

MINUTES OF THE MAYOR AND CABINET

Thursday, 9 July 2020 at 6.00 pm

PRESENT: Damien Egan (Mayor), Councillors Chris Best, Chris Barnham, Paul Bell, Kevin Bonavia, Andre Bourne, Joe Dromey, Brenda Dacres, Sophie McGeevor, Amanda De Ryk, Jonathan Slater.

ALSO PRESENT: Councillor Bill Brown, Councillor John Paschoud, and Councillor Jacq Paschoud.

325. Declaration of Interests

None were made.

326. Minutes

RESOLVED that the minutes of the meeting held on June 10 2020 be confirmed and signed as a correct record.

327. Matters Raised by Scrutiny and other Constitutional Bodies

The Head of Business and Committee confirmed that the Overview & Scrutiny Business Panel had met on June 23 and considered the items decided at Mayor & Cabinet on June 10 and had not identified any reports for further consideration.

328. Local Outbreak Control Plan

The Director of Public Health confirmed she would be the single point of contact for the Local Outbreak Control Plan.

Having considered an officer report, and a presentation by the Deputy Mayor, Councillor Chris Best, the Mayor and Cabinet, for the reasons set out in the report by a vote of 9-0:

RESOLVED that:

(1) the Lewisham COVID-19 Outbreak Prevention and Control Plan be endorsed; and

(2) Mayor & Cabinet act as the Local Outbreak Engagement Board until the Health and Wellbeing Board resumes meetings.

329. Apprenticeship Training Provider Request to tender

The Mayor recorded his thanks to Karen Fiagbe and Charlotte Rowley for their work in bringing the proposals to fruition.

Having considered an officer report, and a presentation by Councillor Joe Dromey the job share Cabinet Member for Culture, Jobs & Skills, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) a procurement exercise be approved to secure the relevant training provider to deliver 3 cohorts of Apprenticeship Training starting in autumn 2020 over a period of 18 months at a total value of £510,000; and

(2) the use of the Yorkshire Purchasing Organisation purchasing framework be approved to appoint this training provider.

330. Financial Results 2019-20

Councillor De Ryk reported there was a new Executive Director for Children & Young People in post who would tackle his Department's overspend. Councillor Barnham pointed out that a large part of the overspend related to the high cost of residential places.

Having considered an officer report, and a presentation by the Cabinet Member for Finance & Resources, Councillor Amanda De Ryk, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that the financial results for the year ending 31 March 2020 be noted.

331. Financial Forecasts Period 2

Councillor De Ryk, in a heartfelt statement, predicted the likely financial impact of any governmental failure to honour the promises made in March to underpin the additional spending carried out by local government in response to the Covid-19 pandemic.

Having considered an officer report, and a presentation by the Cabinet Member for Finance & Resources, Councillor Amanda De Ryk, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) the current financial forecasts for the year ending 31 March 2021 be noted and Executive Directors be requested to bring back detailed action plans to manage down budget pressures within their directorates;

(2) the proposed revision of the capital programme budget, as set out be noted with further detail attached at appendices 1 and 2.

332. TenEmBee Sports Development Centre

Councillor Bourne stated he was very happy to support the recommendations, both as a Cabinet Member and local Ward Councillor.

Having considered an officer report, and a presentation by the job-share Cabinet Member for Culture, Skills and Jobs, Councillor Andre Bourne, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) subject to there being no objection arising from the statutory advertising of the proposal as set out, with any objections to be reported to Mayor and Cabinet for consideration, a new long lease of 25 years be offered to the Trustees of TenEmBee Sports and Development Centre at a concessionary, peppercorn rent; and

(2) authority be delegated to the Executive Director for Housing, Regeneration and Environment, in consultation with the Interim Director of Regeneration and the Director of Law, to negotiate and agree the terms of the lease and all associated documentation.

333. Building for Lewisham update part 1

Councillor Bell thanked both Council and Lewisham Homes officers for their assistance with these proposals. He was pleased to confirm NHS England grant funding had been secured with draw down dates that had been extended to match construction dates.

