

## **HOUSING COMMITTEE**

**WEDNESDAY, 9 FEBRUARY 2022**

Present: Councillor T A Cullen, Chair

Councillors: S A Bagshaw  
L A Ball BEM  
T Hallam (Substitute)  
E Kerry  
H Land (Substitute)  
J M Owen  
P J Owen (Substitute)  
J C Patrick (Substitute)  
H E Skinner  
I L Tyler

Apologies for absence were received from Councillors J C Goold, D Grindell, H G Khaled MBE, J W McGrath, J P T Parker and E Williamson

### 48 **DECLARATIONS OF INTEREST**

There were no declarations of interest.

### 49 **MINUTES**

The minutes of the meeting held on 17 November 2021 were confirmed and signed as a correct record.

### 50 **BUSINESS PLANS AND FINANCIAL ESTIMATES 2022/23 - 2024/25**

Members considered the proposals for business plans, detailed revenue budget estimates for 2022/23, capital programme for 2022/23 to 2024/25 and proposed fees and charges for 2022/23 in respect of the Council's priority areas.

The 2022/23 base figures included allowance for certain inflationary pressures including the pay award and cost of utilities, anticipated additional income within the General Fund and the Housing Revenue Account, the revenue effects of the 2022-2025 capital programme including the cost of any new borrowing to support the capital programme and any revenue developments.

Explanations were provided at the meeting to queries in relation to the data on the critical success and key performance Indicators these included: number of homeless households housed outside of the Borough in temporary accommodation over 7 days, average re let times and overall satisfaction with the service provided.

- 1. The Committee RESOLVED that the Housing Business Plan be approved.**

2. The Committee **RECOMMENDED** that the Finance and Resources Committee recommends to Council that the following be approved:
  - a) The detailed revenue budget estimates for 2022/23 (base) including any revenue development submissions.
  - b) The capital programme for 2022/23 to 2024/25.
3. The Committee noted the fees and charges for 2022/23.

51 ALTERATIONS AND IMPROVEMENT POLICY

The Committee considered the changes to the alterations and improvements policy.

The policy provided a framework of the types of alterations and improvements that were permissible by the Council and what additional measures or enquiries tenants were required to undertake for works to be approved.

**RESOLVED that the reviewed Alterations and Improvements Policy be approved.**

52 GARAGE MANAGEMENT POLICY

Members considered the changes to the reviewed Garage Management Policy.

The policy provided guidance on how the Council managed garage tenancies. and clarified the rights and responsibilities of garage tenants, how garage allocations were managed and how tenancies would be administered.

**RESOLVED that the reviewed Garage Management Policy be approved.**

53 RIGHT TO BUY POLICIES

Committee considered the updated Right to Buy Policy and Right of First Refusal and Discount Policy.

The Right to Buy Policy sets how Broxtowe Borough Council would meet its responsibilities to administer the policy for the tenants who qualified, by processing applications fairly and accurately and ensured the Council complied with current legislation. The Right of First Refusal and Discount Repayment Policy outlined the process when an owner wished to sell a property that had been sold through the Right to Buy within the last ten years.

**RESOLVED that the amended Right to Buy Policy and Right of First Refusal and Discount Repayment Policy, be approved.**

54 BROXTOWE MEDIATION PARTNERSHIP

Members considered the support for the Broxtowe Mediation Partnership

The Broxtowe Mediation partnership was made up of partners from Broxtowe Youth Homelessness and Citizens Advice Broxtowe and was supported by Broxtowe Borough Council. The service had been operating a pilot mediation service since May 2021. It required an annual fee in the region of £27,000 to operate. This funding would be provided through grant funding received by Broxtowe Borough Council from the Department of Levelling Up Housing and Communities.

The service would be advertised externally as resources were now available and targets would be set up for future meetings.

**RESOLVED that support for the Broxtowe Mediation Partnership be continued.**

55 SOUTH NOTTINGHAMSHIRE HOMELESSNESS AND ROUGH SLEEPING STRATEGY

The Committee considered the new South Nottinghamshire Homelessness and Rough Sleeping Strategy.

As part of the Councils statutory duties, Broxtowe Borough Council were required to produce a Homelessness Strategy. The Council worked closely with partners of Rushcliffe and Gedling Borough Council to produce a joint strategy for South Nottinghamshire and to provide joint interventions to help prevent and relieve homelessness and rough sleeping.

**RESOLVED that the new South Nottinghamshire Homelessness and Rough Sleeping Strategy be approved.**

56 HOUSING DELIVERY PLAN UPDATE

The Committee noted the work to deliver the Housing Delivery Plan.

57 HOUSEHOLD SUPPORT GRANT AND WELL FOR WORK

Members noted the information provided about the Household Support Grant and Well for Work.

58 HOUSING REPAIRS SERVICE REVIEW

The Committee noted progress of implementing the Housing Repairs Service. Some issues had been identified and an updated action plan was provided.

It was proposed by Councillor E Kerry and seconded by Councillor P J Owen to amend the recommendation to the Committee is asked to NOTE the contents of the report including the declining satisfaction of the repair service as indicated by the survey data since 2018/19 to strengthen the report and give it ambition.

When took to the vote the motion fell.

59 EXCLUSION OF PUBLIC AND PRESS

**RESOLVED** that, under Section 100A 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 in paragraphs 1, 3, 5 and 7 of Schedule 12A of the Act.

Councillor E Kerry wished to have his vote of abstention recorded.

60 HOUSING REPAIRS SERVICE REVIEW - APPENDIX 2

The confidential appendix was noted.

61 AIDS AND ADAPTATIONS CASE

**RESOLVED** that the aids and adaptations works detailed in the appendix are approved.