

Notice requesting to call in Single Member Decision E3275

Proposed Community Asset Transfer of Mission Theatre to the Next Stage Theatre Company

The undersigned Councillors wish to call in decision E3275 to “Community Asset Transfer the Mission Theatre to the Next Stage Theatre Company taken on 6 May by the Cabinet Member for Resources for the following reasons:

1. There has been no opportunity for elected members to scrutinise the proposal.
2. The report is limited and does not demonstrate how the council arrived at this decision based on a request from a private company to be given our asset.
3. Why an Asset Transfer? In this case it seems to be a sledgehammer to crack a nut. There is an existing lease arrangement that the private company running Mission Theatre have been adhering to. That could have been amended to reflect any financial support being offered. For example: A ten-year peppercorn on the existing lease would provide £156,000 of value to NSTC.
4. Is the existing lease ‘full repairing’, if so, the onus is on the building occupiers to meet the repair and update costs. They are fund raising to meet that obligation. It is understandable that we as landlords want to be fair and supportive of our tenant and create a financial mechanism to reimburse these roof repair costs but committing to forgo circa £1.5m of rental revenue over the next 99 years seems totally disproportionate to support the situation.
5. We need reassurance that we will avoid a situation arising in the future. What clause in the transfer would prevent the potential situation arising in the future that the private company holding the lease decide to hand back the building to B&NES but demand a payment, as experienced in the Grosvenor Place situation? Whilst that might not come for many years, and all the persons involved in this decision will be long gone but our residents are having their assets eroded by short term decisions that do not fairly reflect the circumstances.
6. In the context of the redevelopment of Bath Quays it seems premature to be relinquishing this building for 99 years when its future may be part of the new development.

9 Signatures

Councillor Colin Blackburn (Lead)
Councillor Sarah Bevan
Councillor Doug Deacon
Councillor Karen Walker
Councillor June Player
Councillor Robin Moss
Councillor Paul May
Councillor Eleanor Jackson
Councillor Grant Johnson