

**CABINET**  
**19 JULY 2016**

Minutes of the meeting of the Cabinet of Flintshire County Council held in the Clwyd Committee Room, County Hall, Mold CH7 6NA on Tuesday, 19 July 2016

**PRESENT:**     **Councillor Bernie Attridge (Deputy Leader in the Chair)**

Councillors: Chris Bithell, Helen Brown, Derek Butler, Christine Jones, Kevin Jones, and Billy Mullin

**APOLOGY:**

Councillor Aaron Shotton.

**IN ATTENDANCE:**

Chief Executive, Chief Officers (Organisational Change), Chief Officer (Planning and Environment), Corporate Finance Manager, Corporate Business and Communications Executive Officer, Deputy Monitoring Officer, Service Manager, Housing Programmes, Revenues Manager, Waste and Ancillary Services Manager and Team Manager – Committee Services

Paul Goodlad from Wales Audit Office (WAO) was in attendance for agenda item number 5, Annual Improvement report from the Auditor General for Wales

**OTHER MEMBERS IN ATTENDANCE:**

Councillors: Ron Hampson and Dave Mackie

**35.     DECLARATIONS OF INTEREST**

Councillors Chris Bithell and Helen Brown declared personal and prejudicial interests in agenda item number 8, Discretionary Rate Relief Policy and agenda item number 9, Hardship Rate Relief Policy.

**36.     MINUTES**

The minutes of the meetings held on 14 June and 21 June 2016 had been circulated with the agenda.

**RESOLVED:**

That the minutes be approved as correct records.

**37.     ANNUAL PERFORMANCE REPORT 2015/16 PART 2**

The Chief Executive introduced the Annual Performance Report 2015/16 Part 2 report which was the final monitoring update for 2015/16 of the Improvement Plan. This would inform the Annual Performance Report which would be presented to Cabinet and Council in September.

The Improvement Plan monitoring reports gave explanations of the progress being made towards the delivery of the impacts set out in the 2015/16 Improvement Plan with narrative supported by measures and/or milestones which

evidenced achievement. In addition, there was an assessment of the strategic risks and the level to which they were being controlled.

Individual sub-priority reports had been completed by the lead accountable officers and were brought together to provide the information in the report before Members. An overall assessment was provided in the report which was based on the detailed reports.

The Chief Executive commented on two activities which had been assessed as having a low (red) level of confidence in achieving the outcome which were:

1. Housing – deliver financial support to repair, improve and adapt private sector homes
2. Modern and Efficient: develop and implement a four year financial plan that reflects anticipated funding, costs and efficiencies to support strategic decision making

Full details of those service performance areas were provided in the report.

Year end (net) risk levels for the strategic risks identified in the Improvement Plan were:

- 3 (7%) of risks were rated as major (red)
- 30 (67%) of risks were rated as moderate (amber)
- 8 (18%) of risks were rated as minor (yellow)
- 4 (9%) of risks were rated as insignificant (green)

The Chief Executive provided details of the following three high (red) risks:

- Education and Youth: limited funding to address the backlog of known repair and maintenance works in Education and Youth assets: further reduced to meet new pressures on the Education and Youth budget. Continued programming and prioritisation of works was undertaken to minimise the impact.
- Modern and Efficient Council: capacity and capability of the organisation to implement necessary changes in relation to the Alternative Delivery Model Programme. This risk was now reducing as evidenced by the positive progress being made with three of the key Alternative Delivery models during early 2016/17.
- Modern and Efficient Council: scale of the financial challenge. The scale of the financial challenge still continued to be high risk. The quality and integrity of the Council's Medium Term Financial Strategy provided robust evidence for the future funding situation.

The report had been considered at Corporate Resources Overview and Scrutiny Committee the previous week and received positive feedback. Some comments had been received on the layout of the report which had been accepted. The Corporate Business and Communications Executive Officer explained that that format of the final Annual Performance Report published in October on the website would be in a user friendly layout which was welcomed.

On the risk Modern and Efficient Councillor Kevin Jones commented that the public were still unaware of the future financial position of the authority.

Councillor Attridge explained that public consultation events and engagement would be taking place during November on budget planning and risks.

**RESOLVED:**

- (a) That the actions taken to manage delivery of last year's Improvement Priority impacts be noted; and
- (b) That the following be noted:
- The levels of progress and confidence in the achievement of key activities which seeks to deliver the impacts of last year's Improvement Plan;
  - The levels of performance against last year's Improvement Plan measures; and
  - The current (net) risk levels identified in last year's Improvement Plan and the arrangements to control them.

