

Decisions taken by the Cabinet on Wednesday, 17 July 2019

Agenda Item No	Topic	Decision	Reasons	Alternative Options
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Part A – Items considered in public

A8	Medium Term Financial Challenge	That the budget options be approved to be presented to an Autumn meeting for consideration.	Report CAB3175 sets out the medium term financial planning challenge facing the Council. With the current four year funding settlement ending in 2019/20 and with no final details announced from 2020/21 there is significant uncertainty facing local government. The report therefore shows a range of high level forecasts and scenarios over the medium term.	As detailed in the report; different financial modelling options are articulated and varying estimates can be made. The paper provides a range of assumptions.
A9	Q4 Financial and Performance Monitoring	1. That the progress achieved during the final quarter of 2018/19 be noted and the contents of the report be endorsed. 2. That the transfers	Provides a summary of the Council's performance and financial position during the fourth and final quarter of 2018/19. This fourth report of 2018/19	None.

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		to/from the Major Investment Reserve and other earmarked reserves and note the closing balances at 31 March 2019 be agreed (as set out in Appendix 2 of the Report).	includes progress updates against major projects, the Council Strategy outcomes and key performance measures. A financial summary is also included for the General Fund revenue and capital budgets as well as the Housing Revenue Account (HRA).	
A10	Housing Revenue Account Outturn 2018/19	<p>1. That the HRA Outturn figures for 2018/19 be approved, as detailed in Appendices 1 and 2 of the Report.</p> <p>2. That the carry forward items from 2018/19 be noted and the re-forecast HRA Budget for 2019/20 as detailed in Paragraph 11.4 and Appendix 3 of the Report be approved.</p>	Provides an update on the financial performance of the Housing Revenue Account (HRA) in 2018/19 and the associated Housing capital programme. It also requests approval for revised budget forecasts to the 2019/20 HRA budget and capital programme to reflect updated costs and take account of emerging issues.	No further options have been considered apart from the proposed carry forward requests from 2018/19 to the 2019/20 budget.

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		<p>3. That the Housing capital programme outturn for major works and new build developments be noted, as detailed in Paragraphs 11.7 to 11.8 and Appendices 4 & 5 of the Report.</p> <p>4. That the funding of the 2019/20 HRA capital programme be approved, as detailed in Paragraph 11.10 and Appendix 6 of the Report.</p> <p>5. That the re-forecast capital programme budget of £34.46m for 2019/20 be supported, as detailed in Paragraphs 11.13 and Appendix 7 of the Report.</p>		

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A11	Approval of Statement of Common Ground - Eastleigh Local Plan	<ol style="list-style-type: none"> 1. That the Strategic Planning Manager be authorised to sign and submit the Statement of Common Ground set out at Appendix 1 of Report CAB3174 to the Planning Inspector holding the examination of Eastleigh Local Plan. 2. That authority be granted to the Strategic Planning Manager, in consultation with the Cabinet Member for the Built Environment and Wellbeing, to make any minor edits to clarify the Statement of Common 	<p>Seeks authorisation to submit the Statement of Common Ground at Appendix [1] of the Report which sets out outstanding matters between Winchester City Council and Eastleigh Borough Council in respect of the Eastleigh Borough Council local plan with particular reference to the proposed strategic growth area to the north of Bishopstoke/Fair Oak, south of Colden Common.</p> <p>The purpose of the Statement is to assist the Planning Inspector to identify the matters for determination at the Local Plan Examination.</p>	<p>The report seeks authorisation to agree the statement of common ground with Eastleigh Borough Council in relation to the Council's position with regard to their Local Plan. The statement reflects the complexity of the revised evidence base and where the Council has either acknowledged that this is sufficient or where there remain concerns as to the accuracy of the assumptions and consequential impacts. It is anticipated given the above matters that remain in dispute, the Council will be required to attend the Local Plan examination in due course to present its position. There is no option for the Council not to complete a Statement of Common Ground since this is a</p>

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		Ground as attached, prior to submission to the Inspector.		requirement of the NPPF. It is possible of course for the Council to make different points or to set them out in a different way from those proposed but the document presented as Appendix 1 is suggested as a reasonable and evidence based statement of the Council's position.
A12	The future of the traffic management and civil parking enforcement agency agreements	1. That the City Council enters into new agency agreements with Hampshire County Council in relation to the delivery of traffic management and on-street civil parking enforcement with effect from April 2020.	The City Council has for many years carried out on-street civil parking enforcement, which includes residents' permit parking zones, and traffic management functions on behalf of Hampshire County Council. In 2018 the County Council served two year's notice to end Decriminalised Parking (On-street parking)	The City Council could decide not to enter into new agency agreements in which case traffic management and on-street civil parking enforcement functions would be delivered by the County Council. Some district/borough councils have already resolved to take this option (see background papers for details). However, as explained above, it is considered that there are

