

MINUTES of the WAVERLEY
BOROUGH COUNCIL held in
the Council Chamber, Council
Offices, The Burys, Godalming
on 12 December 2023 at 6.00
pm

* Cllr Penny Rivers (Mayor)
* Cllr John Ward (Deputy Mayor)

* Cllr Lauren Atkins
* Cllr Jane Austin
* Cllr Zoe Barker-Lomax
* Cllr David Beaman
* Cllr Dave Busby
* Cllr Peter Clark
* Cllr Carole Cockburn
* Cllr Janet Crowe
* Cllr Jerome Davidson
* Cllr Kevin Deanus
* Cllr Adam Duce
* Cllr Tony Fairclough
* Cllr Paul Follows
Cllr Heather McClean
* Cllr Maxine Gale
* Cllr Michael Goodridge
* Cllr George Hesse
* Cllr Michael Higgins
* Cllr Jerry Hyman
* Cllr Jacquie Keen
* Cllr Victoria Kiehl
* Cllr Andrew Laughton
* Cllr Andrew Law
* Cllr Gemma Long

* Cllr Andy MacLeod
* Cllr Peter Martin
* Cllr Mark Merryweather
Cllr Kika Mirylees
* Cllr Alan Morrison
* Cllr David Munro
* Cllr George Murray
* Cllr Peter Nicholson
* Cllr Nick Palmer
* Cllr Ken Reed
* Cllr Ruth Reed
Cllr Connor Relleen
* Cllr Paul Rivers
* Cllr John Robini
* Cllr Julian Spence
* Cllr James Staunton
* Cllr Richard Steijger
Cllr Phoebe Sullivan
* Cllr Liz Townsend
Cllr Philip Townsend
* Cllr Terry Weldon
* Cllr Graham White
* Cllr Michaela Wicks
* Cllr Steve Williams

*Present

Apologies

Cllr Heather McClean, Cllr Kika Mirylees, Cllr Connor Relleen, Cllr Phoebe Sullivan and
Cllr Philip Townsend

Also Present

Prior to the commencement of the meeting, prayers were led by Father James Rattue

Apologies for absence were received from Councillor Connor Relleen, Councillor Phoebe Sullivan, Councillor Nick Palmer, Councillor Kika Mirylees, Councillor Heather McClean and Councillor Phillip Townsend.

CNL57/23 MINUTES (Agenda item 2.)

The Minutes of the Meeting of the Council held on 17 October 2023 were confirmed and signed.

CNL58/23 DECLARATIONS OF INTEREST (Agenda item 3.)

There were no interests declared under this heading.

CNL59/23 MAYOR'S ANNOUNCEMENTS (Agenda item 4.)

- 59.1 The Mayor announced that since the last council meeting, it had been a time of sports awards in Godalming and Farnham, with many school visits to the following: King Edwards, St Kathrines Charter House, Broadwater infant school. There were also numerous carol services in Farnham at places such as Age UK Surrey at Guildford Cathedral, St Hillary's at Minister Church Godalming, Meath's Carol service at St Danes, and Waverley Carol service at St Johns.
- 59.2 Mayor thanked the councillors who supported those occasions. The Mayor expressed gratitude to the councillors for wearing Christmas jumpers in aid of the Yule Fuel appeal and for the donation of £10 for those dressed in festive jumpers.
- 59.3 The Mayor kindly suggested that those not in Christmas jumpers double their donation to the appeal.

CNL60/23 LEADER'S ANNOUNCEMENTS (Agenda item 5.)

- 60.1 The Leader Councillor Paul Follows made his announcements and then said, "Mayor, with your agreement, I would also like to invite members of the Executive to say a few words under this item." The Leader advised that those highlighted had updates to provide.
- 60.2 The Leader thanked staff who assisted with the delivery of the state of the borough meeting. He updated the council on the progress for the new joint chief executive, where 21 applications were received, 10 matched the criteria, and 5 were shortlisted for technical assessment stakeholder panels and joint appointments committee interviews that took place on Thursday afternoon.
- 60.3 Where the joint appointment committee was to recommend a candidate, that person would be on the papers for the special full council arranged for next Tuesday, the 19th of December.
- 60.4 The Leader announced changes to the executive that would take place from January 2nd, 2024. Also, Councillor Peter Clark would be stepping down from the beginning of January as Deputy Leader Executive. Councillor Tony Fairclough would step in as Deputy leader from that date, and Councillor George Murray would assume the vacant position as agreed by Farnham residents, the Liberal Democrats. An update with the details and roles would be circulated in the early part of next year.
- 60.5 Councillor Fairclough thanked Councillor Clark for all the work he had previously done and for agreeing to mentor him.