**38. ANNUAL IMPROVEMENT REPORT OF THE AUDITOR GENERAL FOR WALES**

Councillor Billy Mullin welcomed Mr Paul Goodlad from the Wales Audit Office (WAO) to the meeting who was in attendance to present the WAO Annual Improvement Report of the Audit General for Wales.

Mr Goodlad commented that it was a very positive report with no new proposals for improvement. The Auditor General had reached that conclusion as outlined in the report based on:

Performance

- (a) *Despite increasing budget pressures the Council continues to make good progress against its priority areas and maintains compliance with the Local Government Measure 2009;*

Use of Resources

- (b) *The Council is strengthening its management of financial resources, but has made less consistent progress revising other resource management strategies; and*

Governance

- (c) *The Council has made good progress in addressing the governance-related proposals for improvement arising from our 2015 corporate assessment report.*

Members welcomed the recognition by WAO that the Council was continuing to make good progress in the current financial climate. Following a comment from Councillor Kevin Jones, Mr Goodlad explained that in previous years WAO expected continuous improvement from the Authority but as they recognised the climate in which the Council was operating, it was now on what could be achieved within the allocated budget and maintaining the status quo.

Councillor Butler queried the Proposal for Improvement P3 on revised strategies for People, ICT and Asset Management. Mr Goodlad explained that

the conclusion of those strategies would complete the framework that would help the Council in moving forward. However, he recognised that progress had commenced in those areas citing the completion of restructures and the conclusion of Single Status as examples. The Chief Executive commented that despite the formal strategies not being complete in published form, the corporate services had effectively prioritised their resources to support organisational change in key priority areas such as service reviews and alternative delivery models.

The Chief Executive provided updates on the progress of the action plan agreed in 2015 which was appended to the report.

**RESOLVED:**

That the Annual Improvement Report be accepted and the updated response to the Proposals for Improvement from the 2015 report be noted.

**39. ANNUAL COUNCIL REPORTING FRAMEWORK**

Councillor Christine Jones presented the Annual Council Reporting Framework (ACRF) report prior to publication.

It was the fifth and final Annual Report in that format as reporting methods would change in 2017 to reflect the new Social Services and Well-being (Wales) Act 2014.

The overall assessment was that Flintshire continued to be a well governed and high performing Council with a strong Corporate Identity with a Chief Operating Team providing cohesive and professional leadership. There was a robust governance framework which included a clear set of organisational priorities, a coherent approach to financial planning and management, and an effective operating model for risk management.

Councillor Jones added there was much to celebrate in Flintshire including evidence of continued person centred service delivery within Adult Services, high rates of adults being supported in the community, low rates of delayed transfer of care for social care reasons, a strong relationship with the local voluntary and community sector and a proactive approach to working with commissioned services. Within Children's Services the in-house fostering team was well regarded, the first stage of integrating early intervention services had been achieved through the Targeted Support Team and the establishment of the Adolescent Strategy Team to prevent escalation.

The Chief Officer (Social Services) commented that corporate ownership of social care strategy was strong as evidenced through the collective response to the concerns for the Care Sector in Flintshire and across the UK. He commended the work undertaken on services for dementia which saw dementia friendly approaches throughout the county. Members also praised this work which was evident in the wards they represented, complemented by the introduction of six dementia cafes throughout the county.

**RESOLVED:**

- (a) That the Annual Council Reporting Framework be accepted; and
- (b) That publication of the Annual Council Reporting Framework ahead of the deadline of 31<sup>st</sup> July 2016 be approved.

**40. STRATEGIC HOUSING AND REGENERATION PROGRAMME (SHARP)**

Councillor Helen Brown introduced the Strategic Housing and Regeneration Programme (SHARP) report which sought approval to progress the next key stages of the Council's Strategic Housing and Regeneration Programme (SHARP) and set out proposals to develop Council housing at the following sites:

- Ysgol Delyn, Mold;
- Heol y Goron, Leeswood;
- Maes Y Meilion, Leeswood;
- Redhall, Connah's Quay; and
- The Dairy, Connah's Quay.

The report provided detailed information on each proposed scheme, including location, proposed property types, design and layout and projected build costs. Prudential borrowing was also identified as the preferred funding option.

