



LONDON BOROUGH OF BRENT

MINUTES OF THE CABINET Monday 14 October 2019 at 4.00 pm

PRESENT: Councillor M Butt (Chair), Councillor McLennan (Vice-Chair) and Councillors Agha, Farah, Hirani, Miller, M Patel, Krupa Sheth, Southwood and Tatler

Also present: Councillors Crane, Kabir, Long, Nerva and Thakkar

1. **Apologies for Absence**

None

2. **Declarations of Interest**

None

3. **Minutes of the Previous Meeting**

RESOLVED: that the minutes of the previous meeting be approved as an accurate record of the meeting

4. **Matters Arising (if any)**

None

5. **Petitions (if any)**

None

6. **Reference of item considered by Scrutiny Committees (if any)**

Outcome of Call-In – The Future School Organisation Arrangements of Roe Green Infant School

Councillor Muhammed Butt, Leader of the Council, stated that at its meeting on 9 September 2019, Cabinet had considered the report from the Strategic Director of Children and Young People on *“The Future School Organisation Arrangements of Roe Green Infant School”*.

That Cabinet decision was subsequently called-in by 8 Members and the Community and Wellbeing Scrutiny Committee met on Wednesday 2 October to consider the call-in.

The Committee heard from the Cabinet Member for Schools, Employment and Skills and received representations from representatives of the councillors who had called-in the decision, ward members and a number of stakeholders.

In introducing the report, Councillor Ketan Sheth, Chair of the Community and Wellbeing Scrutiny Committee, stated that the Community and Wellbeing Scrutiny Committee had agreed to refer the decision back to Cabinet for reconsideration. Councillor Ketan Sheth thanked the Chief Executive, Strategic Director of Children and Young People and Cabinet Member for Schools, Employment and Skills for attending the call in meeting.

Councillor Ketan Sheth asked that Cabinet now reconsider its original decision, taking into account the reasons why the Scrutiny Committee decided to refer the matter back, and the recommendations made by the committee as an outcome of the call-in.

Councillor Muhammed Butt, Leader of the Council, informed the meeting that he had agreed a number of requests to speak on this item.

Jag Sidhu, Associate Head, outlined proposals to establish an ARP which would have as its ethos that children with ASD would spend as much time as they can manage on a day to day basis in the mainstream classes. Two rooms would be set up, one for Reception/KS1 and the other a KS2 room. This would provide the base for all the children coming daily into school and would be their home base for bus collection etc. The provision rooms are, by their very nature, vertically streamed rooms and therefore by going into mainstream rooms that are vertically streamed this would not pose any issues.

Hema Dahale, a teacher at Roe Green Strathcona, stated that to say that due to the low number of pupils with an EHCP plan at RGI/Strathcona means 'other Brent schools have more experience with SEND' is insulting.

Nicky Lobo, Headteacher, stated that Roe Green Strathcona has one DfE number and it is impossible to locate the Strathcona site on Brent's website. She questioned the local authority's consultation process about the planned closure saying that she had only been informed of this meeting via a public blog.

Liz McLaren, Deputy Headteacher, questioned the financial implications mentioned in the reports. She said that educational benefits cannot be measured financially. She stated that the financial comments provided were inaccurate.

Sreedevi Manoj stated that teachers play a crucial role in transforming the mental health of children. Teachers play a key role in identifying mental health issues early on.

Andrew Miller, Assistant Headteacher, stated that a lack of knowledge and understanding dating back to 2014 is why the council and school find themselves in the situation they face today. He stated that pupil numbers were already falling. The school, he said, had started a marketing strategy, to encourage admissions.

Jenny Cooper, National Education Union, stated that the fifth day of industrial action at the school would take place on 5 November 2019. She stated that the Council

had not engaged with staff or NEU members over the issue. She stated her belief that the Council was already in talks with a Trust to take over the site and that the report had been drafted with that in favour. She urged the Council to reconsider its decision and engage with the teaching staff and any NEU members.

Councillor Muhammed Butt, Leader of the Council, thanked the many speakers for their contributions. He stated that Cabinet had given much thought and consideration to the future school organisation arrangement of Roe Green Infant School.

