

NORTH WARWICKSHIRE BOROUGH COUNCIL

MINUTES OF THE RESOURCES BOARD

3 September 2012

Present: Councillor Butcher in the Chair

Councillors Davis, N Dirveiks, Forwood, Fox, Holland, Johnston, Moore and Winter.

An apology for absence was received from Councillor Smith (Councillor Fox as substitute).

Councillors Barber, L Dirveiks, Humphreys, Lea and Pickard were also in attendance.

26 **Disclosable Pecuniary and Non-Pecuniary Interests**

None were declared at the meeting.

27 **Minutes of the Resources Board held on 2 April and 11 June 2012**

The minutes of the meetings held on 2 April and 11 June 2012, copies having been previously circulated, were approved as a correct record and signed by the Chairman.

28 **Contract Standing Orders**

The Assistant Director (Corporate Services) submitted revised Draft Contract Standing Orders, for approval.

Recommended:

That the Draft Contract Standing Orders provided as Appendix 1 to the report of the Assistant Director (Corporate Services) be approved.

29 **Amendments to Financial Regulations**

The Assistant Director (Finance and Human Resources) informed Members of some proposed amendments to the Financial Regulations.

Recommended:

That the revised Financial Regulations attached at Appendix A to the report of the Assistant Director (Finance and Human

Resources) be agreed and that the consequent amendments to the Constitution be made.

30 Annual Investment Strategy 2012/13

The Deputy Chief Executive proposed some revisions to the Annual Investment Strategy for 2012/13 previously approved by the Council.

Recommended:

That the revisions to the 2012/13 Investment Strategy be agreed.

31 A Review of the Effectiveness of Internal Audit 2011-2012

The Deputy Chief Executive asked Members to consider the annual review of the effectiveness of the Internal Audit system.

Resolved:

a That the findings of the annual review of the effectiveness of the Internal Audit system for 2011-12 be noted; and

b That it be noted that the system of internal audit is operating effectively and can be relied upon (as reflected in the Annual Governance Statement for 2011-12).

32 Housing Revenue Account Budgetary Control Report 2012/2013 Period Ended 31 July 2012

The Assistant Director (Finance and Human Resources) reported on the total Housing Revenue Account revenue expenditure and income for the period from 1 April to 31 July 2012.

Resolved:

That the report be noted.

33 Land at Ansley Common

The Assistant Director (Leisure and Community Development) advised Members of a proposal to surrender the lease on a parcel of land formerly known as Ansley Tennis Courts at Ansley Common.

Resolved:

That the Assistant Director (Leisure and Community Development), in consultation with the Chairman and Vice-

Chairman of the Board, be authorised to negotiate with CISWO the surrender of the lease for Ansley Tennis Courts, subject to there being no adverse financial impact on the Authority.

34 Progress Report on Achievement of Corporate Plan and Performance Indicator Targets April – June 2012

The Chief Executive and the Deputy Chief Executive informed Members of the progress with the achievement of the Corporate Plan and Performance Indicator targets relevant to the Resources Board for April to June 2012.

Resolved:

That the report be noted.

35 Internal Audit – Performance for First Quarter 2012-13

The Deputy Chief Executive reported on the progress of the Council's Internal Audit function against the agreed plan of work for the year.

Resolved:

That the report be noted.

36 Budgetary Control Report 2012/13 Period Ended 31 July 2012

The Assistant Director (Finance and Human Resources) reported on the revenue expenditure and income for the period from 1 April 2012 to 31 July 2012. The 2012/13 budget and the actual position for the period, compared with the estimate at that date were detailed, together with an estimate of the out-turn position for services reporting to the Board.

Resolved:

That the report be noted.

37 Consolidated Budgetary Control Report 2012/13 – Period Ended 31 July 2012

The Assistant Director (Finance and Human Resources) updated the Board on the total Council General Fund revenue expenditure and income for the period from 1 April 2012 to 31 July 2012.

Resolved:

That the report be noted.

38 Capital Programme 2012/13 Period Ending July 2012

The Assistant Director (Finance and Human Resources) updated Members on the progress of the 2012/13 Capital Programme in terms of expenditure.

Resolved:

- a That the progress made against the 2012/13 Capital Programme be noted; and**
- b That the proposal to vire £66,530 from the unallocated budget with the HRA in order to fund the additional cost of roofing works detailed in paragraph 8.3; of the report of the Assistant Director (Finance and Human Resources) be approved; and**
- c That approval be given to the Assistant Director (Housing) to vire the unallocated budget within the HRA to other housing schemes, if needed, following consultation with the Deputy Chief Executive and Chairmen of Resources Board and Housing Sub-Committee.**

39 Pay to Stay Consultation Paper

The Assistant Director (Housing) provided information on the Government's recent 'Pay to Stay' Consultation.

Resolved:

- a That the report be noted; and**
- b That it the Council disagrees with the principle of very high earners living in social housing paying higher than social rents and that Officers be authorised to respond to the consultation accordingly.**

40 Minutes of the Housing Sub-Committee

The minutes of the Housing Sub-Committee held on 9 July 2012 were received and noted.

