

REPORT OF THE LEADER OF THE COUNTY COUNCIL

OPERATIONAL DECISIONS TAKEN OUTSIDE THE POLICY COMMITTEE CYCLE JULY - OCT 2017

Purpose of the Report

1. At the meeting of Finance & Property Committee in January 2014 approval was given to amend the list of day to day operational decisions which can be taken by the Director, subject to the chair of Finance & Property Committee determining whether operational decisions should still be reported to Committee . It was also agreed that a report should be submitted to the Finance & Property Committee on a quarterly basis outlining all operational decisions made, supplemented annually by a review report on Estate Management operational decisions. In accordance with this decision this is the quarterly report to inform Policy Committee of Operational Decisions taken outside the Cycle, between July and October 2017.

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 This report contains an exempt appendix, which is not for publication by virtue of paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended) (Information relating to the financial or business affairs of a particular person (including the authority holding that information)). The exempt appendix provides details of the terms agreed. It is not in the public interest to disclose this information as it would prejudice the parties' commercial interest.
3. This report seeks to inform Committee Members of the decisions taken over this period. Details of the decisions taken are shown below: -

Please note relevant Ward Members have been invited to comment on these proposals.

SP	TITLE	DESCRIPTION / open (extract from Operational decision)	Update
3240	Yeoman Park Special School - Conversion to Academy Status	Proposed Conversion to Academy Status with 125 year lease.	Legal Completion
3249	Garibaldi College, Forest Town, Mansfield – Conversion to Academy	Proposed Conversion to Academy Status with 125 year lease.	Legal Completion
3251	Licence - Nottingham Breast	Nottingham Breast Screening service are seeking permission to site a breast screening	Legal completion

	Screening at Cotgrave Health Centre	unit in the car park of the Health Centre from 13 September 2017 for 5 months until 28th February 2018.	
3252	Lease Renewal - Unit 2 Hermitage Way, Hermitage Lane Industrial Estate, Mansfield	Approval sought for a lease renewal at unit 2 Hermitage Way, Mansfield.	Legal completion
3222	Fairground Site, Naish's Field, Church Street, Edwinstowe, Nottingham – 5 year lease	Sherwood Forest Fun Park has on an annual basis ran a children's funfair at Sherwood Forest between 1 March to mid-November. They have occupied the site on a Licence each year dating back to around 1974 & this has become a major attraction to the Park every summer. The area where they have run their fair is on the site of the new Visitor Centre which will be built by the RSPB during 2017. An alternative site on the opposite side of Church Street has been identified as an ideal location for them to continue their operation & terms have been agreed to them to occupy this site on a 5 year lease. The land upon which they will be occupying is currently being prepared by the RSPB.	With Lessee to sign
3260	Oakdale Learning Centre - lease renewal	The County Council is to renew the short term lease of the Oakdale Learning Centre to the Beech Academy Trust for a further 12 month period, pending the Education Funding Agency issuing approval for the Academy Trust to increase its pupil places. Following this approval, the previously agreed 25 year lease will be completed.	Short term lease completed
3256	Worksop Library, Cafe - lease renewal	It is proposed to renew the lease of the café within the library for a further two years.	With legal
3253	Electricity Sub Station Lease Renewals – Westdale Junior School	Renewal of existing electricity substation leases in accordance with the Western Power agreements.	Legal completion
3255	St Peters Primary School, Mansfield - Conversion to academy status	Proposed Conversion to Academy Status with 125 year lease.	Legal completion
3274	Proposed relocation of underground cable due to fault on existing cable	Western Power Distribution have requested to relay a 33Kv cable as the existing cable has a fault and is inaccessible due to dense vegetation. Western Power Distribution will pay a £400 admin fee.	Emergency works complete on-site. Legal drafting alteration to the master wayleave
3259	Land to the rear of Dovecote Lane, Beeston	Neighbouring landowner wanting to purchase small strip of land.	With Legal
3262	New Lease - 3	Approval is being sought for a new lease at unit	With Legal

