

PLEASE NOTE VENUE

REGENERATION AND PLANNING SERVICES SCRUTINY FORUM AGENDA



Thursday 27 September 2007

at 2.00 pm

**in the Red Room , Avondale Centre,
Dyke House, Hartlepool
(Raby Road Entrance)**

MEMBERS: REGENERATION AND PLANNING SERVICES SCRUTINY FORUM:

Councillors Alison, R W Cook, S Cook, Cranney, Gibbon, Johnson, Laffey, London,
A Marshall, Worthy and Wright.

Resident Representatives:

Ted Jackson, Robert Steel and Iris Ryder

- 1. APOLOGIES FOR ABSENCE**
- 2. TO RECEIVE ANY DECLARATIONS OF INTEREST BY MEMBERS**
- 3. MINUTES**
 - 3.1 To confirm the Minutes of the meeting held on 6 September 2007 (to follow).
- 4. RESPONSES FROM THE COUNCIL, THE EXECUTIVE OR COMMITTEES OF THE COUNCIL TO FINAL REPORTS OF THIS FORUM**

No items.
- 5. CONSIDERATION OF REQUEST FOR SCRUTINY REVIEWS REFERRED VIA SCRUTINY CO-ORDINATING COMMITTEE**

No items.

PLEASE NOTE VENUE

6. CONSIDERATION OF PROGRESS REPORTS/BUDGET AND POLICY FRAMEWORK DOCUMENTS

No items.

7. ITEMS FOR DISCUSSION

Scrutiny Investigation into the Availability of Good Quality Affordable Rented Social Accommodation in Hartlepool

7.1 Evidence from the Director of Regeneration and Planning Services:-

- (a) Covering Report - *Scrutiny Support Officer*, and
- (b) Presentation by the Director of Regeneration and Planning Services.

7.2 Feedback from the Neighbourhood Consultative Forums:-

- a) Covering Report- *Scrutiny Support Officer*, and
- b) Verbal feedback/findings from the Chair of the Regeneration and Planning Services Scrutiny Forum on input from the Neighbourhood Consultative Forums.

7.3 Evidence from Members of the Public:-

- (a) Covering Report – *Scrutiny Support Officer*, and
- (b) Verbal Evidence from Members of the Public (Subject to Response from the Invitation Extended at the Neighbourhood Consultative Forums and Press Release).

7.4 Evidence from Groups Representing Residents from Minority Communities of Interest or Heritage:-

- (a) Covering Report – *Scrutiny Support Officer*, and
- (b) Verbal Evidence from representatives from Groups Representing Residents from Minority Communities of Interest or Heritage (Subject to Response from the Invitation Extended).

8. ANY OTHER ITEMS WHICH THE CHAIRMAN CONSIDERS ARE URGENT

ITEMS FOR INFORMATION

- i) **Date of Next Meeting: Thursday 1 November 2007 commencing at 2.00 pm in the Red Room, Avondale Centre, Hartlepool**

REGENERATION AND PLANNING SERVICES SCRUTINY FORUM

27 September 2007



Report of: Scrutiny Support Officer

Subject: THE AVAILABILITY OF GOOD QUALITY AFFORDABLE RENTED SOCIAL ACCOMMODATION IN HARTLEPOOL – EVIDENCE FROM THE DIRECTOR OF REGENERATION AND PLANNING SERVICES

1. PURPOSE OF REPORT

- 1.1 To inform Members that the Director of Regeneration and Planning Services will be at this meeting providing a presentation in relation to the Forums investigation into the availability of good quality affordable rented social accommodation in Hartlepool.

2. BACKGROUND INFORMATION

- 2.1 In accordance with the process agreed at the 'scoping' meeting on the 12 July 2007, the Director of Regeneration and Planning Services will be in attendance at today's meeting to deliver a further presentation as part of the Forums investigation into the availability of good quality affordable rented social accommodation in Hartlepool.
- 2.2 The Director's presentation will cover the following issues:-
- (i) More in-depth consideration of the issues affecting the availability of good quality affordable rented social accommodation in Hartlepool
 - (ii) Exploration of viable ways of increasing the availability of good quality affordable rented social accommodation in Hartlepool:
 - Planning Policy Changes; and
 - Disposal/Use of Council Land.
- 2.3 Members are asked to note that this is to be the first of two presentations on the identification of viable ways of increasing the availability of good quality affordable rented social accommodation in Hartlepool. A second

presentation is to be made at the next meeting of the Forum, on the 1 November 2007, covering the issues of:

- Improved Use of Existing Housing Stock;
- The Future Housing Programme (New build process, costs and funding);
- Prudential Borrowing; and
- Funding from the Housing Corporation/Regional Board.

