

CABINET Post-Decision

Summary of the Decisions taken

Date of Meeting Monday, 19th December, 2016 **Issued By:-** Nick Pontone

Date of Delivery to Members: Tuesday, 20th December, 2016

Date which any call in must be received by: Thursday, 29th December, 2016

Implementation of decisions delayed to: Friday, 30th December, 2016

(Other than those items marked with an asterisk (*) which need to be implemented urgently and those items marked with a hash (#) which have been considered by scrutiny in the past 6th months and cannot be called in).

AGENDA ITEM.	SUBJECT MATTER	DECISION	WARD	RESOLVED/ RECOMMENDED
1.	Declarations of Interest	Councillor Bal declared that his daughter worked for Slough Borough Council.	-	-
2.	Minutes of the Meeting held on 21st November 2016	Approved.	-	Resolved
3.	Leisure Strategy Capital Development Programme: Langley Leisure Centre and Salt Hill Leisure	(a) Langley Leisure Centre – That the proposals for the facilities extension, design, facility mix and timescales for delivery of the development be agreed.	All	Resolved

AGENDA ITEM.	SUBJECT MATTER	DECISION	WARD	RESOLVED/ RECOMMENDED
	Facility	<p>(b) Salt Hill leisure facility – That the proposals for the change of use and facility mix and timescales for delivery be agreed.</p> <p>(c) That the funding packages, amounting to £14.6 million for both schemes be noted and agreed.</p>		
4.	Reconfiguration of the Borough's Activities Offer for People with Learning Disabilities #	<p>(a) That the report be noted;</p> <p>(b) That it be agreed that officers continue the work to reconfigure the borough's activities offer for people with learning disabilities; and</p> <p>(c) That the decision of the Director of Adult Social Care, taken under the delegated authority given by Cabinet on 18th July 2016, to close the Elliman centre on the 1st of January 2017 be noted.</p> <p>(d) That the references from the Health Scrutiny Panel meeting held on 23rd November 2016 be endorsed:</p> <p style="padding-left: 40px;">i. That the Commissioner for Health & Social Care work with the Head of Adult Safeguarding and Learning Disabilities to explore further employment and apprenticeship opportunities for people with learning disabilities.</p>	All	Resolved

AGENDA ITEM.	SUBJECT MATTER	DECISION	WARD	RESOLVED/ RECOMMENDED
		<p>ii. That the Head of Adult Safeguarding and Learning Disabilities review the opportunities for residents to use Council facilities and open e.g. allotments.</p>		
5.	Financial Report - Month 7 2016/17	<p>(a) That the current financial forecast at Month 7 and the ongoing work by departments to reduce the overspend be noted.</p> <p>(b) That the write offs detailed in section 9 of the report be approved.</p> <p>(c) That the virements detailed in section 8 of the report be approved.</p>	All	Resolved
6.	Council Taxbases for 2017/18	<p>(a) That the level of council tax discount in respect of second homes remain at 0%.</p> <p>(b) That the level of discount in respect of long-term empty properties remains at 0%. With the charge of a 50% Empty Home Premium for on properties that have been empty longer than 2 years.</p> <p>(c) That the collection rate for the council tax for 2017/18 be set at 98.4%. This the same rate as for 2016/17.</p> <p>(d) In accordance with the Local Government Finance Act 2012 and the Local Authorities (Calculation of Council Tax Base) Regulations 2012 the amount calculated by</p>	All	Resolved

