

# CABINET

Meeting held on Tuesday, 21st August, 2018 at the Council Offices, Farnborough at 7.00 pm.

## Voting Members

Cllr D.E. Clifford, Leader of the Council  
Cllr K.H. Muschamp, Deputy Leader

Cllr Barbara Hurst, Planning and Economy Portfolio Holder  
Cllr G.B. Lyon, Corporate and Democratic Services Portfolio Holder  
Cllr P.G. Taylor, Customer Experience and Improvement Portfolio Holder  
Cllr M.J. Tennant, Major Projects and Property Portfolio Holder

An apology for absence was submitted on behalf of Cllr M.L. Sheehan.

The Cabinet considered the following matters at the above-mentioned meeting. All executive decisions of the Cabinet shall become effective, subject to the call-in procedure, from **4th September, 2018**.

## 20. MINUTES –

The Minutes of the meeting of the Cabinet held on 24th July, 2018 were confirmed and signed by the Chairman.

## 21. REVENUE BUDGET MONITORING AND FORECASTING 2018/19 - POSITION AT JULY, 2018 –

(Cllr Gareth Lyon, Corporate and Democratic Services Portfolio Holder)

The Cabinet considered Report No. FIN1825, which set out the anticipated financial position for 2018/19, based on the monitoring exercise carried out during July, 2018. Members were informed that savings and efficiencies of around £1,550,000 were required for the year, in addition to staff turnover savings of £325,000. Savings of £614,020 had already been delivered and removed from the base budget during Quarter 1. This left a savings target of £935,980 to deliver during the year which, it was expected, would be achieved mainly through further property purchases later in the year and the return on other local investments that were currently nearing completion. It was reported that the projected 2018/19 year-end balance of the General Fund stood at £2 million, which was at the top of the range set out in the Medium Term Financial Strategy. It was noted that the Stability and Resilience Fund could be used to support the General Fund balance, should the predicted reductions in net expenditure not be achieved.

**The Cabinet NOTED** the latest Revenue Budget monitoring position, as set out in Report No. FIN1825.

22. **CAPITAL PROGRAMME MONITORING AND FORECASTING 2018/19 - POSITION AT JULY, 2018 –**  
(Cllr Gareth Lyon, Corporate and Democratic Services Portfolio Holder)

The Cabinet received Report No. FIN1826, which provided the latest forecast regarding the Council's Capital Programme for 2018/19, based on the monitoring exercise carried out during July, 2018. The Report advised that the Capital Programme for 2018/19, allowing for slippages from the previous financial year and additional approvals, totalled £56,053,000. It was noted that projects of major financial significance to the Council in the Capital Programme for 2018/129 included the Council's new depot, Aldershot Town Centre Integration, Union Street developments, the finalisation of a loan to Farnborough International and the further acquisition of investment properties.

**The Cabinet NOTED** the latest Capital Programme monitoring position, as set out in Report No. FIN1826.

23. **COUNCIL PLAN 2018/19 - QUARTERLY UPDATE ON KEY ACTIONS APRIL - JUNE 2018 –**  
(Cllr Gareth Lyon, Corporate and Democratic Services Portfolio Holder)

The Cabinet received Report No. ELT1803, which set out the Council's performance management monitoring information for the first quarter of the 2018/19 municipal year. The Cabinet was informed that the exception report had been revised to include some new data and indicators. The Cabinet requested further information regarding the cleanliness of the Council's public toilets, which had attracted a poor customer satisfaction rating.

**The Cabinet NOTED** the progress made towards delivering the Council Plan 2018/19, as set out in Report No. ELT1803.

24. **TREASURY MANAGEMENT OPERATIONS 2017/18 –**  
(Cllr Gareth Lyon, Corporate and Democratic Services Portfolio Holder)

The Cabinet received Report No. FIN1823, which set out the Council's treasury management activities during 2017/18, provided an update on future changes to treasury management practices and schedules and set out a summary of changes in capital expenditure. It was explained that the Council constantly monitored the performance of its investments and had made some adjustments to its holdings in pooled funds where some funds had not performed as well as expected. In response to a question, it was agreed that consideration would be given as to whether investing using the principle of 'Pound Cost Averaging' would be beneficial to the Council.

**The Cabinet NOTED** the Council's treasury management operations carried out during 2017/18, as set out in Report No. FIN1823.

25. **APPLICATION FOR DISCRETIONARY RATE RELIEF –**  
(Cllr Gareth Lyon, Corporate and Democratic Services Portfolio Holder)

The Cabinet considered Report No. FIN1828, which set out details of an application for rate relief from the Brain Tumour Charity (Hartshead House, Nos. 61 – 65 Victoria Road, Farnborough).

**The Cabinet RESOLVED** that 5% top-up discretionary relief be awarded to the Brain Tumour Charity from 1st April, 2018 to 31st March, 2021.

