

**BRIGHTON & HOVE CITY COUNCIL
POLICY & RESOURCES COMMITTEE**

4.00pm 23 JANUARY 2020

HOVE TOWN HALL - COUNCIL CHAMBER

MINUTES

Present: Councillor Platts (Chair) Mac Cafferty (Opposition Spokesperson), Bell (Group Spokesperson), Allcock, Ebel, Gibson, Miller, Moonan, Robins and Shanks

PART ONE

102 PROCEDURAL BUSINESS

(a) Declarations of Substitutes

102.1 Councillor Ebel was present in substitution for Councillor Clare
Councillor Robins was present in substitution for Councillor Yates

(b) Declarations of Interest

102.2 There were no declarations of interests in matters listed on the agenda.

(c) Exclusion of Press and Public

102.3 The Committee considered whether the press and public should be excluded from the meeting during the consideration of any of the items listed on the agenda.

102.4 **RESOLVED:** That the press and public be excluded from the meeting during consideration of the items contained in part two of the agenda.

103 MINUTES

103.1 **RESOLVED:** That the Minutes of the meeting held on 5 December 2019 were agreed and signed as a correct record.

104 CHAIR'S COMMUNICATIONS

104.1 The Chair gave the following communication:

Hello and welcome to this meeting of the Policy & Resources Committee. I'd like to inform those present that this meeting will be webcast live and will be capable of repeated viewing.

Welcome to the first Policy and Resources Committee of the new year. I want to start by thanking officers for all their hard work on our Council plan which we launched recently.

There are three areas of change that huge numbers of you told us you want to see in the city and they are:

- make our city carbon neutral by 2030
- improving access to housing and reducing homelessness
- building community wealth

And we have the opportunity to talk about aspects of all of those areas today.

I'm really pleased with some of the items on the agenda today that really showcase the progress the council is making in a range of areas.

There are motions carried over from Full Council that had unanimous cross-party backing such as lobbying for a Green New Deal, to restructure our economy around green jobs and decarbonisation.

This council was one of the first to declare a climate emergency. We have an ambitious target to make the city carbon neutral by 2030. We are already rolling out electric vehicle charging points and we have an ultra-low emission zone in the City centre. I am looking forward to residents across Brighton & Hove leading the conversation on how we combat the climate crisis at the Climate Assembly in the Spring. We must act now to save the planet, the work must begin at home, and we must bring residents with us on this journey; they must lead the way.

We have motions to note from our last Full Council meeting calling on the government to raise housing benefits so our residents are not priced out of our area, and on how Voter ID plans must be stopped to ensure everyone gets a say in our democracy.

We have some really positive reports coming to our committee tonight. One to provide more Council-owned temporary accommodation to prevent homelessness.

We also have our report on Community Wealth Building, which at its heart is about ensuring local people and organisations benefit from the prosperity in the city, ensuring the wealth that's created in our city, stays in our city.

We have an update on Brexit. I'm proud to have signed a letter of unity with the other local group leaders, that sends a clear message to the estimated 19,000 EU nationals who call Brighton & Hove home. You are welcome here. We are proud to be a City of Sanctuary. Being welcoming and open are at the heart of our values as a city, and we will never turn our backs on our EU brothers and sisters.

I'm looking forward to a respectful meeting tonight. It's great to so many people in the gallery and I'm looking forward to hearing from residents directly today. Thank you.

As the Committee will be aware, there is a deal of public interest in the Golf Courses report today.

In order to be fair to those that have attended, I will be making changes to the order of the agenda. Due to the level of public interest in the matter, after we have taken the Public Involvement items we will then consider Item 110 the Hollingbury Park and Waterhall Golf Courses. Once we have considered that report, we will then move on to Member Involvement and the report items as they are listed in the agenda. Please note that Item 110 does have a Part Two paper and so it is possible that the press and public may have to leave the Chamber during consideration of that item.

105 CALL OVER

105.1 The following items were reserved for discussion:

Item 108	Business Rates Retention Forecast 2020/21
Item 109	Council Tax Base 2020/21
Item 110	Hollingbury Park and Waterhall Golf Courses
Item 111	Life Events Fees and Charges
Item 113	Procurement of Council Owned Short Term Temporary Accommodation – Gladstone Court
Item 114	Community Wealth Building
Item 115	BHCC Brexit Resilience & Planning Update

105.2 The following items were approved with discussion:

Item 112	Re-procurement of Secondary Records Storage
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106 PUBLIC INVOLVEMENT

106 (a) Petitions

106.1 There were none

106(b) Written Questions

106.2 Mr Todd asked the following question:

Hollingbury Park Golf Course

Given the huge public concern about the future of ancient chalk grassland on and around Hollingbury Hill Fort which is in serious decline, the loss of which is also threatening the archaeology there, what consideration has the council given to addressing these issues within the discussions over the lease of Hollingbury Golf Course?

