

# FAREHAM

BOROUGH COUNCIL

## Minutes of the Health and Housing Policy Development and Review Panel

**(to be confirmed at the next meeting)**

**Date:** Thursday, 18 July 2013

**Venue:** Collingwood Room - Civic Offices

**PRESENT:**

Mrs M E Ellerton (Chairman)

T G Knight (Vice-Chairman)

**Councillors:** Miss S M Bell, P J Davies, N R Gregory, D L Steadman and  
Mrs K K Trott

**Also Present:** Councillor B Bayford, Executive Member for Housing (items 3 &  
10)

*The Vice-Chairman, Councillor T G Knight took the chair at the start of the meeting due to Mrs M E Ellerton being delayed.*



**1. APOLOGIES FOR ABSENCE**

There were no apologies for absence.

**2. MINUTES**

It was AGREED that the minutes of the meeting of the Health and Housing Policy Development and Review Panel held on 23 May 2013 be confirmed and signed as a correct record.

**3. CHAIRMAN'S ANNOUNCEMENTS**

The Chairman invited Councillor Bayford, the Executive member for Housing to give an update on the Clinical Commissioning Group (CCG) meeting he had recently attended.

Councillor Bayford informed the Panel that during the CCG meeting they had been informed that physiotherapists have now been appointed across the county tasked with specifically reducing slips, trips and falls amongst older people. In addition to this the CCG discussed the issue of the increase in the number of patients attending A&E, which is felt is as a result of the 111 service and lack of a GP out of hours service.

The Panel discussed issues with the New Community Hospital and expressed concern over the current management of the hospital.

Councillor Bayford informed the Panel that he has recently been appointed as a District Council representative on to the Hampshire Health and Wellbeing Board.

**4. DECLARATIONS OF INTEREST AND DISCLOSURES OF ADVICE OR DIRECTIONS**

There were no declarations of interest or disclosures of advice or directions made at this meeting.

**5. DEPUTATIONS**

There were no deputations made at this meeting.

**6. PRESENTATION ON FAREHAM'S ECO-HOUSING EXEMPLAR**

The Panel received a presentation by the Senior Housing Officer (Enabling) which outlined Fareham's proposal to build some Eco-Housing exemplars.

The presentation explained that the Government has made a commitment to cut carbon emissions and for new homes to be zero carbon by 2016, and that as a result of this Fareham Borough Council will need to explore ways to make current properties more energy efficient and new homes, including the new Welborne development, zero carbon.

The presentation outlined "PASSIVHAUS" a construction concept for building energy efficient housing, which focuses on high levels of insulation, minimising air leakage, avoiding the use of thermal bridging, using mechanical ventilation and the use of passive solar gain. It was explained to the Panel that this concept is advocated in the Draft Welborne Strategy, and that the Council is currently looking to trial a small scale build of approximately 6 houses in Cold East Close.

It was AGREED that the Senior Housing Officer (Enabling) be thanked for his presentation.

## **7. THE GOVERNMENT'S GREEN DEAL**

The Panel considered a report by the Director of Community which outlined the main aspects of the Government's Green Deal Policy and the actions that the Council propose to take to promote energy efficiency measures in private sector residential accommodation.

Members acknowledged the Council's duty to promote the scheme but raised concerns about the likely level of take up of the scheme by residents due to the scheme being complicated and not producing any immediate financial benefits.

It was AGREED that the Panel endorses membership of the Solent Green Deal scheme as a promotional partner.

## **8. FLOATING SUPPORT SERVICES FOR OLDER PERSONS**

The Panel considered a report by the Director of Community on Floating Support Services for Older Persons, which outlined a proposal to extend the support service currently provided to sheltered housing tenants to older persons living in the borough irrespective of their tenure.

Members expressed concern over the possible additional work load that the Sheltered Housing Officer may incur. The Tenancy Services Manager informed members that there is the possibility that the service could be expanded in the future and that it could lead to additional staff and training.

It was AGREED that the Panel noted the proposal to extend the housing support service to older persons living in the borough regardless of their tenure.

*Councillor Mrs M E Ellerton joined the meeting at this point and took the chair.*

## **9. AFFORDABLE HOUSING PROGRAMME**

The Panel considered a report by the Director of Community on the Affordable Housing programme which outlined the Council's achievements in the delivery of affordable housing since 2011 and the progress made towards meeting the target of 500 homes by 2017.

At the invitation of the Chairman, the Director of Community addressed the Panel on this item to give a verbal update on the progress of Collingwood House. The Panel was informed that following a meeting of the Executive on 1 July 2013 it was agreed that the tender for the works to redevelop Collingwood House be awarded to the Leadbitter Group. It is hoped that the works will be completed by March 2015.

It was AGREED that: -

(a) the Panel noted the current affordable housing programme and progress made towards the provision for 2013-17; and

(b) the Panel noted the progress made on Collingwood House.

## **10. REVIEW OF TENANCY AGREEMENTS**

The Panel considered a report by the Director of Community which reviewed the current Tenancy Agreements and outlined the consultation process and timetable.

At the invitation of the Chairman Councillor Bayford addressed the Panel on this item.

The Chairman and Councillor Mrs Trott, who formed part of the working group tasked with updating the tenancy agreements, addressed the Panel on this item and explained some of the changes and the reasons for them.

It was AGREED that the Panel endorses the proposed changes to the tenancy agreement and noted the proposed timetable for consultation.

## **11. REVIEW OF THE WORK PROGRAMME 2013/14**

The Panel considered a report by the Director of Community which reviewed the Work Programme for 2013/14.

Councillor Gregory requested a report to be brought to the Panel on Potential Fareham Borough Council Sites for Development. The Director of Community advised investigations are still taking place regarding this, but agreed that this could be considered for a future meeting.

It was AGREED that the Work Programme, as set out in Appendix A of the report, be approved.

(The meeting started at 6.00 pm  
and ended at 7.46 pm).