

Economy and Growth Committee

Agenda

Date: Tuesday 6th June 2023
Time: 2.00 pm
Venue: Committee Suite 1,2 & 3, Westfields, Middlewich Road,
Sandbach CW11 1HZ

The agenda is divided into 2 parts. Part 1 is taken in the presence of the public and press. Part 2 items will be considered in the absence of the public and press for the reasons indicated on the agenda and at the top of each report.

It should be noted that Part 1 items of Cheshire East Council decision making are audio recorded and the recordings will be uploaded to the Council's website

PART 1 – MATTERS TO BE CONSIDERED WITH THE PUBLIC AND PRESS PRESENT

1. **Apologies for Absence**

To note any apologies for absence from Members.

2. **Declarations of Interest**

To provide an opportunity for Members and Officers to declare any disclosable pecuniary and non-pecuniary interests in any item on the agenda.

3. **Minutes of Previous Meeting** (Pages 3 - 12)

To approve as a correct record the minutes of the meeting held on 14 March 2023.

For requests for further information

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4. **Public Speaking/Open Session**

In accordance the Council's Committee Procedure Rules and Appendix on Public Speaking a total period of 15 minutes is allocated for members of the public to put questions to the committee on any matter relating to this agenda. Each member of the public will be allowed up to two minutes each to speak, and the Chair will have discretion to vary this where they consider it appropriate.

Members of the public wishing to speak are required to provide notice of this at least three clear working days' in advance of the meeting.

5. **Notice of Motion: Leasehold Reform** (Pages 13 - 22)

To consider the Notice of Motion, referred to the Committee by Council on 22 February 2023.

6. **Service Budgets 2023/24** (Pages 23 - 40)

To consider the report which sets out the allocation of approved budgets for 2023/24 for services under the Committee's remit, as determined by the Finance Sub-Committee.

7. **Poynton Pool** (Pages 41 - 54)

To consider the report which sets out the work the Council, acting as the landowner, is proposing to deliver works at Poynton Pool to comply with the Reservoirs Act 1975.

8. **Work Programme** (Pages 55 - 56)

To consider the Work Programme and determine any required amendments.

Membership: Councillors D Brown, J Clowes, A Critchley, B Drake, M Goldsmith (Chair), M Gorman, A Heler, N Mannion (Vice-Chair), G Marshall, C Naismith, C O'Leary, P Redstone and F Wilson

CHESHIRE EAST COUNCIL

Minutes of a meeting of the **Economy and Growth Committee**
held on Tuesday, 14th March, 2023 in the Committee Suite 1,2 & 3,
Westfields, Middlewich Road, Sandbach CW11 1HZ

PRESENT

Councillor N Mannion (Chair)
Councillor M Goldsmith (Vice-Chair)

Councillors S Brookfield, D Brown, J Clowes, P Groves, S Hogben,
M Houston, D Jefferay, A Kolker, R Moreton, D Stockton and P Williams

OFFICERS IN ATTENDANCE

Peter Skates, Director of Growth and Enterprise
Brendan Flanagan, Head of Rural and Cultural Economy
Helen Paton, Cultural Economy Manager
Karen Carsberg, Head of Housing
Charles Jarvis, Head of Economic Development
Alex Buckley, Digital Programme Manager
Dan Griffiths, Programme Manager
Andy Kehoe, Head of Estates
Mahdi Choudhury, Corporate Energy Manager
Ralph Kemp, Head of Environmental Services
Wendy Broadhurst, Lead Finance Partner Place
Adrian Leslie, Lawyer
Rachel Graves, Democratic Services Officer

59 APOLOGIES FOR ABSENCE

There were no apologies for absence.

60 DECLARATIONS OF INTEREST

In relation to Item 6 – Archives Project – Delivery Phase, Councillor A Kolker declared he was a member of the Southern Planning Committee which would be considering the planning application for the Archives Centre and that he would leave the meeting during consideration of the report.

61 MINUTES OF PREVIOUS MEETING**RESOLVED:**

That the minutes of the meeting held on 10 February 2023 be approved as a correct record, subject to the correction to the spelling of Councillor Jefferay in the Declarations of Interest.

62 PUBLIC SPEAKING/OPEN SESSION

There were no members of the public in attendance.

63 CULTURAL FRAMEWORK 2023-2028

The Committee considered the report which sought approval for the Cheshire East Council Cultural Framework 2023 to 2028.

The Framework set out the priorities and mechanisms for commissioning of cultural activity across the Council and with external partners.

The report also responded to the Notice Motion on Public Art Consultation, submitted to Council in October 2022 by Councillors A Gage and S Edgar, with proposals for the process for commission of public art, which following adoption would become part of the Cultural Framework.

The Chair read out a statement from the proposer of the Notice of Motion which asked that the Committee considered locking in the automatic requirement to hold a public consultation of at least 21 days when proposing public art and that this could be carried out at almost no cost via the Council's website.

During consideration of the process for public art consultation it was proposed that in Stage 7, the wording in the second box be amended to read 'Further consultation **must** take place at this point if identified in the engagement and consultation plan'.

RESOLVED: That the Committee

- 1 approve the revised Cultural Framework 2023-2028, as set out in appendix A to the report.
- 2 approve the process set out for the commissioning of public art, as set out in appendix B to the report, and incorporate into the Cultural Framework, subject to the amendment of the wording in Stage 7 from 'may' to 'must'.

Councillor A Kolker left the meeting before consideration of the next item.

64 ARCHIVES PROJECT - DELIVERY PHASE

The Committee considered the report which provided an update on the 'Cheshire Archives – A Story Shared' project and provided the context for the delivery phase of the project, which included the building of a new History Centre in Crewe.

It was noted that the late Councillor Dorothy Flude had been very involved with the Archives Project and it was proposed that, subject to consultation, the new centre be named in her honour.

RESOLVED (unanimously): That the Committee

- 1 delegate to the Executive Director Place to take all necessary actions to enable the delivery stage of the 'Cheshire Archives – A Story Shared' project.
- 2 delegate authority to the Executive Director Place, in consultation with the Director of Governance and Compliance, to enter into or approve any contracts or agreements (including professional consultants and building contracts etc.) required for the delivery phase.
- 3 approve the entering into a Memorandum of Understanding (MOU) to address all relevant terms for collaborative delivery of the project with CWAC.
- 4 approve the participation as required in the acceptance of the offer of grant aid from the Heritage Fund by CWAC by the exercise of the delegated authority to proceed with this project.
- 5 consideration be given to naming the History Centre in honour of the late Councillor Dorothy Flude, subject to public consultation.

The meeting adjourned for a short break during which Councillor Kolker returned to the meeting.

65 NOTICE OF MOTION: THE DEVELOPMENT OF COUNCIL HOUSING

The Committee considered a report in response to a Notice of Motion relating to the development of Council Housing. Council on 14 December 2022 had referred the Notice of Motion to the Economy and Growth Committee for consideration.

The motion, was proposed by Councillor C Naismith and Seconded by Councillor A Critchley, read as follows:

That the Council commits to

- 1) creating a Cheshire East Council housing revenue account.
- 2) the development of a long-term strategy for the construction of high-quality, genuinely affordable council housing across the borough, underpinned by long-term secure tenancy agreements, with rents relative to the average wage of the geographical area. Thus, providing residents with security, health, education and social mobility opportunity that they deserve.

It was reported that as the Council was a non-stock holding Council, the proposals in the Motion would require significant financial commitment and outlay in establishing and developing the housing required to form a Housing Revenue Account. The proposal did not form part of the Corporate Plan and was not within the current MTFS proposals and would therefore require additional capital and revenue funds outside of the MTFS programme.

The Committee noted that the Council was developing its Housing Strategy and proposed that options to increase the number of houses for social rent and for specialist housing be including in the development of the Housing Strategy and be reported back to the Committee.

RESOLVED (unanimously): That

- 1 the Notice of Motion be noted; and
- 2 that options to increase the number of houses for social rent and for specialist housing be including the development of the Housing Strategy.

66 **DIGITAL INVESTMENT PLAN 2023-2025**

The Committee considered a report on the Digital Investment Plan 2023-2025 which provided an update on the progress with digital connectivity in the Cheshire sub-region and sought approval of the Connecting Cheshire Digital Investment Plan.