Councillor Amer Agha, Cabinet Member for Schools, Employment and Skills, introduced the response to the Scrutiny call in.

Councillor Agha stated that the request to call-in the Cabinet decision set out a number of proposals for the additional use of the Roe Green Strathcona site. The proposals for additional use assume that mainstream primary provision continues on the Roe Green Strathcona site and that the additional uses utilise spare accommodation or the premises out of school hours. This differs to 'alternative' use of the site which would be established if primary provision ceased to operate from the site. He stated that the additional use proposals are set out in the report as described in the Call-In form, along with an officer evaluation of the viability of each proposal.

Councillor Agha stated that the local authority currently places 136 children and young people in out of borough independent and non-maintained special schools, at a cost of £24,000 to £84,000 per place depending on the individual child's needs.

It was noted that there is, however, scope to reduce out-of-borough placements through the provision of more secondary and post 16 special school places so that children in primary settings can transfer to a local secondary then 16-25 provision so that they can remain in Brent. This would have educational and social benefits for children and young people, as well as financial benefits.

Regarding comments about the Financial Implications in the original Cabinet report, the Council's Director of Finance confirmed that all the financial implications were accurate.

In response to the comment made about the Council having conversations with education trusts, Members received reassurance that the Council has had no such conversation with any trust about the site.

Having considered the report from the Head of Executive and Member Services and the supplementary report from the Strategic Director, Children and Young People, alongside representations from stakeholders and Councillor Ketan Sheth, on behalf of the Community and Wellbeing Scrutiny Committee, the Cabinet

RESOLVED:

- i) To confirm the original decision taken by Cabinet on 9 September 2019, enabling the decision to take immediate effect.

- ii) That officers develop alternative options to meet the demand for education places for young people 16-25 with SEND at the Strathcona Site from September 2022 in conjunction with the Cabinet Members for Schools, Employment and Skills, Children's Safeguarding, Early Help and Social Care and Regeneration, Property & Planning.

6.2 Knife Crime Scrutiny Task Group Report

Councillor Muhammed Butt, Leader of the Council, welcomed Councillor Sandra Kabir to the meeting in her role as Chair of the Knife Crime Task Group.

Councillor Kabir stated that, through its work, the task group sought to gain a better understanding of knife crime in Brent, how interventions could reduce it, and which interventions might work locally.

She stated that the group looked at partnership working arrangements and reviewed what could be done to complement the wider public health approach. The task group held a series of evidence-gathering sessions with internal and external partners and experts.

Councillor Kabir stated that the task group has made 13 recommendations which it puts to Brent Cabinet and the Safer Brent Partnership to affect change.

Councillor Tom Miller, Cabinet Member for Community Safety and Engagement, thanked Councillor Kabir and Members of the Task Group. He welcomed the first twelve recommendations but expressed some reservation about recommendation 13.

Councillor Mili Patel, Cabinet Member for Children's Safeguarding, Early Help and Social Care, thanked Councillor Kabir and members of the task group for the report. She stated that she would incorporate elements of the recommendations in her work developing the family hub model across the borough.

RESOLVED: that the recommendations set out in the report of the Knife Crime Task Group be agreed.

6.3 Affordable Housing Task Group report

Councillor Muhammed Butt, Leader of the Council, welcomed Councillor Neil Nerva, to the meeting in her role as Chair of the Affordable Housing Scrutiny Task Group.

Councillor Nerva introduced the report by stating that this report sets out the findings and recommendations of the Affordable Housing Task Group, which was presented to Resources & Public Realm Scrutiny Committee.

Councillor Nerva stated that the task group sought to gain an understanding of the barriers and solutions to affordable housing delivery during an acute housing crisis, following decades of declining delivery of genuinely affordable housing in the borough, across London and nationwide.

Councillor Shama Tatler, Cabinet Member for Regeneration, Property and Planning, welcomed the report and thanked Councillor Nerva for his work. Councillor Tom Miller agreed with Councillor Tatler and paid tribute to the Task Group Vice Chair, Councillor Robert Johnson.

