

COUNCIL

Date and Time: Thursday, 26 January 2017 at 7.00 pm

Place: Council Chamber, Civic Offices, Fleet

Present:

COUNCILLORS –

Southern - (Chairman)

Ambler	Crookes	Morris
Axam	Dickens	Neighbour
Blewett	Forster	Oliver
Burchfield	Gray	Parker
Butler	Gorys	Radley (James)
Clarke	Harward	Radley (Jenny)
Cockarill	Kennett	Renshaw
Collett	Kinnell	Wheale
Crampton	Leeson	Woods
Crisp	Makepeace-Browne	Wright

Officers Present:

Patricia Hughes	Joint Chief Executive
Gill Chapman	Committee Services

77 MINUTES OF PREVIOUS MEETING

The Minutes of the Meeting held on 15 December 2016 were confirmed and signed as a correct record.

78 APOLOGIES FOR ABSENCE

Apologies for absence had been received from Councillors Bailey and Billings.

79 DECLARATIONS OF INTEREST

No declarations were made.

80 COUNCIL PROCEDURE RULE 12 – QUESTIONS BY THE PUBLIC

Questions had been received from Mr David Turver, details of which are set out in Appendix A attached to these Minutes.

81 COUNCIL PROCEDURE RULE 14 – QUESTIONS BY MEMBERS

None received.

82 CHAIRMANS ANNOUNCEMENTS

The Chairman had attended the following events on behalf of the Council.

5 January 2017 Opening of new Pumping Station, Hitches Lane

83 CABINET MEMBERS ANNOUNCEMENTS

The Leader of the Council, **Councillor Parker**, announced

On Wednesday I attended a meeting of the All Party Parliamentary Group for Hampshire, where many Members of Parliament and council leaders were present from across Hampshire. It is clear that none of the mooted devolution proposals will proceed in the foreseeable future, and there is little appetite for the larger scale unitary reorganisations which have been suggested following the raising of that hare by the Deloitte report commissioned by Hampshire County Council. However, members should be aware that following their Cabinet Meeting on Tuesday Basingstoke and Deane Borough Council have examined the possibility of proceeding with their own Unitary Council proposal, either on their own or with one or more partners. As this is now on the agenda, it will be necessary for Hart to give it appropriate consideration, in particular whether Hart members have any enthusiasm to participate in such a project

The Cabinet Member for Corporate Services, **Councillor Burchfield**, reported

The Joint Chief Executive, Ms Hughes, was at the House of Commons this week giving evidence to a Select Committee on how, through mutual collaboration and common goals, we have been able to set up the 5 Council partnership. As I have mentioned previously, the Government is looking at this venture very closely in the hope that they can encourage more councils to collaborate in the same fashion and reduce the burden on the national public purse.

We have also completed the internal Shared Service review that will now come to the Audit Committee. Within the review, we have put together some good suggestions for improvement; however, the review also reflects that our Shared Services are and continue to deliver good value to the Council.

The Cabinet Member for Community Wellbeing, **Councillor Crampton**, announced

I had heard that there was some confusion over what was happening to Fleet Hospital. We contacted Nicky Seargent who was the Area Director for Southern Health and now with Frimley Park, and he tells us that as part of the service development and transformation with the Frimley system under Primary and Acute Care System Vanguard, the adult community services provided by Souythern Health have been transferred to Frimley Health in order to pilot vertical integration.

This includes Fleet Hospital. There have been not changes to services for local people, however there are benefits from this integration which will improve clinical pathways between acute and community services.

And as for the Community Beds, two beds which are escalation beds at Fleet Hospital have been opened recently due to the high level of demand. No decision has been made on community beds by the CCG as yet. Nicky Seargent will be giving an update at our next Health and Wellbeing Board meeting on 16 February.

The official opening of our new Leisure Centre will be on 1st April 2017. Everyone Active have Rebecca Addlington and other members of the Olympic team coming to the event. Further details will follow.

The Cabinet Member for Economic Development, **Councillor Crookes**, had no announcements.

The Cabinet Member for Environment, **Councillor Forster**, announced

Service on Waste and CCTV over the Christmas and subsequent period was good, although regrettably there were a few waste rounds delayed due to sickness and one vehicle breakdown, but the teams worked well and kept residents informed, with delays minimised - there was no serious impact. Cctv had a quiet period.

