

Report to: Policy and Performance Advisory Committee

Date: 16 September 2021

Title Housing Development Update

Exemption: Yes - This report contains exempt information as defined in Schedule 12A of the Local Government Act 1972.

Appendices 1 and 2 – Information relating to the financial or business affairs of any particular person (including the authority holding that information).

The public interest in maintaining the exemption outweighs the public interest in disclosing the information.

Report of: Ian Fitzpatrick, Deputy Chief Executive and Director of Regeneration and Planning

Ward(s): All

Purpose of Cabinet report: To provide regular updates on key housing developments

Officer recommendations to the Cabinet:

- 1) To approve the project known as the Former Newhaven Police Station, making an allocation within the Housing Revenue Account (HRA) Capital Programme of up to £6.2m, in accordance with the business case as set-out in Appendix 1 (Exempt).
- 2) To approve the Council entering into a construction contract with the preferred bidder to build out the Former Newhaven Police Station, subject to the business case, demolishing the existing buildings and developing 21 new Council homes
- 3) To approve the disposal of the two HRA assets identified, in accordance with the business case as set-out in Appendix 2 (Exempt), including a policy to ring-fence the capital receipts generated within the annual budget to support in the financing of other Council-led housing developments in Lewes town, enabling the re-allocation of retained Right to Buy (RTB) receipts.

- 4) To authorise the Director of Regeneration and Planning, in consultation with the Portfolio Holders for Housing, Finance, and Assets, also the Chief Finance Officer, to carry out all necessary actions to facilitate the recommendations including feasibility, financing, appointment of professional services, development, sales, lettings, and determining the terms of, and authorising the execution of, all necessary documentation, in accordance with the business case(s).**

Recommendations to the Committee **The recommendations are detailed at 1.3 of this report**

Reasons for recommendations to the Committee: **To provide a critical friend challenge to the Cabinet decision and policy making process.**

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1 Introduction

- 1.1 In its role as a provider of public scrutiny and as critical friend, the Policy and Performance Advisory Committee has a duty to provide a challenge to the executive decision and policy makers.
- 1.2 The Policy and Performance Advisory Committee is able to provide this challenge through the inclusion of the Council's Forward Plan of Decisions as a standing item on each of the Committee's agendas, allowing the Committee to request the inclusion of reports due for consideration by the Cabinet on its agenda and by asking that the relevant officers, heads of service or directors, attend the Committee meetings and discuss the content of the reports.
- 1.3 Following consideration of each item, where the Members will be able to ask questions of the relevant officers, heads of service, directors and other stakeholders, the Policy and Performance Advisory Committee will provide one of the following three recommendations to the Cabinet:
- 1) To support the recommendations in the report in full; or
 - 2) To support the recommendation in the report subject to the consideration by the Cabinet of any amendments agreed by Committee; or
 - 3) To not support the recommendations in the report and give reasons.
- 1.4 The Cabinet will be provided with the recommendations from the Policy and Performance Advisory Committee when it considers the main report.

2 Financial / Legal / Risk Management / Equality Analysis/ Environmental Sustainability Implications/ Background Papers

2.1 All implications are addressed in the Cabinet report attached at Appendix 1.

3 Appendix

- Appendix 1 (**EXEMPT**) – Former Newhaven Police Station Business Case
- Appendix 2 (**EXEMPT**) – HRA Asset Disposals Business Case