

**BOROUGH OF KETTERING**

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**EXECUTIVE COMMITTEE**

**Meeting held: 12<sup>th</sup> February 2014**

**Present:** Councillor Christopher Lamb (Chair)  
Councillors Steve Bellamy, Michael Brown, Mark Dearing,  
Ian Jelley, Jan Smith and Derek Zanger.

**Also Present** Councillors David Bishop, Lloyd Bunday, Maggie Don  
and Michael Tebbutt.

Jim French, Martin Lund and Brian Kimpton (Tenants'  
Forum)

**13.EX.61 APOLOGIES**

Apologies were received from Councillor Roberts, David Cook  
(Chief Executive) Martin Hammond and Julia Beckett (Deputy  
Chief Executives).

**13.EX.62 MINUTES**

**RESOLVED** that the minutes of the meeting of the  
Committee held on 15<sup>th</sup> January 2014 be  
approved and signed as a correct record.

**13.EX.63 DECLARATIONS OF INTEREST**

Councillor Michael Brown declared a personal interest in Item 11  
on the agenda as a member of Tenants' Forum.

**13.EX.64 THE COUNCIL'S WORK PROGRAMME**

Members noted that the Work Programme was due to be published on 13th February 2014.

**13.EX.65 SUITE 16 AND ECONOMIC REGENERATION**

A report was submitted which

- (a) provided a reminder of our approach to Town Centre Regeneration over the last few years;
- (b) outlined the major successes of that period and why they were achieved; and
- (c) looked forward to the successful completion of those projects currently in the pipeline.

In discussion members commended the increase in occupancy rates in the town centre and noted that Kettering was the fastest growing town centre in the East Midlands.

**RESOLVED** that:-

- (i) the approach to town centre regeneration that has taken place over the last few years be endorsed;
- (ii) the successes experienced over that period and new faces that have joined our business community be welcomed; and
- (iii) the importance of the projects currently in the pipeline be recognised and the continuation of the methods that have brought such success be supported.

**13.EX.66 BUDGET PROPOSALS FOR 2014/15 AND PREPARING FOR THE MEDIUM TERM**

A report was submitted which:

- (a) reconsidered the main budget issues and drivers and consider their impact on the medium term;
- (b) considered whether any changes to the medium term strategy for car parking charges should be made when considering town centre initiatives;
- (c) made budget recommendations to full Council for consideration on Wednesday 26 February 2014 in relation to General Fund, Capital Programme and HRA – in particular the level of council tax to be charged for 2014/15; and
- (d) sought formal approval of the level of council house rents that will be charged for 2014/15.

When making recommendations, members noted they had a statutory duty to consider the medium term projections, issues and any associated risks.

An update to the report was circulated at the meeting in respect of recommendations received from the geographic forums and the Tenants' Forum.

The portfolio holder for Finance summarised the budget proposals, and members noted that savings of £4.7m were required to be achieved from 2015/16 to 2018/19. It would become increasingly difficult to rely on savings suggested by members of staff. In addition, a significant drop in government grant was expected by 2018/19.

In discussion, members welcomed the budget proposals, and particularly commended investment in the town centre and proposals for supporting businesses in the town centre by reducing car parking charges.

The Head of Housing addressed the Committee and it was noted that the Tenants' Forum had not supported the proposed 5.1% increase in Council house rents as they had felt the increase was excessive and could be spread across three years. However, it was noted that although the Tenants' Forum had been given the opportunity to reconsider their recommendation, no other options had been put forward. Members were advised that, should a lower level of rent increase be approved this would have a massive impact on finances. In comparison with other local authorities the proposed increase was not excessive and small in monetary terms. The increase in the number of void properties and the impact of welfare reform had also had an impact on rent arrears. Members noted that if the rent increase was not agreed at 5.1%, a package of savings to ensure rent

convergence remained viable would be required.

