

Record of officer decision

Decision title:	Licence to sublet a lease in respect of property held within the Council's commercial investment portfolio
Date of decision:	17 th October 2025
Decision maker:	Commercial and Investment Manager
Authority for delegated decision:	Corporate Services' scheme of delegation dated April 2025 (line 35) gives the Commercial and Investment Manager the authority to take the decision
Ward:	Dinedor Hill
Consultation:	None – this is an operational decision arising out of the management of the council's commercial property portfolio
Decision made:	To grant a licence for the existing tenant to sublet part of the premises held under a lease in respect of the property identified in the Schedule
Reasons for decision:	The current tenant had requested consent to sublet part of the premises for the remaining term of their lease. This part of the premises is surplus to the tenant's current requirement and they are no longer in occupation of it. The current lease does not permit subletting in part but it is in the interest of good estate management and to the economy of the county to allow the subletting to support the current tenant and subtenant business. The Tenant has previously been permitted to sublet the same part of the premises (that sub-letting has ended) and to refuse consent would be inconsistent with this previous decision
Highlight any associated risks/finance/legal/equality considerations:	The tenant remains liable for the rent and other obligations under the current lease. The current financial risk to the council is mitigated by allowing the tenant to obtain an income from unutilized part of the premises. The Licence has been drafted by the council's legal department.
Details of any alternative options considered and rejected:	No suitable alternatives were proposed
Details of any declarations of interest made:	None

Signed..... Date: 17th October 2025

Print Name: David Micah
Job Title: Commercial and Investment Officer