

## **CABINET**

**Wednesday, 12 February 2025**

Attendance:

Councillors  
Tod (Chairperson)

Cutler  
Learney  
Porter

Thompson  
Westwood

Apologies for Absence:

Councillors Becker

Members in attendance who spoke at the meeting

Councillors Cramoysan, Godfrey, Horrill and Lee

[Video recording of this meeting](#)

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### 1. **APOLOGIES**

Apologies were received from Councillor Becker as noted above.

### 2. **MEMBERSHIP OF CABINET BODIES ETC.**

There were no changes to be made.

### 3. **DISCLOSURE OF INTERESTS**

Councillors Tod and Porter declared disclosable pecuniary interests in respect of various items on the agenda due to their role as Hampshire County Councillors. However, as there was no material conflict of interest, they remained in the room, spoke and voted under the dispensation granted on behalf of the Audit and Governance Committee to participate and vote in all matters which might have a County Council involvement.

### 4. **PUBLIC PARTICIPATION**

David Tozer (Vice-chair of Littleton and Harestock Parish Council) spoke regarding report CAB3473 and his comments are summarised under the relevant minute below.

Councillor Cramoysan (as a ward member for The Worthys and chair of the Kings Barton Forum) addressed Cabinet on a general matter and his comments are summarised briefly below.

Councillor Cramoysan requested that Cabinet support the request that the proposed Community Governance Review (CGR) of the Winchester Town unparished area include all of Kings Barton, Barton Meadows and an area of land within Headbourne Worthy parish which was bordered by Courtney Road, Abbott Barton, Barton Meadows and the main train line. Consideration could also be given to including all of Headbourne Worthy parish area. He outlined the reasons behind his request.

Councillor Tod thanked Councillor Cramoysan for his comments which he would address under the Leader's announcements later in the meeting.

5. **MINUTES OF THE PREVIOUS MEETING**

RESOLVED:

That the minutes of the previous meeting held on 22 January 2025 be agreed as a correct record.

6. **LEADER AND CABINET MEMBERS' ANNOUNCEMENTS**

Councillor Tod provided an update on the Government's proposals for local authority devolution with confirmation that Hampshire County Council, Portsmouth and Southampton City Councils and Isle of Wight Council had been successful in their joint bid for inclusion on the Government's fast-track Devolution Priority Programme (DPP). Mayoral elections were confirmed for May 2026. With regard to local government reorganisation, the Government had requested interim proposals to be submitted before 21 March with a final deadline for submission of 26 September 2025.

Councillor Tod summarised the briefing meetings with parishes and city councillors that had taken place to date and confirmed that both ward and parish councillors views would be welcomed (including those related to Kings Barton as mentioned by Councillor Cramoysan earlier in the meeting). A timetable for requested responses would be published shortly and officers had been requested to organise a briefing session for members of the public prior to the March deadline. An extraordinary Council meeting and additional Cabinet would also be required.

*NB the dates for these meetings were subsequently agreed as follows: Council on 19 March and Cabinet on 20 March 2025.*

7. **SIR JOHN MOORE BARRACKS CONCEPT MASTERPLAN**  
(CAB3473)

Councillor Porter introduced the report and highlighted that the master planning process allowed developers and the planning team to work together with residents, the council's planning team and other interested parties to develop a concept master plan which would become a material planning consideration when a planning application was submitted. Public consultation has already been undertaken and the responses received were reflected in the masterplan.

David Tozer (Vice-chair of Littleton and Harestock Parish Council) spoke during public participation and his comments are summarised below.

Councillor Tozer clarified that the parish council had never been opposed to new housing on the existing developed part of SJMB but believed that the current approach left too many important decisions to be developer-led. The masterplan proposed development on ecologically important land and the Site of Importance for Nature Conservation (SINC) advisory panel had recommended that the existing Flower Down SINC be extended to include the northern fields. In summary, the parish council asked that both a decision on the masterplan be deferred until the outcome of the Local Plan public examination was known and the process of designating the northern fields as an extension of the existing SINC be expediated.

At the invitation of the Leader, Councillors Lee, Horrill and Godfrey addressed Cabinet as summarised briefly below.

#### Councillor Lee

Councillor Lee queried why the concept master plan was a material consideration for future planning applications and whether a supplementary planning document would be more appropriate? He asked how the emerging CN8 would be incorporated and whether there would be consideration of housing topology and optimal orientation for solar energy? He also raised a number of other detailed queries and comments in relation to the design and layout of the site in relation to measures to reduce the environmental impact and offering nature-based solutions.

