

BRIGHTON & HOVE CITY COUNCIL

CABINET

4.00PM 15 MARCH 2012

COUNCIL CHAMBER, HOVE TOWN HALL

MINUTES

Present: Councillors Randall (Chair), Bowden, Davey, Duncan, Jarrett, J Kitcat, Shanks, Wakefield and West.

Also in attendance: Councillors G. Theobald and Mitchell.

Other Members present:

PART ONE

204. PROCEDURAL BUSINESS

(a) Declarations of Interest

204.1 Councillor Mitchell declared a personal and non-prejudicial interest in Item 225, Youth Justice Strategic Plan 2012-13 as her son worked for the Youth Justice Board but had no connections to the plan.

204.2 Councillors Duncan, Wakefield, Randall, Jarrett and Mitchell declared a personal and non-prejudicial interest in Item 218, Financial Inclusion, as they were members of the East Sussex Credit Union.

Exclusion of Press and Public

204.3 In accordance with section 100A of the Local Government Act 1972 ('the Act'), it was considered whether the press and public should be excluded from the meeting during an item of business on the grounds that it was likely, in view of the nature of the business to be transacted or the nature of the proceedings, that if members of the press or public were present during that item, there would be disclosure to them of confidential information (as defined in section 100A(3) of the Act) or exempt information (as defined in section 100I(1) of the Act).

204.4 **RESOLVED** – That the press and public be excluded from the meeting during the consideration of the items listed under Part Two of the agenda.

205. MINUTES OF THE PREVIOUS MEETING

205.1 **RESOLVED** - That the minutes of the meeting held on the 9th February 2012 be approved as a correct record.

206. CHAIR'S COMMUNICATIONS

206.1 The Chair noted that the meeting would be webcast.

206.2 The Chair stated that item 226; Housing Allocations Policy Review had been deferred to the next meeting, in order to enable it to be considered at the forthcoming Housing Management Consultative Committee meeting on the 19th March.

206.3 The Chair noted that a number of items on the agenda related to the council's priority to reduce inequality across the city and reported that he had attended a number of events relating to housing matters, including addressing the Chartered Institute of Housing Conference. He had attended the launch of the Brighton Festival and noted that it enhanced the reputation of the city and had an economic benefit.

206.4 The Chair stated that he had signed a compact with Albion in the Community and neighbouring authorities and was progressing the opportunities for provision of ultra-fast broadband connections within the city with MP's and Ministers.

206.5 He also noted that the South-East was facing a drought situation and whilst responsibility for managing it lay with Southern Water, the Council had a role in offering good and clear civic leadership.

207. ITEMS RESERVED FOR DISCUSSION

207.1 **RESOLVED** – That all the items be reserved for discussion.

208. PETITIONS

208.1 The Chair noted that there were no petitions to be presented at the meeting.

209. PUBLIC QUESTIONS

209.1 The Chair noted that there were no public questions.

210. DEPUTATIONS

210.1 The Chair noted that there were no deputations.

211. LETTERS FROM COUNCILLORS

211.1 The Chair noted that no letters from councillors had been submitted.

212. WRITTEN QUESTIONS FROM COUNCILLORS

212.1 The Chair noted that no written questions from councillors had been submitted.

213. NOTICES OF MOTION

213. The Chair noted that there were no notices of motion to be considered.

214. TREASURY MANAGEMENT POLICY STATEMENT 2012/13

214.1 Councillor J. Kitcat introduced the report which set out the proposed strategy on treasury management for the forthcoming year and noted that it had not altered from the previous year.

214.2 Councillor Mitchell referred to page 22 of the agenda and queried how the level of HRA debt had increased from the previous year.

214.3 The Director of Finance stated that as part of the changes to the HRA system the redistribution of debt had to be made as part of the ability to retain greater autonomy for the housing stock. The level of debt had been taken into account as part of the budget planning process and amounted to a total of £120m.

214.4 The Chair noted the information and put the recommendations to the vote.

214.5 RESOLVED:

- (1) That it be noted that there are no changes to the Treasury Management Policy Statement and Treasury Management Practices approved by Cabinet on 17 March 2011; and
- (2) That the Schedules to the Treasury Management Practices for 2012/13 as set out in Appendix 1 to the report be approved.

