

Finance and Resources Committee

10.00a.m, Thursday, 23 February 2017

Proposed sale of land at Niddrie Mains, Edinburgh, for Zero Waste Substation

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|-------------------|-----------------------------|
| Item number | 8.1 |
| Report number | |
| Executive/routine | Routine |
| Wards | 17 – Portobello/Craigmillar |

Executive Summary

This report seeks Committee approval for the disposal of 50.24 sq m (541 sq ft) of land in Niddrie Mains to an adjacent proprietor, Scottish Power Distribution PLC.

The area of land forms a narrow strip along one edge of an existing electricity substation.

Links

| | |
|--------------------------|---------------------|
| Coalition Pledges | P49 |
| Council Priorities | CP2 |
| Single Outcome Agreement | SO4 |

Proposed sale of land at Niddrie Mains, Edinburgh, for Zero Waste Substation

1. Recommendations

That Committee:

- 1.1 Approves the sale of land to Scottish Power Distribution PLC under the terms and conditions outlined in this report and on other terms and conditions to be agreed by the Acting Executive Director of Resources.

2. Background

- 2.1 In February 2002, Scottish Power Distribution Ltd purchased 714.49 sq m (7,691 sq ft) of land at Niddrie Mains from the Council to accommodate a primary electricity substation.

3. Main report

- 3.1 Scottish Power Distribution PLC now require to extend the existing substation in order to connect the Millerhill Zero Waste facility to the national grid. To facilitate this, Scottish Power have approached the Council to purchase a narrow strip of land, shown outlined red in Appendix 1, which extends in total to 50.24 sq m (541 sq ft) or thereby.
- 3.2 The sale of the land is proposed at £1,000 with the purchaser covering the Council's legal and administrative costs.

4. Measures of success

- 4.1 The Council will benefit from a capital receipt of £1,000.
- 4.2 The Millerhill Zero Waste facility will be connected to the national grid.

5. Financial impact

- 5.1 A capital receipt of £1,000 will be received in financial year 2016/17.

6. Risk, policy, compliance and governance impact

- 6.1 If the sale did not progress it could jeopardise the completion of the Zero Waste Project.

7. Equalities impact

- 7.1 The securing of an exemplary sustainable waste solution for the city enhancing health, standard of living; supporting the Council's Waste Prevention Strategy and providing the purchaser the legal security of ownership.
- 7.2 Given the location and situation of the land it is considered unlikely that another party would be interested. Any potential impact is therefore proportionate and justifiable because of the noted enhancement of rights.

8. Sustainability impact

- 8.1 The proposed sale would contribute towards the delivery of Millerhill Zero Waste which will see exemplary sustainable waste solutions introduced for the city.

9. Consultation and engagement

- 9.1 N/A.

10. Background reading/external references

- 10.1 N/A.

