

REPORTS FROM SCRUTINY COMMISSIONS: Report of the Scrutiny Inquiry Day 'How can better housing delivery secure the best outcomes for Bristol'

Considered by Cabinet on 01 March 2016

(a) Subject: Report of the Scrutiny Inquiry Day 'How can better housing delivery secure the best outcomes for Bristol'
(agenda item 4)

(b) Ward: Citywide

(c) Considered by : George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

(d) Declarations of interest:

None.

(e) In considering the report the Mayor made the following commitments:

- **Fully investigating the establishment of a new housing delivery vehicle (recommendation 23)**
- **A review of the housing delivery framework (recommendation 25).**
- **The proactive identification and assembly land for development (recommendation 2, 10 & 31)**
- **A review of the HRA asset management strategy (recommendations 28 and 29)**
- **Take action to improve standards in the private rented sector (over-arching theme across a number of recommendations)**
- **Prevent and respond to homelessness (over-arching theme across a number of recommendations)**

(f) Other options considered and rejected:

As set out in the report

(g) Exempt information?

None.

(h) Consideration made in exempt session?

No.

(i) Additional information at the meeting / documents taken into account:

1. One Councillor statement

(j) Reason for decision:

As set out in the report.

Signed : **Date :**
(Mayor)

Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

- (a) **Subject:** **Waste & Resource Management Strategy 'Towards a Zero Waste'**
(agenda item 5)
- (b) **Ward:** Citywide
- (c) **Decision taker:** George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

- (d) **Declarations of interest:**

None.

- (e) **Decision taken by the Mayor:**

That the refresh of the Waste Strategy (Appendix 1 of the report) be approved together with the next phases of work – the options appraisal and development of more detailed waste action plans.

- (f) **Other options considered and rejected:**

As set out in the report

- (g) **Exempt information?**

No

- (h) **Decision made in exempt session?**

No

(i) Additional information at the meeting /documents taken into account:

1. One Councillor statement
2. Two Councillor questions (verbal replies were given by the Mayor at the meeting or a written reply will be sent if the Cllr was not present)

(j) Reason for decision:

As set out in the report

Signed : **Date :**
(Mayor of Bristol)

Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

- (a) **Subject:** **Social Value Policy & Toolkit**
(agenda item 6)
- (b) **Ward:** Citywide
- (c) **Decision taker:** George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

- (d) **Declarations of interest:**

None.

- (e) **Decision taken by the Mayor:**

That the Social Value Policy and Toolkit be approved which will refocus the Council's approach to commissioning and procurement.

- (f) **Other options considered and rejected:**

As set out in the report

- (g) **Exempt information?**

None

- (h) **Decision made in exempt session?**

No

- (i) **Additional information at the meeting**

1. One public statement

(j) Reason for decision:
As set out in the report

Signed : **Date :**
(Mayor of Bristol)

Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

- (a) **Subject:** **Prince Street Bridge Refurbishment Work**
(agenda item 7)
- (b) **Ward:** Cabot
- (c) **Decision taker:** George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

- (d) **Declarations of interest:**

None.

- (e) **Decision taken by the Mayor:**

That the necessary work to return the existing Prince Street swing bridge to a serviceable condition is carried out, allowing the maritime operation of the City Docks and the passage of pedestrians, cyclists and light vehicles to continue. The project is to be funded from transport capital budgets.

- (f) **Other options considered and rejected:**

As set out in the report

- (g) **Exempt information?**

No

- (h) **Decision made in exempt session?**

No

(i) Additional information at the meeting

1. One public statement
2. Two Councillor statements
3. One Councillor question (reply given verbally by the Mayor at the meeting).

(j) Reason for decision:

As set out in the report

Signed : **Date :**
(Mayor of Bristol)

Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

- (a) **Subject:** **Arena Island and Cattle Market Road Development**
(agenda item 8)
- (b) **Ward:** Lawrence Hill, Windmill Hill and Citywide
- (c) **Decision taker:** George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

- (d) **Declarations of interest:**

None.

- (e) **Decision taken by the Mayor:**

- 1) That provision for borrowing in the Capital Programme of up to £28m to pay for the cost of the Arena Island development, to be funded from the development of the Cattle Market Road site and Community Infrastructure Levy (CIL) be approved.
- 2) That provision be made in the Council's Capital Programme to take forward the demolition of the former Royal Mail sorting office and prepare the site for redevelopment.
- 3) That the allocation of £8m of strategic Community Infrastructure Levy towards the development of infrastructure on Arena Island be approved.
- 4) That construction and funding of a walkway from the A4 Bath Road on to the Arena steps be approved
- 5) That further feasibility work is undertaken to consider options for

the relocation of 200 temporary parking spaces from future development land at Arena Island. To include the viability of the site at 1-9 Bath Road, numbers of spaces that could be provided, payback period, costs, heights of buildings, operator acceptability and how it would relate to the road network. A report to come back to Cabinet for further consideration, followed by an appropriate planning application (as amended).

6) That the proposed arrangements regarding rates (as part of the commercial agreement finalised with the Arena operator) be approved.