On street parking has also been operating well, although there has recently been an increase in inconsiderate and dangerous parking near schools. We have asked our CEOs to focus on ensuring that safety isn't compromised, and therefore some drivers (who are too lazy to park safely and insist on parking on double yellow lines or in dangerous places) will find they receive FPNs. There is concern about some dangerous parking in these and some other areas, so that will be factored in to the review that is starting regarding on street parking.

We have a small number of new bins being ordered for deployment to replace damaged ones - if any Councillor is aware of somewhere that in particular should be considered for an additional bin, please contact officers and copy me. Most of these are replacements for older ones: we're not intending to deploy many extra ones (around 4 in Fleet town centre have been identified as necessary), but if there is a definite need, please do let us know so it can be considered. I am bringing a paper to cabinet on litter and dog fouling enforcement (after constructive input from Overview and Scrutiny Committee) which I hope will be approved, as it will improve the area and potentially reduce the amount of Street litter.

At Blackwater Valley Transport Advisory Committee I'm glad to report that SWT indicated they're receptive to more bicycle racks and station improvements at Fleet and I'll be working with them over the next couple of months to agree what's needed and try to secure funding. This may extend to additional safety improvements, to complement the cycle access that Cllr Wheale secured from County which is currently being installed. They are putting in more motorcycle and scooter parking already.

It was also discussed (as a reminder) Waterloo will be shut for 3 weeks in August so commuting will be a nightmare. SWT advice is book holiday or work from home if possible. There's also likely to be disruption before then due to preparatory work. Please do inform your parishes and residents.

The Cabinet Member for Housing, **Councillor Gorys**, reported:

The Housing Service has been successful in securing £385,000 as part of a recent DCLG bidding round for local authorities who wanted to become national "Homelessness Prevention Trailblazers". Hart has led on the concept and inception of the bid, which has been produced in partnership with Rushmoor Borough Council and will operate across both Council areas.

The trailblazer will focus on the early adoption of the Homelessness Reduction Bill, revising the way we assess people so that we are focusing on assets and strengths as well as support needs, and will reach out to the wider public sector to generate system reform in the way that we deal with homelessness. The main focus of the trailblazer will be on prevention, and through the learning we will produce a platform that other local authorities can adopt and embed in their areas. This is a very ambitious and exciting piece of work that will be of great benefit to local residents across Hart and Rushmoor. I would like to offer thanks on behalf of the Council to Phil Turner for his work in delivering a convincing proposal to DCLG, and to officers within the Housing Services at both Hart and Rushmoor Councils, who are now working on a challenging implementation plan together with a view to launching the trailblazer from April.

Members may also want to be aware of Hart led projects that have attracted £1.15m additional investment from the DCLG in homelessness services that have now come to an end:

- The Help For Single Homelessness Project worked across 7 local authority areas and has been wound down over the last 6 months. Special thanks to the Coordinator who worked on the project, Claire Leivers, who we seconded across from Rushmoor Borough Council to lead the project. This project supported countless single homeless people and made a really positive impact across the 7 partner authority areas.
- Hart also led on the bid and delivery of the Hampshire Making Safe Scheme project across the 11 Hampshire Districts. This scheme closes at the end of January. The project involved over £900,000 awarded by the DCLG to support victims of domestic abuse across the County, and achieved some great results, including the legacy of extra dedicated units of accommodation for victims of domestic abuse and ongoing target hardening security measures to make people safe in their homes. Special thanks to Kirsty Jenkins, who provided a pivotal role as the coordinator of that scheme. I'd like to ask members to keep their fingers crossed for us, as we have now led on a further bid to DCLG for **another** £312,225 in order to continue elements of this scheme across Hampshire, with Hart once again as the lead authority. We are yet to hear whether this bid has been successful.