RESOLVED (unanimously): That the Committee

- 1 adopt the Digital Investment Plan as the guiding strategy and plan to shape future outward facing Digital Investments and outward Digital Support activities of the Authority, utilising the ring-fenced Digital Funds.
- 2 note the current misalignment between project delivery up to and beyond 2026 and the staffing which is currently in place until 2023.
- 3 delegated authority to the Executive Director Place to ensure that the staffing required to support delivery and implementation of the interventions currently being undertaken as outlined in the Digital Investment Plan.
- 4 approve the establishment of a £500,000 “Alt Tech” grant scheme to support the hardest to reach premises across the Cheshire sub-region and delegate to the Executive Director Place the authority to determine the terms on which it operates, noting that it may be delivered by a partner authority.

- 4 approve a £300,000 business support package to ensure that businesses across the Cheshire sub-region have the skills necessary to harness the benefits of digital growth.
- 5 approve a £120,000 package of measures to stimulate local demand led digital upgrades and provide for stakeholder engagement to ensure that local communities are supported as they strive to upgrade digital services
- 6 provide delegated authority to the Executive Director of Place to enable the above projects, initiatives, and activities that support the plan to be implemented Funds.

67 CREWE TECHNICAL & DIGITAL INNOVATION CENTRE

The Committee considered a report on the progress to date on the proposal for a Technical and Digital Innovation Centre in Crewe Town Centre.

The Technical and Digital Innovation Campus was part of the Future High Street Fund programme to revitalise Crewe, funded in full by the Department for Levelling Up, Housing and Communities (DLUHC). The aim was to provide flexible workspace and co-working offer in Crewe focusing on supporting start-up and growing companies in the fast growing digital and creative sector, and also improvements to the heritage assets at Christ Church.

The project had undergone feasibility work and considered the potential of using both the chancel at Christ Church and the Municipal Buildings Extension. This had determined that the only financially and operationally viable approach was to use the Municipal Buildings Extension.

RESOLVED (unanimously): That the Committee

- 1 subject to DLUHC Agreement, approve the appropriation of the Municipal Buildings extension for the delivery of the Technical and Digital Innovation Centre project, by appropriation it was meant the lease or procurement of the building to a third party operator, cease occupation of the building by the Council, and carry out a refurbishment of the building to meet Future High Street Fund outputs.
- 2 delegate authority to the Executive Director Place, in consultation with the Chair of Economic & Growth Committee, Section 151 Officer, and Director of Governance and Compliance, to secure the DLUHC Agreement and, subject to DLUHC Agreement, take all necessary actions to deliver the TADIC project, including and without limitation:

- commencing staff engagement and consultation as necessary on the proposals, and relocation of the affected staff;
- submission of necessary applications for planning, building regulations, etc and implement consent as appropriate;
- procurement, contract award and/or execution of all necessary leases, agreements and documentation for both the refurbishment or modifications required at the Municipal Offices and other Council assets affected as consequence of relocated functions, and for the operational delivery of the project, including negotiation commercial terms with the operator/tenant including Council contributions to the fit-out of the premises; and
- to amend or stop the project in the event that any issues or risks emerge that would fundamentally affect the deliverability of the project, or impact on the Council's financial position.

- 3 note that the historic Municipal Buildings fronting Earle Street is not part of this proposal and will be retained for civic use, including the Registrar function.
- 4 note that the Christ Church Chancel building will not be used for the project, but that heritage improvements to Christ Church are planned to be delivered as part of this project.

68 PUBLIC SECTOR DECARBONISATION SCHEME - 3B

The Committee considered a report which informed of the acceptance under urgency powers of a Public Sector Decarbonisation Fund Grant of up to £7.8m, in three lots. The urgent decision also delegated powers to the Economy and Growth Committee to administer the grant.

RESOLVED (unanimously): That the Committee

- 1 note the acceptance, under urgency powers, of the grants awarded up to £7,800,000 from BEIS for the purpose of decarbonising the Council's estate and enable the low carbon transition across selected schools, museum, leisure centres and Tatton Park.
- 2 note the approval, under urgency powers, of a fully funded Supplementary Capital Estimate up to the value of the grant offer(s).
- 3 note that the match-funding required from the Council to finance the schemes will be identified from existing budgets, and that approvals for virements will be obtained, in that regard, in accordance with the Finance Procedure Rules in the Constitution.

- 4 authorise the Director of Growth and Enterprise and the Section 151 Officer to enter into the Grant Offer Agreement on behalf of the Council and to take all necessary measures to administer, spend and distribute the grant.
- 5 authorise the Director of Growth and Enterprise to approve the delivery of the programme of work, in line with the conditions of grant, and the identification of local match-funding resources, and to obtain further approvals as required by the Council's financial procedure and procurement rules.

69 **2022/23 FINANCIAL UPDATE**

The Committee received a report which provided an overview of the Cheshire East Council forecast outturn for the financial year 2022/23 and a financial update and forecast outturn for the Economy and Growth Committee's areas of responsibility.

RESOLVED (unanimously): That the Committee

- 1 note the report of the Finance Sub Committee held on 8 March 2023 and the recommendations of that Committee to Service Committees to
 - 1.1 note the financial update and forecast outturn relevant to their terms of reference.
 - 1.2 note the delegated decisions relating to supplementary revenue estimates for specific grants coded directly to services in accordance with Financial Procedure Rules, as detailed in Appendix 4 to the report - Section 2, Table 2 and Table 3.
- 2 note Appendix 4 to the report and the following sections specific to the Economy and Growth Committee:
 - Changes to Revenue budget 2022/23
 - Corporate Grants Register
 - Debt Management
 - Capital Strategy
 - Reserve Strategy

70 **WORK PROGRAMME**

The Committee considered the work programme and were informed that the programme would be updated with the items for the June and July committee meetings and that the September meeting would receive a report on the Handforth Garden Village.

RESOLVED:

That the Work Programme be noted.

71 CARBON NEUTRAL UPDATE

The Committee considered a report which provided an update on the progress made by the Council to becoming a carbon neutral Council by 2025 and a carbon neutral Borough by 2045.

In May 2020, the Council had adopted a Carbon Action Plan which set out how the Council would become carbon neutral. The Action Plan set a carbon reduction target at 46% and an inseting target of 60% by 2025 from 2019 baseline levels. To date the Council had achieved carbon reduction of 11% and delivered 30% of its inseting target. The report detailed the progress in carbon reduction in the areas of Council's operations set out in the Action Plan.

RESOLVED: That the Committee

- 1 note the progress made towards the Council's target to be carbon neutral for its own emissions by 2025 and the contents of the Borough wide baseline report 2045 (Appendix 1 to the report).
- 2 delegates authority to the Executive Director for Place to take all necessary actions including without limitation contract award and the execution of all necessary agreements and ancillary documentation to implement solar projects on the land referenced in Appendix 2 to the report.
- 3 delegates authority to the Head of Environmental Services in conjunction with relevant council teams to investigate emerging opportunities for domestic retrofit options for the residents of Cheshire East and proceed to procurement of a suitable solution.

72 EXCLUSION OF THE PRESS AND PUBLIC

RESOLVED:

That the press and public be excluded from the meeting during consideration of the following items pursuant to Section 100(A) 4 of the Local Government Act 1972 as amended on the grounds that it involves the likely discussion of exempt information as defined in paragraph 3 of part 1 of the Schedule 12A of the Local Government Act 1972 and public interest would not be served in publishing the information.

73 UPDATE ON ROYAL ARCADE PROGRESS

The Committee received a verbal update on the Royal Arcade project.

RESOLVED:

That the update be noted.

The meeting commenced at 1.00 pm and concluded at 4.53 pm

Councillor N Mannion (Chair)

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Working for a brighter future together

Economy and Growth Committee

Date of Meeting:	6 June 2023
Report Title:	Notice of Motion: Leasehold Reform
Report of:	Jayne Traverse – Executive Director - Place
Report Reference No:	EG/01/23-24
Ward(s) Affected:	All Wards

1. Purpose of Report

- 1.1. At the full Council Meeting of 22nd February 2023, a notice of motion was proposed in relation to the Government's Leasehold Reform.
- 1.2. This report provides a suggested response to that notice of motion for the Committee's consideration.