215. ANNUAL INVESTMENT STRATEGY 2012/13

215.1 Councillor J. Kitcat introduced the report which detailed the Annual Investment Strategy for 2012/13 and recommended that it be agreed and submitted to the Council for approval. He stated that in having regard to the current economic climate the number of institutions that could be used for financial investment was being reduced and officers were investigating whether other bodies which were not part of the credit rating scheme could be used.

215.2 Councillor G. Theobald welcomed the report and the work of the officers concerned in the financial management of the council's investments.

215.3 Councillor Mitchell noted the report and asked if in future there could be details of which institutions were determined by officers as possibly being invested in.

215.4 Councillor J. Kitcat noted the comments and agreed to raise the matter with the officers.

215.5 The Chair then put the recommendations to the vote.

215.6 RESOLVED:

- (1) That the Annual Investment Strategy 2012/13 as set out in Appendix 1 to the report be agreed; and

- (2) That the Annual Investment Strategy 2012/13 be recommended to Council for approval.

216. LOCAL TRANSPORT PLAN CAPITAL PROGRAMME 2012/13

216.1 Councillor Davey introduced the report which detailed the local transport plan capital programme for 2012/13. He stated that it was a very important report and outlined the main sources of funding for transport related projects across the city, which would seek to reduce carbon emissions and improve air quality and enable a better quality of life for all residents.

216.2 Councillor Mitchell welcomed the report and the additional funding that had been secured from the Local; Transport Fund and European Funding. She stated that she felt the periodic reviews could be two-yearly as they appeared to be a lengthy gap as proposed and hoped that the objectives would be measured.

216.3 Councillor G. Theobald welcomed the report and queried what was meant by unspecified measures on pages 56 and 57 and what were the freight management measures listed at appendix 1.

216.4 Councillor Davey stated the investment in the transport infrastructure was important and further information was awaited in relation to the i360 project. There was also a need to develop a coherent freight management strategy and he was hopeful that this would be coming forward, but noted that it was a challenge across the country in regard to keeping traffic moving.

216.5 RESOLVED:

- (1) That the allocation of £6.456 million worth of funding for the 2012/13 Local Transport Plan capital programme to the Capital Renewal (Maintenance) and Integrated Transport work programmes set out in Appendix 1 of the report be approved; and
- (2) That the indicative allocation of Local Transport Plan capital resources for 2013/14 and 2014/15 as part of a 3-year Delivery Plan, as set out in Appendix 1, which will be subject to future budget decisions be noted.

217. EDUCATION CAPITAL PROGRAMME 2012/2013

217.1 Councillor Shanks introduced the report and stated that it covered the existing structure and funding of new school places as part of the educational capital programme for 2012/13; and discussions would be held with the schools to identify priorities.

217.2 Councillor Mitchell stated that she was disappointed to see the allocation of school capital had decreased and asked if there was any further information in relation to St. Peter's and whether any allocation would be made in regard to the refurbishment of the old Hove Police Station and whether the £750k for its purchase was sufficient. She also queried whether the temporary buildings at West Blatchington were required.

217.3 Councillor Shanks stated that the current use of porta cabins at West Blatchington was to be reduced, the cost of refurbishment was being estimated and officers were looking at the site next to St. Peter's School.

217.4 The Head of Capital Strategy & DP stated that the £750k was unlikely to be sufficient but it was anticipated that further funding would become available and refurbishment costs would be met from future years' budgets.

217.5 **RESOLVED:** That the allocation of funding as shown in Appendices 2 and 3 to the report be approved.

218. FINANCIAL INCLUSION

218.1 Councillor Duncan introduced the report which outlined the progress made in terms of developing a strategic approach to financial inclusion through a wide-ranging set of actions and interventions. He noted that it was intended to embed the work through the development of a framework for financial inclusion.

218.2 Councillor Mitchell welcomed the report and stated that she believed it was an excellent report which set out the foundation for a strategic approach and wished to pay credit to the officers involved in putting it together, as she felt it would benefit residents across the city.

218.3 Councillor Theobald welcomed the report and asked for more information to be provided in relation to the proposed community banking approach.

