

HOUSING COMMITTEE

26 September 2017

7.05 pm – 8.55 pm
 Council Chamber, Ebley Mill, Stroud

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Minutes

Membership

Councillor Mattie Ross (Chair)	P	Councillor Norman Kay	P
Councillor Chas Townley (Vice-Chair)	P	Councillor Phil McAsey	P
Councillor Catherine Braun	P	Councillor Jenny Miles	P
Councillor Miranda Clifton	P	Councillor Tom Skinner	P
Councillor Colin Fryer	P	Councillor Debbie Young	P
Councillor Julie Job	P	1 vacancy	

P = Present A = Absent

Tenant Representatives

Ian Allan	P	Sadie Tazewell	P
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Other Councillors in Attendance

Councillors George Butcher, John Jones, Steve Lydon, Gary Powell and Ken Tucker.

Officers in Attendance

Strategic Head (Tenant and Corporate Services)	Maintenance & Voids Manager
Head of Housing Services	Principal Accountant
Head of Environmental Health	M & E Manager
Policy Implementation Manager	Planned Maintenance Manager
Sheltered Housing Project Manager	Democratic Services Officer
Tenancy Operations Manager	

In a mark of respect for former Councillor Elizabeth Peters all present stood for a minute's silence in her memory. Sue Griffiths and Pam Blanche (tenant representatives) and members paid tribute to all of the hard work that she had carried out as a ward member and fund raiser.

HC.012

APOLOGIES

There were none.

HC.013

DECLARATIONS OF INTEREST

There were no declarations of interest.

HC.014 **MINUTES – 20 June 2017**

The Chair moved an amendment to paragraph 1.c of the decision box to minute HC.005, this should have read “to enforce Notices of Possession Orders”. It was seconded by Councillor Catherine Braun. Upon the vote members unanimously agreed the amendment and the minutes.

RESOLVED **That the amended minutes, as above, of the meeting held on 20 June 2017 are confirmed and signed as a correct record.**

HC.015 **PUBLIC QUESTION TIME**

Questions were received from Mr M Sargent, Mr RC Baker and Mr KJ Wilkes and were answered by Councillor Mattie Ross. Mr Sargent asked a supplementary question regarding evidence of how the figure of £37,500 was reached and a reply would be sent to him. They are published on the Council’s Website using the following link: [Item 4 – Public Question Time](#).

HC.016 **WORK PROGRAMME 2017/18**

Members requested the following topics were included onto the work programme:-

- An update on the impact of Universal Credit on the HRA (March 2018)
- Draft Housing Strategy (December 2017)
- New Homes Programme Update (December 2017)
- Homelessness Guidance following the new legislation in the spring of 2018 (March 2018)
- Tenant Energy Strategy Update (linked to non-traditional homes) (March 2018)

RESOLVED **To review with officers and consider adding to the current work programme.**

HC.017 **MEMBER REPORTS**a) Task and Finish Group with Tenants

Councillor Colin Fryer confirmed that the group had met and that different lines of communication were being explored to attract younger people. An event had been arranged for tenants on 28 September 2017.

b) Performance Monitoring

One meeting had taken place and a report had been circulated to members’ today.

c) Housing Review Panel

A report had been circulated prior to the meeting.

RESOLVED **To note the reports.**

HC.018 **CAPITAL PROJECT MONITORING**

The Head of Housing Services outlined the report which covered the first quarter. Individual Managers replied to members' questions on their areas of expertise.

RESOLVED **To note the reports.**

HC.019 **BUDGET MONITORING REPORT 2017/18 – Q1**

The Principal Accountant outlined various paragraphs within the above report which included the financial positions of both the Housing Revenue Account (HRA) and General Fund budgets. The officer replied to members' questions.

RESOLVED **To note the outturn forecast for the General Fund and HRA Revenue budgets and Capital programmes for this Committee.**

HC.020 **REFURBISHMENT AND REGENERATION OF COUNCIL OWNED PROPERTIES AND ENVIRONMENT**

The Head of Housing Services outlined the above report which outlined the potential to invest in council estates over a number of years.

RESOLVED **A phased approach in line with the HRA's aspirational goals to enhance the external aspects of our properties over a number of future years to improve the aesthetics of our tenants homes.**

HC.021 **HOUSING REPAIRS AND PLANNED MAINTENANCE POLICY 2017-2020**

The Maintenance and Voids Manager outlined the above policy. He confirmed that urgent repairs (where there was risk of damage to the property) were carried out within 4 hours and non-urgent repairs within 5 working days.

RESOLVED **To approve the Housing Repairs and Planning Maintenance Policy 2017-2020 (including the Damp and Mould Policy).**

HC.022 **MEMBERS' QUESTIONS**

There were none.

The meeting closed 8.55 pm.

Chair