- 60.6 Councillor Kiehl thanked Councillor Clark for all contributions to the council and updated on the Joint governance committee for Guildford and Waverley, which had been meeting in a smaller subgroup to review the collaboration risk register so that a more revised and streamlined version could be taken to the full group in January.
- 60.7 Councillor Merryweather welcomed Councillor Murray and said farewell to Councillor Clark.
- 60.8 Councillor Rivers said farewell to Councillor Clark.
- 60.9 Councillor Townsend thanked Councillor Clark for his services. Councillor Townsend also updated the high court upholding the decision for local plan part 2. The claim for the statutory was dismissed, and the claimant had not sought permission to appeal. Councillor Townsend also stated that the council had been awarded costs. Councillor Townsend thanked the council for support during this process and informed them that the legal team was now focused on gathering evidence for the new local plan.
- 60.10 Councillor Williams sent farewell wishes to Councillor Clark and welcomed new council members.
- 60.11 Councillor Clark said his thanks and farewells to members of the council.

CNL61/23 QUESTIONS FROM MEMBERS OF THE PUBLIC (Agenda item 6.)

61.1 The following questions were received from members of the public in accordance with Procedure Rule 10:

(i) Mr Daniel Kuszel.

Does the Leader believe that regardless of whether parked cars need to be moved, that residential public roads in town centres should be swept at least once a year to avoid drains being blocked. Would he also comment on apparent WBC practice that as long as no more than 1 person living on a dirty road complains then this reasonable request be ignored?

Councillor Paul Follows agreed to respond, who was not in attendance.

The Mayor advised the Committee that the Leader had also met with Mr. Pamplet to discuss the issue previously.

The Leader agreed that ideally, roads would be swept more often and particularly more in line with the current contract with Biffa. For this to be done, cars would need to be moved, causing inconvenience to residents or leading to inefficient cleanliness if this had to be done multiple times a year.

The Leader clarified that the approach was insufficient and not in line with the current contract with Biffa. The Leader presented the solution of asking officers to present reports of a time of day when there were significantly fewer vehicles parked.

As well as asking officers what level of cleaning they were able to undertake outside of the previous sweeps conducted when cars had been moved by residents.

The Leader promised to confirm via email to Mr. Kuszel.

(ii) Mr Brian Edmonds.

Surrey CC website advises that the Cabinet member for the Environment holds surgeries. However, Waverley BC website makes no reference to surgeries being held by its portfolio holder for Environment and Sustainability.

<https://mycouncil.surreycc.gov.uk/mgUserInfo.aspx?UID=154>
<https://modgov.waverley.gov.uk/mgUserInfo.aspx?UID=896>

Please can it be advised why Waverley BC councillors do not hold surgeries to answer their constituents' questions?

Brian Edmonds was also absent, and the Leader was called upon to respond to his question posed on the Tuesday, 12th November meeting.

The Leader stated that at present, there were no formally structured surgeries for executive members in general, which was also the same for members in general. Many informal surgeries were run by Ward Councillors, and all executive members were available by appointment to the public and members of the chamber. The Leader promised to investigate the way that the council structure surgeries, including Surrey and Hampshire council, as they have more of a formal approach to surgeries for executive or cabinet members.

Councillor Peter Clark recalled that residents had not requested the need for surgeries in the past. Stated that residents were content with contact via telephone or email. If necessary, he would offer to meet them to discuss matters further. Councillor Clark continued to state that there was no demand for surgeries in the ward and did not believe that anything had changed for the time being.

CNL62/23 QUESTIONS FROM MEMBERS OF THE COUNCIL (Agenda item 7.)

