

CABINET

Decision Notices and Minutes of a meeting of the Cabinet held on Tuesday, 11th May, 2010 at 5.00 p.m. at the Civic Offices, Telford

PUBLISHED ON MONDAY, 17th MAY, 2010

(DEADLINE FOR CALL-IN THURSDAY, 20TH MAY, 2010)

PRESENT: Councillors A. J. Eade (Leader and Chairman), S. Bentley, S.P. Burrell, E.J. Carter, M.B. Hosken, S.M. Kelly, and J.M. Seymour

ALSO PRESENT: Councillors R.K. Austin G.M. Green and V. Tonks (Opposition Group Leaders)

CB-198 MINUTES

RESOLVED – that the minutes of the meeting of the Cabinet held on 27th April, 2009 be confirmed and signed by the Chairman.

CB-199 APOLOGIES FOR ABSENCE

Councillor A. Lawrence

CB-200 DECLARATIONS OF INTEREST

None

CB-201 DEVELOPING FOOTBALL WITHIN THE COMMUNITY – JOINT DEVELOPMENTS WITH AFC TELFORD UNITED

Key Decision identified as **Developing Football within the Community – Joint Developments with AFC Telford United** in the Forward Plan published on 15th April 2010.

Councillor S.Bentley, Cabinet Member: Active Lifestyles, presented the report of the Head of Leisure and Customer Services, which updated Members on the current position with regards to asset transfer proposals with AFC Telford United and also sought approval from Cabinet for delegated authority to proceed.

Members were reminded that Cabinet authorisation was granted on 26th January 2010 to lease land at AFC Telford United (Bucks Head Stadium and ancillary site; AFC Learning Centre; Haybridge Road Garage and Associated Haybridge Road House) to secure football provision at the Bucks Head ground and create community benefits across the Borough. Officers had continued to work with the Club to deliver this.

As Members will also be aware from a previous Cabinet report (23rd February 2010), a joint bid between TCAT and AFC Telford United had been submitted to Sport England. The bid, (as detailed in Appendix 1 of the report), proposed a £4.5m capital programme to develop a range of community and regional sports facilities focusing on football, basketball, netball and gymnastics and included: a 1200 Seat Indoor Sports Hall, Telford's First Full Size Third Generation Artificial Pitch plus Grass Pitches, and a Five-a-side Football Centre at AFC Telford

That bid has resulted in AFC Telford United incurring costs estimated by the club to be in the region of £30,000. Officers have received a request from the football club for financial support to help them reduce the impact on their day to day activities of diverting assets to prepare and submit the bid.

The bid had been encouraged by the Council as it would provide a number of high quality sports facilities which had been identified as priorities by the local community, sports clubs and regional partners. By working closely with partners on the development of this Sport England bid, the Council was able to open up both existing and new sports facilities across the two sites for greater community use and access. The site had also been recognised as part of the Council's BTI: Sports & learning Communities programme.

The structure of the originally proposed lease agreements with AFC Telford envisaged a transfer of services and staff (and risk) to the Club. However, through negotiations and after detailed financial analysis the Club has confirmed that they cannot accept the financial obligations and liabilities this brings.

However, officers have continued to work with the AFC Telford and this has led to the development of an alternative option linked to the Sport England bid outlined above. This is set out below for Member's consideration.

There will be two separate leases (detailed within Appendix 2 of the report): Lease 1 related to the Bucks Head Stadium, ancillary site and AFC Learning Centre. It was proposed that the assets (already leased to AFC Telford for another 14 years) form one lease which would be transferred to the football club at the earliest opportunity for 150 years at a peppercorn rent of £1 per annum. Lease 2 - Haybridge Road Garage related to The Sport England bid that predicated on the lease from the Garage site being transferred to the football club for 150 years at a peppercorn rent to enable the development of a five-a-side centre.

Members were referred to the legal comment in Section 8.0 of the report to ensure that the proposed leases met the Council's fiduciary duties and general duties to secure best value. The benefits secured by the lease of the properties and land have been considered and were detailed in Appendix 3.

Subject to the successful Sport England bid, Members were also being asked to consider the sale of the Haybridge Road house as the Council's capital contribution to the project.

A small portion of Council owned land, currently under highways control, was required to be granted to TCAT in order to support the construction of Telford's first full size third generation pitch as part of the wider TCAT/ AFC Telford bid. The conditions and community benefits around that transaction would be similar to Lease 2; however, the facility would not be conditional upon external funding from Sport England, as it was being funded by other partners, including TCAT.

Members welcomed the report and thanked officers involved in the project.

