

FAREHAM

BOROUGH COUNCIL

2023/24
Decision No.
2476

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Housing
Subject:	Facilitating the use of the Local Authority Housing Fund
Report of:	Director of Housing
Corporate Priority:	Providing housing choices

Purpose:

To seek Executive endorsement and apply for the Local Authority Housing Fund. This funding will be used to provide three homes for Afghan families and one home for temporary accommodation.

The report details the Local Authority Housing Fund (LAHF). This is a matched funded opportunity to provide three 2-4 be properties for the resettlement of Afghan families. There is also provision for funding of one temporary accommodation home.

In order to meet the criteria of the funding, the properties must be in the ownership of the Council by 29 March 2024. To expediate the process, all Officers normally involved with procurement of new properties have been briefed on the funding and are investigating procurement avenues.

The Executive is requested to approve the purchases being delegated to the Director of Housing, following consultation with the Executive Member for Housing.

The confidential Appendix details the estimated costs of the matched funding.

Options Considered:

As recommendation.

Decision:

RESOLVED that the Executive:

- (a) approves the use of the Local Authority Housing Fund to provide three homes for Afghan families and one home for temporary accommodation to be held in the Housing Revenue Account; and
- (b) agrees that, following consultation with the Executive Member for Housing, authority for their purchase be delegated to the Director of Housing.

Reason:

To secure Government funding for the provision of accommodation for the resettlement of Afghan families in the UK and to assist with other homeless households.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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2023/24
Decision No.
2477

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Housing
Subject:	Empty Homes Strategy - Adoption
Report of:	Director of Housing
Corporate Priority:	Providing housing choices

Purpose:

To seek Executive approval for the adoption of the Empty Homes Strategy.

The Empty Homes Strategy provides an overview of the amount and type of empty homes in the Borough, together with two objectives relating to the Council's approach to long-term empty properties. The Strategy acknowledges the detrimental issues that can arise from a small number of empty homes and articulates the importance of proportionate and appropriate action in addressing these cases.

On 15 May 2023 the Executive approved that the Draft Empty Homes Strategy be subject to a period of public consultation. That consultation is now complete with the majority of responses positive as to the approach and objectives contained in the draft document.

An Equality Impact Assessment has been undertaken and the Strategy is now recommended for adoption.

Options Considered:

As recommendation.

Decision:

RESOLVED that the Executive agrees that:

- (a) the Empty Homes Strategy, as provided at Appendix A to the report, be adopted; and
- (b) the Director of Housing be authorised to add detail to the Strategy to reflect the adoption date.

Reason:

To provide an up to date and effective strategy for long-term empty homes that is proportionate to the issues that empty homes can present in the Borough.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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2023/24
Decision No.
2478

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Housing
Subject:	Renewal of the contract for the Housing Department software
Report of:	Director of Housing
Corporate Priority:	Providing housing choices

Purpose:

To seek Executive approval for the renewal of the Housing Department's software system contract.

The report provides the Executive with information on the renewal of the software contract for the Housing Department.

There are currently three contracts covering the system used for Housing. However, these are all with the same supplier and cover different housing function modules.

It is proposed to bring all three contracts into one. The Executive is invited to comment on the details given in this report and is requested to approve the principle of renewing the contract.

Options Considered:

As recommendation.

Decision:

RESOLVED that the Executive agrees that:

- (a) the contract for providing the software for the Housing Department is renewed; and
- (b) delegated authority be given to the Director of Housing, following consultation with the Executive Member for Housing, to enter into the contract.

Reason:

To ensure continued efficient, holistic and customer centric software is used and in order to continue to provide an ongoing service to Fareham Housing residents.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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Decision No.
2479

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Housing
Subject:	Town centre property acquisition for affordable housing provision
Report of:	Director of Housing
Corporate Priority:	Providing housing choices

Purpose:

To enable a bid to be concluded for the acquisition of a town centre property, which will assist the Council in meeting its affordable housing need.