- 62.1 At the Executive Meeting on November 28, 2023, Councillor Mirylees mentioned a 'Memorandum of Articles' between WBC and SCC, forecasting the reopening of the Edge by early December.
- 62.2 The Leader provided responses he advised that The Edge arrangements were taken up by Waverley, handling the operating model, contractual matters, assets, and paperwork. Surrey did not need to go through a governance process.
 Waverley agreed to lead the project, given their expertise in Sports and Leisure. Surrey agreed that Waverley would handle much of the legal work. The Leader requested final reports to be authorized as a Leader's decision, added to the forward plan, and live on MOD.GOV. The decision was made between Monday and Wednesday, with relevant clubs and stakeholders informed.
- 62.3 Councillor Zoe Barker-Lomax confirmed the availability of the Head of Terms or Full Agreement between Monday evening and Tuesday morning. The Leader confirmed it would be available on Wednesday morning, with all necessary legal arrangements live with Surrey. Councillor Zoe Barker-Lomax inquired about the arrangement with the Wilmer Hill Sports Association. The Leader stated it was likely but awaited confirmation from the report. The Mayor concluded the discussion.

CNL63/23 GENERAL FUND MTFP MID-YEAR REVIEW (Agenda item 8.)

- 63.1 The Leader introduced and moved the recommendations from the Executive. Councillor Merryweather seconded and presented the detailed proposal.
- 63.2 Councillor Merryweather reported that the general fund budget remained broadly on target. Higher costs due to inflation magnified the structural deficit and increased

sustainable measures that needed to be made to compensate for the future. Councillor stated that they were currently in the process of planning next year's budget; however, the Local Authority had not received the necessary information from the government.

- 63.3 Councillor Peter Martin proceeded to congratulate Councillor Clark on standing down and congratulated Councillor Fairclough. Councillor Martin also congratulated the council on their financial performance in the past year, with a surplus of £700,000 last year and an expected surplus of £230,000 this year.
- 63.4 Councillor Martin stated that Councillor Merryweather was to increase his inflation rate assumptions from 4% to 5%. Councillor Martin also stated that the Chancellor's main duty at this moment should be to stimulate the economy to, therefore, decrease inflation.
- 63.5 Councillor Beaman asked if there was any indication that Waverley would lose any more retained business rates on the margins. The Mayor invited the Leader to respond. Councillor Merryweather responded, stating, "Not next year," but he emphasised that the council should proceed as though it would happen.
- 63.6 Councillor Goodridge supported the recommendation but referenced the Capital Project paragraph 8.2 on page 27 under assets, which concerned 69 High Street. The estimated carry forwards were required at £4.5 million due to additional reviews taking place on the viability, delays in the lease agreements, and in-house resource. Councillor Goodridge stated that due to the issue of viability, the council was not one fit to purchase assets and develop them in this way. Also, stating that the council did not have the human resources, and the viability was still a problem.
- 63.7 The Mayor invited the Leader to respond. Councillor Merryweather responded, stating, "Councillor Goodridge was speaking about the outturn report at the end of the fiscal year rather than the point where it is at now."
- 63.8 Councillor Hyman commented that on page 23 of the report, it stated that the good performance had been down to robust management of staff costs. Councillor Hyman asked if this would be continued because there appeared to be some suggestion that the council might be deviating from that policy in a big way. The Mayor invited the Leader to respond. Councillor Merryweather did not respond due to not understanding the question posed.

The Mayor moved to a vote and it was **RESOLVED:**

To note the 2023/24 forecast outturn position for the General Fund;
 To note the emerging pressures and risks set out in the report;
 To note the position regarding the General Fund capital programme and individual capital projects.

CNL64/23 HRA MID-YEAR REVIEW (Agenda item 9.)

- 64.1 The Leader introduced and moved the Executive's recommendations, with Councillor Merryweather seconding and presenting details.
- 64.2 Councillor Rivers, acknowledging market volatility, discussed the HRA midyear review's impact on the 30-year business plan. Factors affecting the HRA included both controllable and uncontrollable elements, such as inflation and interest rates. Councillor Rivers raised concerns about potential government caps on rent increases

and referenced the Social Housing Act. Despite an estimated net savings of £65,000 in the second quarter, increased housing void rent loss and associated costs amounted to £300,000 for the year.

