

COMMUNITIES AND ECONOMIC DEVELOPMENT CABINET ADVISORY BOARD

Wednesday, 8 September 2021

**Present: Councillor David Scott (Chairman)
Councillors Allen, Britcher-Allan, Ellis, March, Ms Palmer, Patterson, Pope and
Rutland**

Officers in Attendance: Sarah Holmes (Housing Register and Development Manager), Terry Hughes (Community Safety Manager), Gary Stevenson (Head of Housing, Health and Environment) and Mark O'Callaghan (Scrutiny and Engagement Officer)

Other Members in Attendance: Councillors Bailey

APOLOGIES

COM19/21 Apologies for absence were received from Councillors Fairweather and Hill.

DECLARATIONS OF INTERESTS

COM20/21 There were no declarations of disclosable pecuniary or other significant interest made at the meeting.

NOTIFICATION OF PERSONS REGISTERED TO SPEAK

COM21/21 There were no Visiting Members or members of the public registered to speak.

MINUTES OF THE MEETING DATED 14 JULY 2021

COM22/21 No amendments were proposed.

RESOLVED – That the minutes of the meeting dated 14 July 2021 be approved as a correct record.

FORWARD PLAN AS AT 25 AUGUST 2021

COM23/21 The Forward Plan was taken as read.

RESOLVED – That the Forward Plan as at 25 August 2021 be noted.

AFFORDABLE HOUSING COMMUTED SUMS HOMEWOOD ROAD AND HOP POCKET INN

COM24/21 Sarah Holmes, Housing Register and Development Manager, introduced the report set out in the agenda. The following additional comments were made:

- Prospective rents for the properties in Paddock Wood as noted in paragraph 2.19 of the report were exclusive of £12 per week service charges.

Discussion included:

- The focus on facilitating social rental properties, rather than 'affordable' rents, was welcome.
- The developer contributions had been agreed some years ago. However, payment was only made on completion of a majority of units therefore the Council had only received the funds recently.

- Several developer contribution funded schemes had come to completion recently. The timing was coincidental.
- The properties would provide a mixture of single occupancy and two-person occupancy properties, those most in demand.
- Single occupancy properties were rare and not affordable, even at 'affordable' rents. Social rents were affordable and so it would be viable for a single person to be accommodated in a two-person property.
- Additional social rented properties would relieve demand for emergency and temporary accommodation. Emergency accommodation cost the Council £45 per night and the average stay was 8 weeks. The Council's supply of temporary accommodation was full.
- The opportunities for assisting the provision of social rental properties were few. Town and Country Housing were currently the only housing association interested in the provision of new social rental properties.
- Policies within the Draft Local Plan contain requirements for a greater proportion of new properties to be provided for social rent.

RESOLVED – That the recommendations set out in the report be supported.

PSPO 2021 - THREE MONTH EXTENSION OF TWO 2018 MEASURES - THE NEVILL GROUND AND ROADS IN SOUTHBOROUGH

COM25/21 Terry Hughes, Community Safety Manager, introduce the report set out in the agenda.

The report was taken as read.

RESOLVED – That the recommendations set out in the report be supported.

URGENT BUSINESS

COM26/21 There was no urgent business.

DATE OF THE NEXT MEETING

COM27/21 The next meeting was scheduled for 13 October 2021.

NOTES: The meeting concluded at 7.00 pm.