



Leicester
City Council

Minutes of the Meeting of the
CABINET

Held: MONDAY 29 JULY 2002 at 5.00pm

P R E S E N T :

Councillor Willmott - Chair
Councillor Patel - Vice-Chair

Councillor Bhatti
Councillor Draycott
Councillor Getliffe
Councillor Holden

Councillor Kavia
Councillor Osman
Councillor Roberts
Councillor Westley

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57. DECLARATIONS OF INTEREST

Members were asked to declare any interests they may have in the business to be discussed and/or indicate that Section 106 of the Local Government Finance Act 1992 applied to them.

Councillor Getliffe declared a personal interest in Report F "Housing Revenue Account Business Plan 2002" and Report G "The Housing Investment Programme Strategy – 2002 Update", as a Council House Tenant but declared that his interest was not prejudicial and that he also considered the interests of his family member to be non-prejudicial as a Council House Tenant.

Councillor Westley declared a personal interest in Report F "Housing Revenue Account Business Plan 2002" and Report G "The Housing Investment Programme Strategy – 2002 Update", as his family members were Council House Tenants, but declared that he considered this to be non prejudicial.

Councillor Roberts declared a personal interest in Report F "Housing Revenue Account Business Plan 2002" and Report G "The Housing Investment Programme Strategy – 2002 Update", as a Council House Tenant but declared that his interest was not prejudicial and that he also considered the interests of his family members to be non-prejudicial as a Council House Tenant.

Councillor Draycott declared a personal interest in Report F "Housing Revenue Account Business Plan 2002" and Report G "The Housing Investment Programme Strategy – 2002 Update", because a family member was a Council House Tenant, but declared that she considered this to be non prejudicial.

58. MINUTES OF PREVIOUS MEETING

RESOLVED:

that the minutes of the meeting held on 15 July 2002, having been circulated to Members, be confirmed and signed by the Chair as a correct record.

59. ISSUES RAISED AT SCRUTINY COMMITTEES

The Cabinet received the following item from Scrutiny Committees:-

FINANCE, RESOURCES AND EQUAL OPPORTUNITIES SCRUTINY COMMITTEE – 4 JULY 2002

COLLECTION OF INCOME 1 APRIL 2001 TO 31 MARCH 2002

RESOLVED:

- (1) That Cabinet be informed of the Committee's concern regarding the situation,
- (2) that Cabinet be asked why the Council's problems seem to be deeper and more prolonged than other similar authorities and;
- (3) that the Committee seek reassurance from Cabinet that a similar problem will not occur in the future.

Councillor Patel responded as follows:-

Resolution (1), that Cabinet shared the concerns of the Scrutiny Committee.

Resolution (2), that given the nature of the problems the Council faced, the appropriate action was taken to address the issues of the new verification framework for housing benefits and the problems faced with the collapse of the company supplying the software for the new system.

Resolution (3) he stated that although the problem was largely out of the Council's control, there had been action taken to address the problem which appeared to now be working.

Councillor Draycott also commented that the action plan for Housing Benefits was now well on the way to meeting the Best Value target.

60. THE EDUCATIONAL ATTAINMENT OF LOOKED AFTER CHILDREN AND JOINT STRATEGY FOR THE EDUCATION OF CHILDREN IN PUBLIC CARE

Councillor Getliffe and Councillor Roberts submitted a joint report informing the Cabinet of the current educational performance of Looked After Children and of the proposed Joint Strategy for the Education of Children in Public Care aimed at raising standards of achievement for Looked After Children within Leicester

City.

Councillor Roberts outlined for the Cabinet a number of new measures to be included in the strategy. These included; funded transport to a child's old school if they move residence; computers at home; an educational psychologist; training for school staff and an appointed teacher within each school who would have special responsibility for Looked After Children.

Councillor Getliffe also commented that Looked After Children often had a difficult start in life. He felt that excluding from school, young people who had difficulties was not always the most appropriate action to take. He felt that continuity was important to ensure a young person had the best start in life.