7) That the progress being made on the Arena project regarding the building contract and the award of the pre-construction services agreement (PCSA) as part of the two-stage process previously agreed be noted.

(f) Other options considered and rejected:

As set out in the report

(g) Exempt information?

No

(h) Decision made in exempt session?

No

(i) Additional information at the meeting

1. Three public statements
2. Two public questions (verbal replies were given by the Mayor at the meeting or a written reply will be sent if the questioner was not present).
3. One Councillor statement
4. Four Councillor questions (verbal replies were given by the Mayor at the meeting or a written reply will be sent if the questioner was not present).

At the start of this item the Mayor explained that he had sought clarification in respect of recommendation 4b of the report and in response an amended recommendation had been provided by officers for consideration and decision. The Mayor read out the revised recommendation as set out above.

(j) Reason for decision:

As set out in the report

Signed : **Date** :
(Mayor of Bristol)

Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

- (a) Subject: Procurement of Housing Delivery Framework 2016-20**
(agenda item 9)
- (b) Ward: Citywide**
- (c) Decision taker: George Ferguson, Mayor**

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

- (d) Declarations of interest:**

None.

- (e) Decision taken by the Mayor:**

Agreed

- 1) That a new city wide framework of delivery partners and consultants be established that can be used by all parts of the Council to deliver market/private sector and affordable homes on Council land; including land held by the Housing Revenue Account (HRA).**
- 2) That in advance of the new framework being established, the Council makes use of the existing Homes Communities Agency (HCA) delivery partner panel and any other appropriate local authority panels/frameworks.**
- 3) That the Strategic Director Place being given delegated authority, in consultation with the relevant Assistant Mayor to agree enabling, development, consultancy services, funding opportunities and payments in excess of £0.5m.**

(f) Other options considered and rejected:

As set out in the report

(g) Exempt information?

No

(h) Decision made in exempt session?

No

(i) Additional information at the meeting

1. One Councillor question (a verbal reply was given by the Mayor at the Meeting)

(j) Reason for decision:

As set out in the report

Signed : **Date** :
(Mayor of Bristol)

Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

- (a) **Subject:** **Temple Gate & Temple Meads**
(agenda item 10)
- (b) **Ward:** Lawrence Hill
- (c) **Decision taker:** George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

- (d) **Declarations of interest:**

None.

- (e) **Decision taken by the Mayor:**

Agreed

- 1) That the Council enter into a joint development and land agreement with Skanska UK Limited relating to their land ownership at Temple Meads, the George & Railway and Temple Gate to achieve comprehensive regeneration and development of the land on terms set out in the report.
- 2) That the Strategic Director: Place be given delegated authority to approve purchase of the Grosvenor Hotel by negotiation at market value and resolve any other land issues from the funds previously approved notwithstanding a purchase price may be in excess of £500,000. These purchases are required to secure comprehensive redevelopment of the Temple Gate area.
- 3) That if the acquisition of the Grosvenor Hotel by agreement cannot be achieved within the timeframe judged necessary by officers to

efficiently progress and support the wider regeneration project for the Temple Meads / Temple Quarter area, the Strategic Director: Place shall bring a further report to Cabinet outlining the alternative options that the Council can consider in relation to acquiring the Grosvenor Hotel Site.

4) That the Strategic Director: Place be authorised to seek advice on the active marketing of the land for regeneration and advice on the prospects of such development proceeding in a reasonable time frame.

(f) Other options considered and rejected:

As set out in the report

(g) Exempt information?

Yes - Appendix 3 of the report was not for publication by virtue of Part 1 of Schedule 12(A) of the Local Government Act 1972, paragraph 3 (Information relating to the financial or business affairs of any particular person, including the authority holding that information) and the public interest in maintaining the exemption outweighed the public interest in disclosing the document.

(h) Decision made in exempt session?

No

(i) Additional information at the meeting

None

(j) Reason for decision:

As set out in the report

Signed : **Date :**
(Mayor of Bristol)

Non Key Decision Recording Form

**Decision determined at Cabinet meeting
on 01 March 2016**

Decision will come into effect on 09 March 2016
(subject to any call-in referral before that date)

(a) Subject: Quarter 3 Financial Report
(agenda item 11)

(b) Ward: Citywide

(c) Decision taker: George Ferguson, Mayor

Cabinet members present:

Cllr Geoff Gollop, Deputy Mayor

Cllr Simon Cook, Assistant Mayor for Place

Cllr Daniella Radice, Assistant Mayor for Neighbourhoods

Cllr Brenda Massey, Assistant Mayor for People

(d) Declarations of interest:

None.

(e) Non Key decision taken by the Mayor:

1) That the contents of the report be noted.

2) That the changes to the Capital Programme detailed at paragraph 27, table 6 and paragraph 29 be approved.

3) That the changes summarised at paragraph 28, table 7 and table 8 be endorsed.

(f) Other options considered and rejected:

As set out in the report

(g) Exempt information?

No

(h) Decision made in exempt session?

No

(i) Additional information at the meeting

None

(j) Reason for decision:

As set out in the report

Signed : **Date :**
(Mayor of Bristol)