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MINUTES OF THE MAYOR AND CABINET

Thursday, 15 March 2018 at 5.00 pm

PRESENT: Sir Steve Bullock (Mayor), Alan Smith, Chris Best, Kevin Bonavia, Janet Daby, Joe Dromey, Damien Egan and Rachel Onikosi.

ALSO PRESENT: Councillor Alan Hall.

Apologies for absence were received from Councillor Joan Millbank.

193. Declaration of Interests

None were made.

194. Minutes

RESOLVED that the minutes of the meeting held on February 14 2018 be confirmed and signed as a correct record.

195. Outstanding Scrutiny Matters

RESOLVED that the rept be noted.

196. Gypsy and Traveller Site Local Plan Update

The report was introduced by the Deputy Mayor who explained that the nomination of Pool Court as the preferred site was the culmination of a lengthy process that had included the examination of 780 possible sites. He said that while the decision was finely balanced, it was the outcome desired by the representatives of the Gypsy and Traveller community.

The Head of Planning referred to three late representations which had been tabled at the meeting. These were from Pat Fordham MBE of Bellingham Interagency, Louise Menard and Rosalyn Payne of the Moremead Green Community Group and a joint letter from Councillors Muldoon and Walsh and Mrs L Krupski. All opposed the Pool Court site. The Head of Planning stated a wide range of issues were raised in the representations but that all had been addressed in the report and the recommendation was still valid.

Local Ward Member, Councillor Alan Hall next addressed the Mayor. He said he was in support of the late representations and that as an advocate for the local community he had to express deep concern about the recommendation of Pool Court as the preferred site. He suggested a specialist consultation be undertaken given what he considered to be the low public response to consultation undertaken hitherto.

In response the Mayor had the Head of Planning outline the consultation process which had resulted in 177 online comments, 48 letters and a 433 signature petition. She stated the use of public notices, advertisement in local papers and meetings with local organisations went beyond usual consultation obligations. She also explained the lengthy Local Plan process which would

involve a further 6 week consultation period and an Examination in Public.

The Mayor observed that the process had begun in 2009 and while progress could now be made there was still a long way to go before matters could be concluded. He believed all relevant issues had been addressed and he was willing to support the officer recommendation.

Having considered an open and a confidential officer report, 3 tabled written representations and presentations by a Bellingham Ward Member and by the Deputy Mayor, Councillor Alan Smith, the Mayor, from the options available,

RESOLVED that:

- (1) the contents of the Consultation Statement (October 2017), including the main issues raised and officer response to them and the findings of the Integrated Impact Assessment (March 2018) be noted;
- (2) the commercially sensitive information contained in Part 2 in relation to the comparative costs of providing six pitches on the potential Pool Court and New Cross Sites be noted;
- (3) the Pool Court site as the preferred location for a residential traveller site be approved;
- (4) Approve the following documents be approved for statutory public consultation:
 - GTSLP Preferred Site Consultation Report (Appendix 3)
 - Integrated Impact Assessment (March 2018) (Appendix 2).
- (5) officers be instructed to seek the acquisition of the eastern land parcel from Network Rail.
- (6) the assistance that the Council could give to the existing business to help it relocate to a suitable alternative site be noted; and
- (7) the Council be requested to approve the two documents specified above for public consultation.

197. New Homes Programme Update - Home Park

Having considered an officer report and a presentation by the Cabinet Member for Housing, Councillor Damien Egan, the Mayor, for the reasons set out in the report:

RESOLVED that:

- (1) the progress made on the New Homes, Better Places Programme be noted;
- (2) the design development and consultation carried out on the proposed development at Home Park (31 homes), as summarised, be noted;

(3) having considered the responses to the consultation, Lewisham Homes should proceed to submit planning applications to deliver 31 new Council homes at Home Park; and

(4) the Councils New Homes Programme contain 501 new council homes, all projected to start on site during 2018.

198. 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

7. Gypsy and Traveller Site Update part 2
8. Deptford Southern Housing Sites
9. Besson Street Final Legal Agreements

199. Gypsy and Traveller Site Update part 2

Commercially sensitive information was considered by the Mayor in conjunction with the Part 1 report on the same topic.

200. Deptford Southern Housing Sites

The Mayor said he understand there was commercial information in the report that should remain confidential but most of the content could be disseminated, particularly as it represented good news for the affected communities.

Having considered a confidential officer report and a presentation by the Cabinet Member for Housing, Councillor Damien Egan, the Mayor, for the reasons set out in the report:

RESOLVED that:

(1) the update on the Deptford Southern sites project, as detailed, and the progress in negotiations led by officers with development partners and the GLA with the aim of increasing the amount of affordable housing within the proposals be noted;

(2) the Council provides grant funding on the basis set out;

(3) the tenure of 43 homes on the Tidemill site be changed from private sale to London Affordable Rent (social rent) at a cost to the Council of £4,310,211 and 16 homes from private sale to shared ownership at no additional cost to the Council;

- (5) the revised budget for the development, as set out, be approved; and
- (6) authority be delegated to the Executive Director for Resources & Regeneration, in consultation with the Executive Director for Customer Services and the Head of Law, to negotiate and agree the necessary legal documentation in connection with the recommendations in this report.

201. Besson Street: Final Legal Agreements

The Mayor asked that again consideration be given to the release of a statement on a positive development in the borough.

Having considered a confidential officer report and a presentation by the Cabinet Member for Housing, Councillor Damien Egan, the Mayor, for the reasons set out in the report:

RESOLVED that:

- (1) the draft Members Agreement be approved noting that it is in line with the principles that were agreed by Mayor and Cabinet on 6 December 2017;
- (2) authority be delegated to the Executive Director of Resources and Regeneration to agree the final Members Agreement in line with the Commercial Summary of Joint Venture Members Agreement as attached;
- (3) the Officers' Mandate and Governance Guide, as attached, be approved;
- (4) an indemnity be provided for officers on the terms set out;
- (5) the draft Besson Street Business Plan based on the Besson Street design completed by Assael Architects be noted;
- (6) authority be delegated to the Executive Director for Resources and Regeneration to agree the final Besson Street Business Plan when it is adopted by the JV upon creation, as set out;
- (7) authority be delegated to the Executive Director for Resources and Regeneration to implement the Besson Street Business Plan once finalised;
- (8) authority be delegated to the Executive Director for Resources and Regeneration to appoint Lewisham's Project Board Representatives who will work to deliver the Besson Street Business Plan;
- (9) the Council be called on to invest in the JV upon stabilisation of the Besson Street development and that it may be required to invest equity during development and that these amounts will be reported back to Mayor and Cabinet through future Besson Street Business Plan Updates.

The meeting closed at 5.59pm