The minutes of the Education and Lifelong Learning Scrutiny Committee held on 18 June 2002 and the minutes of the Social Services and Personal Health Scrutiny Committee had been circulated to the Cabinet.

RESOLVED:

- (1) that the corporate parenting work already undertaken within the City Council, be endorsed and the relaunch of the corporate parenting strategy during the autumn 2002, be supported;
- (2) that current performance and the proposed action, be noted; and
- (3) that the Joint Strategy for the Education of Children in Public Care, be noted.

61. LEICESTER CHILDREN'S PLANNING PARTNERSHIP - BECOMING A CHILDREN AND YOUNG PEOPLE'S STRATEGIC PARTNERSHIP

Councillor Getliffe submitted a report advising the Cabinet of the proposals for developing the Leicester Children's Planning Partnership into a Children and Young Persons Strategic Partnership. He noted that the new Partnership would continue the good work already being undertaken and would develop services further.

RESOLVED:

- (1) that the support of the Health Partnership Executive board and Directors' Board, for the recommendation of the Leicester Children's Planning Partnership that it becomes the Leicester Children's Strategic Partnership, be noted; and
- (2) that the proposals outlined within the appended "Report to Leicester Children's Planning Partnership", 19 February 2002, be approved.

**62. BEST VALUE REVIEW OF SERVICES FOR VULNERABLE CHILDREN
OVERVIEW REPORT AND IMPROVEMENT PLAN**

Councillor Westley submitted a report presenting, for final agreement, an overview report and the final improvement plan arising from the Best Value Review of Services for Vulnerable Children.

Members of the Cabinet queried how the efficiency savings of 2% arising from the Best Value review would be used. Officers in response stated that as 60% of the funding for services for vulnerable children came from ring fenced Government grants there was no option other than to use this for the purpose specified by the Government. The use of the 2% savings on the 40% of funding not from Government grants would be identified in a future report to Cabinet.

RESOLVED:

- (1) that the overview report and Improvement Plan, be approved; and
- (2) that a report be submitted to a future Cabinet meeting to identify options for the use of the efficiency savings made available from the review.

**63. LIFT PROJECT AND THE BRAUNSTONE HEALTH AND SOCIAL CARE
CENTRE**

Councillor Getliffe submitted a report which provided an update on the progress of LIFT (Local Improvement Finance Trust) Project and the Braunstone Health and Social Care Centre, highlighted associated issues, and sought approval from Cabinet for delegated authority to formally progress with the Council's involvement to the next key stages.

RESOLVED:

- (1) that progress with the LIFT project and the Braunstone Health and Social Care Centre, be noted together with the issues raised;
- (2) that support for the principle of co-located services provided by the City Council together with Health and other partners be confirmed;
- (3) that the Corporate Director of Social Care and Health, be authorised, in consultation with the Council Leader, the Cabinet Lead Member for Social Care and Health, the Chief Finance Officer and the Head of Legal Services, to sign off the:-
 - i) LIFT Strategic Service Development Plan; and the
 - ii) Braunstone Health and Social Care Centre Full Business Case;

as the next stage in this process, provided it is based on the assumption that costs can be accommodated within existing budgets; and

- (4) that further staged reports are brought to Cabinet when final endorsements of the Council role are required.

64. HOUSING REVENUE ACCOUNT BUSINESS PLAN 2002

Councillor Draycott submitted a report presenting the Housing Revenue Account Business Plan 2002. The plan covered the management and maintenance of the Council's housing stock and its purpose was to compare investment needs with resources over the next 30 years.

Councillor Draycott also referred to possible ending of "Right to Buy" by the Government as it was shown to be detrimental to the amount of affordable housing available. This was an issue for Leicester where it was noted there was a high demand for affordable housing.

