

## EXECUTIVE BOARD

17<sup>TH</sup> MAY 2006

**PRESENT:** Councillor A Carter in the Chair  
Councillors D Blackburn, J L Carter, Harrand,  
Harris, J Procter, Smith and Wakefield

Councillor Blake – Non-Voting Advisory Member

### 267 **Substitute Member**

Under the terms of Executive Procedure Rule 2.3 Councillor Bentley was invited to attend the meeting on behalf of Councillor Harker.

### 268 **Exclusion of the Public**

**RESOLVED** – That the public be excluded from the meeting during consideration of appendix 1 to the report referred to in minute 277, during consideration of appendix 3 to the report referred to in minute 271 and during consideration of appendix 4 of the report referred to in minute 284 on the grounds that it is likely, in view of the nature of the business to be transacted or the nature of the proceedings, that if members of the public were present there would be disclosure to them of exempt or confidential information, defined in Access to Procedure Rules as indicated in the minutes.

### 269 **Declarations of Interest**

Councillor Blackburn indicated his intention to leave the room during the discussion on the item relating to the sale of land at Elmwood Road, Leeds 2 (minute 277) in order to avoid any perception of predetermination at such time as the matter may be considered by the Plans Panel (City Centre) of which he was a member.

Councillor J L Carter declared a personal interest in the item relating to Re'new – Expenditure of Reserves (minute 283) as Chair of the Re'new Board.

Councillor A Carter declared a personal and prejudicial interest in the item relating to Combined Secondary Schools PFI (Minute 290) as a director of a company which may tender for works under the scheme.

A further declaration of interest made during the meeting is referred to in minute 287 (Councillor D Blackburn)

## **LEISURE**

### 270 **Deputation to Council – The Friends of Woodhouse Moor**

The Director of Learning and Leisure submitted a report in response to the above deputation which attended Council on 5<sup>th</sup> April 2006 with regard to car parking proposals on Monument Moor

A supplementary report on the outcome of consultations on the proposal was circulated at the meeting

**RESOLVED** – That the proposal to establish a car park on Monument Moor be withdrawn.

## **NEIGHBOURHOODS AND HOUSING**

### **271 Little London Housing PFI – Outline Business Case**

The Director of Neighbourhoods and Housing submitted a report on proposals for a Regeneration Plan for Little London, for the Outline Business Case for the Little London PFI scheme and for approval in principle for the disposal of the development sites identified on the plan at appendix 1 to the report and of Lovell Park Grange, Heights and Towers and the application of the Capital Receipts from such disposals to the Comprehensive Regeneration Scheme. The Director indicated that reference in the report to the refurbishment of 912 Council homes was incorrect and that it should refer to 922 Council homes

The report presented an appraisal of the following four options for funding and delivery of any improvements:

- (a) ALMO option via Leeds North West Homes using Supplementary Credit Approvals
- (b) PFI and complementary Development Agreements with the private sector
- (c) Stock transfer
- (d) Joint venture

Following consideration of appendix 3 to the report designated as exempt/confidential under Access to Information Procedure Rules 10.4(3) and 10.2(a), which was considered in private at the conclusion of the meeting it was

### **RESOLVED –**

- (a) That approval be given to proceed with the Comprehensive Regeneration Option, delivered through a Private Finance Initiative Contract and associated Development Agreements, as outlined in the report, as part of the Regeneration Plan for Little London
- (b) That approval be given to the Outline Business Case for the comprehensive regeneration of Little London, the scope of which was described in the report, including the affordability envelope and Council contributions outlined at appendix 3 and the application of Capital Receipts from the disposal of the development sites and from Lovell Park Grange, Court and Towers (as identified at Appendix 1) to the scheme

### **272 Minutes**

**RESOLVED** – That the minutes of the meeting held on 19<sup>th</sup> April 2006 be approved.

## **DEVELOPMENT**

### **273 Burley Road Integrated Transport Corridor**

The Director of Development submitted a report on the proposed implementation of a scheme to provide a new outbound bus and cycle lane on Burley Road and to improve the junction of Burley Road with Cardigan Road as part of the Local Transport Plan programme.

#### **RESOLVED –**

- (a) That the Burley Road Integrated Transport Corridor proposal as shown on drawing number HDC/701093/C01 at an estimated cost of £3,925,000 be approved
- (b) That approval be given to expenditure of £3,215,000 comprising £2,935,000 works costs and a further £280,000 staff costs to complete the scheme design.
- (c) That the previous approval of staff costs of £335,000 be noted
- (d) That the contribution from a developer of £150,000 works costs and £30,000 staff costs for highway works associated with a S278 Agreement be noted
- (e) That the contribution from the 2007/08 Highway Maintenance budget of £190,000 be noted
- (f) That the Board notes that a separate report to Joint Highways Board has been approved giving authority to prepare draft Traffic Regulation Orders incurring staff costs of £5,000

### **274 Report on Progress of Water Asset Management Group**

The Director of Development submitted a report on the development and implementation of detailed proposals by the Water Asset Management Working Group in response to major flooding incidents in Leeds in 2004/05

#### **RESOLVED –**

- (a) That the work and progress of the Water Asset Management Working Group to date be noted and that its ongoing work programme, from which further recommendations with budgetary implications may arise, be supported
- (b) That the Policy Statement 'Maintaining Water Resources and Responding to Flood Incidents', attached to the submitted report, be approved.

