

**Minutes of a Meeting of the Executive  
held at Surrey Heath House on 2  
December 2014**

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+ Cllr Moira Gibson (Chairman)

+ Cllr Richard Brooks	+ Cllr Colin Dougan
+ Cllr Keith Bush	+ Cllr Craig Fennell
+ Cllr Mrs Vivienne Chapman	+ Cllr Charlotte Morley

+ Present

In Attendance: Cllr Rodney Bates, Cllr Heather Gerred, Cllr Edward Hawkins, Cllr Chris Pitt and Cllr John Winterton

**74/E Minutes**

The minutes of the meeting of the Executive held on 11 November 2014 were confirmed and signed by the Chairman.

**75/E Property Acquisition Strategy**

The Executive was reminded that in December 2011 the Council had adopted a Property Acquisition Strategy and that a fund of up to £2m had been established to be used for the purchase of properties that complied with the guidelines set out in the Strategy.

Members noted the total amount spent to date from this Fund. The acquisitions had principally been for the purpose of regenerating Camberley Town Centre, in particular in relation to assembling the site for the London Road Block Development. In addition to the Council's acquisitions, a number of properties had already been acquired by the Council's partners in anticipation of future developments. Officers had agreed a strategy with its partners for the acquisition of the remaining parts of the London Road Block.

Members were advised that, if an acquisition could not be made by agreement, the Council had powers under Section 226 of the Town and Country Planning Act 1990 to compulsorily acquire any land in the Council's area which was suitable for and required in order to secure the carrying out of development, redevelopment or improvement. The power could also be exercised where the land was required for a purpose which it was necessary to achieve in the interests of the proper planning of an area in which the land was situated.

In addition, officers continued to seek suitable investment opportunities in order to improve returns on investments.

Members discussed whether the Fund should be replaced following any expenditure and it was agreed that the Leader and Chief Executive would be asked to further consider this matter.

**RESOLVED** to note the contents of the report and the progress made to date.

**RECOMMENDED** that, in principle

- i) compulsory purchase powers be used where necessary to achieve planning and corporate objectives for the benefit of the Camberley Town Centre and the wider community; and**
- ii) the costs and benefits of any specific action be considered at the time a specific decision is taken, to ensure that both the risks and the costs to the Council are minimised.**

## **76/E Highways Bids to the Local Enterprise Partnership**

The Executive was informed that funding for major highway schemes had been transferred from Counties to Local Enterprise Partnerships. In March 2014 the Enterprise M3 Local Enterprise Partnership (LEP) had submitted a series of bids for infrastructure improvements. These bids had been prepared by the counties and districts across the area.

A series of highway bids that benefited Surrey Heath had been submitted by Surrey County Council. The successful highways bids in 2015/16 for Surrey Heath were the A30/A331 corridor improvements (Meadows Gyratory) and the Blackwater Valley Connectivity bid.

Members were advised that Department of Communities and Local Government (DCLG) funding required a proportion of funding to be provided by local partners; the EM3 LEP had agreed an across the board figure of 25%. The County and District Councils were now required to confirm the local contribution toward the cost of these 2015/16 schemes as part of the business cases to be submitted in January 2015. Local contributions could take the form of developer contributions from SCC or this Council, or direct funding by this Council.

Providing that the business cases were accepted, LEP funding for these schemes would be available for draw down over 2015/16 and 2016/17. The business cases were required to demonstrate that local contributions were available to ensure the schemes were fully funded.

SCC had already indicated that it expected to part fund at least 50% of the local contribution for the 2015/16 schemes; this was expected to be confirmed by its Cabinet in early 2015. This Council was being asked to find the residual local contribution. The 2016/17 scheme would also require a local contribution.

The total cost of the A30/A331 Meadows Gyratory Scheme would be £4.9m. Surrey County Council was understood to hold £557,000 in contributions, leaving £673,000 of local contributions to be found. Members were asked to support the principle of a local contribution to this scheme. Officers would continue to seek further contributions from new development and adjoining authorities which would benefit from the scheme; if further contributions were insufficient to fund the £673,000, then a further report would be brought back to the Executive.

The total cost of the Camberley Town Centre Highway Improvements Scheme was £5m. Although neither SCC nor this Council currently held any S106 or PIC monies that could fund this scheme, the LEP would consider its business case in late 2015 and there would, therefore, be time to negotiate developer contributions from town centre schemes to fund the local contributions.

