



Cabinet 24 April 2024

Report Title	Urgent Leader Decision
Cabinet Portfolio	Leader of the Council
Cabinet Member	Councillor David Baines
Exempt Report	Appendices are exempt
Reason for Exemption	Information relating to the financial or business affairs of any particular person (including the authority holding the information) (Para 3 of Schedule 12A)
Key Decision	Yes
Public Notice issued	Paragraph 3.1 of the Executive Procedure Rules provide.
Wards Affected	Peasley Cross and Fingerpost
Report of	Jan Bakewell Director of Legal and Governance janbakewell@sthelens.gov.uk
Contact Officer	Joanne Griffiths MBE Team Manager -Democratic and Scrutiny Services Joanegriffiths@sthelens.gov.uk

Borough Priorities	Ensure children and young people have a positive start in life.	
	Promote good health, independence, and care across our communities.	
	Create safe and strong communities and neighbourhoods for all.	
	Support a strong, thriving, inclusive and well-connected local economy.	
	Create green and vibrant places that reflect our heritage and culture.	
	Be a responsible Council.	X

1. Summary

1.1 An urgent Leader Decision was made on 14 March 2024 which sought to:

- 1) Approve the provisionally agreed terms, as set out in the report, for the disposal of 3.56 Hectares of Land at Marshalls Cross Road to Mersey and West Lancashire Teaching Hospitals NHS Trust; and
- 2) Authorise the Head of Legal and Democratic Services to prepare and execute the necessary legal documentation pursuant to disposal of land in accordance with terms set out in the report.

2. Recommendation for Decision

Cabinet is recommended to:

- (i) **note the Urgent Leader Decision taken by the Leader of the Council on 14 March 2024 set out at Appendix A.**

3. Purpose of this report

3.1 To advise Cabinet Members on the recent Urgent Leader Decision.

4. Background / Reason for the recommendations

4.1 The reasons for urgency are set out in the Urgent Leader Decision form appended to this report.

5. Consideration of Alternatives

5.1 Whilst the aspiration has been to bring forward a residential proposition on this site it is likely that development viability would be compromised by the underlying ground conditions. Continuing with this approach would risk losing the offer from The Trust given their “window of opportunity” to acquire the site.

6. Conclusions

6.1 Cabinet Members are invited to note the Urgent Leader Decision taken on 14 March 2024.

7. Legal Implications

7.1 As detailed in Appendix 1a.

8. Financial Implications

8.1 As detailed in Appendix 1a.

9. Equality Impact Assessment

9.1 As detailed in Appendix 1a.

10. Social Value

10.1 As detailed in Appendix 1a.

11. Net Zero and Environment

11.1 As detailed in Appendix 1a.

12. Health and Wellbeing

12.1 As detailed in Appendix 1a.

13. Customer and Resident

13.1 As detailed in Appendix 1a.

14. Asset and Property

14.1 As detailed in Appendix 1a.

15. Staffing and People Management

15.1 As detailed in Appendix 1a.

16. Risks

16.1 As detailed in Appendix 1a.

17. Policy Framework Implications

17.1 As detailed in Appendix 1a.

18. Impact and Opportunities on Localities

18.1 As detailed in Appendix 1a.

19. Background Documents

19.1 None.

20. Appendices

20.1 Appendix A – Urgent Leader Decision Form.

20.2 Appendix 1a – Leader’s Report (Exempt).

20.3 Appendix 1 – Disposal Plan (Exempt).

20.4 Appendix 2 – Ground Investigate Report (Exempt).

20.5 Appendix 3 – Site Development Framework (Exempt).

20.6 Appendix 4 – Valuation Report (Exempt).