AGENDA ITEM.	SUBJECT MATTER	DECISION	WARD	RESOLVED/ RECOMMENDED															
		<p>Slough Borough Council as its council taxbase for 2017/18 shall be:</p> <table data-bbox="913 316 1480 531"> <tr> <td>i)</td> <td>Parish of Britwell</td> <td>840.7</td> </tr> <tr> <td>ii)</td> <td>Parish of Colnbrook with Poyle</td> <td>1,866.4</td> </tr> <tr> <td>iii)</td> <td>Parish of Wexham</td> <td>1,329.6</td> </tr> <tr> <td>iv)</td> <td>Slough Town</td> <td>37,138.0</td> </tr> <tr> <td>v)</td> <td>All areas</td> <td>41,174.7</td> </tr> </table> <p>(e) That the S151 officer be delegated with responsibility to adjust the taxbase following Cabinet due to any changes in Government guidance around this subject and the Collection Fund figures for distribution.</p> <p>(f) That the S151 officer be delegated with responsibility to adjust the taxbase following Cabinet should any new property information become available and the Collection Fund figures for distribution require amendment.</p> <p>(g) That the S151 officer be delegated with responsibility to set the Business Rates baseline following consultation with the Commissioner responsible.</p>	i)	Parish of Britwell	840.7	ii)	Parish of Colnbrook with Poyle	1,866.4	iii)	Parish of Wexham	1,329.6	iv)	Slough Town	37,138.0	v)	All areas	41,174.7		
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7.	Council Tax Support Scheme 2017-18	(a) To continue with the Council Tax Support Scheme adopted by Slough Borough Council for the 2016-17 financial year and uprate the relevant premiums, applicable	All	Resolved															

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		<p>amounts, non dependant deductions and to reflect the changes in the housing benefits regulations as defined in the scheme in line with the statement from the Department of Work and Pensions (DWP).</p> <p>(b) That the Council Tax Support scheme as detailed in appendix A to the report be approved.</p>		
8.	2017/18 General Revenue Budget - Tranche 1 Savings Proposals	<p>(a) The savings previously considered by Cabinet in November 2015, set out in Appendix A, be approved and included in the Revenue Budget 2017/18 to be approved by Council in February.</p> <p>(b) The savings listed in Appendix B be approved and included in the Revenue Budget 2017/18 to be approved by Council in February.</p>	All	Resolved
9.	Proposal to Establish Housing Company Group Structure	<p>(a) That the business plan for Herschel Homes, set out in Appendix One, which seeks to establish a company that will acquire, manage and lease new build properties for full market rent be approved.</p> <p>(b) That the business plan for Slough Homes be approved, as set out in Appendix Two, which seeks to establish a company that will aim to acquire, manage and lease existing properties in a manner that will provide an offering of homes for people facing particular difficulties in accessing</p>	All	Resolved (a) to (d) and (f) to (k) Recommended (e)

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		<p>suitable accommodation, possibly through cross-subsidy provided from homes let at market rents.</p> <p>(c) That it be noted that both Herschel Homes and Slough Homes will be companies that are limited by shares with the Council being the sole shareholder.</p> <p>(d) That the Head of Legal Services, following consultation with the Commissioner for Housing & Urban Renewal and Leader of the Council, be authorised to seek the incorporation or acquisition of companies to be wholly owned by the Council to operate under the names of Herschel Homes and Slough Homes and to complete all necessary procedures for this purpose.</p> <p>(e) Recommend to full Council that up to £3.1m of additional capital expenditure be incurred for Slough Homes to acquire suitable properties, which will be secured on property, and that £28m is allocated to Herschel Homes and £23.4m allocated to Slough Homes in the period to 31 March 2019 to acquire properties as set out in the business plan set out in appendices One and Two.</p> <p>(f) That authority be delegated to the Assistant Director Finance & Audit, following consultation with the Leader and</p>		

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		<p>Commissioner for Housing & Urban Renewal to approve the draft Heads of Terms for the Facility Agreement for the Council to provide loan and equity finance to Herschel Homes and Slough Homes and agree that the Assistant Director Finance & Audit, in consultation with the Leader of the Council is authorised to finalise the Facility Agreement and to enable up to £28m to be lent to Herschel Homes and £26.5m to be lent to Slough Homes in the period to 31 March 2019 and for a temporary cash facility of up to £50k to be available from the Council to the two Companies for the initial 18 months as 'working capital' (charged at the base rate plus 2%).</p> <p>(g) That the proposed governance arrangements for each company set out in Section 5 in this report and the Shareholder Agreement included as Appendix 7.4 be approved and authority be delegated to the Assistant Director Finance & Audit in consultation with the Head of Legal Service to complete the draft terms.</p> <p>(h) That the Assistant Director Finance and Audit and the Head of Neighbourhoods be authorised to agree prices for services provided by the Council (such as Housing, Property and Asset Management), between the Council and both housing companies.</p>		

