

To: All Members of the EXECUTIVE  
(Agenda pages to other  
Members for Information)

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Date: 23 October 2009

### **Membership of the Executive**

Cllr Richard Gates (Chairman)  
Cllr Mike Band (Vice-Chairman)  
Cllr Mrs Carole King  
Cllr Robert Knowles  
Cllr Ms Denise Le Gal

Cllr Stefan Reynolds  
Cllr John Sandy  
Cllr Roger Steel  
Cllr Adam Taylor-Smith  
Cllr Keith Webster

Dear Councillor

A Meeting of the EXECUTIVE will be held as follows:-

DATE: TUESDAY, 3 NOVEMBER 2009

TIME: 6.45 P.M. \*

PLACE: COUNCIL CHAMBER, COUNCIL OFFICES, THE BURYS,  
GODALMING

Yours sincerely

MARY ORTON

Chief Executive

\*This meeting will be webcast and can be viewed by visiting  
<http://www.waverley.ukcouncil.net/>

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## NOTE FOR MEMBERS

Contact Officers are shown at the end of each report and members are welcome to raise questions, make observations etc. in advance of the meeting with the appropriate officer.

## AGENDA

### 1. INFORMAL QUESTION TIME

The Chairman to receive any informal questions from members of the public (for a maximum of 15 minutes).

### 2. MINUTES

To confirm the Minutes of the Meeting held on 29 September 2009 (to be laid on the table half-an-hour before the meeting).

### 3. APOLOGIES FOR ABSENCE

To advise the Executive of any apologies for absence.

### 4. DISCLOSURE OF INTERESTS

To receive from members, declarations of personal and prejudicial interests in relation to any items included on the agenda for this meeting, in accordance with the Waverley Code of Local Government Conduct.

### 5. QUESTIONS

The Chairman to respond to the following questions of which notice has been given in accordance with Procedure Rule 10:-

*[\*NB. The following question expresses personal views of the questioner and Waverley does not endorse the statements of fact and opinion in any way and they do not reflect the views of Waverley Borough Council].*

#### From Jerry Hyman of Farnham regarding Housing Services:

"Council Leader,

The 2004 Ridge Consultants' Report to Council identified a need to spend some £22 million on Waverley's housing stock by 2010/11 in order to meet the government's minimum Decent Homes Standard. The council instead chose to promote a higher Standard which was 'unaffordable'.

The tenants' principled rejection of Stock Transfer's 'Enronesque' offer of unnecessary debt has saved the taxpayer £10 million pa ever since (and retained a valuable asset), surely something to applaud, and furthermore over the 5 year period, the council's housing service will

have spent some £60 million on services and substantially improving the stock.

Can you please tell us the current '2010 minimum DHS liability', i.e. by how much has the £60 million expenditure reduced the £22 million Decent Homes backlog?

Thank you.”

6. EXECUTIVE FORWARD PROGRAMME

To adopt the forward programme of key decisions for Waverley Borough Council, attached at Appendix A.

7. BUDGET MONITORING

[Portfolio Holder: Cllr Mike Band]  
[Wards Affected: All]

The report at Appendix B provides details of the expenditure and income position to the end of September 2009 compared with budget for the General Fund and the Housing Revenue Account. It also gives an update on the Capital Programme for the General Fund and Housing Revenue Account.

Recommendation

**It is recommended that:**

1. **the position as at 30th September 2009 be noted;**
2. **£15,000 of the car park Capital Programme savings be now reinstated;**
3. **£225,000 of HRA capital receipts be brought forward into 2009-10 to support the kitchen replacement programme; and**
4. **the Budget continue to be monitored closely during the remainder of 2009/10.**

8. TREASURY MANAGEMENT

[Portfolio Holder: Cllr Mike Band]  
[Wards Affected: N/A]

The purpose of the report at Appendix C is to advise Members of Waverley's investment performance at the end of the second quarter of 2009-2010.

