

STRATEGIC POLICY AND RESOURCES COMMITTEE



Belfast City Council

Report to:	Strategic Policy and Resources Committee
Subject:	Glen Road – Sport and Leisure FC Rent Review
Date:	5 March 2010
Reporting Officer:	Gerry Millar, Director of Property and Projects Department, Ext. 6217
Contact Officer:	Cathy Reynolds, Estates Manager Ext 3493

Background Information:

At its meeting on the 10 August 1992 the former Community Services Committee agreed to provide Sport and Leisure FC with a 50 year lease for 6.1 acres of land on the Glen Road to be used as a sports pitch. The land is shown outlined in red and the access route shaded yellow on the map attached as Appendix 1 to this report. The lease provided for an annual rent reviewable every 5 years. The current rent of £1,850 pa is due for review from 1 April 2009 and a revised rent of £2,250 pa has now been agreed with Sport & Leisure FC.

Key Issues:

- A proposed rental figure of £2,250 has been negotiated and agreed with the Club due from the review date of 1 April 2009.
- It should be noted that Sport and Leisure FC undertook all required works at these lands to develop as a sports pitch.
- The proposed rental figure is in-line with other similar comparable properties. This figure has also been adjusted to allow for difficulty with site access and the total usable area available given the steep site gradient.

Resource Implications:

- Financial

Revised rent of £2,250, an increase from the passing rent of £1,850 which was last reviewed on 1 April 2004.

- Human Resources

None

- Asset and Other Implications

None

Recommendation:

Committee is recommended to grant approval to the proposed revised rent of £2,250 from the review date of 1 April 2009.

Decision Tracking:

The Director of the Department of Property and Projects to ensure that the increased rent is processed for invoicing before 1 April 2010.

Key to Abbreviations

None

Documents Attached

None

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Appendix 1 – Map showing (outlined red) the portion of land leased to Sport and Leisure FC on the Glen Road and the access route shaded yellow.