

WAVERLEY BOROUGH COUNCIL

MINUTES OF THE EXECUTIVE - 28 NOVEMBER 2023

SUBMITTED TO THE COUNCIL MEETING – 20 FEBRUARY 2024

(To be read in conjunction with the Agenda for the Meeting)

Present

Cllr Paul Follows (Chair)	Cllr Kika Mirylees
Cllr Peter Clark (Vice Chair)	Cllr Nick Palmer
Cllr Tony Fairclough	Cllr Paul Rivers
Cllr Victoria Kiehl	Cllr Liz Townsend
Cllr Mark Merryweather	Cllr Steve Williams

Also Present

Cllrs Beaman and Spence

EXE 89/23 MINUTES (Agenda item 2)

The Minutes of the Meeting held on 31 October 2023 were confirmed and signed as a correct record.

EXE 90/23 DECLARATIONS OF INTEREST (Agenda item 3)

There were no declarations of interest.

EXE 91/23 QUESTIONS FROM MEMBERS OF THE PUBLIC (Agenda item 4)

There were no questions from members of the public.

EXE 92/23 QUESTIONS FROM MEMBERS OF THE COUNCIL (Agenda item 5)

Cllr Beaman, Farnham North West ward, asked the following question:

“Whilst accepting that the collaboration programme with Guildford Borough Council has yielded financial benefits for both authorities before members of either authority can agree to undertaking any studies of the operational potential and financial savings that might exist from further collaboration could all members receive a review of the operation of the Joint Management Team (JMT) to date given the increased workload now on all members of the JMT? Also would it not be better for any further studies of any further collaboration to await the appointment of a new Chief Executive so that full account can be taken of any input they might have?”

Councillor Kiehl, Portfolio Holder for Organisational Development and Governance responded by stating that the collaboration with Guildford Borough Council had already yielded financial benefits for both authorities in a time where all local authorities, Waverley included, faced significant financial challenges. Those benefits were much needed and were very welcome.

Councillor Kiehl continued by saying that whenever a new management structure was put in place it was good practice to monitor its effectiveness, seek feedback from members of the team and others, and to look at whether any adjustments might be needed to ensure that it was functioning as planned. Officers had confirmed that this was the approach being taken with regard to the Joint Management Team. The published risk register for the collaboration, kept under review by the Waverley and Guildford Joint Governance Committee comprised of Councillors from both authorities stated that the JMT structure would be kept under review, that commitment to keeping the structure under review was just one of a number of ongoing and future mitigating actions to reduce risks relating to the collaboration between the two authorities.

Councillor Kiehl explained that the intention was to commence the work of studying the options relating to staff and office locations rather than to conclude straight away what should be done; putting the work on pause, or not commencing with it, which would cause significant unnecessary delay further down the line. The input of the future Chief Executive would be important but it was not depended on to maintain momentum now that there was a clear policy direction with a democratic mandate. The report on the agenda gave the Council a framework for how to move ahead and in particular where to focus attention on its options.

EXE 93/23 LEADER'S AND PORTFOLIO HOLDERS' UPDATES (Agenda item 6)

The Leader was buoyed by the significant number of quality applicants for the Joint Chief Executive vacancy and was looking forward to the Joint Appointments Committee interviews on 14 December. Executive Members then gave the following updates:

- Councillor Clark announced that for medical reasons he would be stepping down from the Executive at the end of December. He was pleased that the Council had been progressive in recent years and thanked Officers and Executive Members for their support.
- Councillor Mirylees stated that a Memorandum of Understanding had been agreed with Surrey County Council regarding The Edge; and that community engagement and conservation activities were underway regarding the Museum of Farnham.
- Councillor Palmer expressed his thanks to the Executive Head of Housing who was leaving the Council, and likewise to the Joint Chief Executive.
- Councillor Townsend was pleased that the High Court had upheld the Council's decision to adopt Local Plan Part 2; and that the Cranleigh Village Hospital Hoppa bus service had been successfully launched. Officers in the Planning Policy and Community Development teams were thanked for their hard work.