106.3 The Chair gave the following response:

Hollingbury Hill Fort does not sit within the proposed area currently managed by the golf course. The future proposed lease for the site specifically excludes this archeological area. The area is currently actively maintained through our City Parks team to ensure its preservation.

106.4 Mr Todd asked the following supplementary question:

What safeguards has the Council written into the contract to ensure that there is community engagement before and during any redesign of the golf course, as afterwards as currently proposed would be too late.

106.5 The Chair gave the following response:

There was a commitment within the proposals from both of the preferred bidders for community engagement. In addition, if there was a planning process there would be further consultation through that process. The final negotiation of the contract, should the Committee agree the preferred bidder status for either or both sites, could strengthen that commitment.

106.6 Ms Price asked the following question:

Hollingbury Park Golf Course

BHCC signed the Biodiversity Emergency in 2018. What action is it undertaking to start to reverse our wildlife decline before agreeing the re-letting of the Hollingbury golf course site, which is a fundamental part of the statutory designated Wild Park Local Nature Reserve?

106.7 The Chair gave the following response:

The Wild Park Local Nature Reserve has a current management plan in place that is used to manage the land and habitats of the area within the reserve. The action plan which was formulated with partners is important for the support and promotion of wildlife whilst also realising the area is an important recreational resource for a large local population. The golf course contains a variety of habitats including grassland, woodland and the non-playing areas of the golf course are rich in wildlife. It is actively maintained to encourage wildlife to flourish there.

106.8 Ms Price asked the following supplementary question:

Will the new golf course have to comply with the management plan for the nature reserve?

106.9 The Chair gave the following response:

The area would remain as a designated local nature reserve, and that would be included in discussions with the preferred bidder.

106.10 Mr Evans asked the following question:

Waterhall Golf Course

When Waterhall golf course was gifted to the council in the 1920s, was it conditional on the land being used only for golf for the benefit of Brighton and Hove residents, and will the council now make the deeds accessible for public scrutiny?

106.11 The Chair gave the following response:

The Council's legal advisers have reviewed the Land registry documents for the Waterhall Golf Course and have confirmed that from their investigations the land has to be preserved as an open space in perpetuity although there does not seem to be any specific mention of golf. These documents can be shared on request.

106.12 Mr Evans asked the following supplementary:

With the marketing process left so late, and not enough time to find viable bids to continue Waterhall as a golf course, should the council now pause and reflect?

106.13 The Chair gave the following response:

It is considered very unlikely that even with additional time any viable bids to continue Waterhall as a golf course would be received.

106(c) Deputations

106.14 Two Deputations had been received, both on the Hollingbury Park Golf Club.

106.15 The Chair invited Mr S Garrioch to present his deputation.

Mr Garrioch said:

- We acknowledge there should have been a longer period of consultation with all interested parties.
- We accept that the land can be used for a variety of eco-friendly uses as well as golf
- Extinction Rebellion are proposing mothballing the site whilst consultation takes place
- If the above was to happen, the golf course will be lost forever and it will cost more to reopen the site in any format.
- The bidder is proposing a short lease in order to consult with all interested parties without mothballing the site which will cost £100k per annum according to the council.
- What the preferred bidder is suggesting is the future of all golf course, to become multipurpose, eco-friendly, well designed open land for more people to enjoy
- I propose to put together a group who will sit regularly as a consulting voice with the bidder. All interested parties will be represented.
- The important issue for all parties, the club will stay open whilst the necessary surveys are carried out.
- This appears to us as the best of both worlds! We will retain our golf, improve the services offered and have new, better and more educational open green space

106.16 The Chair invited Mr P Wiseman to present his deputation.

Mr Wiseman said:

My name is Paul Wiseman. I'm in the interesting position of being a golfer who plays regularly at Hollingbury, a member of Extinction Rebellion Brighton and a Brighton Council tax payee. I come here today wearing all three hats. As part of the golfing community I understand the physical, social and mental health benefits of a round of golf. As a member of XR, I've all too good an understanding of the threat posed to our planet by the disregard with which humans have treated it over the past 200 years. With a million species worldwide at risk of extinction and temperatures predicted to reach 3-5⁰C by the end of the century, our children face a bleak future. And as a resident of this city, I urge my hard-pressed Council to do the right thing – for all our sakes.

