

**MINUTES OF THE CABINET  
TUESDAY, 22 APRIL 2008**

Councillors \*Meehan (Chair), \*Reith (Vice-Chair), \*Adje, \*Amin, \*Basu, \*Canver, \*Diakides, \*Haley, \*B. Harris and \*Santry

\*Present

Also Present: Councillors Bevan, Bull, Wilson and Winskill.

MINUTE NO.	SUBJECT/DECISION	ACTION BY
<b>CAB163.</b>	<p><b>MINUTES</b></p> <p><b>MINUTES</b> (Agenda Item 4)</p> <p>Arising from consideration of Minute CAB.148 (3) – Implementing a Planning Charge for Pre-Application Planning Advice we noted that although this matter had been the subject of further correspondence some concerns remained and we agreed that a further report should be made to our June meeting.</p> <p><b>RESOLVED:</b></p> <p>That the minutes of the meeting of the Cabinet held on 18 March 2008 be confirmed and signed.</p>	<p>DUE</p> <p>HLDMS</p>
<b>CAB164.</b>	<p><b>PRESENTATIONS/DEPUTATIONS/PETITIONS/QUESTIONS</b> (Agenda Item 5)</p> <p><u>Annual Audit and Inspection Letter</u></p> <p>We received a presentation from Mike Haworth-Maden of the Audit Commission on the Annual Audit and Inspection Letter. We noted that the Letter provided an overall summary of the Audit Commission's assessment of the Council and that the main messages were that the Council was improving well and had been assessed as a three-star authority under the Comprehensive Performance Assessment (CPA) framework; that the Council had received an unqualified opinion on its 2006/07 accounts and an unqualified conclusion on its arrangements for securing value for money during 2006/07.</p> <p>We also noted that the Council had been assessed as needing to improve adult social care and accelerate the pace of improvement in housing; to develop its arrangements for the production of the annual accounts; continue to enhance risk management across the Council and its partnerships; and maintain focus on improving its understanding of costs and their relationship with its priorities and, in particular, on ensuring that costs were commensurate with performance levels.</p> <p>Questions were then put by Members of the Cabinet and answers given. It having been noted that from 2007/08 the Council's appointed auditor</p>	

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	<p>would be Grant Thornton, our Chair thanked Mike Haworth-Maden for his attendance and presentation as well as for the work that he and the Audit Commission had carried out with Council.</p>	
<p><b>CAB165.</b></p>	<p><b>MATTERS, IF ANY, REFERRED TO THE CABINET FOR CONSIDERATION BY THE OVERVIEW AND SCRUTINY COMMITTEE</b> (Agenda Item 6)</p> <p><u>Scrutiny Review of High Impact Users of Healthcare</u></p> <p>We received a presentation from Councillor Winskill as Chair of the Scrutiny Review Panel which had reviewed High Impact Users of Healthcare on behalf of the Haringey Teaching Primary Care Trust (TCPT) and we noted that, in accordance with Part 4 Section G Paragraph 1.3 (viii) of the Constitution, the report being in relation to an NHS matter was copied to us for information. However, if on consideration of the Review the TCPT should accept its recommendations then a number of them would involve joint working with the Council's Adult Services service and that a response with an action plan would need to be submitted to us at that time.</p> <p>Having answered questions which we put to him, our Chair thanked Councillor Winskill and the other members of the Scrutiny Review Panel for their report and we</p> <p><b>RESOLVED:</b></p> <p>That the report be noted.</p>	
<p><b>CAB166.</b></p>	<p><b>ANNUAL AUDIT &amp; INSPECTION LETTER 2008</b> (Joint Report of the Chief Executive and the Chief Financial Officer – Agenda Item 7):</p> <p><b>RESOLVED:</b></p> <ol style="list-style-type: none"> <li>1. That the Audit Commission's Annual Audit and Inspection Letter for 2008 be noted.</li> <li>2. That the following key areas for action from the Audit and Inspection Letter together with the responses and proposed actions detailed be approved -</li> </ol> <p><u>Improve adult social care and accelerate the pace of improvement in housing</u></p> <p>An action plan is in place for adult social care and is now being implemented; the housing service improvements continue to be monitored and further stretching targets are part of the business planning process.</p> <p><u>Develop its arrangements for the production of the annual accounts</u></p> <p>A detailed action plan has been jointly agreed with the auditors</p>	<p>CFO</p>