- 64.3 Councillor Rivers stated that an additional investment income of approximately £312,000 was achieved. The need for future borrowing remains, and Councillor Rivers highlighted potential strategies to reduce and delay borrowing costs based on current interest rates. In preparation for the HRA budget review in January, members of the Landlord Service Advisory Board would receive financial training. Councillor Rivers emphasised that annual rent increases, capped at September CPI plus 1%, would be influenced by the recently released September CPI at 6.7%.
- 64.4 Councillor Rivers emphasized that rent served as the primary income for the business plan. Changes in budget setting could significantly impact on overall affordability. Last year, £30 million was collected in rent, with 20p allocated to housing repairs, 16p to programmed maintenance, and 38p to financing for every pound collected. Continuing, Councillor Rivers stressed the importance of collaboration with the tenants' panel, facilitated through the LSAB officers. The goal was to ensure tenants had a comprehensive understanding of how their rent contributions were allocated and the purpose they served.

The Mayor moved to a vote and it was **RESOLVED:**

- To note the 2023/24 forecast outturn position for the Housing Revenue Account.
- To note the emerging pressures and risks set out in the report.
- To note the position regarding the HRA capital programme and New Development Scheme.

CNL65/23 COVERT INVESTIGATIVE POWERS (SURVEILLANCE) POLICY (Agenda item 10.)

- 65.1 The Leader introduced and moved the recommendation from the Executive, emphasising that adopting surveillance measures was a rare occurrence. The Leader highlighted the necessity for such actions to be lawful, necessary, and properly authorised under governing legislation. The use of surveillance was limited to investigating specific crimes or disorders, as outlined in the policy, and required a careful balance considering the seriousness of the offense and the availability of alternative evidence-gathering methods.
- 65.2 The Leader referred to human rights protection laws, particularly Article 8 of the European Convention on Human Rights, incorporated into the document. The Leader expressed hope that decisions in the House of Commons wouldn't undermine these protections, emphasising that surveillance should only be pursued if no viable alternatives were available.

The Mayor moved to a vote and it was **RESOLVED:**

- To approve the adoption of Covert Investigative Powers (Surveillance) Policy.

CNL66/23 HOMELESSNESS PREVENTION STRATEGY 2023-28 (Agenda item 11.)

- 66.1 The Leader introduced and moved the recommendation from the Executive. Councillor Palmer seconded and presented detailed proposals. Councillor Palmer commended the council for effectively managing homelessness. He highlighted an

anticipated reduction in government grants by £176,000 (44%) after March 2025. Councillor Palmer emphasised the need for the council to be prepared to cover future costs from the General Fund until a potential change in government priorities.

- 66.2 The Mayor invited the Leader to respond. The Leader noted that the council had initiated measures to safeguard additional resources. He concurred with the portfolio holder's speculation, acknowledging a potential grace period of 1-2 years from the government, but highlighting the uncertainty of guaranteed funding assumptions. Councillor Palmer responded to Councillor Martin, stressing the importance of addressing the issue early. Councillor Palmer emphasised the council's obligation to accommodate residents from other boroughs, prioritising Waverley residents, and highlighted the team's success in doing so.

The Mayor moved to a vote and it was **RESOLVED**:

To approve the adoption of the Homelessness Prevention Strategy 2023-28.

CNL67/23 POLLING DISTRICT AND POLLING PLACES REVIEW 2023 (Agenda item 12.)

