


ISLE OF WIGHT COUNCIL

OFFICER DECISION RECORD – EXECUTIVE DECISION

1.	Decision:	To grant a Tenancy at Will to Wight Shipyard of a small room within the Columbine Building, Caste Street, East Cowes for use as a server room, in conjunction with their business operated from that building.
2.	Date above decision made:	29 February 2024
3.	Reason(s) for the decision:	<p>Wight Shipyard currently occupies the main part of the Columbine Building. The company is a subsidiary of a French shipbuilding company and there is a need for a direct 'fibre' ICT link between the facilities, to improve communications. This requires a server room as close to the Castle Street frontage as possible, which is separate from the manufacturing parts of the building, and which can be securely occupied.</p> <p>A small windowless room on the ground floor, adjacent to the Wight Shipyard demise, has been identified and terms agreed to grant a Tenancy at Will at £300.00 pax.</p> <p>IWC is currently in negotiations with Wight Shipyard for additional accommodation within the Columbine Building and it is envisaged that when a new lease is agreed the server room will be added to that demise and the Tenancy at Will will terminate.</p>
4.	Details of any alternative options considered and rejected by the officer when making the decision:	<p>The server room needs to be at the Castle Street frontage and at ground floor level to facilitate the easiest possible fibre access.</p> <p>The only other ground floor space that could be securely occupied is a former electricity substation. This is less suitable as it has external access only, and it does not physically adjoin the Wight Shipyard demise.</p> <p>Other than the substation, the only potentially available accommodation is on upper floors, which are better suited to manufacturing, office use, or storage, and which are less accessible to a direct fibre link.</p>
5.	Any conflict of interest declared by any executive member who is consulted by the officer which relates to the decision:	We have no knowledge of any such potential conflicts.
6.	In respect of any declared conflict of interest, a note	Not applicable

	of dispensation granted by the Head of Paid Service	
7.	Report(s)/Background Papers:	None
8.	Name and post of decision-maker	Barry Cooke FRICS Senior Surveyor
9.	Date of decision record:	29 February 2024
	Signature:	

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