Climate disaster isn't just far away in distant lands, but here, right now – on our Brighton and Hove doorsteps, quite literally! With polar ice caps melting at an alarming rate and the sea levels rising, it's likely that, if temperatures are allowed to rise more than 1.5⁰C above pre-industrial levels, parts of Brighton and Hove will be permanently under water, in only a few decades.

Extinction Rebellion's petition, which closed last week with over 5,000 signatures, along with the two golf course petitions, total nearly 9,000 people who care about the deeply about the future of our precious Downland, the future of our children and the future of our planet. We've no doubt that this Council cares too. But things are too rushed. The timescales do not make sense. And following this council's unanimous Climate and Biodiversity declaration in 2018, there's still no Climate Plan in place. We understand this is in hand, but surely it's crazy for decisions, which span a quarter of a century, to be made before such a plan is in place? We ask that the Climate Plan's contents be applied retrospectively to any business decisions made now, that the Green Councillors' amendments 1 (passed) & 2 (rejected) regarding the Waterhall site, be applied to Hollingbury Golf Courseⁱ and that the Council's legal 'Biodiversity Duty' be addressed.ⁱⁱ Our detailed demands and further explanations are included in supplementary comments to this speech.

In addition, we have the following concerns:

- No ecologist has been formally giving advice to the council, and the councillors voting on its future are lay people. Why is BHCC not seeking appropriate and ongoing expert advice?
- Mary Mears' comments at last week's TECC committee were spot on – there has been too much of a rush to get these desperately important deals done;
- From what we can gather, a 25-year lease is being proposed with no in-built checking process to ensure that Climate and Biodiversity goals are set and maintained, and
- There's no proposed 'trial period' of say 1-3 years to allow the ending of a tenancy which turns out to be unsuitable in achieving Climate and Biodiversity Emergency targets.

Though golf is a key activity, we feel that evaluation process should be broadened to address the ecological issues and the Climate Crisis, and the community activities that take place on and around the golf course. Let's break out of 'business as usual' and seize an opportunity to improve recreational opportunities in this part of the National Park. Let's save the last remaining vestiges of ancient chalk grassland, on and around the hill fort, from extinction, and let's be mindful of any activity on this significant archaeological site. With all my three hats on, I know everyone agrees that 'mothballing' the site must not happen – this will lead to a costly dereliction of the golf club infrastructure, degradation of the already-threatened features of ecological value, and will contribute little or nothing to climate action. Please be clear, XR Brighton are not in any way opposed to golf continuing on the site. We believe that some reconfiguration of the golf course could allow it to continue functioning, whilst addressing the Climate and Biodiversity Emergency, and while better serving the needs of the local community (e.g. through community orchards/ food growing projects). This scenario would help create a 'win-win' situation, securing the future of the site for golf, while creating a large enough area around the hill fort for appropriate management of the local chalk ecosystem (and safeguarding the rare chalk habitat), promoting public access to the site, and supporting local community projects. *Our forward-thinking city must be at the forefront, taking brave steps to create positive change. If we don't who will?*

We hope that this committee can unite, as we have, to go beyond politics - to do the right thing for our golfers, our environment, the future of our city and the future of our planet.

106.17 **RESOLVED:** The Committee noted that there was a report on Hollingbury Park Golf Club on the agenda, and therefore agreed to note the Deputations.

107 MEMBER INVOLVEMENT

107(a) Petitions

107.1 There were none

107(b) Written Questions

107.2 The Chair noted that five questions had been submitted but as some of the responses contained tables it was agreed that written answers would be provided.

The following responses were provided:

Q1. What was the installation cost of the bus lane camera installed on the Lewes Rd?

Response

There are 3 bus lane cameras on Lewes Road at the following locations:

LW1520	Lewes Road / Coldean Lane (Eastbound)
LW1521	Lewes Road / Moulsecombe Way (Southbound)
LW1522	Lewes Road / Coombe Road (Southbound)

The cameras were all installed onto existing lamp columns with only minor works required to accommodate the cameras to the value of £500.

These cameras were purchased and installed as part of a new contract and were funded by external Coast 2 Capital Scheme funding and Brighton & Hove City Council match funding.

The total cost per camera to purchase, install and set up costs was £24,364.

Additionally there is an on-going Support & Maintenance cost per year of £2,499.38 so based on 3 years cost is £7,498

Total: £31862 per camera

Note these figures are per camera and exclude VAT

Q2. Over how many years is the borrowing to install the camera(s) being repaid?

