

**EXERCISE OF DELEGATED POWER**

**TITLE** **16 EARLSWOOD PARK, LOW FELL, GATESHEAD.**

Gateshead Council Constitution (Thirteenth Edition – July 2016)  
 Schedule 5 - Executive Functions Delegated to Managers  
 Part 1 – Delegations to Individual Managers  
 4. Strategic Director, Corporate Services & Governance  
 Service Director, Legal, Democratic and Property Services  
 (1) To agree terms for the acquisition of land and property (for which there is budgetary provision) or for the disposal of land and property (including legal estates and interests) to secure compliance with the Council's policies up to the value of £50,000 in each case or up to the value of £250,000 following consultation with the Strategic Director, Corporate Resources

**POLICY** Council Plan 2015-2020.

**PROPOSAL** The sale of a Freehold Reversion at 16 Earlswood Park, Low Fell is in accordance with the statutory right of the Leaseholder to insist on the sale by virtue of the Leasehold Reform, Housing and Urban Development Act 1993.

The freehold is subject to a current lease to the purchaser of a 99 year term from 31.12.1969 at a fixed annual ground rent of £20.

Sale price of £10,500 plus surveyor and legal fees is considered to be the market value of the property interest.

**STATUTORY POWER** Local Government Act 1972.

**FILE REF.**  
EA80/1/1.

Surveyor		Team Leader		Prop Manager	
Approved By :	<p>                  M E Harrison                  Service Director, Legal, Democratic &amp; Property Services                  Date 9 / 5 / 17</p>				
Approved By :	<p>Gateshead Council Civic Centre Regent Street Gateshead NE8 1HH                  Tel 0191 433 3000 DX 60308 GATESHEAD1                  Not Applicable                  Legal &amp; Corporate Services • Strategic Director Mike Barker                  D Collins Date</p>				