Councillor Ellie Southwood, Cabinet Member for Housing & Welfare Reform, welcomed the report and the extensive work carried out by the Affordable Housing Task Group. Councillor Southwood informed Councillor Nerva that she would welcome the opportunity to report back to an upcoming Scrutiny meeting on progress. Carolyn Downs, Chief Executive, stated that the Council would establish formal progress to enable Cabinet Members to report routinely back to the relevant Scrutiny Committee.

RESOLVED:

- i) Cabinet noted the recommendations set out in the report of the Affordable Housing in New Developments Task Group.
- ii) Cabinet noted the additional proposal of the Resources and Public Realm Scrutiny Committee: *that plans for new housing developments take into account the known needs of people with disabilities awaiting housing provision.*

7. **Quarter 2 Financial Report 2019/20**

Councillor Margaret McLennan, Deputy Leader of the Council, stated that this report sets out the current forecasts of income and expenditure against the budget for 2019/20 and other key financial data.

Councillor McLennan stated that overall the Council is expecting to underspend against the main general fund revenue budget by £1.1m.

She stated that this primarily relates to a net underspend of £1.8m in Regeneration and Environment pertaining to several areas of underspend in Environmental services.

RESOLVED: that the overall financial position and the actions being taken to manage the issues arising be noted.

8. **Brent Together- Draft Volunteering Strategy for 2019-2023**

Councillor Tom Miller, Cabinet Member for Community Safety and Engagement, introduced the report presenting the draft Brent Together Volunteering Strategy for 2019- 2023 for Cabinet approval.

Councillor Miller stated that the strategy sets out our ambitions for a vibrant volunteering culture across the borough. Councillor Miller urged Cabinet to agree the Strategy favouring *Option B- Standard volunteering platform.*

RESOLVED: that the draft Volunteering Strategy for 2019-2023, as attached at Appendix 1 to the report from the Assistant Chief Executive be agreed.

9. **Financing Purchase of Residential Block by i4B or First Wave Housing**

Councillor Margaret McLennan, Deputy Leader of the Council, introduced the report requesting Cabinet approval of equity investment in i4B's existing street purchases programme, as agreed in principle by Cabinet when approving i4B's business plan in February 2019.

Councillor Margaret McLennan stated that i4B or First Wave Housing is intending to purchase a block of 153 key worker accommodation apartments in Wembley Park from Quintain. She stated that this paper is seeking approval of the Council to fund this transaction by a mix of loan and equity, subject to the negotiation of some outstanding points as detailed in paragraphs 3.15 and 3.16.

Councillor Shama Tatler, Cabinet Member for Regeneration, Property and Planning, welcomed the report stating that it was important for key workers to be part of the Wembley Park regeneration. Councillor Tom Miller, Cabinet Member for Community Safety and Engagement, welcomed the report and the Council's innovative approach to addressing the housing crisis.

Carolyn Downs, Chief Executive, stated that Cabinet would soon consider a report on the definition of *key worker*.

RESOLVED:

- i) Cabinet approved an equity investment in the existing i4B street purchases programme by purchasing i4B shares up to a maximum of £21.8m for the first 300 properties, as agreed in principle by Cabinet in February 2019.
- ii) Cabinet agreed for new loan facilities of up to £110.5m be made available to i4B and First Wave Housing for phase 2 of the PRS purchase programme, including the potential Quintain block purchase.
- iii) Cabinet agreed that drawdowns on the loan facility to finance the potential Quintain block E01 02 purchase would be conditional on the negotiation of points as described in paragraphs 3.15 and 3.16 below.
- iv) Cabinet delegated to the Director of Finance, in consultation with the Deputy Leader, the authority to determine whether the conditions set out in paragraphs 3.15 and 3.16 below have been discharged.
- v) Cabinet agreed for equity investment of up to £22.1m for phase 2 of the PRS purchase programme, including by purchasing i4B shares up to a maximum of £22.1m.
- vi) Cabinet agreed to delegate the precise terms and mix of loan and equity funding for phase 2 of the PRS purchase programme to the Director of Finance, such that the total funding for phase 2 of the PRS purchase programme does not exceed £110.5m.
- vii) Cabinet noted the new details of the potential block purchase from Quintain, together with the financial and legal implications.

