

Committee(s)	Dated:
Barbican Residential – For Decision Corporate Asset Sub (Finance) – For Decision	Under Urgency 22/11/2017
Subject: Operational Property Review – Barbican Estate Office. The former contractors’ office at Andrewes House and The Turret at John Wesley Highwalk	Public
Report of: Director of Community and Children’s Services The City Surveyor	For Decision
Report author: Mike Kettle – Community and Children’s Services Michael Bradley – City Surveyor’s	

Summary

The Operational Property Review is a cross-cutting Service Based Review which is taking a more strategic view of the operational assets the City of London Corporation has, with the aim of identifying opportunities to rationalise the Corporation’s operational property portfolio and reduce the high and rising cost of property. In addition, Standing Orders require Committees to declare surplus any facilities not required for operational use.

This report refers to two properties on the Barbican Estate that have been highlighted as underutilised or surplus to requirements.

Recommendation(s)

It is therefore recommended that this Committee approves the recommendations as set out below that:

- The former contractor’s office at Andrewes House and The Turret at John Wesley Highwalk are declared surplus to the Department of Community & Children’s Services operational requirements.
- Subject to the Barbican Residential Committee’s agreement to declaring them surplus, the Corporate Asset Sub Committee declare them surplus to the City Corporation’s operational requirements.

Main Report

Background

1. The Operational Property Review is a cross-cutting Service Based Review which is taking a more strategic view of the operational assets that the City of

London Corporation has, with the aim of identifying opportunities to rationalise the Corporation's operational property portfolio and reduce the high and rising cost of property. The general fabric and condition of many of our operational properties is starting to deteriorate which impacts negatively on the experience of the users of those properties and the Corporation's reputation as a consequence.

Proposals

2. Where a site is declared surplus to operational requirements, to achieve alternative use, the Corporate Asset Sub Committee is to be asked to consider other uses by the City Corporation.
3. The City Surveyor has confirmed that no other Corporate requirements have been identified for the use of the former contractor's office at Andrewes House or the Turret at John Wesley Highwalk.
4. Any holding costs will remain the responsibility of the Department of Community and Children's Services.

Implications

5. The aim of the Operational Property Review is to encourage the more effective use of operational property and where reasonably practical to identify sites as surplus to operational requirements so that alternate uses can be found for them which reduce the cost of the City's portfolio.

Conclusion

6. The former contractor's office at Andrewes House and the Turret at John Wesley Highwalk are surplus to current operational and Corporate requirements, consequently it is recommended that they are declared surplus and options for alternative use and/or disposal are progressed subject to Corporate Asset Sub Committee further approval

Mike Kettle

T: 0207 029 3944

E: Michael.kettle@cityoflondon.gov.uk

Michael Bradley

T: 0207 332 3727

E: Michael.bradley@cityoflondon.gov.uk