The Service Manager - Housing Programmes explained that properties and land associated with each property would be designed to comply with the Council's Flintshire House Standard. A Local Lettings Policy would be developed for each of the proposed schemes to ensure the opportunities to house local people were maximised.

Future housing schemes at Melrose Centre, Aston; The Police Station, Flint; and Maes Gwern, Mold would be presented to Cabinet in September 2016 for approval.

Members welcomed the report of the flagship scheme. Members also commented on the importance of the new grant funding regime being developed by WG known as Housing Finance Grant II (HFG II) which would provide access to grant and loan funding to support new developments for Local Authorities in the same way that Housing Associations did through the Social Housing Grant (SHG).

**RESOLVED:**

- (a) That the development of 40 new Council homes on the 5 identified sites in Mold, Leeswood and Connah's Quay at a projected total cost of £6,376,931M be approved; and
- (b) That prudential borrowing to the value of £6,376,931M (subject to final approval and verification) be approved to be used to fund the proposed development of 40 new Council homes.

#### **41. DISCRETIONARY RATE RELIEF POLICY**

The Revenues Manager introduced the Discretionary Rate Relief Policy report which proposed a new policy framework from 2017/18. This would help the Council to reduce financial expenditure and mitigate towards future budget gaps as a result of reduced central government funding.

The current scheme provided generous awards whereby the Council provided a 20% Discretionary 'top-up' to all organisations that already benefited from 80% Mandatory Rate Relief (apart from national charity shops). For voluntary and not for profit organisations that did not qualify for Mandatory Rate Relief, 100% Discretionary Rate Relief was awarded.

For those organisations that already benefited from 80% Mandatory Rate Relief, the cost of funding the 20% 'top-up' Discretionary Relief was funded 75% by the Council and 25% by Welsh Government (WG). During 2016/17 the cost to the Council of awarding 'top-up' relief to 149 organisations was approximately £191,000.

The revised policy framework was required to achieve the savings as set out in business plans which in summary would provide Discretionary Rate Relief from 2017/18 and beyond on the following basis:

- (a) Charitable Organisations entitled to 80% Mandatory Relief – No Discretionary 'top-up' provided
- (b) Voluntary and Not-for-profits Organisations whose aims and purpose were philanthropic, religious, education, social welfare, science, literature, the arts or recreational purposes where the services they provided were mainly provided to local Flintshire residents, 80% Discretionary Rate Relief provided, with the exception of golf clubs who would be awarded 40%.

As a result of the removal of Discretionary 'top-up' relief and the scaling back of all other Discretionary Rate Relief, the projected future cost of Discretionary Rate Relief would be £14,175 against an existing budget provision of approximately £116,000. This would deliver efficiencies of approximately £102,000.

To provide additional mitigation against financial hardship for those organisations that currently benefited from 100% rate relief, setting aside an annual contingency fund of £15,000 from the efficiency savings to support potential Hardship applications, would still allow the Council to provide emergency rate relief of up to £60,000 per annum on the basis that the Council would fund 25% towards the cost. After taking into account the Hardship contingency, net savings of £87,000 per annum would be achieved.

In response to a question from Councillor Kevin Jones, the Revenues Manager explained that all future Community Asset Transfer (CAT) documentation would have relevant Discretionary Rate Relief information included.

**RESOLVED:**

That the new framework as set out, ceasing Discretionary 'top-ups' to those organisations that already benefit from 80% Mandatory Rate Relief and reducing all other Discretionary award to Voluntary and Not for Profit organisations to a maximum Discretionary award of 80% from 2017/18 be adopted.

Councillors Bithell and Brown left the meeting during consideration of the item.  
As detailed in the recommendation.

**42. HARDSHIP RATE RELIEF POLICY FRAMEWORK**

The Revenues Manager introduced the Hardship Rate Relief Policy Framework report. The introduction of a formal policy framework had been developed to ensure consistency, transparency and best practice. It would also provide an opportunity to formalise into a single policy framework, well established procedures and regulations for the determination of applications.

The framework would ensure all ratepayers making applications for Hardship Rate Relief were treated fairly and consistently as well as providing ratepayers with a clear understanding of the scheme.

In responding to a question from Councillor Butler, the Revenues Manager explained that applications for Hardship Rate Relief were usually determined by the Chief Officer (Community and Enterprise) and the Cabinet Member for Corporate Management but any contentious applications could be considered by Cabinet.