- 67.1 The Leader introduced and moved the recommendation from the Executive, with Councillor Kiehl seconding. The Leader then introduced Councillor Macleod, who presented an amendment from the standards committee regarding a comprehensive review of polling stations.
- 67.2 Councillor Macleod outlined advice on three polling stations, including Farnham north-west, where the Standards Committee recommended The Hale Village Institute Hall after considering local members' input. Councillor Macleod mentioned three temporary polling places for upcoming elections and addressed issues related to Godalming Charterhouse, particularly parking, which will be further investigated. Councillor Macleod then passed the discussion back to the Mayor to propose a recommendation to the Council.
- 67.3 Susan Sale clarified whether Councillor Macleod was proposing an amendment to the published recommendation. Councillor Macleod responded that item C represented the proposed amendment. The Mayor clarified that Councillor Macleod was proposing an amendment and asked for a seconder, the Vice Chair seconded the proposed amendment.
- 67.4 The Leader emphasised the parking constraints at the church, suggesting alternative parking arrangements if it were to be used as a polling station. The Leader supported the recommendations and thanked the standards committee for their sensible debate. Councillor Williams expressed regret about considering a polling station outside the ward, emphasising the inconvenience for residents. However, Councillor Williams welcomed the agreed amendment with the condition of suitable parking arrangements.
- 67.5 Councillor Martin expressed concern about using Busbridge Church as a polling station due to constraints and suggested the Masonic center as an alternative with better parking and a less busy junction. Councillor Martin raised concerns about the limited polling station in the Holloway Ward, emphasising potential impacts on voting results.
- 67.6 Councillor Goodridge expressed concerns about potential traffic chaos and danger to children in the cul-de-sac where the temporary polling station was located.

Councillor Goodridge requested assurance for a review after the PCC elections. Councillor Beaman expressed satisfaction with the decision to move the polling station, citing the advantages of The Hale Institute over Folly Hill Infant School, including better accessibility and parking.

- 67.7 Councillor Follows addressed concerns about a review, noting differences between PCC and general elections. Councillor White expressed support for Councillor Beaman's statement. Councillor Palmer agreed with the points made and emphasized efforts to promote postal voting for increased convenience. Councillor Hyman supported the use of The Hill over Folly Hill School during school terms, considering it a good option.
- 67.8 Councillor Hyman highlighted issues with limited parking when using only one polling station and potential problems during holidays.
- 67.9 The Mayor invited Councillor Macleod to sum up. Councillor Macleod thanked the officers and thanked the members for a good discussion and for going along with the recommendations. The Mayor announced that the Standards and General Purposes Committee recommended Full Council approval for the polling place in Farnham North West 2 as Hale Village Institute Hall, along with the proposed polling districts and places outlined in appendix 1.
- 67.10 An additional recommendation delegated authority to the Returning Officer, in consultation with ward members, to make further amendments to the designation of a polling place throughout 2024. The Standards and General Purposes Committee proposed temporary designations for polling places until usual venues were available in 2024:
 - Cranleigh East 1: St. Nicholas Church Rooms
 - Godalming Binscombe: Waverley Family Centre
 - Godalming Charterhouse: St. John the Evangelist Church (contingent upon suitable parking arrangements).

The Mayor moved to a vote and it was **RESOLVED:**

To approve the polling place for Farnham North West 2 as Hale Village Institute Hall; and upon doing so;

To approve the proposed polling districts and polling places as set out in appendix 1 of the report, including the polling place for Farnham North West 2.

To approve delegated authority to the Returning Officer, in consultation with ward members, to make further amendments to the designation of a polling place throughout 2024. The Standards and General Purposes Committee proposed temporary designations for polling places until usual venues were available in 2024:

- Cranleigh East 1: St. Nicholas Church Rooms
- Godalming Binscombe: Waverley Family Centre
- Godalming Charterhouse: St. John the Evangelist Church (contingent upon suitable parking arrangements).

CNL68/23 HOUSING REVENUE ACCOUNT - NEW BUILD HOUSING DELIVERY (Agenda item 13.)

- 68.1 The Leader introduced the recommendation, Councillor Palmer seconded and presented detailed proposals. Councillor Palmer highlighted item 13, addressing

Elstead and Ockford Ridge additions, resulting in a net gain of 24 homes. The designs prioritise genuinely affordable housing, aligning with previous council-approved proposals. Councillor Palmer expressed hope for broad council support in addressing challenges related to providing affordable housing.