218.4 The Strategic Director; Communities stated that the process sat well with Intelligent Commissioning and provided links to assist people e.g. advice agencies, basic bank accounts and money management.

218.5 Councillor Wakefield also welcomed the report and the development of community banking, but expressed concern over the Government's welfare reforms and the impact on residents.

218.6 The Chair noted the comments and stated that he felt it was an excellent piece of work and hoped it would encourage more people to join the credit union and the council as an organisation would be able to invest in it. He then put the recommendations to the vote.

218.7 **RESOLVED:**

- (1) That the progress so far achieved on the co-production of advice outcomes as part of a community-led commissioning programme between the Council and the Advice Partnership be noted;
- (2) That the development of the intelligent commissioning process for financial inclusion be supported, and the Strategic Director; Communities lead the development of the work across the partnership;

- (3) That the pivotal role of local advice services in promoting financial inclusion, the acute challenges faced by those services and that the support the work of the advice partnership in supporting those services to transition to a sustainable footing be acknowledged;
- (4) That the integrated approach to commissioning Financial Inclusion outcomes illustrated by the proposals from the Housing and Social Inclusion Delivery Unit (see Report, Appendix 1) be supported;
- (5) That the linkages between this work and similar work underway across the Council to deal with the impact of the Welfare Reform changes and the potential introduction of new ways of dealing with “wraparound” services for “troubled families” be noted.

219. HEALTH AND SAFETY ANNUAL SERVICE PLAN 2012/13

- 219.1 Councillor Duncan introduced the report which detailed the Annual Health & Safety Plan for 2012/13 and stated that he was delighted to have the opportunity to use the small grants programme to help businesses to improve their position.
- 219.2 Councillor Mitchell stated that she was concerned about the proposed reduction in the level of inspections put forward by the Government.
- 219.3 Councillor G. Theobald stated that he believed the power should rest with local authorities as many aspects were risk based, and he hoped that the inspection process could be joined up.
- 219.4 The Chair then put the recommendations to the vote.
- 219.5 **RESOLVED:** That the proposed Health & Safety Annual Service Plan 2012/2013 at Appendix 1 to the report be agreed and recommended to Council for approval.

220. ADMISSIONS ARRANGEMENTS FOR BRIGHTON & HOVE SCHOOLS 2013/14

- 220.1 Councillor Shanks introduced the report which detailed the proposed school admission arrangements for 2013/14 in Brighton and Hove. She stated that there had been a consultation process and as a result some changes to the proposals had been made and a further consultation process was proposed for Dorothy Stringer and Varndean catchment areas, which meant that the existing boundary would be retained for next year's intake. She also noted that the sibling link was to be retained for children within the catchment areas but that it would cease for those living outside a catchment area from 2013.
- 220.2 Councillor Mitchell stated that she had concerns with regard to the sibling link but accepted the point in relation to distance measurement. She also noted that there was a need for at least one new secondary school and queried how this was to be achieved.
- 220.3 Councillor G. Theobald stated that there was a need to take account of the impact of 'free' schools and the boundaries for existing schools such as Hove Park and Blatchington Mill. He noted that Patcham High had a number of places available yet it

was proposed to expand Dorothy Stringer and Varndean Schools and not Patcham High.

220.4 Councillor Shanks stated that the School Organisation Plan was currently out for consultation and it should address a number of the points raised. She noted that there was pressure for the popular schools and again was happy to ensure the next round of consultation included the possibility of expanding Patcham High, which was improving.

220.5 The Chair then put the recommendations to the vote.

220.6 **RESOLVED TO RECOMMEND TO THE COUNCIL:**

- (1) That the proposed school admission numbers set out in the consultation documents be adopted for the admissions year 2013/14, with the exception of Portslade Infant School which it is proposed will become a primary school with an admission number of 60, and St Nicolas' CE Junior School which it is proposed will admit 60 reception children in addition to the 64 year 3 children proposed. Both of these proposed changes are currently going through the statutory processes in order to take effect in September 2013;
- (2) That the admission priorities for Community Schools set out in the Consultation documents be adopted for all age groups, with the amendments set out below;
- (3) That priority 1 (Children in the Care of a local authority) should be extended to include 'children who were looked after, but ceased to be so because they were adopted (or became subject to a residence order or special guardianship order);
- (4) That the proposal to alter the boundary between the catchment areas for Portslade Aldridge Community Academy (PACA) and Blatchington Mill/Hove Park be adopted so that the shaded area on Map 4 of the consultation documents be included in the catchment area for PACA and not the catchment area for Blatchington Mill/Hove Park; and
- (5) That the proposal to amend the sibling link so that it only applies within catchment area be adopted, but that the protection for those living in areas which have changed catchment area be adopted as described in the consultation document.

