

HOUSING AND COMMUNITY SERVICES COMMITTEE

8th June 2004

PRESENT:-

Labour Group

Councillor Richards (Vice-Chair in the Chair) and Councillors Carroll, Isham, Pabla (substitute for Councillor Southern), Taylor and Whyman M.B.E.

Conservative Group

Councillors Mrs. Hood, Harrison, Mrs. Renwick, Shaw and Mrs. Wheeler (substitute for Councillor Martin).

APOLOGIES

Apologies for absence from the Meeting were received from Councillor Southern (Chair)(Labour Group) and Councillor Martin (Conservative Group).

Members of the Committee requested that their best wishes be sent to Councillor Southern who was currently unwell.

HCS/1. **MINUTES**

The Open Minutes of the Meeting held on 22nd April 2004 were taken as read, approved as a true record and signed by the Chair.

HCS/2. **PRESENTATION BY SLM**

The Committee received a detailed presentation on operations at the Green Bank Leisure Centre by Mr. Jon Senior, Group Leisure Manager (Sports and Leisure Management Limited). Mr. Charlie Crane, Centre Manager and Mr. Charlie Maunder, Banana Fitness Manager at the Green Bank Leisure Centre were also in attendance to answer questions. Mr. Senior gave a background into the Company and outlined that in 2003/04 the following had been achieved and delivered:-

- ❑ Aquarius - over 1200 children learn to swim per week.
- ❑ The number of swimming visits had increased.
- ❑ A new swimming activity H2Go had been launched.
- ❑ Extra programmes were operating throughout the holidays.
- ❑ There had been an increase in popularity for parties and events.
- ❑ Imminent introduction of STIR (healthy food option).
- ❑ Over 1500 weekly customer visits to Banana fitness.
- ❑ Quest Quality Management Award achieved.
- ❑ The Investors in People accreditation had been maintained.

Mr. Senior talked about the requirements for leisure provision now and in the future looking at such issues as the health of the nation and childhood inactivity. He advised that the Company were responding by developing a new range of activities including children's, family and 50+ activities together with Weight Management Programmes. The Company was also to launch a new computerised management system. Mr. Senior asked the Committee for

views on how the Leisure Centre could contribute towards the objectives of the Council, what investments were needed within the facility and how the Company could maximise the benefits to the community of South Derbyshire.

The Chair queried the timescale for the introduction of the STIR healthy option food within the Centre and was advised that this should be in place within the next two months. Councillor Harrison queried the trend on the take-up of Banana Fitness across the Company and was advised that the numbers were fairly constant from Centre to Centre. Councillor Harrison asked whether the Company was working within schools in the area and was advised that many junior schools attended the Centre throughout the day to use the pool. Councillor Whyman asked about the partnership with the Council and how Managers viewed its success, whether it was working etc. and also referred to complaints he had received about cleanliness within the Centre. Mr. Senior advised that he felt that the transition from client/contractor relationship to a partnership had gone well and that day to day relationships within the partnership were very good. Councillor Carroll what disabled facilities were available at the Centre and was advised that three disabled groups used the gym on a weekly basis. The pool was reserved for disabled swimmers for a session during Wednesday afternoons and the Centre also offered a GP referral scheme. Councillor Isham praised the introduction of reduced priced gym sessions for those on lower incomes. She expressed her disappointment that a resident had approached her following making a complaint at the Centre only to be told to “take the matter up with the Council”. Mr. Crane expressed his disappointment that a member of staff would advise a member of the public in this way and stated that this was a matter of staff training and hoped that it was an isolated incident.

The Chair thanked Mr. Senior, Mr. Crane and Mr. Maunder for the excellent presentation.

MATTERS DELEGATED TO COMMITTEE

HCS/3. **BRETBY CREMATORIUM JOINT COMMITTEE AND SCRUTINY PANEL**

The Committee received the Open Minutes of the Scrutiny Panel Meetings held on 3rd March and 28th April 2004 for information. It was reported that at the Meeting held on 28th April the Scrutiny Panel had considered a review of partnership arrangements and a copy of the report was circulated. The Committee was advised that the Panel had resolved the following:-

- That each Authority be asked to consider a reduction in the size of the Joint Committee to either three Members from each authority or four Members from East Staffordshire and three Members from South Derbyshire;
- That the powers to be delegated to the Chairman and Vice-Chairman of the Joint Committee be set out in a new Agreement with reference being made to the ‘call in’ procedure for decisions which had a financial value of £25,000 or more;
- That the Agreement contain provision for a scrutiny committee to be set up of no more than three Members of each authority not on the Joint Committee if called for either by the Joint Committee or the executive of either authority;

- That the Members of each authority on the Joint Committee be asked to obtain approval of their respective authorities to the principal changes set out in (1), (2) and (3) above;
- That when agreement has been received, in principle, from each of the authorities to the changes a report be prepared setting out the results of the consultation and the recommendations set out above; such a report to include a further recommendation that the Solicitors to the two authorities draft a new agreement.

