

Written statement of a key decision
Cabinet member contracts and assets

Title	Strategic acquisition of development opportunity site
Decision maker	Cabinet member contracts and assets Information about cabinet, including the names and contact details of the cabinet members, can be found here: http://councillors.herefordshire.gov.uk/mgCommitteeDetails.aspx?ID=251
Date of decision	18 February 2019
Report exemption class	Part exempt
Reason for being a key decision	<p>This is a key decision because it is likely to result in the council incurring expenditure which is, or the making of savings which are, significant having regard to the council's budget for the service or function concerned. A threshold of £500,000 is regarded as significant.</p> <p>This is a key decision because it is likely to be significant having regard to: the strategic nature of the decision; and / or whether the outcome will have an impact, for better or worse, on the amenity of the community or quality of service provided by the authority to a significant number of people living or working in the locality (two or more wards) affected.</p>
A notice was served in accordance with Part 3 (Key decisions) of The Local Authorities (Executive Arrangements) (Meetings and Access to Information) (England) Regulations 2012.	
General exception or special urgency (as defined in the constitution)	No
Purpose	<p>To approve the strategic purchase of the southern campus of the Royal National College for the Blind (RNCB), Venn's Lane, Hereford within a defined budget of £6.25 million and to authorise officers, following appropriate consultation and due diligence, to proceed with the purchase of the property.</p> <p>The proposed purchase will be a strategic acquisition which would support the council's policies in respect of economic growth and ensure that a key education site within Hereford is retained and enhanced.</p>
Decision	That:- (a) the purchase of the southern campus of the Royal

	<p>National College for the Blind, Venns Lane, Hereford as set out in the redline plan at Appendix 1 (“the Site”) be approved within a maximum budget of £6.25 million;</p> <p>(b) subject to the Chief Finance Officer being satisfied that appropriate heads of terms have been agreed, due diligence has been completed and the purchase provides value for money, the acting director economy and place, in consultation with the cabinet member contracts and assets, be authorised to complete the acquisition of the Site;</p> <p>(c) on acquisition, the Site be added into the council’s property portfolio for all asset management and maintenance purposes;</p> <p>(d) the acting director economy and place be authorised to take all operational decisions necessary to implement the above recommendations; and</p> <p>(e) a further report be brought to the executive following any acquisition, in order to determine whether the Site should be entered into the council’s development and regeneration programme.</p>
Reason for the decision	<p>As set out in the report. Documents relating to this decision are available at</p> <p>http://councillors.herefordshire.gov.uk/mglIssueHistoryHome.aspx?IId=50029310</p>
Options considered	<ol style="list-style-type: none"> 1. Not to proceed with the acquisition. This is not the recommended option, because if the council does not acquire the site it is highly likely that it will be acquired by a private developer with little or no interest in retaining the site for education use which supports the long term economic objectives of the council and other stakeholders. 2. To acquire part of the site. This is not available as the RNCB are marketing the campus as a whole and will not sub-divide and sell in smaller lots.
Declarations of interest (see below)	
Call-in expiry date (decisions are not subject to call-in where special urgency provisions apply)	22 February 2019

Councillor:

Date 18 February 2019

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(Councillor H Bramer)

- a record of any conflict of interest declared by any executive member who is consulted by the member which relates to the decision;

and

- in respect of any declared conflict of interest, a note of dispensation granted by the relevant local authority's head of paid service.