

Agenda

Meeting of : The Cabinet
Meeting held in : Alamein Suite, City Hall, Salisbury
Date : Wednesday 28 February 2007
Commencing at : 5.00 pm

- 1 **Apologies:**
To receive any apologies for absence.
- 2 **Declarations of Interest:**
- 3 **To Receive Minutes of Last Meeting:**
To receive minutes of last meeting and to receive updates on the decisions from the respective Portfolio Holders.
- 4 **Public Question/Statement Time:**
To receive public questions/statements at this meeting.

Please note that in accordance with the Council's Constitution a question/statement may only be asked /made if written notice has been given to the Head of Democratic Services by midday on the working day before the meeting.

- 5 **Forward Plan (Agenda):**
To consider the Leader's proposed 4 month Forward Plan for the period 1 March 2007 – 30 June 2007 (copy attached) which needs to be approved to become operational from 1 March 2007.
6. **Call-in Decisions:**
To consider any Scrutiny Panel Call-in's of decisions taken at last meeting.
7. **Old Sarum Airfield Conservation Area Appraisal and Sustainability Appraisal:**

[Appendix 1](#) [Appendix 2](#) [Appendices 3, 4, & 5](#) [Appendix 6](#) [Appendices 7,8&9](#)

To consider the attached report from the Principal Conservation Officer, which incorporates the views of the relevant Area Committees and the Planning Scrutiny Panel which met on 22 January. An exempt report containing legal advice is set out at Agenda Item 22.



Awarded in:
Housing Services
Waste and Recycling Services



Please note: 15 minutes will be allocated at the beginning of the agenda item to allow public speakers both for and against the proposal, although this may be extended at the discretion of the Chairman if a significant number of people wish to speak. An equal amount of time will be offered to both objectors and supporters. Contributions will normally be limited to no more than 3 minutes per person.

Cabinet Member for Planning and Economic Development

Recommended – that

- (1) Make note of:
 - (a) the Atkins Heritage assessment for Old Sarum Airfield;
 - (b) the Sustainability Appraisal; and
 - (c) the outcome of the public consultation exercise, as summarised in the tables in Appendices 3 and 4; and
- (2) Designate a conservation area at Old Sarum Airfield, with the boundaries as shown in Appendix 2; and
- (3) Request that officers prepare a management plan for the designated conservation area.

8. [Review of Phase 2 Housing Allocations – Assessment of Marketing of Station Works Site Tisbury:](#)

To consider the attached report of the Principal Planning Officer (Forward Planning).

Cabinet Member for Planning and Economic Development

Recommended – that

9. [Draft Masterplan and Development Brief for Land at Porton Down:](#)

[Appendix B](#)

[Appendices C](#)

[Appendix D](#)

To consider the attached report of the Principal Planning Officer (Forward Planning), which includes the recommendations of the Northern Area Committee meeting held on 8 February 2007 (also attached).

Deputy Cabinet Member for Planning and Economic Development

Recommended – to

- (1) Note the consultation responses and proposed changes set out in Appendix 1
- (2) Note the list of local highway issues set out in the table at section 6.2 of this report which will be brought to the attention of the organisations listed for appropriate attention.
- (3) Adopt the amended Porton Down Masterplan (attached at Appendix B) and Porton BioScience and Technology Centre Development Brief (attached at Appendix C) as Supplementary Planning Guidance.

10. [Salisbury District Hospital Development Brief:](#)

To consider the attached report of the Principal Planning Officer (Forward Planning).

[Appendix 2](#)

Cabinet Member for Planning and Economic Development

Recommended – to

- (1) taking into account the changes resulting from the consultation exercise, adopts the Salisbury District Hospital Development Brief as Supplementary Planning Guidance to the Salisbury District Local Plan.
- (2) that changes to some diagrams within the document be delegated to officers to make as agreed with the Corporate Editor.

11. **Revised Media Protocol:**

To consider the attached report and Media Protocol of the Head of Marketing, Economic Development and Tourism. The views of the Resources Scrutiny Panel meeting held on 12 February 2007, are also attached.

Cabinet Member for Resources

Recommended – to

- (1) To agree the amendments to the council's media protocol outlined in the report:
- (2) Subject to Cabinet's agreement of the changes, to request the corporate communications manager to implement those changes and re-issue the document to all officers and all councillors.

12. **Rent Deposit Scheme and Rent in Advance:**

To consider the attached report of the Head of Strategic Housing.

Cabinet Member for Community and Housing

Recommended – to approve

- (1) Withdrawal of the rent deposit scheme and the introduction of a rent deposit guarantee scheme.
- (2) That, whilst considering each case on its merits, the council should seek to recover rent in advance payments issued to tenants by the end of their tenancy period.
- (3) That any balance outstanding 21 days after the end of the tenancy be referred to the council's Debt Recover Agent.
- (4) The incentive payments as set out in paragraph 6.
- (5) The revised costs of the scheme as set out in paragraph 7.

13. **Disposal of Land at Newton Lane, Whiteparish for Affordable Housing:**

To consider the attached report of the Head of Strategic Housing.

Cabinet Member for Community and Housing

Recommended – to agree to the sale of the land, outlined on the attached plan, to Wiltshire Rural Housing Association for the sum £80,000 or a sum equivalent to or £8,000 per plot, whichever is the greater, with a covenant that all dwellings built on the land are affordable homes in perpetuity. That the sale is also conditional on WRHA achieving a planning application permission further to an application which has first been approved by the Head of Strategic Housing in consultation with the Head of Legal and Property.