You will recall from previous announcements I have made, that the Housing Service has been working towards the national Gold Standard in front line housing options services. This DCLG endorsed and funded scheme has already awarded Hart the "Silver" standard and at that time we were just one of 6 local authorities nationally to have achieved this. I can now report that we are awaiting - with high hopes - the outcome of 2 challenge applications and the team are working on the 10th and final challenge which will be submitted in the very near future. We are hopeful that all the

hard work will pay off and at some stage in the Spring, once we have been confirmed as achieving all 10 local challenges, Hart will join the handful of local authorities in England to have been awarded the national "Gold Standard".

The work on the housing company is progressing and we are going to meet up with South Norfolk council, who have already implemented one, to see what lessons we can learn and how any issues that may arise have been dealt with.

Lastly, members will have received an invitation to join the Housing Service and Safer North Hampshire colleagues on 15th February at 7pm for an information evening about our Community Services. Officers from the Housing Service and Safer North Hampshire will talk about their work and present a number of case studies. I sincerely hope that as many of Hart's Councillors will come along to the evening which is intended to support members to get to know the services better, and to meet the people who are delivering them on our behalf. It promises to be an interesting evening that should help you to feel closer to the service, and to get an insight into how we work with local residents and partner agencies to provide quality housing and community safety services.

The Cabinet Member for Regulatory Services, **Councillor Kennett**, reported:

Members have probably heard about how Nicola Ramsey, of our Environmental Health department, worked diligently over many months to try and get a farm shop to cease selling meat contaminated with fly eggs, dishonestly claiming products were organic and other attempts to defraud residents or put them at risk. Only as a last resort was a court case brought. The circumstances were so egregious that the magistrates ordered the company to cease trading immediately and imposed fines and costs totalling more than £40,000 against it.

Unfortunately the business friendly laws apply to bad businesses as well as good, so the operators were able to set up a new company within days, in the same premises, using the same equipment and were able to carry on trading. It is not clear whether they have taken assets out of the company so it cannot pay the penalties.

The Hampshire Police and Crime Panel has published a proactive scrutiny report on domestic abuse which took evidence from a range of organisations involved with this problem in Hampshire. The report concluded that by using his powers to award grants the previous Commissioner had been able to encourage organisations to cooperate more closely, and recommends that this approach be continued. The document includes verbatim responses by over 20 organisations and is quite lengthy. If anyone would like further information please contact me.

The Cabinet Member for Town and Village Regeneration, **Councillor Morris**, reported:

Members and the public may have noticed that the smart card car park ticket payment facility has been withdrawn. This is due to a change in government legislation and Hart now must comply with the new Public Sector Network Security Requirements. This facility was withdrawn on 20 Jan 2017 and a paper explaining the detail will be presented at cabinet on 2 February 2017. Some £6k has been identified which needs to be refunded back to card holders.

I attended a meeting last week at the Hart Shopping centre where I met the shopping centre owners new business representative and discussed many initiatives to encourage the successful leasing of the remaining empty shopping units. The representative agreed to be in regular dialogue with Hart and the high street as a whole, particularly the Fleet Business forum and the Business Improvement District representatives. The representative was keen to look at pop up shops and short term leases contrary to previous management who would only entertain long leases.

I attended meetings with regards to my role as Hart's board member of the Fleet Business Improvement District (BID) and the group is holding a BID "drop in" event explaining the BID process on 15th Feb 2017 in the Hart Shopping Centre 4 to 7pm.

I have had several conversations with the my opposite number at Bracknell Forest Borough Council, Cllr Marc Brunnel Walker the Regeneration portfolio holder, and further meetings are arranged to learn how the council processed such a successful reshaping of Bracknell Town. The next meeting will include a visit to see first hand the mechanics of how this project was brought forward.

I have a meeting with the HCC library portfolio holder Cllr Gibson on 1st Feb 2017 to discuss the refurbishment of the library which commences in February 2017, and how they intend to lease out parts of the upper floor.

I accompanied The Leader, Cllr Parker, and Cllr Gorys to the British Research Establishment in Watford on 9th January 2017 and there we were given a short presentation about a factory built home called a ZED pod. The concept is a prebuilt home constructed in a factory and sited over 2 car park spaces. Further work is required by the company but it is a concept that Hart may consider in the future.

Once again I would like to announce my gratitude to the parking management team and all enforcement officers who under difficult manpower challenges are coping admirably with the extra workload.