The total cost of the Blackwater Valley Connectivity scheme was £3.91m, with £0.98m of local contribution still to be found. As the scheme covered the length of the Blackwater Valley it was considered that the requirement for a local contribution should fall on all of the benefitting local authorities. It was therefore proposed that, whilst the principle of a local contribution was supported, no local contribution be agreed until such time as the costings for the works within Surrey Heath were available and the local contribution needed to fund that was understood.

**RESOLVED that**

- (i) local contributions funding be agreed in principle for the following highway bid schemes:**
  - **A30/A331 (Meadows Gyratory) in 2015/16 – 2016/17**
  - **Camberley Town Centre Highway Improvements in 2016/17 – 2017/18**
- (ii) for both schemes that any local contribution by the Borough Council not be agreed until such time as developer contributions for the redevelopment of the London Road Block have been agreed and, the contribution to be made by Surrey County Council is understood, such that the extent of any shortfall in funding is clear; and**
- (iii) for the Blackwater Valley Connectivity highway scheme no local contribution be agreed at this time and further details of the work within the Borough be sought.**

**77/E 2014/15 Mid-Year Performance Report**

The Executive considered a report summarising the performance of the Council against performance indicators, corporate key priorities and service milestones.

Members were advised that, in relation to the milestone to deliver new SANGs capacity for west and east of the Borough, the agreement with Bracknell Forest Council (BFC) relating to Shepherds Meadow had been deferred for BFC to give consideration to the impact on its borough.

It was noted that the number of Freedom of Information requests responded to within the legally defined had been below target in Quarter 1. Officers were asked to ascertain how many FOI requests had been received in Quarters 1 and 2 and the numbers of FOI requests which had missed the legally defined deadline. Members also considered that, the target for answering the FOI requests within

the timescale, which was currently 95%, should be 100% as it was a legally defined deadline.

**RESOLVED to note the 2014/15 Mid-Year Performance Report.**

**78/E Finance Report to 30 September 2014**

The Executive reviewed the Council's financial position at 30th September 2014.

It was noted that the Theatre Café had not performed as well as expected. Members were advised that measures would be introduced in the New Year to improve its performance.

Treasury returns continued to be low due to the Bank of England base rate of 0.5%. Members were reminded that, following discussions with the Council's treasury advisors, Arling Close, a new treasury strategy had been approved by the Council on 1st October which enabled the Council to diversify its investments in to property and corporate bond funds. The first investment had been made into the CCLA property fund on 30th October.

**RESOLVED to note the Revenue, Treasury and Capital Position for at 30th September 2014.**

**79/E Exclusion of Press and Public**

In accordance with Section 100(A)(4) of the Local Government Act 1972, the press and public were excluded from the meeting for the following items of business on the ground that they involved the likely disclosure of exempt information as defined in the paragraphs of Part 1 of Schedule 12A of the Act as set out below:

<u>Minute</u>	<u>Paragraph(s)</u>
74/E (part)	3
80/E	3
81/E	3
82/E	3
83/E	3

Note: Minutes 80/E, 81/E, and 82/E are summaries of matters considered in Part II of the agenda, the minutes of which it is considered should remain confidential at the present time.

**80/E Ashwood House**

The Executive made decisions in relation to the acquisition of Ashwood House, Pembroke Broadway, Camberley.

**81/E Lease of Part of Ground Floor, Surrey Heath House to Department of Work and Pensions**

The Executive made decisions in relation to leasing part of the Ground Floor of Surrey Heath House to the Department of Work and Pensions, trading as Job Centre Plus.

**82/E Lease of Camberley Indoor Bowls Club, Wilton Road, Camberley to Surrey Heath Bowling Limited**

The Executive made decisions in relation to the renewal of the lease for Camberley Indoor Bowls Club, Wilton Road, Camberley.

**83/E Review of Exempt Items**

The Executive reviewed the reports which had been considered at the meeting following the exclusion of members of the press and public, as it involved the likely disclosure of exempt information.

**RESOLVED that**

- i) Minute 80/E and the associated agenda reports remain exempt;**
- ii) Minute 81/E and the associated agenda report remain exempt until completion of the negotiations but, subject to the agreement of the tenants, the decision be made public; and**
- iii) Minute 82/E and the associated agenda report to remain exempt until completion of the negotiations but the resolution be made public.**

Chairman