The minutes of the Housing Scrutiny Committee held on 25 July 2002 were circulated. It was noted they fully supported the Housing Revenue Account Business Plan 2002.

RESOLVED:

that the Housing Revenue Account Business Plan 2002, be approved.

65. THE HOUSING INVESTMENT PROGRAMME STRATEGY - 2002 UPDATE

Councillor Draycott submitted a report outlining the Council's Housing Investment Programme Strategy 2002 update. The Housing Investment Programme Strategy 2001-2006 sets out the Council's policies and priorities in relation to all social housing in the City.

Councillor Draycott also referred to amended pages 3 and 5 which had been circulated to the Cabinet which showed there was a greater need for affordable housing in Leicester.

The minutes of the Housing Scrutiny Committee held on 25 July 2002 were circulated. In response to the Committee's request for more funding from the Neighbourhood Renewal Fund to meet the 'decent home' standard, Councillor Draycott stated she would discuss the matter with the Corporate Director of Housing and respond to the Scrutiny Committee at a future date.

RESOLVED:

that the update to the Housing Investment Programme Strategy and the changes to the priorities for Housing in the City, be approved for submission to Council.

66. ADVANCE DIRECTION SIGN, LUTTERWORTH ROAD

Councillor Bhatti submitted a report, previously considered by the Highways and Transportation Scrutiny Committee on 9 January 2002 regarding a petition on the siting of a proposed traffic sign on the A426 Lutterworth Road adjacent to Monsell Drive.

The minutes of the Highways and Transportation Scrutiny Committee held on 9 January 2002 were circulated to the Cabinet.

RESOLVED:

- (1) that the petitioners concerns, be noted;
- (2) that the Cabinet approve the proposed actions of the Corporate Director of Environment, Development and Regeneration to site an advance direction sign on the A426 Lutterworth Road adjacent to the junction with Monsell Drive;
- (3) that the proposed pedestrian refuge be prioritised in accordance with the approved procedure and implemented when funds are available; and
- (4) that the petitioners be informed accordingly.

67. A REVIEW OF PEDESTRIAN CROSSINGS JUSTIFICATION AND PRIORITISATION PROCEDURES

Councillor Bhatti submitted a report which reviewed the current pedestrian crossing request justification and prioritisation procedures in light of approved Local Transport Plan procedures.

The Chair enquired if the Cabinet would be the final arbiter on the location of pedestrian crossings. Officers in reply stated that this was the case, however this was subject to meeting certain criteria as detailed in the report.

RESOLVED:

- (1) that the revised justification procedure, be approved; and
- (2) that the revised prioritisation procedure be approved.

68. ROWLEY FIELDS AND NORTH BRAUNSTONE - SAFER ROUTES PROJECT & NARBOROUGH ROAD LOCAL SAFETY SCHEME

Councillor Bhatti submitted a report informing the Cabinet of the Rowley Fields and North Braunstone "Safer Routes" project. The report also outlined the results of the consultations carried out on the Narborough road Local Safety Scheme as part of the project.

Councillor Holden queried the removal of the left turn up Upperton road from Narborough road. Officers in response stated that as one of the stated aims of the project was to improve facilities for pedestrians, there would not be a suitable option for pedestrians to cross at that junction without the removal of drivers ability to turn left into Upperton Road. Councillor Holden therefore requested that measures be taken to prevent the drivers from using other side roads not designed for high volumes of traffic and requested ward Councillors be consulted on these proposals. Officers undertook to look in to this.

RESOLVED:

- (1) that the outline proposals for the Rowley Fields and North Braunstone “Safer Routes” project, as shown in Appendix A, be approved;
- (2) that further reports be submitted to the Corporate Director of Environment, Regeneration and Development as required to implement outline proposals that will make up the Rowley Fields and North Braunstone “Safer Routes” Project;
- (3) that the Narborough Road Local Safety Scheme, be approved in principle;
- (4) that it be noted that consultations will be undertaken with Ward Councillors prior to the Director approving the advertisement of the Traffic Regulation Orders associated with the scheme; and
- (5) that Ward Councillors be consulted on the measures proposed to prevent any difficulties arising as result of the removal of the left turn on to Upperton road from Narborough Road.

