

**CAMBRIDGE CITY COUNCIL**  
**Record of Executive Decision**

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| <b>Use of Prudential Borrowing &amp; Other Capital Resources to Fund the Modernisation of Sheltered Housing Schemes</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Health

**Reference:** HMB/060320/A1

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Key Decision

**Matter for Decision:**

The use of prudential borrowing and other capital resources to fund the modernization of sheltered housing schemes.

**Why the decision had to be made (and any alternative options):**

The report looks at the options of using prudential borrowing, the reallocation of resources previously allocated for housing investment, Section 106 funds and / or non-housing capital resources.

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| <p><b>The Executive Councillor decided:</b></p> <ol style="list-style-type: none"><li>1. To acknowledge, in the light of the County-wide Best Value Report on Sheltered Housing provision, the need to reduce the current stock of sheltered housing provision in Cambridge by at least fifty units of accommodation.</li><li>2. To acknowledge that there are no financially viable alternative options for funding of the modernisation of sheltered housing schemes.</li><li>3. To approve the strategy and funding proposals for the modernisation of the sheltered housing schemes in Cambridge, as set out at Option F in the officer's report considered in November 2005.</li></ol> |
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**Reasons for the decision:** See officer's report.

**Scrutiny consideration:** As this is a key decision, Scrutiny Committee members commented on the report before the Executive Councillor made the decision taking into account the Committee's comments. For a summary of the Scrutiny Committee's comments see the minutes of the meeting.

The scrutiny committee considered and approved the recommendations by 6 votes to 5.

**Report:** Agenda Item 5 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

**CAMBRIDGE CITY COUNCIL**  
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| <b>Revenue &amp; Capital Budget Significant Variances and Carry Forward Requests</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A2

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

The carrying forward funding arising from certain budget underspends.

**Why the decision had to be made (and any alternative options):**

See officer's report.

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| <p><b>The Executive Councillor decided:</b></p> <ol style="list-style-type: none"><li>1 To agree which of the carry forward requests, totaling £37,380 as detailed in Appendix C, are to be recommended to Council for approval, subject to the final outturn position.</li><li>2 To agree that all available underspend in the Housing Revenue Account (currently estimated at £231,700) is utilised as additional Direct Revenue Financing of Capital, to partially offset the loss of resources in the Housing Investment Plan due to a downturn in right to buy sales in 2005/06.</li></ol> |
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**Reasons for the decision:** See officer's report.

**Scrutiny consideration:** Two members of the Board asked for this item to be scrutinised by the Committee.

The scrutiny committee considered and approved the recommendations by 8 votes to 0.

**Report:** Agenda Item 6 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

**CAMBRIDGE CITY COUNCIL**  
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| <b>Right to Buy Repurchases: Right to First Refusal</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A3

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

Whether too buy back properties which were sold under the Right to Buy by the Council and then, are being sold on by the purchaser.

**Why the decision had to be made (and any alternative options):**

See officer's report

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| <p><b>The Executive Councillor decided:</b></p> |
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| <p>To consider some of the issues arising in relation to the Right of First Refusal prior to a formal recommendation being made in July 2006.</p> |
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**Reasons for the decision:** See officer's report.

**Scrutiny consideration:** Two members of the Board asked for this item to be scrutinised by the Committee.

The scrutiny committee considered and approved the recommendations by 13 votes to 0.

**Report:** Agenda Item 7 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

**CAMBRIDGE CITY COUNCIL**  
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| <b>Tenancy Management Policies</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A4

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

The approval of these policies is essential in City Homes' preparations for inspection and to enable it to provide more consistent services in line with current good practice and to improve accessibility of information for the public.

**Why the decision had to be made (and any alternative options):**

As many of the policies are governed by legislation, no alternatives have been considered.

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| <p><b>The Executive Councillor decided:</b></p> |
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To approve the policies relating to the following:

1. Business use of Council's tenancies
2. Applications for new television, radio and telephone systems to Council's properties.
3. Unauthorised tenants alterations
4. Disposal of tenants belongings at the end of the tenancy
5. Rechargeable repairs
6. Introductory tenancies
7. Parking

**Reasons for the decision:** See officer's report.

**Scrutiny consideration:** Two members of the Board asked for this item to be scrutinised by the Committee.

The scrutiny committee considered and approved the recommendation 6 by 11 votes to 1 ;and recommendations 1,2,3,4,5 and 7 by 12 votes to 0..

**Report:** Agenda Item 8 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

# Record of Executive Decision

## New BVPI Void Relet Times, Establishment of Revised Performance Target

**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A5

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

A new void re-letting target which is realistic, achievable and challenging.

**Why the decision had to be made (and any alternative options):**

The existing void re-letting target of 20 days is not longer relevant or realistic

**The Executive Councillor decided:**

- 1 To establish a performance target of 35 days for BVPI 212 performance assessment and reporting.
- 2 To review this target again once official performance quartiles are published.

**Reasons for the decision:** See officer's report.

**Scrutiny consideration:** Two members of the Board asked for this item to be scrutinised by the Committee.

The scrutiny committee considered and approved the recommendations by 9 votes to 0.

**Report:** Agenda Item 9 of Housing Management Board, 20 March 2006

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

**CAMBRIDGE CITY COUNCIL**  
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| <b>Write-off of Former Tenant Arrears</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A6

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

The action to be taken to try to recover the debt.

**Why the decision had to be made (and any alternative options):**

See officer's report.

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| <p><b>The Executive Councillor decided:</b></p> |
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| <p>That the six cases of former tenant arrears totalling £15,799.75 detailed in the Appendix to the report be written off.</p> |
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**Reasons for the decision:**

See officer's report.

**Scrutiny consideration:**

Two members of the Board asked for this item to be scrutinised by the Committee. The scrutiny committee considered and approved the recommendations by 10 votes to 0.

**Report:** Agenda Item 11 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

**CAMBRIDGE CITY COUNCIL**  
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| <b>Sale of Property A (confidential)</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A7

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

The sale of property A.

**Why the decision had to be made (and any alternative options):**

See officer's report.

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| <p><b>The Executive Councillor decided:</b></p> |
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| <p>The sale of Property A.</p> |
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**Reasons for the decision:**

See officer's report.

**Scrutiny consideration:**

Two members of the Board asked for this item to be scrutinised by the Committee. The scrutiny committee considered and approved the recommendation by 8 votes to 3.

Exempt from publication by Category 2 as defined in the Local Government (Access to Information) (Variation) Order 2006.

**Report:** Agenda Item 12 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**

**CAMBRIDGE CITY COUNCIL**  
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| <b>Sale of property B (confidential)</b> |
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**Decision of:** Catherine Smart, Executive Councillor for Housing and Heath

**Reference:** HMB/060320/A8

**Date of decision:** 20 March (recorded on 20 March 2006)

**Decision Type:** Not a Key Decision

**Matter for Decision:**

The sale of property B.

**Why the decision had to be made (and any alternative options):**

See officer's report.

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| <p><b>The Executive Councillor decided:</b></p> |
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| <p style="text-align:center">The sale of property B</p> |
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**Reasons for the decision:**

See officer's report.

**Scrutiny consideration:**

Two members of the Board asked for this item to be scrutinised by the Committee. The scrutiny committee considered and approved the recommendations by 9 votes to 0.

Exempt from publication by Category 2 as defined in the Local Government (Access to Information) (Variation) Order 2006.

**Report:** Agenda Item 13 of Housing Management Board, 20 March 2006.

**Conflicts of interest:**

No conflicts of interest were declared by the Executive Councillor.

**Comments:**