

Overview, Scrutiny & Policy Development Committee

3 July 2017

Present: Councillor S Graham (Chair)
Councillors J Allan, A Austin, S Cox, P Earley,
Janet Hunter, A McMullen, P Oliver, L Spillard
and M Thirlaway

Also in attendance
Cllr B Pickard – Deputy Mayor

OV07/07/17 Apologies

Apologies for absence were received from Councillor L Spillard

OV08/07/17 Substitute Members

Pursuant to the Council's constitution the appointment of the following substitute Member was reported:-

Councillor J O'Shea for Councillor L Spillard

OV09/07/17 Declarations of Interest

Councillor P Oliver declared a registerable personal interest in item 5 Creating a Brighter Future Programme 2017/18 Quarter 1 Progress (Minute OV11/07/17), as a member of her family would be living in specialised housing.

Councillor A Austin declared a registerable personal interest in item 5 Creating a Brighter Future Programme 2017/18 Quarter 1 Progress (Minute OV11/07/17), and item 9 Report of the Older Person's Mental Health Sub-group (Minute OV15/07/17), as she is employed by Northumbria Healthcare Trust in Mental Health Services for Older People and Deprivation of Liberty office.

OV10/07/17 Minutes

Resolved that minute of the meeting held on 25 May 2017 be confirmed;

OV11/07/17 Creating a Brighter Future Programme 2017/18 Quarter 1 Progress

The Committee received a report that provided the progress towards the delivery of the key projects and business cases of the Creating a Brighter Future (CBF) programme in the 1st Quarter of 2017/18.

The Committee was reminded that as part of the 2017/20 financial planning process, the agreed efficiency plan set the series of projects that would deliver the required savings whilst delivering the CBF outcomes.

The Committee was informed that although the CBF comprised of 18 overarching projects, one project in relation with the Estate Strategy that had no associated targets and therefore was not referenced in the update.

The report detailed areas where significant progress in the 1st quarter of 2017/18.

The Committee focussed on the projects that displayed Red RAG Ratings for savings delivery and asked the reasons.

It was stated there were a number of reasons why the projects were showing a red rating, some projects had a range of challenging activity associated and some provided demand led services which were difficult to predict success early in the financial year.

It stated that a cautious approach was being taken and that a greater understanding to the success of the projects would be known by the 2nd quarter.

A Member enquired in relation to the delivery of the Transport Strategy and to when the introduction of a new parking permit scheme would be implemented. The Deputy Mayor stated that the Cabinet would be considering a report in relation to the Parking Strategy at its August meeting.

Agreed that the Creating a Brighter Future Programme 2017/18 Quarter 1 Progress report be noted.

OV12/07/17 Affordable Housing Provision

At the request of the Committee the Planning Manager attended and presented a report on how the authority ensures that developers, who have permission granted on condition for housing developments ensure that the agreed number affordable housing are provided and fulfil the legal agreements.

The Strategic Housing Market Assessment (SHMA) and Area Wide Viability Assessment provide the evidence to the level of affordable housing that should be sought, which currently stood at 25% of the overall development (this was sought on developments of 15 or more homes).

The tenure split of affordable housing was 75% for rent and 25% intermediate tenure (shared ownership, shared equity or discounted for open market sale).

The up-and-coming Local Plan reflected this approach, however it would seek 25% affordable housing on developments sites of 11 units or more.

The legal agreement and planning permission runs with the land to ensure that the requirement is binding on any subsequent land owner/developers. Legal agreements are recorded on the land charge so its existence is revealed when the land is both bought and sold.

Where properties are subject to discount from the open market value, a covenant is attached to the property to ensure that all successive purchasers comply with the affordable housing restrictions which limit the sale price.

It was stated that no developer in North Tyneside had failed to construct the agreed number of affordable homes.

The Committee was informed that at any time a developer could seek renegotiation of planning obligations and the Authority had a process in place for this occurrence, however there had been no voluntary renegotiation for affordable housing obligations in the Borough.

