

# ITEM 4

Time commenced – 6.00pm  
Time finished – 9:40pm

## **COMMUNITY REGENERATION COMMISSION 6 DECEMBER 2005**

Present: Councillor Jones (in the Chair)  
Councillors Blanksby, Higginbottom, Rawson, Redfern Samra  
Mr Kazmi – Co-opted Member

Also present: Councillor Khan

### **47/05 Apologies**

Apologies for absence were received from Councillors Richards and Smalley and Canon MacDonald.

### **48/05 Late Items Introduced by the Chair**

In accordance with Section 100(B) (4) of the Local Government Act 1972, the Chair agreed that the following item be admitted as a late item:

#### **Green Lane Centre**

The possible funding for the Centre is only available until March 2006, which meant it needed to be considered as soon as possible.

#### **Community Involvement and Consultation**

The consultation process would be completed before the next meeting.

### **49/05 Declarations of Interest**

Councillor Samra declared a personal and prejudicial interest in minute number 54/05 Green Lane Centre as he was a member of the Planning Control Committee.

Councillors Samra and Higginbottom declared a personal interest in minute number 52/05 Housing in Multiple Occupation Fee Structure as they were private landlords.

Councillor Rawson declared a personal interest in minute number 54/05 Green Lane Centre as his employer owned the proposed site.

### **50/05 Minutes of the Previous Meeting**

The minutes of the meeting held on 25 October 2005 were confirmed as a correct record and signed by the Chair.

## Items for Discussion

### 51/05 Housing Allocations Policy and Homelessness – Evidence Gathering

The Commission considered a presentation from John Ray, Regional Manager, Northern Counties Housing Association, regarding the “3 Streams” approach adopted by the Northern Counties Housing Association. The presentation detailed why the Housing Association had moved towards this scheme and how it worked.

**Resolved to note the report and consider the evidence at the topic review meeting on 19 December 2005.**

### 52/05 Housing in Multiple Occupation Fee Structure

The Commission considered a presentation on the Housing in Multiple Occupation – HMO - Fee Structure which stemmed from the Housing Act 2004. It was reported that the city had approximately 3,200 HMO's with 4-500 requiring a license under the new scheme. The fee charged would only cover the cost of scheme, and had to be open and transparent so decisions could be appealed if required.

**Resolved to note the presentation and consider the evidence at the topic review meeting on 19 December 2005.**

### 53/05 Housing and Council Tax Benefit Service

#### **Quarterly Performance**

The Commission considered a report of the Director of Finance regarding the Quarterly Performance for the Housing and Council Tax Benefit Service. The report, presented by Don McLure, Assistant Director – Revenue and Benefits, gave details of the current performance of the Housing and Council Tax Benefit Service, including areas where the service had improved and how suggestions by the Commission had help to improve the service offered.

**Resolved to note the report**

#### **Action Plan to Improve the Time Taken to Process Benefit Claims for Customers**

The Commission considered a report of the Director of Finance regarding the Housing and Council Tax Benefit Service Action Plan. The report, presented by Mark Holmes, Benefits Manager, detailed the action plan developed by the Housing and Council Tax Benefit Service in June 2005 to improve the time it took the service to process benefit claims for customers. The plan identified issues, which were or would affect the performance of the processing team and set out remedial action. The aim of the plan was to improve the time taken to process benefit claims from 48 days, on average, as

was the position in June 2005, to be as near as possible to the national standard of 36 days on a sustainable basis by 31 December 2005.

**Resolved to note the report**

**54/05 Green Lane Centre**

The Commission considered a presentation by Lisa Callow, Housing Options Manager regarding the proposed Green Lane Centre. It was reported that in recent months officers had been working on proposals for a replacement Night Shelter in Derby, due to a funding opportunity which recently arose which lead to a proposal being put together. It was reported that having a dedicated site would provide a number of benefits relating to community safety issues, anti-social behaviour and a reduction in the fear of crime due to a smaller number of visible rough sleepers.

Councillor Khan raised concerns over the proposed location, due to how near to the city centre it would be. He also raised concerns about the lack of consultation with local residents.

**Resolved:**

- 1. to inform Council Cabinet that the Commission welcomed the project as a whole**
- 2. to ask that the Commission be kept informed of the progress with the proposed centre**
- 3. to remind Council Cabinet that the Overview and Scrutiny Commissions should be a key part of the consultation in proposals such as this.**

**55/05 Community Involvement and Consultation**

The Commission received a report from the Director of Policy on Community Involvement and Consultation. It was reported that following the appointment of the Head of Communications and Consultations in May 2005, the Consultation Support Team – CST – was progressing a number of actions to review and update the consultation strategy, which would form an integral element of the new corporate communications strategy. Progress reported included the appointment of a new provider for the Pointer Panel on a one year contract and an online version of the survey. The response rate had increased from 40% to 55% and was moving towards 60%.

**Resolved:**

- 1. to note the report**
- 2. to receive the strategy once completed**

## 56/05 Performance Eye

The Commission considered a report of the Director of Corporate Services on Performance Eye. The report gave details of the Best Value Performance Indicators within the Commissions portfolio and highlighted five indicators in red.

**Resolved to receive details on the Best Value Performance Indicators relating to Rent Arrears – BV66b and BV221b - at the next meeting**

## 57/05 Call-In

There were no call ins.

## 58/05 Council Cabinet Forward Plan

Resolved that the Commission should consider the following key decisions in the Forward Plan at the most appropriate time:

<u>Reference</u>	<u>Item</u>
38/05	Community Grants Budget 2006/07
02/05	Derby Homes Delivery Plan 2005/06
03/05	Derby Homes Service Access Review
45/05	Housing Rents
46/05	Housing Revenue Account Business Plan

MINUTES END