10. Preparing Brent for the UK leaving the EU with or without a deal update

Councillor Margaret McLennan, Deputy Leader of the Council, introduced the report updating the Cabinet on the council's preparations for the UK leaving the EU.

Members of Cabinet paid tribute to the work by many Brent staff in helping EU residents prepare for the UK leaving the EU, in particular in helping people apply to the EU Settlement Scheme.

RESOLVED:

- i) Cabinet noted the contents of the report.
- ii) Cabinet noted that the Strategic Director, Customer and Digital Services has been appointed Brent's Brexit Lead and that the Brexit Co-ordination Group will continue to monitor risks and escalate as necessary.
- iii) Cabinet noted that the Brexit Co-ordination Group will continue to act as stewards for the funds allocated from the government for Brexit preparations.

11. Selective and Additional Licensing in the Private Rented Sector in Brent

Councillor Ellie Southwood, Cabinet Member for Housing & Welfare Reform, reminded Cabinet Members that in April 2014 the Executive approved the introduction of an Additional Licensing scheme, covering all Houses in Multiple Occupation (HMOs) in the borough and in August 2014 approved the introduction of a Selective Licensing scheme, covering all private rented housing in the wards of Harlesden, Wembley Central and Willesden Green.

Cabinet noted that both schemes came into effect in January 2015 and run to 31st December 2019. In June 2018 the selective licensing scheme was extended to the electoral wards of Dudden Hill, Kensal Green, Kilburn, Mapesbury and Queens Park. This latter designation will run until May 2023.

Councillor Southwood stated that, under the licensing schemes, landlords of privately rented homes within the designations are required to apply to the Council for licences for which fees must be paid. Where licences are granted, the Licence Holder and Manager, if different, are required to comply with property management licence conditions.

Councillor Southwood stated that it had been agreed to consult on proposals to renew the 2014 additional and selective licensing and on extending selective licensing to other areas of the borough.

RESOLVED:

- i) Cabinet noted the outcome of the consultation process detailed in the Consultation Findings Report of September 2019 as set out in Appendix 1, in particular, the representations received and the Council's consideration thereof, and the response to these representations as set out in Appendix 2.

- ii) Cabinet noted the consultation evidence set out in Appendix 3 relating to the problems being caused by poorly managed HMOs, and also that the report has considered that additional licensing will assist the Council in achieving wider objectives, as well as alternatives to additional licensing.
- iii) Cabinet noted the content of the Equality Impact Assessment as set out in Appendix 10.
- iv) Cabinet agreed, subject to recommendations 1 – 3 above, that the legal requirements for introducing additional licensing for the whole of the Borough of Brent as set out in paragraphs 10.1 to 10.6 of the report have been met.
- v) Cabinet agreed, subject to recommendations 1 – 3 above, that the Council using its powers under section 56 of the Housing Act 2004, to renew and authorise the designation of the entire Borough of Brent as an area subject to additional licensing to last for five years from 1st February 2020 or on a later date to be set by the Strategic Director of Community Wellbeing as delineated and edged red on the map at Appendix 5.
- vi) Cabinet agreed that the evidence report set out in Appendix 3, highlights that the legal requirements as set out in the report, paragraphs 10.11 to 10.21, for introducing Selective Licensing on the grounds of anti-social behaviour (ASB); and/or poor property conditions; and/or high levels of deprivation have been met with regard to the proposed selective licensing designation areas as summarised in table 2 in section 5.0 of the report.
- vii) Cabinet agreed, subject to recommendations 1 – 3 above, to authorise the designation of four areas for selective licensing to last for five years from the date of designations coming into force, and which cover the following Council wards as delineated and edged red on the map(s) in appendices 4A to 4D:
 - i. Designation 1: A selective licensing scheme designation in the wards of Harlesden, Wembley Central and Willesden Green wards under Part 3, s.80 Housing Act 2004 on the grounds of poor housing (property) conditions and ASB with effect from 1st April 2020, or at a later date in accordance with the statutory time required for the scheme to come into force.
 - ii. A selective licensing scheme under Part 3, s.80 Housing Act 2004 to the following designated areas of the borough with effect from 1st April 2020, or at a later date in accordance with the statutory time required for the scheme to come into force, for the reasons as follows:
 - Designation 2: Queensbury, Fryent and Brondesbury Park – this is along the A5 corridor and on the Grounds; Poor Housing (Property) Conditions and ASB
 - Designation 3: Barnhill and Welsh Harp – Grounds; Poor Housing (Property Conditions), Deprivation and ASB

Designation 4: Northwick Park, Preston, Tokyngton (Excluding Wembley Park), Alperton and Sudbury on the Grounds; Poor Housing (Property) Conditions and ASB.

