road (GAR) will connect directly to the most recently constructed phase (the Gedling Major Integrated Transport Scheme) which opened to traffic in 2007.
4. The role of GAR is twofold. Primarily, GAR will enable the sustainable redevelopment of the former Gedling Colliery site for mixed-use purposes by providing safe and adequate access to the proposed residential, employment and community related uses proposed for the site. GAR will also provide a 'bypass' around Gedling, providing improved connectivity to the wider road network. In doing so, GAR will ease traffic congestion on other roads surrounding the former colliery site that at present are either at or nearing capacity.
5. The GAR is being delivered by the County Council in partnership with the Homes and Communities Agency (HCA), Gedling Borough Council (GBC) and Keepmoat Homes Limited (housing developer for the Chase Farm site).

6. At its Full Council meeting in February 2014 Nottinghamshire Council resolved to incorporate funding of £5.4m into its capital programme to support GAR. The HCA as part of its funding agreement with the County Council is making £7m available to draw down funds for land acquisitions as they progress.
7. NCC and the HCA have entered into a Grant Funding Agreement whereby the purchase monies are made available by the HCA for the land acquisition costs. As land purchases are agreed and approved, NCC will submit invoices to the HCA for the purchase monies as necessary.

Other Options Considered

8. To leave remaining acquisitions until a Compulsory Purchase Order is announced. These would potentially be costlier and time consuming option.

Reason/s for Recommendation/s

9. To secure the land necessary for the GAR.

Statutory and Policy Implications

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

Finance Implications

10. This proper acquisition will be funded from an external grant. A variation to the capital programme is required to incorporate the external funding into the capital programme.

RECOMMENDATION/S

- 1) That approval is given to the acquisition of 0.7626 Hectares at land on Carlton le Willows Academy on the terms as set out in the report and exempt appendix.

Jas Hundal

Service Director – Environment, Transport & Property

For any enquiries about this report please contact: Mike Barnett 0115 977 3118

Mike Barnett, Team Manager Major Projects and Improvements (Via East Midlands) T – 0115 977 3118

Constitutional Comments (EP 24.02.2017)

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

Financial Comments (PH 24.02.2017)

12. This land acquisition will be funded from external grant. A variation to the capital programme is required to incorporate the external funding into the Council's capital programme.

Background Papers and Published Documents

13. Except for previously published documents, which will be available elsewhere, the documents listed here will be available for inspection in accordance with Section 100D of the Local Government Act 1972.

- Finance and Property Committee Report dated 24th March 2014
Gedling Access Road, Scheme Development and Funding Agreements
- Report to County Council dated 27th February 2014
Capital Programme 2014/15 to 2017/18
- Finance and Property Committee Report dated 19th September 2016
Gedling Access Road - Scheme Update and Funding Agreement
- Transport and Highways Committee Report dated 21st September 2016
Gedling Access Road – Scheme Update, Compulsory Purchase Orders and Side Roads Orders
- Transport and Highways Committee Report dated 16th March 2016
Gedling Access Road – Scheme Update, Compulsory Purchase Order and Side Roads Orders

Electoral Division(s) and Member(s) Affected

14. Ward(s): Carlton East
Member(s): Councillor Nicki Brooks, Councillor John Clarke

File ref.: /SB/SB/62233

SP: 3204

Properties affected: 62233 - Former Gedling Railway Line