

Report of the Assistant Chief Executive (Customer Access & Performance)

Report to North West (Inner) Area Committee

Date: 12th April 2012

Subject: Area Update Report

Are specific electoral Wards affected? If relevant, name(s) of Ward(s): Headingley, Hyde Park and Woodhouse, Kirkstall, Weetwood.	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No
Are there implications for equality and diversity and cohesion and integration?	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No
Is the decision eligible for Call-In?	<input checked="" type="checkbox"/> Yes	<input type="checkbox"/> No
Does the report contain confidential or exempt information? If relevant, Access to Information Procedure Rule number: Appendix number:	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No

Summary of main issues

This report provides members with a summary of sub groups business since the December Area Committee. This includes an update on the work taking place around Student Changeover, as well as seeking approval for the Area Business Plan and action plan for 2011-15

Recommendations

1. Members are asked to:

- Note and action as appropriate the Key Messages from Sub Groups as set out in section 3.
- Note the update on the work around Student Changeover.
- Approve the attached Area Business Plan and action plan for 2011-15.

1 Purpose of this report

- This report provides members with an update on recent Sub Group business, Forum business, the current position relating to other project activity.

2 Background information

- 2.1 An Area Committee Update report is submitted at every cycle of Area Committee meetings unless there is no additional business to report from sub groups or any changes to the Wellbeing funding position since the previous meetings. Partner organisations and Council services will contribute information to the Area Update Report.

3 Main issues

- **Forum and Sub Group Key Messages**

3.1 Planning Sub Group

- 3.2 Planning sub group met on the 14th March 2012. They discussed a variety of issues and planning applications including:

- Housing Strategy – The Leeds Housing Strategy 2009-2012 is currently under review as it is coming to the end of its life. Housing Services are keen to create a smaller, more user friendly, document for the next Leeds Housing Strategy. There are a number of city wide issues were priorities for action at the current time including: Affordability - particularly for first time buyers; Housing Supply – the city has 57,000 public sector houses with 27,000 households on the waiting list; Welfare Reform – implications for the public and private sectors particularly for people under 35 due to the changes to the single room rate; Condition of the housing stock – much of the existing stock in Leeds is pre1919 stock with the city having 19,500 back-to-backs; Housing revenue account – the income from Council housing will now go to Housing Services; The eco-settlement in the Aire Valley.
- LDF Core Strategy - Planning Group had previously resolved to submit a consultation response in relation to the Local Development Framework draft Core Strategy public consultation which closes on the 12th April 2012. Planning Group will submit a consultation response before the deadline. The comments raised as part of the discussion at the last Area Committee will be incorporated into a draft consultation response which will be considered by the Planning Group meeting of 11th April 2012 for final approval before submission to the City Development Department.
- Article 4 Direction/ HMO Planning Policy - In light of recent Planning Inspectorate decisions, officers have decided that the preferred approach in the short term is to look at revisions which can be made to strengthen the Core Strategy policy H6. In relation to supporting policy and guidance the Council is planning to pause and review other local authority approaches in the short term and review the position in the near future.

- Bodington Hall – The planning application was refused on 3rd March 2011. Officers have been clear to the applicant that the principle of a housing development at this site is acceptable, however there were a number of concerns in relation to the outline proposal submitted. These were particularly in relation to the Adel Lane access and highway safety concerns, but also in relation to concerns relating to the indicative masterplan layout, the lack of information in relation to sustainability principles, and the failure to provide confirmation of any section 106 contributions.
- Headingley Office Park – The application was withdrawn before the meeting of Plans Panel West on 1st March. The reason for withdrawal was due to the projected cost of the proposals.
- Leodis 4, Servia Hill – The application was approved by Plans Panel West on 1st March.
- Tetley Hall – Officers are still in discussions with the applicant in relation to this proposal. It is still unclear as to whether the issues will be resolved in time to take the application to the plans panel meeting on the 29th March.
- Cookridge Hospital – Officers are in discussions with the applicant in relation to the issues raised with the size and scale of the extension to the IDA building.