**RESOLVED:**

That the policy framework for Hardship Rate Relief be approved.

Councillors Bithell and Brown left the meeting during consideration of the item

**43. FLINTSHIRE LOCAL DEVELOPMENT PLAN - AMENDED DELIVERY AGREEMENT**

The Chief Officer (Planning and Environment) introduced the Flintshire Local Development Plan (LDP) – Amended Delivery Agreement report which provided details of slippage that had occurred which was sufficient to trigger a revision of the timetable.

The original timetable promoted by the Welsh Government (WG) had proved unachievable with no other local authority in Wales being able to produce an LDP in such a timeframe. In addition, promised good practice guidance and support from WG had not been received.

WG required an amended timetable, supported by a formal resolution, before they would consider the revision. A revised timetable would be considered within one month of receipt.

Members expressed their concerns on the problems caused because of the lack of a five year housing land supply and commented that a revised LDP timetable was needed as soon as possible.

**RESOLVED:**

- (a) That the revised timetable for the production of an adopted Flintshire Local Development Plan be approved; and
- (b) That delegated authority is given to the Chief Officer (Planning and Environment) to integrate the approved timetable into a revised Delivery Agreement document to then send to Welsh Government for their agreement.

**44. CAPITAL PROGRAMME MONITORING 2015/16 (OUTTURN)**

The Corporate Finance Manager presented the Capital Programme Monitoring 2015/16 (Outturn) report which provided a summary of changes made to the Capital Programme during the last quarter of 2015/16.

The table in the report set out how the programme had changed during 2015/16 with more detailed cumulative information relating to each Portfolio being appended to the report.

Actual outturn expenditure across the whole of the capital programme was £140.287M. The breakdown of expenditure was analysed in the table in the report along with the percentage spend against budget. This showed that 97.2% of the budget had been spent. Corresponding figures for 2014/15 outturn were 92.90%.

At outturn rollover of £1.874M had been identified which reflected reviewed spending plans across all programme areas. Those committed amounts had been identified as now required to meet the cost of programme works in 2016/17.

Portfolios through their business plans had identified significant capital investment needed to improve services and achieve revenue efficiencies. The Corporate Finance Manager explained that two former waste disposal sites within the County were being considered and assessed which may conclude that liability for carrying out some or all of any necessary remediation works would be the Council's responsibility. It was considered prudent to set aside some available capital funding towards costs and this was recommended to be £0.250M, noting that actual costs could be higher or lower dependent on the outcomes of the ongoing assessments. In addition there was a requirement to purchase replacement ICT Data Storage. There was no revenue budget available to fund ongoing support and maintenance of the existing systems for which current support had ended and the costs to continue that support would be over a third of the cost of a like for like replacement. Therefore, Members were asked to approve a sum of £0.590M in the 2016/17 Capital Programme which would procure replacement technology with increased capacity, together with five years support and maintenance.



**RESOLVED:**

- (a) That the report be approved;
- (b) That the rollover adjustments be approved;
- (c) That the funding for the closed landfill site scheme be approved; and
- (d) That funding for the ICT Data Storage scheme be approved.

**45. REVENUE BUDGET MONITORING 2015/16 (OUTTURN)**

The Corporate Finance Manager introduced the Revenue Budget Monitoring 2015/16 (Outturn) report for the Council Fund and Housing Revenue Account (subject to audit).

The final year end position was:

**Council Fund**

- Net in year expenditure was £1.489M lower than budget
- A contingency reserve balance at 31<sup>st</sup> March 2016 of £4.375M

**Housing Revenue Account**

- Net in year expenditure was £0.059M higher than budget
- A closing balance as at 31<sup>st</sup> March 2016 of £1.178M

The report covered significant budget movements between month 12 to outturn; brief overview of the year on the Council Fund; programme of efficiencies; inflation; reserves and balances and a brief overview of the year on the Housing Revenue Account.

**RESOLVED:**

- (a) That the overall report and the Council Fund contingency sum as at 31 March 2016 be noted; and
- (b) That the final level of balances on the Housing Revenue Account be noted.

**46. REVENUE BUDGET MONITORING 2016/17 (MONTH 2)**

The Corporate Finance Manager introduced the Revenue Budget Monitoring 2016/17 (Month 2) report which was the first report of the year. The report provided information on the progress of achieving planned efficiencies against the targets set. The report did not provide the level of detail which would follow from Month 3 but it did report by exception on significant variances which could impact on the financial position in 2016/17.