#### Councillor Horrill

Councillor Horrill noted that SJMB was a crucial part of the current local plan submission due to the inclusion of up to 1,000 new homes and queried whether the Inspector's review of the plan was likely to make any material difference to the concept masterplan. She regretted the lack of decision on the candidate SINC and believed this indicated an intention on the part of the developer to develop the northern fields area of the site. She queried whether the proposed sports provision would be amended once the district review of sporting facilities had been completed? She also asked how the green infrastructure and estate would be managed in the future and who would fund the cost of building the new park and ride facility?

#### Councillor Godfrey

Councillor Godfrey welcomed the retention of most of the woodland and the creation of a nature park but expressed concern about what remodelling of the existing land would be required. He also shared the concern regarding a delay to the decision on the candidate SINC and any development in the northern fields. He did not oppose the provision of new homes but emphasised the importance of the protection of the rural character of Littleton and retention of the settlement gap. He queried the requirement to retain the existing sports facilities and requested that the

masterplan should have regard to the recently adopted Littleton and Harestock Village Design Statement.

The Leader welcomed three representatives from the Defence Infrastructure Organisation (DIO) team to the meeting: Ian Woodward, Nikki Davies and Rob Gardner.

Councillor Porter, the Service Lead – Built Environment, the Strategic Planning Manager and representatives from the DIO team responded to the comments and questions raised by the parish council and three city councillors summarised above. The officers and representatives, together with the Director (Legal), also responded to questions from Cabinet Members.

Cabinet agreed to the following for the reasons set out in the report and outlined above.

**RESOLVED:**

1. That the concept masterplan process be noted, including the public engagement strategy undertaken by the applicants which has helped to inform the preparation of the concept masterplan for Sir John Moore Barracks and has been undertaken following the Council's master planning framework process; and

2. That the Sir John Moore Barracks Concept Masterplan Vision Document, that is attached as Appendix 1 to the report be endorsed which will then become a material consideration to inform the development management assessment of the future planning application.

3. That it be noted that Cabinet is not taking a decision on whether the candidate Site of Importance for Nature Conservation (SINC) will be agreed. This decision will be taken following the assessment and consideration of the future outline planning application.

8. **LOCAL DEVELOPMENT SCHEME**  
(CAB3499)

Councillor Porter introduced the report and highlighted that the information required to compile a local plan and the time scale of its production were dependent on the government issuing the Levelling Up and Regeneration Act secondary legislation. Consequently, she requested that the updated Local Development Scheme (LDS) be referred to as the interim LDS. This was agreed.

At the invitation of the Leader, Councillors Lee and Horrill addressed Cabinet as summarised briefly below.

Councillor Lee

Councillor Lee queried the impact of the local government reorganisation on the production of a Local Plan and sought assurances about the flexibility and adaptability of the timetables. He suggested the possibility

of sharing staffing resources with neighbouring authorities and queried whether there were sufficient resources for the amount of work required. He asked whether the new National Planning Policy Framework (NPPF) would allow for a lighter touch local plan review?

Councillor Horrill

Councillor Horrill noted that the Mayor of the new Strategic Authority would have responsibility for strategic planning from May 2026 and queried what new actions would be undertaken as part of the LDS to take account of this and devolution and local government reorganisation in general. She asked what approach would be taken to employment provision and what protection the LDS offered against speculative development in the light of the Government's increased housing number requirement. She welcomed the insertion of the word "interim" and asked that if any significant changes were made to the LDS the document be brought back for further consideration by members.

Councillor Porter and the Strategic Planning Manager responded to the comments and questions raised.

Cabinet agreed to the following for the reasons set out in the report and outlined above.

RESOLVED:

1. That the updated interim Winchester District Local Development Scheme February 2025, as set out in Appendix 1 to the report, be approved and brought into immediate effect; and
2. That authority is delegated to the Strategic Planning Manager, in consultation with the Cabinet Member for Place and Local Plan, to undertake minor updating and drafting of any amendments required prior to publication.

9. **GENERAL FUND BUDGET 2025/26**  
(CAB3494)

Councillor Cutler introduced the report and drew Cabinet's attention to an updated version of Appendix C (earmarked reserves) which had been circulated with a supplementary agenda. The updated copy reflected the new Council Plan priorities and the £200,000 transfer to the Thriving Places Reserve for planning enforcement, recommendation 7a) of the report. Councillor Cutler also proposed an amendment to recommendation 13 of the report to replace the words "the Cabinet Member for Business and Culture" with "the relevant Cabinet Member". This was agreed.