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	<p>and is being implemented; refreshed consultation with our partners has taken place at the HSP on the format of the annual report and summary accounts for 2007/08.</p> <p><u>Continue to enhance risk management across the Council and its partnerships</u></p> <p>The Council is continuing to enhance its risk management processes and this is a key feature of business planning and decision making.</p> <p><u>Maintain focus on improving its understanding of costs and their relationship with its priorities and, in particular, on ensuring that costs are commensurate with performance levels</u></p> <p>The Council will continue its drive for improving value for money. It is a key component of the business planning process and a separate rolling programme of value for money reviews, including zero based budgeting, is progressing under the Achieving Excellence programme.</p>	
<p><b>CAB167.</b></p>	<p><b>THE COUNCIL'S PERFORMANCE - FEBRUARY 2008</b> (Joint Report of the Chief Executive and the Chief Financial Officer – Agenda Item 8):</p> <p><b>RESOLVED:</b></p> <p>That the report and progress against Council priorities as shown in the Appendix be noted and approval granted to the virements set out in Section 21.5 of the interleaved report.</p>	<p>CFO</p>
<p><b>CAB168.</b></p>	<p><b>HOMES FOR HARINGEY PERFORMANCE REPORT</b> (Report of the Director of Urban Environment – Agenda Item 9):</p> <p>Having noted that the void performance indicator was set at 27 days, Members expressed concern that the performance was below target level and that the indicator would not be achieved by year end.</p> <p>We were advised that in order to address and improve performance a joint Homes for Haringey and Council Voids Group had been established and would target difficult to let voids within sheltered accommodation and ensure properties were made ready to let within timescales while aiming to significantly reduce the number of historical voids. We were also advised that although short of the agreed target 46 properties had been let in the last week of March and the Voids Group would continue to meet with a view to identifying blockages to performance and any potential quick wins.</p> <p>Disquiet was also voiced about the consequential financial implications for the budget of voids performance continuing to achieve below target particularly in relation to lost rent income. We noted that a review of practices in other authorities with housing stock similar to that in Haringey could be undertaken and a further paper prepared for discussion by Members.</p>	<p>DUE</p>

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	<p>Arising from consideration of the report clarification was also sought of the procedure to be followed for dealing with enquiries to Homes for Haringey about cases which required urgent attention. We were advised that Members making such enquiries should mark them 'Urgent' which should ensure that they were prioritised</p> <p><b>RESOLVED:</b></p> <p>That the report be noted.</p>	
<p><b>CAB169.</b></p>	<p><b>PRIMARY STRATEGY FOR CHANGE</b> (Joint Report of the Chief Executive and the Chief Financial Officer – Agenda Item 10):</p> <p>Arising from consideration of paragraph 11.6.3 in relation to the community use of school facilities we asked that Neighbourhood Management and representatives of voluntary groups be included in the on-going work involving the Children and Young People's Service and Corporate Property Services to identifying specific primary schools that should be a priority for community use provision.</p> <p>We noted that with regard to Paragraph 11.8, the guidance supplied meant that the Council's Primary Strategy for Change (PSfC), would need specifically to address proposals to encourage "choice, diversity and fair access", including proposals to increase "self-governance" across the primary phase. In acknowledging this requirement we asked that this part of the document be worded carefully whilst noting that the final decision on the status of individual schools would rest with their respective Governing Bodies.</p> <p><b>RESOLVED:</b></p> <p>That approval be granted to the delegation of authority to agree the final Primary Strategy for Change document to the Director of the Children and Young People's Service in consultation with the Cabinet Member for Children and Young People.</p>	<p>DCYPS</p>
<p><b>CAB170.</b></p>	<p><b>UPPER LEE VALLEY FUNDING ARRANGEMENTS</b> (Report of the Director of Urban Environment – Agenda Item 11):</p> <p><b>RESOLVED:</b></p> <ol style="list-style-type: none"> <li>1. That approval be granted to the bids put forward for external funding to support employment and enterprise in Haringey and the Upper Lee Valley as outlined in the interleaved report.</li> <li>2. That approval be granted to Haringey acting as the accountable body for the London Development Agency (LDA) employment programme and the European Regional Development Fund Capital projects (measure 3.2) programme in the event of the bid being successful.</li> <li>3. That, having regard to changes in funding arrangements and the changing relationship with Urban Futures, approval be granted to</li> </ol>	<p>DUE</p> <p>DUE</p> <p>DUE</p>