Accordingly, the Committee's views on the proposed way forward was sought in order that the comments might be submitted to the next Meeting of the Joint Committee Scrutiny Panel. Members were advised that the Council was responsible for making appointments to this Joint Committee. No changes were proposed at this time but once agreement had been reached and the review of partnership arrangements made the matter would need to be considered by the Council.

RESOLVED:-

- (1) That the Open Minutes of the Bretby Crematorium Scrutiny Panel Meeting held on 3rd March and 28th April 2004 be received.***
- (2) That the proposals contained within the report for a proposed review of partnership arrangements on the Bretby Crematorium Joint Committee be supported and comments be submitted to the next Bretby Crematorium Scrutiny Panel Meeting accordingly.***
- (3) That in accordance with (2) above the Bretby Crematorium Scrutiny Panel be advised that this Council supports a reduction in the size of the Joint Committee to three Members from each Authority.***

HCS/4. **2003/04 SERVICE PLANS – YEAR END MONITORING REPORTS**

The Committee received the Year End Monitoring Reports for the 2003/04 Service Plans for the Divisions of Housing Services, Leisure and Community Development, Technical Services and Environmental Health.

Housing Services

The Housing Services Manager drew the Committee's attention to the major service improvements undertaken which included the Sheltered Housing Review (and in particular the re-designating of some of the sheltered housing accommodation to general purpose accommodation). A restructuring within the Repairs and Maintenance Section had also taken place and new IT software was to be introduced across the Service.

Councillor Harrison queried when the Authority intended to follow the Commission for Racial Equality's Code of Practice for rented housing and was advised that this provision was included in the 2004/05 Service Plan.

Community and Leisure Development

The Committee's attention was drawn to the number of achievements made during the year and in particular the partnership with the National Forest Company, Rolls Royce and EMDA which had enabled increased delivery to schools and communities of environmental education activities. Members expressed praise for the work of this partnership.

Councillor Wheeler expressed concern regarding unfinished work on Section 17 of the Crime and Disorder Act due to CPA work taking priority. The Committee was advised that Section 17 required that the Authority examined the crime and disorder implications of everything it did and Councillor Wheeler expressed that it was crucial that the Authority undertook this work and was advised that it was contained within next year's Service Plan.

The 'Walking the Way to Health' project received praise from the Committee and Councillor Carroll queried the success of this project within rural GP Surgeries. The Community and Leisure Development Manager advised that funding for this particular project finished in October 2004 but it was hoped to secure further funding with Sport England to undertake a similar project with all GP Surgeries across the District.

Technical Services

The Facilities and Development Manager drew the Committee's attention to achievements which had been made, particularly with the development restoration proposals for Maurice Lea Memorial Park to meet Heritage Lottery Fund Stage 2 requirements and the development of a recreation and conservation area on the ex-Coal Stacking Site at Coton Park where options for funding of this project continued to be explored. The Section was also continuing to assist in the procuring and delivering of skateboarding facilities at Woodhouse Sports Ground.

Environmental Health

The Environmental Protection Manager reported the achievements of this Section to the Committee and advised that particular success had been achieved in the area of Empty Homes and Home Energy Conservation. Customer satisfaction surveys had also been undertaken where 100% satisfactory responses to all customer service questionnaires had been received. The Director of Community Services praised the staff providing this service as they had been operating for 12 months without a Manager in post.

RESOLVED:-

That the Monitoring Reports for the 2003/2004 Service Plans of Housing Services, Leisure and Community Development, Technical Services and Environmental Health be received and the comments made thereon be noted and actioned accordingly.

HCS/5. **RURAL HOUSING INITIATIVE**

The Committee was advised that for some time it had been recognised that more needed to be done with regard to the provision of affordable rural housing and that more research and community work was the catalyst for

this. Rural developments were generally defined as those with less than a population of 3,000. Outside of the urban area of Swadlincote there were 50 parishes of which 46 had populations of less than 3,000. The Countryside Agency referred to house prices in the region's countryside and subsequent affordability problems coupled with the shortage of rented accommodation as providing the key pressures for people living in rural areas. The number of people currently on the Council's waiting list for accommodation was circulated .