- 68.2 Councillor Kiehl expressed enthusiasm for the commitment to genuinely affordable homes and social housing. She appreciated the outlined climate change and sustainability measures on page 281, aligning with the target of achieving net zero carbon emissions by 2030.
- 68.3 Councillor Rivers raised significant concerns about the methods used by Waverley's housing department for capital approval. She highlighted issues with the methodology for evaluating the valuation of housing property, specifically those to be let or sold as shared ownership property at a discount. Councillor Rivers emphasised that this methodology is not in line with recommendations from the Royal Institute of Chartered Surveyors. She also expressed concerns about the existing value of sites to be demolished not being considered in Waverley housing assessments.
- 68.4 Councillor Rivers mentioned ongoing meetings with officers to substantiate her claims and confirmed that the findings would be presented to the ONS committee in the future. She disclosed her professional background as the managing director of a property company involved in homes on the open market and a managing director of a for-profit registered provider delivering affordable housing. Councillor Rivers noted that Councillor Austin, who also supports her viewpoint, has direct professional knowledge as a lapsed member of the RCS. Councillor Rivers abstained from all recommendations on Capital for housing, emphasising her cross-political motivation to achieve the best value for residents.
- 68.5 Councillor Merryweather emphasised that the council operates within a different framework compared to private sector companies. He noted the obligation to adhere to a regulatory framework that considers social value, corporate priorities, and non-monetary measures. Councillor Merryweather explained that the council's role is to deliver social value for residents, and the evaluation criteria might differ from the private sector.
- 68.6 Councillor Hyman agreed that there was a failure to evaluate the current value of land and surrounding buildings, emphasising the significant value involved, amounting to millions of pounds. He raised concerns about flooding in Springfield and stressed the importance of evaluating finances and consulting residents before proceeding. Councillor Hyman referred to page 292, pointing out that no value was given for the properties as they are. He also mentioned the gross development value being based on open market valuations, suggesting the council should cover various aspects.
- 68.7 Susan Sale, through The Mayor, clarified the status of page 292, mentioning it was on pink paper and suggested that if councillors wanted to discuss it, a motion would be required to go into an exempt session. Councillor Hyman clarified that he was not going into that point, and he continued to highlight issues of winter flooding, indicating that the council would undergo public consultation.

- 68.8 The Mayor alerted Councillor Hyman to exceeding the allocated time for speaking. Councillor Hyman pointed out an issue with the timer and expressed a desire to propose an additional amendment.
- 68.9 The Mayor deferred Councillor Hyman's amendment, indicating other speakers would be considered first. Councillor Austin noted they had not received a briefing on the matter, endorsed Councillor Atkins' concerns, and advocated for a standard methodology in assessing viability, aligned with RICS principles. Councillor Austin highlighted how Elmbridge Borough Council considered existing land value and applied a discount for social housing, which was not done in Waverley.
- 68.10 Councillor Hyman suggested residents might not be aware that social housing was being replaced by flats. The Mayor reminded Hyman of the allotted time for his amendment. Councillor Hyman proposed a public consultation before submitting any planning application and sought a seconder.
- 68.11 After a recorded vote, Councillor Hyman's amendment was rejected. Councillor Follows and Councillor Long argued against the necessity of the amendment, stating that consultations had taken place, and any further delays could distress residents.
- 68.12 Councillor Hyman argued for a consultation, stating it aligned with the information on page 291. The Mayor emphasised maintaining high standards of conduct and ethics. Councillor Hyman requested a recorded vote for the original proposal. The recorded vote resulted in the rejection of Councillor Hyman's amendment, reverting to the original proposals. Councillor Reed inquired about the expectation of a public consultation, and discussions clarified the consultation process. Councillor Follows believed the current process would fulfil the objectives.
- 68.13 Councillor Martin supported the proposals and acknowledged contributions from other councillors. The Mayor invited Councillor Follows to sum up, and he expressed full support for the recommendations, hoping for progress with the Elstead development.

The Mayor moved to a vote and it was **RESOLVED:**

To approve a Springfield Elsted project budget allocation of £10,074,928m, with the delegation to the Executive to approve the final budget once tender returns for the construction contract had been received.

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

CNL69/23 NEW BUILD HOUSING DELIVERY - WITLEY (Agenda item 14.)

- 69.1 The Mayor invited the Leader to introduce and move the recommendations. The Leader introduced the item and moved the recommendations from the Executive. Councillor Palmer seconded and presented the details of the presentation.
- 69.2 Councillor Palmer stated that this followed a similar council strategy of prioritising affordable housing. He mentioned a slight difference as there were already three

council properties next to the three being considered, potentially leading to economies of administration. Councillor Palmer expressed hope for the council's agreement with the proposal, continuing the overall prioritisation.