	Woodland Court, Shireoaks Triangle, Worksop	3 Woodland Court, Shireoaks Triangle	
3264	Mini Football Pitch Provision, Cotgrave Colliery Redevelopment	Granting a Lease to Cotgrave Town Council to Manage and Maintain Football pitches	With Legal
3265	Caretaker Properties – Rent Review	The implementation of the biennial rent review of caretaker accommodation throughout the County in line with the Personnel Handbook	In the process of implementing
3271	Willow Farm Primary School - lease of caretakers property	Willow Farm Primary School is to convert to Academy Status. The School site will be leased to the Academy on a 125 year lease, and the Caretaker's property will also be let to the Academy but on a shorter term lease of 15 years.	With legal. Conversion 1 January
3270	Willow Farm Primary School - conversion to academy status	Proposed conversion to Academy Status with 125 year lease.	With legal. Conversion 1 January
3269	Netherfield Primary School - conversion to academy status	Proposed Conversion to Academy Status with 125 year lease.	In Progress
3272	Buttercross Pre- school, Robert Miles Infant School, Bingham – Revised terms for Deed of Variation	The revised varying of the lease terms to Buttercross Pre-school to facilitate the conversion of Robert Miles Infant School to Academy status.	Legal completion
3279	Carlton Central Junior School - conversion to Academy status	Proposed Conversion to Academy Status with 125 year lease.	Completed
3280	Carlton Central Infant and Nursery School - conversion to Academy status	Proposed Conversion to Academy Status with 125 year lease.	Completed
3282	Sutton in Ashfield Library – Lease to Cornerstone Telecoms	The granting of a fifteen year lease to Cornerstone Telecommunications (O2/Vodafone) to enable the installation of mobile phone equipment on the rooftop of Sutton in Ashfield Library.	With Legals
3281	Carlton Central Junior School, caretaker property- conversion to Academy status, grant of lease	Carlton Central Junior School is to convert to Academy Status. The School site will be leased to the Academy on a 125 year lease, and the Caretaker's property will also be let to the Academy but on a shorter term lease of 17 years.	Completed
3278	Licence to Assign Existing Lease Agreement for Gas	Granting a licence for each site for the change of name from the existing lease agreements. Ramsden County Primary School 01014	With legal

	Governor Sites	Annesley Primary School 01235 Moor Lane, Bestwood 03148 Sandy Lane, Warsop 90004	
3258	After School club, John Hunt School, New Balderton, Newark, Notts NG24 3BN	Licence to YMCA for after school club.	Completed
3276	Wayleave Consent for a cable – Abbey Hill Primary and Nursery School	The Basic Need Classroom extension at Abbey Hill Primary has required Western Power to upgrade the mains electricity supply to cope with the current and new electrical demands. WPD will pay the Council's fees of £700	Legal completion
3286	Licence to Assign Existing Lease Agreement for Gas Governor Sites	Granting a licence for each site for the change of name from the existing lease agreements Annual Rent payable in advance. Currently £15 p.a. 21 year terms Can surrender the lease by giving 3 months written notice.	With Legal
3238	Former Caretakers Property, 1 Boundary Road, Beeston - Deed of Surrender	Beeston Fields Primary & Nursery School became an Academy (Flying High Trust) on 1 September 2015 and at that time they employed a caretaker who lived in a detached house adjacent to the School. This was not included within the Academy Lease, but a separate 10 year lease was granted to the Flying High Trust at the same time so that the caretaker could continue his occupation of the property. The caretaker has since vacated his post and the replacement lives in his own private property, so the dwelling is now surplus to their requirements. The future of this house is currently being considered by the County Council, but before any such decision is made, a Deed of Surrender back to the Authority is required.	With Legal
3293	Jeffries Primary and Nursery School - Conversion to Academy status	Proposed Conversion to Academy Status with 125 year lease.	With Legal

Other Options Considered

4. None.

Reason/s for Recommendation/s

5. This report is for information only.

Statutory and Policy Implications

6. This report has been compiled after consideration of implications in respect of crime and disorder, data protection and information governance, finance, human

resources, human rights, the NHS Constitution (public health services), the public sector equality duty, safeguarding of children and adults at risk, service users, smarter working, sustainability and the environment 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 members consider whether there are any actions they require in relation to the issues contained within the report.

Councillor Mrs Kay Cutts MBE
Leader of The Council

For any enquiries about this report please contact: Mona Walsh 0115 8043286

Constitutional Comments (SMG 24/11/2017)

7. The Policy Committee has responsibility for all property related functions including acquisitions and disposals, property design and construction and related consultancy services, and the asset management plan and is the appropriate body to consider the content of this report. If the Committee resolves that any actions are required it must be satisfied that such actions are within the Committee's terms of reference.

Financial Comments (SES 21/11/17)

8. There are no specific financial implications arising directly from this report.

Background Papers and Published Documents

9. 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.

Electoral Division(s) and Member(s) Affected

10. Ward(s): Other
Member(s): n/a Outside Nottinghamshire

File ref.: /SB/SB/
SP: 3290
Properties affected: 09998 - Various NCC Properties/non-property item