It was reported that the East Midlands Regional Housing Board had indicated that funding would be made available specifically to meet rural housing needs. However, robust reliable information was needed to support bids for development funds. Building land was scarce in the rural parishes and it was likely that new affordable housing would need to be developed on Exception Sites. The Local Planning Department would need evidence to support such developments.

The Committee was advised that in recent years the residents of Repton had undertaken a detailed Parish Housing Needs Study and this had resulted in 12 affordable properties being developed on an Exception Site. The Midland Rural Housing Association had looked at mechanisms and partnerships to increase the output of rural housing in the local authority areas of East Staffordshire, South Derbyshire, Rushcliffe and Newark and Sherwood. It had met with a number of housing associations active in the area to establish the level of support from this sector for a partnership, Trent Valley Rural Housing Partnership, funded by each of the four main Housing Associations that operated over this area (one for each District). The Committee was advised that the response had been positive. For South Derbyshire, the proposal was for the East Midlands Housing Association to be the preferred partner. This proposal was to appoint a part-time officer for a three year period funded by the Housing Association and jointly they would contribute £20,000 per year.

It was reported that the Housing Strategy Manager had met with both Midland Rural Housing and East Midlands Housing Association to discuss these proposals. Concerns had been raised about the capacity of a part-time officer working over such a vast area and that this proposal would only deliver a small number of surveys for the District. Reassurance had been given that this would not open the door for the other three Housing Associations in the partnership to commence development in South Derbyshire. The need to address affordable rural housing had been identified by the Council's Housing Strategy Partners as a high priority and recently highlighted as a weakness in the Comprehensive Performance Assessment. With this in mind, Midland Rural Housing had been asked to re-work the project costs based on South Derbyshire contributing to the Partnership to enable all of the District's rural parishes to be surveyed over a three year period.

Midland Rural Housing had indicated that the Council would need to make a £10,000 contribution each year (£30,000 total). This would in effect result in a full-time officer being appointed, of which 2.5 days per week would be dedicated to working within South Derbyshire.

Members were reminded that a service bid for funds of £45,000 was made earlier in the year to commence a programme of rural housing needs survey.

However, this would not guarantee all parish surveys being completed and would also involve resources in both appointing a consultant and selecting a preferred partner. Initial discussions with the Derbyshire Rural Housing Enabler had also indicated that they would not have the capacity to carry out all of South Derbyshire's parish surveys.

The Committee was advised that, in terms of East Midlands Housing Association being selected as the preferred partner, there were three main associations that operated in the District. As well as East Midlands there was Trident Housing Association and Walbrook Housing Association. Neither Trident or Walbrook were experienced in managing rural housing. East Midlands had a vast amount of experience in managing rural housing across the Region. Unlike the other two Associations, the Housing Corporation had recently assessed East Midlands as 'green' with regard to delivering the approved development programme, being the highest level of achievement. They had worked in partnership with the Council to deliver affordable housing for a number of years.

The Committee expressed their support for Option 2 which entailed a full-time post supported by the four Housing Associations and South Derbyshire District Council (£10,000 for three years) giving a £30,000 total. This would guarantee all surveys completed in a three year period.

RESOLVED:-

- (1) That the Council joins the Trent Valley Rural Housing Partnership to promote and assist in the provision of small scale affordable housing projects in rural villages.***
- (2) That the East Midlands Housing Association (option 2 in the report) be selected as the Council's preferred partner for delivering rural housing.***

HCS/6.

PROPOSED SITE IMPROVEMENTS AT LULLINTON CROSSROADS AND WOODYARD LANE CARAVAN SITES

The Committee was advised that for the last three years, Gypsy Site Refurbishment Grants had been available from the Office of the Deputy Prime Minister. The grant scheme was available for the year 2005/06 for the provision of new transit and stopping places and the refurbishment of existing sites. The grant was 100% for the provision of schemes for new transit and stopping places and 75% for the refurbishment of existing sites. Applications for grants had to be formulated and schemes put together for submission by January 2005. Members were reminded that both Lullington Crossroads and Woodyard Lane sites were owned by Derbyshire County Council and managed by this Council on their behalf. Lullington Crossroads was a transit site providing 8 plots along with the Warden's plot and was managed by the Environmental Health Division. The following site improvements were proposed:-

- Provision of 2 extra plots, involving the removal of extensive earth banks (possible 100 % funding).
- Extend existing shower block and refurbish existing facilities (possible 75% funding).
- Refurbish Warden's facility block (possible 75% funding).