○ Key Messages

- Planning Group ask that Area Committee consider developing a Locality Strategy in inner north west Leeds which would allow joint working between council teams aimed at tackling those issues in Leeds arising from the Housing Strategy discussion. The Area Support Team agreed to investigate how this had been implemented in other parts of the city.

○ **Environmental Sub Group**

- Environmental Sub Group met on the 29th February 2012. The following issues were discussed:
- The WNW Environmental Services Locality Team provided an update on the delegation. During the period 21st November 2011 to 27th February 2012, 633 service requests were dealt with.
 - Information on the number of properties in the inner north west not receiving a green bin collection was circulated. The figures were higher than expected. The Chair of the sub-group is to meet with Environmental Services to try and address this issue.
 - Work is due to start (w/c 26th March) on converting the bin yards in the Beamsley's to communal waste areas. Individual bins will be removed and replaced with bin frames which hold large waste collection units for general, green and glass waste.
 - Environmental Services are undertaking a piece of work to look at providing an integrated street cleansing, refuse and enforcement service in the inner north west area.

- Officers from the Communications Team provided an update on the launch of the 'Sort it, Bin it Win it' social media campaign, to change waste behaviour in the ASHORE area.

- Key Messages

- There were no key messages from this meeting.

- Student Changeover

- Planning for the student changeover process for 2012 has now started. A number of meetings have taken place to plan how resources from the Environment Locality Team, Streetscene Services, Area Support Team and other partners will be deployed to support the operational management of 2012 student changeover response.
- As in previous years, further meetings are also being held which include resident representatives, Elected Members and other services in the run up to changeover at the end of June. Key points of consideration at these meetings include the deployment of refuse, cleansing and environmental enforcement activity; the co-ordination of university and student union activity and a student changeover communications plan.
- Detailed feedback on preparations for student changeover continue to be provided to Environment Sub Group. Further discussion is needed on how cleansing and enforcement activity during the summer months and preparation for students returning in September 2012 will be co-ordinated.
- It has been agreed that the Student Changeover Group, instead of being a time limited task and finish group, will now meet all year round. This will enable the group to prepare for and address other environmental challenges brought about by the transient nature of the local population.

3.3 Transport Sub Group

- 3.4 This group has not met since the last Area Committee meeting. A meeting is currently being arranged to hold a joint Inner and Outer Transport Sub Group. The purpose of the group is to make links across the geographical boundaries, raise local concerns and progress pressing priorities through the Council and regional infrastructures.

- **Business Plan for 2011-15**

- 3.18 The West North West Area Support Team have been working on the North West (Inner) Area Committee Business Plan for 2011-15. A workshop was held with Members in November to go through the action plan, the results of which were presented to members at the December Area Committee meeting. A copy of the Business Plan and action plan is attached to this report (Appendix 1 and 2) for members formal approval. It is proposed that this will replace previous Area Delivery Plans, and will set out priorities for the forthcoming years.

4 Corporate Considerations

- **Consultation and Engagement**

- § Elected members have been consulted on the content of this report.

- **Equality and Diversity / Cohesion and Integration**

- § There are no equality and diversity issues in relation to this report.

- **Council Policies and City Priorities**

- § The Area Committee Functions and Priority Advisory Functions were approved by the Executive Board in June 2009. This approval was rolled forward to 2010/11 and is also being rolled forward to 2011/12 with amendments to the environmental delegation. The Area Functions are included in the Council's Constitution (Part 3, section 3c).

- **Resources and Value for Money**

- § There are no resource implications as a result of this report.

- **Legal Implications, Access to Information and Call In**

- § There are no legal implications or access to information issues. This report is not subject to call in.

- **Risk Management**

- § There are no risk management issues relating to this report.

5 Conclusions

- This report provides members with an update on recent Sub Group business and the Area Committee Business Plan.

6 Recommendations

6.1 Members are asked to:

- Note and action as appropriate the Key Messages from Sub Groups, as set out in Section 3.
- Note the update on the work around Student Changeover.
- Approve the attached Area Business Plan and action plan for 2011-15.

7 Background documents

- Council Constitution
- Appendix 1: Inner North West Area Committee Business Plan - 2011/15
- Appendix 2: Inner North West Business Plan (Priorities for Action) 2011-13