Recommendation

**It is recommended that the first half year's Treasury Management Performance for 2009/10 be noted.**

9. PHILLIPS MEMORIAL GARDENS IMPROVEMENT PROJECT

[Portfolio Holder: Cllr Roger Steel]  
[Wards Affected: All Godalming Wards]

The report at Appendix D sets out the progress to date with the development of an improvement project for Phillips Memorial Gardens, summarises early feedback from the Heritage Lottery Fund and the seminal 'Friends' Group, and seeks the views of the Executive on the proposed way forward.

Recommendation

**It is recommended that the Executive:**

- 1. agree to the formation of an Officer's project group to take the project forward and instructs this group to work with the new steering group to put together a 'Phase 1' Parks For People application in time for the February 2010 deadline;**
- 2. agree that, in order to meet the requirement of the Parks for People fund that 25% partnership funding is found by the applicant, the proposed project be considered as a high priority for the next three years for any S106 and Infrastructure Tariff moneys coming forward for 'Environmental Improvements' in the Godalming area;**
- 3. instructs officers to seek alternative third-party funding for the project which can either be used as partnership funding for the wider project or provide an alternative to the HLF funding should the HLF bid be unsuccessful;**
- 4. agree that, in order to accurately quantify the potential costs involved in the project (with specific reference to the Cloister), a suitably qualified consultant be appointed to produce a 'Conservation Management Plan' for the site as soon as possible, and that £10,000 of the 2010/11 draft capital allocation of £50k for this project be brought forward to finance this; and**
- 5. instructs officers to seek confirmation from Godalming Town Council, that because of the potential risk to HLF funding, it would be content for Waverley not to progress the devolution of this site and for the land to continue in Waverley's ownership.**

10. WAVERLEY BOROUGH COUNCIL OLDER PERSONS HOUSING STRATEGY 2009-2012

[Portfolio Holder: Cllr Keith Webster]  
[Wards Affected: All]

The report at Appendix E, which was considered by the Community Overview and Scrutiny Committee at their meeting on 7 September, recommends members approve the attached draft of the Waverley Borough Council Older Persons Housing Strategy.

Recommendation

**It is recommended that the Executive endorse the Waverley Borough Council Older Persons Housing Strategy 2009-2012.**

11. DEVELOPING AND WIDENING TENANT PARTICIPATION AND INVOLVEMENT

[Portfolio Holder: Cllr Keith Webster]  
[Wards Affected: All]

The report at Appendix F was considered by the Community Overview and Scrutiny Committee on 7 September and outlines the work that is beginning to strengthen the Council's approach to tenant/resident participation and involvement. At this stage, members are being invited to comment on the approach and make any observations or comments on this piece of work as it begins.

Recommendation

**That the Executive endorse the comments of the Community Overview and Scrutiny Committee.**

12. PROGRESS REPORT: LANDLORD SERVICES AUDIT COMMISSION INSPECTION

[Portfolio Holder: Cllr Keith Webster]  
[Wards Affected: All]

The report at Appendix G, which was considered by the Community Overview and Scrutiny Committee on 7 September, provides members with a six-month update of the work completed by the housing staff following the Audit Commission inspection report on 15 January 2009. To identify any issues that may affect the ability to meet all the recommendations.

Recommendation

**It is recommended that the Executive endorse the report.**

13. DISPOSAL OF HOUSING REVENUE ACCOUNT PROPERTY

[Portfolio Holder: Cllr Keith Webster]  
[Wards Affected: Critchmere and Shottermill]

The report at Appendix H proposes the open market sale of a Housing Revenue Account property in Haslemere and seeks authority to dispose of the property. The proceeds arising from the sale would be applied towards meeting the Decent Homes Standard in the rest of the Council's housing stock.

Recommendation

**It is recommended that:**

- 1. the Council disposes of Woolmer Hill Lodge, Haslemere, on the open market on terms to be negotiated by the Council's Estates and Valuation Manager and Deputy Chief Executive; and**

2. **the capital receipt from the sale of this property be applied to contribute toward achieving the Decent Homes Standard in the remaining Council housing stock.**

14. SOCIAL HOUSING GRANT : AFFORDABLE HOUSING, WHARF STREET, GODALMING

[Portfolio Holder:Cllr Keith Webster]  
[Wards Affected: Godalming Wards]

The report at Appendix I recommends using monies from the Council's affordable housing capital programme, in order to support the development of nine flats at Wharf Street, Godalming.

