

ANGUS COUNCIL

MINUTE of the Special MEETING of the **COMMUNITIES COMMITTEE** held in the Town and County Hall, Forfar on Tuesday 10 February 2015 at 10.00am.

Present: Councillors DONALD MORRISON, JEANETTE GAUL, BRIAN BOYD, BILL DUFF, DAVID FAIRWEATHER, CRAIG FOTHERINGHAM, IAIN GAUL, JIM HOUSTON, DAVID MAY, IAN MCLAREN, GLENNIS MIDDLETON, HELEN OSWALD, RONNIE PROCTOR MBE, and MARK SALMOND.

Councillor MORRISON, Convener, in the Chair.

1. APOLOGIES/SUBSTITUTES

An apology for absence was intimated on behalf of Councillor Ewan Smith, with no substitute.

2. DECLARATIONS OF INTEREST

No declarations of interest were intimated.

3. HOUSING CAPITAL AND REVENUE BUDGET PERFORMANCE REPORT 2014/2015

With reference to Article 7 of the minute of meeting of this Committee of 20 January 2015, there was submitted Report No 52/15 by the Head of Planning and Place, setting out the actual capital spends to 31 December 2014, together with projected outturns for the year to 31 March 2015 and any required updated capital funding proposals.

The Report advised that the actual spend achieved to 31 December 2014 was £5,885,000, equating to 49.7% of the monitoring budget of £11,849,000. It was projected at the current time that by the end of financial year 2014/2015, net expenditure would total £11,378,000.

Officers responded to questions from members regarding underspends in the capital and revenue budgets, and in relation to the energy saving programme.

Having reviewed and scrutinised the contents of the Report, the Committee agreed to note the projected year end positions on capital and revenue expenditure as indicated in Appendices 1 and 3 of the Report; and the indicative funding proposals for the programme.

4. 2015/2016 HOUSING REVENUE ACCOUNT ESTIMATES INCORPORATING RENTS, CHARGES AND ST CHRISTOPHER'S SITE RENTALS

With reference to Article 4 of the minute of special meeting of this Committee of 6 February 2014, there was submitted Joint Report No 53/15 by the Head of Planning and Place and the Head of Corporate Improvement and Finance, presenting estimates of income and expenditure on the Housing Revenue Account (HRA) for the financial year 2015/2016, and giving background for the review of rents and charges for the year.

Having heard from the Convener, the Committee agreed:-

- (i) to approve the capital estimates as detailed in Appendix 1 of the Report;
- (ii) to note, as set out in section 4 of the Report, the current position in the four year phased rent restructure of all council dwellings, including sheltered and dispersed accommodation, as approved by this Committee on 6 February 2014 (Article 4 refers);
- (iii) to approve the sheltered and dispersed housing service charges for 2015/2016 as set out in section 5 of the Report;
- (iv) to approve a rent increase of 2.2% for garages, garage sites and stores adjacent to garages as set out in section 5 of the Report;
- (v) to approve a rent increase of 2.2% in relation to all pitches at the St Christopher's Travelling People Site at Tayock, Montrose, as set out in section 5 of the Report;

- (vi) to approve the proposed revenue budget for 2015/2016 as detailed in Appendix 2, column 3; and section 9, of the Report; and
- (vii) to approve the prudential indicators as shown in Appendix 3 of the Report, in compliance with Prudential Code requirements.

5. LONG TERM AFFORDABILITY OF THE HOUSING REVENUE ACCOUNT FINANCIAL PLAN

With reference to Article 5 of the minute of special meeting of this Committee of 6 February 2014, there was submitted Joint Report No 54/15 by the Head of Planning and Place and the Head of Corporate Improvement and Finance, summarising the outcome from an assessment of the long term affordability of the Housing Revenue Account's 2014/2018 Financial Plan over a 30 year period. The analysis was based on a number of assumptions which were considered to be robust, reasonable and prudent for the purposes of informing the Council's decisions. It was further considered that critically, the analysis confirmed that the HRA Capital Spending Plans could be regarded as affordable, prudent and sustainable in line with the requirements of the Prudential Code.

The Committee agreed:-

- (i) to note the contents of the Report for its interest, and in particular the key assumptions underpinning the affordability analysis;
- (ii) to note that, based on the assumptions made, and the affordability analysis undertaken, the 2014/2018 Housing Revenue Account Financial Plan was considered to be affordable, prudent and sustainable as required by the Prudential Code;
- (iii) to note that the business plan and affordability assessment would be updated as necessary to assess the viability of future Housing Revenue Account capital project proposals; and
- (iv) to approve the Long Term Affordability Assessment as the basis for taking forward capital investment planning for the Housing Revenue Account.