There was a need to realign some budget provision in order that budgeted expenditure more accurately reflected current activity and it was recommended that four budget realignments be made within Social Services portfolio.

It was also recommended that costs of £0.111M, and any future costs, which related to the settlement of historic child abuse cases be met from the Contingency Reserve.

Following withdrawal of the Welsh Government Families First grant contribution towards Summer Play Schemes, it was also recommended that a one off support to communities for 2016/17 of £0.076M also be funded from the Contingency Reserve.

Following a comment from Councillor Attridge, the Chief Executive explained that the figures within the budget did change in-year (a) according to democratic decisions and (b) if a budget pressure was identified in-year and was unable to be borne by the portfolio and had to be taken on corporately.

**RESOLVED:**

- (a) That the report be received;
- (b) That a budget virement within Social Services to realign the budget to meet service needs be agreed;
- (c) That a contribution from the Contingency Reserve of £0.111m to meet the settlement costs from historic child abuse claims be agreed; and
- (d) That a contribution from the Contingency Reserve of £0.076M to meet one off costs for the Summer Play Schemes be approved.

**47. PRUDENTIAL INDICATORS - ACTUALS 2015/16**

The Corporate Finance Manager introduced the report which provided details of the Council's actual Prudential Indicators for 2015/16 compared with the estimates set:-

- Prudential Indicators for Capital Expenditure
- Prudential Indicators for Affordability
- Prudential Indicators for Prudence
- Prudential Indicators for External Debt and Treasury Management

**RESOLVED:**

That the report be approved and noted.

**48. REVIEW OF HOUSEHOLD RECYCLING CENTRE PROVISION**

Councillor Kevin Jones introduced the Review of Household Recycling Centre (HRC) Provision report which provided details of the progress made in identifying suitable sites for HRC.

It was clear from feedback on a report submitted to Environment Overview and Scrutiny Committee that residents and elected Members valued a more localised HRC provision and officers were asked to provide alternative options which balanced the expectations of communities and the need for the Council to achieve higher levels of recycling performance to meet very challenging statutory

recycling targets set by Welsh Government (WG). The expected outcome was a solution which would provide customers with modern local facilities to recycle their waste with reduced waiting times and improved safety arrangements.

Suitable land in Mold and Buckley had not been identified and as an alternative option to the single “super site” officers were exploring options to improve the current facilities in those areas along similar lines to the new facility recently opened in Sandycroft. This would include:

- Clear separation of operational and service user areas – removing the requirement to close the site when skips were emptied
- Easy step free access to skips
- Clear entrance and exits and good traffic management arrangements

Options to replace the existing Flint and Connah’s Quay sites with a single facility, also with similar characteristics to the Sandycroft facility, were being progressed, with a number of potential sites being considered. Until such a time that a satisfactory solution was found, the existing facilities in Connah’s Quay and Flint would continue to operate in their current format.

These solutions would balance the twin objectives of meeting the needs of the communities whilst driving up recycling performance towards the recycling targets. Positive discussions were continuing with WG on the provision of capital grant to develop the network of local sites and the Council had received notification that funding would be made available to develop the Mold and Buckley sites to the same high standard as the existing facility in Sandycroft. Further discussions would take place for funding for the full proposal.

The original savings proposal consisted of two elements:

- (1) Savings in operational costs from reduced site numbers; and
- (2) Savings from reduced landfill cost through improved recycling.

As the savings from the first element would be significantly reduced by the revised proposal, the second element would become critical if the majority of the projected Business Planning proposed savings were still to be achieved.

The target of 90% recycling at all of the facilities was achievable and the support of all parties and a slogan of “TARGET 90%”, together with a clear communications plan for launching the new proposals would be recommended in a report to Cabinet in October. Members supported this and commented on the importance of relaying the message to the public of the significance of achieving the 90% target.

In response to a question from Councillor Bithell, the Waste and Ancillary Services Manager said that a number of authorities did achieve 90% recycling rates and for Flintshire to achieve the same staff at the HRC’s would need to be stringent with the public when materials were brought to the sites.

Councillor Attridge thanked Councillor Kevin Jones and officers for the work undertaken on obtaining a grant from WG. All Members welcomed the report and the alternative options that had been sought.