3. RECOMMENDATIONS

- 3.1 That Member's note the content of the presentation and seek clarification on any relevant issues where felt appropriate.

Contact Officers:- Joan Wilkins – Scrutiny Support Officer
Chief Executive's Department - Corporate Strategy
Hartlepool Borough Council
Tel: 01429 523339
Email: joan.wilkins@hartlepool.gov.uk

BACKGROUND PAPERS

The following background paper was used in the preparation of this report:-

- (i) Report of the Scrutiny Support Officer entitled 'Scrutiny Investigation into the Availability of Good Quality Affordable Rented Accommodation in Hartlepool – Scoping Report' Presented to the Regeneration and Planning Services Scrutiny Forum on 12 July 2007.

REGENERATION AND PLANNING SERVICES SCRUTINY FORUM

27 September 2007



Report of: Scrutiny Support Officer

Subject: THE AVAILABILITY OF GOOD QUALITY
AFFORDABLE RENTED SOCIAL
ACCOMMODATION IN HARTLEPOOL –
FEEDBACK FROM THE NEIGHBOURHOOD
CONSULTATIVE FORUMS

1. PURPOSE OF THE REPORT

- 1.1 To advise the Forum of the outcome of discussions at the Neighbourhood Consultative Forums on the 8, 9 and 10 August 2007 regarding the availability of good quality affordable rented social accommodation in Hartlepool.

2. BACKGROUND INFORMATION

- 2.1 As part of its investigation into 'The Availability of Good Quality Affordable Rented Social Accommodation in Hartlepool' the Regeneration and Planning Services Scrutiny Forum is keen to hear the views of residents on the issue. To assist in obtaining these views, and raise awareness of the Forum's up and coming meetings, the Chair of the Scrutiny Forum attended the Neighbourhood Consultative Forum meetings held on the 8 August 2007 (North), 9 August 2007 (Central) and 10 August 2007 (South).
- 2.2 At each of the Neighbourhood Consultative Forum meetings various comments were made, details of which are outlined within the extracts from the minutes provided in **Appendix A** for Members information. An invitation was also extended for members of the public meetings to attend today's meeting to submit evidence of a local perspective to the Forum (subject to availability).
- 2.3 During this evidence gathering session with members of the public it is suggested that responses should be sought to the following key questions:-

3. RECOMMENDATION

- 3.1 That the Forum notes the views expressed at each of the Neighbourhood Consultative Forums and takes them into consideration during the formulation of its Final Report.

Contact Officer:- Joan Wilkins – Scrutiny Support Officer
Chief Executive's Department - Corporate Strategy
Hartlepool Borough Council
Tel: 01429 523339

Email: joan.wilkins@hartlepool.gov.uk

BACKGROUND PAPERS

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- (i) Report of the Scrutiny Support Officer entitled 'Scrutiny Investigation into the Availability of Good Quality Affordable Rented Accommodation in Hartlepool – Scoping Report' Presented to the Regeneration and Planning Services Scrutiny Forum on 12 July 2007.
- (ii) Minutes of the Neighbourhood Consultative Forums on the 8 August 2007 (North), 9 August 2007 (Central) and 10 August 2007 (South).

REGENERATION AND PLANNING SERVICES SCRUTINY FORUM

27 September 2007



Report of: Scrutiny Support Officer

Subject: SCRUTINY INVESTIGATION INTO THE
AVAILABILITY OF GOOD QUALITY
AFFORDABLE RENTED SOCIAL
ACCOMMODATION IN HARTLEPOOL --
EVIDENCE FROM MEMBERS OF THE PUBLIC

1. PURPOSE OF THE REPORT

- 1.1 To inform Members of the Forum that members of the public have been invited to attend this meeting to provide evidence in relation to the ongoing inquiry into the availability of good quality affordable rented social accommodation in Hartlepool.