2. Executive Summary

- 2.1 A Notice of Motion relating to the Leasehold reform was proposed to Council at its meeting on 22nd February 2023. The motion was proposed by Councillor L Crane and seconded by Councillor M Goldsmith.
- 2.2 The motion proposed that the Council resolves to:
 - 1) Write to the Secretary of State for Levelling Up, Housing and Communities to request that the Government:
 - a. Delivers the leasehold reforms that were promised and that they include the online calculator for lease extensions and enfranchisement as soon as possible.
 - b. Prevents the sector from fixing capitalisation rates at a low rate in the calculation to avoid pushing up the cost for the leaseholder.
 - c. speeds up progress on other reforms from the Law Commission - such as Right to Manage and commonhold to address the issues that we see today with service charges and insurance commissions; and

- 2) Asks the council to consider through the refresh of the Local Plan:
 - a. implementing planning policy changes to ensure developers are unable to create so called 'fleecehold' where fees are typically secured by a rent charge (which means if residents fall into default on those fees the property can be converted from freehold to leasehold again and so the cycle begins again); and
 - b. if and when Cheshire East Council sells any reversionary freehold or leasehold interests then it will offer first refusal to the existing leaseholder at fair value.

2.3 Council referred the motion, outlined in full at 6.1 to the Economy and Growth Committee for consideration.

2.4 This report addresses the points raised in the Notice of Motion, outlines the changes to current legislation and proposes that a letter is sent to the Secretary of State for Levelling Up, Housing and Communities to raise the concerns in relation to 1 – a,b,c.

2.5 This report also considers the request as outlined in 2a of the notice of motion and explains the reasons why this cannot be addressed through the next refresh of the Local Plan.

2.6 In relation to 2b the Council has a duty under s123 of the Local Government Act to achieve the best price that is reasonably obtainable for its property transactions. As outlined in the main body of the report this would be considered on a case-by-case basis.

3. Recommendations

3.1. The Committee is asked to agree that:

3.1.1. The Chair of the Growth and Economy Committee writes to the Secretary of State for Levelling Up, Housing and Communities raising the issues outlined in 1, a, b, c above;

3.1.2. That no further action is taken in relation to 2 a and b.

4. Reasons for Recommendations

4.1. The Cheshire East Council Constitution sets out the procedure for Notices of Motion submitted to Council. A motion referred to the relevant decision-making body must be considered within two meeting cycles. At the meeting to which the motion has been referred for consideration, the proposer of the motion if present shall be invited to speak first, followed by the seconder. The matter will then be opened up to wider discussion.

5. Other Options Considered

5.1. No other options have been considered.

6. Background

6.1. The full Notice of Motion proposed to Council was as follows:

This council notes:

Government promised to tackle the leasehold reforms through two pieces of legislation. The first to help new 'leases' and the second to help 'Existing' leaseholders. The first part was delivered earlier this year via The Leasehold Reform (Ground Rent) Act 2022. This was to be followed swiftly by the second part of the promised reforms, but this has been further delayed and leaves over 6 million existing leaseholders struggling to navigate a system that is currently stacked against them.

As a result of this delay, sales are falling through on many leasehold properties due to the ground rents. Many remain in leasehold limbo, with no affordable way out in the middle of a Cost-of-Living Crisis.

This council further notes that:

Developers may have moved away from building leasehold homes but they have replaced this with another model by creating the Private Residential Estate model (PRE's) for new build developments.

Historically, estate infrastructure would be adopted by the local authority.

It is now increasingly common that at least some of the estate's infrastructure is not adopted and for homeowners to pay maintenance. These charges can cover a large range of items: public open spaces, play areas, landscaped or ecological buffer areas, roads, highways, ground maintenance, street lighting, games areas, administration & management fees & public liability insurance.

Unlike leasehold properties homeowners of freehold properties with these private estate charges have no mechanism to challenge these charges/services. They are unregulated. There is no transparency and little accountability.

This council further notes:

Local authorities have policies on the requirements for adoption which include meeting minimal standards and developers must meet these standards prior to adoption. If they do not meet these standards, then the council will not adopt. Infrastructure can often be built, without ever meeting the required standards. In the past it was common practice for developers to pay a commuted sum to cover the adoption and maintenance of items such as amenity land, playgrounds and path ways so that these could be adopted by the Council. Now processes lean towards adoption of highways alone.

Unadopted infrastructure is often built to lower standards. Private roads may be narrower with less room for parking and no pavements, have lower specification

street lighting. There may also be problems when the estate is not maintained to an appropriate standard and disgruntled residents may then look to the local authority to help them out.

Therefore, this council resolves to:

- 1 *Write to the Secretary of State for Levelling Up, Housing and Communities to request that the Government:*
 - a. *Delivers the leasehold reforms that were promised and that they include the online calculator for lease extensions and enfranchisement as soon as possible.*
 - b. *Prevents the sector from fixing capitalisation rates at a low rate in the calculation to avoid pushing up the cost for the leaseholder.*
 - c. *speeds up progress on other reforms from the Law Commission - such as Right to Manage and commonhold to address the issues that we see today with service charges and insurance commissions; and*
2. *Asks the council to consider through the refresh of the Local Plan:*
 - a. *implementing planning policy changes to ensure developers are unable to create so called 'fleecehold' where fees are typically secured by a rent charge (which means if residents fall into default on those fees the property can be converted from freehold to leasehold again and so the cycle begins again); and*
 - b. *if and when Cheshire East Council sells any reversionary freehold or leasehold interests then it will offer first refusal to the existing leaseholder at fair value.*

6.2. Consideration has been given to each part of the notice of motion as outlined below:

6.3. Legislation: - The Leasehold Reform (Ground Rent) Act 2022 came into force on 30th June 2022 and restricts ground rents on newly created long leases for residential properties (except for retirement properties where it will come into force on 1st April 2023), and this means that ground rent in most new leases cannot legally be for anything more than "one peppercorn per year". A "peppercorn rent" means that no money can be legally charged or paid as ground rent on leases regulated by the Act. The Act also does not place any obligation on the landlord to levy the peppercorn rent.

6.4. The Act also banned freeholders from charging administration fees for collecting a peppercorn rent. If landlords charge rent in contravention of the Act, they may receive a financial penalty up to £30,000. There are a few exceptions from the Act.

6.5. Statutory lease extensions for both houses and flats remain unchanged and are therefore exempt from the provisions of the Bill.

- 6.6. This Act only deals with new leases and does not address the issues highlighted within the notice of motion in relation to existing leasehold properties. There is no indication from Government when further legislation will come into force.
- 6.7. Following the Competition and Markets Authorities (CMA) national investigation into potential breaches of consumer protection law and mis-selling of leasehold properties in the housing market and the outcome of the CMA's investigation, the Housing Service consulted with all the key developers and registered housing providers (RP's) operating in Cheshire East.
- 6.8. The aim was to ascertain if developers/RPs had experienced any specific issues with leasehold properties in the past, what their approach will be in relation to offering leasehold properties on new developments in the future, and whether they will be offering homeowners who purchased their property on a leasehold basis previously the opportunity to buy the freehold. This was to establish the approach that housing providers were taking across Cheshire East.
- 6.9. The research showed that most developers/RPs who responded to our mailing now sell all houses on either a freehold or Shared Ownership basis. Many developers/RPs have already offered lessees the opportunity to purchase the freehold of their homes and all of those that undertake direct development now only offer houses for sale on a freehold basis.
- 6.10. Members can agree to write to the Secretary of State for Levelling Up, Housing and Communities to express concerns in relation to the delay in legislation and request that the Government considers the points outlined in part 1 of the notice of motion.
- 6.11. Private Residential Estate model (PRE's) for new build developments. –**
When purchasing a new build property, potential owners will be advised if there is a charge to maintain the open space on the estate or parts of the estate infrastructure which is not adopted by the Council. This is predominately on freehold properties, but leaseholders can also be charged a fee on top of their ground rent and service charge.
- 6.12. The charge on freeholder properties is bound to the property through the title deeds and unlike leaseholders who can challenge through a tribunal, there is no dispute resolution available to freeholders.
- 6.13. There is currently no requirement, as a matter of law or national planning policy, for new open space that is created as part of a development scheme to be conveyed to the council by the developer. There is similarly no general requirement on developers to have their new estate roads adopted by the council. Given the absence of any legal requirements and that a key test of local plan policy at examination is consistency with national planning policy, it is not

considered that the next Local Plan provides a route to address this issue. Cheshire East are therefore not able to implement 2a through the next Local Plan.

