

**BOURNEMOUTH, CHRISTCHURCH AND POOLE COUNCIL**  
**CABINET**

Minutes of the Meeting held on 01 September 2021 at 10.00 am

Present:-

Cllr D Mellor – Chairman

Cllr P Broadhead – Vice-Chairman

Present: Cllr M Anderson, Cllr M Greene, Cllr N Greene, Cllr M Haines (Cllr Haines attended virtually and was therefore unable to participate in the voting on the items listed below), Cllr M Iyengar, Cllr R Lawton, Cllr K Rampton and Cllr M White

Lead Members: Cllr H Allen, Cllr S Baron, Cllr B Dove, Cllr B Dunlop and Cllr J Kelly

Also in attendance: Cllr S Bartlett (Chairman of the Overview and Scrutiny Committee), Cllr R Burton (Chairman of the Childrens Services Overview and Scrutiny Committee), Cllr D Butler, Cllr J Edwards (Chairman of the Health and Adult Social Care Overview and Scrutiny Committee) and Cllr A Hadley.

Apologies: Cllr N Brooks

37. Declarations of Interests

There were no declarations of interest made on this occasion.

38. Confirmation of Minutes

The Minutes of the Cabinet meeting held on 28 July 2021 were confirmed and signed as a correct record.

39. Public Issues

The Leader advised that there had been no questions, statements or petitions received from members of the public on this occasion.

40. Recommendations from the Overview and Scrutiny Board

Cabinet was advised that there were no additional recommendations from the Overview and Scrutiny Board on items not otherwise included on the Cabinet Agenda on this occasion.

41. Care Homes for Older People Strategy

The Portfolio Holder for Adults presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'A' to these Minutes in the Minute Book.

Cabinet was advised that the commissioning strategy set out the future approach and intentions of BCP Council and NHS Dorset Clinical Commissioning Group (CCG) regarding the commissioning of care home

placements for older people, and that it follows on from an in-depth review of care home provision and commissioning carried out in 2021.

In relation to this Cabinet was informed that it covers all types of care home provision including residential care, funded nursing care and fully funded NHS Continuing Care where this takes place in a care home.

Further to this Cabinet was advised that the commissioning strategy set out several objectives that seek to reduce the overall demand for care home places, with a focus on meeting those with complex care needs, reviewing the current contractual arrangements and fee structure to ensure best value and improve partnership working with care home providers.

The Chairman of the Health and Adult Social Care Overview and Scrutiny Committee addressed the Cabinet advising that the Committee had been extremely supportive of the report at their recent meeting.

**RESOLVED that the Care Homes of Older People Commissioning Strategy be approved.**

Voting: Unanimous

Portfolio Holder: Adults

42. Extra Care Housing Strategy

The Portfolio Holder for Adults presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'B' to these Minutes in the Minute Book.

Cabinet was informed that the commissioning strategy sets out the future approach and intentions of Bournemouth, Christchurch and Poole Council (BCP Council) and NHS Dorset Clinical Commissioning Group (CCG) with regard to the commissioning of extra-care housing provision, and that it follows on from an in-depth review of extra-care provision and commissioning carried out in 2021 and builds upon the vision and aims set out in the Market Position Statement issued in 2021.

The Chairman of the Health and Adult Social Care Overview and Scrutiny Committee addressed the Cabinet advising that at their recent meeting the Committee had been extremely supportive of the report, and that the Committee had resolved to make the following recommendation to Cabinet in respect of this item.

*This Committee recommends that Cabinet, working with relevant officers in both planning and adult social care, to be asked to make submissions to the Local Plan Working Group, regarding the provision of Extra Care Housing accommodation.*

In relation to this the Portfolio Holder for Regeneration, Economy and Strategic Planning welcomed the recommendation and advised that the local plan working group would take on board any submissions that come through, and that clearly this is something that has to be central to the work that comes through.

Councillor Butler addressed the Cabinet stressing the importance of the design of any housing to insure it is not institutional.

In relation to this the Portfolio Holder assured that the design would not be institutional.