- viii) Cabinet agreed to seek consent from the Secretary of State for the designation for Selective Licensing of the four designation areas as set out in appendices 4A to 4D and paragraph 2.7, which will last for five years from the date of the designation(s) coming into force, if approved by the Secretary of State.
- ix) Cabinet agreed the authority to issue the required statutory notifications in relation to the Additional and Selective Licensing Scheme designations be delegated to the Strategic Director of Community Wellbeing, in consultation with the Lead member for Housing and Welfare Reform.
- x) Cabinet agreed that, subject to the issue of statutory notifications, that the Strategic Director of Community Wellbeing, in consultation with the Lead Member for Housing and Welfare Reform be authorised to decide the date from which the council will begin to accept applications for Additional licensing.
- xi) Cabinet agreed that, subject to consent being obtained from the Secretary of State, and the issue of statutory notifications, that the Strategic Director of Community Wellbeing, in consultation with the Lead Member for Housing and Welfare reform be authorised to decide the date from which the council will begin to accept applications for Selective Licensing for each of the four designated areas and decide the date on which the designations and the extended Selective Licensing scheme will come into effect.
- xii) Cabinet agreed that the licensing conditions for the proposed designation areas for additional licensing as set out in Appendix 8, and for selective licensing as set out in Appendix 9 be approved and authorised the Strategic Director for Community Wellbeing, in consultation with the Lead Member for Housing and Welfare Reform, to make any minor variations to such licensing conditions.
- xiii) Cabinet agreed to the proposed fee structure for licence applications under the Additional and Selective Licensing schemes set out in Appendix 7.
- xiv) Cabinet agreed that authority be delegated to the Strategic Director of Community Wellbeing, in consultation with the Lead Member for Housing and Welfare Reform to agree the basis for and level of any changes including discounts which may be applied to these licensing application fees.
- xv) Cabinet noted that the Additional and Selective Licensing schemes will be kept under review at least annually. Any significant changes, including the withdrawal of a licensing designation or a proposal to introduce any new designation(s), will be subject to further consultation and a decision by Cabinet.

12. Continued Use of Retained Right to Buy Receipts

Councillor Ellie Southwood, Cabinet Member for Housing & Welfare Reform, stated that the Council has an ambitious strategic housing target to deliver 1,000 new affordable homes every year, over the next five years. This target was set to meet growing demand in the borough for affordable housing. Alongside growing demand, the number of council homes has reduced through tenants evoking the Right to Buy (RTB). The council is then required to use receipts from the sale of council homes under the RTB to provide replacement affordable home.

Councillor Southwood stated that to ensure current and future housing demand is met, the council has committed to utilising all potential delivery routes including building 1,000 new council homes for Brent residents.

Cabinet noted that, in 2015, Cabinet decided how RTB receipts were to be distributed in order to deliver affordable housing for Brent residents. This report recommends the Council continues to retain RTB receipts in line with the Brent Retention Agreement (2012) with the Secretary of State and the following strategy;

- To award local authority grant to external providers to provide new affordable housing, leveraging significant investment
- To invest RTB receipts in the direct delivery of council-owned to provide new affordable housing, reducing overall council borrowing
- To continue the existing acquisition programme to provide new affordable housing, integrated with the Councils wider market acquisitions programme;
- To support investments in the Housing Zones to acquire development in order to facilitate and accelerate development and the provision of affordable housing; with a view to align the use of retained RTB receipts with the council strategic housing target to deliver.