Executive Members commended Councillor Clark for his tenure as an Executive Member and Deputy Leader and took solace that his wise words and good humour would still be heard from the backbenches.

EXE 94/23 RECOMMENDATIONS FROM THE OVERVIEW AND SCRUTINY COMMITTEES (Agenda item 7)

Regarding the recommendation from Overview and Scrutiny Resources Committee on the Housing Revenue Account – New Build Housing, the Leader stated that no evidence had been provided to support the assertion that the method of market valuation was incorrect. The reasoning for the market valuation method had been clearly explained by expert Officers at the meeting. The Leader urged that recommendations should be made with more substance in the future, and cautioned that Members should request more information from Officers if necessary in advance of a meeting, rather than make unfounded assertions during meetings.

Regarding the recommendation from Overview and Scrutiny Resources Committee on the exempt matter of the Resourcing of the In House Legal Services Function, the Leader stated that he agreed with the sentiment of the recommendation, which would be addressed in the form of an amendment when the report was considered at agenda item 18.

EXE 95/23 GUILDFORD AND WAVERLEY TRANSFORMATION AND COLLABORATION
(Agenda item 8)

Councillor Kiehl introduced the report, and thanked Officers accordingly. The report would be a catalyst for the next stages of collaboration and would enable the bringing forward of options for consideration on future staffing arrangements, co-location, and simultaneous Executive decision making. The Overview and Scrutiny Committees were recommended to engage with options appraisals when prepared. The same report had been agreed by the Executive of Guildford Borough Council on 23 November, which demonstrated the commitment of both councils to collaboration.

Visiting Member Councillor Spence had registered to speak and expressed his concern that the original objectives set in 2021 had subsequently been reformatted from having equal priority to a hierarchy, with bridging budget gaps having greater priority than the others. He cautioned that collaboration was more than a savings exercise.

Executive Members' statements in support of the recommendations included:

- Collaboration would bring economies of scale and sustainability benefits in the absence of financial assistance from the Government
- Both Councils would remain sovereign entities and continue to be accountable to their residents
- Counterpart Executive Members were in regular dialogue and were building good relationships
- The caution expressed by Councillor Spence was noted, collaboration would also provide opportunities to enhance value and productivity, and safeguard the delivery of services
- The priorities would be discussed at the informal meeting of the Executives scheduled for February 2024 to stress the non-financial benefits of collaboration

The Executive **RESOLVED** unanimously to:

- I. Note and endorse the Guildford and Waverley Partnership Vision statement in Appendix 1;**
- II. Note the progress made to date with regards to the Guildford and Waverley collaboration initiative as set out in Appendix 2 and section 7;**
- III. Adopt the proposed Transformation and Collaboration Programme set out at Appendix 3;**
- IV. Approve a project to explore the potential benefits of co-locating Guildford Borough Council and Waverley Borough Council staff within shared premises or single HQ, resourced separately from this Transformation and Collaboration Programme, and receive a report for consideration with an options appraisal and recommendations;**
- V. Approve a project to explore a single shared officer structure between Guildford Borough Council and Waverley Borough Council, resourced through the initial Transformation and Collaboration budget allocations, and receive a report for consideration with an options appraisal and recommendations;**
- VI. Agree the additional resources as set out in section 10 of this report (£100,000 of revenue and £100,000 of capital. For Guildford Borough Council this will be funded from flexible use of capital receipts and the Finance Recovery Reserve. For Waverley Borough Council this will be funded from the invest to save reserve) to support the initial start-up of this programme and note how the revenue funding will be spent to secure officer support as set out within Appendix 4;**
- VII. Note that the initial benefits realisation work with the joint Executive Heads of Service has been carried out by the Organisational Development and Finance Teams, with a rough order of magnitude for savings through collaboration projects at £700,000 but that this figure is expected to increase over time as the detail of more plans is developed;**
- VIII. Note that the required level of funding to support the delivery of the programme in the longer term cannot be made available at this time, necessitating a phased and prioritised approach in the first instance (focusing more on staff terms and conditions and immediate savings opportunities and less on the broader and more complex questions of the operating model for both authorities);**
- IX. Request that consideration be given in February 2024 to how the broader programme can be fully funded and taken forward when the budgets of both Councils are agreed (and adopting a revised programme structure in line with that increased level of funding at that time);**
- X. Approve the principle of the Guildford Borough Council and Waverley Borough Council Executives working in partnership on matters relating to the Transformation and Collaboration Programme;**
- XI. Approve the principle of Simultaneous Executive Meetings (SEMs) for the Executives of Guildford Borough Council and Waverley Borough Council to consider matters relating to the Transformation and Collaboration Programme;**
- XII. Delegate authority to the Joint Executive Head of Legal and Democratic Services to schedule regular meetings, as required,**

