

# **CABINET**

## **MINUTES AND DECISION RECORD**

15 December 2008

The meeting commenced at 9.00 a.m. in the Civic Centre, Hartlepool

### **Present:**

The Mayor (Stuart Drummond) - In the Chair

Councillors: Pam Hargreaves (Deputy Mayor),  
Gerard Hall (Adult and Public Health Services Portfolio Holder),  
Cath Hill (Children's Services Portfolio Holder),  
Robbie Payne (Finance & Efficiency Portfolio Holder),  
Peter Jackson (Neighbourhoods & Communities Portfolio Holder),  
Victor Tumilty (Culture, Leisure and Tourism Portfolio Holder),

Also Present: Councillor Jane Shaw, Vice-Chair, Scrutiny Coordinating Committee

Officers: Paul Walker, Chief Executive  
Andrew Atkin, Assistant Chief Executive  
Mike Ward, Chief Financial Officer  
Peter Devlin, Chief Solicitor  
Nicola Bailey, Director of Adult and Community Services  
Dave Stubbs, Director of Neighbourhood Services  
Peter Scott, Director of Regeneration and Planning Services  
Sue Johnson, Assistant Director – Planning and Service Integration  
Derek Gouldbum, Urban Policy Manager  
Alison Mawson, Head of Community Safety and Prevention  
Peter Gouldsbro, Community Safety Officer  
Charlotte Burnham, Scrutiny Manager  
Alistair Rae, Public Relations Officer  
David Cosgrove, Democratic Services Team

### **173. Apologies for Absence**

Councillor R. Payne, Finance and Efficiency Portfolio Holder.

### **174. Declarations of interest by members**

None.

**175. Confirmation of the minutes of the meeting held on 8 December 2008**

Confirmed.

**176. Formal Response To The Executive's Initial Budget And Policy Framework Consultation Proposals For 2009/10** (*Scrutiny Co-ordinating Committee*)

**Type of decision**

None.

**Purpose of report**

To provide the formal response of the Scrutiny Co-ordinating Committee in relation to the Executive's Initial Budget and Policy Framework Consultation Proposals for 2009/10.

**Issue(s) for consideration by Cabinet**

The Vice-Chair of the Scrutiny Coordinating Committee, Councillor Jane Shaw, reported on Scrutiny's involvement in the Authority's budget setting process for 2009/10 together with their formal response to the Executive's Initial Budget and Policy Framework Proposals.

The Mayor highlighted that as the budget process had progressed, the budget proposals had changed significantly. The council was facing an extremely difficult budget situation and the Mayor indicated that Scrutiny would be kept as up to date as possible.

**Decision**

That Cabinet notes the comments of Scrutiny Co-ordinating Committee in relation to the Executive's Initial Budget and Policy Framework Consultation Proposals for 2009/10.

**177. Local Development Framework Annual Monitoring Report 2007/2008** (*Director of Regeneration and Planning Services*)

**Type of decision**

Budget and Policy Framework.

**Purpose of report**

To seek the approval of the fourth Local Development Framework Annual Monitoring Report for submission to the Government Office for the North East.

**Issue(s) for consideration by Cabinet**

The Mayor reported that planning legislation required that local authorities prepare an Annual Monitoring Report by the end of each calendar year. A

report had been prepared covering the period 1 April 2007 and 31 March 2008 and circulated to Cabinet Members. The Annual Monitoring Report assesses the implementation of the programme for preparation of Local Development Documents contained in the Local Development Scheme. The Annual Monitoring Report also assesses existing planning policies contained in the adopted Hartlepool Local Plan 2006.

The report sets out the progress of house building from 2004 and projected completions up to 2021 and compared this to the housing requirement set out in the Regional Spatial Strategy (July 2008).

#### **Decision**

That the Annual Monitoring Report 2007/2008 be approved for submission to Government Office for the North East.

### **178. Orwell Walk Extra Care Housing Scheme** *(Director of Adult and Community Services and Chief Financial Officer)*

#### **Type of decision**

Key Decision – test (i) applies.

#### **Purpose of report**

To seek Cabinet's approval to enter into a funding agreement with Housing Hartlepool (HH) that satisfies the Department of Health's (DH) Extra Care Housing Fund requirements. To inform Members of progress to date in developing the scheme.

#### **Issue(s) for consideration by Cabinet**

The Adult and Public Health Services Portfolio Holder reported that Hartlepool had been successful in securing extra care housing funding of £2.93 million, towards the development of an extra care housing scheme providing around sixty new homes, in partnership with Hartlepool PCT and Housing Hartlepool. The Department of Health required the Council and Housing Hartlepool enter into a bilateral legal agreement that they must approve before funding is released. Cabinet was asked to approve the Council entering into a funding agreement with Housing Hartlepool.

Members queried the membership of the Steering Group established to oversee the development and indicated that a Councillor solely representing the position of the Council should be appointed.

#### **Decision**

1. That Cabinet approves the entering into a funding agreement with Housing Hartlepool.
2. That Cabinet notes the progress made in developing the extra care scheme.

## **179. Closed Circuit Television (CCTV) Strategy 2009-2012** (Head of Community Safety and Prevention)

### **Type of decision**

Non-Key.

### **Purpose of report**

To seek Cabinet approval of the draft CCTV strategy 2009-2012 and the establishment of a capital investment scheme for CCTV.