69. SUPPLEMENTARY PLANNING GUIDANCE: VEHICLE PARKING STANDARDS AND ENERGY EFFICIENCY AND RENEWABLE ENERGY IN NEW DEVELOPMENTS

Councillor Kavia submitted a report seeking the views of members on the proposed amendments to the Draft Supplementary Planning Guidance (SPG) on “Vehicle Parking Standards” and “Energy Efficiency and Renewable Energy in New Developments” and seeking approval for the publication of the documents as Supplementary Planning Guidance to the adopted City of Leicester Local Plan.

Members of the Cabinet commented that they wished to see further details of the “Vehicle Parking Standards” and as a result had a number of unanswered queries. It was noted that approval to this guidance could be given to the Cabinet Lead Member for Strategic Planning and Regeneration, subject to the Cabinet’s queries on the matter being satisfactorily resolved.

With regard to Energy Efficiency and Renewable Energy in new buildings, Councillor Kavia reported that Leicester was at the forefront of implementing energy efficiency measures which had been used on the New Walk Centre saving the Council money.

The minutes of the Strategic Planning and Regeneration Scrutiny Committee held on 20 June 2002 were circulated. It was noted that the comments made by the Committee had been addressed by the guidance.

RESOLVED:

- (1) that approval of the "Vehicle Parking Standards" as Supplementary Planning Guidance to the City of Leicester Local Plan be deferred pending the Cabinet's queries on the Guidance being satisfactorily resolved; and
- (2) that "Energy Efficiency and Renewable Energy in New Developments", be approved as Supplementary Planning Guidance to the City of Leicester Local Plan.

70. STONEYGATE SCHOOL - SITE DEVELOPMENT GUIDANCE

Councillor Kavia submitted a report setting out the planning and urban design requirements for the Stoneygate School at 254 London Road and 9 Elmfield Road.

RESOLVED:

that the Stoneygate School, Site Development Guidance, be approved as Supplementary Planning Guidance to the City of Leicester Local Plan.

71. PLAY AREA IMPROVEMENTS 2002-2003

Councillor Holden submitted a report outlining the approved capital funding available for children's playgrounds and kickabout areas. The report also presented a proposal for the refurbishment of existing play areas and the development of a kickabout area, based on the findings of the draft Play Area Strategy.

Councillor Holden also requested the Cabinet give support for a proposed three year strategy for the development of further kickabout areas for the City.

Councillor Draycott also commented that Kickabout areas had shown to be successful for constructively working with young people by reducing anti social behaviour and the proposed strategy could feed in to the Youth Strategy previously agreed by Cabinet.

RESOLVED:

- (1) that the refurbishment of eight play areas and the development of a kickabout area, be approved; and

- (2) that consideration be given to the development of a three year strategy for kickabout areas in the City.

72. REVENUE OUTTURN 2001/02

Councillor Patel submitted a report showing the summary position comparing spending with the budget for all General Fund Services and the Housing Revenue Account. It was noted that all Departments except Social Services met their revised spending targets. Special measures were taken to address Social Services specific problems and lobbying of the Government would continue to address the national problems faced by Social Services Departments.

RESOLVED:

- (1) that the final outturn for 2001/02 for each department and the Council as a whole, be noted;
- (2) that the reasons for the variances between the 2001/02 budget and the final outturn, be noted;
- (3) that the position of the Council's uncommitted general reserve, be noted;
- (4) that the position in respect of other significant earmarked reserves, be noted; and
- (5) to authorise the following in respect of earmarked reserves:
 - the establishment of new reserves in E & D as detailed in paragraph 10.11 of the report;
 - the drawdown of earmarked reserves in Education to meet the overspending in 2001/2002 as detailed in paragraph 6.3.1 of the report;
 - reclassification of Town Clerk's reserves as detailed in paragraph 10.8 of the report.