simultaneously of the Guildford Borough Council and Waverley Borough Council Executives, in consultation with the Leaders of both Councils, and

- XIII. Invite Overview and Scrutiny Committees to scrutinise and comment upon the draft options appraisals, the recommendations and the costs and savings before these are finalised and brought back to the Executive for further consideration.**

Reasons:

- I. Articulate and set the framework and goals for the collaborative work between Guildford Borough Council and Waverley Borough Council and provide a direction of travel;
- II. Enable collaborative work to continue with the resources available and allow officers to resubmit bids for funding to deliver the vision in future years;
- III. Ensure Executive members of both Councils can jointly debate and decide matters coming to them relating to the Transformation and Collaboration programme, ensuring transparency and agile decision making across both authorities, whilst maintaining sovereignty of both councils;
- IV. Ensure decisions relating to sharing premises and staffing are subject to proper scrutiny; and
- V. Support the plans of both councils to achieve financial sustainability, particularly for Guildford Borough Council in the light of the reset Budget 2023/24 report (Full Council 25 July 2023) and Financial Recovery Plan (Full Council 10 October 2023) and revised Medium Term Financial Plan (MTFP).

EXE 96/23 GENERAL FUND MTFP MID-YEAR REVIEW (Agenda item 9)

Councillor Merryweather introduced the report, thanked Officers for their work in its preparation, and summarised that the general fund budget remained broadly on target. Overall inflation was a dominant characteristic, but work was ongoing to mitigate cost pressures and to improve productivity over the medium-term. Whilst inflation was decelerating it was not as fast as forecast. Those higher costs magnified the Council's structural deficit and increased the quantity of sustainable measures that would need to be taken to compensate now and in future years. One consequence of higher inflation was higher interest rates which the Council had benefited from, but that benefit would dissolve as rates fell. Councillor Merryweather continued to explain that high interest rates consequentially increased the viability threshold for capital spending decisions; and advised that contextually, there was increased demand for Council services and a challenging labour supply market.

There being no further discussion, the Executive **RESOLVED** to **RECOMMEND** that the Council:

- I. Note the 2023/24 forecast outturn position for the General Fund**
- II. Note the emerging pressures and risks set out in the report**
- III. Note the position regarding the General Fund capital programme and individual capital projects.**

Resolved:

- I. The annual General Fund budget is a major decision for the Council and setting a balanced budget is a statutory requirement. The uncertain economic climate necessitates a review of the MTFP in the light of its financial impacts on the council: the Council must act quickly to ensure the risk of a net budget shortfall is addressed so that the Council can continue to function.
- II. Scrutiny of this MTFP through a Mid-Year Review demonstrates transparency and good governance.

EXE 97/23 HRA MID-YEAR REVIEW (Agenda item 10)

Councillor Rivers explained that rising inflation and interest rates were challenging for the HRA Business Plan. Changes flowing from the Social Housing Regulation Act were expected to have a significant impact, together with the uncertainty as to whether the government would bring in a cap on rent increases. The Leader concurred that there would be a tension between making sure that rents were affordable for tenants but also having enough money to build new and maintain existing properties.

