

Public Document Pack

CABINET

24/08/2015 at 6.00 pm



Present: Councillor McMahon (Chair)
Councillors Akhtar, Brownridge, Harrison, Hibbert, Jabbar, Shah
and Stretton

1 **APOLOGIES FOR ABSENCE**

There were no apologies for absence received.

2 **URGENT BUSINESS**

There were no items of urgent business received.

3 **DECLARATIONS OF INTEREST**

Councillors Brownridge and Hibbert declared a personal interest in Items 11 and 14, Contract Award: Housing and Social Welfare Advice Services, by virtue of their Council appointment to the First Choice Homes Board.

4 **PUBLIC QUESTION TIME**

There were no public questions received.

5 **MINUTES OF THE CABINET MEETING HELD ON THE
20TH JULY 2015**

RESOLVED – That the Minutes of the Cabinet meeting held on the 20th July 2015 be approved.

6 **REVENUE MONITOR 2015/16, QUARTER 1 - APRIL 2015
TO JUNE 2015**

Consideration was given to a report of the Director of Finance which provided the Cabinet with an update on the Council's 2015/16 revenue budget position forecast to the year-end as at the period ending 31st August 2015. The current forecast position was a projected underspend of £385k after the planned use of reserves.

Members were requested to approve the use of reserves as detailed in Appendix 2 of the report.

Options/Alternatives considered

Option 1: Not to approve any of the proposed management actions included in the report

Option 2: Not to approve some of the actions included in the report.

Option 3: Approve all the actions included in the report.

RESOLVED – That:

1. The forecast outturn for 2015/16 at the end of August 2015, being a £385k underspend after the planned use of reserves, be agreed.
2. The forecast positions for both the HRA and Collection Fund be agreed.
3. The use of reserves as detailed in Appendix 2 be approved.

CAPITAL INVESTMENT PROGRAMME 2015/16

Consideration was given to a report of the Director of Finance which advised the Cabinet of the financial position of the capital programme at the end of month three 2015/16 and sought approval to the proposed changes to the capital programme as outlined in section 3 and Appendix G of the report.

The report contained detail of the most up to date capital spending proposals for 2015/2020, including the current project managers forecast outturn position for 2015/16 of £97.080m expenditure, a movement of £19.081m, of which a net £18.893m was being requested to be re-phased/accelerated into/from future years. A further £0.183m required further review to establish if it was potentially available for an alternative use (as set out in Table 2).

It was reported that the actual expenditure to 30 June 2015 was £15.147m (15.6% of forecast outturn).

Members were advised that, at this early stage in the financial year, there was still some element of uncertainty about the forecast position and it was expected that this would continue to change. Additional re-profiling was likely to be required as the progress of schemes was developed. Revisions to planned expenditure profiles would also be examined within the annual review of the capital programme.

Options/Alternatives considered

Option 1: To approve all the changes included in the report.

Option 2: To approve some of the changes included in the report.

Option 3: Not to approve any of the changes included in the report

RESOLVED – That:

1. The projected capital outturn for 2015/16 at the end of month 3 was noted.
2. The amendments to the capital programme outlined in Appendix G were approved.

GENERATION OLDHAM BUSINESS CASE

Consideration was given to a report of the Executive Director for Corporate and Commercial Services which sought agreement to the proposals and mechanism for installing around 1 megawatt (MW) of solar photovoltaic (PV) equipment on a first tranche of Council-owned assets, as a first stage of the Generation Oldham programme.

The Cabinet was informed that work was continuing with other Community Groups and organisations to source funding for feasibility work, which would enable their schemes to be taken forward as part of this first development phase.

The report detailed the options analysis and feasibility work undertaken to inform options for the Council using a first tranche of council-owned community buildings for solar PV energy production. There was a cost/benefit analysis of options, and identification of potential risks and issues.

- Options/Alternatives considered:
Option 1: Council-funded and delivered scheme
Option 2: Community Benefit Society funded and delivered scheme
Option 3: Do nothing

RESOLVED - That:

1. Subject to appropriate legal and financial safeguards being in place, and notwithstanding any assets which may subsequently be identified for disposal, the Cabinet agreed to the Generation Oldham Community Benefit Society (to be named 'Oldham Community Power') being able to utilise the buildings in Annex 2 for solar PV installation (subject to the Rules of Incorporation of the new Community Benefit Society being agreed which meet the Council's requirements as determined by the Directors of Finance and Legal Services).
2. The project be financed via a community share issue on the principle that no capital investment would be required from the Council in recognition of the opportunity to deliver additional social and co-operative benefits.
3. Further work be undertaken to develop the project to design stage, including securing planning and other permissions.
4. A further report be submitted for approval with final details of financial, legal and delivery arrangements prior to the scheme being implemented.
5. The progress to date in delivering the 'Generation Oldham' programme be noted.

9

REQUEST APPROVAL TO EXTEND A CONTRACT WITH ROSS AUTO ENGINEERING LIMITED (ROSS CARE) FOR THE PROVISION OF INTEGRATED COMMUNITY EQUIPMENT SERVICE

Consideration was given to a report of the Executive Director Health and Wellbeing that requested approval to extend the contract with Ross Auto Engineering Limited (Ross Care) for a further two years.

