

# Report

Report to:	<b>Estates Committee</b>
Date of Meeting:	<b>7 March 2006</b>
Report by:	<b>Executive Director (Enterprise Resources)</b>

Subject:	<b>Delegated Powers Report – Update</b>
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## 1 Purpose of Report

1.1 The purpose of the report is to:-

- ♦ advise the Estates Committee of the transactions processed by delegated authority during the period 1 October to 31 December 2005 by Estates and Regeneration Services.

## 2 Recommendation(s)

2.1 The Committee is asked to approve the following recommendation(s):-

- (1) that the Committee is asked to note the details of this report.

## 3 Background

3.1 The Head of Estates and Support Services has delegated powers to deal with lease transactions of a value up to £50,000 per annum and a maximum period of 10 years and capital transactions up to a value of £150,000.

## 4 Volume of Transactions 3rd Quarter 2005/06

4.1 Appendix 1 shows the transactions for the period 1 October to 31 December 2005.

Total number of transactions this quarter	82
Total value of lease transactions this quarter	£360,633 per annum
Total value of capital transactions this quarter	£529,166

4.2 The majority of lease transactions relate to the granting of new leases (27 out of 51).

4.3 Of the 18 disposal transactions 13 were garden ground, one was an industrial site and the most significant sale was a house at 116 Glenfruin Road, Blantyre at a value of £72,350.

4.4 Of the seven acquisitions three were the purchase of dwellings in association with the Fernhill Regeneration Proposals and two were in respect of the improvements to Greenhills Road, East Kilbride.

## 5 Employee Implications

5.1 There are no employee implications.

## **6 Financial Implications**

- 6.1 The rental income to the Council is increased as a result of the new lettings and rent reviews.
- 6.2 The disposals generate additional capital monies for the Council's Capital Programme.

## **7 Other Implications**

- 7.1 None

## **8 Consultation**

- 8.1 Consultation takes place with the owning Resource, Planning, Roads and Legal Services as/if appropriate.

**Iain Urquhart**

**Executive Director (Enterprise Resources)**

6 February 2006

### **Link(s) to Council Objectives**

- Managing Resources
- Living in the Community

### **Previous References**

- Estates Committee – 23 August 2005

### **List of Background Papers**

None

### **Contact for Further Information**

If you would like to inspect the background papers or want further information, please contact:-

Joanne Forbes, Manager (Asset Management and Projects)

Ext: 5139 (Tel: 01698 455139)

E-mail: [joanne.forbes@southlanarkshire.gov.uk](mailto:joanne.forbes@southlanarkshire.gov.uk)

## DELEGATED POWERS

LEASE TRANSACTION SUMMARY  
3RD QUARTER 2005/06

LEASE	ESTATES NO	VALUE	REGENERATION NO	VALUE
Lease Renewal	10	£73,034 pa	-	-
New Lease	27	£208,528 pa	-	-
Assignment	2	N/A	-	-
Rent Review	4	£33,185 pa	-	-
Miscellaneous	8	£45,916 pa	-	N/A
<b>Total</b>	<b>51</b>	<b>£360,663 pa</b>		

CAPITAL TRANSACTION SUMMARY  
3RD QUARTER 2005/06

CAPITAL	ESTATES NO	VALUE	REGENERATION NO	VALUE
Disposal	18	£223,465	-	-
Compensation	3	£102,700	-	-
Waiver/Servitude	2	£12,000	-	-
Acquisition	7	£191,001	-	-
Miscellaneous	1	0	-	-
<b>Total</b>	<b>31</b>	<b>£529,166</b>		