- 69.3 The Mayor invited speakers. There were no speakers. The Mayor invited the Leader to sum up. The Leader advised that he was ready to move to the recommendation.

The Mayor moved to a vote and it was **RESOLVED**:

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

CNL70/23 HOUSING DELIVERY - 12 NEW HOMES AT WOODSIDE PARK, CATTESHALL LANE (Agenda item 15.)

- 70.1 The Mayor invites the leader to introduce the recommendations. The Leader introduces and moves the recommendation from the Executive. Cllr Palmer seconds and presents the detailed proposal.
- 70.2 Cllr Palmer states that the approval has already been received by the council for the 12 new homes, what has been brought forth is updating the current uncertainty of both costs and value. Cllr Palmer continues to say that the scheme remains viable, and he hopes to receive approval from the council.
- 70.3 The Mayor invites speakers. There were no speakers.

The Mayor moved to a vote and it was **RESOLVED**:

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

CNL71/23 MOTIONS (Agenda item 21.)

- 71.1 The Mayor reported that one motion had been submitted, and the Leader found it convenient and conducive to the dispatch of business to allow the motion to be dealt with at the meeting. The motion, submitted by Councillors Kiehl, Townsend, Murray, and Williams, was set out in the agenda.
- 71.2 Councillor Keihl stated there was an amendment to consider before commencing her introduction. Councillor Follows mentioned he had submitted an amendment, hoping it could be adopted as part of the substantive motion before the debate. The amendment, seconded by Councillor Crowe, aimed to implement the outcome of the State of the Borough meeting held the previous Friday. The Mayor asked Councillor Crowe to confirm her seconding, and Councillor Crowe confirmed. With the consent of the meeting, the amendment was included.
- 71.3 Councillor Hyman requested the motion to be put up on the board. The Mayor clarified that the motion had not been agreed upon; the council had agreed to the amendment.
- 71.4 With the Mayor's permission, Councillor Kiehl moved the motion dealing with issues regarding the disruption to the water supply in Waverley and Guildford in early November. Councillor Townsend seconded the motion.

- 71.5 Councillor Kiehl stated the motion sought to formally record the disruption to the water supply in significant parts of Waverley since Saturday, 4th November. The motion acknowledged community efforts supporting vulnerable residents and raised concerns about raw sewage, poor communication with Thames Water, and chronic underinvestment in water infrastructure. The motion requested the Leader to write to Thames Water for a detailed report on the November incident, ongoing raw sewage discharges, compensation assurances, and future communications. Councillor Kiehl noted improvements to the motion due to the amendment from the State of the Borough debate.
- 71.6 Councillor Kiehl added concerns about Thames Water's financial situation and highlighted the massive impact of recent water disruptions, affecting around 13,000 people. Schools and daycares were closed, causing childcare issues, and communication from Thames Water was deemed unhelpful.
- 71.7 Compensation issues were raised, and Councillor Kiehl requested clarity from Thames Water. The motion was discussed at the borough debate on 8th December, with a high level of public attendance. Councillor Kiehl expressed gratitude to officers, building staff, and all involved in organising and facilitating the meeting.
- 71.8 Councillor Kiehl highlighted issues where those on the priority service register and care homes were left without water. Non-drivers faced challenges carrying water up steep hills, and local efforts, including councillors and businesses, were recognised for assisting residents. Councillor Kiehl thanked all Waverley officers who worked to represent residents' interests.
- 71.9 The Mayor invited speakers. Councillor Townsend mentioned that earlier at Surrey Council, she and the leader successfully presented a similar motion. She highlighted issues faced by Waverley residents, such as bursting pipes, inadequate sewage infrastructure, and multiple disruptions in the water supply. Councillor Townsend stressed the need for Thames Water accountability, citing sustained leaks and a lack of planning and investment.
- 71.10 Councillor Townsend found it unacceptable for taxpayers to cover Thames Water's debt, emphasising the government's role in allowing this situation. She highlighted unsustainable river extraction and worsening water quality, stating the recent events in Godalming and Guildford were symptoms of a larger issue, also impacting Cranleigh. Councillor Townsend supported the motion and its amendment, calling for action against Thames Water.
- 71.11 The Mayor invited more speakers. Councillor Robini recounted Thames Water's past failures in communication and infrastructure promises. He mentioned sewage leakage into highways and private houses during floods and criticised Thames Water's spending on shareholders without addressing issues. Councillor Williams reflected on the failed promises of water industry privatisation and advocated for its return to public ownership. He stressed the crisis point in water supply inconsistency, pollution, and Thames Water's absence in responding to questions.
- 71.12 Councillor Goodridge expressed support for the motion, emphasising the need for water distribution during outages and questioning the use of procedure rule 15.1. Councillor Follows endorsed the motion, citing its unanimous passage in Surrey County Council. He highlighted the impact on 13,000 houses, potential reservoir closures, and the historical need for assistance from Thames Water. Councillor Follows pledged to convey the outcomes of the council meeting to Thames Water.
- 71.13 Councillor Austin reiterated the dismay of Bramley ward residents due to decades of underinvestment in infrastructure. He listed various issues faced by the ward,