Response

None as they were funded by external Coast 2 Capital Scheme funding and Brighton & Hove City Council match funding

Q3. Please produce a table showing the fine income received the council for each year or part year since installation and the projected income for 2020/21

Response

	Lifetime		YTD		19/20 Forecast		20/21 Forecast
Lewes Road (B)	7,787	£309,551.90	2,473	£98,307.67	2,843	£112,997.32	£101,697.59
Lewes Road (D)	8,474	£336,861.79	2,326	£92,464.07	2,528	£100,504.42	£90,453.98
Lewes Road (X)	3,387	£134,641.36	39		39	£1,550.34	TBC
Total	19,648	£781,055	4,838	£190,772	5,410	£215,052	£192,152

One of the Lewes Road CCTV cameras has been suspended since July 2019, due to works at Preston Barracks. We don't have a confirmed date currently for when this camera is going to be utilised again so can't make forecasts at this stage.

The other two cameras have seen a decrease in PCNs issued in 19/20 compared to 18/19 (The cameras were installed and began operation in April 2018)

The Forecast is 90% achievement in 20/21 compared to 19/20 forecast including seasonal variance.

All figures represent gross revenue for each location and the costs have not been taken into account for this.

Q4. For the Rough sleeping and homeless support service contract costs for 2019/20 please provide a table listing contract name (provider), contract value, detail as to whether the is low medium or high support, brief description of the service, average length of stay of residents in the accommodation (if known), number of units of accommodation and cost per unit?

Response

Please note that average length of stay is no longer a Key Performance Indicator for most of our contracts, instead we use throughput targets that allow for a more personalised service offer. Where services are on Bthink we have been able to provide average length of stay, where this has not been possible we have provided throughput figures, these have only been provided where average length of stay is not available.

Throughput figures are calculated according to the definition provided by the MHCLG the total number of clients in the period as a % of the number of units.

Where services provide one or two nights of accommodation as an emergency response, (SWEF and Nightstop) we have not provided average length of stay or throughput figures.

Q5. For the above table please provide any helpful explanation the reasons for any of the differences in cost per unit between similar levels of support

Response

Differences in costs for accommodation based services can vary for a number of reasons;

- Small scale projects lack economy of scale around staffing (e.g. to ensure sufficient cover, prevent lone working etc. a ten bed service can have the same staff team requirement as a twenty bed service)
- Providers who own their buildings have lower accommodation costs and this is reflected in the costs they need to attract to manage this cost; where a provider owns their own building their rental income can be used to maintain the building as well as offsetting staffing costs etc.
- High, medium and low are blunt descriptors. Some of the services described as high offer services to clients with multiple and compound needs and offer enhanced service provision. Some services have an increased need for professionally qualified staff which can increase costs.
- Whilst all of our services are living wage employers terms and conditions vary and this can have an impact on staffing costs.

107(c) **Letters**

107.3 The Chair noted that a letter had been submitted by Councillor Clare, but as she was not able to attend the meeting the letter was read out by Councillor Mac Cafferty

107.4 The following response was provided:

A briefing report will be made available to Committee Members prior to the budget setting process. Any changes to the proposed savings will need to be made via the budget process.

107.5 The Committee agreed to note the letter.

107(d) **Notice of Motion**

107.6 (i) New Green Deal

The Committee considered the Notice of Motion which was referred from Full Council held on 24 October 2019 (it was not considered at the Policy & Resources Committee meeting held on 5 December 2019 due to the General Election).

107.7 The Chair recommended that a report come to the Cross-Party Carbon Neutral Working Group.

107.8 The Committee agreed.

107.9 (ii) Housing Benefit

The Committee considered the Notice of Motion which was referred from Full Council held on 24 October 2019 (it was not considered at the Policy & Resources Committee meeting held on 5 December 2019 due to the General Election).

107.10 The Chair recommended that the Notice of Motion be noted, and the Council Tax Reduction Scheme be considered in the upcoming welfare review.

107.11 The Committee agreed.

107.12 (iii) Proportional Representation

The Committee considered the Notice of Motion which was referred from Full Council held on 19 December 2019

107.13 The Chair suggested that the Committee note the Notice of Motion as it would make better use of officer time.

107.14 The Committee agreed.

107.15 (iv) Creation of Loan Finance Facilities for Community Borrowing.

The Chair asked Councillor Gibson to introduce his Notice of Motion

107.16 Councillor Gibson said that short and long term finance was needed for community wealth building, sustainability and community land trust housing projects. Such initiatives contributed to social value and enhanced the quality of life of the city's

residents, which often could not get off the ground or were delayed due to lack of finance. The Notice of Motion asked officers to prepare a report that assessed the practicalities and options for establishing a short term loan facility for community housing, wealth building and sustainability projects and a self-funding longer term loan fund to promote lending for social value projects.