An opportunity has arisen for the Council (in its role as housing provider) to seek to acquire the freehold of a property in Fareham town centre. The site is well located and suited to provide a redevelopment opportunity providing much needed affordable homes (most likely for the purposes of temporary and emergency accommodation).

The redevelopment of the site will also provide regeneration benefits to the town centre.

The opportunity to provide temporary and emergency accommodation will provide a better housing solution for customers in a more cost-effective manner.

Options Considered:

As recommendation.

Decision:

RESOLVED that the Executive:

- (a) agrees in principle, that the Council seeks to acquire the property, as set out in the Confidential Appendix to the report; and
- (b) delegates authority to the Director of Housing, following consultation with the Executive Member for Housing, to agree the final acquisition cost and terms of purchase, subject to the purchase being within affordable levels.

Reason:

To enable the Council to proceed with a formal offer to acquire a town centre property to help fulfil its housing duties.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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2023/24
Decision No.
2480

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Housing
Subject:	Affordable Housing at Welborne
Report of:	Director of Housing
Corporate Priority:	Providing housing choices

Purpose:

To agree that the Council undertake further investigation and feasibility work in relation to a potential role in the ownership and management of the affordable homes at Welborne. To ensure that funding is in place to seek appropriate independent external advice to ensure that the benefits, negatives, potential models/mechanisms, and risks are understood and explored prior to considering entering into any form of agreement.

Welborne Garden village will deliver 6,000 new homes. In accordance with the S106 for the outline planning approval, a minimum of 600 homes will be affordable (a mix of Affordable Rent and Shared Ownership), with the potential for a total of 1,800 affordable homes (subject to viability).

Building work for the first tranche of homes at Welborne is expected to start in this financial year (subject to reserved matter planning consent). Welborne Land Limited are seeking an appropriate body to have an ownership stake in, and undertake the management of, the affordable homes at the site.

Having a role in the affordable homes at Welborne could deliver many benefits for the Council and the wider community, further cementing the Council's positive involvement in Welborne and the Council as the principal provider of affordable homes in the Borough.

If taken forward, any arrangement would require significant Council borrowing to provide the funding required for the purchase of the affordable homes. Different models need to be considered, this might include a Joint Venture or purchase of Welborne stock through the Housing Revenue Account (as examples).

It is proposed that the principle of the Council's involvement in the affordable housing provision at Welborne be explored further, and that appropriate expert housing, legal and financial advice be sought.

Should a viable and acceptable approach be deemed appropriate by Officers then a further report to the Executive would be expected in Spring 2024.

Options Considered:

As recommendation

Decision:

RESOLVED that the Executive agrees:

- (a) the principle of further investigation and due diligence on the potential for Fareham Borough Council to be involved in the ownership and management of the affordable housing at Welborne Garden Village; and
- (b) that a maximum figure of £100,000 (to include officer time) be made available from the Welborne Capacity Fund to seek appropriate advice to enable due diligence on all matters, with the appointment of relevant parties to provide advice delegated to the Director of Housing.

Reason:

To support the Corporate Priority of providing Housing Choices.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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2023/24
Decision No.
2481

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Health and Public Protection
Subject:	Proposed Off Street Parking Places (Amendment 8) Order - Osborn Road and Others
Report of:	Head of Environmental Health
Corporate Priority:	Dynamic, prudent and progressive Council; Strong, safe, inclusive and healthy communities

Purpose:

This report sets out the recommendation for the proposed Off Street Parking Places (Amendment 8) Order 2023 and next steps.

On 16 May 2022 the Executive considered a report on the regeneration of Fareham town centre, including Fareham Live and Osborn Road multi-storey car park. Since this date, both projects have progressed with Osborn Road multi-storey car park having now received planning permission. A report updating on the progress at Osborn Road multi-storey car park was presented to the Executive on 03 July 2023, with a further report presented to the Executive on 18 September 2023.