- 6.14.** On some new developments there is a need to include a charge to ensure the long-term stewardship. The Council is leading on the development of a Garden Village at Handforth, and there are planning requirements that a custodian and stewardship plan is put in place.
- 6.15.** This plan will be responsible for the maintenance and management of facilities in the village including, estate roads, a village hall, heat network, and the extensive lands the village is situated in.
- 6.16.** There is an expectation in the emerging business plan that households will be asked to contribute service charges to pay for such upkeep, with the aim to keep the village as an exemplar location to live.
- 6.17.** The type of enterprise is not yet specified or fully formed, but it could be a council owned ASDV, community enterprise, community interest company or some form of trust.
- 6.18.** We need to ensure that such a mechanism can be put in place which is adequately funded and that is not profit motivated, but will need to make modest surpluses to reinvest in the site over the medium and long term.
- 6.19. Cheshire East sale of leasehold** – The Notice of Motion seeks assurance that when Cheshire East Council sells any reversionary freehold or leasehold interests then it will offer first refusal to the existing leaseholder at fair value.
- 6.20.** The content of paragraph 2b of the motion would not be dealt with through the next Local Plan. The definition used in paragraph 2b of the notice of motion also extends beyond the property described in the notice of motion. Therefore, the notice of motion would, if adopted, affect a wider cohort of property than is set out in the notice.
- 6.21.** The Council does not employ the methodologies, with the impacts described, which are set out in the notice of motion, and it is not at all likely that the Council would choose to adopt these approaches irrespective of the current legislative position. The Council holds limited stocks of residential properties, and those it holds are principally for operational reasons.
- 6.22.** The Council does hold a wide range of land and property (including commercial property) under a range of tenures including reversionary freeholds. In circumstances where the Council sought to dispose of these interests it would consider these on a case-by-case basis.

- 6.23.** The Council is compelled by statute to achieve what is known as best price for its land and property assets. Using fair value as a basis of valuation for these assets would not achieve the objectives of the motion and it would not achieve the requirement to achieve best price. This would place the Council at risk of not complying with s123 of the Local Government Act 1972.
- 6.24.** Cheshire East Council are therefore not able to implement 2b of the notice of motion.
- 6.25.** Cheshire East does administer several Discounted for Sale affordable housing schemes, the majority of which are freehold, with the discount secured by the way of a charge on the property, however in some circumstances for example apartments the properties have to be sold on a leasehold basis.
- 6.26.** Previously the Council has sold land to Registered Housing Providers for affordable housing schemes on a leasehold basis which are subject to a ground rent and have in future years negotiated the sale of the freehold. This is however not on individual properties and would be considered on a case-by-case basis.
- 6.27.** Registered Housing Providers offer Shared Ownership homes on a long lease (125 up to 990 years), where purchasers buy a percentage of the property (10% to 75%) initially and pay subsidised rent on the remaining percentage of equity to the Registered Housing Provider. The Shared Owner can then buy further portions of the equity in their home, as and when they can afford to do so – this is called staircasing, and the Shared Owner can purchase the remaining equity in the property, on terms set out in the lease. When the property is owned outright the freehold will automatically be transferred to the Shared Owner, except in exceptional circumstances, e.g., in protected rural areas, where they can only purchase up to 80% of the equity, so the homes remain available for future shared ownership purchasers.

7. Implications

7.1. Legal

- 7.1.1. Leasehold and Freehold is governed by Government legislation and Councils can only adhere to the legislation. The Government have and are proposing further changes to the legislation in relation to leasehold properties.
- 7.1.2. In relation to charges on new build properties to cover costs associated with the maintenance of open space, highways and other infrastructure, the Council has no jurisdiction in relation to this. If owners refuse to pay the charges, then there is a risk of repossession. The 1925 Property Act states that a lease can be created on a property if an owner refuses to pay. Mortgage lenders will often insist on a Deed of Variation to protect them against this from happening.

7.1.3. As noted earlier in the report, there is no general legal obligation on developers to convey areas of open space within new developments to the council. Similarly, there is no general legal requirement on developers to have new estate roads adopted by the council.

7.1.4. As referred to in Paragraphs 6.23, Cheshire East do not hold the assets as mentioned in the notice of motion and if we were to adopt 2b it would place the Council at risk of not complying with s123 of the Local Government Act 1972.

7.2. Finance

7.2.1. As mentioned in 6.23, the Council is compelled by statute to achieve what is known as best price for its land and property assets. Using fair value as a basis of valuation for these assets would not achieve the objectives of the motion and it would also not achieve the requirement to achieve best price.

7.2.2. When considering the long-term stewardship of Council residential schemes, the Council needs to ensure that all costs are covered and that a financial burden is not placed on the Council.

7.3. Policy

7.3.1. There are no policy implications arising from this report.

7.4. Equality

7.4.1. There are no equality implications arising from this report.

7.5. Human Resources

7.5.1. There are no Human Resources implications arising from this report.

7.6. Risk Management

7.6.1. The main risk to the Council is set out in 6.20 and 6.21 and to mitigate against developing such policies would deal with land and assets on a case-by-case basis.

7.6.2. The inability to charge a maintenance charge on new council lead developments could place the council at a financial risk and therefore were appropriate the Council needs to have the mechanism to enable this approach to be taken forward.

7.7. Rural Communities

7.7.1. There are no issues relating specifically to rural communities arising from this report.

7.8. Children and Young People/Cared for Children

7.8.1. No implications for Children and Young People/Cared for Children arising from this report.

7.9. Public Health

7.9.1. Having access to safe, affordable, good quality housing is key to ensuring positive physical and mental health and wellbeing. Further delay by the Government in implementing the second part of its planned leasehold reforms risks more people falling into financial difficulty and experiencing the negative health and wellbeing impacts associated with this.

7.10. Climate Change

7.10.1. There are no climate change implications arising from this report.

Access to Information	
Contact Officer:	Karen Carsberg – Head of Housing Karen.carsberg@cheshireeast.gov.uk 07710975438 Andy Kehoe – Head of Estates Andy.Kehoe@cheshireeast.gov.uk 07973 892082
Appendices:	N/A
Background Papers:	N/A

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Economy and Growth Committee**6 June 2023****Economy and Growth Committee Budgets 2023/24**

Report of: Alex Thompson, Director of Finance & Customer Services**Report Reference No:** EG/13/23-24**Ward(s) Affected:** All wards and all members will be affected and impacted by the content of the MTFs and Corporate Plan**Purpose of Report**

- 1 This report sets out the allocation of the approved budgets for 2023/24 to the Economy and Growth Committee.
- 2 The report contributes to the Council's objective of being an open and enabling organisation.

Executive Summary

- 3 The Medium-Term Financial Strategy (MTFS) for Cheshire East Council for the four years 2023/24 to 2026/27 was approved by full Council on 22 February 2023.
- 4 The Finance Sub Committee meeting on the 8 March approved the allocation of the approved revenue and capital budgets, related budget policy changes and earmarked reserves to each of the service committees.
- 5 The financial reporting cycle will ensure that the Committee is provided with updates through the year on progress against budget policy changes, the forecast outturn position, progress on capital schemes, movement on reserves and details of supplementary estimates and virements. The timetable for 2023/24 is due to be approved by Finance Sub-Committee on 7 June 2023.

RECOMMENDATIONS

The Economy and Growth Committee is recommended:

1. To note the decision of the Finance Sub-Committee to allocate the approved revenue and capital budgets, related budget policy changes and earmarked reserves to the Economy and Growth Committee, as set out in **Appendix A**
2. To note the financial reporting timetable for 2023/24 set out in **Appendix B** due to be approved at Finance Sub-Committee on 7 June.

Background

- 6 All councils are legally required to set a balanced budget each year. The MTFs was approved by full Council on 22 February 2023.
- 7 The MTFs includes a Report from the Chief Finance Officer in line with the Section 25(1) of the Local Government Finance Act 2003. This report confirms that the MTFs is balanced and that the Chief Finance Officer is satisfied with the robustness of the estimates and the adequacy of the financial reserves of the Council. The report also highlights the factors taken into account in arriving at this judgement including relevant financial issues and risks facing the Council during the medium term.
- 8 Finance Procedure Rules set limits and responsibilities for movement of funds, treating reserves as part of this overall balanced position. Any movement within this balanced position is treated as a virement. To increase the overall size of the MTFs requires a supplementary estimate, which must be backed with appropriate new funding and approved in line with the Procedure Rules.
- 9 To support accountability and financial control under the Committee system the 2023/24 budget is being reported across the Service Committees based on their associated functions. This report sets out the allocation of the revenue and capital budgets and earmarked reserves to the relevant service committee in accordance with their functions.
- 10 Each set of Committee budgets reflects the group of services line-managed by Directors. Budget holders are responsible for budget management. Where a team supports multiple services under other Directors the budget for each Committee is included with the line-managing Director's services and is not split across other Committees. For example, Governance and Democratic Services are aligned to the

Corporate Policy Committee, even though the activities of those teams relate to support services provided to all Directorates of the Council.