**RESOLVED that: -**

- (a) the Extra Care Housing Strategy be approved; and**
- (b) Cabinet authorise the Director of Commissioning working with the Urban Regeneration Company on the identification and development of suitable sites for extra care housing schemes.**

Voting: Unanimous

Portfolio Holder: Adults

43. Disabled Facilities Grant (DFG) Policy

The Portfolio Holder for Homes presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'C' to these Minutes in the Minute Book.

Cabinet was requested to approve the DFG Policy set out in Appendix 1 of the report.

In relation to this Cabinet was advised that the council is required to have a policy in place under the Statutory Order, which consolidates the three policies from the legacy Councils and takes account of current legislation and national guidance.

Further to this Cabinet was informed that the policy includes the following major changes:

- **Implementation of discretionary funding** to assist applicants who require works costing over £30,000, are unable to meet the assessed contribution following means testing or require assistance which does not meet the mandatory grant criteria and is deemed by the Council to benefit the applicant's health and wellbeing.
- **Commitment to promote Seascope South Limited** as the preferred contractor option for grant works as part of a comprehensive in-house service

Cabinet was advised that the implementation of the new policy is proposed for January 2022 by which time the Grants Team will be fully staffed and the new BCP procedures will be in place.

Cabinet was informed that DFG's enable BCP residents to receive adaptations which assist them to remain independent in their own homes, reduce the need for care services and in some cases prevent moves into residential care, and that adaptations reduce accidents and assist in hospital discharges back home. Further to this it was felt that the new policy will increase the number of applicants who will be able to proceed with grant applications and facilitate higher cost adaptations than previously allowed under legacy arrangements.

The Chairman of the Health and Adult Social Care Overview and Scrutiny Committee addressed the Cabinet advising that at their recent meeting the

Committee had resolved to make the following recommendation to Cabinet in respect of this item.

*This Committee recommends that the Cabinet and/or Leader be asked to write to the local MPs to lobby the relevant government minister to review the £30,000 discretionary funding limit.*

In relation to this the Portfolio Holder advised that the council had spoken to local MPs but that he would write to them formally to request that they lobby the relevant government minister to seek a review of the £30,000 limit.

**RESOLVED that the proposed policy be approved.**

Voting: Unanimous

Portfolio Holder: Homes

44. Bus Operator Enhanced Partnership (National Bus Strategy)

The Portfolio Holder for Transport and Sustainability presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'D' to these Minutes in the Minute Book.

Cabinet was requested to note that the Service Director for Transport and Engineering has used delegated authority to indicate to the Department for Transport (DfT) that the Council intends to enter into a statutory Enhanced Partnership (EP) with the local bus service operators from 1 April 2022. In relation to this Cabinet was informed that Local Transport Authorities and bus operators were asked to commit to forming an EP by 30 June 2021 with the EP being operational from 1 April 2022.

In addition Cabinet was advised that the report also sought Cabinet approval to formally enter into the EP with the BCP local bus service operators under the Bus Services Act 2017 and in line with the National Bus Strategy for England, and that failure to form an EP will result in no new sources of bus funding from the government's £3bn budget and cessation of the COVID-19 Bus Service Support Grant (CBSSG).

Further to this Cabinet was informed that robust and ambitious Bus Service Improvement Plans are required by 31 October 2021 setting out a roadmap to better services for passengers and communities, fully informed by local needs.

The Chairman of the Overview and Scrutiny Board addressed the Cabinet advising that at their recent meeting the Board had resolved to make the following recommendation to the Cabinet.

*The Overview and Scrutiny Board recommends that Cabinet consider the additional wording to recommendation (b) to read as follows:*

- (b) *Cabinet delegates authority to the Service Director for Transport and Engineering in consultation with the Portfolio Holder for Transport and Sustainability to negotiate, seek stakeholder views and then publish a Bus Service Improvement Plan (BSIP) to include a **balanced review of the benefits of moving to a Franchising model within the next 5 years, with especial regard to the Dorset Metro concept, multimodal integration, and the***

***development of Mobility as a service (MAAS) on behalf of the Council by the end of October 2021 in line with the requirements of the National Bus Strategy for England.***

*Plus, the addition of a third recommendation, to read as follows:*

- (c) *“that the evolving Bus Service Improvement Plan, including longer term ambitions, comes back to Cabinet for approval, especially with a view to bidding via the Western Gateway for funding of wider public transport ambitions.”*

Councillor Hadley addressed the Cabinet advising that he had proposed the above recommendations at the Overview and Scrutiny Board, and further to this expressed concern with regards to the ambition of the strategy and stressed the importance that the enhanced partnership should be a balanced vision and that the users should be prioritised against the providers.