26. **FARNBOROUGH AIRPORT COMMUNITY ENVIRONMENTAL FUND –**  
(Cllr Maurice Sheehan, Operational Services Portfolio Holder)

The Cabinet considered Report No. COMM1808, which sought approval to award a grant from the Farnborough Airport Community Environmental Fund, which had been set up to assist local projects.

The Operational Services Portfolio Holder had considered the application by St. Patrick's Catholic Primary School, Avenue Road, Farnborough for an award of £5,000 towards the cost of developing a multi-use games area on the school's playing field. It was confirmed that this application met all of the agreed criteria.

**The Cabinet RESOLVED** that a grant of £5,000 be awarded from the Farnborough Airport Community Environmental Fund to St. Patrick's Catholic Primary School.

27. **ALDERSHOT DIGITAL-GAMES HUB –**  
(Cllr Martin Tennant, Major Projects and Property Portfolio Holder)

The Cabinet considered Report No. ED1802, which provided Members with an update on progress to develop a Digital-Games Hub in Aldershot and sought authority to undertake further development work in this respect. Before considering this item, the Chairman welcomed Mr Steve Pearce of East Hampshire District Council to the meeting. Mr Pearce was working with the Council as a consultant on this project.

The Report set out the work carried out to date and details of the current proposal. Members were informed that the Enterprise M3 Local Enterprise Partnership had agreed to provide funding of £867,000, subject to due diligence. It was reported that many partners had assisted in developing this proposal and it was anticipated that the Digital-Games Hub would open for business in April, 2019.

**The Cabinet RESOLVED** that

- (i) the Chief Executive be authorised to approve further project development work (of approximately £40,000 from within the approved regeneration budget and/or Enterprise M3 LEP funds), including the preparation of a specification for external and internal works to the building and the management of these works;
- (ii) the submission of required planning and listed building applications with respect to the modification to the building be agreed; and

- (iii) the principle of the Council underwriting the revenue costs of the facility in Years 1 and 2, as set out in paragraph 3.10 of Report No. ED1802, with formal approval to be considered as part of the annual budget process, be approved.

28. **CORPORATE SANCTIONS AND ENFORCEMENT POLICY –**  
(Cllr Gareth Lyon, Corporate and Democratic Services Portfolio Holder)

The Cabinet considered Report No. FIN1827, which sought approval for a new Corporate Sanctions and Enforcement Policy.

Members were informed that the policy would replace the Council's existing Corporate Enforcement Policy. The new policy would take account of changes in legislation, the updated Regulators Code 2014, the General Data Protection Regulations 2018 and the Data Protection Act 2018. In response to a question, it was clarified that the level of any penalties imposed was set by Government regulation.

**The Cabinet RESOLVED** that the Corporate Sanctions and Enforcement Policy, as set out at Appendix 1 of Report No. FIN1827, be approved.

29. **ALDERSHOT CREMATORIUM - REPAIRS TO CREMATORS –**  
(Cllr Maurice Sheehan, Operational Services Portfolio Holder)

The Cabinet considered Report No. COMM1807, which set out a request for a supplementary estimate to carry out urgent works to reline a cremator and replace venturis and nozzles at Aldershot Crematorium.

Members were informed that the works were required to ensure that the cremator remained operational in the short term. It was further proposed that specialist advice should be sought on the feasibility of replacing the three cremators during 2019/20. This would be subject to consideration by the Cabinet in due course. In response to a question, it was confirmed that there was insufficient time to seek specialist support and install a new cremator in the short term, which would put the service at risk. The Council would also not achieve the economies of scale which would come from replacing the three cremators at one time.

**The Cabinet RESOLVED** that

- (i) a supplementary estimate of £63,000 in 2018/19 to enable the urgent relining of a cremator and the replacement of the venturis and nozzles at the Aldershot Crematorium, as set out in Report No. COMM1807, be approved; and
- (ii) the establishment of a project to explore the feasibility, design and procurement of replacement cremators, with the final proposals being presented to the Cabinet in due course, be approved.

30. **VOYAGER BUILDING - CPO APPROVAL OF ORDER –**  
(Cllr Martin Tennant, Major Projects and Property Portfolio Holder)

The Cabinet considered Report No. LEG1808, which provided an update on the proposed acquisition of the Voyager Building, Apollo Rise, Southwood Business Park, Farnborough to deliver, in partnership with the North East Hampshire and Farnham Clinical Commissioning Group, an Integrated Care Centre for the Farnborough locality.

Members were informed that the Council and the Clinical Commissioning Group had each sought to acquire the property without the need of a Compulsory Purchase Order but these approaches had not, to date, been successful. Members were assured that attempts to acquire the property would continue after the Order had been made.

**The Cabinet RESOLVED** that

- (i) the updated Statement of Reasons for making the Order, as set out in Appendix 1 to Report No. LEG1808, be approved; and
- (ii) the Compulsory Purchase Order and map, as set out in Appendix 2 to the Report, be approved.

