

Record of officer decision

Decision title:	Grant of consent for the renewal of the sub-letting in respect of units 2 & 3 (GF) and Units 2, 3, 4 & 5 (FF) at Old Market, Hereford
Date of decision:	24 th January 2025
Decision maker:	Commercial and Investments Manager
Authority for delegated decision:	Corporate Services' scheme of delegation dated May 2024 (line 35) gives the Commercial and Investments Manager 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-letting has been negotiated between the parties and has 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 may also frustrate the parties' desire to agree and complete a new subletting ahead of the expiry of the current agreement.
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: 30th January 2025

David Micah
Commercial and Investments Manager