**RESOLVED** that:-

(i) That: -

- a) the comments received from the consultation process to date as detailed at Appendix B be received;
- b) having considered the comments made in section 6 of the report, the following be approved:
  - i. That the medium term strategy for car parking charges be amended as outlined in illustration 2 of the report, with effect from April 2014 (initially for a two year period); and
  - ii. The creation of a one-off revenue budget of £40,000 for 2014/15 for further town centre initiatives and pilot schemes (to be funded from the general fund working balance);
- b) the average weekly council house rent be increased by 5.10% to £79.73 (on a 52 week year) for 2014/15 (effective from 1<sup>st</sup> April 2014).
- c) the debt write off (as detailed in section 11 of the report) be approved;

(ii) That it be recommended to Council: -

- a) the Revised General Fund Budget (2013/14) and Draft General Fund Budget for (2014/15) – as detailed at Appendix A - Section 1\* (amended as appropriate in relation to recommendation (i) (b));
- b) the following Council Tax levels for 2014/15 in relation to Kettering Borough Council; and the associated Medium Term Financial Forecast – as detailed at Appendix A – Section 1\* (amended as appropriate in relation to recommendation (i)(b)).

| Band                      | A       | B*             | C       | D       | E       | F       | G       | H       |
|---------------------------|---------|----------------|---------|---------|---------|---------|---------|---------|
| Annual                    | £136.93 | <b>£159.75</b> | £182.57 | £205.39 | £251.03 | £296.67 | £342.32 | £410.78 |
| Weekly                    | £2.63   | <b>£3.07</b>   | £3.51   | £3.95   | £4.83   | £5.70   | £6.58   | £7.90   |
| Increase per week (pence) | 0p      | <b>0p</b>      | 0p      | 0p      | 0p      | 0p      | 0p      | 0p      |
| Increase                  | 0.00%   | <b>0.00%</b>   | 0.00%   | 0.00%   | 0.00%   | 0.00%   | 0.00%   | 0.00%   |

\* Represents the average level of the household bill within the District

c) The Capital Programme (2013 - 2019) as detailed at Appendix A Section 2\*;

d) The Housing Revenue Account Estimates for 2014/15 as detailed at Appendix A Section 3\*.

*\*Please note that these references to Appendix A refer to the Draft Budget Booklet 2014/15 that was circulated as Appendix A to the January Budget report to the Executive Committee on 15th January 2014.*

### **13.EX.67 TREASURY MANAGEMENT STRATEGY 2014/2015**

A report was submitted which sought approval of the Treasury Management Strategy for 2014/15. It was noted that the associated Prudential Indicators would be formally set by Council.

**RESOLVED** that:-

- (i) the Treasury Management Policy Statement as detailed in Appendix A to the report be approved; and
- (ii) the Annual Treasury Management Strategy as detailed in Appendix B to the report be approved.

**13.EX.68      LOCAL GOVERNMENT ACT 1972**

**RESOLVED** that the press and public be excluded from the remainder of the meeting on the grounds that it involved items of business which included the likely disclosure of exempt information as defined by paragraphs 1-7 of Schedule 12A of the Local Government Local Government Act 1972 (as amended)

**13.EX.69      ASSET MANAGEMENT – LAND AT WARKTON LANE/DEEBLE ROAD, KETTERING**

A report was submitted which sought approval for the grant of a licence to Hallam Land Management Ltd and Harrowden Farms Ltd to permit highways works to be undertaken on Council-owned land at Warkton Lane and Deeble Road to facilitate implementation of the planning permission in respect of the Kettering East development.

The report also informed the Executive of its asset management and fiduciary duties in considering the request for permission to undertake the works and associated payment.

It was noted that ownership of the sub-soil would remain with Kettering Borough Council with any highways works adopted by Northamptonshire County Council, which would be responsible for maintenance of the land.

**RESOLVED** that authority be delegated to the Head of Democratic and Legal Services to agree terms and enter into an agreement with Hallam Land Ltd and Harrowden Farms Ltd for the permission to undertake highways works over the land outlined on the plan attached to the report for the sum agreed at the meeting and as contained in the report.

*(The meeting started at 7.00 pm and ended at 7.35 pm)*

Signed .....

*Chair*

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