RESOLVED –

- (a) That delegated authority be given to the Head of Governance, following consultation with the Cabinet Member for Active Lifestyles, to enter into all necessary legal documentation to transfer the assets as identified as Lease 1 and Lease 2 to AFC Telford United with conditions as per paragraphs 5.3 and 8;**
- (b) That delegated authority be given to the Head of Governance, following consultation with the Cabinet Member for Active Lifestyles, to consider and enter into all necessary legal documentation to complete the transaction to TCAT with conditions as per paragraph 5.4.1.**
- (c) That, subject to the successful Sport England bid, the sale of the Haybridge Road house be approved, together with the use of the proceeds of sale to constitute the Council's capital contribution to the project as per paragraph 5.3.4.**
- (d) That agreement be given to an initial grant of £15,000 to AFC Telford to support their bid costs of preparing for and submitting the Sport England bid covering the period May – until the end of December 2010 when the outcome of the bid should be known. If further work on the Sport England Bid is required after the December date Cabinet are requested to grant delegated authority to the Head of Leisure and Customer Services following consultation with the Cabinet Member for Active Lifestyles to extend the grant for a further agreed period of time to support successful completion of the Sport England Bid.**
- (e) That the report be noted and its recommendations regarding lease 2 assume the Sport England bid is successful and should this not be the case, grant delegated authority to Head of Leisure and Customer Services, following consultation with the Cabinet Member for Active Lifestyles, to pursue an alternative solution with AFC Telford regarding the transfer of the assets identified within the report, subject to an acceptable business plan.**

Key Decision identified as **Housing Strategy for Telford & Wrekin** in the Forward Plan published on 15th April 2010.

Councillor E Carter, Cabinet Member: Housing Regeneration & Prosperity, and Councillor J.M.Seymour, Cabinet Member: Adult Care & Support presented the report of the Head of Regeneration & Housing which presented the Council's new draft Housing Strategy for approval prior to a period of formal engagement with stakeholders. Following the consultation, a final Strategy would be prepared for agreement by Cabinet.

As the strategic housing authority for the Borough, the Council was required to prepare an overall Housing Strategy. It was an umbrella document which included a number of existing sub strategies, plans and supporting policies. A new draft Housing Strategy had been produced which would be the basis for engagement with a range of stakeholders, prior to the preparation and approval of a final document.

The publication of a formal Housing Strategy was not a statutory requirement of a local authority. However, there was significant national expectation and good practice guidance to suggest that it was important that such a document was produced and updated from time to time.

The attached document to the report represented Telford & Wrekin Council's new draft Housing Strategy for the Borough. The life of the previous Strategy – *A Question of Balance: A Growing and Sustainable Community* - was previously extended by the former Strategic Housing Partnership Board. However, it was now time to refresh and update the Strategy in order to reflect the changing context and the Council's current policy priorities. The document was currently in draft format and had been prepared for consultation with a range of partners and stakeholders, both internal and external.

RESOLVED – that the draft Housing Strategy be approved as the basis for engagement with stakeholders

CB-203 EXCLUSION OF PRESS AND PUBLIC

RESOLVED - that the press and public be excluded from the meeting for the following item of business on the grounds that it involved the likely disclosure of exempt information as defined in paragraph 3 of Part 1 of Schedule 12A of the Local Government Act 1972.

CB-204 CONTRACT FOR PERSONAL DEVICES

Key Decision identified as **Customer Strategy & E-Government** in the Forward Plan published on 15th April 2010.

Councillor S.Kelly, Cabinet Member: Efficient Community Focused Council, presented the report of the Head of ICT and Procurement, which outlined the objective of a contract to appoint a supplier who could provide a reliable,

efficient and flexible service to meet the Authority's existing and future needs for personal ICT devices. The contract period was for 3 Years, with the option to extend for a further period of 2 years.

Telford & Wrekin Council entered into a short term contract with Specialist Computer Centre for the supplier of personal devices (Desktop, Laptop and Tablet computers) in July 2009, whilst a European tendering procurement exercise took place. The tender for provision of ICT personal devices was advertised in the Official Journal of the European Union (OJEU) in August 2009 using the approved on-line tendering function.

A tender panel was established and comprised of ten officers of the Council and representation from schools. There were five responses to the tender received and evaluated by the panel with a view to shortlisting. All responses scored high enough to be shortlisted for supplier presentations which formed part of the evaluation.

Following the marking of the tender responses, evaluation of the presentation and price schedules Specialist Computer Centre were the highest ranking response. The panel recommend that Specialist Computer Centre be awarded the contract; and the summary of the evaluation was appended to the report.

RESOLVED –

- (a) **That the award of the Contract to the successful supplier in the tender process, Specialist Computer Centre, as procured under OJEU regulations, be approved.**
- (b) **That delegated authority be granted to the Head of I.C.T and Procurement, in consultation with the Cabinet Member for Efficient Community Focused Council, to award the contract.**

The meeting ended at 5.08 p.m.

Signed for the purposes of the Decision Notices

**Jonathan Eatough
Head of Governance
Date: 17th May 2010**

Signed:

Date: