

ITEM 4

Time began: 09:00

Time ended: 09:30

NEIGHBOURHOOD, SOCIAL COHESION AND HOUSING STRATEGY CABINET MEMBER MEETING

THURSDAY 19 JULY 2007

Present: Councillor Nath

Also Present Councillors Banwait, Bayliss and Turner

08/07 Apologies for Absence

There were no apologies

09/07 Late Items Introduced by the Chair

In accordance with Section 100 (B) (4) of the Local Government Act 1972 the Chair agreed to the following item on the grounds that it needed to be considered before the next scheduled meeting.

Affordable Housing Cohesive Communities

10/07 Declarations of Interest

Councillor Bayliss declared a personal interest in minute no /07 as he was appointed by the Council as a Director of the Board of Derby Homes.

11/07 Minutes

The minutes of the meeting held on 8 June 2007 were agreed as a correct record and signed by the Chair.

Non-Key Decisions

12/07 Affordable Accommodation – Good Practice Guide

The Cabinet Member received a report which stated that the current Affordable Housing Supplementary Planning Guidance (SPG) was prepared in 2004 and adopted in September of that year. The document provided guidance clarifying the Council's policies on affordable housing and was a material consideration in determining planning applications as part of S106 of the Town and Country Planning Act. Since the SPG was introduced some of the approaches taken by officers had changed as the market and planning requirements had altered, together with some of the Housing Corporations approaches and requirements.

As a result a Good Practice Guide had been drawn up to provide guidance to developers on affordable housing provision in Derby.

Resolved to note the report and formally adopt the affordable housing good practice guide which provided guidance to developers, landowners and Registered Social Landlords during s106 affordable housing negotiations as part of the planning process.

13/07 Affordable Housing Cohesive Communities

The Cabinet Member received a report which stated that the design and supply of affordable housing was a prerequisite to creating sustainable, cohesive communities. In 2004, to reflect comments of the (then) Community Regeneration Commission, draft supplementary planning guidance was amended to state that the mixed siting of housing across a new housing development was essential. Members of the successor Community Commission wanted to check whether the policy was happening in practice. The resultant report suggested a means of calculating how well 'pepper potting' was being achieved and measures the Council might take to

- Improve the blending in of affordable units with 'market' properties
- Increase the supply of affordable units

Resolved

- 1. to receive the report.**
- 2. to adopt the recommendations which had been incorporated in the affordable housing good practice guide and**
- 3. to ask Housing Strategy and Planning Officers to jointly prepare a report proposing how the other recommendations should be responded to and that together with the Commission's report be considered by Council Cabinet.**

MINUTES END