

Time commenced - 6.00 pm  
Time finished - 8.35 pm

## COMMUNITY REGENERATION COMMISSION 16 FEBRUARY 2004

Present: Councillor Bayliss (in the Chair)  
Councillors Blanksby, Gerrard, Lowe, Willitts, Crosby  
Mr Kazmi – Co-opted Member

### 84/03 Apologies for absence

Apologies for absence were received from Councillor Baxter, Councillor Liversedge and Canon MacDonald.

### 85/03 Late items to be introduced by the Chair

There were no late items.

### 86/03 Minutes of the Previous Meeting

The minutes of the meetings held on 11 November 2003, 19 January and 27 January 2004 were confirmed as a correct record and signed by the Chair.

### 87/03 Declarations of Interest

Councillor Bayliss declared a personal interest in minute number 80/03 as he was the Vice Chair and Non-Executive Director of Derby Homes appointed by the Council. Councillor Lowe declared a personal interest in minute number 80/03 as he was a Non-Executive Director of Derby Homes appointed by the Council.

### 88/03 Call-In

There were no Call-ins.

### 89/03 Matters referred to the Commission by Council Cabinet

There were no items.

### 90/03 Social Inclusion and the Physical Environment: Cabinet Response to Overview and Scrutiny Report

The Commission considered a report from the Director of Development and Cultural Services that set out the Cabinet response to the topic review on Social Inclusion and Physical Environment.

The Members of the Regeneration and Social Inclusion Overview and Scrutiny Commission undertook a topic review last year that considered the harmful effect of vandalism, buildings in disrepair, abandoned cars, litter, graffiti and drugs on the quality of life of Derby residents. A report, including 30 recommendations, was produced and submitted to Council Cabinet on 15 July. An Action Plan and proposals for delivery were then produced.

Timescales for implementing the actions in the Plan were:

- Short term – by March 2004
- Medium term – sessions to be undertaken during 2004/05
- Long-term - in 2005/06.

Councillor Blanksby considered that the timescales for a number of the responses were too long.

It was noted that the proposed action from recommendation 16 – letter to DEFRA from the Leader – had been sent to Margaret Beckett. The letter had been received and acknowledged.

It was also noted that the proposed action for recommendation 5 - letter written by the Leader of the Council to the Deputy Prime Minister had been sent. A reply had been received and was now being analysed by the Assistant Director – Development.

The Commission were not happy with the response to recommendation 9. The proposal suggested that the whole Cabinet would take on the responsibilities relating to the recommendation rather than a new Committee. However, the Commission reaffirmed its view that such a Cabinet Committee should undertake the role.

## **Resolved**

- 1 To recommend that a Cabinet Committee be set up as proposed in recommendation 9**
- 2 To accept that the Commission had evidence based reasons for making recommendation 10, namely examples of joined up working not taking place.**
- 3 To recommend that the Council lobby Central Government on a cross party basis to change legislation to enable the Council to enter upon private property with the purpose of removal of drug litter or other associated threats to public health and safety**
- 4 To commend the initiative of the Community Safety Partnership on the removal of drug litter.**

## **91/03 Housing Revenue Accounts Budget 2004/05**

The Commission considered a joint report from the Director of Finance and the Director of Policy that set out the proposed budget for the Housing Revenue Account for 2004/05.

It was reported that the Council had submitted a building cost model, BCM, to the ODPM to increase the overall size of the programme from £81 million to a higher sum of around £96 million to achieve 'decency plus'.

The Commission were advised that the Council had been informed by the ODPM that the level of ALMO funding would continue until 2009/10. The loss of additional ALMO funding within the HRA subsidy after 2010 would become a problem in the medium to long term. The government required the Council to plan that the Housing Revenue Account to be in balance after 30 years.

It was reported that the Council would need to consider how to fund the replacement of the Home Pride investment in decent homes and the general ageing of the Council housing stock. It was suggested that increases in the major repairs budget would be required in the longer term. This would be discussed further with Derby Homes but an additional one-off £30 million of funds had been included for use in 20 year's time, and the underlying base repairs budget had been increased by 2% from 2010/11.

