

Record of officer decision

Decision title:	Grant of landlords consent to sublet buildings at Rotherwas Service Station Rotherwas
Date of decision:	14th January 2020
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:	Dinedor Hill
Consultation:	With the Enterprise Zone team who have confirmed they have no objection to the subletting
Decision made:	Approve grant of landlord's consent to sublet buildings at Rotherwas Service Station
Reasons for decision:	<ul style="list-style-type: none"> • The decision arises out of the tenants' request under the terms of their 99 year lease dated 15th September 1988 to sublet part of their leased property. • The lease provides that the landlord must not unreasonably withhold or delay the grant of consent. • The tenant has complied with the terms of the lease • Information provided on the proposed sublease and subtenant indicates no risk to the landlords reversion and • there is no reasonable ground on which consent should be withheld
Highlight any associated risks/finance/legal/equality considerations:	Not granting consent may place the council in breach of its obligations under the lease.
Details of any alternative options considered and rejected:	None – there is no reasonable ground to refuse consent

Details of any declarations of interest made:	None

Signed..... Date: 14th January 2020