

Record of officer decision

Decision title:	Transfer of freehold interest in land at Station Road Bromyard
Date of decision:	10th October 2019
Decision maker:	Assistant Director Technical Services
Authority for delegated decision:	<p>Herefordshire Council's constitution - Scheme of Delegation Part 3 Functions Scheme, Section 7 Officer Functions</p> <ol style="list-style-type: none"> 1. 3.7.6 Delegation to Chief Executive 2. 3.7.13 Sub delegation by Chief Executive to officers 3. Appendix 1 Chief Executive's Scheme of Delegation to Officers
Ward:	Bromyard Bringsty
Consultation:	With legal and highways services
Decision made:	Approve transfer of freehold interest in land at Station Road Bromyard to leaseholder following exercise of option under lease dated 20.03.1998
Reasons for decision:	<p>The leaseholder occupies the land under a lease dated 20 March 1998 for a term of 150 years.</p> <p>The lease contains an option in favour of the leaseholder which provides that the freehold should be transferred at £1.00 if after a period of 21 years from the commencement date of the lease the council as landlord has not exercised a corresponding option to acquire the land in connection with the construction of a relief road.</p> <p>The council has no current plans to construct a road and the period in which their option can be exercised has expired.</p> <p>The leaseholder has now exercised their right to the freehold, legal have advised that it has been validly served and there are no grounds for challenging the transfer.</p>
Highlight any associated risks/finance/legal/equality considerations:	None
Details of any alternative options considered and rejected:	None – the option is contained in the lease which is a binding contract between both parties

Details of any declarations of interest made:	None

Signed..... Date: 10th October 2019

ASSISTANT DIRECTOR TECHNICAL SERVICES