

REPORT FROM: HOUSING, HEALTH AND ENGINEERING SERVICES MANAGER

TO: SPECIAL BUDGET POLICY AND RESOURCES COMMITTEE

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SELF-BUILD PLOTS AT WICKWORTH STREET, NELSON

PURPOSE OF REPORT

To recommend that Members accept bids received for the purchase of Self-Build plots at Wickworth Street, Nelson.

RECOMMENDATION

That the Committee accepts the highest bids received for each of the two Self-Build plots at Wickworth Street, Nelson.

REASON FOR RECOMMENDATION

To achieve a capital receipt, fulfil the aims of the Self-Build scheme and reduce liabilities for the Council.

BACKGROUND

At a meeting on 18th September 2018, the Policy and Resources Committee resolved that land at Wickworth Street, Nelson was to be offered to the Council’s Self-Build Register.

Outline planning permission for the erection of two detached dwellings (access only) was obtained by the Council on 10th May 2019 under reference 19/0254/OUT.

The two plots were subsequently advertised to the Self-Build Register.

ISSUE

Bids were received from five bidders, however one bidder subsequently withdrew and the remaining bids are as detailed in the table below:

Plot number	Bid 1	Bid 2	Bid 3	Bid 4
Plot 1	£26,100	£25,500	£25,000	
Plot 2	£29,000	£26,100	£25,500	£25,000

It is recommended that the Committee accepts the highest bid on each plot. The bids are supported by suitable and adequate proof of funds.

IMPLICATIONS

Policy: The Council identifies surplus land and property for inclusion in its Disposal Programme to support its Capital Programme. It is proposed that the land be sold under the Self-Build scheme to help meet the Council's obligations to support self-build and custom house-building in the borough.

Financial: The disposal of the land will result in a capital receipt for the Council and an end of liabilities arising from the subject plots.

Legal: No legal implications are considered to arise directly from this report.

Risk Management: On disposal of the property all risks and liabilities will cease for the Council

Health and Safety: No implications are considered to arise directly from this report.

Climate Change: No implications are considered to arise directly from this report

Community Safety: See risk management

Equality and Diversity: No implications are considered to arise directly from this report

APPENDICES

Location plan showing the two plots at Wickworth Street.

LIST OF BACKGROUND PAPERS

None