

CAMBRIDGESHIRE AND PETERBOROUGH POLICE AND CRIME COMMISSIONER

DECISION RECORD – CPCC 2022-001

Subject	Option Agreement. Cambridgeshire Southern Police Station
Decision	To authorise the exercise of the option agreement to purchase an eight-acre plot of land to the south of Milton Park and Ride, Cambridgeshire.
Decision Summary	<p>Overview: There is still an operational requirement for new custody facilities to replace those currently located at Parkside Police Station, which was built in the 1960s. After an extensive land search, suitable land was found upon which, a new police station and custody facilities could be built. This was in Milton. An Option Agreement to purchase the land was entered into on 1 March 2019.</p> <p>The Option Agreement enabled development of the detailed design of the build together with the obtaining of planning permission before needing to commit to buying the land. Planning consent was received in March 2021. Consent has been granted on a three-year basis and expires on 25 March 2024.</p> <p>On 16 March 2021 decision notice (CPCC 2021-006), sought, subject to any requirements of the Secretary of State regarding the project, approval to progress to RIBA Stage’s 3 and 4 of the design phase and to grant the delegation to the S151 Officer to amend or exercise the option to purchase the land. This decision notice was agreed.</p> <p>The option agreement expires on 1 March 2022. The purchase price per acre is £500,000 giving a total price of £3,996,000 excluding Stamp Duty Land Tax (SDLT). Any purchased land can be resold but with a restriction that the sale must be to a public body for specified purposes. If the Option Agreement is not exercised the likelihood of finding suitable land for development that meets the Constabulary’s operational need in the future is considered remote.</p> <p>It is therefore recommended that the option agreement is now exercised to secure the land whilst it is available and at the price negotiated.</p>

Contact Officer	<p>James Haylett, Chief Executive</p> <p>Tel: 0300 333 3456</p> <p>Email: cambs-pcc@cambs.police.uk</p>
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**Background
Papers**

Darryl Preston, Police and Crime Commissioner for Cambridgeshire and Peterborough

I confirm that I have reached the above decision after consideration of the facts above.

Signature



Date 05/01/2022