These affordable homes for rent will be developed by Pavilion Housing Association and Waverley will be able to nominate applicants from the Council's Housing Needs Register.

Recommendation

**It is recommended that the Executive approve making a grant of £135,000 from earmarked housing capital resources to Pavilion Housing Association to support the development of nine properties in Godalming.**

15. SOCIAL HOUSING GRANT: AFFORDABLE HOUSING FOR HOMELESS YOUNG PEOPLE

[Portfolio Holder:Cllr Keith Webster]  
[Wards Affected: All]

Step-by-Step is a charitable housing organisation, which provide housing, training and support for young homeless people. Waverley has worked with this organisation for a number of years, primarily in respect of preventing homelessness and also making referrals of young people to their accommodation.

The report at Appendix J recommends making a capital grant of £100,000 from the Council's affordable housing programme to support the development a new, purpose-built town centre housing project in Aldershot. This will provide housing, advice and training facilities for homeless young people aged 16-25. This is a multi-agency initiative supported by a number of local authority partners.

Support services to residents will be provided by Step-by-Step and the new building will be developed by Sentinel Housing Association. A capital grant from Waverley Borough Council will entitle the Council to nomination rights for 3 places in the scheme.

Recommendation

**It is recommended that the Executive approve making a grant of £100,000 from earmarked housing capital resources to Step-by-Step to**

**support the development of a new supported housing building for homeless young people.**

16. CUSTOMER SERVICE STRATEGY 2009 -2012

[Portfolio Holder: Cllr Taylor-Smith]  
[Wards Affected: All]

The Executive is being asked to consider and approve the proposed Customer Service Strategy at Appendix L for Waverley 2009-2012.

Recommendation

**It is recommended that the Executive approve the Customer Services Strategy 2009-2012.**

17. CUSTOMER SERVICES SPECIAL INTEREST GROUP

Cllr Steven Renshaw has resigned from the Customer Services SIG and Cllr Dr Nicky Lee has agreed to take his place.

Recommendation

**It is recommended that the Executive authorise the change in membership to the Customer Services SIG as above.**

18. ACTION TAKEN SINCE LAST MEETING

To note the following action taken by the Chief Executive after consultation with the Chairman and Vice-Chairman since the last meeting. The Register of Decisions will be laid on the table half an hour before the meeting.

To authorise the earmarking of £10,000 from the revenue reserve fund to cover the initial maximum exposure for Cyclescheme, the cycle to work salary sacrifice scheme, and for this scheme to be offered as a benefit to all staff to be launched in Energy Saving Week 19-25 October 2009.

19. EXCLUSION OF PRESS AND PUBLIC

To consider the following recommendation on the motion of the Chairman:-

Recommendation

That, pursuant to Procedure Rule 20, and in accordance with Section 100A(4) of the Local Government Act 1972, the press and public be excluded from the meeting during consideration of the following item on the grounds that it is likely, in view of the nature of the business to be transacted or the nature of the proceedings, that if members of the public were present during this item there would be disclosure to them of exempt information (as defined by Section 100I of the Act) of the description specified in the appropriate paragraph(s) of the revised Part I of Schedule 12A to the Act (to be identified at the meeting).

20. REQUEST FOR FLEXIBLE RETIREMENT

[Portfolio Holder: Ms Denise Le Gal]

[Wards Affected: N/A]

To consider the report at [Exempt] Appendix M

21. ANY OTHER ISSUES TO BE CONSIDERED IN EXEMPT SESSION

To consider matters (if any) relating to aspects of any reports on this agenda which, it is felt, may need to be considered in Exempt session.

**For further information or assistance, please telephone Robin Pellow,  
Head of Democratic and Legal Services, on 01483 523222.**