The contract was initially let by Tameside Council as a Framework agreement (which Oldham Council later joined) and provision to extend the contract up to a further two years was included in the original procurement.

Options/Alternatives considered:

- Option 1: Allow the contract to expire on 30th September 2015.
Option 2: Tender the service.
Option 3: Extend the Council's contract with Ross Auto Engineering Limited (Ross Care) for a further two years from 1st October 2015 to 30th September 2017.

RESOLVED - That the Council's contract with Ross Auto Engineering Limited (Ross Care) be extended for a further two years from 1st October 2015 to 30th September 2017.

10

REPORT ON - EASTERN GATEWAY AND PRINCE'S GATE AT OLDHAM MUMPS DEVELOPMENT

Consideration was given to a report of the Director of Economic Development informing the Cabinet of the progress of the Prince's Gate retail development, which included updates on the latest proposals relating to:

- Replacement Park and Ride
- Design of Prince's Gate
- Planning application for Prince's Gate
- Delivery Strategy and programme for Prince's Gate

It was reported that the Prince's Gate development and the wider regeneration of sites was linked to the Council's Corporate Plan and was one of the priorities for Strategic Regeneration.

The Prince's Gate scheme was likely to make Oldham a place to invest through the implementation of a Joint Venture Partnership to develop retail space attracting new retailers into the town including M & S and a town centre residential offer, thereby supporting the wider regeneration of the town centre.

The scheme would also include further development sites throughout the borough to bring regeneration through the redevelopment of redundant land, creation of jobs and transformation of Oldham making Oldham a productive place, and helping businesses thrive.

The report proposed that the Council procured an investor/development partner to deliver the Prince's Gate retail scheme. There was also the opportunity for the procured development partner to enter into a wider relationship with the Council by way of a long term joint venture (JV) designed to deliver the Prince's Gate retail scheme and the redevelopment of other Council owned sites over the medium to long term.

The Council's partner in the JV would be required to have sufficient access to funding, the development resource/skills to deliver the Prince's Gate retail scheme and to fund or to procure the funding of other Oldham wide developments.

It was reported that there was the possibility that the JV could be structured to enable the transfer in, and redevelopment of, assets owned by other authorities, which would facilitate sharing with other Councils.

There was a further report on this matter at Item 13 of the agenda that outlined the full details of the project and contained additional recommendations.

Options/Alternatives considered

Option 1: To approve the recommendations outlined in the report.

Option 2: Not to approve the recommendations.

RESOLVED – That the Cabinet would consider the commercially sensitive information as detailed at Item 13 of the agenda before reaching a decision.

11

CONTRACT AWARD: HOUSING AND SOCIAL WELFARE ADVICE SERVICES

Councillors Brownridge and Hibbert declared a personal interest in Items 11 and 14, Contract Award: Housing and Social Welfare Advice Services, by virtue of their Council appointment to the First Choice Homes Board.

Consideration was given to a report of the Director of Policy and Governance that sought approval to award a contract for the provision of housing and social welfare advice services. Housing and Social Welfare Advice Services were delivered by two separate organisations and welfare benefits advice was provided by the Council's in-house Welfare Rights team. Scoping of these services had identified areas of overlap and, in order to meet demand and secure greater value for money, the Council had agreed to commission an integrated Housing and Social Welfare Advice service, with the potential to streamline systems. This would enable resources to be targeted at those residents with complex issues who require more specialist support.

Options/Alternatives considered

Option 1: Not to award the contract following the tender process

Option 2: To award the contract to the organisation ranked first in the tender evaluation process with effect from 1st December 2015.

RESOLVED – That the Cabinet would consider the commercially sensitive information as detailed at Item 14 of the agenda before reaching a decision.

12

EXCLUSION OF THE PRESS AND PUBLIC

RESOLVED that, in accordance with Section 100A(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 contain exempt information under paragraph 3 of Part 1 of Schedule 12A of the Act, and it would not, on balance, be in the public interest to disclose the reports.

13

REPORT ON - EASTERN GATEWAY AND PRINCE'S GATE AT OLDHAM MUMPS DEVELOPMENT

The Cabinet considered the commercially sensitive information in relation to Item 10 of the agenda

RESOLVED – That:

1. The commencement and exercise of an EU procurement process for the selection and appointment of an investment/development partner for the delivery of the Prince's Gate retail scheme, the wider Eastern Gateway and borough-wide, by way of a joint venture be approved.
2. The selection of a preferred bidder and the proposed basis of a contract award to that preferred bidder be considered at a future meeting.
3. The commercially sensitive recommendations contained in the report be agreed.

14

CONTRACT AWARD: HOUSING AND SOCIAL WELFARE ADVICE SERVICES

Councillors Brownridge and Hibbert declared a personal interest in Items 11 and 14, Contract Award: Housing and Social Welfare Advice Services, by virtue of their Council appointment to the First Choice Homes Board.

The Cabinet considered the commercially sensitive information in relation to Item 11 of the agenda.

RESOLVED – That the contract for the provision of housing and social welfare advice services be awarded to First Choice Homes Oldham, for the period 1st December 2015 to 30th November 2018, with the option of extending the contract up to a further four years.



Oldham
Council

The meeting started at 6.00 pm and ended at 6.30 pm