There being no further discussion, the Executive **RESOLVED** to **RECOMMEND** that the Council:

- I. **Notes the 2023/24 forecast outturn position for the Housing Revenue Account;**
- II. **Notes the emerging pressures and risks set out in the report;**
- III. **Notes the position regarding the HRA capital programme and New Development Scheme.**

Reasons:

- I. The annual Housing Revenue Account budget is a major decision for the Council. The uncertain economic climate necessitates a review of the HRA and Capital budget in the light of its financial impacts on the long term sustainability of the HRA Business Plan
- II. Scrutiny of the HRA budget and capital budgets through a Mid-Year Review demonstrates transparency and good governance.

EXE 98/23 COVERT INVESTIGATIVE POWERS (SURVEILLANCE) POLICY (Agenda item 11)

The Leader welcomed the alignment of Guildford and Waverley policies and summarised that the policy made clear that such powers were to be used sparingly, with proper authority, and with due diligence. Councillor Kiehl concurred, and added that Officers across both Councils would benefit from the clarity of using the same policy.

There being no further discussion, the Executive **RESOLVED** to **RECOMMEND** to Council the adoption of the Policy.

Reasons:

- I. To align the policies of Waverley and Guildford and to improve consistency in reporting, monitoring and approval of covert surveillance and acquisition of communications data.
- II. To ensure the integrity of the processes in place for the use of directed surveillance, covert human intelligence sources (CHIS) and acquiring communications data.
- III. To maintain compliance with the Legislation and Codes of Practice that govern Investigatory powers and Human Rights
- IV. To ensure collaborative engagement with IPCO and their inspectors
- V. To ensure staff are fully trained and aware of their powers, duties and the authorisation process.

EXE 99/23 GROWTH BID - OPERATIONAL SAFEGUARDING (Agenda item 12)

Councillor Mirylees introduced the report and contextualised that there had been a significant increase in community safeguarding concerns due to factors which included the aftermath of the Covid pandemic and the cost of living crisis. The increased pressure on statutory partners, particularly Surrey County Council, meant that safeguarding risks had to be absorbed by the Borough Council without additional funding, despite a request being made. A Safeguarding Co-ordinator role was requested to ensure clear reporting lines, good governance, and the mitigation of risk to individuals and to the Council.

The Leader proposed an additional recommendation to write to Surrey County Council to request appropriate financial support for the role, seconded by Councillor Townsend.

The Executive **RESOLVED** unanimously to:

- I. **Establish a dedicated Safeguarding Coordinator to act as a safeguarding operational lead to support all officers in the management of safeguarding referrals, be approved**
- II. **Approve the supplementary budget for 2023/24 to recruit to the role in this financial year**
- III. **Approve the addition of the post to the establishment budget from 2024/25 onwards; and**
- IV. **That Officers in consultation with the Portfolio Holder write to Surrey County Council to request appropriate financial support for the role.**

Reasons:

- I. Due to the increase in safeguarding concerns for our most vulnerable residents and the and the increased thresholds of need to evoke statutory partner involvement, there is a need for a dedicated resource to help the council manage the associated risk.
- II. The role will support officers in coordinating safeguarding concerns and enquiries to ensure that there is a clear audit trail of key decisions and actions that demonstrates sound management at local level and referral of cases with increasing complexity for multi-agency intervention.
- III. The role will help reinforce and embed our safeguarding culture to be at the heart of all that we do when working with our communities.

EXE 100/23 HOMELESSNESS PREVENTION STRATEGY 2023-28 (Agenda item 13)

Introducing the report, Councillor Palmer highlighted that the Council with its Housing Association partners had delivered 933 new homes in the last five years. A further 72 homes for social and housing rent would become available in 2023/24. Councillor Palmer cautioned however that the Homelessness Prevention Grant was expected to halve from the current year, and in order to continue to deliver the same level of service, growth in the MTFP of approximately £300,000 was anticipated. Given the current forecast gap in the MTFP over the next 4 years, a full review would be required to ensure costs would be kept down where possible to minimise the impact on the General Fund.