RESOLVED

- i) Cabinet agreed the continuing retention of Right to Buy receipts (subject to government legislation), as part of the Brent Retention Agreement (2012) with the Secretary of State for Ministry of Housing Communities and Local Government until 31 March 2024.
- ii) Cabinet agreed to continue to acquire existing properties until 31 March 2024 subject to financial viability including the flexibility to part-fund the cost of advance purchases within the South Kilburn regeneration area through retained Right to Buy receipts.
- iii) Cabinet agreed to continue to grant retained Right to Buy receipts to external partners for the provision of affordable homes for rent in line with the agreed procedure and delegate authority to the Strategic Director for Community Wellbeing in consultation with the Director of Finance and Operational Director for Housing to approve the criteria for grant funding, to approve criteria for evaluation of bids and to approve the allocation of such grants on acceptable terms.
- iv) Cabinet agreed to continue to contribute retained RTB receipts to support residential development of council-owned sites and for a commensurate proportion of the homes to be provided as affordable rented accommodation,

subject to financial viability and to delegate authority to the Strategic Director for Community Wellbeing in consultation with the Director of Legal, HR, Audit and Investigations, the Director of Finance and the Operational Director, Housing to approve the contribution of such receipts.

13. Digital Strategy and Business case 2019-2023

Councillor Margaret McLennan, Deputy Leader of the Council, introduced the report presenting Cabinet with the draft Digital Strategy and draft Cyber Security Strategy 2019-23 for agreement. The draft strategy builds on the 2017-20 strategy which was agreed in June 2017 and is aligned to the 2019-23 Borough Plan. The report also presents an Outline Business Case (OBC) for capital investment to deliver the strategy for Cabinet agreement. In addition, the report seeks Cabinet approval to procure a digital development partner.

RESOLVED

- i) Cabinet agreed the Digital Strategy 2019-23 as set out in Schedule 1.
- ii) Cabinet agreed the Outline Business Case as set out in Schedule 2 with the funding identified to deliver the programme.
- iii) Cabinet agreed the Cyber Security Strategy 2019-23 as set out in Schedule 3.
- iv) Cabinet delegated to the Strategic Director of Customer and Digital Services, in consultation with the Deputy Leader, the authority to award a contract for a digital development partner.

14. South Kilburn Queens Park (SKQP) LLP - Termination and the Option to Acquire Falcon Land

Councillor Margaret McLennan, Deputy Leader of the Council, introduced the report providing an update on the South Kilburn Queens Park Limited Liability Partnership (SKQP LLP) and seeking Cabinet's authority to terminate the SKQP LLP Project Agreement and Members Agreement should it not be possible for the parties to resolve matters by 30 October 2019.

Councillor McLennan stated that, in order to give the Council, the greatest flexibility to determine the future of the site, Cabinet's approval is sought to enter into an options agreement to acquire the Falcon Public House. This would give the Council the right (but not the obligation) to acquire the site.

Councillors Tatler and Southwood said that it was important to work closely with TfL to make the most of a strategically important site.

RESOLVED

- i) Cabinet noted the content of the report and appendices.

- ii) Cabinet agreed to terminate the SKQP LLP Project Agreement and Members Agreement after 30 October 2019 should it not be possible for the parties to agree a solution with regard to outstanding conditions precedent.
- iii) Cabinet agreed that, subject to termination of the SKQP LLP Project Agreement and Members Agreement pursuant to paragraph 2.2, Brent Council enter into the option agreement to acquire the Falcon Public House site.
- iv) Cabinet delegated authority to the Strategic Director of Regeneration and Environment in consultation with the Cabinet Member for Regeneration, Property and Planning, to exercise its option and agree terms for the acquisition of the Falcon Public House site.

15. **Brent Local Plan Publication and Submission for Examination**

Councillor Shama Tatler, Cabinet Member for Regeneration, Property and Planning, introduced the report seeking Cabinet approval for the draft Brent Local Plan to go through the next statutory stages required for its adoption. This includes publishing the Plan for consultation and subsequently after considering the consultation responses recommending to Full Council that the Local Plan is submitted for Examination by a Planning Inspector appointed by the Secretary of State.

Councillor Tatler stated that the report also seeks approval of an updated Local Development Scheme, the document that sets out a work programme for planning related documents for the next 3 years.

