

Record of officer decision

Decision title:	Grant of consent for the sub-letting of unit 1b at Old Market, Hereford
Date of decision:	30 th May 2024
Decision maker:	Strategic Assets Delivery Director
Authority for delegated decision:	Corporate Services' scheme of delegation dated July 2023 (line 35) gives the Strategic Assets Delivery Director the authority to take the decision
Ward:	Widemarsh
Consultation:	None – the head lease on the property requires the Tenant to obtain Landlord consent ahead of completing all sub-lettings. Consent is not to be unreasonably withheld.
Decision made:	To approve the subletting of the above retail unit and provide a letter of confirmation to the Council's Tenant
Reasons for decision:	The Tenant has provided evidence that the sub-lettings have been negotiated by its letting agents and have provided full Heads of Terms. The head lease between the Landlord and its Tenant requires that consent for the Tenant's sub-lettings is not to be unreasonably withheld.
Highlight any associated risks/finance/legal/equality considerations:	Not granting consent may cause the council to be in breach of its obligations under the head lease and would also obstruct the tenant's desire to let a significant vacant retail unit to an established operator.
Details of any alternative options considered and rejected:	None, there is no reasonable ground on which the Landlord may refuse consent.
Details of any declarations of interest made:	None

Signed..... Date: 30/05/2024

Sarah Jowett
Strategic Assets Delivery Director