Executive Members' statements in support of the recommendations included:

- That the Government was not tackling the causes of homelessness
- The language used by the Government when discussing homelessness was disappointing
- That thanks be conveyed to Officers for their work.

The Executive **RESOLVED** to **RECOMMEND** to Council the adoption and publication of the Strategy.

Reasons:

- I. To comply with legislation.
- II. To mitigate the challenges outlined in the report and as far as possible, to build on the Council's success in preventing and relieving homelessness.

EXE 101/23 HOUSING REVENUE ACCOUNT - NEW BUILD HOUSING DELIVERY (Agenda item 14)

Councillor Palmer was pleased to bring forward the report to facilitate the delivery of 46 new homes. The report demonstrated the momentum of the Council to achieve the strategic priorities of its Corporate Strategy 2020-2025 and its commitments within the Affordable Homes Delivery Strategy 2022 -2025.

There being no further discussion, the Executive **RESOLVED** unanimously to:

Springfield, Elstead

1. **Progress with Option 4 to demolish the existing accommodation and re-develop a scheme that incorporates a variety of homes of varying sizes and tenures that can accommodate different individual and local housing need.**
2. **Delegate authority to the Strategic Director of Place, in consultation with the Portfolio Holder for Housing (Delivery), to submit a planning application, including demolition to facilitate delivery of 26 new affordable homes.**

3. Approve the sale of shared ownership homes to be delivered on the site at Springfield with the Executive Head of Housing Services in consultation with Portfolio Holders for Housing (Delivery and Operations) to approve the final terms of such sales having regard to market value and giving the Executive Head of Legal and Democratic Services authority to approve the final form of the sale agreements and any ancillary related legal agreement.
4. Delegate authority for Executive Head of Housing Services in consultation with Portfolio Holders for Housing (Delivery and Operations) to approve the future sale of percentage shares of shared ownership homes.
5. Delegate authority for the Executive Head of Housing Services in consultation with the Executive Head of Finance to review and change the tenure of an affordable shared ownership home to affordable rented should the housing market negatively impact the sale of these homes (subject to provision of full financial information and appraisal and that there is not a negative net revenue impact to the business plan for the scheme)
6. Delegate authority to the Strategic Director of Place to:
 - i. Approve the commencement of the tender process for the demolition and construction contracts
 - ii. Approve the appointment of contractors following the appropriate procurement subject to the appointment being within the identified budget
 - iii. Approve the use of pre contract agreements with the preferred contractor to enable the development of the project and authorise spend in accordance with the budget.
 - iv. Approve enter into the JCT Contracts (Works/Design and Build) for both demolition and delivery of new homes.
 - v. Approve the entering into any related contractual documentation (including collateral warranties, novation agreements, easements other ancillary agreements) relating to the delivery of the project
 - vi. Approve the entering into any agreement (including paying any necessary sums provided they are within the project budget) with any utility or related provider to ensure the connection, moving, management of any services to facilitate or deliver the project.
 - vii. Approve entering into an agreement with Homes England should grant funding be secured from the Affordable Homes Delivery Programme (provided there is not a negative net revenue impact to the business plan for the scheme.)
7. Delegate authority to the Executive Head of Legal and Democratic Services to approve the final form of any legal agreements including those with utility companies and other statutory authorities.

The Executive **RESOLVED** to **RECOMMEND** to Council

1. The approval of a project budget allocation of £10,074,928m, with the delegation to Executive to approve the final budget once tender returns for the construction contract have been received.

Ockford Ridge (Site F)

