



## COUNCIL

### MINUTES OF THE MEETING HELD AT PENALLTA HOUSE, YSTRAD MYNACH ON TUESDAY 25TH JULY 2017 AT 5.00PM

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#### PRESENT:

Councillor J. Bevan - Mayor  
Councillor M. Adams - Deputy Mayor

#### Councillors:

Mrs E. Aldworth, C. Andrews, A. Angel, P.J. Bevan, C. Bezzina, S. Cook, C. Cuss, W. David, M. Davies, D.T. Davies, C. Elsbury, K. Etheridge, M. Evans, A. Farina-Childs, J.E. Fussell, A. Gair, Ms J. Gale, N. George, C. Gordon, R.W. Gough, L. Harding, D. Harse, D. Havard, A. Higgs, A. Hussey, L. Jeremiah, G. Johnston, G. Kirby, Mrs A. Leonard, Ms P. Leonard, C.P. Mann, Mrs P. Marsden, S. Morgan, Mrs G. Oliver, B. Owen, T. Parry, Mrs L. Phipps, D.V. Poole, D.W.R. Preece, J. Pritchard, J.E. Roberts, Mrs M.E. Sargent, J. Scriven, G. Simmonds, J. Simmonds, Mrs E. Stenner, J. Taylor, A. Whitcombe, R. Whiting, L G. Whittle, T. Williams, B. Zaplatynski

#### Together with:-

C. Burns (Interim Chief Executive), D. Street (Director of Social Services), N. Scammell (Acting Director of Corporate Services), C. HARRY (Corporate Director - Communities), G. Williams (Interim Head of Legal Services and Monitoring Officer), R. Hartshorn (Head of Public Protection), T. Stephens (Development Control Manager), K. Forty (Housing Development Officer), V. Morgan (Principal Planner/Statistician), C Forbes-Thompson (Interim Head of Democratic Services), H. Morgan (Senior Committee Services Officer)

#### 1. WELSH TRANSLATION FACILITIES

The Mayor advised Members that there is now a statement included on the front page of the agenda advising that Members are welcome to use Welsh during meetings Members are asked to give notice in advance of the meeting if they wish to use the Welsh language during the meeting so that translation facilities can be arranged in time.

Members welcomed the option to use translation facilities on request.

#### 2. WEB-CASTING FILMING AND VOTING ARRANGEMENTS

The Interim Chief Executive reminded those present that the meeting was being filmed and would be made publically available in live and archive form via the Council's website. He advised that decisions would be made by a show of hands.

### **3. APOLOGIES**

Apologies for absence were received from Councillors L. Binding, A. Collis, D. Cushion, K. Dawson, N. Dix, Mrs C. Forehead, Ms E. Forehead, D.T. Hardacre, M. James, V. James, Mrs B. Jones, S. Kent, B. Miles, Mrs D. Price, J. Ridgewell, R. Saralis, S. Skivens, C. Thomas and W. Williams.

### **4. MAYOR'S ANNOUNCEMENTS**

The Mayor referred to the many events and visits that he and the Deputy Mayor have undertaken since the last meeting and made specific reference to the visit of Prince Charles to Llancaiach Fawr to open a new exhibition and two separate hundred birthday presentations.

### **5. PRESENTATIONS**

#### **Autism Awareness Award**

It was announced that Caerphilly County Borough Council's Sports and Leisure Service is the first in Wales to be presented with the 'Autism Aware' Organisation Award by the Welsh Local Government Association. Over 125 officers have recently undertaken autism awareness training, and this award acknowledges their work to support children and adults with autism in accessing sport and leisure activities. The Sports and Leisure Service Officers have shown a high level of dedication and commitment to achieve this commendable status.

Mike Jones and Jeff Reynolds received the award on behalf of the service. In recognition of the achievement, Members wished to place on record their appreciation to all those involved in the project.

#### **Chartered Trading Standards Institute Awards**

Members were advised that Tim Keohane was presented with an 'Outstanding Contribution Award' at the recent Chartered Trading Standards Institute's Annual Awards. Tim, a Senior Trading Standards Officer, received the award for his many years of volunteering his own time to manage the exhibition at one of Europe's largest Consumer and Trading Standards Conferences.

Tim Keohane came forward in order that Members could recognise the award and they congratulated him on his achievement.

