

**To approve a leasehold agreement with
Jersey Gas to install a gas pressure kiosk in
Belmont Road Car Park**

**For consideration by the Parish Assembly
on 27 November 2013 at 7.00pm**

PARISH OF ST HELIER

P.06/2013



PROPOSITION

THE PARISHIONERS are asked to take into consideration and if deemed advisable to approve

the recommendation of the Connétable and Procureurs du Bien Public that the Parish should enter into a 21 year lease agreement with Jersey Gas to install a gas pressure reduction station on an area of approximately 208 square feet of Belmont Road Car Park. Jersey Gas to pay the Parish's reasonable legal fees involved in the transaction.

REPORT

To ensure the continuity of safe and efficient gas supplies to the north east sector of town and to rationalise the Jersey Gas Company's equipment in the Tunnel Street area that company has been looking for a small site to accommodate a prefabricated building which can house the necessary apparatus. The pressure reducing equipment housed within the kiosk is designed and manufactured to Institution of Gas Engineers recommendations and European norms which reflect the highest standards for safety in both operation and construction materials and methods. The operating parameters of this particular installation are toward the lower end of the design standards which affords a high safety factor.

The kiosk will be sited in the north east corner of the car park occupying a footprint of 3.80m (12' – 6") by 2.20m (7' - 3"). To keep the kiosk as low as possible Jersey gas will incorporate a hydraulic roof which can be raised when access is required thereby maintaining a 'closed up' height of just 1.65m (5' – 5"). This corner location which was previously used for eurobins results in the loss of one car parking space. Jersey Gas will offer an annual rental of £1,500 which equates to approximately £7 per square foot and is commensurate with this type of land. It is also similar to current charges for one car parking space at £1,436. It is considered that the visual impact of the kiosk is minimal,

there will be no loss of parking facilities for the Market traders (as this space was previously lost to eurobin use) and its installation will safeguard gas supplies in the north east of town for the foreseeable future. Planning approval has been granted.