Both Fareham Live and the work at Osborn Road multi-storey car park have an impact on the Council's Off-Street Parking Places Consolidation Order 2017, which will require an Amendment Order.

The report sets out the options for proposed amendments and asks that the Executive agree to take them forward through the statutory process to inform the public in the form of a four week Draft Off-Street Parking Places (Amendment 8) Order 2023 consultation.

Options Considered:

The comments of the Health and Public Protection Scrutiny Panel were taken into account in considering this item.

As recommendation

Decision:

RESOLVED that the Executive:

- (a) agrees the enforcement actions and parking places name changes set out in the conclusion of the report;
- (b) agrees a four-week consultation on the adoption of an Off-Street Parking Places (Amendment 8) Order;
- (c) delegates the decision on the making of the TRO, following the outcome of the consultation, to the Executive Member for Health and Public Protection; and
- (d) agrees that Traffic Regulation Orders are consolidated under an Off-Street Parking Places Consolidation Order following the outcome of the Off-Street Parking Places (Amendment 8) Order consultation.

Reason:

To update the Off-Street Places Consolidation Order 2017 to support changes following work undertaken as part of the town centre regeneration.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

FAREHAM

BOROUGH COUNCIL

2023/24
Decision No.
2482

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Planning and Development
Subject:	Self and Custom Build Housing Supplementary Planning document for adoption
Report of:	Director of Planning and Regeneration
Corporate Priority:	Dynamic, prudent and progressive Council; Providing housing choices

Purpose:

To approve the Self and Custom Build Housing Supplementary Planning Document for adoption.

The Self and Custom Housebuilding Act 2015 places a number of duties on the Council to record and address self and custom build need in the Borough.

The recently adopted Fareham Local Plan 2037 seeks to deliver homes to meet this need through Policy HP9 – Self and Custom build Homes.

The Self and Custom Build Supplementary Planning Document (SPD) is a new document which has been prepared to support the implementation of Policy HP9 by providing information, guidance and advice to the local planning authority, developers, landowners, aspiring self and custom builders and the community.

The draft SPD was subject to six weeks of public consultation. The final version has been amended where necessary and appropriate in response to the points raised in the representations received during the consultation.

Options Considered:

As recommendation.

Decision:

RESOLVED that the Executive:

- (a) notes the consultation comments received on the Draft Supplementary Planning Document together with the Council's responses to the representations as set out in the Post Consultation Statement at Appendix A to the report: and
- (b) agrees to adopt the Self and Custom Build Supplementary Planning Document as set out in Appendix B to the report.

Reason:

To enable the Self and Custom Build Supplementary Planning Document to be adopted and afforded due weight as a material consideration in the determination of planning applications.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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2023/24
Decision No.
2483

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Policy & Resources
Subject:	Corporate Strategy 2023-2029
Report of:	Assistant Director (Democracy) & Deputy Monitoring Officer
Corporate Priority:	(All Corporate Priorities)

Purpose:

Following agreement at the Executive on 15 May 2023, the draft Corporate Strategy 2023-2029 was circulated for public consultation. This report summarises the outcome of the consultation.

The Council's Corporate Strategy is a key document within the Council's Strategic Framework, setting out our vision and Priorities for the Borough. It influences our medium-term budget planning, day to day service delivery and the large-scale projects that we will undertake in the future.

Our existing Corporate Strategy covers the period 2017-2023. To ensure that we retain a current Corporate Strategy, work has been undertaken to prepare a new Corporate Strategy to cover the period 2023-2029.

On 15 May 2023, the Executive agreed that the draft Corporate Strategy 2023-2029 be circulated for public consultation. As a result of this, a four-week public consultation ran from 05 June 2023 to 03 July 2023.

Prior to the consultation, some minor changes were made to the text colour in the draft Strategy to ensure that the document met online accessibility criteria.

Options Considered:

The comments of the Policy and Resources Scrutiny Panel were taken into account in considering this item.

As recommendation.