## **Resolved**

- 1 To agree to Derby Homes' additional fee of £365,000**
- 2 To refer the results of the negotiations on the management fee back to the Commission, preferably prior to the final decision being taken by Cabinet in March**
- 3 To approve the report to 24 February Council Cabinet and its other recommendations**
- 4 To use resources to start to build 'Council houses' to meet the chronic need for affordable houses / homes in Derby, to meet the requirements as outlined in Derby's Housing Strategy.**

## **92/03 Derby's Affordable Warmth Strategy**

The Commission considered a report from the Director of Policy that detailed the progress of Derby's Affordable Warmth Strategy. The Commission was advised that the Affordable Warmth Strategy was launched on 24 September 2002. The overall objective of the Strategy was to make sure that no one in Derby suffered from fuel poverty, that excess winter deaths were significantly reduced, and all residents could afford to heat their homes adequately. It was noted that there had been a considerable reduction in the number of households in fuel poverty. It was estimated that, in Derby, the number of households in fuel poverty had fallen by around 4,000 – down to just under 23,500 by March 2003.

It was noted that the delivery plan of the strategy was divided into three main objectives with nine key aims in order to assess whether the strategy was being delivered. The three main objectives were:

- improving the energy efficiency of all homes in Derby
- reducing fuel bills
- maximising household income

It was reported that a number of external developments had taken place since the launch of the strategy and that would have a specific impact on tackling fuel poverty, these included:

- energy white paper
- draft housing bill
- increasing winter fuel payment for people aged 80 or over
- reports on Warm Fronts and warm zones.

It was noted that in addition to tackling fuel poverty and affordable warmth through energy efficiency work, the Council would be addressing issues through other Council strategies, including the Housing Strategy, Social Inclusion Strategy and the Community Strategy.

It was considered that cross-department working had helped to develop the Affordable Warmth Strategy. Partnerships included work between the Derby Home Energy Advice Service and the Warm Front Team, Derby Homes and British Gas on the 'Here to HELP' scheme and Age Concern.

It was reported that the strategy had detailed a number of indicators that would be used to measure progress. Three main indicators had been used, including:

- Indicator one – number of households in fuel poverty
- Indicator 18 – number of households helped by Warm Fronts
- Indicator 21 – Council housing investment on energy efficiency improvement.

## **Resolved**

- 1 To welcome the Annual Progress report.**
- 2 To highlight to Cabinet the good work.**
- 3 To recommend Council Cabinet to not cut the budget for a valuable service.**
- 4 To recommend that Council Cabinet ensures the delivery of training for social workers / key workers to enable them to identify fuel poverty.**

## **93/03 Anti-Social Behaviour Action Plan**

The Commission considered a report from the Director of Policy that detailed the National Anti-Social Behaviour Action Plan. It was reported that the strategy and action plan 'Together': Tackling Anti-Social Behaviour' was launched in October 2003. It was considered that, from the outset, the strategy had made a significant impact in the city. The Commission were advised that the Anti-Social Behaviour Action Plan arose from legislation that was dedicated to anti-social behaviour problems, and had built upon the framework set out in the 1998 Crime and Disorder Act, the Police Reform Act of 2002 and the Anti-social Behaviour Act 2003.

It was noted that the Action Plan identified key priorities and targets and set up the structure for advice and support within the Home Office in the form of the Anti Social Behaviour Unit. The key areas of the action plan were:

- tackling nuisance neighbours
- tackling begging
- environmental crime
- putting victims and witnesses first.

It was hoped that Neighbourhood Safety Action Plans would be developed for local areas. East Midlands Government Office money would fund the local plans. In Derby the Anti-Social Behaviour Team was working closely and liaising with the police, including the 72 beat officers. It was considered that these officers were a key resource to making local people feel safer. The Commission were advised that the rate of serious crimes had been reduced however, although the rate had been reduced, the relationship between the level of crime and how safe people felt, did not correlate.

**Resolved to commend the report to Council Cabinet for them to ensure that it is implemented locally and funded adequately to ensure its success.**

## **94/03 Derby City Partnership – External Funding**

The Commission considered a report of the Director of Corporate Services that detailed further information as requested at the Commission meeting on 17 November 2003, on Derby City Partnership. The report set out information including Q-Arts Club, Umbrella – Your Turn, Jet – Going Places and Derby Central PCT – Special Needs and Toy Library and Play.

**Resolved to note the report**

## **95/03 Council Cabinet Forward Plan**

The Commission resolved to consider the following reports at the most appropriate time:

- Affordable Housing Private Finance Initiative
- Derby Homes – Service Level Agreements.

Chair of the next ensuing meeting of this Committee  
At which these minutes were signed