TRAFFORD COUNCIL

STATEMENT OF EXECUTIVE DECISION

DATE OF DECISION	26th October 2009	DECISION MAKER
DECISION REFERENCE	E/26.10.09-11	**Executive** (Councillors Colledge, Coupe, Cornes, Holden, Mitchell, J.R. Reilly, Tolhurst, Mrs. Turner, A. Williams and M. Young)

RECORD OF THE DECISION

Proposed Compulsory Purchase of Long Term Vacant Properties on Warwick Drive, Hale

1. That, having considered all options, the vacant properties identified on the plans attached to the report be compulsorily acquired under section 17 of the Housing Act 1985, followed by sale on the open market for renovation and re-occupation.

2. That a Compulsory Purchase Order to be known as the 'Borough of Trafford (Warwick Drive, Hale) Compulsory Purchase Order 2009' be made under the provisions of Section 17 of the Housing Act 1985 in respect of lands delineated red on the attached plans.

3. That the Director of Legal & Democratic Services be authorised to do all things necessary to prepare the said order and to submit the same to the Secretary of State for confirmation in accordance with the provisions of the said Act, and thereafter acquire the properties.

4. That the Head of Asset Management be authorised to proceed with the purchase of the properties as if the Compulsory Purchase Order has been confirmed, where prudent to do so, and thereafter to negotiate and complete the sale of the properties.

REASONS FOR THE DECISION

It is reported that the properties have been vacant for at least 4 years. The Council has received regular complaints from neighbours and has received over 50 letters from local residents concerned about the impact of the condition of the properties and their decline. Complaints relate to the derelict and dangerous state of the properties and gardens. There has been no work carried out for at least four years, and numerous approaches by the Council have failed to secure action by the owner.

ALTERNATIVE OPTIONS CONSIDERED AND REJECTED AT THE MEETING/BY MEMBERS

A range of options have been considered and attempted, as set out in the report.

CONFLICTS OF INTEREST DECLARED AND ANY DISPENSATION

None.

IMPLEMENTATION DATE

5th November 2009 (Sixth working day after publication, unless called in).

PUBLICATION DATE

28th October 2009

RECORDED BY:

Director of Legal and Democratic Services

RETURN TO DEMOCRATIC SERVICES DIVISION, ROOM 123, TRAFFORD TOWN HALL, TALBOT ROAD, STRETFORD, M32 0TH, AS SOON AS A DECISION IS MADE OR AS REASONABLY PRACTICABLE THEREAFTER.