

Cabinet

A meeting of Cabinet was held on Thursday, 9th March, 2006.

Present: Councillor Gibson (Chairman); Councillors Mrs Cains, Coleman, Cook, Cunningham, Johnson, Kirton, Leonard, Nelson and Mrs O'Donnell

Officers: G. Garlick (CE), J Haworth (ACE), M Robinson, I Thompson, Carol Straughan, J Allport, D Kitching (DNS), P. Seller (CESC), J Danks, G. Canning (R), M Waggott, M Henderson (LD).

Also in attendance: Councillor Frankland, Luton and Mrs Rigg

Apologies:

ZZZ Declarations of Interest

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ZZZ Minutes of the Meetings held on 9th and 23rd February 2006

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ZZZ Local Area Agreement 2006 - Update

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ZZZ Minutes of Various Bodies

1002/9

9 Cabinet considered the minutes of the following meetings:-

Northern Area (Billingham) Partnership 9th January 2006

Renaissance Board 17th January 2006

The Eastern Area Partnership Board 31st January 2006

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ZZZ Performance - Key Corporate Measures

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ZZZ School Organisation Plan 2006/2009

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ZZZ **Appointment of Local Education Authority Representatives on School**
1005/9 **Governing Bodies.**
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ZZZ **Voluntary Sector Support Fund Allocation**
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ZZZ **Concessionary Fares Scheme**
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ZZZ **Stockton Borough Open Space Audit**
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ZZZ **Parkfield/Mill Lane Housing Regeneration 2006/07**
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Councillor Coleman left the meeting during consideration of this item.

Cabinet considered a report advising Members of the mechanism required for bring about the redevelopment of the Parkfield / Mill Lane Phase 2 regeneration area.

The Masterplan for the Parkfield / Mill Lane Regeneration Phase Two areas was previously endorsed by Cabinet on 3rd November 2005 and details of the redevelopment had been presented to Cabinet. In summary the scheme seeks to demolish approximately 193 properties and 7 commercial properties in order to regenerate and redevelop the area with a private developer partner and Registered Social Landlord (RSL). Since the last report to Cabinet, funding had been secured to commence the implementation of the scheme, and a phased programme of delivery had been developed.

During consultation with residents throughout the masterplan process officers had developed and tested potential relocation initiatives. The purpose of the relocation initiatives were to enable residents to relocate to alternative accommodation and ensure that any financial gap between the value of the two properties could be bridged.

“Parkfield Regeneration – Homes for All” was a bespoke package of relocation initiatives which built on the good practice already developed in the Parkfield Phase One area and the Mandale and Hardwick Regeneration Schemes. “Homes for All” offers residents (subject to eligibility) access to one of the following initiatives:

- Home Owners Relocation Scheme
- Purchase & Repair Scheme
- Shared Ownership Scheme
- Equity Share Scheme
- Early buy-back scheme
- Open Market Home Buy
- Housing Association property for rent
- Provision of financial advice.

Further detail outlining each initiative was provided to Members.

Members were asked to agree that delegated authority be given to the Corporate Director of Development & Neighbourhood Services and the Cabinet Member for Housing to develop any further relocation initiatives as required, as the scheme develops.

1. new-build Housing Association properties within the Phase Two area. A formal financial appraisal of the scheme had been undertaken and funding had been secured from the Regional Housing Board to commence the acquisition of properties and commercial premises within the phase two area. However this funding was not sufficient to deliver all of the programme and there would be a gap in funding. To help bridge the gap Members were asked to agree that the Capital Receipts raised from the sale of the land could be ring-fenced to the regeneration scheme. A further report outlining the finances of the scheme would be presented to Cabinet following the appointment of the private developer partner.

In order to ensure that a sustainable community could be created, the housing re-provision within the new development would contain approximately 20% Housing Association properties (subject to successful bids for funding to the Housing Corporation).

Tees Valley Housing Group were the Councils selected Registered Social Landlord partner for the regeneration of Parkfield / Mill Lane.

To assist with the decantment of residents from existing properties, Members were asked to provide delegated authority to the Corporate Director of Development & Neighbourhood Services in conjunction with the Cabinet Member for Housing to develop a local lettings policy for the allocation of properties.

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ZZZ Housing Capital Programme 2006/2007

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ZZZ The Gambling Act 2005 - Implementing the Transfer of New Functions to the Local Authority

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ZZZ Members Allowance Review

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ZZZ Review of Members Code of Conduct

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Cabinet considered a report providing details of the Government's Discussion Paper entitled Standards of Conduct in English Local Government: The Future.

Members considered a report relating to Standards of Conduct in English Local Government (a discussion paper).

Cabinet was reminded of consultation papers issued by the Office of the Deputy Prime Minister (ODPM) and the Standards Board relating to Codes of Conduct for Members and Employees and a review of Political Restrictions on employees. The Council had submitted responses, to the consultations, incorporating comments by the Standards Committee.

It was explained that the Government had published a Discussion Paper – "Standards of Conduct in English Local Government: The Future, which set out its vision for a future comprehensive conduct regime for local authority members and employees.

Members were provided with details of the proposed principal changes to current arrangements. Specific reference was made to the following proposals:-

Conduct Regime for Local Councillors

- Initial assessment of all misconduct allegations to be undertaken by Standards Committees, rather than the Standards Board
- National rules would determine under what circumstances Standards Committees had to refer cases to the Standards Board for investigation
- Standards Committees to be given power to impose increased levels of sanction from the current maximum three month's suspension.
- The "whistleblowing" obligations to report breaches of the Code would be abolished

Conduct Regime for Local Employees

- Retain the current principle that senior and sensitive posts should be politically restricted, but ensure that only the most senior and sensitive posts were covered.

It was noted that a copy of the discussion paper had been provided to each political group and a copy placed in the Members Library.

Members were asked to provide any comments to the Director of Law and Democracy.

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ZZZ Council Plan 2006-2009

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ZZZ Service Plans 2006-2009

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ZZZ Children and Young People Plan

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ZZZ Local Development Framework Statement of Community Involvement

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ZZZ Local Development Framework Core Strategy Development Plan Document

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ZZZ Planning Performance Improvement Plan

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