

EX69. Community Empowerment: Lease of 19F Winchester Avenue, Denny

The Executive considered a report by the Director of Corporate and Housing Services which sought approval to lease Unit 19F Winchester Avenue, Denny at below market rent to Denny & Bonnybridge Men's Shed.

Denny & Bonnybridge Men's Shed made an application to lease the unit at nominal rent through the Council's normal letting process. Although this was not a statutory asset transfer under the Community Empowerment (Scotland) Act 2015 the Council was required to assess the application in a similar way.

The lease sought was for five years and would be on full repairing and insuring terms with the tenant responsible for all aspects of the property and costs of occupation. The benefits which the Men's Shed listed in their business plan are men having a brighter outlook; remaining healthier; being less lonely and depressed; improving relationships at home and forming friendships, and referral to other organisations such as the NHS and Stroke Scotland.

A full assessment of the application was undertaken by a group of Council officers from Social Work (Adult Services), Community Learning & Development, Growth & Investment, Governance, Policy & Improvement and Asset Management. The group recommended that the application be approved with regard, in particular, to the promotion and improvement of economic development, regeneration, and health and social wellbeing.

Decision

The Executive:-

- (1) agreed to lease Unit 19F Winchester Avenue, Denny to Denny and Bonnybridge Men's Shed for a period of 5 years on full repairing and insuring terms at a nominal rent of £1 per annum;**
- (2) noted that the proposals are in compliance with the Council's statutory obligations in respect of disposal of land and buildings at less than best price, and**
- (3) agreed that the Director of Development Services be authorised to conclude the lease transaction on the terms set out in this report.**