

**EXECUTIVE SUB COMMITTEE FOR PROPERTY****RECORD OF DECISION**

A meeting of the Executive Sub-Committee for Property was held on 24 August 2010 at 12.30pm.

**PRESENT:**

Councillor NJ Walker (Chair) Councillors M Carr, B Coppinger, C Rooney and P Thompson

Also present: Councillors J Elder and J McTigue

**\*\*OFFICIALS:**

Graham Tyerman, Shelly Vickers and Tracy Warbuton

**\*\*APOLOGIES FOR ABSENCE:**

None

**\*\*DECLARATION OF INTEREST**

There were no declarations of interest made at this point of the meeting.

**\*\*MINUTES**

The minutes of the meeting held on 12 July 2010 submitted and approved as a correct record.

**\*\* EXCLUSION OF PRESS AND PUBLIC\*\***

**That the press and public be excluded from the meeting during consideration of item 5 of business on the grounds that, if, present, there would be a disclosure to it of exempt information falling within paragraphs 3 of Schedule 12a of the Local Government Act 1972**

**DISPOSAL OF COUNCIL OWNED LAND  
ADJACENT TO ACKLAM HALL**

The Director of Regeneration submitted a report to provide an update on the detailed disposal terms following on from an earlier selection of a preferred developer to progress the disposal of the Acklam Hall site.

The report stated that Acklam Hall was a complex of buildings, the historic core of which dates from the 17 Century and was included on the list of buildings of special architectural and historic interest as Grade 1. It was of significant national importance and the only Grade 1 Listed Building in Middlesbrough.

Acklam Hall lay in the southern suburbs of Middlesbrough, approximately three kilometres south of the centre of the town. It was located within Acklam ward, a well-established urban area, in a prominent position on the northern side of Hall Drive. A plan showing the location of the site was attached to the report as an appendix.

The report stated that the Hall and grounds were purchased by Middlesbrough Corporation in 1928. Since 1935 the Hall has been in educational use, initially as a grammar school. The entire site, including the grounds, remained in Council ownership until 1995 when the Hall, sixth form buildings and open spaces to the west and south were transferred to Middlesbrough College. Middlesbrough Council retained considerable ownership interest in the Acklam Hall complex, including the eastern courtyard buildings; walled garden; sports and playing field to the north; and woodland to the west. The extent of the College and Council's ownership was shown on the plan attached to the report as an appendix.

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The report outlined that the that the College expressed a wish to work in partnership with the Council to achieve the successful disposal and appropriate use of the overall site to secure a viable long-term future for the Hall and surrounding land that met planning and conservation requirements.

On 13 April 2007, the Executive member for Regeneration approved the disposal of the Council's interests in the Acklam Hall site through marketing and disposal process undertaken jointly with Middlesbrough College. In September 2008 Middlesbrough College relocated to its new Middlehaven campus.

On 3<sup>rd</sup> March 2009 the Executive approved the disposal of the site to the preferred developer. As part of this approval the details of the terms of disposal must be reported to the Executive for information purposes. The Executive also required the appointment of capital receipt between the Council and Middlesbrough College to be reported for endorsement.

The report stated that extensive discussions had taken place to agree terms for the sale of the property, further details of which were outlined in the report.

The Committee sought clarification on a number of issues, including, for example, regarding the length of the development period and also in relation to transport links.

Councillor Elder and McTigue were also present and asked a number of questions in relation to the report with particular reference to transport links and cost of restoration. Clarification was given to the Councillors from the officers present.

#### **ORDERED**

**That the apportionment of receipts be approved and the terms of sale set out in the report be noted.**

#### **REASON**

**The decision was supported by the following reason:**

**The Council will then be able to proceed with the sale of the land, which will lead to the Council fulfilling its aims of receiving a capital receipt from the sale and also securing the renovation of Acklam Hall.**

**The decision will come into force after five working days following the day the decision was taken unless the decision becomes subject to the call-in procedure.**