### **275 Fearn Island Mills Affordable Housing**

The Director of Development submitted a report on proposed expenditure of section 106 monies on an affordable housing subsidy at a housing scheme at Timblebeck, Fearn Island Mills, in the city centre which will enable Yorkshire Housing Association to acquire 9 two bedroom flats from the developer for affordable home purchase by households in need

**RESOLVED –**

- (a) That approval be given to the injection of £605,000 S106 money into the Capital Programme to fund the grant for affordable housing and legal costs, as outlined in the submitted report
- (b) That authority be given to spend £605,000 S106 money on the scheme.

**276 Nottingham Declaration on Climate Change**

The Director of Development submitted a report on the Nottingham Declaration on Climate Change proposing that it be signed by the Leader of Council and Chief Executive as proposed by Council resolution in November 2005.

**RESOLVED –** That the Leader of the Council and the Chief Executive sign the Nottingham Declaration on Climate Change, as proposed by the Council resolution on 1<sup>st</sup> November 2005.

**277 Elmwood Road, Leeds 2**

The Director of Development submitted a report on the position in relation to the sale of land at Elmwood Road following its marketing, the subsequent receipt of best and final offers and the shortlisting of four parties requested to submit final offers and schemes for consideration.

Following consideration of appendix 1 to the report designated as exempt under Access to Information Procedure Rule 10.4(3), which was circulated and considered in private at the conclusion of the meeting, it was

**RESOLVED –**

- (a) That the conditional offer made by Castlemore Securities Limited, also supported by the most brief compliant scheme, be accepted.
- (b) That the remaining offers be rejected

**CITY SERVICES**

**278 St George House Cooling System**

The Director of City Services submitted a report on a proposed injection of £316,000 into the Capital Programme for expenditure on the installation of a permanent cooling system at St George House.

**RESOLVED –** That approval be given to the injection of £316,000 into the Capital Programme and that expenditure in the same amount be authorised.

**279 Deputation to Council – Leeds Road Residents Action Group**

The Director of City Services and Director of Development submitted a joint report in response to the deputation to Council from the Leeds Road Residents' Action Group

In presenting the report the Executive Member (City Services) referred to a document detailing accident statistics on the road and advised that this would

subsequently be provided to all Board members and added to the meeting documents on the internet.

**RESOLVED** – That the concerns of the Leeds Road Residents' Action Group and the response of the officers of the Development and City Services Departments be noted and that the document introduced by the Executive Member (City Services) be added as an appendix to the report.

## **NEIGHBOURHOODS AND HOUSING**

### **280 Area Delivery Plans 2006/07**

The Director of Neighbourhoods and Housing submitted a report presenting the proposed ten Area Committee Action Plans for 2006/07 and providing an overview of the Area Delivery Plans for 2006/07 that were agreed by the Area Committees.

**RESOLVED** – That the ten Area Action Plans for 2006/07 be endorsed.

### **281 Allocation of Regional Housing Board Funding in Beeston Hill and Holbeck**

The Director of Neighbourhoods and Housing submitted a report on the Housing Market Renewal Fund's allocation of funding to support regeneration targeted at Beeston Hill and Holbeck, and on the proposed commencement of the acquisition of properties within Holbeck.

The report detailed three options in relation to the allocation of a proportion of the funding. The first related to the Garnets area at the rear of Dewsbury Road district centre, the second to the acquisition and demolition of properties in the Holbeck area specifically targeting an area with type 2 back to back properties and the third to the remodelling of the Pleasants area of Holbeck.

**RESOLVED** -That approval be given to the allocation of £2.8 million to option 2, to commence the acquisition of properties within the densely terraced housing area of Holbeck.

### **282 Intensive Neighbourhood Management**

The Director of Neighbourhoods and Housing submitted a report on the Intensive Neighbourhood Management programme targeted at the City's most disadvantaged neighbourhoods and on the proposed injection of £2.1 million capital grant into the approved capital programme for a programme of work to improve public spaces in target neighbourhoods subject to consultation with local stakeholders

**RESOLVED** –

- (a) That the injection into the capital programme of £2.1 million Safer, Cleaner and Greener capital grant be approved
- (b) That the proposed programme of work to deliver cleaner, safer and greener public spaces in target neighbourhoods, subject to consultation with local stakeholders, be noted.