RESOLVED

- i) Cabinet agreed that the Brent Local Plan set out in Appendix 1 is published for consultation.
- ii) Cabinet delegated authority to the Strategic Director of Regeneration and Environment in association with the Cabinet Member for Regeneration, Property and Planning to make proposed modifications to the Brent Local Plan prior to submission and if required through the Examination process.
- iii) Cabinet recommended that Full Council approve the submission of the draft Brent Local Plan with any proposed modifications, plus associated documents as set out in regulation 22 of The Town and Country Planning (Local Planning) (England) Regulations 2012), to the Secretary of State for Examination.
- iv) Cabinet approved the Brent Local Development Scheme 2019-22 as set out in Appendix 2.
- v) Cabinet delegated authority to the Strategic Director Regeneration and Environment in association with the Cabinet Member for Regeneration, Property and Planning to approve future Brent Local Development Schemes.

- vi) Cabinet revoked the Alperton Masterplan Supplementary Planning Document July 2011.

16. **Article 4 Directions to Remove Permitted Development Rights for Changes of Use from Office and Light Industrial to Residential and also from Residential to Houses in Multiple Occupation**

Councillor Shama Tatler, Cabinet Member for Regeneration, Property and Planning, introduced the report seeking Cabinet approval to proceed with non-immediate Article 4 Directions. Once set, it will seek to remove permitted development rights for change of use from offices and light industrial to residential. This will apply to areas not already covered by Article 4s the Council previously introduced, which became effective on 10th August 2018. The other will also seek to remove the permitted development rights between residential dwellings and houses in multiple occupation. This will apply to the whole borough where the Council is local planning authority.

RESOLVED

- i) Cabinet approved the issuing of a non-immediate Article 4 Direction removing permitted development rights for change of use from Office (B1(a)) and Light Industrial (B1(c)) to residential (C3) for the remainder of the borough not covered by existing Article 4 Directions to remove these permitted development rights.
- ii) Cabinet approved the issuing of a non-immediate Article 4 Direction removing permitted development rights for change of use from Residential (C3) to Houses in Multiple Occupation (C4).
- iii) Cabinet delegated authority to the Strategic Director for Regeneration and Environment in association with the Cabinet Member for Regeneration, Property and Planning to consider consultation responses and the decision on whether to confirm the Article 4 Directions.

17. **Secondary School Expansion Programme - Update and Approval of Capital Funding**

Councillor Muhammed Butt, Leader of the Council, welcomed Ms Ciara McCombe, a teacher at the Convent of Jesus and Mary Language College, to the meeting. Ms McCombe clarified that she was speaking in her capacity as a Brent resident and not a teacher.

Ms McCombe expressed concern at the expectation that the North Brent School will open in September 2020, providing 4FE from the current Wembley High Technology College site, before moving to permanent accommodation on the Chancel House site in September 2022. Ms McCombe raised concerns about the admissions leaflets being used by the school which did not mention a move to the Neasden site.

Ms Gail Tolley, Strategic Director, Children and Young People, stated that she would look at the admissions documentation that has been sent out by the school and would contact the North Brent School.

Councillor Amer Agha, Cabinet Member for Schools, Employment and Skills, introduced the report presenting a proposal and seeking approval to move forward with plans to meet the projected demand for secondary school places as set out in the School Place Planning Strategy 2019-2023.

Councillor Agha stated that the report provides an analysis of demand based on the latest pupil projections from the Greater London Authority (GLA) (based on the January 2019 school census) and the outcomes of feasibility work undertaken on school expansion proposals. Councillor Agha stated that the report recommends proposals that would comprise a Secondary Expansion Programme to meet secondary basic need and seeks approval for capital funding to be allocated to deliver that programme.

RESOLVED

- i) Cabinet approved the secondary school expansion programme as described in paragraph 3.15 of the report.
- ii) Cabinet allocated £35.1m of capital funding to deliver a phased secondary school expansion programme.
- iii) Cabinet noted that further reports will be brought to Cabinet seeking approval of capital allocations to individual projects from the overall programme funding based on detailed project business cases.
- iv) Cabinet noted that the Strategic Director of Regeneration & Environment will make decision/s to award one or more low/medium value services contracts for the consultant team required to deliver the secondary school expansion programme.