- I. Progress with Option 2 to demolish the existing accommodation and re-develop a scheme that incorporates a variety of homes of varying sizes and tenures that can accommodate different individual and local housing need.**
- II. Delegate authority to the Strategic Director of Place, in consultation with the Portfolio Holder for Housing (Delivery), to submit a planning application, including demolition to facilitate delivery of 20 new affordable homes.**
- III. Approve the sale of shared ownership homes to be delivered on the site at Site F, Ockford Ridge with the Executive Head of Housing Services in consultation with Portfolio Holders for Housing (Delivery and Operations) to approve the final terms of such sales having regard to market value and giving the Executive Head of Legal and Democratic Services authority to approve the final form of the sale agreements and any ancillary related legal agreement.**
- IV. Delegate authority for Executive Head of Housing Services in consultation with Portfolio Holders for Housing (Delivery and Operations) to approve the future sale of percentage shares of shared ownership homes.**
- V. Delegate authority for the Executive Head of Housing Services in consultation with the Executive Head of Finance to review and change the tenure of an affordable shared ownership home to affordable rented should the housing market negatively impact the sale of these homes (subject to provision of full financial information and appraisal and provided there is not a negative net revenue impact to the business plan for the scheme)**
- VI. Delegate authority to the Strategic Director of Place to:**
 - i. Approve the commencement of the tender process for the demolition and construction contracts**
 - ii. Approve the appointment of contractors following the appropriate procurement subject to the appointment being within the identified budget**
 - iii. Approve the use of pre contract agreements with the preferred contractor to enable the development of the project and authorise spend in accordance with the budget**
 - iv. Approve entering into the JCT Contracts (Works/Design and Build) for both demolition and delivery of new homes.**
 - v. Approve the entering into any related contractual documentation (including collateral warranties, novation agreements, easements other ancillary agreements) relating to the delivery of the project.**
 - vi. Approve the entering into any agreement (including paying any necessary sums provided they are within the project budget) with any utility or related provider to ensure the connection, moving, management of any services to facilitate or deliver the project.**
 - vii. Approve entering into an agreement with Homes England should grant funding be secured from the Affordable Homes Delivery Programme (provided there is not a negative net revenue impact to the business plan for the scheme.)**

VII. Delegate authority to the Executive Head of Legal and Democratic Services to approve the final form of any legal agreements including those with Homes England, utility companies and other statutory authorities.

The Executive **RESOLVED** to **RECOMMEND** to Council:

- 1. The approval of a Site F project budget allocation of £7,270,379m, with the delegation to Executive to approve the final budget once tender returns for the construction contract have been received.**
- 2. The approval of an additional and specific budget of £150k to facilitate the design of Site E Ockford Ridge by the appointed contractor for Site F.**

Reasons:

- I. The Waverley Corporate Strategy 2020-2025 sets out the Vision and Strategic Priorities for the Council. One of the strategic priorities is to 'provide good quality housing for all income levels.'
- II. Build More, Build Better, Build for Life Affordable Homes Delivery Strategy 2022 – 2025 sets out the Council's commitment to build homes to buy or rent for households from all income levels. The strategy has been supported by evidence studies including the Waverley Housing Affordability Study 2021.
- III. To seek ensure that the Executive is up to date with the progress made with the next phase of delivery of affordable homes and request support for the development projects described in this report and Exempt Annexe 1 a – b as part of the council's new affordable homes programme financed in compliance with the HRA Business Plan Strategic Review report and recommendations approved in December 2022.

EXE 102/23 HOUSING DELIVERY - 12 NEW HOMES AT WOODSIDE PARK, CATTESHALL LANE (Agenda item 15)

Councillor Palmer explained that the Council had previously agreed the Business Case and funding on 13 December 2022. However, due to the time delay in securing the planning consent for the development, the developer had sought an additional sum to reflect build cost inflation and market conditions. Consequently, an additional budget was required to ensure that necessary contingency was in place. The scheme to deliver 12 homes remained financially viable.

