

## Record of officer decision

<b>Decision title:</b>	<b>Commissioning of professional advice to complete the site valuation before purchase of the former Job Centre, St Nicholas Street and The old Post Office, St Peters Street, Hereford ahead of the potential Council purchase. The cost of the site is £7,175</b>
<b>Date of decision:</b>	13 September 2021
<b>Decision maker:</b>	Director Economy & Place
<b>Authority for delegated decision:</b>	<p>Cabinet decision on 5<sup>th</sup> May 2021 approved the creation of a Housing Pipeline Investigation Account with a budget of up to £350k which could be utilised to procure technical services to undertake initial site studies for sites in third party ownership to advance the creation of a pipeline of developable sites.</p> <p>Link to decision:</p> <p><a href="http://councillors.herefordshire.gov.uk/mglIssueHistoryHome.aspx?IId=50037287">http://councillors.herefordshire.gov.uk/mglIssueHistoryHome.aspx?IId=50037287</a></p>
<b>Ward:</b>	Hereford Central
<b>Consultation:</b>	The Cabinet Member Housing, regulatory services and community safety, Commercial Services and Legal Services have been consulted and confirmed that the decision may be taken.
<b>Decision made:</b>	That the work required on the valuation service is commissioned from Fisher German LLP. They were selected following the receipt of three quotes from separate organisations where they provided the best value submission for the service. The work will be undertaken up to a value of £7,175.
<b>Reasons for decision:</b>	<ul style="list-style-type: none"> <li>• The council is keen to progress the investigation of delivering affordable housing as quickly as possible. Expert advice is required to inform decisions regarding the sites value of any purchase of third party owned housing schemes on across Herefordshire.</li> <li>• Fisher German LLP have the expertise in this area and are able to complete a Red Book Valuation and initial assessment of the site.</li> <li>• The council has opted to use three quotes to assess the value for money of this contract. The procurement process complied with the council's contract procedure rules for a contract of this value.</li> </ul>
<b>Highlight any associated risks/finance/legal/equality considerations:</b>	<ul style="list-style-type: none"> <li>• Not awarding this work to Fisher German LLP would compromise the council's ability to deliver on time, utilising the services of a procured partner is considered value for money.</li> </ul>
<b>Details of any alternative options considered and rejected:</b>	Commission this work in house. This option has been rejected as the council does not have sufficient capacity or expertise in house and this approach would potentially put the council at risk with any site purchase due to the lack of expertise and knowledge.
<b>Details of any declarations of interest made:</b>	None

I am an officer delegated to make the decision

Signed:

Print Name: Neil Taylor

Job Title: Director for Economy and Place