

## CAERPHELLY COUNTY BOROUGH COUNCIL

### NOTICE OF CABINET DECISIONS FROM THE MEETING HELD ON WEDNESDAY 17<sup>th</sup> JULY 2024 AT 1PM

#### PRESENT:

Councillors: S. Morgan, J. Pritchard, N. George, P. Leonard, C. Morgan and S. Cook

The Cabinet decisions are set out below. For further details please refer to the relevant Cabinet report.

| ITEM   | SUBJECT                                | DECISION   | VOTE           |
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| 1.   | Apologies for absence.                 | Apologies for absence were received from Councillors E. Forehead, C. Andrews, E. Stenner and C. Harrhy (Chief Executive).  | Not Applicable |
| 2.   | Declarations of Interest.              | No Declarations of Interest were received.   | Not Applicable |
| <b>EXECUTIVE DECISIONS THAT ARE SUBJECT TO CALL-IN</b> |  |  |                |
| 3.   | Welsh Government Leasing Scheme Wales. | <p>Considered at the Housing and Environment Scrutiny Committee on the 18<sup>th</sup> June 2023.</p> <p>RESOLVED that for reasons within the Officers report:</p> <ol style="list-style-type: none"> <li>1. Consideration was given to the report and the adoption of the Leasing Scheme Wales as part of our overall offer to the private rented sector, under the Caerphilly Keys brand, to support the Local Authority in the discharge of Homelessness duties be approved.</li> <li>2. The Leasing Scheme Wales (LSW) and take this forward in accordance with WG LSW guidance be adopted.</li> <li>3. The LSW scheme would run alongside the existing Caerphilly Keys Scheme which offers a landlord/tenant matching service with tenant/landlord support be endorsed.</li> <li>4. The LSW model under the following terms be adopted: <ul style="list-style-type: none"> <li>• 5-year lease arrangement</li> <li>• £5,000 renovation grant (funded</li> </ul> </li> </ol> | Unanimously    |

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|  |  | <p>by WG) to bring a property up to standard or EPC rating “C”.</p> <ul style="list-style-type: none"><li>• A grant of up to £9,999 for Empty Homes being bought onto the scheme.</li><li>• Financial support for staffing costs of £36,000 per year of the 5-year leasing scheme period to help deliver the scheme.</li><li>• 10% of the LHA rate will be used as a management fee per property to support with costs toward the maintenance of the property.</li><li>• Plus, an additional revenue of £58 per property claimed from Welsh Government.</li><li>• Existing Caerphilly Keys team will run the scheme in the initial phases, and this will be reviewed as and when the scheme develops with additional staffing being considered when required. Funding for this would be drawn from the staffing costs allocation under the scheme and additional support can be drawn from Housing Support Grant contributions.</li><li>• Caerphilly Homes Private Sector Housing team and the Assets, Maintenance and Repairs team will support with initial surveys/schedule of works and confirmation of satisfactory completion of grant aided work.</li><li>• The maintenance and any out of hours maintenance of the properties will be undertaken by Caerphilly Homes with a view of then billing the Housing Solutions team for said works/maintenance, and this will be paid from the management fees claimed.</li><li>• It is considered that the level of repairs and property maintenance within the first year or so should be minimal given the properties will be new to scheme and would have to be bought up to relevant standard.</li></ul> |  |
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|    |   | <ul style="list-style-type: none"> <li>Therefore, the management fee claimed will be held and used across the property portfolio as and when associated costs accrue over the term of the leasing scheme cycle of five years.</li> </ul>  |             |
| 4. | Annual Corporate Safeguarding Reports for 2023-2024.  | RESOLVED that for reasons contained within the Officers report the content of the three reports and the progress made in implementing the Forward Work Programme be noted.  | Unanimously |
| 5. | Provisional Revenue Budget Outturn for 2023/24.       | <p>RESOLVED that for reasons contained within the Officers report:</p> <ol style="list-style-type: none"> <li>The provisional 2023/24 revenue budget outturn position be noted.</li> <li>A recommendation to Council to maintain the General Fund balance at £13.476m, representing 3% of the 2024/25 net revenue budget be endorsed.</li> <li>The proposed use of surplus General Fund balances totalling £8.246m as detailed in section 5.10 of the report, prior to consideration by Council on 24 July 2024 be endorsed.</li> <li>The proposal that delegated authority on the use of the proposed MTFP Contingency Reserve of £5.266m be granted to the Chief Executive in consultation with the Leader, relevant Cabinet Member and Section 151 Officer be endorsed.</li> </ol> | Unanimously |
| 6. | Proposed Increased Charges for Kennelling Stray Dogs. | <p>RESOLVED that for reasons contained within the Officer report:</p> <ol style="list-style-type: none"> <li>An increase in the daily kennel charge to £18 per dog (08:00 – 17:00) kennel charge is approved; and that any dog taken to the kennels outside these hours will incur an additional charge of £50 with effect from 1<sup>st</sup> August 2024 be approved.</li> <li>The introduction of a Release Fee of £90 with a £20 discount if the</li> </ol>   | Unanimously |

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|  |  | <p>dog is micro-chipped with correct keepership details, in addition to the recurring £18 daily fee with effect from 1st August 2024 be approved.</p> <p>3. Any future revisions to these charges as a result of changes to costs charged to the Authority by the kennelling provider are agreed by the Director or Head of Service in consultation with the relevant Cabinet Member be approved.</p>  |             |
| 7.   | Public Interest Test – Cwmcarn Forest Drive Collaboration with Natural Resources Wales – Memorandum of Understanding | <p>Members considered the Public Interest Test and concluded that on balance the public interest in maintaining the exemption outweighed the public interest in disclosing the information and it was: -</p> <p>RESOLVED that in accordance with Section 100(4) of the Local Government Act 1972 the public be excluded from the remainder of the meeting because of the likely disclosure to them of exempt information as defined in paragraph 12 and 14 of Schedule 12A of the Local Government Act 1972.</p> | Unanimously |
| 8.   | Public Interest Test – Acquisition of 75 to 77 Tredegar Street, Risca.   | <p>Members considered the Public Interest Test and concluded that on balance the public interest in maintaining the exemption outweighed the public interest in disclosing the information and it was: -</p> <p>RESOLVED that in accordance with Section 100(4) of the Local Government Act 1972 the public be excluded from the remainder of the meeting because of the likely disclosure to them of exempt information as defined in paragraph 14 of Schedule 12A of the Local Government Act 1972.</p>        | Unanimously |
| <b>EXEMPT ITEM - EXECUTIVE DECISION SUBJECT TO CALL-IN</b> |  |  |             |
| 9.   | Tourism Review: Memorandum of Understanding in respect of Cwmcarn Forest with Natural Resources Wales                | RESOLVED that for reasons contained with the Officers report recommendations 3.1.1 to 3.1.3 be approved.   | Unanimously |

**EXEMPT/URGENT ITEM – EXECUTIVE DECISION NOT SUBJECT TO CALL IN**

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| 10. | Acquisition of 75 to 77 Tredegar Street Risca | RESOLVED that for reasons contained with the Officers report recommendations 3.1 and 3.2 be agreed. | Unanimously |
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**Circulation:**

All Members and Appropriate Officers.

Published by 5PM on Thursday, 18<sup>th</sup> July 2024.

Date executive decisions to come into force and may be implemented (unless called in) –

**5.00PM on Monday 22<sup>nd</sup> July 2024.**