

FAREHAM

BOROUGH COUNCIL

Report to the Executive for Decision 21 September 2021

Portfolio:	Policy and Resources
Subject:	Disposal of Trinity Street Public Conveniences
Report of:	Director of Planning and Regeneration
Corporate Priorities:	A Dynamic, Prudent and Progressive Council

Purpose:
To consider the proposed disposal of the Trinity Street public conveniences

Executive summary:
The Trinity Street Public Conveniences are considered to be surplus to requirement and Churchill Retirement Living wish to purchase the site in conjunction with their purchase of the adjacent former magistrates' court site. Terms have been provisionally agreed.

Recommendation:
It is recommended that the Executive approves the disposal of the Trinity Street Public Conveniences on the terms and conditions as detailed in the Confidential Appendix A attached to this report.

Reason:
To dispose of surplus land and to receive a capital receipt.

Cost of proposals
Terms of the proposed disposal are commercially confidential and are contained in Appendix A.

Appendices: **A:** Terms and conditions of sale (Confidential)

Background papers: None

Reference papers: None

FAREHAM

BOROUGH COUNCIL

Executive Briefing Paper

Date:	21 September 2021
Subject:	Disposal of Trinity Street Public Conveniences
Briefing by:	Director of Planning and Regeneration
Portfolio:	Policy and Resources

INTRODUCTION

1. The Trinity Street public conveniences have been closed for a number of years following a long-term problem with antisocial behaviour. Churchill Retirement Living are buying the adjacent former Magistrates Court site and wish to purchase the public convenience site from the Borough Council.

PROPOSALS

2. At the time of writing there exists a favourable resolution to grant planning permission by the Planning Committee in respect of the application P/18/1261/OA for the demolition and redevelopment of the former magistrate's court site and work is proceeding on the Section 106 agreements. The toilet site is not included in that application but subject to planning permission could be utilised for ancillary infrastructure works such as the siting of a substation or enclosed refuse storage. It will not be utilised for habitable accommodation.
3. Terms have been provisionally agreed for the disposal of the public convenience site (subject to planning etc) and are reported in Confidential Appendix A. The consideration is in accordance with S123(2) of the Local Government Act 1972 and represents the best consideration that can be reasonably obtained by the Council.
4. The consideration is in excess of the current level for which Delegated Powers have been granted to Chief Officers, for the disposal of an asset, and so approval is therefore sought from the Executive.

FINANCIAL IMPLICATIONS

5. The sale proceeds will go to the capital receipts reserve to be used against future capital projects.

CONCLUSION

6. The provisionally agreed terms are recommended for approval.

Enquiries:

For further information on this report please contact Karen Boothroyd (Ext 4319)