

RECORD OF EXECUTIVE DECISION

Monday, 14 March 2011

Decision No: (CAB 10/11 5542)

DECISION-MAKER:	CABINET
PORTFOLIO AREA:	RESOURCES, LEISURE AND CULTURE
SUBJECT:	WESTRIDGE ROAD CAR PARK, PORTSWOOD
AUTHOR:	Derek Willis, Senior Valuer

THE DECISION

On consideration of the report of the Cabinet Member for Resources, Leisure and Culture and having received representations from a local resident and Members of the Council, Cabinet agreed the following modified recommendations:

- (i) To delegate authority to the Head of Property and Procurement to accept the offer set out in the confidential appendix 1 and negotiate final terms for the long leasehold disposal of the property, provided the new owner accepts a legal obligation to continue use the area of land identified on the attached plan (or a similar area) for free short stay parking regardless of whether motorists shop at the proposed new supermarket and to undertake such ancillary action as necessary in order to exchange contracts on a conditional basis (subject to planning consent and other conditions).

Additional Recommendations:

- (ii) To note that the Council would only agree to the leasehold sale if the supermarket operator is able to obtain satisfactory planning permission.
- (iii) To note the local concern regarding possible access for shopper' vehicles from St. Denys Road and make this point known to the Council's Planners.
- (iv) To resolve to look at whether some of the capital receipt could be used to reinvest into Portswood District Centre and the neighbouring area to support local traders and shoppers and mitigate any traffic impact on local people, having regard to the planned Sainsbury's development.
- (v) To review the traffic arrangements for the Portswood Residents Garden area, with regard to the impact of traffic using these roads as a rat run. A consultation of local residents to take place in the first instance.

REASONS FOR THE DECISION

1. The sale of the land subject to the conditions above results in an opportunity to retain usage as a free short stay public car park whilst reducing revenue costs, removing maintenance liabilities (including to the public conveniences) and generating a capital receipt.
2. The sale will result in an improvement to the layout of the car park at no cost to the Council and will increase the shopping opportunity available in Portswood.

DETAILS OF ANY ALTERNATIVE OPTIONS

Alternatively the approach may be rejected; this would leave the Council with the current car park overheads and without the capital receipt but with control over the future use of the site and operation of the car park.

OTHER RELEVANT MATTERS CONCERNING THE DECISION

Cabinet received and noted the content of a letter from Dr. R. Buckle, Planning Action Group, Portswood Residents Gardens Conservation Area.

CONFLICTS OF INTEREST

None.

CONFIRMED AS A TRUE RECORD

We certify that the decision this document records was made in accordance with the Local Authorities (Executive Arrangements) (Access to Information) (England) Regulations 2000 and is a true and accurate record of that decision.

Date:

Decision Maker:
The Cabinet

Proper Officer:
Judy Cordell

SCRUTINY

Note: This decision will come in to force at the expiry of 5 working days from the date of publication subject to any review under the Council's Scrutiny "Call-In" provisions.

Call-In Period expires on

Date of Call-in (*if applicable*) (*this suspends implementation*)

Call-in Procedure completed (*if applicable*)

Call-in heard by (*if applicable*)

Results of Call-in (*if applicable*)