2. BACKGROUND INFORMATION

- 2.1 As part of its investigation into 'The Availability of Good Quality Affordable Rented Social Accommodation in Hartlepool' the Regeneration and Planning Services Scrutiny Forum is keen to hear the views of residents on the issue. To assist in obtaining these views, and raise awareness of the Forum's up and coming meetings, the Chair of the Scrutiny Forum attended the Neighbourhood Consultative Forum meetings held on the 8 August 2007 (North), 9 August 2007 (Central) and 10 August 2007 (South).
- 2.2 In addition to the comments made at each of the Neighbourhood Consultative Forums, as detailed in the previous report, the Chair of the Regeneration and Planning Services Scrutiny Forum also extended an invitation for members of the public meetings to attend today's meeting to submit evidence of a local perspective to the Forum (subject to availability).
- 2.3 During this evidence gathering session with members of the public it is suggested that responses should be sought to the following key questions:-

- a) Which Area/Ward within Hartlepool do you wish to offer evidence on behalf of?
- b) What are your views on the level, and standard, of provision of good quality affordable rented social accommodation in Hartlepool?
- c) What do you feel are the major issues, and areas of concern, effecting the provision of good quality affordable rented social accommodation in Hartlepool?
- d) What would you like to see done to improve the provision of good quality affordable rented social accommodation in Hartlepool?
- e) Do you have any other views/information which you feel may be useful to Members in forming their recommendations to Cabinet?

3. RECOMMENDATION

- 3.1 That Members of the Forum consider the views of those members of the public in attendance at this meeting in relation to the questions outlined in Section 2.2 of this report.

Contact Officer:- Joan Wilkins – Scrutiny Support Officer
Chief Executive's Department - Corporate Strategy
Hartlepool Borough Council
Tel: 01429 523339

Email: joan.wilkins@hartlepool.gov.uk

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- (i) Report of the Scrutiny Support Officer entitled 'Scrutiny Investigation into the Availability of Good Quality Affordable Rented Accommodation in Hartlepool – Scoping Report' Presented to the Regeneration and Planning Services Scrutiny Forum on 12 July 2007.
- (ii) Minutes of the Neighbourhood Consultative Forums on the 8 August 2007 (North), 9 August 2007 (Central) and 10 August 2007 (South).

REGENERATION AND PLANNING SERVICES SCRUTINY FORUM

27 September 2007



Report of: Scrutiny Support Officer

Subject: THE AVAILABILITY OF GOOD QUALITY
AFFORDABLE RENTED SOCIAL
ACCOMMODATION IN HARTLEPOOL –
EVIDENCE FROM GROUPS REPRESENTING
RESIDENTS FROM MINORITY COMMUNITIES
OF INTEREST OR HERITAGE

1. PURPOSE OF THE REPORT

- 1.1 To advise the Forum of the views of a selection of groups representing residents from minority communities of interest or heritage on the issue of the availability of good quality affordable rented social accommodation in Hartlepool.

2. BACKGROUND INFORMATION

- 2.1 As part of its investigation into 'The Availability of Good Quality Affordable Rented Social Accommodation in Hartlepool' the Regeneration and Planning Services Scrutiny Forum is keen to hear the views of groups representing residents from minority communities of interest or heritage. To assist in obtaining these views, and raise awareness of the Forum's upcoming meetings, the Scrutiny Support Officer attended meetings of the Talking with Communities group, the All Ability Forum and the Lesbian, Gay, Bisexual and Transgender (LGBT) group, on the 5 September 2007 and the 17 September 2007.
- 2.2 At each of these meetings contact details were provided and views sought. A formal invitation was also extended to all members of the group to attend today's meeting to submit evidence of a local perspective to the Forum (subject to availability). At the time of production of this report no responses had yet been received and an update on this situation will be provided at the meeting.

- 2.3 In addition to this, an invitation has also been extended to the 50+ Forum, Hartlepool Carers and the Hartlepool Access Group to attend today's meeting and participate in discussions (subject to availability).

3. RECOMMENDATION

- 3.1 That Members of the Forum consider the views of representatives present at today's meeting from groups representing minority communities of interest or heritage.

Contact Officer:- Joan Wilkins – Scrutiny Support Officer
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Hartlepool Borough Council
Tel: 01429 523339

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- (ii) Minutes of the Neighbourhood Consultative Forums on the 8 August 2007 (North), 9 August 2007 (Central) and 10 August 2007 (South).