

RECORD OF DECISION

TITLE:

Relocation of Pontesbury Safer Neighbourhood Office

Ref: PCC/D/2019/39

EXECUTIVE SUMMARY

As part of the West Mercia Estates Rationalisation Programme, a review was undertaken to consider the opportunities for the future location of the Safer Neighbourhood Team for Pontesbury. Several options were considered.

Following the review, the recommended option is to sell the existing Police Station and relocate the team into the newly built local Community Centre. This is supported by the Local Policing team.

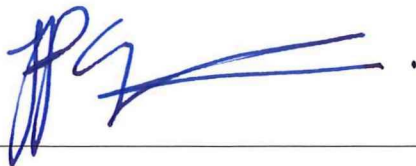
PROPOSAL

That a lease of premises at the Pontesbury Community Centre and disposal of Pontesbury Police Station are approved, authorising capital expenditure on building refurbishment and ICT to facilitate the relocation.

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

I hereby approve the above proposal.

Signed



PART 1 – NON-CONFIDENTIAL/EXEMPT FACTS AND ADVICE

SUPPORTING REPORT

1.0 Introduction

As part of the West Mercia Estates Rationalisation Programme, a review was undertaken to consider the opportunities for the future location of the Safer Neighbourhood Team for Pontesbury. Several options were considered, which included.

1. The Safer Neighbourhood Team to remain in the existing premises
2. Co-location with Shropshire Fire and Rescue at Minsterley Fire Station
3. Co-location with other Council services at new Community Hub
4. Relocation to other commercial premises

Following the review, the recommended option is to sell the existing Police Station and relocate the team into the newly built local Community Centre. This is supported by the Local Policing team.

2.0 Background

The existing Police Station at Minsterley Rd, Pontesbury comprises of a detached 2 storey property constructed in the 1970s having a total gross internal area of 100 m². The building is of traditional brick cavity wall construction with a pitched tile roof with small garden and parking area at the front of the property. It is owned freehold by the West Mercia Police and Crime Commissioner and is located in a residential district on the edge of the town centre.

The owner of the adjoining property has the benefit of a right of way across the roadway and footpath at front of the property with a shared maintenance liability.

A capital receipt could be generated from the disposal of the existing Police Station. The building has potential for conversion for residential use (subject to planning).

With the introduction of agile and flexible working practices, the current Police office space is far too big and expensive to run and maintain.

The requirement for a Town Centre Safer Neighbourhood Office is for ground floor office premises to accommodate a Local Policing Team that are accessible to the local community.

Based around the One Public Estate initiative there is an attempt, where possible, to co-locate with fellow public sector bodies. This reduces costs, provides more flexibility and utilises space more efficiently and allows for more integrated and joined up working practices.

It is proposed that premises be leased from the Parish Council at the new Pontesbury Community Hub to accommodate the Safer Neighbourhood Team, on the basis of the Heads of Terms detailed in Part 2 of this report.

3. LEGAL CONSIDERATIONS

The Police and Crime Commissioner can do anything calculated to facilitate the exercise of their functions, including entering into contracts and other agreements, and acquiring and disposing of property (including land) (para 14 schedule 1 Police Reform and Social Responsibility Act 2011)

4. FINANCIAL CONSIDERATIONS

This proposal requires initial investment for building alterations and fit-out works (IT, furniture, removals etc) of approximately £28,000, to be funded out of capital

Rental of the Community Centre space would be £4,000 p.a. and the service charge £3,500 p a

By disposing of the current Police Station, this would produce estimated revenue savings of c.£10,000 p.a , giving a payback term of less than 3 years, plus a potential capital receipt of £225,000.

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

I have been consulted about the proposal and confirm that financial and legal advice have been taken into account in the preparation of this report I am satisfied that this is an appropriate request to be submitted to the West Mercia Commissioner

Signature

Aide Chappell

Date: 18th December 2019