

Item 9 – Property Disposal Update

The attached report was considered by the Policy & Performance Advisory Committee on 26 November 2015, relevant Minute extract below:

Policy & Performance Advisory Committee - 26 November 2015 (Minute 24)

The Head of Economic Development and Property presented the report which sought approval to the disposal of surplus property assets at Shacklands Road, Badgers Mount. Disposal of surplus and underperforming assets will generate capital receipts that can be reinvested in higher performing assets in accordance with the Council's approved Property Investment Strategy.

The Committee was addressed by a local Member who explained that the woodland provided noise and pollution screening for the residents of Badgers Mount. He expressed concern that the ancient woodland would not be protected if it was sold to neighbouring properties and the value of the land was more important to the residents of Badgers Mount. He hoped discussions between the Council and the Parish Council could take place.

Members discussed measures that were being proposed to protect the trees including a restrictive covenant and Tree Preservation Orders (TPO). The Head of Economic Development and Property advised that if a TPO was breached it was possible that a fine per tree affected could be applied.

Members considered whether discussions should be entered into with Badgers Mount Parish Council for a period of 6 months to see whether they would be interested in purchasing the land. It was noted by Members that similar discussion had taken place with Westerham Town Council regarding land in Crockham Hill.

The Chairman moved that it be recommended to Cabinet that the Council enter into discussions with Badgers Mount Parish Council for a period of 6 months for the disposal of the surplus land at Shacklands Road and authorises the Head of Economic Development and Property to agree detailed Heads of Terms.

Public Sector Equality Duty

Members noted that consideration had been given to impacts under the Public Sector Equality Duty.

Resolved: That it be recommended to Cabinet that the Council enter into discussions with Badgers Mount Parish Council for a period of 6 months for the disposal of surplus land at Shacklands Road, Badgers Mount and authorises the Head of Economic Development and Property to agree detailed Heads of Terms.