18. **Development of Family Hubs**

Councillor Mili Patel, Cabinet Member for Children's Safeguarding, Early Help and Social Care, providing Cabinet with information regarding ongoing work to develop the existing 17 Children's Centres into eight integrated Family Hubs for Brent families with children aged 0-18 years, and to 25 years for those with children with disabilities.

Councillor M Patel stated that the new Family Hubs will build on existing children's centre services and the local authority statutory responsibilities regarding the provision of children's centres.

Councillor Tatler and Councillor Hirani spoke in support of the proposals in terms of early intervention with families in need.

RESOLVED

- i) Cabinet agrees to the development into Family Hubs of those sites listed in Table 1 below for the reasons detailed in the report and particular in paragraph 6.10 of the report.

Table 1

Current Children’s Centre sites proposed to become Family Hubs

Fawood and Curzon (managed as one Hub)	Preston Park (adjacent to Preston Park primary school)
Alperton (adjacent to Alperton School)	St Raphael’s (centrally located on the Stonebridge estate)
Church Lane (adjacent to Fryent Primary school)	Three Trees (adjacent to Queens Park Community school)
Granville Plus (part of the Granville site)	Willow (predominantly as a SEND hub situated adjacent to Chalk Hill Primary school)

- ii) Cabinet agrees that the sites detailed in Table 2 below will cease Children’s Centre provision, and seek alternative usage options for the reasons detailed in the report and in particular in paragraph 6.10 of the report.

Table 2

Current sites proposed to end existing Children’s Centre provision from, seeking alternative usage options:

Mount Stewart (based on Mount Stewart school site, possible future use as a full time school nursery)	Welcome Centre and Barham Park Annex (possible future use for Barham Park site as a community resource by a voluntary sector provider)
Treetops (based in King Edward Park possible future use by the onsite private nursery provider full time)	Wykeham (adjacent to Wykeham primary school, possible future use by the school as 2 year olds’ provision or for alternative educational use).
Wembley Primary (Integrated with Wembley primary school, possible future use by the school as additional office and nursery provision)	Harmony (adjacent to Mitchell Brook primary school, possible future use as continuation of school nursery or for alternative educational use).

- iii) Cabinet approved an approach to manage Family Hubs as set out in the report and in particular in paragraph 6.21 of the report, with health services being commissioned and the majority of other services being brought in-house.
- iv) Cabinet delegated authority to the Strategic Director, Community Wellbeing in consultation with the Lead Member for Public Health, Culture and Leisure to tender and award a contract(s) to deliver health services from Family Hubs as detailed in appendix 4.
- v) Cabinet delegated authority to approve requests to the Strategic Director, Children and Young People to Tender and Award some specific services to be delivered from Family Hubs as detailed in appendix 4.

19. Consultation on Admissions Arrangements for Community Schools for 2021/22

Councillor Amer Agha, Cabinet Member for Schools, Employment and Skills, introduced the reports seeking Cabinet approval to consult on proposed changes to the Admission Arrangements for Brent Community Schools for 2021/22.

Councillor Agha outlined the changes proposed:

- a. to refine the wording of the admission oversubscription criteria so that it is clearer and easier to understand;
- b. to introduce a provision for multiple birth children to receive a higher priority for a named school if one of the children has an Education, Health and Care Plan;
- c. to introduce a mechanism for making decisions about applications in situations which are not covered in the arrangements;
- d. to expand the information available within the admission arrangements.

RESOLVED

- i) Cabinet agreed to carry out a statutory consultation on the proposed changes to Community Schools Oversubscription Criteria as set out in section 4.0 of the report, to take effect for the academic year 2021/22. The consultation is as required by the School Admissions Code, revised in December 2014.
- ii) Cabinet noted that the results of the consultation will be reported back to Cabinet for a final decision on the proposals by February 2020.

20. Exclusion of Press and Public

None

21. Any other urgent business

None.

The meeting ended at 5.50 pm

COUNCILLOR MUHAMMED BUTT
Chair