- 11 The financial alignment of budgets to each Committee is set out in Table 1 with further details in Appendix A.

Table 1: Revenue and Capital Budgets allocated to service committees as per the approved MTFS

ALL COMMITTEES - Summary					
Service Area	Revenue Budget			Capital Budget	Total Revenue and Capital Budget
	2023/24	2023/24	2023/24	2023/24	2023/24
	Expenditure	Income	Net		Net
	£000	£000	£000	£000	£000
Adults and Health	201,476	-65,144	136,332	472	136,804
Children and Families	88,774	-9,649	79,125	53,829	132,954
Corporate Policy	114,842	-73,854	40,988	12,826	53,814
Economy and Growth	35,594	-11,172	24,422	71,598	96,020
Environment and Communities	59,459	-10,638	48,821	12,011	60,832
Highways and Transport	23,384	-12,255	11,129	63,948	75,077
Finance Sub-Committee	14,209	-1,900	12,309	0	12,309
Total Cost of Service	537,738	-184,612	353,126	214,684	567,810

* Place committee budgets reallocated since the MTFS due to restructuring budget being managed fully within Economy and Growth

- 12 The 2023-27 MTFS includes a net revenue budget of £353.1m and an approved capital programme of £214.7m for the financial year 2023/24. Further details on the schemes within the capital programme are provided in **Appendix A**.

Consultation and Engagement

- 13 The annual business planning process involves engagement with local people and organisations. Local authorities have a statutory duty to consult on their budget with certain stakeholder groups including the Schools Forum and businesses. In addition, the Council chooses to consult with other stakeholder groups. The Council continues to carry out stakeholder analysis to identify the different groups involved in the budget setting process, what information they need from us, the information we currently provide these groups with, and where we can improve our engagement process.
- 14 Cheshire East Council conducted an engagement process on its Medium-Term Financial Plans through a number of stages running from January 2023 to Council in February 2023.
- 15 The budget consultation launched on-line on the 6 January 2023, included details of the budget policy changes against each Corporate

Plan aim. This consultation was made available to various stakeholder groups and through a number of forums.

Reasons for Recommendations

- 16 The Economy and Growth Committee has the responsibility for the oversight, scrutiny, reviewing outcomes, performance, budget monitoring and risk management of the Directorate of Growth and Enterprise including: Facilities Management; Assets; Farms; Economic Development; Housing; Rural and Cultural Management; Tatton Park; Public Rights of Way; Cultural Economy; Countryside; and the Visitor Economy.
- 17 The Finance Sub-Committee is responsible for allocating budgets across the Service Committees. This responsibility includes the allocation of revenue and capital budgets as well as relevant earmarked reserves.
- 18 Finance Sub-Committee met on 8 March and set out the budgets in accordance with the above responsibilities.

Other Options Considered

- 19 Do nothing. Impact – members are not informed of service budgets specifically relevant to this committee following MTFs approval at Council. Risks – Not abiding by the Constitution to provide regular reports.

Implications and Comments

Monitoring Officer/Legal

- 20 The legal implications surrounding the process of setting the 2023 to 2027 Medium-Term Financial Strategy were dealt with in the reports relating to that process.

Section 151 Officer/Finance

- 21 Contained within the main body of the report.

Policy

- 22 The Corporate Plan sets the policy context for the MTFs and the two documents are aligned. Any policy implications that arise from activities funded by the budgets that this report deals with will be dealt within the individual reports to Members or Officer Decision Records to which they relate.

An open and enabling organisation

Ensure that there is transparency in all aspects of council decision making

Equality, Diversity and Inclusion

- 23 Under the Equality Act 2010, decision makers must show ‘due regard’ to the need to:
- Eliminate unlawful discrimination, harassment and victimisation;
 - Advance equality of opportunity between those who share a protected characteristic and those who do not share it; and
 - Foster good relations between those groups.
- 24 The protected characteristics are age, disability, sex, race, religion and belief, sexual orientation, gender re-assignment, pregnancy and maternity, and marriage and civil partnership.
- 25 Having “due regard” is a legal term which requires the Council to consider what is proportionate and relevant in terms of the decisions they take.
- 26 The Council needs to ensure that in taking decisions on the Medium-Term Financial Strategy and the Budget that the impacts on those with protected characteristics are considered. The Council undertakes equality impact assessments where necessary and continues to do so as budget policy changes and projects develop across the lifetime of the Corporate Plan. The process assists us to consider what actions could mitigate any adverse impacts identified. Completed equality impact assessments form part of any detailed Business Cases.
- 27 Positive impacts include significant investment in services for children and adults (protected characteristics primarily age and disability). Specific examples are Investment in Cared for Children and Care Leavers, SEND services and School Transport. There is also significant investment in Adult Social Care and support to care providers (protected characteristics primarily age and disability).
- 28 The Corporate Plan’s vision reinforces the Council’s commitment to meeting its equalities duties, promoting fairness and working openly for everyone. Cheshire East is a diverse place and we want to make sure that people are able to live, work and enjoy Cheshire East regardless of their background, needs or characteristics.

Human Resources

- 29 Any HR implications that arise from activities funded by the budgets that this report deals with will be dealt within the individual reports to Members or Officer Decision Records to which they relate.

Risk Management

- 30 Financial risks are assessed and reported on a regular basis, and remedial action taken if and when required. Risks associated with the achievement of the 2023/24 budget and the level of general reserves were factored into the 2023/24 financial scenario, budget and reserves strategy.

Rural Communities

- 31 The report provides details of service provision across the borough.

Children and Young People including Cared for Children, care leavers and Children with special educational needs and disabilities (SEND)

- 32 The report provides details of service provision across the borough.

Public Health

- 33 Public health implications that arise from activities that this report deals with will be dealt with as separate reports to Members or Officer Decision Records as required.

Climate Change

- 34 Any climate change implications that arise from activities funded by the budgets that this report deals with will be dealt within the individual reports to Members or Officer Decision Records to which they relate.

Access to Information	
Contact Officer:	Alex Thompson Director of Finance and Customer Services (Section 151 Officer) alex.thompson@cheshireeast.gov.uk
Appendices:	A - Allocation of capital and revenue budgets, earmarked reserves and budget policy changes to service committees

	B – Financial Reporting Timetable 2023/24
Background Papers:	The following are links to key background documents: Medium-Term Financial Strategy 2023-27 Agenda for Finance Sub-Committee on Wednesday, 8th March, 2023, 2.00 pm Cheshire East Council, Item 62

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Economy and Growth Committee Budget 2023/24 Appendix A

Economy and Growth Committee

Contents

Economy and Growth Committee Extracts

1. Allocation of Revenue and Capital Budgets
2. Approved Budget Policy Change items
3. Capital Programme
4. Earmarked Reserves

Economy and Growth Committee

1. Allocation of Revenue and Capital Budgets

ECONOMY and GROWTH COMMITTEE - Summary					
Service Area	Revenue Budget			Capital Budget	Total Revenue and Capital Budget
	2023/24	2023/24	2023/24	2023/24	2023/24
	Expenditure	Income	Net		Net
	£000	£000	£000	£000	£000
Directorate	2,458	-1,612	846	0	846
Assets	2,073	-1,655	418	0	418
Growth and Enterprise Management	149		149	0	149
Facilities Management	15,837	-320	15,517	9,260	24,777
Farms	427	-785	-358	0	-358
Economic Development	1,756	-584	1,172	51,801	52,973
Housing	4,379	-1,320	3,059	4,632	7,691
Rural and Cultural Management	165		165	52	217
Tatton Park	5,023	-4,146	877	1,205	2,082
Public Rights of Way	751	-169	582	93	675
Cultural Economy	1,005		1,005	4,100	5,105
Countryside	1,256	-231	1,025	455	1,480
Visitor Economy	562	-350	212	0	212
Pay Inflation	762		762	0	762
Restructuring	-1,009		-1,009	0	-1,009
Total Cost of Service	35,594	-11,172	24,422	71,598	96,020

