

Record of operational decision

Decision title:	Decision to grant a tenancy at will and a lease to The Real Birth Company in respect of Unit 18, 4 Gomond Street, Maylord Orchards, Hereford.
Date of decision:	12/08/2026
Decision maker:	Service Director for Economy and Growth
Authority for delegated decision:	Corporate Services' scheme of delegation dated May 2026 (line 35) gives the Service Director for Economy and Growth the authority to take the decision
Ward:	Central
Consultation:	N/A
Decision made:	Decision to grant a tenancy at will and a lease to The Real Birth Company in respect of Unit 18, 4 Gomond Street, Maylord Orchards, Hereford.
Reasons for decision:	1. The tenant has negotiated a deal to take the currently vacant unit 17. The unit is not immediately available and as such they have been offered unit 18 until it is available. 2. The unit has been occupied sporadically over the past 24 months by temporary lettings. 3. The tenant wishes to take occupation of the property as soon as possible on a tenancy at will which will allow occupation whilst the lease is completed. 4. The proposed term is 5 years. 5. The terms agreed leave the Tenant responsible for payment of the rent, landlord Service Charge, business rates, insurance and utilities. 6. The Shopping centre comprises multiple retail units, some of which have been vacant for some time and it is important that occupation levels are maximized so that the holding costs incurred by the Council are mitigated.
Equality Considerations	N/A
Highlight any associated risks/finance/legal/equality considerations:	N/A
Details of any alternative options considered and rejected:	No alternative options were proposed.
Details of any declarations of interest made:	N/A

Signed

Date: 13/08/2026

Print Name: Roger Allonby

Job Title: Service Director for Economy and Growth