The Portfolio Holder thanked the Overview and Scrutiny Board and Councillor Hadley for their comments and recommendation but advised that due to the time constraints it was not possible to bring the report back to Cabinet and that therefore delegated authority would be required, and that the recommendations from the Board would not be taken forward.

**RESOLVED that: -**

- (a) Cabinet supports the formation of an Enhanced Partnership with the bus operators as a replacement to the existing voluntary Quality Bus Partnership.**
- (b) Cabinet delegates authority to the Service Director for Transport and Engineering in consultation with the Portfolio Holder for Transport and Sustainability to negotiate, seek stakeholder views and then publish a Bus Service Improvement Plan (BSIP) on behalf of the Council by the end of October 2021 in line with the requirements of the National Bus Strategy for England.**

Voting: Unanimous

Portfolio Holder: Transport and Sustainability

45. Christchurch Business Improvement District

The Portfolio Holder for Regeneration, Economy and Strategic Planning presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'E' to these Minutes in the Minute Book.

Cabinet support was sought for the Christchurch Business Improvement District. In relation to this Cabinet was advised that Christchurch Business Improvement District (BID) Steering Group is preparing to take its BID Proposal to a postal ballot from 2 September 2021 – 30 September 2021. Result of the Ballot will be announced on 1 October 2021

Further to this Cabinet was informed that if successful at ballot the 5-year BID Term will run from November 2021 to 31 October 2026. This report

seeks Cabinet approval for the Council to support Christchurch BID for the first term.

**RESOLVED that: -**

**Cabinet agree BCP Council's support of the Christchurch Business Improvement District (BID); and agree:**

- (a) To endorse the BID proposal that will be submitted to BCP Council on 26 July 2021 by the Christchurch BID Steering Group;**
- (b) To note that the BID ballot will be run by CIVICA at a cost of £3,000. This cost would be paid for by the BCP Council Economic Development team through existing budgets;**
- (c) To note that if the ballot is successful, the Council will pay any BID levy due in relation to the Council's hereditaments within the BID area (totalling £16,211 per annum) for 5 years. The service units that own the liable premises will pay the levy for their site(s).**
- (d) To authorise the Director of Economic Development to complete the ballot papers on behalf of the Council in favour of the BID proposal; and**
- (e) To authorise the Head of Legal Services to complete any necessary legal agreements required for the operation of the BID Levy, Ballot and service arrangements and any other necessary matters for the proposed BID in consultation with the appropriate officers.**

Voting: Unanimous

Portfolio Holder: Regeneration, Economy and Strategic Planning

46. Flood and Coastal Erosion Risk Management Service structure

The Portfolio Holder for Environment, Cleansing and Waste presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'F' to these Minutes in the Minute Book.

Cabinet was advised that a new Flood and Coastal Erosion Risk Management (FCERM) staffing structure is required after a Dorset Council change of direction with shared partnership line management.

In relation to this Cabinet was informed that over the last couple of years a Dorset Wide Partnership to tackle the issues of Flood and Coastal Erosion Risk was set up in response to encouragement from the Environment Agency wanting to see more projects delivered, as well as recognition of the success of FCERM Partnerships in other authorities, and that on that journey, BCP have employed key skills able to create that model, both from a managerial perspective as well as technical.

Further to this Cabinet was advised that Dorset Council, although wanting to have independent teams, still wish to work collaboratively and it is recognised that many of the skills required to deliver Dorset based projects are employed by BCP, and that also, the increase in capability has resulted

in requests for collaborative support for other authorities (Devon, Cornwall, New Forest and the Environment Agency).