Having considered an open officer report, and a presentation by the Cabinet Member for Housing, Councillor Paul Bell, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) the programme update provided for the Council's housebuilding programme be noted;

(2) Burnt Ash Garages and Mill Gardens Garages be removed from the Building for Lewisham Programme;

(3) the schemes at Drakes Court, Evelyn Community Centre, Former Fairlawn Nursery Annexe, Greystead Road, Hensford Gardens, Markwell Close and Walsham Road Garages be added to the Building for Lewisham Programme;

(4) Drakes Court, Greystead Road, Hensford Gardens and Markwell Close proceed from RIBA Stage 1 completion to construction contract tender;

(5) Fairlawn Nursery Annex and Walsham Road garages proceed from RIBA 1 completion to construction contract tender subject to the scheme viability meeting the required financial hurdles at completion of RIBA Stage 2;

(6) this report is accompanied by a Part 2 report outlining the financial parameters of the programme as well as requests for additional spend required in order to take the schemes forward;

- (7) progress in relation to the new governance processes and procedures which will be used to monitor the programme be noted;
- (8) authority be delegated to the Executive Director for Housing Regeneration and Environment to initiate and carry out any s105 consultation required for schemes within the Building for Lewisham programme, at the appropriate time;
- (9) responses to any s105 consultation be referred back to Mayor and Cabinet for consideration and approval to continue with the development;
- (10) authority be delegated to the Executive Director for Housing, Regeneration and Environment to approve the submission of proposals for planning permission and discharge of conditions, non-material amendments and section 73 applications, where applicable, for approved schemes within the Building for Lewisham Programme and authorises the Executive Director for Housing, Regeneration and Environment to instruct Lewisham Homes to act on behalf of the Council with respect to all of the above, subject to approval to continue with the development being given by Mayor and Cabinet following consideration of any s105 consultation required;
- (11) officers will return to Mayor and Cabinet to approve the allocation of budgets for the purpose of commencement of construction work;
- (12) the allocation of funding which will be used by Lewisham Homes to appoint a contractor to deliver construction works for 32 new homes be approved at the scheme known as Mayow Road, further details of which are included in Part 2;
- (13) the allocation of funding which will be used by Lewisham Homes to appoint a contractor to deliver construction works for 6 new homes be approved at the scheme known as Canonbie Road, further details of which are included in Part 2; and
- (14) the procurement strategy adopted by Lewisham Homes and the tender analysis they have undertaken to progress Mayow Road and Canonbie Road to this point be noted.

334. Exclusion of Press and Public

RESOLVED that in accordance with Regulation 4(2)(b) of the Local Authorities (Executive Arrangements) (Meetings and Access to Information)(England) Regulations 2012 and under Section 100(A)(4) of the Local Government Act 1972, the press and public be excluded from the meeting for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in paragraph 3 of Part 1 of Schedule 12(A) of the Act, and the public interest in maintaining the exemption outweighs the public interest in disclosing the information

11. Building for Lewisham update part 2

12. Besson Street Annual Business Plan Update
13. Delivery of Early Help in Lewisham Targeted Early Help and Core Assets Contract
14. Settlement on outstanding litigation case regarding non-payment of an affordable housing contribution at 99 Plough Way
15. Insurance Update
16. Contract extensions owing to COVID related delays

335. Building for Lewisham update part 2

Having considered a confidential officer report, and a presentation by the Cabinet Member for Housing, Councillor Paul Bell, the Mayor and Cabinet, for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

- (1) the content and recommendations be considered in conjunction with the Part 1 report;
- (2) the overall viability of the Council's Building for Lewisham Programme be noted;
- (3) the financial position of the sites being delivered be approved as part of the 2014-2018 programme and where necessary, extends the scheme budgets as described in Tables 1-3;
- (4) the impact on the Council's Housing Revenue and General Fund prudential borrowing required to deliver the Building for Lewisham Programme be noted;
- (5) the schemes at Drakes Court, Evelyn Community Centre, Greystead Road, Hensford Gardens and Markwell Close be added to the Building for Lewisham Programme;
- (6) Drakes Court, Greystead Road, Hensford Gardens and Markwell Close are to proceed from RIBA Stage 1 completion to construction contract tender subject to viability and financial hurdles being met;
- (7) the former Fairlawn Nursery Annex and Walsham Road garages are to proceed from RIBA Stage 1 completion to construction contract tender subject to viability and financial hurdles being met at completion of RIBA Stage 2;
- (8) Evelyn Community Centre proceed from RIBA Stage 0 through to construction contract tender subject to viability and financial hurdles being met;
- (9) the first and second phases of development at Dacres Road are combined into a single scheme and the budgets combined;
- (10) the first and second phases of development at Valentine Court are combined into a single scheme and the budgets combined;

(11) Stated expenditure be approved to fund costs of directly delivering the sites listed in 2.5 up to construction stage tender, subject to s105 consultation and successful grant of planning permission;