Councillor Cutler advised that the report had been considered by Scrutiny Committee on 4 February and the minutes of that meeting had been circulated to all present and published on the web [here](#). The Committee had asked a number of questions which had been responded to at the meeting.

At the invitation of the Leader, Councillors Lee and Godfrey addressed Cabinet as summarised briefly below.

Councillor Lee

He thanked Councillor Cutler and the Finance Team for the recent Member briefing on the budget and TC25 proposals and also welcomed a number of proposals in the report including the additional funding for planning enforcement. He queried the impact of the proposed reductions on service quality, the necessity to learn from the experience of new unitary authorities regarding the financial impact of local government reorganisation and whether a specific budget had been allocated for the nature improvement programme.

Councillor Godfrey

He welcomed the proposed additional funding for planning enforcement. He queried whether sufficient resources had been allocated for the work of the Strategic Planning Team. Noting the significant predicted future budget shortfall, he asked whether the TC25 savings programme would be sufficiently robust to address this.

Councillor Cutler and the Director (Finance) responded to the comments and questions raised.

Cabinet agreed to the following for the reasons set out in the report and outlined above.

**RECOMMENDED (TO COUNCIL):**

1. **That the level of General Fund Budget for 2025/26 be agreed and recommend the summary as shown in Appendix A of report CAB3494.**
2. **That the Greener Faster and carbon investment proposals be approved, used as the basis of this budget and as set out in the CAB3483 including:**
  - a. **£135,000 additional budget per annum for the ongoing costs of providing the food waste collection service.**
  - b. **£460,000 one-off budget to fund the phased roll out of the food waste service from October 2025, without government funding.**
3. **That in relation to the Healthy Communities priority of the new Council Plan:**
  - a. **the revised income bands for the Council Tax Reduction scheme for working age applicants (set out in appendix E of the report) that ensure claimants continue to receive the appropriate level of support after the DWPs increase in Universal Credit rates be approved with effect from 1 April 2025.**
  - b. **That the amendment of the Council Tax Reduction scheme for working age applicants to include all additional support and new**

disregards with effect from 1 April 2025 be approved, as set out in the report.

c. That £15,000 from the Cost of Living Reserve be used to extend the Council Tax Exceptional Hardship Fund into 2025/26.

4. That in relation to the Good Homes for All priority, additional investment of £300,000 per annum to fund increased demand for temporary accommodation to prevent homelessness be approved.

5. That an additional £50,000 per annum be included to fund additional pressures on council contracts.

6. That service income annual budgets be amended as follows, in response to revised estimates:

a. Garden Waste income increased by £30,000 (to reflect increases subscriptions, although partly off-set by increased contract costs of delivering the service to more households).

b. Planning fee income reduction of £200,000 (to reflect the current reduced levels of applications received)

7. That following a review of earmarked reserves they be amended as follows:

a. £200,000 of the Transitional Reserve be re-allocated to the Thriving Places Reserve to invest one-off resources into planning enforcement.

b. £2m of the Transitional Reserve be re-allocated to the Property Reserve to fund maintenance requirements of corporate properties.

c. £902,000 of the Exceptional Inflation Reserve be re-allocated to the Car Parks Property Reserve to fund maintenance of and investment in parking.

d. £425,000 from the Major Investment Reserve be re-allocated to the Local Development Framework Reserve to fund Local Plan requirements.

e. An additional £250,000 per annum be set aside into the Property Reserve, for the maintenance of and investment in operational assets.

f. An additional £100,000 per annum be set aside into the Car Parks Reserve to fund maintenance of and investment in parking.

8. That the sum of £1,364,045 be treated as Special Expenses under Section 35 of the Local Government Finance Act 1992 in respect of the Winchester Town area as set out in section 16 and Appendix D of the report.

9. That the Council Tax for the Special Expenses in the Winchester Town area at Band D for 2025/26 be increased by the maximum allowed under the referendum limit of 2.99% combined between the town and district.

10. That the deficit balance on the Council Tax Collection Fund for distribution to this Council, calculated in January 2025 of £142,787, be approved.

11. That it be recommended that the level of Council Tax at Band D for City Council services for 2025/26 be increased to £163.66, an increase of £4.30 reflecting an average Council tax increase of 2.7%.