73. 2001/02 CAPITAL PROGRAMME MONITORING - OUTTURN

Councillor Patel submitted a report showing the provisional outturn of the capital programme for 2001/02. It was noted improvements to the management of the Capital Programme had meant that slippage of schemes was lower than in the previous financial year.

RESOLVED:

- (1) that the outturn for 2001/02 of £62.849 million, representing 97.6% of the period 8 forecast outturn, be noted;

- (2) that the additional slippage of £3.153 million since period 8, be noted;
- (3) to note additional funding of £1.699 million, made up of:
 - £70,000 for work at Enderby Quarry, funded by an additional Supplementary Credit Approval;
 - £979,000 relating to infrastructure costs at Beaumont Leys Lane, funded by the private sector purchaser of associated land;
 - £111,000 for UK Online Centres, funded by a Capital Grant;

schemes funded by Central Government, as follows:

- £355,000 for CCTV Crime Reduction;
 - £ 84,000 for Small Retailers in Deprived Areas;
 - £100,000 for St George's Public Realm improvements;
- (4) that the progress on specific schemes, be noted;
 - (5) that the achievement of the capital receipts target, be noted; and
 - (6) that a further report be requested, identifying steps that can be taken to maintain and further improve recent progress on capital spending, specifically including proposals on:-
 - what target(s) are appropriate for slippage of the capital programme to further improve performance;
 - formalising the process for evaluating and reporting project outcomes;
 - improving the commissioning of projects and feasibility work;

74. PROTOCOL ON ORGANISATION AND STAFFING CHANGE

Councillor Osman submitted a report seeking approval to the proposed Protocol on Organisation and Staffing Change to replace the old Appendix "R" mechanism.

Councillor Osman acknowledged the Appendix “R” procedure had become outdated and that a new procedure was required. The new procedure had been fully consulted on with the Trades Unions.

RESOLVED:

- (1) that the new Protocol be approved; and
- (2) that the new Protocol replace Appendix R in the Scheme of Local conditions of Service.

75. CULTURAL QUARTER

Councillor Holden submitted a report informing the Cabinet of the tendering and selection processes used to procure Architectural Services for the new Performing Arts Centre and seeking approval to appoint the preferred Architectural Practice. The report also informed the Cabinet of the progress made on the options study to select the site for the development of the Creative Industries Workspaces.

Councillor Holden commented that the report represented an important part in the process of developing the Cultural Quarter project. He also stated this would be a landmark building and would be used by all sections of the community. He hoped that the proposed Creative Industries Workspaces would provide facilities for local artists who previously would have left the City and to attract artists from elsewhere.

RESOLVED:

In regard to the new Performing Arts Centre:-

- (1) that an Architectural practice be appointed to provide the architectural design services for the Performing Arts Centre (the decision on which architectural practice is detailed at minute 78);
- (2) that the acting Director of Cultural Services and Neighbourhood Renewal be authorised to instruct the Architects to undertake design work to RIBA Stage E incurring expenditure up to £600,000 utilising funds allocated to the Cultural Quarter within the Councils approved Capital programme;
- (3) that the acting Director of Cultural Services and Neighbourhood Renewal, in consultation with the Cabinet Members Working Group, be authorised to appoint Quantity Surveying consultants for the Performing Arts Centre at an estimated cost of £100,000 for QS work to RIBA stage E;
- (4) that the acting Director of Cultural Services and Neighbourhood Renewal, in consultation with the Cabinet

Members Working Group, be authorised to submit a Stage 2 application to the Arts Council of England for a contribution of £300,000 from the £10 million ringfenced for this project towards the cost of developing the Architectural Design for the new Performing Arts Centre;