Decision:

RESOLVED that the Executive:

- (a) notes the outcomes of the public consultation and agrees the draft Corporate Strategy 2023-2029; and
- (b) recommends the Corporate Strategy 2023-2029 to Council for approval, subject to any further amendments.

Reason:

The existing Corporate Strategy for Fareham Borough Council expires in 2023. To maintain a current Corporate Strategy for the Council a new Strategy document must be adopted.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

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2023/24
Decision No.
2484

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Policy & Resources
Subject:	The Council Tax Support Fund
Report of:	Assistant Chief Executive Officer
Corporate Priority:	Dynamic, prudent and progressive Council

Purpose:

To seek Executive approval of the Council Tax Support Fund Policy, which deals with the allocation of Fareham's proportion of Government funding. The aim is to assist those residents receiving Council Tax Support who have an outstanding Council Tax liability, by awarding additional Council Tax Support of up to £25.00 via a Mandatory Scheme. Also, to provide a Discretionary Fund, where local authorities can determine their own approach to supporting economically vulnerable households with their Council tax.

On 23 December 2022 the government announced the Council Tax Support Fund, stating that they recognised the impact of rising Council Tax bills.

"The government will be distributing £100 million of new grant funding in 2023/24 for local authorities to support economically vulnerable households in their area with Council tax payments".

This policy covers the administration of Fareham's proportion of the fund, which is £99,331, split between:

- A mandatory fund, which assists those receiving Council Tax Support who have an outstanding Council Tax liability of up to £25.00.
- A discretionary fund, where local authorities can determine their own approach to supporting economically vulnerable households.

Options Considered:

The comments of the Policy and Resources Scrutiny Panel were taken into account in considering this item.

As recommendation.

Decision:

RESOLVED that the Executive agrees that the key principles of the Council Tax Support Fund Policy, as outlined in the report, be approved for adoption in Fareham.

Reason:

The principles have been drawn up to help develop a policy which maximises the benefit that can be provided to as many residents as possible who are in receipt of Council Tax Support.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023

FAREHAM

BOROUGH COUNCIL

2023/24
Decision No.
2485

Record of Decision by Executive

Monday, 9 October 2023

Portfolio	Policy & Resources
Subject:	Annual Review of Corporate Strategy 2017-2023 and Local Service Agreements 2022/23
Report of:	Assistant Director (Democracy) & Deputy Monitoring Officer
Corporate Priority:	(All Corporate Priorities)

Purpose:

The Council's performance management framework requires the Executive to undertake an annual review of the corporate vision and priorities. The purpose is to update the wording where necessary and to provide an overview of the Council's performance for the 2022/23 financial year. This is the final review for the current 2017-2023 Corporate Strategy, with the adoption of a new Corporate Strategy for 2023-2029 due in October 2023.

The Corporate Strategy provides a clear focus on the most important issues to be addressed for the 2017-2023 period. This annual review is an opportunity to consider progress made in delivering corporate priorities during 2022-23 and to assess the impact of any other influences on the Council's services and initiatives.

The Council's strategic framework includes Local Service Agreements to provide details of actions delivered by individual services. Local Service Agreements provide an overview of how the Council is performing alongside the Corporate Strategy. The annual review is an opportunity to consider how well the Council is performing, both as a whole and in key service areas.

Options Considered:

The comments of the Policy and Resources Scrutiny Panel were taken into account in considering this item.

As recommendation.

Decision:

RESOLVED that the Executive:

- (a) agrees the proposed revisions to the Corporate Strategy, as set out in Appendix B to the report;
- (b) recommends the Annual Review of the Corporate Strategy 2017-2023 to Council for approval, subject to any further amendments; and
- (c) notes the Council's performance for the 2022/23 financial year.

Reason:

To meet the requirements of the Council's performance management framework and to provide details of Fareham Borough Council's performance for the 2022/23 financial year.

Confirmed as a true record:

Councillor SDT Woodward (Executive Leader)

Monday, 9 October 2023