#### **Road Safety Awards**

It was reported that Dilys Powell, a Teaching Assistant at Ysgol y Lawnt, has recently won a Road Safety Wales Award. With support from the Council's Road Safety Team, Dilys has worked to implement a number of initiatives including a successful walking bus, which sees over 50 pupils and parents walk to school each week, and cycling and scooter days. These initiatives have been very successful in ensuring that pupils have fun, whilst using sustainable methods of travel.

Dilys Powell and Susan Davies, Road Safety Projects Officer, came forward in order that Members could recognise the award and they were congratulated on the achievement.

### **6. DECLARATIONS OF INTEREST**

There were no declarations of interest received at the commencement or during the course of the meeting.

## **7. COUNCIL - 13TH JUNE 2017**

RESOLVED that the following minutes be approved as correct records and signed by the Mayor.

Council held on 13th June 2017 (minute nos. 1 - 16 on page nos. 1 - 8).

## **REPORTS OF OFFICERS**

Consideration was given to the following reports.

## **8. SUPPLEMENTARY PLANNING GUIDANCE LDP1 - AFFORDABLE HOUSING OBLIGATIONS**

Consideration was given to the report which sought to formally adopt a revised version of LDP1 - Affordable Housing Obligations as Supplementary Planning Guidance to the Caerphilly County Borough Local Development Plan up to 2021 and proposed affording Officers delegated powers, in consultation with the relevant Cabinet Member, for future amendments to fixed values for the transfer of affordable units.

The Development Control Manager explained that the planning system delivers affordable housing by granting permission directly to housing associations, and by ensuring that a proportion of private housing developments are also affordable (housing for rent and low cost home ownership). There is a policy in the local development plan that requires the provision of affordable housing as part of housing developments, with targets for the proportion of affordable housing depending on the part of the borough where the development is proposed.

The Supplementary Planning Guidance, which was first adopted in 2011, sets out the mechanics of achieving the requirements of the policy including whether the housing is delivered on site, or off site, or in exceptional circumstances by the provision of a commuted sum. There is advice about design, special needs housing, and an annually updated list of values for the transfer of housing from the housebuilders to the social landlords.

It is now necessary to revise elements of the document to reflect minor changes to the planning policy context, the Local Housing Market Assessment, the introduction of the Community Infrastructure Levy and minor procedural changes. The amendments will also provide the flexibility to allow new affordable housing units to be transferred to either the local authority or a Registered Social Landlord for management purposes.

It was noted that the document has been subject to public consultation in February 2017, where three responses were received, all from representatives of the development industry. Officers have considered these responses (which were contained within Appendix 1 of the report) and it is proposed that a small number of minor changes be made to the consultation version of the document to provide further clarity. Following adoption, the revised document will supersede the 2011 version and will be placed on the Council's website.

Traditionally, the Local Authority has specified that the units secured as part of planning applications will be transferred to a preferred Registered Social Landlord (RSL) at the fixed values as detailed in Appendix 3 of the SPG. However, it may be possible in the future for the Local Authority rather than an RSL to take control of social rented units delivered through Section 106 agreements. Members were pleased to note that in order to allow for future flexibility in achieving this, the revised SPG makes reference to the

option that social rented units can be transferred to either an RSL or the LA. The Housing Department have considered the viability of purchasing Section 106 social rented properties at the values identified in the SPG and it would be viable based on the rents that can be charged on the properties.

During the course of the debate, concerns were expressed that the target of 40% of affordable houses is not being met. The Development Control Manager advised that the requirement to meet the need for affordable housing is a material planning consideration and will be taken into account when determining planning applications. Affordable housing is secured as part of the planning system and the requirements for the delivery of these units is set out within a Section 106 agreement.

This policy sets out the thresholds above which a level of affordable housing will be sought and the target levels of affordable housing that will be required in specific market areas within the County Borough. However, 40% is a target not a mandate and each case considers the costs of affordable housing with other costs. Where there is evidence of need, Officers are able to negotiate targets of 40% of the total number of dwellings proposed on sites within the Caerphilly Basin (excluding Aber Valley); 25% in the Northern Connections Corridor (excluding Newbridge); and 10% in the rest of Caerphilly County Borough (including Aber Valley and Newbridge but excluding the Heads of the Valleys Regeneration Area). It may be appropriate to reconsider the affordable housing requirements based on an assessment of viability on a site specific basis.

