

## **RECORD OF OFFICER EXECUTIVE DECISION**

### **State if decision exempt from publication (NOT EXEMPT)**

Certain information may be exempt from publication if it falls under Schedule 12A of the Local Government Act 1972. However, these exemptions only apply so long as, in the circumstances, the public interest in maintaining the exemption outweighs the public interest in disclosing it.

<b>No.</b>	<b>Date of Decision:</b>	15/10/2024
<b>1.</b>	<b>Name of Decision Maker and Job Title:</b>	Debbie Jackson, Executive Director of Regeneration, Economy and Planning
<b>2.</b>	<b>Status of the decision (e.g. by Executive Director in consultation with Portfolio Holder under the Constitution):</b>	Executive Director of Regeneration, Economy and Planning.
<b>3.</b>	<b>Specific Delegation from Executive (Leader, Cabinet or Cabinet Member) / Committee:</b>	<p>Delegated decision from the Council's Cabinet Member Decision dated 20<sup>th</sup> May 2024:</p> <p>That the Cabinet Member for Regeneration and Renters delegates authority to the Executive Director of Regeneration, Economy and Planning to approve and enter into other agreements and property documents including but not limited to leases, warranties, substation leases, wayleaves, licences, deeds of easement, asset protection agreements, section 104 agreements, section 185 agreements and any other statutory agreements and utilities agreements in connection with ancillary works required to facilitate the demolition activity and construction related to the demolition works for site A.</p>
<b>4.</b>	<b>Other Consultees involved. (i.e. Director of Law &amp; Finance):</b>	<p>Decision review and advice by:</p> <p>External solicitors at Gowlings WLG (UK) LLP Internal solicitors in Bi borough Shared Legal Services</p>
<b>5.</b>	<b>Material considered as part of the decision making process. Include how best value achieved and equality objectives met (as appropriate):</b>	<p>Cabinet Member Report dated 20<sup>th</sup> May 2024: Church Street Site A – Approval to Appoint the Demolition Contractor for Church St Site A</p> <p>Cabinet Report dated 29 February 2024: Church Street Site A – Appointment of Joint Venture Development Partner</p>
<b>6.</b>	<b>Decision taken:</b>	The Council requires a new substation as part of the Church Street Site A Development and so it was agreed with LPN that both parties would enter into an Agreement for Lease in order to determine the

		lease terms in advance of construction of the substation and to therefore facilitate the development. The value of the substation is considered vital to the scheme.
7.	Reasons for the Decision:	The demolition and main works of Church Street Site A may be delayed if the Agreement for Lease is not finalised and signed off. This could result in substantial delays to the programme and increase costs for the scheme.
8.	Risk Analysis:	If the council does not reach an agreement on the lease terms, this will delay the demolition and main works schedule as previously noted. Additionally, such a delay will affect the grants tied to the project.
9.	Details of alternative options considered and rejected:	Alternative Option: Choosing not to enter into an Agreement for Lease will have significant implications for the project timeline and could hinder the council's broader objectives in delivering affordable housing.
10.	Conflicts of interest declared by any Executive Member/ other Member or officer consulted by the decision maker which relates to the decision:	N/A
11.	Dispensations Granted: (If any)	N/A

**I certify that this is a true record of the executive decision in relation to an Agreement for Lease to be granted and entered into by the Council and UKPN.**

Signed by the Decision Maker



Dated 15/10/2024

Name Debbie Jackson

Job Title Executive Director of Regeneration, Economy and Planning (REP)