12. That a Second Home premium for Council Tax which will take effect from 1 April 2026 (12 months' notice is required to implement this premium), and the adoption of exceptions (listed at Appendix F) in respect of properties included in the Council Tax Premium schemes be approved.

RESOLVED:

13. That authority be delegated to the Corporate Head of Economy and Community, in consultation with the relevant Cabinet Member, to devise and agree:

- a. The Community and Voluntary Sector grant programme funding criteria, detailed outcomes, application processes and assessments and the allocation of grants.
- b. The UK Shared Prosperity Fund programme, implement and administer the scheme and the allocation of grants, in line with government guidance.

10. **HOUSING REVENUE ACCOUNT (HRA) BUDGET 2025/26**  
(CAB3490)

Councillor Westwood introduced the report and advised that the report had been considered by Scrutiny Committee on 4 February and the minutes of that meeting had been circulated to all present and published on the web [here](#). The Committee had asked a number of questions which had been responded to at the meeting. The Committee had also requested that the table concerning service charges (paragraph 11.42 of the report) be updated/annotated to provide further clarification and this had been done with a revised version of the table circulated to all members present at Cabinet.

Councillor Westwood also made reference to the consideration of the report at the TACT Board meeting of 27 January which had agreed the proposed rent increases. TACT Board has also discussed the proposals to address the funding gap, the risk assessment information contained in the report and the consultation undertaken with tenants more widely on the proposed rent increases.

At the invitation of the Leader, Councillors Lee and Horrill addressed Cabinet as summarised briefly below.

Councillor Lee



With reference to the council's declaration of a nature emergency he emphasised the importance of stronger environmental considerations within the HRA budget and adopting a holistic approach to nature, carbon reduction and tenant well-being for example by introduction of green infrastructure and nature improvements. He asked whether funding had been allocated for the replacement of boilers by heat pumps>

Councillor Horrill

She reiterated comments made at Scrutiny Committee regarding the report's risk assessment as considered that it did not adequately reflect all the risks facing the HRA. She welcomed the updated table on service charges. She asked whether the outcome of the application for Local Authority Housing Fund round 3 had been received and also whether there was adequate budget provision for training for officers, noting the recent changes in the Housing Team.

Councillor Westwood responded to the comments and questions raised, including explaining that specific detailed risk assessments were included within separate housing reports as appropriate.

Cabinet agreed to the following for the reasons set out in the report and outlined above.

**RECOMMENDED (TO COUNCIL):**

- 1. Note the HRA Financial Plan operating account, including annual working balances, as detailed in Appendix 6 of report CAB3490.**
- 2. Approve the 2025/26 Housing Revenue Account budget as detailed in Appendices 1 and 2 to the report.**
- 3. Approve the proposed capital programme for maintenance, improvements and renewals totalling £167.868m.**
- 4. Approve capital expenditure and delegate to the Strategic Director with responsibility for housing authority to enter into necessary contracts for the 2025/26 capital programme of £21.134m, as detailed in Appendix 3 of the report in accordance with Financial Procedure Rule 7.4.**
- 5. To approve the award of a contract, by direct award, for technology-based retrofit works of £4.3m per year in 2025/26, 2026/27 and 2027/28 (totalling £12.8m), contingent on funding secured from the Department of Energy Security and NetZero Social Housing Fund Wave 3 Grant, equivalent to 190 properties over 3 years. (See Para 11.62 to 11.65 of the report).**
- 6. Approve the proposed 10 year capital programme for new homes totalling £237.7m, and expenditure of £5.255m in 2025/26,**

as detailed in appendix 4 of the report in accordance with Financial Procedure Rule 7.4,

7. Approve the financing of the HRA Capital Programme as detailed in Appendix 5 of the report, (noting the planned repayment of borrowing following the 1000 homes programme).

8. Approve the revenue savings target of £2m outlined to Cabinet in the November options paper and subsequently consulted upon and summarised at appendix 7 of the report.

9. Authorise the Section 151 Officer, in consultation with the Strategic Director with responsibility for Housing to approve the buy-back, during 2025/26, of individual former HRA properties sold under the Right to Buy, following positive financial appraisal, utilising the unallocated New Homes budget (see para 11.26 of the report).