Mr Stephens offered to provide training for Members on how costs are assessed and a reasonable affordable housing percentage is reached and this opportunity was welcomed by the Members.

In noting that there would be a seminar arranged to consider how costs are assessed and a reasonable affordable housing percentage is reached, it was moved and seconded that the recommendations in the report be approved. By a show of hands this was unanimously agreed.

RESOLVED that for the reasons contained in the report:

- (i) the representations received as part of the public consultation exercise be noted and the recommendations set out in the Report of Consultation be endorsed;
- (ii) LDP1 Affordable Housing Obligations (Revision) be formally adopted as Supplementary Planning Guidance to the Caerphilly County Borough Local Development Plan up to 2021;
- (iii) delegated powers be given to Officers in consultation with the relevant Cabinet Members, to update Appendix 3 of the Supplementary Planning Guidance as necessary to reflect updated figures on the fixed values for the transfer of units from a developer to a Registered Social Landlord or Local Authority.

## **9. ELECTION OF CAERPHILLY YOUTH CHAMPION**

Consideration was given to the report which outlined plans to appoint the Caerphilly Youth Champion for a 5 year term (2017-2022) and detailed proposals for the election process.

The Interim Head of Democratic Services advised that the Youth Champion is a key initiative in discharging the Council's responsibility to increase the number of people who vote at elections and provides the link between young people in the county borough and elected members.

It was explained that in previous years, and in order to elect a Youth Champion, the Council has taken part in a national event called "I'm a Councillor, Get me out of Here!!", which was a web based event and required the Candidates to post their manifestos online and take part in a 2-week question and answer session with young people from the county borough. During the "Getting to Know you week", a vote was undertaken at the end of each day, the candidate with the lowest number of votes was eliminated from the competition. This continues until the final remaining candidate is crowned 'Youth Champion'. It is proposed that this process continue for all future elections.

It was moved and seconded that the recommendations in the report be approved. An amendment was proposed that the term of office of the Youth Champion should remain as 2 years and not be extended to 5 years as proposed in the report. The mover of the motion agreed that this could be incorporated in his motion. By a show of hands this was unanimously agreed.

RESOLVED that for the reasons contained in the report:

- (i) the content of the report be noted and continued support be offered to the work of the Youth Champion;
- (ii) proposals to extend the proposed Election Process for the Youth Champion for 5 years not be supported and the term of office be for a 2 year period.

Members wished to place on record their appreciation to the former Youth Champion, Mike Prew and paid tribute to the manner in which he had undertaken his role both in engaging with and supporting the priorities of the Youth Forum.

#### **10. IMPLEMENTATION OF IMMIGRATION ACT 2016 AND ASSOCIATED AMENDMENTS TO THE AUTHORITY'S STATEMENT OF LICENSING POLICY**

Consideration was given to the report which outlined the implementation of the Immigration Act 2016 and the legislative changes it introduces to the Licensing Act 2003 and recommended associated amendments to the Statement of Licensing Policy. The Licensing and Gambling Committee considered this report on 13th July 2017, and, in endorsing its content, recommended its acceptance by Council.

Members were advised that the Immigration Act 2016 amends the Licensing Act 2003 to introduce immigration safeguards in respect of particular licence types, which commenced on 6th April 2017. The changes also include Home Office Immigration Enforcement being listed as being a Responsible Authority and given powers of entry to licensed premises. The Statement of Licensing Policy approved by Council on 17th November 2015 therefore requires amendment to accommodate these changes.

It was moved and seconded that the recommendations in the report be approved. By a show of hands this was unanimously agreed.

RESOLVED that for the reasons contained in the report:-

- (i) the changes to the Licensing Act 2003 as a consequence of the Immigration Act 2016 be noted;
- (ii) the Licensing Policy be amended to incorporate the relevant changes as a result of the Immigration Act 2016, and Home Office Immigration Enforcement be added to the list of Responsible Authorities.

**11. QUESTIONS UNDER RULE OF PROCEDURE 10(2)**

There were no questions submitted under Rule of Procedure 10(2).

The meeting closed at 17.40pm

Approved as a correct record and subject to any amendments or corrections agreed and recorded in the minutes of the meeting held on 10th October 2017 they were signed by the Mayor.

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MAYOR