### **Issue(s) for consideration by Cabinet**

The Mayor reported on the process of strategy development, from initial consideration by Cabinet of a draft strategy in January 2008; the Scrutiny investigation into CCTV in two parts, spanning the municipal years 2007/08 and 2008/09; to consideration of the final report, with recommendations from the scrutiny investigation in September 2008. A copy of the draft strategy was submitted as an appendix to the report.

### **Decision**

1. That the draft CCTV strategy 2009-2012 be approved.
2. That the allocation of £50,000 from the annual community safety capital budget to provide an investment scheme for CCTV cameras and equipment during 2009/10 to 2011/12 be approved.

## **180. Central Area Investment Framework** (Director of Regeneration and Planning Services)

### **Type of decision**

Non-key.

### **Purpose of report**

The report presented the main findings of the Central Area Investment Framework (CAIF) study which provides a strategic context for the regeneration of Hartlepool's central area.

### **Issue(s) for consideration by Cabinet**

The Mayor reported on the background to the Central Area Investment Framework (CAIF) study which was intended to respond to the Regional Development Agency's increasing focus of Single Programme resources towards strategic projects which deliver direct economic benefits. The report outlined the approach to the preparation of the strategy which was largely funded by One NorthEast. The study looked beyond the immediate town centre taking in the areas to the east of Stockton Street and the A689 including the marina, Church Street and the east central area, and also including Mill House and Stranton.

The investigations included a review of current market conditions within the central area. This review produced a number of conclusions on Hartlepool's

current position including:-

- there is a distinct lack of quality business space and retailing opportunities within the centre of Hartlepool which is diverting investment/demand to competing locations elsewhere
- in particular there is a shortage of supply of good quality office space for SME's (small to medium enterprises) with a potential opportunity for the provision of high quality small scale office and workspace units to encourage indigenous growth
- a key constraint in the central area is a lack of available viable development sites, outside the marina area. The viability of development could be significantly improved by public sector investment in enabling works such as site assembly and public realm improvements or remediation of ground conditions
- the fragmented retail offer generated by edge of town centre and outlying retail parks undermines the performance of the primary shopping area and future planning policies should look to strengthen the protection of the main shopping area
- there is a need to improve linkages for both vehicle and pedestrian flows throughout the central area.

The Mayor highlighted that the study had led to the identification of a number of strategic interventions which could deliver significant economic benefit to central Hartlepool. A key component of this is the development of the East Central Area as an Innovation and Skills Quarter (ISQ). The catalyst of the new Hartlepool College of Further Education, the presence of Cleveland College of Art and Design, the area's strategic location between the main shopping centre, marina and the Church Street Transport Interchange and the potential for land use assembly to create mixed use development sites offered the opportunity for major investment in this area.

The strategy recommended that the relocation of the Council owned depot at Lynn Street could provide an excellent development opportunity which could potentially accommodate a mix of uses including office, new business and incubation floor space set within a high quality public realm. Strategic acquisition of buildings within the ISQ would provide opportunities for college related workspace and a possible Digital City satellite facility which would help towards the retention of skills within Hartlepool.

The Mayor also indicated that the strategy included a number of other recommendations including adopting a proactive approach to securing a new use for Jackson's Landing and other landmark buildings; progressing investigations around the development of the Mill House area in the light of feasibility work currently underway for the Mill House Leisure Centre and adjacent facilities; considering enhancements to key gateway sites such as near the Stranton roundabout to enhance the approaches and provide better definition to the town centre; pursue wider connectivity initiatives linked to the proposed Tees Valley Metro project, cycle and pedestrian routes, signage and improving connections between the transport interchange to the marina; and developing planning policies which reinforce and protect the function of the main shopping area and facilitate the

regeneration of the ISQ.

The Mayor stressed that the framework was largely aspirational and a long term strategy that would seek to deliver change over a five to ten year period. There was, however, no guaranteed finance to deliver the whole of the framework. There was a provisional Single Programme allocation for Central Hartlepool within the current year and it was proposed that this was used to support the acquisition of strategic properties within the Innovation and Skills Quarter. Recommendations on specific properties to be targeted for acquisition would be presented for approval to the Finance and Efficiency Portfolio Holder following discussions with One Northeast whilst the Mayor, through his portfolio, would consider the details of bids for Single Programme resources.

The mayor indicated that he did not wish to see this strategy sit on a shelf somewhere and never get actioned. The Director of Regeneration and Planning Services stated that the document did put the council in a much better position to apply for any funds that may be or become available. The study itself had been part funded by One Northeast, so it already had some status.

The study had referred to potential changes to Stockton Street (A689) through the centre of the town, which it considered provided something of a barrier to tying the two areas together. Proposals to change Stockton Street to single carriageway had been quickly dismissed, though other options, such as surface dressing, footbridges etc. had been considered further.

Cabinet Members supported the study and requested that a Members Seminar be undertaken to inform the wider Council membership of the potential of the Central Area Investment Framework study. Cabinet also considered the situation of the Jacksons Landing Development which had been empty for some years now. The Mayor commented that several potential uses for the building had come forward but had failed to materialise. Cabinet was also made aware of potential developments at the railway station which may link the station better with the marina development in the future.

### **Decision**

That the main findings of the Central Area Investment Framework (CAIF) study report be noted and welcomed and disseminated to the wider council through a Members' Seminar.

The meeting concluded at 9.45 a.m.

**P J DEVLIN**

**CHIEF SOLICITOR**

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