including sustained leaks, sewage overflows, and water outages without compensation. Councillor Austin requested a full apology directly from Thames Water.

71.14 Councillor Martin expressed support for the motion and questioned why actions were not taken by the Labour government or the leader of the Liberal Democrats on water industry structure and investment. Councillor Busby, highlighting disruptions in Chiddington, emphasised the need to investigate water and sewage infrastructure issues and the environmental record of all water companies, not just Thames Water.

71.15 Councillor Palmer stressed the importance of political parties working together to press Thames Water for reassurances. He expressed dissatisfaction with the current situation of having to ask Thames Water for a solution and hoped for a binding commitment from the water company.

71.16 The Mayor announced the vote. Councillor Kiehl emphasised the inadequacy of Thames Water's support during disruptions and urged the council to seek answers for residents. She thanked fellow councillors for their engagement.

The Mayor moved to a vote and it was **RESOLVED** that the motion was **CARRIED**:

CNL72/23 MINUTES OF THE EXECUTIVE (Agenda item 16.)

The Mayor moved the recommendation that the minutes of the Executive meeting held on 3 November 2023 and 30 November 2023 be received and noted.

Council agreed.

On the recommendation of the Mayor, Council **RESOLVED** to receive and note the Minutes of the Executive held on 3 November 2023 and 30 November.

CNL73/23 MINUTES OF THE AUDIT & RISK COMMITTEE (Agenda item 17.)

The Mayor moved that the minutes of the Audit and Risk Committee held on 11 September 2023 be received and noted.

Council agreed.

Councillor Hyman indicated a desire to speak on this. The Mayor stated that Councillor was out of time.

Susan Sale stated that council procedure rule 11.8 had not been met as notification by Councillor Hyman had not been received until 1:24 pm.

On the recommendation of the Mayor, Council **RESOLVED** to receive and note the Minutes of the Audit and Risk Committee held on 11 September 2023.

CNL74/23 MINUTES OF THE STANDARDS AND GENERAL PURPOSES COMMITTEE (Agenda item 18.)

The Mayor moved the recommendation that the Minutes of the Standards and General-Purpose Committee meetings held on 2 October 2023, be received and noted.

Council agreed.

On the recommendation of the Mayor, Council **RESOLVED** to receive and note the Minutes of the Standards and General Purposes Committee 2 October 2023.

CNL75/23 EXCLUSION OF PRESS AND PUBLIC (Agenda item 19.)

75.1 At 8.38pm, the Mayor moved the recommendation and it was **RESOLVED** 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 Property matter on the grounds that it was 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 Paragraph 3 of the revised Part I of Schedule 12A of the Local Government Act 1972, namely: Information relating to the financial or business affairs of any particular person (including the authority holding that information).

CNL76/23 RESOURCING OF WAVERLEY BOROUGH COUNCIL'S IN-HOUSE LEGAL SERVICES FUNCTION (Agenda item 20.)

76.1 At 8.38pm, the Council moved into Exempt session to consider the recommendations set out in the Exempt report.

The Mayor moved the recommendations set out in the Exempt report which the Council **RESOLVED** to agree.

The meeting concluded at 8.57 pm

Mayor