

MAIDSTONE BOROUGH COUNCIL

CABINET MEMBER FOR CORPORATE SERVICES

REPORT OF HEAD OF BUSINESS IMPROVEMENT

Report prepared by: Christopher Finch

Date Issued: 22 October 2009

1. 34a High Street – Youth Cafe

1.1 Issue for Decision

1.1.1 That the previous decision of 21st December 2007 is revised to amend the approval process for the lease to be granted by the Council to the Switch Youth Café.

1.2 Recommendation of Head of Business Improvement

1.2.1 That the Head of Legal Services be delegated to prepare and complete the lease between the Council and Switch Youth Café (a Registered Charity: Number 1127568), without the requirement to submit a copy of the lease for prior approval by the Cabinet Member.

1.3 Reasons for Recommendation

1.3.1 In December 2007 a Decision was made that, prior to completing the lease for the Youth Café, a final draft should be submitted to the Cabinet Member for final approval; and

1.3.2 In July 2009 a subsequent Decision permitted the Switch Youth Café rights to sub-let the upper parts of the building to commercial organizations and that the notice required to break was extended from three to six months; and

1.3.3 On the basis that these matters have been included within the Lease, it is no longer necessary for a copy of the lease to be presented formally to the Cabinet Member.

1.4 Alternative Action and why not Recommended

1.4.1 The Decision of 21st December 2007 was given in anticipation that the Switch Youth Café would become operational shortly thereafter. Due, mainly to funding and contractual difficulties, the lease has only now been prepared. To request further scrutiny of a document which has

been agreed in principle between the parties would further increase the time before which the Youth Café would be able to become operational.

1.5 Risk Management

1.5.1 There are no tangible risks associated with this report

1.6 Other Implications

1.6.1

- 1. Financial
- 2. Staffing
- 3. Legal
- 4. Equality Impact Needs Assessment
- 5. Environmental/Sustainable Development
- 6. Community Safety
- 7. Human Rights Act
- 8. Procurement
- 9. Asset Management

1.7 Background Documents

1.7.1 None

NO REPORT WILL BE ACCEPTED WITHOUT THIS BOX BEING COMPLETED

Is this a Key Decision? Yes No

Is this an Urgent Key Decision? Yes No

How to Comment

Should you have any comments on the issue that is being considered please contact either the relevant Officer or the Member of the Executive who will be taking the decision.

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