

Record of officer decision

Decision title:	Release of overage covenant on land at Nordan Farm, Leominster, Herefordshire, HR6 0AJ
Date of decision:	7 th August 2024
Decision maker:	Senior Estate Manager
Authority for delegated decision:	The Economy and Place Directorate's scheme of delegation dated 23 December 2021, updated May 2024 (line 34) gives the Senior Estate Manager the authority to take the decision
Ward:	Bircher
Consultation:	None
Decision made:	To release the overage covenant on land at Nordan Farm, Leominster, Herefordshire, HR6 0AJ
Reasons for decision:	<p>The land formed part of the smallholdings disposal in 2017, in accordance with the cabinet decision dated 13th October 2016, a blanket overage provision was imposed on farm buildings and other land in regards to any future change of use.</p> <p>The owner has obtained planning permission for change of use on areas under the overage provision. The councils appointed agents Atcham's have negotiated and agreed, based on the terms of the overage deed, a value of £75,000 to lift the provisions of the overage.</p> <p>The owner will pay the councils agents and legal fees in this transaction.</p>
Highlight any associated risks/finance/legal/equality considerations:	The council's legal team are handling the appropriate paperwork required.
Details of any alternative options considered and rejected:	No suitable alternatives were proposed
Details of any declarations of interest made:	None

Signed..... Date: 15th August 2024

Helen Beale
Senior Estate Manager