**RESOLVED:**

That the progress made to review the Household Recycling Centre provision be noted and a full report on the preferred location and individual site layouts be provided to Cabinet for approval in October 2016.

**49. COMMUNAL HEATING RECHARGES 2016/17**

Councillor Brown introduced the Communal Heating Recharges 2016/17 report which sought agreement for the proposed heating charges in Council properties with communal heating systems for 2016/17.

A drop in kilowatt hour (kWh) usage had been evident in 2015/16 compared to the previous year due to a mild winter and energy efficiency improvements to properties such as external insulation. This had resulted in an income surplus to the majority of the communal heating accounts and that surplus, which ranged from £25 to £124, would be reimbursed to tenants affected in the coming weeks.

In addition the Council had been able to purchase gas this year at a significantly reduced price.

The table in the report set out recommended heating charge decreases for 2016/17, based on actual usage in 2015/16 and cost estimates for 2016/17.

The Chief Executive commented that heating charges would be variable each year but the authority would continue to be as efficient as possible.

**RESOLVED:**

That a decrease to the weekly heating charges for communal properties be approved.

**50. 12 MONTH REVIEW OF CAR PARKING STRATEGY**

Councillor Attridge introduced the 12 Month Review of Car Parking Strategy report which provided details of the outcomes and recommended changes to the Strategy.

Prior to the implementation of the charges projected income levels were assessed based on the car park utilisation levels. Actual income levels at each of the car parks could now be compared against those projections and a summary of income levels was appended to the report.

Since the introduction of the scheme a number of suggested amendments to the parking strategy had been received from various individuals and public bodies. All of those suggestions had been assessed and considered and a number of changes to the car parking strategy were proposed and detailed in the report. Further representations had been made from Mold Town Council and Buckley Chamber of Commerce and Councillor Attridge proposed a further amendment that he meet with both of those groups as soon as practicable to discuss any issues, which was supported.

## **RESOLVED:**

- (a) That the revised car parking strategy including proposed charging arrangements for County Hall car park be approved; and
- (b) That Councillor Attridge meet with Mold Town Council and Buckley Chamber of Commerce as soon as practicable following issues raised.

## **51. HOLYWELL EXTRA CARE**

Councillor Christine Jones introduced the Holywell Extra Care report which provided a comprehensive evidence base for the facility development in Holywell.

The report also provided details of the background to Extra Care and its cost effectiveness. Also outlined was information on how the Extra Care proposal for Holywell fitted into the Flintshire Extra Care provision and worked with the existing Residential Care to address some of the demand concerns raised by the Flintshire Residential Care Review which was published in April 2016.

The Extra Care schemes in Shotton (Llys Eleanor) and Mold (Llys Jasmine) had been very successful but remained oversubscribed and popular. They were seen to provide a supported accommodation solution that exceeded other forms of provision such as residential care.

Councillor Jones explained that Flintshire's population of older people was expected to rise significantly over the next five years, with the numbers of those aged 80 and over projected to rise by 23%. The number of those aged 65-79 with dementia was also expected to rise by 22%. Those groups were statistically the most likely of the populations demographic to need support in a residential care or nursing setting. Projecting that increase against current demand for residential care and EMI residential care would result in 119 more placements than the authority had currently in supply.

The Council had worked in partnership with Wales and West Housing Association in order to identify an appropriate site for development, with planning and consultation processes now being underway. The proposed site was Ysgol Perth Y Terfyn primary school in Holywell, which was due to be vacated in July 2016 to move into the new Holywell school complex in September.

The Chief Officer (Social Services) added that a design had been produced for a 4 storey, 50 unit development on the site which would accommodate 60 residents in 39 1-bed apartments and 11 2-bed apartments.

The estimated costs and funding strategy were outlined in the report for the five years 2017/18 – 2021/22.

The Chief Executive welcomed the report adding that it was an example of where the Authority was making a shrewd investment for a critical resource to meet demand.

In response to a question from Councillor Bithell, the Chief Officer (Social Services) explained that allocations were determined by a Joint Panel which Flintshire had representatives on. He agreed that there was a high demand for Extra Care which was why a further scheme was being recommended for approval.

**RESOLVED:**

- (a) That the demand for Extra Care in Holywell be accepted; and
- (b) That the development of Extra Care in Holywell be approved.