- (5) that the acting Director of Cultural Services and Neighbourhood Renewal, in consultation with the Cabinet Members Working Group, be authorised to instruct the architects and Quantity Surveyor to progress work on RIBA stages F – L and to determine the form of procurement, seek tenders and accept the tender which is most advantageous to the Council for other consultants to complete the design team at the appropriate time and in accordance with the approved budget and funding profile for the scheme; to that extent contract procedure rules paragraphs 6.1(a), 7.3(a), 7.5 and 8 be waived to enable the use of the negotiated procedure as allowed under EU public procurement rules subject to the acting Director being satisfied that all conditions of funding are satisfied and value for money is obtained; and
- (6) that the Head of Legal Services be authorised to enter into the appropriate contracts to progress the design phase of the new Performing Arts Centre.

In regard to the Creative Industries Workspaces:-

- (1) that the acting Corporate Director of Cultural Services & Neighbourhood Renewal, in consultation with the Cabinet Members Working Group, be authorised to select the most appropriate site for the Creative Industries Workspaces;
- (2) that the acting Director of Cultural Services and Neighbourhood Renewal, in consultation with the Cabinet Members Working Group, be authorised to determine the form of procurement, seek tenders and accept the tender which is most advantageous to the Council, for consultants and contractors (architects, QS etc) as appropriate to progress the design and refurbishment of the former Bus Depot on Rutland Street for the Creative Industries Workspaces Centre, utilising a maximum of £1.3 million from the Councils approved Capital programme; to that extent contract procedure rules paragraphs 6.1(a), 7.3(a), 7.5 and 8 be waived to enable the use of the negotiated procedure as allowed under EU public procurement rules subject to the acting Director being satisfied that all conditions of funding are satisfied and value for money is obtained; and

- (3) that the Head of Legal Services be authorised to enter into the appropriate contracts to progress the design and construction phases of the Creative Industries Workspaces programme and project.

76. ANY OTHER URGENT BUSINESS

BEST VALUE REVIEW - HUMAN RESOURCES AND PERSONNEL SERVICES

The Chair agreed to take this report as an item of urgent business. The reason for urgency was that to wait until the next meeting of Cabinet in September would delay the implementation of actions identified in the Improvement Plan. (Minute 77 refers)

CAPITAL RECIEPTS

The Chair agreed to take this report as an item of urgent business. The reason for urgency was that any delays in disposal could affect achievement of the capital receipts target for 2002/03.

This report was considered under the private part of the agenda. (Minutes 82 refers)

77. BEST VALUE REVIEW - HUMAN RESOURCES AND PERSONNEL SERVICES

Councillor Westley submitted a report informing the Cabinet of the Best Value Review of Human Resources and Personnel Services, to present the Improvement Plan and highlight the main implications of implementing the Review findings.

Councillor Westley also reported that there were a number of issues that needed addressing which were identified in the addendum to the report and where the 2% savings identified by the review would be reinvested. These matters would be the subjects of a report to be submitted to a future meeting of Cabinet.

Councillor Willmott commented that he felt the Council should consider the Commercial Services Personnel costs as a benchmark as this could possibly save the Council over £1million. He felt this was challenging but was an area which should be explored as budgets for the Council as a whole were being reduced and areas where reductions could be made should be considered. He expected this could take 2 – 3 years. He also felt that consideration should be given to the integration of the Personnel function into the general management function within the Council over a period of years perhaps developed with an incentive system for more money for services. He also felt it was important to strengthen the central management training function.