41 Exclusion of the Public and Press

Resolved:

That under Section 100A(4) of the Local Government Act 1972, the public and press be excluded from the meeting for the following items of business, on the grounds that they involve

the likely disclosure of exempt information as defined by Schedule 12A to the Act.

42 Affordable Housing Development – Atherstone and Mancetter

The Assistant Director (Housing) provided proposals to the Board with regard to developing a number of affordable housing schemes in Atherstone and Mancetter.

Recommended:

- a That the Council work in partnership with Waterloo Housing Association to develop affordable homes in Atherstone and Mancetter as detailed in the report of the Assistant Director (Housing);**
- b That the Council sell the land at Church Walk, Mancetter, as set out at Appendix A, to Waterloo Housing Group to provide for new affordable flats and houses in accordance with the terms set out in the report;**
- c That the Council’s land at Watling Street, Mancetter, set out at Appendix B, be sold to Waterloo Housing Association in accordance with the terms set out in the report;**
- d That the Council redevelop its land and properties at Lister Road shop site in Atherstone set out at Appendix C, to provide for new affordable homes for rent and shared ownership in partnership with Waterloo Housing Group, with types, tenure and ownership as set out in the report;**
- e That Waterloo Housing Group pay a specific amount, in accordance with the terms set out in the report, for each property that they develop on the Lister Road shop site;**
- f That, in partnership with Waterloo Housing Association, the Council develop nine 2 bedroom bungalows for Council ownership on its land at St Georges Road, Atherstone, shown at Appendix D;**
- g That, in partnership with Waterloo Housing Group, the Council develop two 2 bedroom bungalows for Council ownership on the land shown at Appendix E at Princess Road, Atherstone; and**
- h That some of the reward monies being held by the County Council to fund affordable housing in the**

Borough be used to fund the development at Lister Road, Atherstone, and Church Walk, Mancetter, because the sites present a number of abnormal issues.

43 Public Conveniences

The Assistant Director (Streetscape) gave details on the cost and usage levels of the Council's public conveniences and examined how service access could be increased and costs reduced by making better use of existing community facilities across the Borough.

Resolved:

- a That Officers canvass local businesses and other organisations to gauge the likely take up of a Community Toilet Scheme across North Warwickshire; and**
- b That a further report be brought to Board with recommended actions to implement the scheme on a trial basis as soon as the consultation has been completed.**

44 Irrecoverable Local Taxation and Housing Debts

The Assistant Chief Executive (Community Services) detailed the amounts recommended for write-off, in accordance with the write-off policy agreed by the former Finance Sub-Committee in September 2000.

Resolved:

- a That the write-off of 4 balances over £1,250 totalling £8,407.22 in respect of unpaid Council Tax be approved;**
- b That the write off of 4 balances over £1,250 totalling £11,609.37 in respect of unpaid Non Domestic Rates be approved;**
- c That the write off of 4 balances over £1,250 totalling £7,336.89 in respect of overpaid Housing Benefit be approved;**
- d That the write off of 8 balances over £1,250 totalling £16,565.82 in respect of unpaid Former Tenant Rear Arrears be approved;**
- e That the write off of 61 balances under £1,250 totalling £23,566.15 in respect of unpaid Council Tax be noted;**

- f That the write off of 3 balances under £1,250 totalling £1,240.36 in respect of unpaid Non Domestic Rates be noted;**
- g That the write off of 93 balances under £1,250 totalling £15,606.00 in respect of overpaid Housing Benefit be noted;**
- h That the write off of 76 balances totalling £14,838.75 in respect of unpaid Former Tenant Arrears be noted;**
- i That the write back of 2 credits totalling £2,355.23 in respect of unpaid Non Domestic Rates be noted; and**
- j That the write back of 87 credits totalling £1,985.68 in respect of Former Tenant Arrears be noted.**

45 Council Land in Atherstone

The Assistant Chief Executive and Solicitor to the Council and the Assistant Director (Streetscape) sought Members' approval to commence legal action in respect of unauthorised works to Council land.

Resolved:

That the Council write to Arragon properties expressing their wish for this important development to take place, but that unless the current offer is accepted and a timetable for implementing the works agreed by the date of the next Resources Board meeting (19 November 2012) then the Board will be asked to consider legal action.

46 The Arcade

The Assistant Director (Streetscape) provided a report setting out the response from Atherstone Town Council to the offer to discuss the purchase of the Arcade, Long Street, Atherstone. The Board was asked to agree to a small Member and Officer group being tasked to hold further discussions with the Town Council and bring a final proposal back to the next meeting of the Board.

Resolved:

- a That the Leader of the Council, the Chairman of Resources Board and the Assistant Director (Streetscape) be authorised to hold discussions with representatives of Atherstone Town Council regarding the Arcade; and**

- b That a report be brought back to the next meeting of the Resources Board for consideration.**

Chairman