(12) the scheme at the Former Fairlawn Nursery Annexe be added to the Building for Lewisham Programme and delegates authority to the Executive Director of Housing, Regeneration and Environment to approve further stated expenditure to fund costs of directly delivering the site up to construction stage tender, subject to s105 consultation and successful grant of planning permission;

(13) the scheme at the Walsham House Garages be added to the Building for Lewisham Programme and delegates authority to the Executive Director of Housing Regeneration and Environment to approve further stated expenditure to fund costs of directly delivering the site up to tender, subject to s105 consultation and successful grant of planning permission;

(14) a stated sum of budget which had been allocated to aborted schemes in the Building for Lewisham Programme be re-proportioned across the remaining sites listed in Table 5;

(15) the allocation of funding which will be used by Lewisham Homes to appoint a contractor to deliver construction works for 32 new homes at the schemes known as Mayow Road as part of the Building for Lewisham programme, for a stated sum which includes a stated contingency;

(16) the Total Scheme Cost for Mayow Road be approved and this sum made available to Lewisham Homes in order to deliver this project;

(17) authority be delegated to the Executive Director for Housing Regeneration and Environment in consultation with the Council's s151 officer and Director of Law to approve any mitigations measures required as a result of negotiations with the NHS, prior to Lewisham Homes entering into the contract;

(18) the allocation of funding which will be used by Lewisham Homes to appoint a contractor to deliver construction works for 6 new homes at the schemes known as Canonbie Road as part of the Building for Lewisham programme, for up to a stated sum including a stated contingency;

(19) the Total Scheme Cost for Canonbie Road be approved and this sum be made available to Lewisham Homes in order to deliver this project;

(20) authority be delegated to the Executive Director for Housing Regeneration and Environment and the Council's Section 151 Officer to approve minor programme level variations on the financial performance of individual schemes up to 10% of the approved scheme budget;

(21) the grant of a lease of the 24 temporary accommodation units at Mayow Road to Lewisham Homes Limited be approved and authority be delegated to

the Executive Director for Housing, Regeneration and Environment, in consultation with the Interim Director of Regeneration and the Director of Law, to negotiate and agree the terms of the lease and all associated documentation and note that the terms must be agreed with Lewisham Homes prior to the allocation of funding to Lewisham Homes to appoint a contractor to deliver the construction works; and

(22) the grant of a lease of the building at Canonbie Road to Lewisham Homes Limited be approved and authority be delegated to the Executive Director for Housing, Regeneration and Environment, in consultation with the Interim Director of Regeneration and the Director of Law, to negotiate and agree the terms of the lease and all associated documentation note that terms must be agreed with Lewisham Homes prior to the allocation of funding to Lewisham Homes to appoint a contractor to deliver the construction works;

(23) the extension of the existing lease arrangements at PLACE Ladywell with Lewisham Homes until the redevelopment of that site takes place be approved and authority be delegated to the Executive Director for Housing, Regeneration and Environment, in consultation with the Interim Director of Regeneration and the Director of Law, to take the necessary steps to do this in agreement with Lewisham Homes; and

(24) the grant of a lease of the 34 temporary accommodation units at Edward Street to Lewisham Homes Limited be approved and authority be delegated to the Executive Director for Housing, Regeneration and Environment, in consultation with the Interim Director of Regeneration and the Director of Law, to negotiate and agree the terms of the lease and all associated documentation.

336. Besson Street Annual Business Plan Update

Having considered a confidential officer report, and a presentation by the Cabinet Member for Housing, Councillor Paul Bell, the Mayor and Cabinet, for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) the third annual Besson Street Business Plan be approved;

(2) authority be delegated to the Executive Director for Corporate Services to implement the Besson Street Business Plan once it is finalised;

(3) the Final Viability Assessment Phase commences during this Business Plan year which will include the transfer of the Besson Street site into the JV development company;

(4) the Council will be called on to invest in the JV upon stabilisation of the Besson Street development as set out and that updated forecasts of this amount be reported to Mayor and Cabinet through future Besson Street Business Plan Updates; and the appointment of Katharine Nidd be approved as a Member Representative on Lewisham Grainger Holdings LLP and

Besson Street LLP and as a Director of Besson Street Second Member Limited; and

(5) a Deed of Indemnity be entered into with Katharine Nidd in respect of the appointments referred to above.