31. **HYDE HOUSING ASSOCIATION STOCK DISPOSALS –**  
(Cllr Barbara Hurst, Planning and Economy Portfolio Holder / Cllr Martin Tennant, Major Projects and Property Portfolio Holder)

The Cabinet considered Report No. LEG1809, which set out details of a request by Hyde Housing Association for the Council to release legal covenants and reinvestment clauses in relation to a number of properties in Hyde's ownership in the Borough.

Members were informed that Hyde Housing Association were seeking to sell their entire housing stock to the Southern Housing Group, who were not, at the present time, a Registered Provider in Rushmoor. The Report set out the background of the properties concerned and the details of the proposal, which would involve the disposal of the Council's interest in the properties at an undervalue. In considering the proposal, Members were assured that the proposal would not affect the level of housing provision. Southern Housing Group had expressed its intention to use the properties concerned for their existing uses. Hyde had made an offer to the Council for the release of the reinvestment clauses to enable the transfer to the Southern Housing Group. In response to a question, it was confirmed that, if accepted, the payment from Hyde Housing Association would not be ring fenced but it was confirmed that the Council intended to use this for future affordable housing provision.

**The Cabinet RESOLVED** that

- (i) subject to new nomination agreement(s) being agreed with Southern Housing Group based on the same or similar terms as the existing agreement with the intention of retaining 1A Elmsleigh Road, 3 Upper Elms Road, Oak House and

Birch House for general needs housing and shared ownership and Aspen House, Mulberry House and Brighstone House as temporary housing, the Chief Executive, in consultation with the Major Projects and Property Portfolio Holder and the Planning and Economy Portfolio Holder, be authorised to release or substitute covenants and release reinvestment clauses related to the title covenants (only where necessary) and vary nomination agreements for the properties listed in paragraph 1.2 of Report No. LEG1809;

- (ii) the disposal of the Council's interest in the properties for the amount outlined in the Exempt Appendix to the Report, at an undervalue for the reasons of economic and social wellbeing of the Borough, with Hyde Housing Association meeting the Council's reasonable legal and valuation costs, be approved; and
- (iii) the use of funds on future affordable housing provision, to be determined by the Chief Executive, in consultation with the Planning and Economy Portfolio Holder, be approved.

**32. EXCLUSION OF THE PUBLIC –**

**RESOLVED:** That, taking into account the public interest test, the public be excluded from the meeting during the discussion of the under mentioned items to avoid the disclosure of exempt information within the paragraph of Schedule 12A to the Local Government Act, 1972 indicated against the items:

<b>Minute Nos.</b>	<b>Schedule 12A Para. No.</b>	<b>Category</b>
33 and 34	3	Information relating to financial or business affairs

**THE FOLLOWING ITEMS WERE CONSIDERED  
IN THE ABSENCE OF THE PUBLIC**

**33. PLANNING CONSENT - NEW ACCESS ROAD AT INVINCIBLE ROAD, FARNBOROUGH –**  
(Cllr Martin Tennant, Major Projects and Property Portfolio Holder)

The Cabinet considered Exempt Report No. COMM1809, which sought approval to submit a planning application for a new access road at Invincible Road, Farnborough.

Members were informed that traffic congestion during peak periods along Invincible Road and Solatron Road had become a significant issue for the retail area of Farnborough over recent years. The Report set out that the new access road would be on land owned by the Council but that the scheme would be fully funded by Hampshire County Council.

**The Cabinet RESOLVED** that the Head of Community and Environmental Services be authorised to seek planning permission for a new access road at Invincible Road, Farnborough, as set out in Exempt Report No. COMM1809.

34. **THE GALLERIES AND THE HIGH STREET MULTI-STOREY CAR PARK, ALDERSHOT –**  
(Cllr Martin Tennant, Major Projects and Property)

The Cabinet considered Exempt Report No. CEX1805, which set out proposed variations to the approach and preparation of legal agreements relating to the redevelopment of the High Street Multi-Storey Car Park, as part of the proposed Galleries redevelopment and the consequential relocation of a Council operated car park within the new development.

The developer would need to carry out a public consultation exercise ahead of seeking planning permission. Members had been advised previously that this would be undertaken after the agreement of Heads of Terms but, to keep the project moving forward in line with the project plan, it was proposed that the public consultation should be carried out as soon as possible. It was confirmed that this was a priority scheme for the Council in terms of the regeneration of Aldershot town centre.

**The Cabinet RESOLVED** that approval be given to the developer carrying out a public consultation exercise on the Galleries Scheme and, subsequently, submitting a planning application, including the site of the Council-owned High Street Multi-Storey Car Park, in advance of the legal agreements being finalised.

The Meeting closed at 7.57 pm.

CLLR D.E. CLIFFORD, LEADER OF THE COUNCIL

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