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	<p>the delegation of authority to withdraw from membership of the Urban Futures board to the Director of Urban Environment in consultation with the Cabinet Member for Regeneration and Enterprise subject to the progress of the review of board membership.</p>	
<b>CAB171.</b>	<p><b>97/99 PHILIP LANE N15 - COMPULSORY PURCHASE ORDER</b> (Report of the Director of Urban Environment – Agenda Item 12):</p> <p><b>RESOLVED:</b></p> <p>That approval be granted to:</p> <ul style="list-style-type: none"> <li>• The use of the Council’s compulsory purchase powers to acquire the properties known as 97/99 Philip Lane, Haringey, N15 as shown edged red on the plans attached to the interleaved report compulsorily under Section 17 of the Housing Act 1985 and the Acquisition of Land Act 1981.</li> <li>• The Head of Legal Services being authorised to make and seal the Order for submission to the Secretary of State for Communities and Local Government for consideration and approval and that, in the event of the Secretary of State approving the Order, proceed with the acquisition.</li> <li>• The Head of Legal Services being authorised, in consultation with the Director of Urban Environment, to accept and enforce a legally enforceable undertaking, by the owners, to bring 97/99 Philip Lane back into residential use and occupation without the need to proceed with the CPO where this can be achieved within a reasonable timescale.</li> <li>• The disposal of the property, subject to the confirmation of the Compulsory Purchase Order, to a Registered Social Landlord (RSL) in the first instance, or to a private owner or developer (in which case the sale would be by way of auction with covenants applied to bring the property back into use as soon as possible).</li> <li>• The re-cycling of the receipt from the disposal back to the capital programme budget for the continued private sector housing CPO programme.</li> <li>• The financial costs of the Compulsory Purchase Order being met through the capital programme.</li> </ul>	<p>DUE</p> <p>HLS</p> <p>HLS/ DUE</p> <p>DUE</p> <p>CFO</p> <p>CFO</p>
<b>CAB172.</b>	<p><b>SAFER FOR ALL STRATEGY 2008-2011</b> (Report of the Assistant Chief Executive – Policy, Performance Partnerships and Communications – Agenda Item 13):</p> <p><b>RESOLVED:</b></p>	

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	<ol style="list-style-type: none"> <li>1. That the Safer for All Strategy as set out as an appendix to the interleaved report be endorsed.</li> <li>2. That it be noted that the Strategy complied with the statutory framework.</li> </ol>	ACE-PPPC
<p><b>CAB173.</b></p>	<p><b>HARINGEY'S PARKFORCE - OPEN SPACE SUPERVISION</b> (Report of the Director of Adults, Culture and Community Services – Agenda Item 14):</p> <p>Concern was expressed about the proposed winding up of the Parks Constabulary Service and confirmation was sought and given that the Service would not be withdrawn pending consideration of a further report to our meeting in July 2008.</p> <p>We noted that the Council was seeking to redirect revenue subsidy including £35,000 for a Finsbury Park Development officer post and in this connection we agreed to a suggestion that Islington Council and Hackney Council be approached about the establishment of a Parks Constabulary for Finsbury Park. We also agreed that a meeting be arranged with the Metropolitan Police Service to discuss the availability of resources to maximise supervision and presence in Haringey's open spaces.</p> <p><b>RESOLVED:</b></p> <ol style="list-style-type: none"> <li>1. That approval be granted in principle to the proposed Haringey Parkforce 'Model' as set out in the interleaved report.</li> <li>2. That the Director of Adults, Culture and Community Services be authorised to proceed with consultation on the proposed 'Model' and development plan</li> <li>3. That a further report, drawing together consultation findings and establishing an implementation and resource plan be brought back to our meeting in July 2008.</li> <li>4. That approval be granted in principle to the dissolution of the current Parks Constabulary Service subject to a further report to our July 2008 meeting.</li> </ol>	<p>DACCS</p> <p>DACCS</p> <p>DACCS</p> <p>DACCS</p> <p>DACCS</p>
<p><b>CAB174.</b></p>	<p><b>ENCROACHMENTS AND EXPIRED LEASES ON COUNCIL LAND</b> (Report of the Director of Adults, Culture and Community Services – Agenda Item 15):</p> <p>The Appendices to the interleaved report were the subject of a motion to exclude the press and public from the meeting as they contained exempt information which was likely to reveal the identity of an individual; related to the business or financial affairs of any particular person (including the Authority holding that information); which revealed that the Council proposed to give any enactment a notice under or by virtue of which</p>	

