

**Steve Atkinson** MA(Oxon) MBA FIoD FRSA  
Chief Executive

Date: 31 October 2012



Hinckley & Bosworth  
Borough Council

*A Borough to be proud of*

**To: Members of the Scrutiny Commission**

Mr MR Lay (Chairman)	Mrs L Hodgkins
Mr PAS Hall (Vice-Chairman)	Mr MS Hulbert
Mr C Ladkin (Vice-Chairman)	Mr DW Inman
Mr PR Batty	Mr K Morrell
Mr Bessant	Mr K Nichols
Mrs WA Hall	Mrs S Sprason

Copy to all other Members of the Council

(other recipients for information)

Dear Councillor,

There will be a meeting of the **SCRUTINY COMMISSION** in the Council Chamber on **THURSDAY, 8 NOVEMBER 2012** at **7.00 pm** and your attendance is required.

The agenda for the meeting is set out overleaf.

**\* PLEASE NOTE START TIME OF THE MEETING \***

Yours sincerely

A handwritten signature in black ink, appearing to read 'R Owen'.

Rebecca Owen  
Democratic Services Officer

## SCRUTINY COMMISSION - 8 NOVEMBER 2012

### A G E N D A

1. APOLOGIES AND SUBSTITUTIONS

2. MINUTES (Pages 1 - 4)

To confirm the minutes of the meeting held on 27 September 2012.

3. ADDITIONAL URGENT BUSINESS BY REASON OF SPECIAL CIRCUMSTANCES

To be advised of any additional items of business which the Chairman decides by reason of special circumstances shall be taken as matters of urgency at this meeting.

4. DECLARATIONS OF INTEREST

To receive verbally from members any disclosures which they are required to make in accordance with the Council's code of conduct or in pursuance of Section 106 of the Local Government Finance Act 1992. **This is in addition to the need for such disclosure to be also given when the relevant matter is reached on the agenda.**

5. QUESTIONS

To hear any questions in accordance with Council Procedure Rule 10.

A question asked at the previous meeting is being carried forward as a response could not be provided at the meeting. The question and response is below, and the Member will have the opportunity to ask a supplementary question.

Question received from Councillor Batty:

"Could we please have full disclosure on the information pertaining to the sale of land at the former Stoke Road Boys' Club? Particularly, can we please have the final net figures in respect of the capital receipt to include discounts, re-imburement of fees or reductions, for ground abnormalities?"

Response provided following the meeting:

Please find below the details of the negotiated land sale with Morris Homes as requested.

1. The total purchase price agreed with Morris Homes is £2.3 million
2. A deposit of 10% has been paid so this reduces the amount remaining to £2,070,000.00
3. On completion (i.e. when we sell the land) we will then receive £931,500.00 (45% of the purchase price, less the deposit)
4. Then twelve months after completion the remaining monies will be paid over (£1,238,500.00)
5. In the legal agreement there is a longstop date of the 30th April 2012 for the payment of the balance following completion. As this has not completed this payment has not been made as the agreement is not in place. The monies are therefore now due on the 3rd January 2013, which is the date after which the decision cannot be judicially reviewed.

Morris Homes have also committed to construct the adoptable access road at the beginning of the scheme working in close liaison with Richmond Primary school alongside a new pedestrian gate, double timer controlled vehicle gates and integration of right hand footpath to meet existing site footpath. Therefore no monies are due to be received by

LCC as a result of these negotiations.

On the 16<sup>th</sup> December 2009 and subsequent to the sale negotiations an independent valuation of the site was instructed at a cost of £350. In addition to this it was negotiated that there will be no deductions for abnormal under the contract therefore the only sum to be deducted from the capital receipt would be the valuation fee.

I hope this answers the question raised above.

6. EAST MIDLANDS AMBULANCE SERVICE

Representatives of the East Midlands Ambulance Service (EMAS) will be in attendance to discuss the proposals to restructure provision in the region.

7. LEISURE CENTRE PROCUREMENT (Pages 5 - 18)

Report of the Deputy Chief Executive (Community Direction) attached.

8. CONSULTATION ON BUS SUBSIDY REFORM (Pages 19 - 26)

Report and proposed consultation response attached.

9. SCRUTINY COMMISSION WORK PROGRAMME 2011-12 (Pages 27 - 32)

Work programme attached.

10. FORWARD PLAN OF EXECUTIVE AND COUNCIL DECISIONS (Pages 33 - 38)

Copy of the Forward Plan for November 2012 to February 2013 attached.

11. ANY OTHER ITEMS OF BUSINESS WHICH THE CHAIRMAN DECIDES HAVE TO BE DEALT WITH AS MATTERS OF URGENCY

12. ITEMS FOR INFORMATION ONLY (NOT FOR DEBATE) (Pages 39 - 40)

(a) Response to queries at previous meeting regarding affordable housing

At the meeting of the Scrutiny Commission held on 27 September, questions were asked under two different items, to which responses were requested. These were provided as follows:

- (i) Under the item on Welfare Reforms, it was felt that there may be more need for affordable housing with fewer bedrooms (one and two bedroom properties) to avoid paying subsidies for under-occupancy. Members asked if the relevant policy would need to be revised.

In response, it has been stated that planning policy documents relating to affordable housing are Policy 15 of the Core Strategy and the Affordable Housing Supplementary Planning Document. Paragraph 6.12 of the Affordable Housing SPD states that the mix of affordable housing may be negotiated on individual sites. This gives us flexibility to respond to changing needs and policies, including the welfare reform issues. What has therefore changed is not that the policy needs revising, but that officers' negotiations on every site have changed in response to welfare reform (for example they are now asking for more 1 bed flats and 2 bed houses).

- (ii) Whilst discussing the work programme a report was requested on the impact of developers' requesting a reduction in the percentage of affordable housing they provide on the affordable housing numbers trajectory.

In response, it has been explained that whilst the housing trajectory covers

the delivery of new dwellings, there is no trajectory for affordable housing. Its delivery is set out in Policy 15 of the Core Strategy which indicates the levels above which we would expect a percentage of affordable housing to be provided on site. We can't quantify the numbers of affordable housing that may be delivered as it depends on the proposed number of dwellings on a site as to whether the threshold for provision is crossed. There is no overall target for affordable housing provision. It is therefore felt that a report on this would not be possible.

- (b) Minutes of the Barwell & Earl Shilton Scrutiny Group, 24 September 2012 (attached).

13. MATTERS FROM WHICH THE PUBLIC MAY BE EXCLUDED

To consider the passing of a resolution under Section 100A(4) of the Local Government Act 1972 excluding the public from the undermentioned item of business on the grounds that it involves the likely disclosure of exempt information as defined in paragraphs 3 and 10 of Schedule 12A of the 1972 Act.

14. DEVELOPMENT AGREEMENT FOR THE BUS STATION SITE (Pages 41 - 44)

Report of the Deputy Chief Executive (Community Direction) attached.