**52. EXERCISE OF DELEGATED POWERS**

An information item on the actions taken under delegated powers was submitted. The actions were as set out below:-

Chief Executive

- **Welsh Church Acts Fund 2016/17**  
To note the applications considered by the Panel to the value of £1,500.00.

Organisational Change

- **Sale of Bare Land Adj. to Morfa Farm, Talacre**  
The sale of a parcel of surplus bare land to the adjoining owner.
- **Sale of Bare Land Adj. Bryn Coch Hall Farm**  
The sale of a parcel of surplus bare land to the adjoining owner.

**RESOLVED:**

That the actions taken under delegated powers be noted.

**LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985 - TO CONSIDER THE EXCLUSION OF THE PRESS AND PUBLIC**

**RESOLVED:**

That the press and public be excluded for the remainder of the meeting for the following items by virtue of exempt information under paragraph 15 of Part 4 of Schedule 12A of the Local Government Act 1972 (as amended).

**53. HOLYWELL LEISURE CENTRE : COMMUNITY ASSET TRANSFER PROPOSAL**

Councillor Kevin Jones introduced the Holywell Leisure Centre: Community Asset Transfer Proposal report which provided a summary of the Business Case from the organisation and proposals for re-locating Holywell Library to the leisure centre.

## **RESOLVED:**

- (a) That the Community Asset Transfer proposal from Holywell Leisure Centre Community Group for the transfer of Holywell Leisure Centre be agreed subject to the conditions noted within the report;
- (b) That the Community Asset Transfer be subject to a number of conditions which must be met prior to legal completion:
  - Provision of an updated Strategic Business Plan;
  - That the Business Plan covers satisfactorily the areas identified in the report
  - Sign off of the Business Plan by Chief Officers for Organisational Change in consultation with the two lead Cabinet portfolio holders
- (c) That the Chief Officer (Governance) be given delegated authority to enter into the necessary legal agreements to complete the Community Asset Transfer including:
  - Community Asset Transfer Lease with Holywell Leisure Centre Community Group for an initial 27 years based on a peppercorn rent, but that if external grant funding is approved that requires a longer lease that this be given for up to 99 years;
  - Community Benefits Agreement with Holywell Leisure Centre Community Group detailing: the requirements for the peppercorn lease; an initial revenue fund of £0.102m and the community benefits required for this funding; a capital grant allocation of between £0.200 - £0.400M (from the Community Asset Transfer Capital Grant Fund) and the conditions for use of this grant linked to the condition survey;
  - Co-operative Agreement with Holywell Town Council and the Holywell Leisure Centre Community Group detailing the principles, values and ways of working between the three main partners; and
- (d) That final approval be given to proceed with the re-location of Holywell Library to Holywell Leisure Centre and an additional £0.120M (from the Community Asset Transfer Capital Grant Fund) be allocated to enable completion of the works prior to the Community Asset Transfer. Those works to include refurbishment of the existing snooker room to enable users who are re-located from the library space to utilise this space.

## **54. ALTERNATIVE DELIVERY MODEL FOR CHILD CARE PROVISION IN DEESIDE**

Councillor Christine Jones introduced the Alternative Delivery Model for Childcare Provision in Deeside report which proposed the development of an innovative, modern, flexible, wrap-around childcare social enterprise which would meet the childcare needs of parents and carers from the Deeside area as well as providing a number of new training, volunteering and work placement opportunities.

**RESOLVED:**

That the Flintshire Crèche Service establish a childcare social enterprise and that it be subject to the conditions listed below:

- Final implementation plans are developed prior to full establishment of the organisation and are assessed as being able to deliver the objectives outlined in the proposal;
- That the capital funding for the development of the Pepperpot Inn is confirmed;
- The target date for establishment of the new organisation is 1<sup>st</sup> April 2018;
- The implementation plans demonstrate financial viability and robust risk management and a clear plan is produced to deal with any underperformance;
- The plans show the level of commercial and cultural change that is required for the new organisation and how this will be developed, implemented and embedded;
- The development is subject to the availability of external funding for the refurbishment of the building;
- The Council establishes a transitional board to manage the period up to full establishment and this includes as a minimum the Chief Officers for Social Services and Organisational Change, portfolio holder, independent Chief Officer, Finance and Human Resources staff.

**55. MEMBERS OF THE PRESS AND PUBLIC IN ATTENDANCE**

There were no members of the press or public in attendance.

(The meeting started at 9.30 am and ended at 11.42 am)

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**Chairman**