Cabinet was therefore advised that the formation of an independent BCP Council Centre of Excellence is recommended, building on existing reputation and allowing delivery of collaborative working opportunities, and that the business model changes to FCERM over the last couple of years have demonstrated the ability to deliver more projects, increase income, attract quality staff and reduce reliance on consultancy support. Not only does this direction achieve more on the ground, it will result in longer term savings.

Cabinet was informed that this proposal sets out a new FCERM service structure that delivers a much higher quality of service, able to address the increasing risk from climate change and at no additional cost to the Council, in relation to this Cabinet was advised that the proposal to change the model at no extra cost is conservative and the FCERM team are confident it will lead to bigger savings in the longer run, nationally, the budgets for Flood Defence Grant in Aid have doubled from £2.6bn to £5.2bn over the next 6 years, and that the new model will give the council the best chance of bidding for those funds and preparing ourselves and our communities for climate change.

In presenting the report the Portfolio Holder read out a letter of support from the Environment Agency a copy of which is appended to these minutes as Appendix 'G'.

The Chairman of the Overview and Scrutiny Board addressed the Cabinet advising that at their recent meeting the Board were supportive of the paper.

**RESOLVED that: -**

- (a) Approval be given for the proposed FCERM service structure; and**
- (b) Support be given to the principle of a 'Centre of Excellence' approach and taking up requests to support neighbouring authorities and FCERM delivery bodies for the South West region.**

Voting: Unanimous

Portfolio Holder: Environment, Cleansing and Waste

47. Carters Quay Housing and Regeneration Scheme Poole

The Portfolio Holder for Regeneration, Economy and Strategic Planning presented a report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'H' to these Minutes in the Minute Book.

Cabinet was advised that the report presented the opportunity to acquire a Build to Rent (BTR) residential scheme in Carters Quay Poole, and that the acquisition of the scheme by the Council will provide 161 new homes and ancillary ground floor residential amenity and commercial space, and that it would support the delivery of the Council's housing targets and deliver on the ambition to move the regeneration of the Holes Bay site forward, both of which are cornerstones of the Council's "Big Plan".

In relation to this Cabinet was informed that the proposed acquisition has been considered by the Council's newly formed Urban Regeneration Company (URC) which has carried out a design review, and that a number of their recommended design improvements will be made to the scheme within the agreed budget.

Further to this Cabinet was advised that the confidential appendix to this report considers the detailed purchase terms and the financial business case for proceeding. It concludes that, subject to the delivery and operational risks (including the treasury management risk), it will deliver an overall positive return for the Council, and that it is proposed that the purchase is funded using prudential borrowing and will be within the recently increased parameters of the Council's prudential indicators as proposed to Council on the 14 September 2021.

Cabinet was informed that the revisions to the Councils prudential indicators were in accordance with the financial strategy adopted to support the Councils future ambitions and were endorsed by the Audit & Governance Committee at its meeting on 29 July 2021.

Cabinet was further informed that the BTR scheme will be operated via the Council's wholly owned company, Seascope Homes and Property Limited and supports the ambitions of this company to increase its operational exposure within the BTR market across the BCP area, and that this scheme will support the Council's Corporate Plan objective to 'create Dynamic Places through strategic regeneration or redevelopment opportunities' and will also deliver significant socio-economic benefits.

The Chairman of the Overview and Scrutiny Board addressed the Cabinet advising that although there had been no formal recommendations from the Board that the following issues had been highlighted;

- that the scheme was now a little bit out of date and didn't reflect the requirements of the climate emergency that we are signed up to; and
- risks regarding the rents which were considered to be ambitious in the financial model
- occupancy and void rates being used given that the local situation reflects a different situation where there seems to be rather a lot of unoccupied flats etc in the area
- planning risks in that it is expiring fairly shortly
- lack of affordable social housing
- a view was expressed that if the council were to buy the site it could actually produce something more suited and a bit more updated and more reflective of what the council could achieve on that site now

In addition the Chairman of the Board advised that there had been a proposition to recommend that the Council purchase the site but that this proposition had fallen with 7 votes for and 8 against and therefore wasn't carried.