14. **Local Development Scheme:**

To consider the attached report of the Head of Forward Planning and Transportation.

Cabinet Member for Planning and Economic Development

Recommended – that members adopt the revised LDS and that it be formally submitted to the Government for approval.

That should the Government wish to see any further, minor revisions, that these be delegated to the Head of Forward Planning and Transportation unless he considers them significant enough to merit further consideration by the Cabinet.

15. **Wiltshire Community Strategy – Local Area Agreement:**

To consider the attached report of the Head of Community Initiatives.

Leader of the Cabinet

Recommended – to Full Council on 26 March 2007

- (1) The Council is a signatory to the Wiltshire Local Area Agreement for year one of the three year agreement. The Council reserves the right to review this decision next year and will only give further support to the LAA if it is satisfied that Housing issues have been fully recognised.

- (2) The council confirms its commitment to deliver / assist in the delivery of the activities identified in Appendix B
- (3) The Chief Executive and Leader of the Council have delegated authority to agree any outstanding matters
- (4) The Chief Executive and Leader of the Council are delegated authority to sign the Agreement
- (5) All members be provided with a copy of the final Agreement once it has been negotiated with the Government.

16. Future Use of the Guildhall:

To consider the attached report of the Head of Community Initiatives.

Cabinet Member for Community and Housing

Recommended -

- (1) The Council's Agent is appointed to act for the Council to explore the demand for the building in the marketplace, and seek expressions of interest by way of a very open brief so as not to fetter interest and creativity of use.
- (2) Cabinet determines whether the Guildhall Square should be included in the brief.
- (3) Legal and Property Services work with Housing Services to prepare a 10 year building maintenance property programme and an annual budget for future repairs and maintenance.

17. Café Licences Administration in Salisbury:

To consider the attached report of the Head of Legal and Property Services

Cabinet Member for Resources

Recommended – to

- (1) The Head of Legal and Property Services be authorised to renegotiate the existing arrangements with SCCMC Ltd in the form of a formal service level agreement on the following terms and conditions:
 - the term is for a period of one year ending on 31.03.2008 with an option to renew for another year at the discretion of the Head of Legal and Property Services in consultation with the Portfolio Holder for Resources
 - SCCMC Ltd shall be entitled to charge commission at such a % rate as the Head of Legal and Property Services shall be advised as is an appropriate market rate by the Council's retained valuers Humberts

But otherwise on such terms and conditions as the Head of Legal and Property shall determine.

- (2) Should the Council and SCCMC Ltd not be able to reach agreement in accordance with 1, above on or before 31.03.2007 the Head of Legal and Property Services be authorised to end the existing arrangements with SCCMC Ltd to take effect on 29.04.2007 and the administrative arrangements are brought back in house to be carried out by Legal and Property Services.

18. JCF Recommendation re position following Housing Stock Ballot:

To consider the recommendation from the JCF meeting held on 26 January 2007 (paper attached).

Recommendation - that the Cabinet be asked to consider the UNISON statement.

19. Changes to Planning Obligations Systems and Introduction of a Planning Gain Supplement:

To consider the attached report of the Planning Officer (Forward Planning). The views of the Planning and Economic Development Scrutiny Panel which meets on 26 February, will be circulated at the meeting.

Cabinet Member for Planning and Economic Development

Recommended – that the council makes robust representations on the consultation as follows:

- (1) The council wishes to see more information on the interpretation of the principles to be included in planning obligations.
- (2) The council does not support the introduction of this overly bureaucratic system, which removes an element of local control.
- (3) If the system is to be introduced then the council consider that payment should be made directly to the local authority.
- (4) The council would wish to see the promotion of the LDF and SPD as the streamlined system for simplifying planning gain
- (5) That the uncertainties outlined in section 9 of this report are addressed.

Councillors are also recommended to endorse the detailed responses to questions 1 – 12 that form Appendix 1 to this report, and that these are forwarded to the DCLG as the council's response to this consultation exercise.

20. Any Urgent Business Requiring a Decision:

21. Exempt Information:

In view of the confidential or sensitive nature of the matters to be considered, the Cabinet will consider excluding the press and public from the meeting during consideration of agenda items 22 and 23 on the grounds that they may involve the likely disclosure of 'exempt information' as defined in Part 1 of Schedule 12A inserted into the Local Government Act 1972 by the Local Government (Access to Information) Act 1985 and that the public interest against disclosing the information outweighs the public interest in favour of disclosure as explained below:

Paragraph 12 namely: `Any instructions to Counsel and any opinion of counsel (whether or not in connection with any proceedings) and any advice received, information obtained or action to be taken in connection with
(a) "any legal proceedings by or against the authority; or
(b) the determination of any matter affecting the authority (whether, in either case, proceedings have been commenced or are in contemplation)'

Paragraph 7 namely: `Information relating to the financial or business affairs of any particular person (other than the authority)

Paragraph 8 namely: the amount of any expenditure proposed to be incurred by the authority under any particular contract.

Summary of Exempt Matters

Old Sarum Airfield Conservation Area Appraisal and Sustainability Appraisal

Release of Allocated Land at Hindon Lane Tisbury



David Crook
Acting Chief Executive
20 February 2007