Note all Place restructuring is included in the Economy and Growth table

2. Approved Budget Policy Change items

MTFS Section 1 Ref No	Detailed List of Approved Budget Changes – Service Budgets	Last MTFS Reference or New	2023/24 £m	2024/25 £m	2025/26 £m	2026/27 £m
	Economy and Growth Committee		1.667	2.545	0.595	1.909
64	Assets - Buildings and Operational	NEW	2.480	3.119	0.423	1.481
65 (revised)	Pay inflation	MTFS 22-26 [3&4]	1.437	0.486	0.418	0.428
66	Rates increase for Cheshire East properties	NEW	0.343	-	-	-
67	Rates increase from Collection Fund EMR	NEW	-0.343	-	-	-
68	Office Estate Rationalisation	NEW	0.210	-0.550	-0.150	-
69	Rural and Visitor Economy	NEW	0.165	0.045	-0.021	-
70 (revised)	Cultural	NEW	0.072	0.020	0.089	-
71	Housing	NEW	-	0.035	-	-
72	Assets - Transactions	NEW	0.023	-	-	-
73	Inflation in Utility costs and enhanced Carbon Management	MTFS 22-26 [57]	-1.500	-	-	-
74 (revised)	Pension Costs Adjustment	NEW	-0.675	-0.157	-0.164	-
75	Restructuring Potential	NEW	-0.387	-0.387	-	-
76	Investment in Public Rights of Way	MTFS 22-26 [59]	-0.100*	-	-	-
77	Tatton Park	MTFS 22-26 [52]	-0.028	-0.046	-	-
78	Asset / Service Transfer	MTFS 22-26 [51]	-0.020	-	-	-
79	Transfer of Congleton Visitor Information Centre	MTFS 22-26 [11]	-0.010	-0.020	-	-

3. Capital Programme

Economy and Growth								CAPITAL					
CAPITAL PROGRAMME 2023/24- 2026/27													
Scheme Description	Total Approved Budget £000	Forecast Expenditure					Total Forecast Budget 2023/27 £000	Forecast Funding					Total Funding £000
		Prior Years £000	Forecast Budget 2023/24 £000	Forecast Budget 2024/25 £000	Forecast Budget 2025/26 £000	Forecast Budget 2026/27 £000		Grants £000	External Contributions £000	Revenue Contributions £000	Capital Receipts £000	Prudential Borrowing £000	
Committed Schemes													
Culture & Tourism													
Countryside Vehicles	999	132	455	193	219	0	867	0	0	0	0	867	867
New Archive Premises	10,250	0	4100	5699	451	0	10,250	0	0	0	0	10,250	10,250
Public Rights of Way - CMM A6 MARR	100	8	93	0	0	0	93	93	0	0	0	0	93
Rural & Green Section 106 Schemes	73	21	52	0	0	0	52	0	52	0	0	0	52
Tatton Park Investment Phase 2	1,969	264	1205	500	0	0	1,705	0	0	0	0	1,705	1,705
Total Culture & Tourism Committed Schemes	13,392	425	5,905	6,392	670	0	12,967	93	52	0	0	12,822	12,967
Economic Development													
Connecting Cheshire 2020	7,238	1,500	2,500	2,238	1,000	0	5,738	5,738	0	0	0	0	5,738
Connecting Cheshire Phase 2	883	0	0	0	883	0	883	0	313	0	0	570	883
Connecting Cheshire	595	0	0	0	595	0	595	0	48	0	0	547	595
Connecting Cheshire Phase 3	8,000	100	1,500	2,400	4,000	0	7,900	0	7,900	0	0	0	7,900
Crewe Town Centre Regeneration	32,019	14,906	15,595	0	0	1,517	17,112	0	0	0	850	16,262	17,112
Crewe Towns Fund	20,160	1,457	3,893	9,000	5,810	0	18,703	18,703	0	0	0	0	18,703
Demolition of Crewe Library Site	2,765	318	1,077	1,370	0	0	2,447	924	0	0	0	1,523	2,447
Future High Street Funding - CEC Innovation Centre	1,169	58	1,111	0	0	0	1,111	1,111	0	0	0	0	1,111
Future High Street Funding - Christ Church Innovation Centre	1,934	71	1,863	0	0	0	1,863	1,863	0	0	0	0	1,863
Handforth Heat Network	13,710	0	9,910	2,000	1,800	0	13,710	5,420	4,890	0	0	3,400	13,710
Leighton Green	2,096	1,465	331	300	0	0	631	0	0	0	0	631	631
Macclesfield Indoor Market Toilet Refurbishment	160	80	80	0	0	0	80	70	0	10	0	0	80
Macclesfield Town Centre	2,219	1,869	349	0	0	0	349	0	0	0	0	349	349
North Cheshire Garden Village	64,707	6,091	12,300	9,000	37,317	0	58,617	21,232	0	0	21,568	15,817	58,617
South Macclesfield Development Area	34,630	3,339	1,291	10,000	20,000	0	31,291	10,000	10,000	0	11,291	0	31,291
Total Economic Development Committed Schemes	192,285	31,254	51,801	36,307	71,404	1,517	161,030	65,061	23,151	10	33,709	39,100	161,030

CAPITAL PROGRAMME 2023/24- 2026/27													
Scheme Description	Total Approved Budget £000	Forecast Expenditure					Total Forecast Budget 2023/27 £000	Forecast Funding					Total Funding £000
		Prior Years £000	Forecast Budget 2023/24 £000	Forecast Budget 2024/25 £000	Forecast Budget 2025/26 £000	Forecast Budget 2026/27 £000		Grants £000	External Contributions £000	Revenue Contributions £000	Capital Receipts £000	Prudential Borrowing £000	
Committed Schemes													
Estates													
Corporate Landlord - Land Acquisitions	1,336	0	1,336	0	0	0	1,336	0	1,336	0	0	0	1,336
Farms Strategy	1,710	8	306	306	1,090	0	1,702	0	0	0	306	1,396	1,702
Malkins Bank Landfill Site	1,360	711	649	0	0	0	649	0	0	0	0	649	649
Premises Capital (FM)	14,483	4,282	4,232	3,500	2,469	0	10,201	0	0	0	0	10,201	10,201
Public Sector Decarbonisation - 3	5,214	4,464	750	0	0	0	750	0	0	0	0	750	750
Schools Capital Maintenance	2,582	932	1,650	0	0	0	1,650	1,490	0	0	0	160	1,650
Septic Tanks	636	300	337	0	0	0	337	0	0	0	0	337	337
Total Estates Committed Schemes	27,321	10,696	9,260	3,806	3,559	0	16,625	1,490	1,336	0	306	13,493	16,625
Housing													
Crewe Towns Fund - Warm and Healthy Homes	100	26	74	0	0	0	74	74	0	0	0	0	74
Disabled Facilities Grant	13,213	3,845	2,342	2,342	2,342	2,342	9,368	9,368	0	0	0	0	9,368
Future High Street Funding - Chester Street	1,378	3	5	1,370	0	0	1,375	1,375	0	0	0	0	1,375
Future High Street Funding - Delamere Street	1,459	7	5	1,447	0	0	1,452	1,452	0	0	0	0	1,452
Gypsy and Traveller Sites	3,701	1,695	2,006	0	0	0	2,006	700	0	0	0	1,306	2,006
Home Repairs for Vulnerable People	846	246	200	200	200	0	600	0	0	0	0	600	600
Total Housing Committed Schemes	20,697	5,822	4,632	5,359	2,542	2,342	14,875	12,969	0	0	0	1,906	14,875
Total Economy and Growth Schemes	253,695	48,198	71,598	51,864	78,175	3,859	205,497	79,613	24,539	10	34,015	67,321	205,497

4. Earmarked Reserves

Economy and Growth Committee

Name of Reserve	Opening Balance 1st April 2022 £000	Forecast Movement in Reserves 2022/23 £000	Opening Balance 1st April 2023 £000	Forecast Movement in Reserves 2023/24 £000	Forecast Closing Balance 31st March 2024 £000	Notes
Directorate						
Place Directorate	1,684	(1,539)	145	(145)	0	To support a number of widespread projects within the Place Directorate. A significant number of these projects are expected to be fully utilised in year, with the remaining reserve to be fully used in 2023/24.
Investment (Sustainability)	680	(126)	554	(554)	0	To support investment that can increase longer term financial independence and stability of the Council. Forecasts based on timelines for individual projects making up the reserve.
Growth and Enterprise						
Legal Proceedings	285	(50)	235	(100)	135	To enable legal proceedings on land and property matters, this is the anticipated amount based on current costs.
Investment Portfolio	155	174	329	175	504	Reserve being built up to be used in the future if the site is vacated, current lease extends beyond 2026
Homelessness & Housing Options - Revenue Grants	130	(130)	0	0	0	To cover costs of purchase and refurbishment of properties to be used as temporary accommodation to house vulnerable families.
Tatton Park Trading Reserve	111	(111)	0	0	0	Service anticipating utilising some of the funds for furniture purchased for the Catering Facility at TPE Ltd costing £16k. Full drawdown of the reserve necessary to cover the adverse position for Tatton anticipated at the end of 2022/23
Royal Arcade Crewe	99	(99)	0	0	0	Original purpose was to fund vacant possession related costs for the Royal Arcade until demolition. The balance will now be used to pay for ongoing maintenance costs for Crewe Bus station. FM pressures will mean that the reserve will be fully utilised in 2022/23.
ECONOMY AND GROWTH TOTAL	3,144	(1,881)	1,263	(624)	639	