- (c) That reports to this Board should, as a matter of course, be clear as to the input of elected members by consultation or other means.

**283 Re'new – Expenditure of Reserves**

The Director of Neighbourhoods and Housing submitted a report on the background to reserves held by Re'new, on proposed parameters for spending the reserves and on a draft programme of work to be funded by the reserves.

**RESOLVED –**

- (a) That approval be given to the approach outlined in the report to the use of Re'new reserves arising from the land sales within the SRB Round 2 scheme.
- (b) That the proposed expenditure for the development of a new office base for Re'new be the subject of a further report to this Board before proceeding.

**284 Regeneration of Cross Green Grove and Cross Green Avenue**

The Director of Neighbourhoods and Housing submitted a report on the options for regeneration of the Cross Green area and seeking approval for the acquisition and clearance of 21 properties within Cross Green

The report presented an appraisal of the following three options:

- (a) Do minimum to meet legal conformity
- (b) Group repair and internal remodelling
- (c) Acquisition and redevelopment of the site

Following consideration of appendix 4 to the report designated as exempt under Access to Information Procedure Rule 10.4(3), which was considered in private at the conclusion of the meeting, it was

**RESOLVED –**

- (a) That approval be given to the injection into the Capital Programme of £0.5 million of Regional Housing Board money
- (b) That scheme expenditure to the amount of £0.5 million be authorised
- (c) That officers be authorised to commence acquisition of properties by voluntary agreement with the owners and in the event that agreement cannot be reached with the owner of any property within the target area for its acquisition, officers be authorised to make and promote any necessary Compulsory Purchase Orders

**LEARNING**

**285 Horsforth West End Primary School – Outcome of Consultations**

The Chief Executive of Education Leeds submitted a report on the recent consultation process on the proposed closure of resourced provision for deaf children at Horsforth West End Primary School and on the proposal to publish a statutory notice for the removal of the resourced provision for deaf children at the school.

**RESOLVED** – That approval be given for the publication of a Statutory Notice for the removal of the resourced provision for deaf children at Horsforth West End Primary School from a date to be notified to members of this Board prior to publication of the Statutory Notice.

**286 School and Children’s Centre Designation**

The Director of Learning and Leisure submitted a report on proposals to formally change the age range for which education services are provided in four primary schools in order to facilitate the delivery of children’s centre and extended services on these sites

**RESOLVED** – That approval be given for the publication of statutory notices to change the age range for the following primary schools: Hawksworth Wood, Middleton, Windmill and Little London from 3 to 11 years of age to 4 to 11 years of age with an on site children’s centre for children aged 0 to 4.

**LEISURE**

**287 Governance Arrangements of the Leeds Grand Theatre and Opera House Ltd**

The Director of Learning and Leisure and Director of Legal and Democratic Services submitted a joint report on a proposed fundamental review of governance arrangements for Leeds Grand Theatre and Opera House Ltd to ensure that they are fit for purpose

**RESOLVED –**

- (a) That the terms of reference for reviewing the governance arrangements for Leeds Grand Theatre and Opera House, as attached to the report, be approved
- (b) That a report be brought back to this Board to enable any changes to existing arrangements to be in place by the re-opening of the Leeds Grand Theatre in October 2006
- (c) That the Member Management Committee be recommended, in the interim, to reserve appointments to the Leeds Grand Theatre Board to Members of the Executive Board

(Councillor Blackburn declared a personal interest in this item as a member of the Grand Theatre Board)

**CHILDREN’S SERVICES**

**288 Implementing the Children Act 2004 in Leeds – Update**

The Director of Children’s Services submitted a report on developments nationally and locally on the Children Act 2004

**RESOLVED** – That the report be noted

**289 Vacation and Occupation of Chair**

Councillor A Carter having declared a personal and prejudicial interest in the final item of business under minute 269 vacated the Chair and left the meeting.

Councillor Harris assumed the Chair.

**290 Combined Secondary Schools PFI**

The Chief Executive of Education Leeds submitted a report detailing the latest expenditure and resources position in respect of the combined secondary schools PFI project

**RESOLVED –**

- (a) That the report be noted and approval given to the proposed changes to the scope of the project
- (b) That approval be given to the injection of £2.274 million to the project, to such injection being met from the proceeds arising from the disposal of the surplus school sites and that authority be given for expenditure of this additional funding

DATE OF PUBLICATION: 19<sup>TH</sup> MAY 2006  
LAST DATE FOR CALL IN: 26<sup>TH</sup> MAY 2006 (5.00 PM)

(Scrutiny Support will notify relevant Directors of any items called in by 12.00 noon on 31<sup>st</sup> May 2006)