107.17 Councillor Mac Cafferty seconded the Notice of Motion

107.18 Councillor Allcock said that they were interesting ideas and were in the spirit of community wealth building. It had been agreed to set up a cross-party working group on community wealth building, and this Notice of Motion could be considered by them. He therefore suggested that the Notice of Motion be noted.

107.19 The Acting Chief Finance Officer said that the Notice of Motion asked that a report be prepared in a timeframe which allowed for a decision to be taken at Budget Council or a later P&R Committee meeting, and confirmed that it would not be possible for a report to be prepared with all suggestions fully explored prior to Budget Council in February.

107.20 Councillor Miller supported the Notice of Motion.

107.21 The Chair suggested that the Notice of Motion be noted.

108 BUSINESS RATES RETENTION FORECAST 2020/21

108.1 The Committee considered the report of the Acting Chief Finance Officer regarding the Business Rates retention forecast 2020/21.

108.2 Councillor Moonan noted that Air B 'n' B and 'party houses' did not pay business rates and so the Council needed to lobby the Government to address that.

108.3 Councillor Miller said that those properties would pay Council Tax and so the Council may receive less if they were paying Business Rates.

108.4 Councillor Mac Cafferty asked if there was a forecast for collection rates. Officers said that it was estimated that 98.75% of the net rates payable for 2020/21 would be collected, and so 1.25% of the may have to be written off.

108.5 Councillor Gibson asked officers if they were able to give an indication of the size of the benefits, and whether there would be an impact from the changes to the appeals process. Officers said that the appeal situation was still being assessed, but it was hoped that there would be some improvement. The changes wouldn't impact on the estimates for the next financial year as they had already been taken into account.

108.6 RESOLVED: That the Committee –

1. Noted that the amount forecast to be received by the council in 2020/21 from its share of local business rates and section 31 Local Government Act 2003 compensation grants is £67.077m, based on the latest data. This was £0.341m (0.5%) above the forecast used in the December Draft Revenue Budget proposals report.

2. Delegated the agreement of the final business rates forecast and the NNDR1 2020/21 form to the Acting Chief Finance Officer following consultation with the Chair of this Committee for the reasons given in paragraph 1.2.

109 COUNCIL TAX BASE 2020/21

109.1 The Committee considered the report of the Acting Chief Finance Officer which provided information to enable Members to agree the tax base for 2020/21.

109.2 Councillor Mac Cafferty said that there was a budget in 2019/20 for £1.56m council tax collection fund deficit and asked if officers could provide clarity on what was happening with that. Officers said that TBM 7 did show a deficit in council tax collection, but part of that was when council tax could be collected for new properties, and the TBM 9 report should show that the deficit was still there but had reduced and would be factored into the budget being agreed in February.

109.3 Councillor Moonan said that it was good that there were new properties, as they provided homes as well as increasing the amount of council tax which could be collected.

109.4 RESOLVED: That the Committee –

1. Approved the calculation of the council's tax base for the year 2020/21.
2. Noted the collection rate assumed is 99.00%.
3. Agreed that in accordance with the Local Authorities (Calculation of Tax Base) (England) Regulations 2012, the amounts calculated by Brighton & Hove City Council as its council tax base for the year 2020/21 shall be as follows:-
 - (i) Brighton and Hove in whole – 90,722.8 (as detailed in appendix 1)
 - (ii) Royal Crescent Enclosure Committee – 31.0 (as detailed in appendix 2)
 - (iii) Hanover Crescent Enclosure Committee – 39.4 (as detailed in appendix 2)
 - (iv) Marine Square Enclosure Committee – 75.8 (as detailed in appendix 2)
 - (v) Parish of Rottingdean – 1,574.1 (as detailed in appendix 2)
4. Agreed that for the purposes of Section 35(1) of the Local Government Finance Act 1992, the expenses of meeting the special levies issued to the council by the Enclosure Committees shall be its special expenses.
5. Agreed that the Enclosure Committees and Rottingdean Parish are paid the required Council Tax Reduction Grant of c£4,000 in total, to ensure they are no better or no worse off as a result of the introduction of the Council Tax Reduction Scheme for the reasons set out in paragraph 3.7.

110 HOLLINGBURY PARK AND WATERHALL GOLF COURSES

110.1 The Committee considered the report of the Executive Director Economy Environment & Culture regarding the Hollingbury Park and Waterhall golf courses.

- 110.2 The Chair noted that there was an amendment from the Green Group and asked Councillor Mac Cafferty to move it.
- 110.3 Councillor Mac Cafferty said that he was unhappy that the report had not been published until late on 21 January and felt that it should have been available earlier to allow time for Members to fully consider all the information provided. The Chief Executive accepted that the report was not available when the agenda was published and said that officers always tried to allow time for Councillors to give proper scrutiny to reports, but this was an exceptional case. He said that the report had recently been considered at the TECC Committee and it had had to be updated before it could come to this committee.
- 110.4 Councillor Mac Cafferty referred to the amendment and said that the Green Group did not think that the lease should be agreed for 25 years, and so an additional recommendation had been added that the lease should only be given for 3 years. This would allow time to consider whether the lease could be taken back in-house, and for ecology and landscape assessments and work with conservation, environment and community groups to be undertaken. A further report could come back to this committee within the three years regarding a further 22-25 year lease. There was a request that an annual report on the progress of the environmental sustainability, public access and public health be brought to a future meeting of the TECC Committee. There was concern that there had been a lack of public consultation and so a final recommendation had been added to ask officers to prepare a report detailing how full engagement could take place for future use of council owned land. The amendment was as follows (changes in bold and italic):

That the Policy & Resources Committee:

2.1 Agrees to lease Waterhall Golf Course to the Community Interest Company (CIC) described in the bid appended to the Part 2 report for a period of 25 years.

2.2 Delegates authority to the Executive Director, Economy, Environment & Culture to conclude the lease arrangements for Waterhall Golf Course as per 2.1.

2.3 Agrees to lease Hollingbury Park Golf Course to the Registered Charity described in the bid appended to the Part 2 report for a period of up to three years ***and agrees to enter into an agreement for lease and a lease for up to 25 years.***

2.4 Directs that before the end of the 3 year lease, officers negotiating a longer lease with the lessee should give meaningful consideration to:

-options for a break clause and marketing exercise prior to entering into a long lease;

-potential for the lease to be taken back 'in-house'

- plans to undertake ecology and landscape assessments; and

- work with conservation, environment and community groups

2.5 Directs that proposals for the further 22/25 year lease will come back to an appropriately timed Policy & Resources Committee for a decision within the three years.

2.6 Requests that an annual report on the progress of the environmental sustainability, public access and public health elements at Hollingbury is brought to the Tourism, Equalities, Communities & Culture Committee, and that the lessee is invited to contribute to this report

2.4 2.7 Delegates authority to the Executive Director, Economy, Environment & Culture to negotiate and conclude the lease arrangements for Hollingbury Park Golf Course as per 2.3

2.5 2.8 Notes that TECC recommended that, if no clearly beneficial bid was identified for Hollingbury Park Golf Course, Policy & Resources Committee order a review (the TECC decision is set out in full below).

2.9 Notes that further to the creation of the Downland Policy Review Panel, agreed at a meeting of the Policy, Resources and Growth Committee, 8th December 2016, the city council agreed to promote full scrutiny by Members and involve local conservation bodies on sensitive asset issues, yet this has been a rushed decision with a lack of consultation. In line with the outcomes of the decisions from the Policy Review Panel, that this committee requests officers:

- prepare a report, detailing the means by which proper stakeholder and community engagement can take place, prior to decisions regarding the future use of council-owned land

110.4 Councillor Ebel seconded the proposed amendment.

110.5 Councillor Bell referred to the Waterhall Golf Course and asked what stage the Council were at for signing the lease and how long it would take to get the lease arranged for Hollingbury Park Golf Course. The Executive Director Economy Environment & Culture said that the end of the Mytime Active contract expired on 31 March 2020, and the proposal for the Hollingbury Park Golf Course would allow continuity of golf provision and jobs for the staff who worked there. With regard to Waterhall there had been a positive recommendation from the TECC Committee and if the committee agreed the recommendations today officers would meet with the preferred bidder straight away.

110.6 Councillor Miller referred to Waterhall and suggested that consideration could be given to selling assets in a green way, and that income could then be reinvested in things such as he repairs to Madeira Terraces or helping the Council meet its carbon neutral target. He referred to the rent-free period at Hollingbury Park and asked for assurance that the contract would encourage capital investment. The Executive Director Economy Environment & Culture said that the rent-free period for Hollingbury Park would be for up to three years and there would be an assessment of the investment the preferred bidder would be willing to put into the site.

110.7 Councillor Gibson said the amendment to allow a three year lease would allow time for all parties to have a meaningful conversation on the future of the sites. Councillor Robins said the matter had been considered by the TECC Committee in June 2019 and officers had spent a long time working on this matter. The recommendations would allow for a golf course to remain, for a site to be rewilded, and staff to keep their jobs.