220.7 **RESOLVED:**

- (6) That the proposed change to the method of measuring distance for Infant, Junior and Primary Schools to 'as the crow flies' not be adopted, but that the existing method of measuring by the shortest available route be retained;
- (7) That the proposal to alter the boundary between the catchment areas for Dorothy Stringer/Varndean and Blatchington Mill/Hove Park not be adopted for 2013/14, but be postponed until 2014/15 to allow for a wider consultation to take place, and that the existing boundary be retained for 2013/14;
- (8) That the Council should review the final version of the Cardinal Newman Roman Catholic Secondary School admission arrangements fro 2013/14 (as amended in

light of the Diocesan response and parental and school responses) to decide whether it should comment further;

- (9) That the co-ordinated schemes of admission be approved; and
- (10) That the City boundary be retained as the relevant area for consultation for school admissions.

221. TRAVELLER STRATEGY SCRUTINY REVIEW

- 221.1 Councillor Littman introduced the report which detailed the findings and recommendations of the Traveller Scrutiny Panel and the response to those recommendations from the Administration. He stated that he wished to thank the Chair of the Panel, Aidan McGarry from the University of Brighton, and the other panel members for undertaking such a positive piece of work. He also commended the support and work of the scrutiny team in servicing the panel and helping to formulate the report. He welcomed the draft Traveller Commissioning Strategy and the response from the Executive to the Panel's recommendations.
- 221.2 Councillor West stated that he wished to thank the panel for their work and the various witnesses that had given evidence and welcomed the report. He believed it had been a valuable piece of work and stated that it had contributed to the development of the strategy. It was an excellent example of how the scrutiny process could be utilised to formulate policy and he hoped that it would continue to be used in such a way under the proposed new governance arrangements.
- 221.3 The Chair noted the comments and stated that he believed it was an excellent piece of work and was pleased to see that scrutiny would continue under the new arrangements.
- 221.4 Councillor Mitchell stated that she agreed with the previous comments and believed that the report had helped to improve the commissioning strategy that was also on the agenda and hoped that the scrutiny resource would continue to be used in such an effective way.
- 221.5 Councillor G. Theobald welcomed the review and hoped that it might lead to a joint Sussex-wide protocol being developed for addressing unauthorised encampments in the future. He also stated that there were a few of recommendations that he did not agree with, in particular recommendation 22.
- 221.6 Councillor West stated that with regard to the Sussex-wide protocol he would raise it with colleagues from East and West Sussex and in relation to recommendation 22, he felt that councillors had a responsible role to play and should therefore have the opportunity to keep abreast of matters through training.
- 221.7 The Chair thanked the Panel for the report and put the recommendations to the Cabinet for agreement.

221.8 RESOLVED:

- (1) That Scrutiny Panel's report and recommendations as detailed in appendix 2 to the report be noted;
- (2) That the responses and associated actions as detailed in appendix 1 to the report be approved; and
- (3) That the Cabinet's thanks be passed on to the Traveller Scrutiny Panel, those providing evidence and the officers supporting the panel for carrying out such a valuable and comprehensive piece of work to such a tight timescale.

222. TRAVELLER COMMISSIONING STRATEGY 2012

222.1 Councillor West introduced the report and stated that he was delighted to present to the Traveller Commissioning Strategy to the Cabinet. He believed that it outlined a strategy which responded to balancing the needs of the travelling community as well as local people. The strategy was based on four underlying principles, to improve site availability, to improve health, safety and wellbeing, to improve education outcomes and to improve community cohesion. He believed that it was already making a difference and was proving to be a significant step forward.