Woodyard Lane was a permanent residential site managed by the Housing Division providing 18 plots and a Warden's plot. The following improvements were proposed for this site:-

- ❑ Complete drainage on whole site (commenced in November 2003).
- ❑ Refurbish and update shower/laundry blocks.
- ❑ Resurface roadway including raised kerbs to stop water pooling on footpath.
- ❑ Resurface footpaths around the site.
- ❑ Resurface hard standings on plots.
- ❑ Landscape front area to obscure site from passing traffic.
- ❑ Provide 3 extra plots on the working area, which is no longer used as a working area.

The Committee was advised that as part of the process the following would need to be undertaken:-

- ❑ Consultation with Site Residents concerning proposals.
- ❑ Consultation with the local community.
- ❑ Employment of architects to undertake detailed plans and a specification for the work.
- ❑ Submission of planning permission as necessary.
- ❑ Formulation of complete costs.
- ❑ Achievement of support funding (25% of costs for refurbishment work, which could come from Derbyshire County Council and/or other grants).

The process would involve additional resources in officer time and accordingly it was essential that Members were supportive of the improvements proposed.

Members were reminded that the Authority currently had a Toleration Policy and Procedure for dealing with unauthorised encampments in the District. Additionally, officers were working with the Derbyshire Traveller Issues Group to formulate a county-wide policy and protocol for dealing with travellers. This work was ongoing and in response to the Guidance issued by ODPM in February 2004 on managing unauthorised encampments.

Members were advised that a meeting was being arranged by this Authority with other agencies to discuss the possibility and implications of the provision of further transit sites within or adjacent to the District. It was hoped to involve representation and the Police, Environment Agency, Derbyshire County Council, Highways Agency, GOEM, East Midlands Development Agency and North West Leicestershire District Council. As part of any policy in dealing with travellers it was essential that existing facilities were maintained to a good standard and additional facilities considered.

RESOLVED:-

That the formulation of an application in partnership with Derbyshire County Council for a refurbishment grant for site improvements at Lullington Crossroads Gypsy Caravan Site, Netherseal and Woodyard Lane Gypsy Caravan Site at Foston be approved.

HCS/7. CRIME AND DISORDER PARTNERSHIP - END OF YEAR REPORT

The Committee received the Crime and Disorder Partnership End of Year Report for 2003/04 and the Action Plan for 2004/05. It was noted that the Partnership had focussed its working in a number of areas which were viewed by both the partners and the community as being priorities for crime reduction. Consequently the partnership had concentrated on house burglary and auto-crime which were also crimes that the Government had set targets for reduction. The Year End Report also included a summary of the Community Against Drugs Initiative which had contributed greatly to a reduction in burglary. The Committee was advised that the Action Plan had been approved by the Strategic Group and was circulated to Members accordingly. The Plan was far more ambitious than the first year and the actions for Anti-Social Behaviour and Domestic Violence sought to place these issues at the centre of the Partnership's work for 2004/05. Particular issues that would be focussed on included the following:-

- CCTV Feasibility
- Domestic Abuse Co-ordinator and Services
- Neighbourhood Watch and Local Crime Reduction Group Support
- Anti-Social Behaviour Response Team
- Youth Facilities
- Neighbourhood Wardens
- Liberation Day
- School Safety Day
- Youth Engagement Through Sport Project

These projects would give a balanced approach between short-term crime reduction through prevention and deterrent measures and a longer-term behavioural change process linked to facilities for young people and community engagement.

Councillor Carroll queried the publishing of this report and was advised that there was a set process for its publication which included its submission to GOEM to be placed on a number of web sites. The Council's Community and Leisure Development Manager advised that the report would also be taken to the Council's six Area Meetings. Councillor Whyman welcomed the focus on domestic violence and anti-social behaviour and referred to the Partnership having a positive impact within the District. Councillor Harrison queried what support was being received from the Police for Anti-Social Behaviour Orders. The Community and Leisure Development Manager advised that the Council's Anti-Social Behaviour Officer had set up a problem solving group to assist in gathering evidence to obtain Anti-Social Behaviour Orders and the Police were involved accordingly. In Derbyshire, such Orders were being applied following a conviction and three were currently in place. Officers were also looking at installing a Response Team.