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Appendix B – Financial Reporting Timetable 2023/24

Report	Financial Cycle	Committee	When
Service Budgets 2023/24	Planning	All Committees	June 2023
Local Government Pension Scheme and Cheshire Pension Fund	Monitoring	Finance Sub-Committee	7 June 2023
Medium Term Financial Strategy Assumptions and Reporting Cycle for 2023/24	Planning	Finance Sub-Committee	7 June 2023
Draft Statement of Accounts 2022/23	Reporting	Finance Sub-Committee Audit and Governance Committee	7 June 2023 8 June 2023
Companies Draft Financial Statements 2022/23	Reporting	Finance Sub-Committee Audit and Governance Committee	7 June 2023 8 June 2023
Financial Outturn 2022/23	Reporting	All Service Committees	July 2023
First Financial Review 2023/24	Monitoring	All Committees	September / October 2023
Companies First Financial Review 2023/24	Monitoring	Shareholder Working Group	TBC
Medium Term Financial Planning Assumptions - Feedback from Task Group	Planning	Finance Sub-Committee	6 September 2023
Financial Management Code	Monitoring	Finance Sub-Committee	6 September 2023
Final Statement of Accounts 2022/23	Reporting	Audit and Governance Committee	28 September 2023
Companies Audited Financial Statements 2022/23	Reporting	Audit and Governance Committee	28 September 2023
Medium Term Financial Strategy Consultation for 2024/25-2027/28	Planning	Corporate Policy Committee	5 October 2023
Audit of Accounts 2022/23 External auditors report	Reporting	Council	18 October 2023
Companies Business Plans for 2024/25+	Planning	Finance Sub-Committee	1 November 2023
Second Financial Review 2023/24	Monitoring	All Committees	November 2023
Companies Second Financial Review 2023/24	Monitoring	Shareholder Working Group	TBC
Medium Term Financial Strategy Consultation 2024/25-2027/28 – consideration of policy proposals per Committee	Planning	All Committees	November 2023
Cheshire Pension Fund Briefing (Financial Review 1)	Monitoring	Finance Sub-Committee	1 November 2023
Council Tax Base 2024/25	Reporting	Corporate Policy Committee	30 November 2023
Financial Strategies 2024/25 - Treasury Management, Investment, Capital and Reserves Strategies	Planning	Finance Sub-Committee	17 January 2024

Report	Financial Cycle	Committee	When
Medium Term Financial Strategy Consultation 2024/25-2027/28 - Provisional Settlement update and feedback from consultation period	Planning	All Committees	January / February 2024
Third Financial Review 2023/24	Monitoring	All Committees	January / February 2024
Cheshire Pension Fund Briefing (Financial Review 2)	Monitoring	Finance Sub-Committee	17 January 2024
Companies Third Financial Review 2023/24	Monitoring	Shareholder Working Group	TBC
Medium Term Financial Strategy 2024/25-2027/28 - including any supplementary updates	Planning	Corporate Policy Committee	8 February 2024
Constitution - Financial Limits - Annex Update	Reporting	Constitution Working Group	TBC
Cheshire Pension Fund Briefing (Financial Review 3)	Monitoring	Finance Sub-Committee	5 June 2024

Economy and Growth Committee**6 June 2023****Poynton Pool****Report of: Peter Skates Interim Executive Director Place****Report Reference No: EG/13/23-24****Wards Affected: Poynton West & Adlington, Poynton East and Pott Shrigley****Purpose of Report**

- 1 The Council, acting as the landowner, is proposing to deliver works at Poynton Pool to comply with the Reservoirs Act 1975. This report is to inform members of current progress and set out the next steps that the Council, as the landowner, will take to address this matter. Taking this approach will demonstrate that the Council is an open and enabling organisation.

Executive Summary

- 2 Poynton Pool is a large high-risk reservoir as defined by the Reservoirs Act 1975 (the Act). As a result, it is regulated and managed in accordance with the Act and the Council as the owner / operator has statutory responsibilities.
- 3 The Council must appoint qualified engineers from a DEFRA panel (all reservoirs panel) to supervise and inspect the reservoir. During its last inspection the Council was required to undertake a flood study and prepare a draw down plan. The flood study found that the reservoir did not meet modern standards. Therefore, the Council could either undertake works (either a full engineering solution or a risk-based solution) to address the issues or permanently remove water, reducing its capacity to take it outside of the current legislation.
- 4 The choice of removing the water from the reservoir was discounted for obvious environmental reasons. This left works on the dam as the only

step the Council can take. The main options considered were to undertake a full engineering solution or a risk-based solution. A risk-based solution was chosen.

- 5 Following initial concept development, a proposed solution went out for public consultation prior to submission of a planning application. The Council received a very strong response from the public, which was not in favour of the proposal. The main concerns raised were whether the works are needed, the environmental and visual impact of loss of trees on the reservoir's dam and that other solutions should be considered. The proposal also included off site mitigation works at a location within Borough, but this proved to be unpopular. In considering this feedback the Council was receptive to any alternative solutions put forward and these were also tested. Work was undertaken to refine and amend the Council's proposal for submission to planning.
- 6 Presently the Council as the landowner is preparing to submit a planning application with the intent of works commencing in the financial year 2023/24, subject to the outcome of the planning process. Decisions on allocation of funding and submission to planning have yet to be taken. The Director of Growth and Regeneration will consider whether to submit planning applications related to this scheme and a virement for £780k will be considered by the Director for Finance and Customer Services in consultation with the chair of Economy and Growth Committee and the chair of the Finance Sub-Committee. It is anticipated that a planning application, subject to these approvals, would be submitted in July.
- 7 Should the Council not progress with the remedial work required, an inspection under s10 of the Act would be progressed and the Council would be compelled to undertake the work.

RECOMMENDATIONS

The Economy and Growth Committee is recommended to note that:

1. The Director of Growth and Regeneration will consider whether to submit planning applications related to this scheme;
2. A virement for £780,000 will be considered by the Director for Finance and Customer Services in consultation with the Chair of the Economy and Growth Committee and the Chair of the Finance Sub-Committee. A £580,000 allocation is required from the approved Strategic Capital Project and £200,000 from an earmarked reserve previously set aside for this matter.

Background

- 8 All large high-risk reservoirs are regulated under the Reservoirs Act 1975 (the Act). The Act places a statutory duty on owners of reservoirs to keep them in a safe condition. Poynton Pool (the Reservoir), created as an ornamental pond in the 1700s, is classed as a large high-risk reservoir under the Act. Reservoirs holding more than 25,000 CuM, held back by a human made structure (a dam) are defined as large. High risk reservoirs are large reservoirs where an uncontrolled release of water could endanger human life.
- 9 Under the Act the Council is defined as a reservoir undertaker because it owns and operates the Reservoir. It must appoint specialist reservoir engineers (termed the Supervising Engineer and the Inspecting Engineer under the Act) to undertake inspections. These must be drawn from the DEFRA appointed 'All Reservoirs Panel' and are commonly called 'all panel engineers'. The Council has a statutory duty to ensure that the works identified within these inspection reports are done. Failure to do so would see the Council been served a notice compelling it to undertake the works under the Act. If still did not carry out the works enforcement action would likely be taken by the Environment Agency, which has the statutory responsibility to enforce the Act. Although employed by the undertaker, the Engineers also have a statutory duty. Should an undertaker not progress works that are required, the Engineers and ultimately the Environment Agency, as regulator, have the powers to compel the undertaker to do work, to ensure reservoir safety.
- 10 In the most recent ten yearly safety inspection, the Council was directed by the inspecting engineer to undertake a flood study and a draw down plan. Work associated with the draw down plan has been completed and the Council recently tested the plan as part of its cycle of emergency planning with emergency services and other partners, including the Environment Agency.
- 11 The flood study was also completed, however it found that the Reservoir does not pass the design and safety check for a flood event and therefore does not meet the current standards required of a large high-risk raised reservoir. In effect the Reservoir has failed its 'MOT'. Works are therefore required to bring the Reservoir back into compliance. It found that the crest of the dam was not level, the freeboard of the dam was too small, and the spillway capacity is not sufficient. In the event of an overtopping incident, water would flow over the dam at a low point, potentially eroding the earthen dam, which in turn could lead to a collapse of the dam and an uncontrolled release of the water in the reservoir.
- 12 As part of the exercise to progress this matter the Engineers have developed a proposed scheme. This will follow the normal statutory

process for any construction and a next step is seeking planning permission. The detail of the proposed solution is set out in the options section of this report.