222.2 Councillor Mitchell welcomed the report and stated that the Labour & Co-operative Group fully supported the strategy, which struck the right balance for both travellers and local people. She hoped that there would be some greater clarification around tolerated sites and further consideration on how to manage unauthorised encampments.

222.3 Councillor G. Theobald noted that the Government was expected to issue guidance shortly in regard to dealing with unauthorised encampments and he hoped that discussions with colleagues from other authorities and the police would lead to an agreed protocol in relation to the process for dealing with such unauthorised encampments. He also referred to pages 187 and 259 of the report and asked for clarification with regard to the figures and level of service charges that remained uncollected.

222.4 Councillor West stated that the numbers did vary and the figures used showed a snap shot in time. He stated that he would raise the question with the Secretary of State in regard to having a National Framework for dealing with unauthorised encampments and noted that improvements had been made recently to prevent incursions to certain areas within the city.

222.5 The Chair noted that officers would provide Councillor Theobald with a briefing on the points raised and stated that he wished to thank everyone involved in the development of and bringing forward of the strategy. He then put the recommendations to the Cabinet for agreement.

222.6 RESOLVED:

- (1) That Full Council be recommended to approve the Traveller Commissioning Strategy 2012 (Appendix 1) and accompanying Action Plan (Appendix 2);

- (2) That Full Council be recommended to delegate authority to the Strategic Directors and Heads of Delivery to take all steps necessary or incidental to the Traveller Commissioning Strategy 2012 and accompanying Action Plan; and
- (3) That Full Council be recommended to thank the local residents, Travellers, Community & Voluntary Sector Organisations, community representatives, officers from other public sector organisations and the Traveller Scrutiny Panel who have given their time to help develop the Strategy.

223. SELECTION OF LOCATION FOR A PERMANENT TRAVELLER SITE TO GO FORWARD FOR PLANNING APPLICATION

- 223.1 Councillor West introduced the report which outlined the proposals to meet the requirements of the Housing Act 2004, which required local authorities to assess the accommodation needs of Gypsies and Travellers and to have a strategy that meets those needs. Councillor West stated that he was pleased to present the report and believed the proposed extension of Horsdean to provide a permanent site was the best option. He was aware that part of the area fell within the National Park boundary and stated that officers had worked with the National Park Authority to ensure that the park's character was maintained. He also noted that should the report be approved there would be a full consultation process.
- 223.2 Councillor Mitchell stated that she fully supported the proposal and praised the Administration for taking the process forward and making the information available. She believed it was the right approach but urged caution in needing to ensure costs for both sites were monitored effectively. She also noted that it was not likely to prevent other incursions in the city but felt that it was a step forward.
- 223.3 Councillor G. Theobald stated that he felt the number of incursions throughout the city would increase as a result and did not believe that the site should be within the National Park's boundary. He was unsure as to whether planning permission would be granted and felt that the selection process had been inadequate and that the permanent site should be located elsewhere.
- 223.4 Councillor West noted the comments and stated that there would be a need to address landscaping issues so that the two sites were separated and that the rents would need to be reasonable. He believed that there would be further improvements as a result of locating the permanent site at Horsdean and that it was the best solution.
- 223.5 The Chair stated that he believed it was a step forward but recognised that it would not solve all the problems by itself. He then put the recommendations to the vote.
- 223.6 **RESOLVED:**
- (1) That the outcome of the site selection process, the further assessment of shortlisted sites be noted and Horsdean be endorsed as the preferred location for a new permanent Traveller site;

- (2) That the making of the appropriate planning application in relation to (1) above be approved;
- (3) That, subject to the grant of the necessary planning permission, the granting of Landlord's consent for the use of the land at Horsdean for a permanent Travellers Site for 16 pitches be approved;
- (4) That a period of public consultation on the preferred site, to consider the views of both local residents and the needs of Travellers be approved; and
- (5) That officers be authorised to contact the Homes and Communities Agency and seek formal confirmation that the capital grant funding from the government for the provision of the site can be used at the new location.