Councillor Isham thanked the Crime and Disorder Team for the 'Walk and Talk' initiative implemented on the Goseley Estate at Hartshorne and suggested that this initiative be undertaken annually. Councillor Wheeler expressed concern regarding the level of personal violence in the District and welcomed projects planned in local schools to tackle bullying.

RESOLVED:-

That the 2003/04 Crime and Disorder Partnership Year End Report be accepted and the Crime and Disorder Partnership Action Plan for 2004/05 be approved.

HCS/8. **ALLOCATIONS POLICY**

The Committee received a detailed report together with a detailed presentation advising of the proposed alterations to the Allocations Policy as required by the Homelessness Act 2002 and Statutory Instrument 2004 (No. 1235) relating to the allocation of housing to persons from abroad. It was reported that the introduction of the Homelessness Act 2002 in July 2003 gave changes to legislation in terms of those persons to be classed as in 'Priority Need' under homelessness legislation along with changes to the way in which allocations were dealt with. Following consultation with partner Registered Social Landlords, TACT, other partner organisations, Officers and the Tenants Panel the summary of alterations to the Allocations Policy had been amended to include direction in the granting of joint tenancies and the introduction of performance monitoring. It was proposed that the Allocations Policy would now include a statement in relation to Choice in Lettings, as required by the Homelessness Act 2002. The full policy document which incorporated existing policy and proposed amendments had been produced and was circulated.

The Committee was advised that a direction from the Government to promote choice in lettings now existed. The Choice Based Lettings Scheme operated quite differently from historical Allocations Policies in that the waiting list in its current format was removed and potential tenants' bids for properties advertised by the Council through various media. Suggested methods for promotion included a dedicated website, advertisements in local newspapers, a 'Lettings' shop and advertisements with local organisations. The Choice Based Lettings Scheme had been seen to work well in pilot areas such as Bolton and areas within London. The analysis of the pilots showed that the scheme did promote choice for social housing tenants, similar to the choices available for those purchasing or renting privately. Members were advised however, that most Choice Based Lettings Schemes were costly to establish and demonstrated higher revenue costs if the schemes were to run effectively. As the Housing Department was continuing to make fundamental improvements to its service it was not proposed to introduce a Choice Based Letting Scheme at this time but the Council would continue to promote choice via the Choice in Lettings part of the Policy. It was proposed that the Council would keep abreast of good practice in Choice Based Lettings with a view to implementing a scheme at a suitable point in the future.

Councillor Carroll referred to the new Allocations Policy which aimed to establish a fair, open and readily understandable mechanism for matching housing need against available resources for the benefit of the community. She asked about successions and made particular reference to young people in accommodation who had looked after elderly parents but who were now deceased. Councillor Carroll was advised that young people in such circumstances would be given priority to obtain other Council accommodation. The age threshold of 55+ years for the allocation of sheltered housing accommodation was welcomed by the Committee and the Housing Operations Manager advised that some flexibility could be built into

this area of the Policy. She also advised that Officers were looking at designating some bungalows (not sheltered housing) within the District for young people with disabilities.

Throughout the presentation given on the Allocations Policy, Members advised of particular problem instances which had occurred in their particular Wards and an explanation of the treatment which would be given in such circumstances under the proposed new Allocations Policy was given.

RESOLVED:-

(1) That the revised Allocations Policy, as submitted, be approved.

(2) That the ratio of allocations as detailed in the report be approved.

HCS/9. **REPAIR POLICY**

The Committee was advised that work was currently undertaken on Council homes through planned works and responsive repairs. Good practice dictated that the more works that could be planned the better as it provided greater value for money generally. The Audit Commission proposed that at least 70% of all works should be planned with the balance being responsive works. This year, the Council's overall expenditure on works was approximately £3.95m of which £1.19m (or 30%) would be responsive. Members were advised that this report was centred on the 30% of work that was carried out as a result of a direct request for repairs made to the Council by tenants as well as the works relating to void repairs. It also covered a proposed Rechargeable Repair Policy and Procedure, a proposed Mutual Repair Policy and incorporated the Decoration Policy previously agreed by the Committee. Members were reminded that under Minute No. HCS/ of 20th November 2003 the Committee had agreed the Policy circulated in principle subject to consultation which had now been undertaken.

A new Repair Policy was proposed which set out the following:-

- The responsibilities of both the tenant and Council in relation to maintenance issues within the home.
- The standard timescales for works delivered by the repairs and maintenance service.
- Those repairs which if carried out by the Council are rechargeable to the tenant.
- Re-let repair priorities.
- The Decoration Allowance scheme (this part of the policy had previously been adopted by the Committee)
- Mutual repairs (e.g. where a flat has been purchased there were usually shared responsibilities for repairs).
- Performance management issues.