84 JOINT CHIEF EXECUTIVES' REPORT

The Joint Chief Executives had nothing substantive to report.

85 MINUTES OF COMMITTEES

Meeting	Date
Planning Committee	14 December 2016

Councillor Crookes referred to page PL60, Land North of Netherhouse Copse, Hitches Lane, Fleet and asked:

I understand that following the Planning Committee's decision to defer the application the applicant has chosen to appeal on the basis of non determination. Could this please be confirmed? And was there now no further opportunity for Hart to consider this application further? I would ask for clarity on whether this decision is now out of this Council's hands.

If this is the case, will the Council defend the decision at Inquiry and what is the estimate of the Council's direct costs for the defence?

If the Council should fail to successfully defend the decision and the Inspectorate were to grant planning permission, what is the extent of the financial risk to this Council in terms of legal costs, loss of New Homes Bonus and loss of community benefit in S106 and any other contributions?

Councillor Ambler replied that the application had been deferred, and he believed the application could still come back to Committee for determination, but could not himself estimate the costs. He would consult with Officers and circulate a written answer which would be appended to the minutes.

Overview and Scrutiny Committee

20 December 2016

No questions asked.

Cabinet

5 January 2016

No questions asked.

Licensing Committee

10 January 2017

No questions asked.

86 COMMUNITY GOVERNANCE REVIEW FOR FLEET PARISH

Members considered whether a Community Governance review for Fleet parish should be undertaken in the Spring of 2017 with a view to decreasing the number of Councillors from 19 to 18 and making amendments to the parish ward boundaries of two wards with effect from the parish elections due in May 2018.

DECISION

- 1 To consult on the number of Councillors for Fleet Town Council in a spring edition of the Fleet Town Council Newsletter.
- 2 The consultation consists of a table of the respective advantages and disadvantages of the proposal and the current arrangements and a means to collect responses from electorate.
- 3 Officers collate the responses and make a recommendation for the changes to the member numbers for consideration by Council in summer of 2017.

87 COMMUNITY GOVERNANCE REVIEW FOR CHURCH CROOKHAM PARISH

Council were asked to authorise the undertaking of a Community Governance review for Church Crookham Parish in spring of 2017 in order to consider an adjustment of the number of Councillors across the existing wards of that parish.

Any resultant changes from the review would come into effect from the parish elections due in May 2018.

DECISION

- 1 To consult on the number of Councillors for Church Crookham Parish in a spring edition of the Church Crookham Parish Council Newsletter.
- 2 The consultation consists of a table of the respective advantages and disadvantages of the proposal and the current arrangements and a means to collect responses from electorate. The review should be restricted solely to the number of councillors that represent each parish ward.
- 3 Officers collate the responses and in conjunction with Church Crookham Parish Council make a report and recommendation for any changes for consideration and resolution by this Council in summer of 2017.

The meeting closed at 7.45pm

COUNCIL PROCEDURE RULE 12

QUESTIONS BY THE PUBLIC

Mr David Turver asked the following questions and **Councillor Parker** responded:

Question:

Last year you issued a press release claiming a reduction of 1,500 houses in Hart's housing target. How do you now explain that Hart's housing target has increased from ~370 dph to 382 dph, despite the starting point based on population projections falling by more than 100 dph?

Response:

Several issues here. First, the reduction of 1500 was the elimination of the potential overflow of unmet need from Rushmoor after a lot of work both by Hart members and officers and our counterparts in Rushmoor who were anxious to seek to meet their own need within their geography. This was assisted by Hart making SANG available to Rushmoor to facilitate their housing delivery.

Second, the figures the questioner describes as "Hart's housing target" is the Objectively Assessed Housing Need calculated according to Government guidance and in compliance with accepted standards. Finally, population projections are only one of a number of elements in the calculation, explained in the Strategic Housing Market Analysis, which I know the questioner has seen, and which will repay rereading.

Mr Turver asked a supplementary question:

Is it reasonable that we should be asked to concrete over our green fields based on unchallenged jobs forecasts that require us to build houses to accommodate people from other districts whose housing needs are supposed to be met elsewhere, many of whom will work outside the district?

Response:

I am not prepared to answer a question based on perjorative assumptions. We work within the legal requirements. If Mr. Turver would like to submit his supplementary question in writing in more moderate terms, I will be happy to respond.

