

REDDITCH BOROUGH COUNCIL

EXECUTIVE COMMITTEE

14th January 2020

Land off Far Moor Lane, Redditch

Relevant Portfolio Holder	Cllr David Thain, Portfolio Holder for Corporate Management
Portfolio Holder Consulted	Yes
Relevant Head of Service	Claire Felton, Head of Legal, Equalities and Democratic Services
Ward(s) Affected	Winyates
Ward Councillor(s) Consulted	
Non-Key Decision	
This report contains exempt information as defined in Paragraph 3 of Part I of Schedule 12A to the Local Government Act 1972, as amended	

1. SUMMARY OF PROPOSALS

This report seeks to update the Executive Committee with regard to the sale of land at Far Moor Lane Redditch and to seek approval to the terms agreed for the disposal of this site thus enabling the planning and development of new housing in this area, and providing a capital receipt to the Council.

2. RECOMMENDATIONS

Members are asked **RESOLVE** to:

- 2.1 Note the disposal of the site off Far Moor Lane shown at appendix 1 (noting as per Executive decision in 2015) and to approve the terms for this disposal as outlined in the exempt report at appendix 2.**
- 2.2 Delegate authority to the Head of Legal Equalities and Democratic Services and the Director of Finance and Resources following consultation with the Portfolio Holder for Finances and Enabling to negotiate and agree the Heads of Terms in accordance with the terms agreed and to proceed with the sale accordingly**

3. KEY ISSUES

3.1 Background

- 3.2 In March 2015 the Executive Committee considered and approved a report to declare the land at Far Moor Lane Redditch surplus to Council requirements and agreed that it be disposed at market value.**

- 3.3 As Members are aware officers have, in accordance with the Executive Committee's decision to dispose of the site, considered a number of options and more recently commissioned Savills to undertake an assessment in respect of these options, to enable best value on this site for the Council
- 3.4 Savills assessed the options and their findings are detailed in their report as set out at Appendix 2.
- 3.5 In line with the Savills report Members are asked to consider and approve the terms as detailed thereby enabling the disposal of the site for development.

Financial Implications

- 3.6 As detailed in Appendix 2. Any funding received will be allocated to the Council's Capital Receipts.

Legal Implications

- 3.7 The terms of sale have been validated by Savills to ensure that the Council meets its requirements under the provisions of Section 123 of the Local Government Act 1972 not to dispose of land for a consideration less than can be reasonably obtained.

Service / Operational Implications

- 3.8 The site at Far Moor Lane has been declared surplus by the Council and identified in the Council's Local Plan as a site designated for residential development.
- 3.9 The sale will enable the development of the site for homes, many of which will be affordable.

4. APPENDICES

- Appendix 1- Site plan
Appendix 2- Savills report (Exempt)

AUTHOR OF REPORT

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Appendix 1