Hugh Dunn

Acting Executive Director of Resources

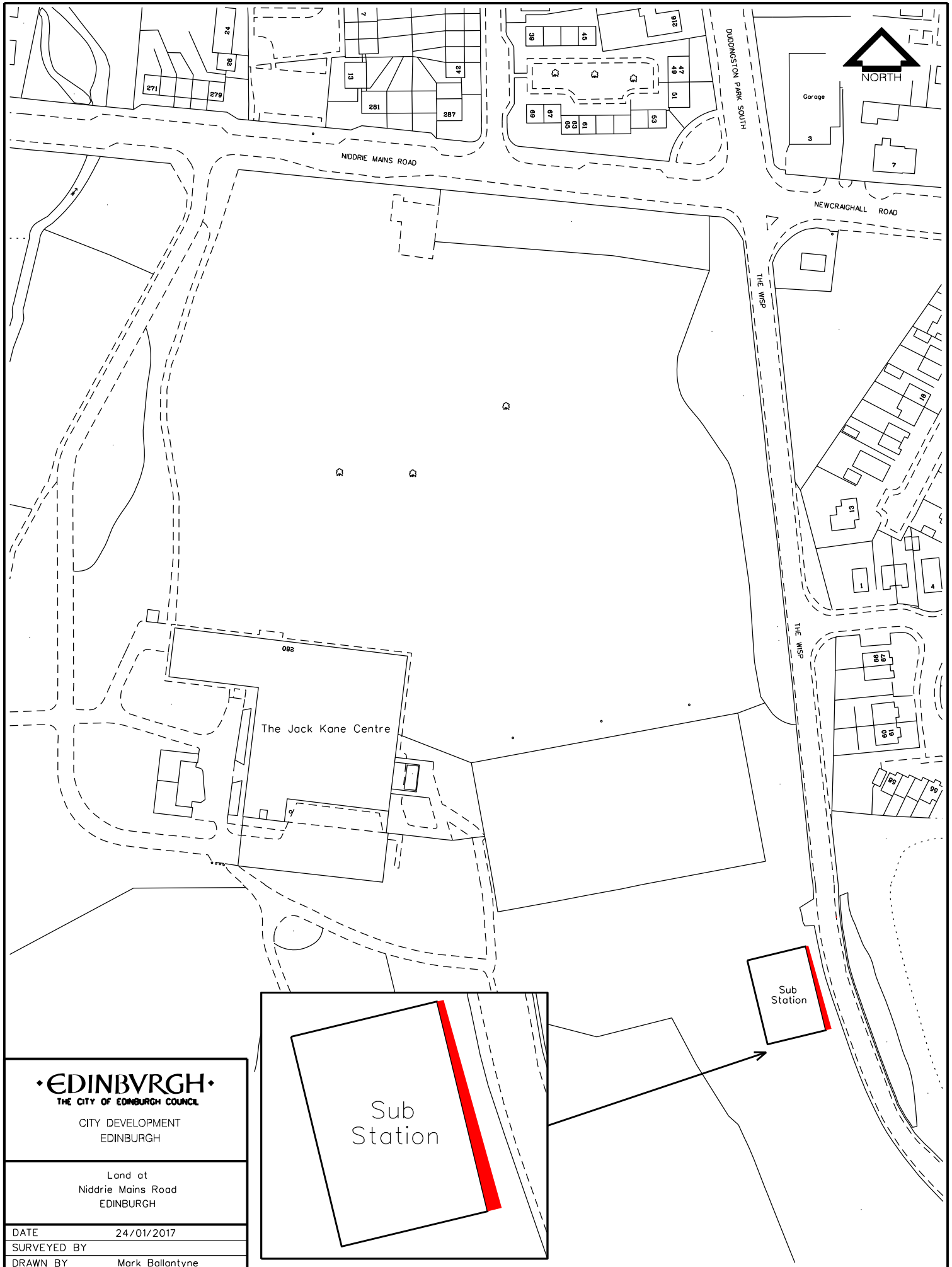
Contact: Mark Penman, Estates Surveyor

E-mail: mark.penman@edinburgh.gov.uk | Tel: 0131 529 4188

11. Links

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|---------------------------------|---|
| Coalition Pledges | P49 - Continue to increase recycling levels across the city and reducing the proportion of waste going to landfill. |
| Council Priorities | CP2 – Improved health and wellbeing: reduced inequalities. |
| Single Outcome Agreement | SO4 – Edinburgh's communities are safer and have improved physical and social fabric. |
| Appendices | Appendix 1 – Location Plan |

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| • EDINBURGH • THE CITY OF EDINBURGH COUNCIL | |
| CITY DEVELOPMENT EDINBURGH | |
| Land at Niddrie Mains Road EDINBURGH | |
| DATE | 24/01/2017 |
| SURVEYED BY | |
| DRAWN BY | Mark Ballantyne |
| SCALE | N.T.S. |
| NEG. NO. | A3/526a |

AREA SHOWN COLOURED RED 50.24sqm