

Bicester Town Council



BICESTER
TOWN COUNCIL

Policy Committee Meeting

Ref: POL01/2425

Tuesday 18th June 2024 at 19:00

**Council Chamber, Garth House, Launton Road,
OX26 6PS**

Members:

Cllr Paul Wheatley – **Chairman**, Cllr Rachel Mallows, Cllr Alisa Russell,
Cllr Nick Cotter, Cllr Jim Webb, Cllr Harry Knight, Cllr Sam Holland,
Cllr Nick Mawer and Cllr Tom Beckett

Other Circulation, Substitute Members:

Cllr Chris Pruden, Cllr John Willett, Cllr Les Sibley, Cllr Dan Hallett,
Cllr Donna Ford and Cllr Damien Maguire.

Other Circulation:

Cllr John Broad (CDC), Cllr Frank Ideh (CDC), Cllr Simon Lytton (CDC), Cllr
Calum Miller (OCC), Cllr Rob Parkinson (CDC) and Cllr Michael Waine (OCC)



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Friday 7th June 2024

To all members of the Policy Committee,

You are hereby summoned to attend a meeting of the **Policy Committee at the Council Chamber, Garth House, Launton Road, OX26 6PS** on **Tuesday 18th June 2024** at commence at **19:00hrs** for the transaction of the following business.



Phil Evans
Town Clerk

Agenda

All Council Meetings are open to the public and press, unless otherwise stated.

1. Apologies for Absence

To consider apologies and reasons for absence. Committee members who are unable to attend the meeting should notify the Town Clerk (phil.evans@bicester.gov.uk) prior to the meeting, stating the reason for absence.

2. Declarations of Interest

Councillors are reminded to declare any interests on any item on this Agenda in accordance with Bicester Town Council's Code of Conduct.

3. Public Session

In accordance with Standing Orders 1 d-f, members of the public may make representations, ask questions and give evidence in respect of any item of business included in the agenda.

Time allocated shall not exceed 10 minutes. No member shall speak for more than 2 minutes.

4. Tender Presentation.

There will be two presentations held by the successful tendering applications

5. Exclusion of Press and Public

That in accordance with section 1(2) of the Public Bodies (Admission to Meetings) Act 1960, the public and press be excluded from the meeting during the consideration of the items set out below on the grounds that publicity would be prejudicial to the general interest by reason of the confidential nature of the business to be transacted.

6. Tender Selection

Councillors will be asked to discuss the presentations offered under item 4 and select the preferred candidate to represent the council in land management for the next 5 years.

7. Lease Alteration Request

Savour Fare have a further request for alteration to lease.

8 Date of Next Meeting

Monday 16th September 2024 at 19:00hrs.

BICESTER TOWN COUNCIL POLICY COMMITTEE REPORT

18th June 2024

Chair: Councillor Paul Wheatley
Contact: 01869 252915 paul.wheatley@bicester.gov.uk

Phil Evans – Town Clerk
Contact: 01869 252915 phil.evans@bicester.gov.uk

Ward Affected: SOUTH

SAVOUR FARE FURTHER ALTERATION TO LEASE

1. Background

Savour Fare have recently changed hands the new owner has requested alterations to lease as per below

Recently two Alteration were requested they were:

10.1 which states that the tenant is responsible for the internal repairs which is as it should be. However, the responsibility for the external repairs is not defined as the landlord's responsibility, which the council has been happy to look after historically. I would rest much easier if this was in writing.

20.3 by its wording means that any breach of the lease covenants, no matter how unintentional, small, or trivial, would be grounds to prevent the option from being taken. A change of the wording from "subsistent breach" to "material breach" would ensure I am better protected to serve the people of Bicester in the longer term.

With the committee approving 20.3 and Declining 10.1

2. Change Specifics

Changes to Signage

They have asked for approval on the following:

"We would also like permission for additional hand painted signage on the external walls with the kitchen door and the wall facing the playground. We feel the entrance of the cafe currently has poor visibility and the cafe would greatly benefit from better signage directing people towards the entrance.

We would also very much like permission for some signage facing the road on the entrance to the park, perhaps on the gates. We would be happy to explore any potential options with you, and it would be very important to us to ensure that the sign would be in keeping with the surroundings and not be to the detriment of the park entrance."

Repairs to the outside of the building

Savour Fare has asked for the lease to be refined in responsibility over the repair of the building, in the past there have been instances whereby the Town Council took on the responsibilities and associated costs (The Fire Door being the most recent of these fixes)

3. Recommendations

Committee is **RECOMMENDED** to **APPROVE** the works under item 2, Also recommending that the tenant bare the legal costs for altering the lease for the mentioned changes (including the change under item 20.3 that was previously approved.