224. THE COUNCIL'S EQUALITY POLICY AND ACTION PLAN

224.1 Councillor Duncan introduced the report which set out the new Equality & Inclusion Policy 2012-15 for the council and replaced the council's Single Equality Scheme and Working Towards and Inclusive City Policy. He noted that the new approach took key priorities and city issues from the Corporate Plan and sought to address them within the new Equality Objectives. He hoped that the new policy would lead to greater joint working and improved accessibility to all thereby creating a more equal city for everyone.

224.2 RESOLVED:

- (1) That the draft Equality and Inclusion Policy (2012-15) as set out in appendix 1 to the report be agreed;
- (2) That the draft Equality and inclusion Policy (2012-15) be recommended to the Full Council for approval; and
- (3) That it be noted that the corporate actions to deliver on the objectives as set out in Section 2 of the Policy, and that a full, measurable action plan will be developed through consultation to support the agreed objectives, for submission to the appropriate Committee after consultation.

225. YOUTH JUSTICE STRATEGIC PLAN 2012-13

225.1 Councillor Shanks introduced the report which set out how the Youth Offending Team (YOT) would be resourced and the services that would be available in relation to the statutory primary aim of YOTs to prevent youth offending in the area. She stated that the team had been recently restructured and was working closely with other agencies to ensure a comprehensive service was provided. She noted that there had also been a recent peer review and as a result changes to the service were being implemented on an ongoing basis.

225.2 Councillor Mitchell noted the report and expressed her concern over the information provided and lack of detail that was available to Members. She believed that there was a need for further information to be made available and hoped that this could be

addressed as currently it appeared that there was a lack of support to the young people that should be provided for. She was concerned about the lack of individual support plans and smart targets to ensure progress could be identified.

225.3 Councillor Shanks acknowledged that the report could have had more detail, however there had been changes made to the team and its role which were only just beginning to settle in and she would be happy to ask officers to provide separate briefings for Members on how things were progressing. There was a need to develop a strategic plan for 2012/13 and to seek council approval of that plan and this was the essence of the report.

225.4 Councillor G. Theobald stated that he felt that the report could have had more information but noted that his colleagues who had a direct interest in Children's Services had met with the service manager and were very positive about how the team was moving forward.

225.5 The Service Manager informed the meeting that following the recent peer review an agreed programme of improvement had been identified and would be taken forward. There had been a need to prepare the strategic plan for the current year and it was then intended to develop targets and on-going objectives that would feed into an action plan and a more comprehensive strategic plan for 2013/14.

225.6 The Chair noted the comments and suggested that officers provide a separate briefing for Councillor Mitchell, and therefore put the recommendations to the vote.

225.7 RESOLVED:

- (1) That the Youth Justice Plan 2012-2015 as detailed in Appendix 1 to the report be agreed; and
- (2) That Cabinet authorises the Strategic Director of People to proceed with the Youth Justice Plan for 2012-2015.

226. HOUSING ALLOCATION POLICY REVIEW

226.1 The item had been deferred.

227. OFFICIAL FEED AND FOOD CONTROLS SERVICE PLAN 2012/13

227.1 Councillor Duncan introduced the report which detailed the proposed Official Feed and Food Controls Service Plan, as required by the Food Standards Agency.

227.2 The Chair stated that it was an important function and important for the reputation of the city and asked that the Cabinet's thanks be passed onto the team. He then put the recommendation to the vote.

227.3 **RESOLVED:** That the Official Feed and Food Controls Service Plan 2012/2013 set out in the appendix to the report be agreed and commended to Full Council for approval.

228. QUARTERLY SURVEILLANCE REPORT

228.1 The Chair introduced the report and stated that the powers were used sparingly and commended the report to the Cabinet. He then put the recommendations to the vote.

228.2 RESOLVED:

- (1) That the continued use of covert surveillance and the accessing of communications data as an enforcement tool to prevent and detect all crime and disorder investigated by its officers, providing the necessity and proportionality rules are stringently applied be approved; and
- (2) That the surveillance activity undertaken by the authority since the last report to Cabinet in December 2011 as set out in Appendix 1 to the report be noted.

