

EAST HERTS COUNCIL

OPENNESS OF LOCAL GOVERNMENT BODIES REGULATIONS 2014 OFFICER DECISION WRITTEN RECORD

Reference:	OD/(to be added by Democratic Services)
Subject Matter:	Sub-letting of part plot 5S, Warrenwood Industrial Estate, Stapleford
Date of Decision:	31 May 2024
Exempt/Confidential information (Yes/No):	no
If Exempt/Confidential – reason why:	n/a
Name of Officer taking decision under delegated authority:	Steven Linnett, Head of Strategic Finance and Property
Source of delegated authority (constitution/express delegation/etc):	Acting under authority delegated within section 10.13.16 of the council's Constitution <i>'Lettings of all properties including council offices; consents to assignments and sub-lettings; the granting of easements and licences; entering into leases, sub-leases, licences and easements on behalf of the council as lessee or lessor, sub-lessee, licensee or grantee as appropriate; consent to modification or release of restrictive covenants; rent reviews under existing and future leases,</i>

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	<i>including the approval of terms, subject to reporting transactions half-yearly to the Executive</i>
Exercise of delegated authority approved by: <i>(if different from Officer taking decision)</i>	
Decision:	To give consent to subletting of part plot 5S by way of a licence to sublet.
Reason(s) for Decision:	The tenant may sublet part of the premises subject to obtaining formal written consent from the landlord (EHC). The proposed subletting is of a small part of the premises at a rent exceeding the passing rent and for a term of only 5 years. The sub-lease will be contracted out of ss24-28 Landlord and Tenant Act 1954. The headlease term runs until 2095.

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Details of alternative options, if any considered and rejected:	n/a
Name of Officer who has confirmed with all Members involved in taking this decision whether they have pecuniary or non-pecuniary interest:	<i>Note: if a Member has a pecuniary interest they should not take part in making this decision. If a Member has a non-pecuniary interest, a judgement should be made as to whether they can contribute to making this decision; if in doubt, check with a Democratic Services Officer.</i>
Name(s) of any Member who has removed himself/herself from contributing to this decision because of a conflict of interest:	
Signature of Decision Maker (where decision is taken in consultation with a Member):	Add electronic signature
Signature of Member consulted by Decision Maker (where decision is taken in consultation with a Member):	Add electronic signature

SIGNATURES TO BE REDACTED