


**RECORD OF EXERCISE OF DELEGATED AUTHORITY BY OFFICER PURSUANT TO  
REGULATION 13 OF THE LOCAL AUTHORITIES (EXECUTIVE ARRANGEMENTS)  
(MEETINGS AND ACCESS TO INFORMATION) (ENGLAND) REGULATIONS 2012 &  
THE OPENNESS OF LOCAL GOVERNMENT BODIES REGULATIONS 2014**

<u>SUBJECT OF DECISION</u>	
Bedworth Civic Hall Lease	
<u>DECISION REFERENCE</u>	<u>SOURCE OF AUTHORITY AND REFERENCE</u> (i.e. Committee/ Constitution/Minute No. etc.)
DO/131/2024 (VS/TS)	Cabinet July 2023 – Min No CB21
<u>DATE OF DECISION</u>	<u>DECISION MAKER (Name and Job Title)</u>
20 March 2024	 <p>Tom Shardlow, Strategic Director of Economy of Transformation Vicki Summerfield, Strategic Director of Finance and Governance</p>
<u>RECORD OF THE DECISION</u>	
<p>a) The issue</p> <p>The Council has completed negotiations with the Bedworth Civic Hall CIO in relation to the transfer of the Bedworth Civic Hall via lease agreement. This follows the decision at the July 23 Cabinet to undertake a selection process and award the lease to the successful bidder.</p>	
<p>b) The Decision</p> <p>To enter an agreement to lease with the Bedworth Civic Hall CIO, with a long stop date of 10<sup>th</sup> May 2024.</p>	
<u>REASON FOR THE DECISION</u>	
To enter an agreement to lease with the Bedworth Civic Hall CIO, with a long stop date of 10 <sup>th</sup> May 2024.	
<u>ALTERNATIVE OPTIONS CONSIDERED AND REJECTED IN MAKING THE DECISION</u>	
Other bids were made during the selection process. The selection process determined that the Bedworth Civic Hall CIO (then CIC) had the best offer.	

<p><u>WARD RELEVANCE</u></p> <p>All</p>
<p><u>FINANCIAL AND BUDGET IMPLICATIONS</u></p> <p>The transfer of the asset by the Council to a third party, alleviates the unsustainable financial burden that the Civic Hall placed upon the authority. Equally a third party will have improved access to external grants to support its operations.</p>
<p><u>CONSULTATION UNDERTAKEN WITH MEMBERS/OFFICERS</u></p> <p>Portfolio Holder / Leader Cabinet Management Team and Assistant Directors Land and Property Team Finance Team</p>
<p><u>ANY CONFLICT OF INTEREST DECLARED BY ANY MEMBER CONSULTED</u></p> <p>None detailed.</p>
<p><u>IN RESPECT OF ANY DECLARED CONFLICT BY A CABINET MEMBER, ANY DISPENSATION GIVEN BY THE HEAD OF PAID SERVICE</u> (Note if the decision is a non-executive decision, no dispensation can be given).</p> <p>None Detailed.</p>
<p><u>EQUALITIES IMPLICATIONS (including any Equality Impact Assessment)</u></p> <p>None identified.</p>
<p><u>HUMAN RESOURCES IMPLICATIONS</u></p> <p>None identified.</p>
<p><u>FINANCIAL IMPLICATIONS</u></p> <p>The transfer of the asset by the Council to a third party, alleviates the unsustainable financial burden that the Civic Hall placed upon the authority. Equally a third party will have improved access to external grants to support its operations. This was detailed in the supporting Cabinet reports.</p>
<p><u>HEALTH EQUALITIES IMPLICATIONS</u></p> <p>None identified.</p>
<p><u>SECTION 17 CRIME &amp; DISORDER IMPLICATIONS</u></p> <p>None identified.</p>

<b><u>RISK MANAGEMENT IMPLICATIONS</u></b> The lease makes provision to manage the Council's relationship and security of the asset.
<b><u>SME (SMALL/MEDIUM ENTERPRISES) &amp; LOCAL ECONOMY IMPLICATIONS</u></b> The Bedworth Civic Hall coming back into operation should have a net positive impact on the local economy, providing potential income from tourism, visitors and employment.
<b><u>ENVIRONMENTAL IMPLICATIONS</u></b> None identified.
<b><u>LEGAL IMPLICATIONS</u></b> The Council has been advised on this matter by a third-party solicitor, and the lease has been drafted with due regard for the Council's interest.
<b><u>ANY OTHER COMMENTS</u></b> None

**PLEASE RETURN TO THE MONITORING OFFICER AS SOON AS A DECISION IS MADE OR AS REASONABLY PRACTICABLE THEREAFTER**