There being no further discussion, the Executive **RESOLVED** unanimously to:

- I. Give delegated authority to the Executive Head of Legal and Democratic Services to approve the final form of any legal agreements and to Strategic Director (Place) to enter into these agreements with the developer.**
- II. Give delegated authority to the Strategic Director (Place) to approve pre legal agreements with the developer to enable the development of the project and authorise spend in accordance with the budget.**

- III. **Give delegated authority to the Strategic Director (Place) to enter into any related contractual documentation (including collateral warranties or agreements) relating to the project.**
- IV. **Give delegated authority to the Strategic Director (Place) to enter into any ancillary agreements related to the project provided that these are within the project budget.**

The Executive **RESOLVED** to **RECOMMEND** to Council

1. **the approval of the allocation of an additional £276,342 budget to be met through a combination of capital receipts and borrowing.**

Reasons:

- I. The Executive and Full Council have previously approved the Business Case for this site and the recommended authority is required to enter into the legal agreements with the developer and approve additional budget to facilitate delivery of the new homes on this site through these agreements. Through delivery of the project there may be a requirement to enter into project related contractual documents or ancillary agreements for example with utility companies and other statutory authorities.
- II. The Waverley Corporate Strategy 2020-2025 sets out the Vision and Strategic Priorities for the Council. One of the strategic priorities is to 'provide good quality housing for all income levels.'
- III. Build More, Build Better, Build for Life Affordable Homes Delivery Strategy 2022 – 2025 sets out the Council's commitment to build homes to buy or rent for households from all income levels. The strategy has been supported by evidence studies including the Waverley Housing Affordability Study 2021.
- IV. Delivery of 12 homes at Catteshall Lane, will support meeting these priorities and commitments.

EXE 103/23 NEW BUILD HOUSING DELIVERY - WITLEY (Agenda item 16)

Councillor Palmer introduced the report which sought approval for the acquisition of three new homes through S106 agreements on a site at Wheeler Street. Councillor Palmer was pleased that affordable housing would be provided in a village location.

There being no further discussion, the Executive **RESOLVED** unanimously to:

- I. **Give delegated authority to the Executive Head of Legal and Democratic Services to approve the final form of any legal agreements and to Strategic Director (Place) to enter the land and build agreements with the developer.**
- II. **Give delegated authority to the Strategic Director (Place) to enter into any related contractual documentation (including collateral warranties or other agreements) relating to the project.**
- III. **Give delegated authority to the Strategic Director (Place) to enter into any ancillary agreements related to the project provided that these are within the project budget.**

The Executive **RESOLVED** to **RECOMMEND** to Council

1. the approval of the allocation of a project budget of £818,253 to be met through a combination of capital receipts and borrowing.

Reasons:

- I. The Waverley Corporate Strategy 2020-2025 sets out the Vision and Strategic Priorities for the Council. One of the strategic priorities is to 'provide good quality housing for all income levels.'
- II. Build More, Build Better, Build for Life Affordable Homes Delivery Strategy 2022 – 2025 sets out the Council's commitment to build homes to buy or rent for households from all income levels. The strategy has been supported by evidence studies including the Waverley Housing Affordability Study 2021.
- III. Delivery of 3 homes on the developer site at Wheeler Street, Witley will help meet local housing need and allocation of a budget by Full Council is required to achieve this.

EXE 104/23 EXCLUSION OF PRESS AND PUBLIC (Agenda item 17)

The Leader moved, with the assent of the Executive, that, pursuant to Procedure Rule 20 and in accordance with Section 100A(4) of the Local Government Act 1972, it be agreed:

1. that the public be excluded from the meeting during consideration of the matter 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 the item, there would be disclosure to them of exempt information (as defined by Section 100I of the Act) of the description specified in Paragraphs 1 and 2 of the revised Part 1 of Schedule 12A to the Local Government Act 1972; and
2. that the public interest in maintaining the exemption outweighed the public interest in disclosing the information.

EXE 105/23 RESOURCING OF WAVERLEY BOROUGH COUNCIL'S IN-HOUSE LEGAL SERVICES FUNCTION (Agenda item 18)

The Executive returned to open session and **RESOLVED** unanimously that the recommendations set out in the Exempt Report at 2.1 – 2.3 be approved; and that the date of the Council meeting set out in recommendation 2.4 be amended from February 2024 to 12 December 2023; and

The Executive **RESOLVED to RECOMMEND** to Council recommendation 2.4, as amended.

Reasons:

As set out in the Exempt Report.

The meeting commenced at 6.00 pm and concluded at 7.12 pm

Executive 14
28.11.23

Chairman