10. Subject to the acceptance of the expression of interest to the Local Authority Housing Fund (LAHF) round 3:

a. Authorise the Strategic Director with responsibility for Housing to enter into a revised Memorandum of Understanding with Ministry of Housing, Communities & Local Government to secure additional LAHF funding estimated at £2.841m

b. Delegate authority to the Section 151 Officer to approve capital expenditure (subject to financial appraisal, in accordance with Financial Procedure Rule 7.4) of up to £6.0m to purchase up to 12 properties using the approved HRA unallocated new build budget, to be part-financed by LAHF grant with any balance via prudential borrowing.

c. Authorise the Corporate Head – Asset Management and the Strategic Director with responsibility for Housing to purchase up to 12 properties. (Para 11.70-11.72 of the report)

11. Approve the average rent increase for 2025/26 for all affordable, Shared Ownership and social housing of 2.7% based on the September 2024 CPI figure of 1.7% +1% (see para 11.6-11.7 of the report).

12. Approve amendments to HRA tenant service charges in 2025/26 to reflect cost recovery based on 2023/24 actual costs, subject to capping at 5% or £5, whichever is greater, and noting that capped charges will be subject to gradual increases in future years (see para 11.41 to 11.45 of the report).

13. Note that the previously approved consultation on the move to full cost recovery for both private and tenant connections of the council's sewage treatment works will now take place in 2025/26 (see para 11.46-11.51 of the report).

**14. Note that the draft HRA Business 30-year Plan is viable and sustainable and has the capacity to support the delivery of 1,000 new affordable homes.**

**11. CAPITAL INVESTMENT STRATEGY 2025 - 2035  
(CAB3495)**

Councillor Cutler introduced the report and advised that the report had been considered by Scrutiny Committee on 4 February and the minutes of that meeting had been circulated to all present and published on the web [here](#). The Committee had asked a number of questions which had been responded to at the meeting.

At the invitation of the Leader, Councillor Lee addressed Cabinet as summarised briefly below.

He emphasised the importance of increasing the understanding of potential to maximise income from the council's assets and noted that the Scrutiny Committee and Policy Committee chairs would be meeting to consider this further. He also referenced consideration of possible future ideas for the use of the Guildhall building.

Councillors Cutler and Tod responded to the comments made.

Cabinet agreed to the following for the reasons set out in the report and outlined above.

**RECOMMENDED (TO COUNCIL):**

- 1. That the Capital Investment Strategy be approved including:
  - a) the Capital Programme and Capital Programme Financing (Appendices A and B to the report);**
  - b) the Minimum Revenue Provision (MRP) Policy Statement (Appendix E of the report);**
  - c) the Flexible Use of Capital Receipts Strategy (Appendix G of the report); and**
  - d) the prudential indicators detailed in the report and Appendix F.****

**RESOLVED:**

- 2. That, subject to Council approval of the capital programme, the following capital expenditure in 2025/26 be approved:
  - a) IMT equipment and software (£95,000) as detailed in paragraph 11.8.6 of the report.****
- 3. That the requirement to ensure Members have the right knowledge and skills to undertake their governance role be noted and that**

the ongoing support and training offered to members is continued and enhanced as required.

12. **TREASURY MANAGEMENT STRATEGY 2025/26**  
(CAB3496)

Councillor Cutler introduced the report and advised that the report had been considered by Scrutiny Committee on 4 February and the minutes of that meeting had been circulated to all present and published on the web [here](#). The Committee had asked a number of questions which had been responded to at the meeting.

At the invitation of the Leader, Councillor Lee asked for confirmation that the council only invested in fossil free investments?

Councillor Cutler confirmed this was the case.

Cabinet agreed to the following for the reasons set out in the report and outlined above.

**RECOMMENDED (TO COUNCIL):**

1. **That the Treasury Management Strategy Statement which includes the Annual Treasury Investment Strategy for 2025/26 (and the remainder of 2024/25) is approved;**

2. **That authority is delegated to the Section 151 Officer to manage the council's pooled property investment and long-term borrowing according to the Treasury Management Strategy Statement as appropriate; and**

3. **That authority is delegated to the Section 151 Officer, who in turn discharges this function to Hampshire County Council's Director of Corporate Operations, as agreed in the Service Level Agreement, to manage all council investments (other than the high yield portfolio) and short-term borrowing according to the Treasury Management Strategy Statement as appropriate.**

13. **FUTURE ITEMS FOR CONSIDERATION BY CABINET**

RESOLVED:

That the list of future items as set out in the Forward Plan for March 2025 be noted.

The meeting commenced at 9.30 am and concluded at 1.10 pm

Chairperson