

**BOROUGH COUNCIL OF KING'S LYNN & WEST NORFOLK**

**CABINET DECISION SHEET**

**Decision Sheet from the Meeting of the Cabinet held on Tuesday, 28th June, 2016 at 5.30 pm in the Committee Suite, King's Court, Chapel Street, King's Lynn**

**PRESENT:** Councillor B Long (Chairman)  
Councillors A Beales, R Blunt, N Daubney, A Lawrence, Mrs K Mellish and Mrs E Nockolds

In attendance: Councillors I Devereux, P Hodson, S Squires, Mrs J Westrop and Mrs A Wright

An apology for absence was received from Councillor G Middleton

**1 MINUTES**

**RESOLVED:** The Minutes of the Meeting held on 24 May 2016 were approved as a correct record and signed by the Chairman.

**2 URGENT BUSINESS**

None

**5 MEMBERS PRESENT UNDER STANDING ORDER 34**

Councillor L Bambridge attended for item 13 King's Lynn BID and 17 & 18 Town Centre Investments, should she wish to ask any questions in the debate.

Councillor D Pope attended for items 17 and 18 - Town Centre Investment items

**6 CALLED IN MATTERS**

None

**7 MATTERS REFERRED TO CABINET FROM OTHER BODIES**

**AUDIT COMMITTEE – 28 JUNE 2016**

**A10: CAPITAL PROGRAMME AND RESOURCES 2015/2019**

**RESOLVED:** The Committee supported the recommendations to Cabinet as follows:

- 1) That Cabinet note the outturn of the Capital Programme for 2015/2016 of £13,924,624.
- 2) That the financing arrangements for the 2015/2016 Capital Programme be noted.
- 3) That Cabinet approve the revised 2016/2020 Capital Programme and financing as detailed in the report.

A11: **REVENUE OUTTURN 2015/2016**

**RESOLVED:** The Committee support the recommendation to Cabinet as follows:

It is recommended that Cabinet approves:  
The revenue outturn and proposed transfers to reserves for 2015/2016.

8 **FORWARD DECISIONS**

The Forward Decision List was noted.

9 **RIPA POLICY REVIEW**

**RECOMMENDED:** That the revised RIPA Policy be adopted.

**Reason for Decision**

The revised Policy captures only the broad principles behind RIPA and general responsibilities of the Council, whereas the finer details, including interpretation of the legislation and the procedure itself, are recorded in separate procedure documents, namely the toolkits. Therefore, updates and changes to legislation, interpretation and procedure can be made as and when required without frequent recourse to members.

10 **REVENUE OUTTURN - 2016/17**

**RESOLVED:** That the revenue outturn and proposed transfers to reserves for 2015/2016 be approved.

**Reason for Decision**

To approve the revenue outturn for 2015/2016 of the Council.

11 **CAPITAL OUTTURN 2016/17**

**RESOLVED:** 1) That the outturn of the capital programme for 2015/2016 of £13,924,624 be noted.

2) That the financing arrangements for the 2015/2016 capital programme be noted.

3) That Cabinet approve the revised 2016/2020 capital programme and financing as detailed in the report.

**Reason for Decision**

To report the outturn 2015/2016 for the Capital Programme and update members on capital spending and resources for 2016-2020.

12 **NORFOLK COUNTY COUNCIL MINERALS SITE SPECIFIC ALLOCATION - SILICA SAND**

**RESOLVED:** That the responses outlined in sections 4 to 7 of the report be endorsed to become the Borough Council's representations to the Norfolk County Council Single Issue Silica Sand Review Pre-Submission document

**Reason for Decision**

The Council is required to provide a response to the consultation by Norfolk County Council on the Pre-Submission Single Issue Silica Sand Review under the provisions of the Duty to Cooperate set in the National Planning Policy Framework (NPPF).

13 **BUSINESS IMPROVEMENT DISTRICT - VOTE**

**RESOLVED:** 1) That the 2016 Business Plan be approved.  
2) That the Chief Executive be instructed to vote in favour of the BID on behalf of the Council.

**Reason for Decision**

To allow the King's L BID vote to proceed

14 **EXCLUSION OF THE PRESS AND PUBLIC**

**RESOLVED:** That under Section 100(A)(4) of the Local Government Act, 1972, the press and public 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 paragraph 3 of Part 1 of Schedule 12A to the Act.

15 **AFFORDABLE HOUSING COMPANY**

**RESOLVED:** 1) Agree the basic initial Business Plan (attached in appendix A to the report) and proceed to commission the new housing as detailed in the business plan.

2) That delegated authority be granted to the Chief Executive in consultation with Portfolio Holder responsible for housing to determine whether it is appropriate to apply to the HCA to enable the Local Housing Company to become a 'Registered Provider' of affordable housing.

3) That a separate report be prepared for the next Cabinet meeting covering the appointment of Directors to the Local Housing Company and Governance arrangements.

**Reason for Decision**

To ensure that available capital resources required to be used for affordable housing are invested appropriately in line with the Council's decision of June 2014 in relation to establishing a Local Housing Co.

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**CONVERSION OF OFFICE SPACE TO SELF CONTAINED RESIDENTIAL ACCOMMODATION**

**RESOLVED:** 1) That the Property Services Manager be given delegated authority in conjunction with the Housing Services Manager and Portfolio Holder for Housing to procure and complete the conversion works and agree arrangements for the scheme to be transferred by way of a lease to the Borough Council's Local Housing Company (in line with arrangements to establish a Local Housing Company previously agreed).

2) That net income received in excess of £30,000 pa be earmarked for funding future housing investment initiatives, to meet identified need and generate additional revenue income.

**Reason for Decision**

The conversion of this property represents an opportunity to increase the Council's provision of temporary accommodation for homeless households to respond to the increasing need for use of such accommodation.

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**TOWN CENTRE INVESTMENT (PHASE 1)**

**RECOMMENDED:** 1) That the Property Services Manager be given the delegated authority to finalise negotiations in respect of the proposed investment outlined within this report in consultation with the Leader of the Council, the Portfolio Holder for Regeneration and Industrial Assets, the Chief Executive, the Executive Director

Commercial Services, and the Chief Finance Officer.

2) That Delegated authority be given to the Portfolio Holder for Regeneration and Industrial Assets in consultation with the Chief Executive and the Chief Finance Officer to decide the appropriate means of funding the investment proposal set out within this report.

3) That the Legal Services Manager be given delegated authority to draft and finalise all necessary documentation, contractual or otherwise, associated with the proposed development and investment in this property asset.

#### **Reason for Decision**

To enhance the Council's land and property investments, to contribute towards the Cost Reduction programme by generating a higher return on the Council's investments, and to facilitate the delivery of an improved retail offer in King's Lynn town centre

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#### **TOWN CENTRE INVESTMENT - STRATEGIC LAND AND PROPERTY ACQUISITION (PHASE 2)**

**RECOMMENDED:** 1) That the acquisition of the land and property asset is progressed along the lines set out within the report.

2) That the Capital Programme be adjusted to accommodate the acquisition of the site identified within this report.

3) That Property Services Manager be given the delegated authority to finalise negotiations in respect of the proposed acquisition outlined within this report in consultation with the Portfolio Holder for Regeneration and Industrial Assets.

4) That Legal Services Manager be given delegated authority to draft and finalise all necessary documentation, contractual or otherwise, associated with the proposed development and investment in this property asset.

#### **Reason for Decision**

To deal with a problematic building within the town centre that could facilitate the delivery of an improved retail/food/leisure/residential offer in King's Lynn town centre.

**The meeting closed at 7.07 pm**