There were examples of revisions been made to provision of affordable housing and this has been achieved by the consideration of a revised planning application by the Authority's Planning Committee.

Homes offered for affordable housing and shared ownership was managed by the registered provider to ensure they remain affordable units in perpetuity and the rent level was regulated by the Homes and Communities Agency.

Owner occupied property sold as discounted from the open market value were subject to restrictive covenants and was registered as land charges.

There were no registered providers in the Borough who offered tenants to access to Right to Buy (RtB), therefore properties delivered through section 106 agreements remain in perpetuity.

The Government had proposed to extend RtB in its white paper of February 2017 and the Authority responded to the consultation. It was requested that the Authority response be circulated to the Committee Members for reference.

Agreed that (1) the report on Affordable Housing Provision be noted; and (2) that a copy of the response to the government white paper be circulated to Members of the Committee.

OV13/07/17 Business Support Sub Group – Cabinet Response

The Committee received the response report from Cabinet to the recommendations submitted by the sub group of the Overview, Scrutiny & Policy Development Committee in relation to its study into Business Support in North Tyneside.

Appended to the report was the action to be taken and timescale for completion of each of the recommendations.

Agreed that the recommendation response from Cabinet in relation to the work of the Overview, Scrutiny & Policy Development Committee its study into the Business Support be noted;

OV14/07/17 Elective Home Education Sub Group – Cabinet Response

The Committee received the response report from Cabinet to the recommendations submitted by the sub group of the Overview, Scrutiny & Policy Development Committee in relation to its study into Elective Home Education in North Tyneside.

Appended to the report was the action to be taken and timescale for completion of each of the recommendations.

Agreed that the recommendation response from Cabinet in relation to the work of the Overview, Scrutiny & Policy Development Committee its study into the Elective Home Education be noted;

OV15/07/17 Report of the Older Person's Mental Health Sub-group

The Committee received the findings and considered a report produced by the Adult Social Care & Health and Wellbeing Committee's, Older Person's Mental Health Sub-group in relation to the support and services available to people with dementia, their family members and carers.

The sub group agreed that its main objective was to aid the review into the Memory Support Service (MSS) provided by Northumberland, Tyne & Wear Trust (NTW) and to contribute to the development of the Older Persons Mental Health Strategy by providing feedback in relation to the action plans linked to the strategy.

In September 2016 the sub group was notified that the North Tyneside Clinical Commissioning Group (NTCCG) was withdrawing funding (£70k) for dementia services and support.

The sub group revised its scope to scrutinise how services would be delivered on a reduced budget. This would be accomplished through a multi agency Self Care & Prevention Board that would look at how to support people with dementia and their carers with the remaining budget. It was agreed that the sub group's recommendation be feedback into the board, these being:

- To keep specialist provision for people with dementia of all age groups (including younger people with dementia), which is not just referral based but offers walk-in access; and ensures that the specialist services currently provided by the Memory Support Service is carried on in some form.
- To provide some sort of 24 hour crisis service for carers of people with dementia.
- To ensure that the right level of medical expertise was available (however this didn't necessarily mean having a high-banded nurse or psychiatric nurse).
- Ensure a single entry access point to services is established to avoid duplication of services and make it easier for people with dementia and their carers access the right service at the right time.
- To ensure that all types of specialist advice was available, including raising awareness of financial and legal advice and signposting people to the right services to get this specialist advice.
- To include services for a wide range of memory problems and not solely for dementia.

All recommendations were to be carried forward in some form (by the third sector or Authority) except for the provision of 24 hour crisis service. To deliver an effective service there was a need to strengthen relationships with the community and the third sector which could attract further charitable funding.

The sub group had requested and the Committee endorsed that approach that Adult Social Care, Health and Wellbeing sub committee receive 6 monthly updates on services and support to dementia and memory problems for evaluation.

Agreed that the Report of the Older Person's Mental Health Sub-group be noted;