



MEETING OF THE CABINET
3 AUGUST 2009 - 11.00 AM – 12.14 PM

PRESENT:

Councillor Ray Auger
Councillor Paul Carpenter
Councillor Mrs Frances Cartwright
Councillor John Smith
Councillor Mike Taylor

Councillor Mrs. Linda Neal - Chairman

Strategic Director (Ian Yates)
Interim Strategic Director (Tracey Blackwell)
Director Tenancy Services (Tony Campbell)
Service Manager Tenancy & Neighbourhood (Jane Booth)
Corporate Head Resources & Organisational Development (Paul Stokes)
Partnerships and Projects Officer (Ivan Fuller)
Corporate Head Finance and Customer Services (Richard Wyles)
Trainee Accountant (Claire Morgan)
Service Manager Performance and Engagement (Sharon Yates)
Performance Management Officer (Sam Selby)
Deputy Monitoring Officer (John Armstrong)
Cabinet Support Officer (Lucy Bonshor)

Non-Cabinet Members :

Councillor Reg Lovelock
Councillor Peter Martin-Mayhew

CO24. MINUTES

The minutes of the meeting held on 6 July 2009 were approved as a correct record.



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CO25. DECLARATIONS OF INTEREST

Councillor Smith declared a prejudicial interest with regard to item 5 on the agenda – Approval of Bourne Core Area site Acquisition Strategy and Priority Purchase of Sites – as he was a member of a club that met within the Bourne Core Area.

CO26. *ANTI-SOCIAL BEHAVIOUR STRATEGY

DECISION: To adopt the draft Tenancy Services anti social behaviour strategy.

Considerations/Reasons for decision:

- (1) The existing housing anti social behaviour policy written in 2005 is due for revision to take account of legislative changes, the introduction of the RESPECT Standard, best practice, and changes to officers' working practices;
- (2) The revised strategy is central to the Council's approach to maintaining and enhancing the quality of life for tenants and residents living in council properties. This accords with the council's "Quality Living" priority theme;
- (3) The Audit Commission inspection undertaken in April 2008 recommended a strategy specific to the landlord service;
- (4) The revised strategy links in with the work carried out by the Council's Community Safety team and reflects the importance of partnership working with many different agencies;
- (5) Noting the outcome of consultation with staff, other agencies, tenants, and key stakeholders. The draft strategy was approved by the Housing Consultative Group (a sub group of the Resources PDG) on 8 June 2009.

Other options considered and rejected: Not updating the existing strategy is not an option as it is no longer fit for purpose.

CO27. *APPROVAL OF BOURNE CORE AREA SITE ACQUISITION STRATEGY AND PRIORITY PURCHASE OF SITES (SUBJECT TO INDIVIDUAL NON KEY DECISIONS)

DECISION: To approve the proposed specific Bourne Core Area Site Acquisition Strategy.

Considerations/Reasons for decision:

- (1) Report number AFM0098 which explains that a site acquisition strategy for this key priority project is necessary in order to enable

further sites within the development to be acquired whilst the business case is being revised and updated. It is recognised that various sites may become available in the meantime and the Council would need to be in a position to proceed with purchase if the site is strategic to the overall success of the project;

- (2) Acquiring sites and conducting preliminary investigation of the site area has been recommended by developer and consultant contacts as the best way of securing a favourable and viable development;
- (3) The strategy reduces the uncertainties and consequent financial variables that would otherwise be imposed by any developer as a condition of development and facilitates the ultimate development cost to be refined ensuring a better return on investment. It also highlights areas which best consolidate the scheme and protect previous public sector investment;
- (4) The strategy identifies a number of criteria measures that will need to be considered as part of any land acquisition proposals.

Other options considered and rejected:

Sporadic site acquisition based upon properties for sale

This could create a fragmented site and prevent phased development. This would cause significant harm to the financial viability and full deliverability of any proposed scheme. This could potentially leave ransom sites within the development.

No site acquisition

Developers will not engage seriously in a local authority led project where no significant site ownership is evident and no site acquisition strategy has been developed, without significant financial detriment to the project as a whole.

Developer led site acquisition

This is not possible as the site is complex, under multiple ownerships and likely to require compulsory purchase orders. These can only be agreed through the involvement of the local authority.

CO28. *MEDIUM TERM FINANCIAL PLAN 2009/10 - 2012/13

DECISION:

- (1) **The Cabinet recommends to Council the approval of the Medium Term Financial Plan for the period 2009/10 to 2012/13 as appended to report number CHFCS53;**
- (2) **The Cabinet requests the development of a resources and efficiency plan that identifies the actions needed to ensure a balanced and sustainable budget for 2011/12 and beyond.**
- (3) **That Members' who represent the Council on Internal Drainage Boards make representations to keep the levy below 5%.**

Considerations/Reasons for decision:

- (1) The Medium Term Financial Plan (MTFP) is a key strategic document that brings together the council's financial position to show how the revenue and capital financial resources are organised in order to deliver the Council's priority themes. The MTFP needs to be reviewed each year to take account of the final outturn position for the year and to take into consideration emerging financial issues from both a national and local perspective;
- (2) The MTFP span four years, the first two of which are based on the anticipated government grant settlement. The latter two years are difficult to predict as there is great uncertainty over the level of government grant that may be made available to Councils. The MTFP therefore reflects this uncertainty and includes a number of potential scenarios which the council could face and the likely impact on its finances;
- (3) Noting the risk analysis included within the MTFP;
- (4) Noting that consultation is currently being carried out with council tenants on a range of options for identifying alternative ways of delivering the repair service. An alternative approach to the current policy of undertaking all categories of repair work is necessary in order to ensure the Housing Revenue Account remains financially sound in the medium term.
- (5) Noting the recommendations made by the Resources PDG at its meeting on 23rd July 2009.

Other options considered and rejected: It is not an option to not review the MTFP; as part of sound financial management it must be reviewed in the light of changing circumstances to ensure it remains fit for purpose.

CO29. NI79 VALUE FOR MONEY AND EFFICIENCY 2008/09 OUTTURN

DECISION: To note the actual savings achieved under the revised Value for Money targets and efficiency programme compared with the target for 2008/09.

Considerations/Reasons for decision:

- (1) Report number CHFCS56 which explained that as part of the government's revised Value for Money targets and efficiency programme, an annual 3% per annum cashable efficiency target was set for the public sector for a three year period starting in 2008/09;
- (2) This target is one of the Local Area Agreement (LAA) targets and each Lincolnshire authority has agreed to contribute towards this. Local targets have been agreed over the three year period and for South Kesteven this equated to efficiency savings of £826,000. The Council successfully achieved its target in the first year;
- (3) Noting the range of initiatives across the council which had delivered

efficiencies for 2008/09 and that action plans are being developed to ensure resources are utilised efficiently and effectively;

(4) Noting that not all savings achieved in 2008/09 can be guaranteed for subsequent years (£820,000 for 2009/10 and £846,000 for 2010/11).

CO30. COUNCIL PERFORMANCE INDICATORS 2008/09 END OF YEAR REPORT

DECISION:

(1) To note the Council's year end performance for 2008/09 and the actions being taken to improve performance;

(2) To refer the report to Scrutiny Committee for its consideration.

Considerations/Reasons for decision:

(1) Report number POI37 explaining that a list of indicators was drawn up both from national indicators set by central government and local ones set by service managers. These measures helped the Council's Management team to monitor and manage performance and many were used to measure progress against the Council's priority themes;

(2) Noting the main findings from the year end performance data broken down into positive performance, improvement but missed targets, and under performing against targets;

(3) Noting advice from the Monitoring Officer that the Local Government and Public Involvement in Health Act 2007 introduced the requirement to collect certain National Indicators and that the performance they reveal will be open to scrutiny and evaluation under the new Corporate Area Assessment performance regime.

CO31. MATTER REFERRED TO CABINET BY THE RESOURCES POLICY DEVELOPMENT GROUP

a) Agenda Distribution R09/10-1

DECISION:

(1) Agendas for full Council meetings continue to be sent out to all Members;

(2) Hard copies of agendas for all other Committees and Policy Development Groups to be sent only to the Members on that particular Committee or Policy Development Group, except where a Member specifically requests a hard copy of the agenda;

(3) All Members to be sent an electronic copy of all agendas and reports.

Considerations/Reasons for decision:

- (1) Recommendation from the Resources PDG dated 23 July 2009 that, in order to reduce printing and postage costs, the cabinet give consideration to introducing a policy whereby hard copies of agendas are only made available to members who sit on a committee or who specifically request to be sent a hard copy;
- (2) Having regard to the annual efficiency saving target for 2009/10.

b) Consultants R09/10-2

DECISION:

- (1) Not to support the recommendation (R09/10-2) from the Resources PDG on 23rd July concerning consultants.**

Considerations/Reason for decision:

- (1) Recommendation from the Resources PDG dated 23rd July 2009 following concerns from Members regarding the costs of employing consultants.
- (2) The opportunity for a new approach to issues following the appointment of the new Chief Executive.
- (3) That service delivery could be compromised if the need for a consultant had to be established through the Resources PDG.

DATE DECISIONS ARE EFFECTIVE:

Decisions CO26, CO27, CO29, CO30, and CO31 as made on 3 August 2009 can be implemented on 12 August unless subject to call-in by the Scrutiny Committee Chairman or any five members of the council from any political groups.

Decision CO28 is a policy framework proposal and stands referred as a Cabinet recommendation to the full Council meeting on 3 September 2009.

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