RESOLVED:

- (1) that the main role of the Council's HR services should move to be focused as a strategic interventionist (change maker) type of service;
- (2) that the proposed aims for the service and the strategic priority themes as set in paragraph 5.1 of the report, be supported;
- (3) that the proposal to redirect at least £500,000 service resources towards:
 - Additional ICT support to improve management information
 - Training and Development to support the cultural change required in the Council
 - Improving the strategic corporate capacity of the HR function
- (4) that the following changes to central HR services as set out in 5.3 below, be supported
 - A new Corporate Learning and Development Unit to replace the Management Development Unit
 - A reconfigured Corporate Personnel function to replace the current Human Resources Unit
 - A strengthened Corporate Health & Safety function;
- (5) that a further report to Cabinet be submitted on the 'redirection options' as contained in the addendum to the report, the report will also consider the reinvesting of any savings identified by the review, a move to using Commercial Services personnel costs as the Departmental Benchmark and the integration of the personnel function in to the general management function of the Council; and
- (6) that the Service Improvement Plan, be approved.

78. PRIVATE SESSION

RESOLVED:

that the press and public be excluded during consideration of the following report in accordance with the provisions of Section 100A(4) of the Local Government Act 1972, as amended, because it involves the likely disclosure of 'exempt' information, as defined in the Paragraphs detailed below of Part 1 of Schedule 12A of the Act.

Paragraph 9

Any terms proposed or to be proposed by or the Authority in the

course of negotiations for a contract for the acquisition or disposal of property or the supply of goods or services.

CULTURAL QUARTER

PROPOSED EXTENSION TO THE SHIRES

LAND AT MANOR FARM, HAMILTON, LEICESTER

CAPITAL RECEIPTS 2002/2003

79. CULTURAL QUARTER

Councillor Holden submitted a report recommending the appointment of an architect for the design of the Performing Arts Centre.

RESOLVED:

that Rafael Vinoly Architects PC of 41 North Street, London be appointed to provide the architectural service for the new Performing Arts Centre at the estimated cost as detailed in the report and to that extent contract procedure rule 8 be waived for the reasons detailed in the report and to hold the architects as identified in the report as first reserve until such time as the appointment with Rafael Vinoly has been formalised and finalised.

80. PROPOSED EXTENSION TO THE SHIRES

Councillor Kavia submitted a report.

RESOLVED:

- (1) that negotiations be discontinued with the Consortium, as referred to in the report;
- (2) that the main terms of the lock-out agreement as set out in the Annex to the report, be approved, subject to the deletion of the word "centre" in the fourth bullet point of the Annex;
- (3) that in the event that any amendments are required to the terms of the lock-out, that authority be delegated to the Corporate Director of Resources, Access and Diversity, in consultation with the Cabinet leads on Finance and Resources and Strategic Planning and Regeneration, to agree such amendments;
- (4) that the Head of Legal Services be authorised to enter into the lock-out agreement in accordance with the main terms set out in the report, as amended in (2) above;
- (5) that the Corporate Director of Resources, Access and

Diversity proceeds with discussions and negotiations with Hammerson plc within the framework of the proposed lock-out agreement and that a further report be brought to Cabinet in due course.

81. LAND AT MANOR FARM, HAMILTON

Councillor Patel submitted a report.

RESOLVED:

that the recommendations as set out in the report be approved.

The full decision is recorded in the private section of the Minutes as it contains exempt information as defined in Paragraph 9 of Schedule 12 of the Local Government (Access to Information) Act 1990, that is, any terms proposed or to be proposed by or to the Authority in the course of negotiations for a contract for the acquisition or disposal of property or the supply of goods or services.

82. CAPITAL RECIEPTS 2002/03

Councillor Patel submitted a report.

RESOLVED:

- (1) that the sale to the previously approved purchaser be continued on the basis of entering a new conditional contract on similar terms to the previous, with the exception that it be subject to the approval of the current planning application, the Secretary of State's consent and completion by 24 September 2002 or within 7 days of receipt of the Secretary of State's consent, whichever is the earlier (the longstop date);
- (2) in the event that either the current outline planning application, or the Secretary of State's consent is refused, or the sale is not completed by the longstop date, the site is remarketed on the open market.

83. CLOSE OF MEETING

The meeting closed at 6.38pm.