

## Record of officer decision

<b>Decision title:</b>	New lease Units 4 & 5 Foxwood Court, Rotherwas
<b>Date of decision:</b>	2nd September 2019.
<b>Decision maker:</b>	Assistant Director Technical Services
<b>Authority for delegated decision:</b>	<p>Herefordshire Council's constitution - Scheme of Delegation Part 3 Functions Scheme, Section 7 Officer Functions</p> <ol style="list-style-type: none"> <li>1. 3.7.6 Delegation to Chief Executive</li> <li>2. 3.7.13 Sub delegation by Chief Executive to officers</li> <li>3. Appendix 1 Chief Executive's Scheme of Delegation to Officers</li> </ol>
<b>Ward:</b>	Dinedor Hill
<b>Consultation:</b>	None
<b>Decision made:</b>	Approve new lease of 4 & 5 Foxwood Court on open market terms
<b>Reasons for decision:</b>	<ul style="list-style-type: none"> <li>• The property is owned by the council as part of its property investment portfolio held to deliver optimum commercial returns through rental income which is used to support the council's strategic objectives in line with the corporate plan 2016 – 2020.</li> <li>• The property is held for the purpose of letting on open market terms and it is important that occupation by a tenant is achieved so that holding costs for an empty property are not incurred by the council.</li> <li>• The proposed tenant currently occupies the property under a short term licence having purchased the previous tenant's business which had gone into administration.</li> <li>• This meant that a rental void was avoided and existing jobs were saved.</li> <li>• The proposed lease will provide security and enable the business to invest capital and grow for the benefit of the local economy</li> <li>• The agreed terms are based on open market values as evidenced by recent lettings in the vicinity</li> </ul>
<b>Highlight any associated risks/finance/legal/equality considerations:</b>	None
<b>Details of any alternative options considered and rejected:</b>	None

<b>Details of any declarations of interest made:</b>	None

Signed..... Date: 2<sup>nd</sup> September 2019  
ASSISTANT DIRECTOR TECHNICAL SERVICES