- 110.8 Councillor Allcock asked what the implications would be of delaying a decision. The Executive Director Economy Environment & Culture said that TECC Committee agreed that if no beneficial bids were identified for Hollingbury Park Golf Course that it recommended that this Committee order a review to consider whether to carry out a new bidding process which would encourage mixed golf/rewilding use and considered extending the Mytime Active contract. He said that there would a cost if the sites were mothballed as outlined in the report and which would impact on the land.
- 110.9 Councillor Shanks asked if the golf course and Hill Fort were part of the Local Nature Reserve. The Executive Director Economy Environment & Culture said that his understanding was that part of the golf course was in the nature reserve, but it was the Council who designated the nature reserves. He added that whether or not the land was in a nature reserve it still had biodiversity value.
- 110.10 Councillor Moonan said that there would be significant investment for the bidders and asked if having a break clause in the contract may put that investment at risk and so potentially they could withdraw from the process. The Executive Director Economy Environment & Culture said that for anyone investing would want some certainty that having made that investment that there was a period of time in which they could recover that investment and having a break clause could impact on their decision.
- 110.11 Councillor Mac Cafferty noted that the 3 year lease had come from the lease holder not the Green Group. The Executive Director Economy Environment & Culture confirmed that was correct.
- 110.12 The Committee voted on the amendment and it was not agreed.
- 110.13 The Committee agreed that they had considered the information contained within the Part Two papers.
- 110.14 RESOLVED:** That the Committee –
1. Agreed to lease Waterhall Golf Course to the Community Interest Company (CIC) described in the bid appended to the Part 2 report for a period of 25 years.
 2. Delegated authority to the Executive Director, Economy, Environment & Culture to conclude the lease arrangements for Waterhall Golf Course as per 1.
 3. Agreed to lease Hollingbury Park Golf Course to the Registered Charity described in the bid appended to the Part 2 report for a period of up to three years and agrees to enter into an agreement for lease and a lease for up to 25 years.
 4. Delegated authority to the Executive Director, Economy, Environment & Culture to negotiate and conclude the lease arrangements for Hollingbury Park Golf Course as per 3.
 5. Noted that TECC recommended that, if no clearly beneficial bid was identified for Hollingbury Park Golf Course, Policy & Resources Committee order a review.

111 LIFE EVENTS FEES AND CHARGES

- 111.1 The Committee considered the report of the Executive Lead Strategy Governance & Law which set out the proposed fees and charges for the financial year 2020/21 for Registration Services within Life Events.
- 111.2 Councillor Gibson said that for the budget there was an expectation that some charges would increase by 2% but some charges were set nationally and couldn't be increased by that amount. The Executive Lead Strategy Governance & Law agreed and said that increasing some charges could lead to a decrease in demand and that would be monitored, but the expectation was that the required income would be achieved.
- 111.3 Councillor Allcock said that the Council's fees were benchmarked with other authorities, were linked to inflation and were competitive and fair.
- 111.4 Councillor Gibson said that the Green Group would abstain from the vote and asked that that be noted in the Minutes.
- 111.5 RESOLVED:** That the Committee approved the changes to fees and charges in the Registration Service as shown in the appendix to the report.

112 REPROCUREMENT OF SECONDARY RECORDS STORAGE

112.1 RESOLVED: That the Committee –

1. Approved the procurement of a Secondary Records Storage provider in partnership with Surrey County Council.
2. Granted delegated authority to the Executive Director of Finance and Resources to award a contract for the provision of secondary records storage for an initial period of 7 years with three optional 1 year extensions.

113 PROCUREMENT OF COUNCIL OWNED SHORT-TERM TEMPORARY ACCOMMODATION – GLADSTONE COURT, HARTINGTON ROAD, BRIGHTON

- 113.1 The Committee considered the report of the Executive Director Housing, Neighbourhoods & Communities regarding the procurement of Gladstone Court, Hartington Road, Brighton for temporary short-term accommodation.
- 113.2 The Executive Director Housing, Neighbourhoods & Communities referred to Recommendation 2.3, and said that since the report had been published there had been more information about the cost to the General Fund of purchasing the freehold of the site and therefore requested that the recommendation be amended to read '£275,000' rather than '£250,000'.
- 113.3 The Committee agreed to accept the amendment to that recommendation.
- 113.4 Councillor Moonan said that there was a high need for temporary accommodation and bringing this in house would mean that a better and more sustainable standard of accommodation could be provided.