The main body of the policy relating to the repair responsibilities of both tenant and landlord, had been based upon existing practice although there were several items where the Council was clarifying the responsibility for the first time.

Members were advised that as part of the consultation process a detailed presentation had been made to TACT, to the 8 area tenant meetings and an article placed in the Tenant's Extra newsletter. Generally, the Repair Policy had been well received and the comments made were outlined.

RESOLVED:-

That the Draft Repair Policy, as submitted, be approved.

HCS/10. **CHARGING FOR DRAINAGE CONNECTIONS**

The Committee was advised that in developing new property, private developers had to make appropriate arrangements to connect into mains services and supplies. In the case of connecting into the mains foul drainage system most new developments in this District would be linked directly to the Severn Trent network. In the case of one-off private new build projects, Severn Trent currently charged the housebuilder £3,000 per connection. In a number of instances within the District the Council owned, vested in the Housing Account, the immediate drainage system where it was laid at the same time as an estate or group of properties being built. Where there was a one-off new build project adjacent to such systems, the developer/builder applied to the Housing Service to connect into the Council's system and to date the Council had made no charge for such connections. Members were advised that accordingly there was scope to introduce a charge for such connections that would not only cover the Council's administration costs in relation to preparing the appropriate documentation to formalise the connection but would also assist in providing future maintenance to the system and reflect the true value of the connection. Rather than have a flat rate fee connection charge it was proposed that each request be considered and valued by the Council's Economic Development Manager dependent on the size, type and number of properties requesting to connect into the system.

Members were advised that some of the requests made for easements in the future might come from charitable and/or community projects and it might be that a request was made to waive or reduce the charge on those grounds. One of the three requests currently in hand was from such a project. It was proposed that if the Council wished to consider such a concession then that must be funded from the Council's general fund. Councillor Taylor supported a proposal whereby the proposed fee would be waived for charitable/community projects.

RESOLVED:-

- (1) That the proposal that a charge should be made where developers/builders wish to connect into Council owned drainage systems be approved.***
- (2) That the charge referred to in (1) above be waived for charitable and/or community projects and that the Finance and Management Committee be requested to approve that the charge be funded from general resources and not through the HRA.***

HCS/11. FINANCIAL REFERENCES FOR CURRENT AND FORMER TENANTS

The Committee was advised that, in progressing mortgage applications and other financial transactions, tenants and agencies requested that the Council provide financial references based upon their rent payment history. Other bodies, including councils and registered social landlords made a charge to cover their costs for providing such services. Currently this Council did not make a charge and the service was provided free at the point of delivery with the cost being met from the HRA pooled income. Checks with 8 social housing providers within a 30 mile radius and 4 local Swadlincote financial institutions had revealed that 4 of the 8 housing providers made a charge ranging from £11.75 to £60.00 and all of the 4 banks/building societies made a charge ranging from £10.00 to £60.00. In line with these charges it was proposed to introduce a charge of £25.00 for financial reference requests made to the Council from 1st July 2004.

RESOLVED:-

That the proposal for a charge of £25.00 to be made for the provision of financial references provided by the Council from 1st July 2004 be approved.

HCS/12. LOCAL GOVERNMENT ACT 1972 (AS AMENDED BY THE LOCAL GOVERNMENT [ACCESS TO INFORMATION] ACT 1985)**RESOLVED:-**

That, in accordance with Section 100(A)(4) of the Local Government Act 1972 (as amended), the press and public be excluded from the remainder of the Meeting as it is likely, in view of the nature of the business to be transacted or the nature of the proceedings, that there would be disclosed exempt information as defined in the paragraphs of Part 1 of the Schedule 12A of the Act indicated in brackets after each item.

MINUTES

The Exempt Minutes of the Meeting held on 22nd April 2004 were received.

MEMBERS QUESTIONS AND REPORTS

A discussion took place regarding partnership/contractual arrangements with a particular company. It was suggested that such partnership arrangements could be referred to the Council's scrutiny process.

EXPRESSIONS OF INTEREST RECEIVED FOR FORMER SHELTERED HOUSING UNITS AT BASS'S CRESCENT, CASTLE GRESLEY AND SMALL THORN PLACE, WOODVILLE (Paragraph 9)

The Committee agreed a detailed course of action, including making several recommendations to the Finance and Management Committee regarding the expressions of interest received for the above former sheltered housing units.

K. J. RICHARDS

CHAIR