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	<p>requirement were imposed on a person; or to make an order or direction under any enactment.</p> <p>In response to a question, it was confirmed that, if adopted, the proposed course of action for dealing with encroachments would be applied not only to the two sites identified in the report but to other Council owned land including that being managed by Homes for Haringey. We also indicated that while we would not generally favour the granting of any new leases there might be small parcels of land where granting leases or disposal might be considered and such sites should be considered on a case by case basis. Any Members aware of encroachments should report them to the appropriate Council department.</p> <p><b>RESOLVED:</b></p> <ol style="list-style-type: none"> <li>1. That Option 2 as outlined in paragraph 13.6 of the interleaved report be adopted and enforcement action be taken against all home owners who had encroached on to Council land at Parkland Walk Local Nature Reserve and Palace Gates Embankment such action to proceed on a case by case basis with advice from the Head of Legal Services.</li> <li>2. That as leases of Council land to private home owners expired these be re-offered but at full 'market' value and if not taken up then the land be returned to the nature reserve with the advice of the Head of Legal Services.</li> <li>3. That the approach to new encroachments and to old/complicated encroachments as set out in Appendices 6a and 6b respectively to the interleaved report be approved.</li> <li>4. That approval be granted to the ring fencing of lease income to support more effective management of the process and sites.</li> </ol>	<p>DACCS</p> <p>DACCS</p> <p>DACCS</p> <p>DACCS</p>
<p><b>CAB175.</b></p>	<p><b>URGENT ACTIONS TAKEN IN CONSULTATION WITH CABINET MEMBERS</b> (Report of the Chief Executive – Agenda Item 16):</p> <p><b>RESOLVED:</b></p> <p>That the report be noted and any necessary action approved.</p>	
<p><b>CAB176.</b></p>	<p><b>DELEGATED DECISIONS AND SIGNIFICANT ACTIONS</b> (Report of the Chief Executive – Agenda Item 17):</p> <p><b>RESOLVED:</b></p> <p>That the report be noted and any necessary action approved.</p>	
<p><b>CAB177.</b></p>	<p><b>MINUTES OF OTHER BODIES</b> (Agenda Item 18):</p> <p><b>RESOLVED:</b></p>	

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	<p>That the minutes of the following meetings be noted and any necessary action approved -</p> <ul style="list-style-type: none"> <li>a. Cabinet Member Signing – 18 March 2008</li> <li>b. Procurement Committee – 25 March 2008</li> <li>c. Cabinet Member Signing – 2 April 2008</li> <li>d. Cabinet Member Signing – 3 April 2008</li> </ul>	
<p><b>CAB178.</b></p>	<p><b>PURCHASE OF 85 MARSH LANE N17</b> (Joint Report of the Director of Urban Environment and the Director of Corporate Resources – Agenda Item 22):</p> <p>Our Chair agreed to accept the report as urgent business. The report was late because of the need to conclude negotiations. The report was too urgent to await the next meeting because the site had been marketed and confirmation of the Council’s bid was required.</p> <p>The interleaved report was the subject of a motion to exclude the press and public from the meeting as it contained exempt information relating to the business or financial affairs of any particular person (including the Authority holding that information).</p> <p><b>RESOLVED:</b></p> <ul style="list-style-type: none"> <li>1. That formal approval be granted to the purchase of the site known as 85 Marsh Lane, N17 OUX for the sum set out in the interleaved report.</li> <li>2. That approval be granted to the delegation of authority to sign contracts and finalise the transfer of land to this Authority to the Director of Corporate Resources.</li> <li>3. That approval be granted to the amendment of the capital programme and funding to reflect this acquisition.</li> </ul>	<p>DUE/ DCR</p> <p>DCR</p> <p>DCR</p>
<p><b>CAB179.</b></p>	<p><b>DISPOSAL OF LAND ADJACENT TO 68 &amp; 69 WEIR HALL AVENUE N18</b> (Report of the Director of Corporate Resources – Agenda Item 23):</p> <p>The interleaved report was the subject of a motion to exclude the press and public from the meeting as it contained exempt information relating to the business or financial affairs of any particular person (including the Authority holding that information).</p> <p><b>RESOLVED:</b></p> <ul style="list-style-type: none"> <li>1. That the Head of Corporate Property Services be authorised to dispose of the land adjacent to 68 and 69 Weir Hall Avenue N18 for best consideration to Servite Houses.</li> <li>2. That, in the event of the Council being unable to agree terms with Servite Houses, then the remaining preferred Registered Social</li> </ul>	<p>DCR</p> <p>DCR</p>



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	Landlords (RSL's) partners be invited to bid for the site.	
	3. That, if not sold to a preferred partner RSLs, approval be granted to the disposal of the site on the open market.	DCR
	4. That, a commuted sum of £60,000 be ring-fenced from the capital receipt for environmental works in and around the surrounding in and around the surrounding area to the amenity area.	DCR

GEORGE MEEHAN  
Chair