- 113.5 Councillor Miller said that scheme would be funded by the HRA account and so asked why there was reference in the report to the budget of £2.1m from the General Fund. Officers said that the £2.1m was one funding source for the scheme which came from a Green Group amendment in the last budget round. Councillor Miller referred to the Part Two papers and said that that figure was not in there. It was agreed that that would be discussed when the Part Two papers were considered.
- 113.6 Councillors Allcock and Gibson both welcomed the procurement and felt that a better service could be provided by the Council than external providers.
- 113.7 Councillor Miller suggested that an additional floor could be added to the building which would provide additional accommodation and could provide homes which had more than one bedroom as there was a need for family units. The Executive Director Housing, Neighbourhoods & Communities agreed that there was a need for family accommodation and said that provision of units with more than one bedroom would be considered. If the property was purchased the possibility of extending the building would be looked at in the future.
- 113.8 Councillor Miller noted that the current lease, dated 2016, was for 150 years and asked for the price which it was sold for. Executive Director Housing, Neighbourhoods & Communities said that it was not sold by the Council in 2016.
- 113.9 The Committee then moved to Part Two to consider the confidential papers.

113.10 RESOLVED: That the Committee agreed –

1. That the Council makes an offer of up to the agreed sum detailed in the Part 2 report to acquire Gladstone Court.
2. That the freehold of the site is appropriated from the General Fund for Part II Housing Act 1985 purposes for a fee of up to £275,000, as estimated by external valuation.

114 COMMUNITY WEALTH BUILDING

- 114.1 The Committee considered the report of the Executive Lead Strategy Governance & Law which sought approval for the establishment of the cross-party Member Working Group to oversee the Community Wealth Building programme.
- 114.2 Councillors welcomed the report but felt that the Terms of Reference were too vague. The Executive Lead Strategy Governance & Law said that they had been written that way to allow the working group flexibility to shape the way they worked.

114.3 RESOLVED: That the Committee –

1. Approved the establishment of a cross-party Member Working Group to oversee the Community Wealth Building programme.
2. Agreed the Steering Group Terms of Reference (Appendix 1 to report).

115 BHCC BREXIT RESILIENCE & PLANNING UPDATE

115.1 The Committee considered the report of the Executive Lead Strategy Governance & Law, which provided an update on the Council's planning activity in preparation for the UK's withdrawal from the EU.

115.2 The Executive Lead Strategy Governance & Law advised the Committee on an officer amendment to the recommendations. At the last meeting of the cross-party Member Working Group on Brexit there was concern that officers would not have the ability to take steps or authorise expenditure in dealing with Brexit related issues as they developed and for some of these issues it may not be proportionate to use Urgency Powers, and so they agreed that the published recommendations should be amended. It was therefore proposed that the following additional recommendation be added:

2.3 That the Executive Lead Officer for Strategy, Governance & Law be authorised to take such steps and incur such expenditure within the allocated funds as is necessary in relation to Brexit, such steps or expenditure to be reported to the next meeting of the Working Group.

115.3 Councillor Miller asked if significant spends would still come back to this committee. The Executive Lead Strategy Governance said that if it was a small amount officers would consult with the group leaders, and any high amount would come to this committee.

115.4 Councillor Miller said that following Brexit there would be new opportunities and asked what steps were being taken to harness those. Officers said that the Working Group would monitor developments and changes to legislation and a further report would come to a future meeting of this committee.

115.5 The Committee agreed the proposed additional recommendation.

115.6 RESOLVED: That the Committee –

1. Noted the contents of this report.
2. Agreed to formal updates on the council's preparations for the UK's withdrawal from the EU to be provided to the Policy & Resources Committee on a quarterly basis throughout 2020.
3. Agreed that the Executive Lead Officer for Strategy, Governance & Law be authorised to take such steps and incur such expenditure within the allocated funds as is necessary in relation to Brexit, such steps or expenditure to be reported to the next meeting of the Working Group.

116 ITEMS REFERRED FOR COUNCIL

116.1 No items were referred to Full Council on 30 January 2020.

117 PART TWO MINUTES

117.1 **RESOLVED:** That the Part Two Minutes of the meeting held on 5 December 2019 were agreed as a correct record.

118 HOLLINGBURY PARK AND WATERHALL GOLF COURSES

118.1 The Recommendations were agreed as set out in the Part One report.

119 PROCUREMENT OF COUNCIL OWNED SHORT-TERM TEMPORARY ACCOMMODATION - GLADSTONE COURT, HARTINGTON ROAD, BRIGHTON

119.1 The Recommendations were agreed as set out in the Part One report.

120 PART TWO PROCEEDINGS

120.1 **RESOLVED:** That the items listed in Part Two of the agenda and decisions thereon should remain exempt from disclosure to the press and public.

The meeting concluded at 7.00pm

Signed

Chair

Dated this

day of