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		<p>2. That the Strategic Director of Services be delegated to finalise and enter into the agency agreement with Hampshire County Council in relation to the delivery of traffic management and on-street civil parking enforcement with effect from April 2020.</p>	<p>arrangements. Consequently, unless new arrangements are agreed between the authorities this function would be recovered by the County Council and they would be responsible for delivering the service from April 2020.</p> <p>This report sets out the potential impacts of entering into new arrangements with the County Council to deliver these functions as well as implications of not doing so which would mean the City Council would no longer be responsible for on-street parking enforcement and traffic management. Whilst entering into new arrangements with the County Council may have consequences which could be challenging for the City</p>	<p>operational and other advantages in keeping these functions at the City Council in terms of retaining local control on important outward facing service areas. In addition, even if the City Council does not continue to deliver these activities, the changes outlined in this report would still be made directly by the County Council. Consequently, this option was rejected.</p>

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			Council it is considered that retaining control of these functions offer benefits which mean that this is the best option and is therefore recommended.	
A14	Replacement GP Surgery Update (less exempt appendices)	<p>1. That the development appraisal set out in Exempt Appendix B of the Report be noted.</p> <p>2. That the provisionally agreed terms for the letting of the proposed new surgery set out in Exempt Appendix C of the Report be approved and the Corporate Head of Asset Management be authorised to finalise the terms of the agreement and leases.</p> <p>3. That the development of the Surgery is proceeded with, noting the revised</p>	<p>The report identifies that after extensive negotiation with the Clinical Commissioning Group (CCG) and the Practice, it has been possible to provisionally agree terms for the letting of the new Doctors Surgery the Council propose to construct on the Upper Brook Street Car Park in Winchester.</p> <p>The report seeks formal approval to proceed with the scheme whilst updating Members on the cost of the project, identifies the budget requirements, includes the financial appraisal and</p>	<p>1.1 The option of not proceeding with the project was considered and rejected because the benefits to residents of improved healthcare facilities and the advantages of relocation for the future redevelopment of Saxon Gate are significant and the financial impact of the project positive for the Council.</p> <p>1.2 The option of removing the space</p>

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		<p>financial implications as set out in Exempt Appendix D of the Report.</p> <p>4. That an increase to the capital budget and expenditure of £250,000 be approved.</p> <p>5. That the Service Lead - Legal be authorised to enter into a Building Agreement and Lease with the St Clements Doctors Practice.</p> <p>6. That the “Pharmacy” space is let for a Health related use; that the Strategic Director: Place be authorised to agree the use in consultation with the Cabinet Member for Housing and Assets and that the terms of any letting are agreed by the Corporate Head of Asset Management.</p>	<p>identifies that Lloyds Pharmacy have now decided not to take a lease of the space allocated for a new pharmacy.</p> <p>The development of a purpose built surgery will have significant health care benefits for the 17,250 patients who attend the St Clements Surgery.</p>	<p>allocated to the Pharmacy was considered. This option was rejected because it would result in the need to redesign the whole property and it was considered to be possible to let the space to another medical use.</p>

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		<p>7. That the Corporate Head of Asset Management be authorised to seek statutory consent for any amendment to the planning consent resulting from the letting referred to in 5 above.</p> <p>8. That subject to approval of 5 above, the Service Lead - Legal be authorised to enter into a Building Agreement and Lease with a prospective tenant of the “Pharmacy” space and thereafter to complete the lease.</p> <p>9. That Architecture PLB be retained as architects and Scott White Hookins be retained as Structural engineers to develop the design of the new surgery up to RIBA Stage 4 to facilitate</p>		

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		<p>the tendering of the construction work and accordingly a direction to this effect be made under Contracts Procedure Rule 41.1 e and f).</p> <p>10. That the Corporate Head of Asset Management be authorised to appoint the consultant team required to carry the project forward in accordance with Contracts Procedure Rule 13; to include Project Manager, Cost Consultant, Structural and Mechanical and Electrical Engineers, BREEAM advisers and such other consultants as are necessary from time to time.</p> <p>11. That the Corporate Head of Asset Management be authorised to select the procurement procedure to be</p>		

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		<p>used (including the evaluation model and the selection of any frameworks if appropriate) and to seek tenders for the construction of the property taking account of appropriate advice from Cost Consultants and in compliance with Contract Procedure Rules.</p> <p>12. That the Corporate Head of Asset Management be authorised to accept tenders received and to appoint and award contracts to enable the works to proceed in accordance with the Contract Procedure Rules following their assessment by the Cost Consultant and subject to the tenderers being able to undertake the works in the required timescale.</p>		