



**REPORT FROM: HOUSING, HEALTH AND ENGINEERING SERVICES
MANAGER**

TO: POLICY AND RESOURCES COMMITTEE

DATE: 19th March 2020

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LOMESHAYE EXTENSION – PHASE 1 PURCHASE OF ADDITIONAL LAND

PURPOSE OF REPORT

To seek approval for the Council to acquire additional land outside of the Lomeshaye Extension Phase 1 CPO boundary.

RECOMMENDATIONS

- 1) That Committee agree to acquire additional land outside of the Lomeshaye Industrial Estate Extension Phase 1 CPO boundary as shown on the attached plan.
- 2) That authority is delegated to the Chief Executive to agree the land value.

REASONS FOR RECOMMENDATIONS

- 1) The land outside of the CPO boundary would be uneconomical for the current owner to farm. The Council wish to improve footpaths which run through this land and there would be some benefits to the Council owning it.
- 2) To agree the value of the land to be acquired.

Background

1. In March 2019, it was reported to this Committee that the Council had been successful with the Compulsory Purchase Order of the Lomeshaye Extension Phase 1 land.
2. The Order lands vested with the Council in August 2019, however negotiations with some of the landowners regarding their compensation entitlement are still ongoing.

Purchase of additional land

3. One of the affected landowners owns the area of land shown on the attached location plan. Whilst the majority of their landholding falls within the CPO boundary, they also own an area of adjoining land.
4. As part of negotiations, the landowner has asked the Council to acquire all of their land on the basis that it would be uneconomical for them to farm the retained area of land.
5. This is not an unreasonable or uncommon request in such circumstances. The terms of acquiring the land have provisionally been agreed and the costs can be absorbed within the funding available for Lomeshaye Phase 1.
6. The Council wish to carry out improvement works to an existing footpath which runs through the additional area of land utilising the ESIF funding secured by the Council. It would be beneficial to own this land in order to carry out these improvements.
7. It is therefore recommended that the Council agree to acquire the additional land outside of the CPO boundary and that authority is delegated to the Chief Executive to agree the land value.

IMPLICATIONS

Policy: None as a result of this report.

Financial: The cost implications of acquiring this land can be absorbed within the funding available for Lomeshaye Phase 1.

Legal: None as a result of this report.

Risk Management: None as a result of this report.

Health and Safety: None as a result of this report.

Sustainability: None as a result of this report.

Community Safety: None as a result of this report.

Equality and Diversity: None as a result of this report.

APPENDICES

Location Plan

LIST OF BACKGROUND PAPERS

Lomeshaye Industrial Estate Phase 1, 19th March 2019