

**The County Farms Estate
Management and Restructuring**

Report of the Head of Digital Transformation and Business Support

Please note that the following recommendations are subject to consideration and determination by the Committee before taking effect.

Recommendation(s):

That the Committee approves the recommendations as set out in the opening paragraph of section 1 of this report.

1.0 Part Duckaller Farm, Dawlish

1.0 Land at Port Road, Dawlish

1.1 It is recommended that a notice to quit be served bringing the current annual periodic tenancy to an end at 25 March 2022 and that the current tenant, Mr KP be offered first refusal of a further 3 year Farm Business Tenancy of the 1.13 acres or thereabouts of land at Duckaller Farm, Dawlish commencing 25 March 2022, subject to terms being agreed.

1.2 In 2013, 0.46 hectares (1.13 acres) or thereabouts of bare land in Port Road, Dawlish was amalgamated with Duckaller Farm, Dawlish by way of a separate Farm Business Tenancy. Committee resolution FE/61(a)(ii) of 22 November 2011 refers. The resolution stated:

'that the tenant of Duckaller Farm, Dawlish be offered a 3 year Farm Business Tenancy of the 1.46 acres or thereabouts of bare land adjacent to 9 Port Road, Dawlish commencing 25 March 2013 and terminating 25 March 2016, subject to terms being agreed'.

1.3 Then in 2017 members resolved under minute ref: FE/13(e):

'that a notice to quit be served bringing the current annual periodic tenancy to an end at 25 March 2019 and that the current tenant, Mr KP be offered first refusal of a further 3 year Farm Business Tenancy of the 1.13 acres or thereabouts of land at Duckaller Farm, Dawlish commencing 25 March 2019, subject to terms being agreed'.

1.4 The Farm Business Tenancy referred to above has been allowed to run from year to year following the passing of the term date. A Notice to Quit could be served to bring the current lease to an end at 25 March 2022.

1.5 The current tenant has proven to be a good local custodian of the land paying a fair market rent.

2.0 Options/Alternatives

2.1 Alternative options have been considered and discounted as they are believed to either be contrary to current Estate policy and/or not in the best financial interests of the Estate.

3.0 Consultations/Representations/Technical Data

3.1 The views and opinions of the Devon Federation of Young Farmers Clubs and the Estate Tenants Association will be presented by the two co-opted members to the committee.

3.2 No other parties have been consulted and no other representations for or against the proposal have been received

3.3 The technical data is believed to be true and accurate.

4.0 Financial Considerations

4.1 The Author is not aware of any financial issues arising from this report.

5.0 Environmental Impact Considerations (including Climate Change)

5.1 The Author is not aware of any environmental impact (including climate change) issues arising from this report.

6.0 Equality Considerations

6.1 The Author is not aware of any equality issues arising from this report.

7.0 Legal Considerations

7.1 The Author is not aware of any legal issues arising from this report.

8.0 Risk Management Considerations

8.1 The Author is not aware of any obvious risks to manage.

9.0 Public Health Impact

9.1 The Author is not aware of any public health impact.

10.0 Summary/Conclusions/Reasons for Recommendations

10.1 The Author has prepared this report in accordance with the findings of the County Farms Estate Strategic Review (April 2010)

Rob Parkhouse, Head of Digital Transformation and Business Support

Local Government Act 1972: List of Background Papers:

None

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