

Record of Officer Decision

Land Adjacent to the Inn on the Quay, Tanners Road, Goodrington, Paignton

Decision Taker and Date Decision Taken:

Director of Corporate Services and Operations, Executive Head Assets and Business Services
on 01 December 2017

Summary of Matter or Issue Requiring Decision:

On 22 August 2017 the Elected Mayor made the following decision.

- (i) that the Executive Head of Business Services and the Head of Asset Management and Housing be requested to continue negotiations with the Leaseholder of the Inn on the Quay and to raise the concerns raised by the Overview and Scrutiny Board regarding the general husbandry of the premises and the quality of service within the restaurant; and
- (ii) that the granting of a Lease to the Inn on the Quay Tenant for a term to be co-terminus to the existing Lease for Inn on the Quay (around 78 years) of the area edged red on the Plan number EM 2923 be approved, with the authority being delegated to the Assistant Director Corporate and Business Services in consultation with the Executive Head of Business Services and the Torbay Developments Agency to approve the detailed terms of the Lease;
- (iii) that prior to the closure and demolition of the existing public toilets, alternative toilets are provided, with suitable provision for disabled users, as close as possible to the existing location in the central area of Goodrington Beach;
- (iv) that the Executive Head of Business Services and the Head of Asset Management and Housing be instructed to provide replacement public toilets, on a permanent basis, as soon as possible and that full and detailed plans as to the location and the funding of replacement public toilets should be known and presented to the Mayor and to the Community Partnership before the lease is granted;
- (v) that the Chief Financial Officer be recommended to allocate part of the funding received as part of the revised Lease arrangement, towards the provision of alternative toilets in the area.

Negotiations with the Leaseholder of the Inn on the Quay have now concluded and the Council is in a position to formally sign off the detailed terms of the new lease. The Executive Head of Assets and Business Services has also identified an alternative site for the replacement public toilets details of which has been shared with the Community Partnership and Mayor, along with drawings, plans and funding arrangements.

The following officers of the Council, individuals and organisations were consulted:-

Executive Head of Assets and Business Services, Torbay Council
Head of Asset Management and Housing TDA
Goodrington, Roselands & Hookhills Community Partnership and Steering Group
Published in Forward Plan 31/03/2017 Ref: I030793
Disposal of Open Space Notice Advertised with closing date of 23 June 2017

The following background papers were used in considering the issue

Heads of terms for lease of land (Exempt)
Plan number EM2923 showing land to be leased edged red
The proposed Tenant's layout plan

Decision Taken:

That a Lease to the Inn on the Quay Tenant for a term to be co-terminus to the existing Lease for Inn on the Quay (around 78 years) of the area edged red on the Plan number EM 2923 (Appendix 1) be approved with the detailed terms as set out in exempt Appendix 2 to this record of decision.

Summary of Reason(s) for Decision Taken:

To confirm approval of the detailed terms of the new lease.

Summary of Alternatives or Options considered and rejected and Background Papers:

None

Details of any conflict of interest and dispensation granted to the Officer taking the decision or by any Member of the Council in delegating responsibility for any specific express delegation:

None

Implementation:

This decision will come into force immediately.

A copy of this decision and any supporting documentation considered by the Officer taking this decision may also be available for inspection by the public at the Council's offices or posted upon payment of any copying and postage charges. Any member of the public wishing to take up either of these options is asked to please ring (01803) 207087 or email governance.support@torbay.gov.uk

Signed: _____ Date: _____
Director of Corporate Services and Operations

Signed: _____ Date: _____
Executive Head Assets and Business Services