AGENDA ITEM.	SUBJECT MATTER	DECISION	WARD	RESOLVED/ RECOMMENDED
		<p>(i) That the Head of Legal Services, following consultation with the Strategic Director Housing, Regeneration & Resources in consultation with the Commissioner for Housing and Urban Renewal , be authorised to select an alternative company name for Slough Homes (which will be subject to availability at Companies House).</p> <p>(j) That the disposal of the Housing Revenue Account (“HRA”) asset at Pendeen Court and General Fund asset at High Street, Langley to Slough Homes be authorised for a sum that represents no less than best value.</p> <p>(k) That delegated authority be given to the Assistant Director Assets, Infrastructure and Regeneration following consultation with the Leader, the Council’s section 151 Officer and the Head of Neighbourhood Services to agree the final valuation sum for Pendeen Court and High Street, Langley and agree all non-financial terms.</p>		
10.	Proposal to Introduce an Asset Management Company	(a) That an Asset Management Company be developed, limited by shares and wholly owned by the Council, to acquire own and manage and dispose of strategic assets located inside and outside Slough when the Council is borrowing funds to acquire the assets.	All	Resolved

AGENDA ITEM.	SUBJECT MATTER	DECISION	WARD	RESOLVED/ RECOMMENDED
		<p>(b) That the proposed governance arrangements for the Asset Management Company including the Shareholder Agreement set out in Appendix Two to the report be approved.</p> <p>(c) That the Head of Legal Services, following consultation with the Commissioner for Housing & Urban Renewal and the Leader of the Council be delegated authority to develop Articles of Association and incorporate the Asset Management Company based on the content of this document and;</p> <p>(d) That Joe Carter, Assistant Director Assets, infrastructure & Regeneration be appointed as the founding director of the company in order to enable the company to be registered (as this requires at least one named director) and basics to be established (such as setting up banking arrangements).</p> <p>(e) That the Head of Legal Services, following consultation with the Commissioner for Housing and Urban Renewal and the Strategic Director Housing, Regeneration & Resources, be authorised to commence the incorporation of the Asset Management Company, select the company name in order to do so (which will be subject to</p>		

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		<p>availability at Companies House) and complete all necessary documentation as set out the report.</p> <p>(f) That the Assistant Director of Finance & Audit be delegated authority to develop the draft Heads of Terms for the Facility Agreement for the Council to provide loan and equity finance to the Asset Management company and following consultation with the Leader, be authorised to finalise the Facility Agreement and to enable all amounts agreed by full Council to be lent to the Asset Management Company.</p> <p>(g) That the Assistant Director of Finance & Audit be responsible for the Council's Shareholder function.</p> <p>(h) That the Assistant Director Finance & Audit be authorised to agree prices for services provided by the Council (such as Asset Management and Finance), between the Council and the Asset Management company.</p> <p>(i) That the request to provide an overdraft facility of £50,000 to establish the company, which will be repaid in 18 months from the company going operational, be approved.</p>		

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11.	References from Overview & Scrutiny	There were no references from Overview & Scrutiny.	All	-
12.	Notification of Forthcoming Decisions	Endorsed.	All	Resolved
13.	Exclusion of Press and Public	Agreed.	-	Resolved
14.	Part II Minutes - 21st November 2016	Approved.	-	Resolved
15.	Subsidiary Housing Companies Update - Appendices One to Seven	The Part II appendices were considered in resolving the matters in the accompanying Part I report.	All	-
16.	Strategic Asset Purchases 2016/17 & Proposed Disposal of 204-208 High Street (former BHS store)	(a) That the strategic asset purchases made during 2016-17 be noted. (b) That the disposal of 204-208 High Street (the former BHS store) on the terms set out in the Part II report be agreed. (c) That the Strategic Acquisition Board be given delegated authority to acquire, manage and dispose of assets acquired via the strategic asset purchase scheme.	All	-
17.	Proposal to Introduce an Asset Management Company - Appendices	The Part II appendices were considered in resolving the matters in the accompanying Part I report.	All	-