

RECORD OF DECISION

TITLE: Blackpole Workshop – Lease Renewal

Ref: PCC/D/2019/27

EXECUTIVE SUMMARY

The Fleet Service operates from an industrial unit in Blackpole, Worcester held on a lease. The premises have been specifically adapted and have been assessed as fit for purpose.

The lease has now expired and terms have been agreed for a further lease. In order to secure the location the landlord requires a further lease to be taken.

The new lease will be broadly similar to the previous lease apart from a reduced term of five years and an uplift to market rent.

PROPOSAL

This proposal is to renew the lease for a term of 10 years with a 5 year break clause.

**APPROVAL OF
West Mercia Police and Crime Commissioner**

I hereby approve the above proposal.

Signed



PART 1 – NON-CONFIDENTIAL/EXEMPT FACTS AND FIGURES

SUPPORTING REPORT

The current premises have been specifically adopted to suit the operational requirements for fleet operations.

Substantial reinstatement and dilapidation costs will be incurred when relocation happens.

Whilst the accommodation for this facility is being reviewed to identify an optimal location, a further lease is required to secure the current premise and maintain this critical service. The break clause will allow further consideration for relocation of the Fleet Service as part of the wider Estates Management Strategy.

FINANCIAL COMMENTS

The rent is a market rent and the running costs will be funded from existing revenue budgets held by the Force for this purpose.

LEGAL CONSIDERATIONS

By virtue of schedule 11, paragraph 14 of the Police Reform and Social Responsibility Act 2011 the Police and Crime Commissioner may do anything which is calculated to facilitate, or is conducive or incidental to, the exercise of the functions of commissioner. That includes: entering into contracts and other agreements (whether legally binding or not) and acquiring and disposing of property (including land).

PUBLIC ACCESS TO INFORMATION

Information in this form is subject to the Freedom of Information Act 2000 (FOI Act) and other legislation. Part 1 of this form will be made available on the West Mercia Commissioner's website. Any facts and advice that should not be made automatically available on request are not included in Part 1 but instead in a separate Part 2 report.

OFFICER APPROVAL

Chief Executive Officer

Signature *Andy Cooper* Date 18th July 2019