Question:

What is the timeline for the production of the new Local Plan and associated policies?

Response:

We have taken some time to assess the issue of the emerging Affordable Housing Uplift and whether we adopt such an uplift, and are looking to finalise the Regulation 18 consultation in February.

Mr Turver asked a supplementary question:

What impact or delay to the timeline have you allowed for in the Local Plan once the long awaited Government White Paper on Housing is released in March?

Response:

I have spoken to Mr Barwell and Mr Javid about the white paper. The date of publication is extended by about a month every thirty days, and we don't know what is in it because they won't tell us. We are not going to try prejudge what is in it before it gets here.

Question:

When will a new LDS be produced?

Response:

After we agree the preferred Spatial Strategy for Regulation 18, a revised LDS will be published shortly thereafter.

Mr Turver asked a **supplementary question:**

Will the new process follow the learned legal opinion of Peter Village QC and consult on the level of employment we want to see in the district?

Response:

We will be taking account of any appropriate information, including that of Mr Village.

Question:

What is the likely cost of the further delay to the Local Plan in terms of lost New Homes Bonus and additional charges from East Hants and other contractors?

Response:

In terms of the New Homes Bonus no loss is known as the current arrangements remain unchanged. It would however, be uninformed speculation to second guess what might result from the Government's consultation on possible changes to New Homes Bonus.

No additional costs are anticipated from either East Hampshire or contractors as there is a longer term expectation that East Hampshire would be providing our Planning Policy Services for the next three years to cover the submission and adoption of the current Local Plan.

Mr Turver asked a **supplementary question:**

What financial contingency has HDC set aside now that Netherhouse Copse is likely going to appeal and how much New Homes bonus will be forfeited?

Response:

It is very difficult to assess because the Planning Committee has not taken a decision, it has been deferred. We don't know what the appeal might consist of and cannot quantify the costs which we may have to bear.

Question:

Last year's consultation estimated Hart's brownfield capacity at 450 units. What is your current estimate of brownfield capacity in the light of Pyestock and Bramshill coming forward for redevelopment and further likely availability of poor quality office sites?

Response:

Taking the government's criteria into account we estimate that Brownfield capacity at the moment including the proposed Hartland Village at Pyestock stands at 2126 dwellings, albeit we have approved more than 300 units over the past year. Approval however is not the

same as take up. The evidence is that there is still little market appetite for office conversions.

That does not include Bramshill, which has particular issues of sustainability, heritage and environment. We have previously specifically commented that Bramshill had particular constraints and that it was being excluded from any calculations because development may be in conflict with those policies relating to sites protected by the birds and habitats directive (see paragraph 119 of the NPPF) and because it comprises a designated heritage assets (grade I listed building within a designated historic park and garden).

Question:

The recent Annual Monitoring Report showed that Hart is systematically under-delivering affordable housing compared to the 40% target. What steps will be taken to address this issue?

Response:

The 40% target is a “policy on” aspiration based upon viability. It’s hardly surprisingly that the Council does not achieve 40% affordable homes across the board because many permissions granted do not have an affordable housing requirement. This is because they either are of such small scale that they do not meet the affordable housing threshold, or there are questions of viability particularly with regard to the costs of building out brownfield sites (Bramshill House is a classic example), or because the developer is exercising national permitted development rights for office to residential conversions which contain no obligation to provide affordable homes.

We are looking at whether we should, through our Local Plan, introduce an affordable Housing uplift to bring forward more priority affordable housing for rent. I am appreciative of the questioner’s concern for the undoubted need for affordable housing for those who struggle to afford accommodation in our community, and I would value his view on increasing the housing delivery and by how much in his supplementary question.

Mr Turver responded:

I would take much stronger steps to encourage office conversion, to deliver much cheaper housing, if you increase the number of dwellings those dwellings come cheaper.

Mr Turver asked a supplementary question:

Would we need quite so many affordable homes if you weren’t planning to massively increase inward migration to Hart?

Response:

You need to differentiate between cause and effect. The SHMA reflects reality and does not drive the numbers. We have to take proper account of it in the way in which we address the housing need.