

Committee: **Lead Cabinet Member for Resources**
Date: **20 October 2015**
Title of Report: **Homefield Place, Homefield Road, Seaford, BN25 3DG**
By: **Chief Operating Officer**
Purpose of Report: **To seek Lead Member approval to declare this property surplus to County Council requirements**

RECOMMENDATION: The Lead Member is recommended to:

- (1) declare the land and buildings comprising the former Adult Social Care residential home, Homefield Place, surplus to the County Council requirements; and**
 - (2) delegate authority to the Chief Operating Officer to negotiate and agree terms for the sale of the property, to enable the Council to obtain best value in line with s. 123 of the Local Government Act 1972.**
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1. Background Information

1.1. Declaring this land and building surplus to the Council's requirements will enable the Chief Operating Officer to develop options for the disposal of the property to achieve best consideration and contribute towards the funding of the Council's Capital Programme. The capital receipt is as yet unconfirmed and subject to further negotiation.

1.2. The property is currently occupied by guardians who have been using the accommodation on a short term basis for housing. However, should the property become unoccupied there would be on-going costs, including maintenance, security and business rates.

2. Supporting information

2.1. The site is shown hatched black on the attached plan at appendix one and comprises 0.42 hectares (1.03 acres).

2.2. The building was operated by Adult Social Care providing services for older people until November 2014. The services have been relocated to other accommodation. All County Council departments have been consulted and have confirmed that they have no requirement for the building or the site.

2.3. The Local Member has been consulted and has indicated that whilst there is no objection to the site being declared surplus to the Council's needs, there is potentially a local need for this building to be made available for health facilities; i.e. clinics, respite care and minor injuries.

2.4. Once the property has been declared surplus a bid from such providers would be considered alongside alternative uses.

3. Conclusion and Reason for Recommendations

3.1. The Council has no further use for the land and buildings.

3.2. It is recommended that this property be declared surplus to County Council requirements and the negotiation for the disposal delegated to the Chief Operating Officer in accordance with the requirements of Section 123 of the Local Government Act 1972.

KEVIN FOSTER
Chief Operating Officer

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Local Members: Councillor Carolyn Lambert