337. Delivery of Early Help in Lewisham Targeted Early Help and Core Assets Contract

Having considered a confidential officer report, and a presentation by the Cabinet Member for School Performance and Children's Services, Councillor Chris Barnham, the Mayor and Cabinet, for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) the direction of travel for improvements in Early Help provision be approved and the staged approach to achieving the vision for the service which will involve further decisions over the next nine months be noted; and

(2) responsibility be delegated to the Executive Director of CYP to terminate the Core Assets contract once future funding has been clarified and potentially earlier than April 2021 in order to implement and deliver a new approach to Targeted Early Help for families in Lewisham

338. Settlement on outstanding litigation case regarding non-payment of an affordable housing contribution at 99 Plough Way

Having considered a confidential officer report, and a presentation by the Mayor, the Mayor and Cabinet, for the reasons set out in the report and by a vote of 10-0:

RESOLVED that: the Executive Director for Housing, Regeneration and Environment be authorised to accept the offer from the liquidator.

339. Insurance Update

Having considered a confidential officer report, and a presentation by the Cabinet Member for Finance & Resources, Councillor Amanda De Ryk, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) the current process to renew the annual policies within the existing Long Term Agreements be approved if in the reasonable opinion of the Executive Director for Corporate Services it can be demonstrated that this represents value for money (VFM) in the current market;

(2) the procurement of new Long Term Agreements for the Council's insurances be approved in the event that renewal on a VFM basis is not

possible; and

(3) the award of the LTAs to the successful insurer(s) be delegated to the Executive Director for Corporate Services in the event that a new procurement has been necessary.

340. Contract extensions owing to COVID related delays

Having considered a confidential officer report, and a presentation by the Deputy Mayor, Councillor Chris Best, the Mayor and Cabinet for the reasons set out in the report and by a vote of 10-0:

RESOLVED that:

(1) a one year extension from 1st April 2020 to 31st March 2021 be approved on contracts set out in the Appendices to enable the Adult Integrated Commissioning team to conduct formal Procurement Process(s).

(2) a further extension from 1st April 2021 to 31 March 2022 be approved for the Home Care contracts, from the date of extension previously agreed by Mayor & Cabinet on 30th October 2019 of 31st March 2021, to enable the Adult Integrated Commissioning team to conduct a formal Procurement Process.

The estimated annual cost for Eleanor Homecare (Neighbourhood 2 plus a section of neighbourhood as stated.

The estimated annual cost for Westminster Homecare (Neighbourhood 3 plus a section of neighbourhood as stated.

The estimated annual cost for Care Outlook Ltd (Neighbourhood 4 plus a section of neighbourhood as stated.

(3) the extension of existing day service contracts be approved from the 30th June 2020, the date agreed at the 20 November 2019 Mayor and Cabinet, and to extend to the 31st March 2021.

The agreed annual cost for Hestia at the Calabash
The agreed annual cost for Housing 21 at Cedar Court
The agreed annual cost for Housing 21 at Cinnamon Court
The total value of the extension is as stated.

(4) the two year optional extension on the Extra Care Services delivered by Housing 21 at Cedar Court Grove Park and Cinnamon Court Deptford starting 1st July 2020 to 30 June 2022 be approved;

The 20/21 rate with Housing 21 is estimated as an hourly rate, therefore, the cost would be a stated annual sum year for each of the two schemes (and a stated annual sum for each scheme for two years);

(5) the two year optional extension on the Extra Care Services delivered by

Notting Hill Genesis, Bellingham starting 1st November 2020 to 30 October 2022 be approved

The 20/21 rate with Notting Hill Genesis is a stated hourly rate, therefore the cost the contract extension would be a stated annual sum (and a stated annual sum for each scheme for two years);

(6) the extension of supported housing services described and laid out in appendix 3 be approved until April 2022;

(7) Health pathway: 7 services, accommodating 143 people at a stated total annual value inclusive of a contribution from the CCG, and excludes the SLAM contribution which they the providers identified invoice SLAM directly.

Vulnerable Adults: 2 services in this pathway, currently accommodating 142 people, expire in April '21 at a stated total annual value of these contracts;

Young People: 3 services in this pathway, currently accommodating 142 people, expire in April '21 at a stated total annual value of these contracts;

(8) the extension of addictions services described be approved until April 2022.

The annual value of the Inpatient Detoxification contract is as stated.
The annual value of the Lewisham Stop Smoking Service is as stated.

(9) the extension of the Public Health services described be approved until April 2022.

The annual value of existing Contraception Services is as stated
Sexual Health e-services are charge based on activity. In 2019/20 Lewisham spent a stated sum on e-services. Costs in 2019/20 are forecast to increase to a higher stated sum as activity moves on line as part of the pan-London Sexual health programme response to covid-19.

- The annual value of existing Obesity Service is as stated.

The meeting closed at 7.09pm.