

# KENT COUNTY COUNCIL – RECORD OF DECISION

## DECISION TAKEN BY:

**Peter Oakford - Deputy Leader and Cabinet Member for Finance, Corporate and Traded Services**

## DECISION NO:

24/00029

### For publication

### Key decision\*

The granting of a lease of land at Sheldwich Primary School for a term more than 20 years.

**Subject: Land at Sheldwich Primary School - Granting of a long lease to Sheldwich Primary School ( an Academy Trust ) for development, use and occupation of a new permanent Pre School building.**

### Decision:

As Cabinet Member for Finance, Corporate and Traded Services, I agree:

( a ) To the County Council granting a new lease of land at the Primary School of a term in excess of 20 years,

( b ) To delegate authority to the Director of Infrastructure, in consultation with the Deputy Leader and Cabinet Member for Finance, Corporate and Traded Services to take necessary actions, including but not limited to entering into relevant contracts or other legal agreements, as required to implement this.

### Reason(s) for decision:

The County Council will need to grant the lease to ensure the Trust has an estate interest in the land to source and attract funding for development, use and occupation of a permanent Pre School building.

### Cabinet Committee recommendations and other consultation:

To be entered after the meeting and considered by the Cabinet Member when taking the decision.

The lease to be granted to the Trust will enable the school to source and attract funding for development, use and occupation for its Pre School, which is well supported and been very successful.

The Local Member, Mr Lehmann, has been formally consulted with regard to the proposed long lease.

### Any alternatives considered:

#### Building

The Trust and their consultants have identified three other alternative locations within their existing lease demise, though having regard to site constraints, extending into KCC retained site provides the school with a better outcome for the new pre-school building.

Not permitting the use of KCC's land will constrain the pre-school building; KCC has no use of the retained land.

Lease

A lease of up to 19 years was offered to the Trust. It cannot accept this as it will not be sufficient to source and attract funding for development, use and occupation of a permanent Pre School building, and will constrain what they are able to deliver. Given the preschool delivers educational and social benefit and that KCC has no use for its retained land, facilitating the facility through a longer lease is considered an acceptable proposal.

**Any interest declared when the decision was taken and any dispensation granted by the Proper Officer:**

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Signed

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date