The Portfolio Holder addressed the points raised advising that it was important to move the scheme forwards as the planning permission was going to expire, and that it would be part of the conditions of the purchase that the commencement of planning permission be secured, and that an extensive piece of work was being carried out with regeneration company



around some of the improvements that can be done without stalling to enhance the scheme further. With regards to the level of rents and the occupancy the Portfolio Holder advised that advice had been sought and that the council was being extremely careful and prudent at calculating the figures.

Cabinet spoke in support of the report highlighting the benefits of the scheme.

**RESOLVED that Cabinet: -**

- (a) Approves the acquisition of the land and buildings known as Carters Quay outlined in red on the attached plan marked Appendix B, which will include the consented Build to Rent residential housing scheme as described in para 1 of this report;**
- (b) Approves the payment of the purchase price for Carters Quay as set out in the confidential Appendix A;**
- (c) Authorises the Corporate Property Officer in consultation with the Leader of the Council, the Council's Section 151 and Monitoring Officer to agree the detailed provisions of all legal structure and documentation and enter into the relevant contract/(s);**
- (d) approves the intention to grant up to 50-year lease to Seascape Homes and Property Limited subject to their board approval on terms to be agreed by the Corporate Property Officer, in consultation with the Monitoring Officer; and**

**RECOMMENDED that Council approve: -**

- (a) the Capital Investment Programme be amended to include provision for this acquisition to be funded by prudential borrowing, as detailed in the confidential part of this report, and authorises the Section 151 Officer, in consultation with the Portfolio Holder for Finance, to determine the detailed funding arrangements for the forward purchase of the BTR scheme**

Voting: Unanimous

Portfolio Holder: Regeneration, Economy and Strategic Planning

NOTE: Council approval is required for the acquisition of the land, this approval will be sought at Council on the 14 September.

48. Urgent Decisions taken by the Chief Executive in accordance with the Constitution

Cabinet was advised that there were no urgent decisions taken by the Chief Executive in accordance with the Constitution to report on this occasion.

49. Cabinet Forward Plan

The Leader advised that the latest Cabinet Forward Plan had been published on the Council's website.

50. SEND Improvement Funding

The Portfolio Holder for Covid Resilience, Public Health and Education in accordance with the Constitution and having been agreed with the Chairman of the Overview and Scrutiny Board that the item is urgent presented an urgent report, a copy of which had been circulated to each Member and a copy of which appears as Appendix 'I' to these Minutes in the Minute Book.

Cabinet were informed that as advised in the July Budget Overview Report, BCP is required to produce and fund a Written Statement of Action (WSOA), initial indications were a minimum £300k full year requirement and this has been included within the Q1 forecast.

In relation to this Cabinet was advised that significant work is required to implement the 2014 Special Educational Needs and Disabilities (SEND) reforms, much requiring transformation, which will form part of the Council's wider transformation programme, and that additional resource is required to ensure the WSoA is fit for purpose.

Cabinet were informed that the business case covers:

- immediate resources needed to begin the 'develop' phase of the work
- some of the resources currently identified moving into the delivery phase

And further to this that additional resources will be required for the delivery phase – some will be sought from the Department for Education (DfE) and Local Government Association (LGA), where this is not possible, further business cases will be brought forward for this year, or built into proposals for the MTFP 2022-23.

The Chairman of the Childrens Services Overview and Scrutiny Committee addressed the Cabinet expressing his support.

**RECOMMENDED that: -**

- (a) Cabinet recommends that Council approve £292k of additional resources to support the SEND written statement of action in 2021/22; and**
- (b) Cabinet recommends that Council approves the £220k additional resources requested in 2022/23 which reduces to £156k in 2023/24, and £137k from 2024/25 onwards.**

**RESOLVED that Cabinet: -**

- (c) notes that Council is being requested to approve the additional resources for future years in advance of the formal budget report for 2022/23 as the request includes the appointment to permanent staff posts; and**
- (d) Receive further business cases as required**

Voting: Unanimous

Portfolio Holder: Covid Resilience, Public Health and Education

The meeting ended at 11.50 am

CHAIRMAN