229. MEMBERSHIP OF THE LOCAL GOVERNMENT ASSOCIATION

229.1 The Chair introduced the report and stated that on balance it was felt that it would be worthwhile to re-affiliate for another year to the LGA, but that it would be beneficial to put the LGA on notice that the council was minded to disaffiliate in 2013. He then put the recommendations to the vote.

229.2 RESOLVED:

- (1) That it be agreed that the council should affiliate to the Local Government Association for 2012/13; rescinding its notice to withdraw;
- (2) That officers be instructed to write to the LGA, communicating the resolution at (1) above; and
- (3) That officers be instructed to give notice of the Council's intention to withdraw its membership with effect from the renewal date in 2013; enabling the council to maintain sufficient flexibility to allow the council to annually review the value for money of the membership and respond accordingly.

230. PLANNED MAINTENANCE BUDGET ALLOCATION 2012-13 AND PROGRAMME OF WORKS FOR THE COUNCIL'S OPERATIONAL BUILDINGS

230.1 Councillor J. Kitcat introduced the report which outlined the proposed 2012/13 allocation of improvement and repair works to civic offices, historic, operational and commercial buildings within the Corporate Planned Maintenance Budget of £3,560,000 and the Social Care Planned Works Budget of £500,000.

230.2 The Chair put the recommendations to the vote.

230.3 RESOLVED:

- (1) That the financial allocation to an annual programme of works to the operational buildings at an estimated cost of £4,060,000 as detailed in Appendices A and B, to the report, in accordance with Financial Regulation A.5.6.7 be approved; and
- (2) That delegated authority, where necessary, be granted to the Strategic Director; Resources to enter into contracts within this budget which are procured in accordance with Contract Standing Orders.

231. ARTICLE 4 DIRECTION - HOUSES IN MULTIPLE OCCUPATION

- 231.1 Councillor Wakefield introduced the report which sought authorisation for making an article 4 direction to remove permitted development rights under planning legislation from changes of use from dwelling houses (Class C3) to Houses in Multiple Occupation (Class C4). She noted that a mapping exercise had been undertaken to identify concentrations of HMOs and student housing across the city and this was detailed in appendix 2 to the report. There was a need for the council to work with educational establishments to meet the needs of students as well as looking to balance the needs of local residents.
- 231.2 Councillor Mitchell stated that she agreed with proposed action and felt that it could be a valuable tool in terms of helping to manage the number of HMOs. She was concerned about the level of displacement that might arise if future use was restricted for multiple occupation and queried whether landlords would be able to find a way round the process e.g. having a lead tenant who then sub-lets to others.
- 231.3 Councillor West welcomed the proposal and stated that he felt that the number of conversions to HMOs was too high and that there was a need to reduce the levels of concentrations of HMOs. He accepted that it might lead to a degree of displacement, but hoped that it would prevent the loss of other households in areas.
- 231.4 The Chair stated that part of the problem related to the growth of the universities and a failure to consider the infrastructure needs to meet that growth. He was hopeful that this would see benefits for the city and put the recommendation to the vote.
- 231.5 **RESOLVED:** That the making of a non-immediate direction under article 4 of the Town and Country Planning (General Permitted Development) Order 1995 (as amended) to remove the permitted development right to change the use of a building from a dwelling house (Class C3) to a House in Multiple Occupation (Class C4) for the reasons outlined in the report be approved.

232. FALMER RELEASED LAND

- 232.1 The Chair introduced the report which was for information and detailed the urgent action taken by the Strategic Director; Resources under delegated powers to grant The Community Stadium Limited an initial licence for certain works not requiring planning permission on part of the site of the former Falmer High School.
- 232.2 **RESOLVED:** That the report and details of the urgency decision taken in accordance with the scheme of delegation be noted.

233. PART TWO MINUTES OF THE PREVIOUS MEETING - EXEMPT CATEGORY 3

233.1 **RESOLVED** - That the Part Two minutes of the meeting held on the 9th February 2012 be approved as a correct record.

234. PART TWO ITEMS

234.1 The Cabinet considered whether or not any of the above items should remain exempt from disclosure to the press and public.

234.2 **RESOLVED** – That item 234, contained in Part Two of the agenda, remain exempt from disclosure to the press and public.

The meeting concluded at 6.40pm

Signed

Chair

Dated this

day of