

HOUSING AND HEALTH COMMITTEE

Minute of Meeting of the Housing and Health Committee held in the Council Chambers, Fourth Floor, Council Building, 2 High Street, Perth on Wednesday 3 February 2010 at 10.00am.

Present: Councillors P Barrett, A Wylie, B Band, I Campbell, J Flynn, A Gaunt, K Howie, E Maclachlan, M Roberts, W Robertson, D Scott, C Shiers and H Stewart; and Mr A Boyd (Tenants' and Residents' Federation).

In attendance: Councillor G Hayton (up to and including Article 61); D Burke, Executive Director (Housing and Community Care); H Turley, L Cameron, J Dean, C Crawford and S Lumsden (all Housing and Community Care); J Symon, S Rattray, A Wilson and Y Oliver (all Chief Executive's Service).

Apology for Absence: Mrs E Muir (Tenants' and Residents' Federation).

Councillor P Barrett, Convener, Presiding

In terms of Standing Order 19, the Committee unanimously agreed to vary the order of business.

58. DECLARATIONS OF INTEREST

There were no Declarations of Interest made under the Councillors' Code of Conduct.

59. MINUTES OF PREVIOUS MEETINGS

(i) Housing and Health Committee

The Minute of Meeting of the Housing and Health Committee of 28 October 2009 was submitted, approved as a correct record, and authorised for signature.

(ii) Executive Sub-Committee

The Minute of Meeting of the Executive Sub-Committee of the Housing and Health Committee of 4 December 2009 was submitted and noted.

60. PERTH AND KINROSS TENANT PARTICIPATION STRATEGY 2010 - 2013

There was submitted a report by the Executive Director (Housing and Community Care) (10/60) (1) presenting the reviewed Tenant Participation Strategy as required by the Housing (Scotland) Act 2001; and (2) seeking approval for its implementation.

PERTH AND KINROSS COUNCIL
HOUSING AND HEALTH COMMITTEE
3 February 2010

Resolved:

The reviewed Tenant Participation Strategy and action plan, as attached in Appendix A to report 10/60, be approved.

61. HOUSING REVENUE ACCOUNT AND HOUSING INVESTMENT PROGRAMME FOR 2010/2011 INCORPORATING RENTS AND CHARGES (Arts.601 and 603/09)

There was submitted a joint report by the Executive Director (Housing and Community Care) and the Head of Finance (10/56), (1) setting out the proposed housing revenue account budget for 2010/2011 and the proposed Housing Investment Programme Budget for 2010/2011; (2) recommending increases in the rents for houses, hostels and other HRA property and garages; and (3) recommending the balance of reserves to be retained by the HRA.

Resolved:

- (i) An average weekly rent increase of £1.07 per week (2.1%) for Council houses in accordance with the Business Plan, be agreed; the approved weekly average rent for 2010/2011 being £51.87 per week based on a 52 week basis as set out in Section 4 of report 10/56.
- (ii) Rent increases of 1.1% for garages and garage sites, be agreed.
- (iii) Rent increases of 2.1% for sites for travelling people and hostels, be agreed.
- (iv) The proposed Housing Revenue Account Budget for 2010/2011, as set out in Appendix 1 to report 10/56, be agreed.
- (v) The proposed Housing Investment Programme Budget for 2010/2011, as set out in Appendix 2 to report 10/56, be agreed.
- (vi) The level of Housing Revenue Account reserves to be retained, as set out in Section 5 of report 10/56, be agreed.

62. PERTH AND KINROSS INTERIM LOCAL HOUSING STRATEGY 2009 – 2012

There was submitted a report by the Executive Director (Housing and Community Care) (10/57) seeking approval for the interim Perth and Kinross Local Housing Strategy 2009 – 2012.

Prior to Members' discussion of the report, a presentation was given by H Turley, Head of Housing, summarising the interim Strategy and the Strategic Housing Investment Plan.

Resolved:

The Interim Perth and Kinross Local Housing Strategy 2009 - 2012, attached as Appendix 1 to report 10/57, and its submission to the Scottish Government, be agreed.

63. STRATEGIC HOUSING INVESTMENT PLAN 2010 – 2015

There was submitted a report by the Executive Director (Housing and Community Care) (10/58) seeking (1) approval for the Strategic Housing Investment

PERTH AND KINROSS COUNCIL
HOUSING AND HEALTH COMMITTEE
3 February 2010

Plan 2010 – 2015; and (2) agreement to the use of Council Tax Earmarked Reserve to assist with the purchase of sites included in the programme for RSL Development.

The Committee had earlier heard a presentation by H Turley, Head of Housing, on the Strategic Housing Investment Plan (Article 62 refers).

Resolved:

- (i) The Strategic Housing Investment Plan, attached as an appendix to report 10/58, be agreed.
- (ii) The principle of the use of £578,000 from the Council Tax Earmarked Reserve for affordable housing in supporting the Affordable Housing Investment Programme by assisting with the purchase of sites, as detailed in Section 3 of report 10/58, be agreed.
- (iii) It be noted that (ii) above would be subject to a future Budget Monitoring report presented to the Strategic Policy and Resources Committee.

64. PERTH AND KINROSS HOMELESSNESS STRATEGY 2009-2012

There was submitted a report by the Executive Director (Housing and Community Care) (10/59) seeking approval for the Perth and Kinross Homelessness Strategy 2009-12.

Resolved:

The Perth and Kinross Homelessness Strategy 2009-12 as detailed in Appendix 1 of Report 10/59, be approved.

IT WAS AGREED THAT THE PUBLIC AND PRESS BE EXCLUDED DURING CONSIDERATION OF THE FOLLOWING ITEM IN ORDER TO AVOID THE DISCLOSURE OF INFORMATION WHICH WAS EXEMPT IN TERMS OF SCHEDULE 7A TO THE LOCAL GOVERNMENT (SCOTLAND) ACT, 1973

65. OLD MILL ROAD, RATTRAY

There was submitted a report by the Executive Director (Housing and Community Care) (10/61) summarising the housing management issues in Old Mill Road, Rattray and making appropriate recommendations.

Resolved:

- (i) The issues detailed in Section 2 of report 10/61, be noted;
- (ii) The proposals detailed at Section 3 of report 10/61, be agreed;
- (iii) The properties at Old Mill Road be excluded from the Void Management Strategy Performance reporting, as detailed in Section 3 of report 10/61.

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