- 13 In the development of the scheme a full set of options has been considered, including a full engineering solution. This would see the same works as above been undertaken, but also further work done to reduce risk. The Council could choose to take this option, however the inspecting engineer is of the view that the Council does not need to take this step, at this time, although it may wish to take this step should it wish to mitigate risks it faces further. The chosen option does not mitigate the risk of over topping, but it does mitigate the risk of an uncontrolled release of water due to dam failure following an overtopping incident.
- 14 Further work was undertaken to consider differing options ranging from increasing the height of the dam, developing a flood area, changing the location of the level kerb on the crest of the dam, changing the type of level crest (for example a timber kerb, or a gravel path), removing the dam or drawing down the water level to take the pool out of the definition of a large, raised reservoir. The Council has been advised that none of these options are cheaper or offer a better solution (reducing tree loss whilst also achieving the work needed to mitigate the risk to the dam) to the one that is been presented.
- 15 Following initial concept development, a proposed solution, was publicly consulted upon before the formal submission of a planning submission. The Council received a very strong response from the public, which was not in favour of the proposal. The main concerns raised were whether the works are needed, the environmental and visual impact of loss of trees on the dam of the reservoir and other solutions should be considered.
- 16 In considering this feedback the Council as the landowner is not wedded to any specific solution, save it addressing the issue of reservoir safety. Therefore, it was receptive of any alternative solutions put forward and these were also tested alongside alternative options already tested as part of the design and development process.
- 17 Work was also undertaken to refine the Council's proposal by its consultants, based on the feedback of residents the Council as a landowner now plans to put forward what it believes is a comprehensive package of mitigations, whilst also working within the confines of addressing reservoir safety under the Act.
- 18 The Council as the landowner will be ready shortly to submit relevant applications with the intent of works commencing in the financial year 2023/24, subject to the outcome of the planning process.

- 19 The Council will have to take the following steps to progress the works: virement of funds into the budget for this work, submit an application to Stockport Metropolitan Council relating to mitigation land and submit a planning application to Cheshire East Council as LPA. These are delegated decisions under the constitution.
- 20 Separately the Council as LPA will have to take a decision regarding the work. That decision is outside the scope of this report.
- 21 A public footpath (Poynton with Worth FP 89) runs along the top of the dam, this will need to be temporarily closed for the duration of the works. The scheme proposes re-provision of the footpath as it is anticipated this will be affected by the works and will require reinstatement as a public footpath.

Consultation and Engagement

- 22 The Council as the landowner has engaged with local members in late 2022 setting out the issues and has also engaged with the local Town Council. The Council's agents have undertaken a pre planning engagement exercise and the Council as the landowner has also engaged in a public meeting with residents, chaired by the local Town Council. In addition to these steps the Council has also engaged with the local MP.
- 23 It was very clear that there was a very strong response that the public is not supportive of the Council's proposal.
- 24 Following this the Council has remained open to any proposals put forward by members of the public. The Council as the landowner does not have a fixed view on the solution and therefore welcomed these suggestions. These were tested by the council's agents regarding technical feasibility of these proposals. To date none of these proposals have provided a solution which is better than the proposed scheme. However, it has been a very helpful exercise to validate the current proposal. In addition, some features of these proposals have been worked into the Council's revised solution, for example a more adaptive approach to the development of the replacement public footpath to minimise tree loss.
- 25 Although the works are required for health and safety reasons, and the Council is required to progress the matter because of the Act, the Council as the landowner has instructed its agents to review the approach taken, consider alternatives and seek mitigations where these are possible. Public feedback along with further information and support from environmental colleagues has meant a more refined proposal has been

developed, although the main features of the proposal remain. A key consideration has been to minimise the impact on trees, and this has been achieved, although there will still be tree loss as part of the proposal.

Reasons for Recommendations

- 26 As a reasonable landowner the Council must act. The Council has statutory duties under the Reservoirs Act 1975 around reservoir safety. The Council has been given professional advice by subject matter experts with specialist knowledge of reservoirs. The Council has been made aware of the deficiency of Poynton Pool, has been properly advised of the implications of not proceeding with the work. The Reservoir's freeboard is too low, the crest of the dam is not regulated, and the spillway capacity is not sufficient.
- 27 The Council is required under the Reservoirs Act 1975 to arrange for supervision of the reservoir by a DEFRA approved specialist engineer and also that a 10-year inspection is carried out on the reservoir by a DEFRA approved specialist engineer. The 10 year inspection has to be carried out by an all reservoir panel engineer, of which there are 31 listed in the UK, although not all practice. Both the inspecting and supervising engineer for Poynton Pool are from the all reservoir panels list.
- 28 The flood study and the Inspecting Engineer's recommendations do not in themselves constitute a statutory direction under the Act to undertake the work. The Inspecting and Supervising Engineers do have statutory responsibilities and can, under the Act, serve notice on landowners who do not comply with their directions; however, their preference is not to exercise these powers. Should the Council, as undertaker, undertake works, it has been advised an inspection will be arranged and a notice under s10 of the Reservoirs Act 1975 will be served on the Council. The Council would be obliged to pay for this inspection and relevant service of notices. In addition, if enforcement action is taken by the Environment Agency, and the Council still fails to carry out the necessary works, the Environment Agency can carry out the works and recharge the costs of the works back from the Council. The Council would also face the risk of prosecution under the Act.
- 29 Several options have been considered. The option presented offers the least environmental impact whilst complying with the direction given by the Inspecting Engineer. Other options are possible, for example drawing the reservoir down or delivery of a full engineering solution, but these would be more impactful to the environment and would be more expensive to implement and the Council is not currently advised to take these steps to comply with the Act.
- 30 The Council has been receptive to alternative proposals to address the issue. These have been tested by the Council's consultant, which are

specialist design engineers supervised by the all reservoir panel engineer where appropriate and necessary. The team have found that there is no other solution which would meet the objective of compliance with the Act whilst reducing tree loss. The full engineering solution would be superior in terms of compliance but would be more impactful on tree loss and would be more expensive to deliver.

Other Options Considered

- 31 Several options have been considered. These include not acting, drawing down the reservoir, a full engineering solution, a risk based solution (the preferred solution) and a wide range of other options that have been either developed by the engineering team or presented by members of the public.
- 32 **Do nothing.** There is no credible 'do nothing' option. The Council is compelled to do work because of its statutory duties under the Act and its general duties around health and safety as a landowner. Should the Council choose not to do this the Supervising Engineer is statutorily bound to take steps to compel the Council by serving notice.
- 33 **Full engineering solution.** The Council could adopt a full engineering solution, in effect bringing the reservoir up to modern standards. The Council has been advised that this is not required at this time, that it would be expensive, and would be more environmentally impactful than the proposed solution. It would however mitigate the risk of overtopping, but it would not reduce the impact on trees and the environment on the top of the dam.
- 34 **A risk-based solution.** This is the preferred option as it minimises the environmental impact and amount of work that is done to the reservoir whilst also delivering the works needed to make the reservoir safe. This would see:
- (a) Install a level crest marker (a low-level concrete kerb) along the top of the dam to ensure the waste flows over the dam evenly in the event of overtopping. The kerb will include a positive cut off to prevent water flowing underneath the kerb through the dam structure.
 - (b) Slightly raise and regulate the path to remove low spots. The ground each side of the path would be infilled to provide a shallow fall so that water flows away from the kerb.
 - (c) Widened the path to two metres in most places and resurface with compacted gravel. Path width reduced locally to retain specific trees.

- (d) Align the path on the upstream side of the crest, so it follows the existing path route as far as practicable, to reduce the impact on trees on the dam crest and the existing reservoir rim slope and vegetation.
- (e) Create two 40m wide clearings, which will further increase resilience, so if trees and shrubs block any overflow of water, there are at least two points where floodwater can safely spill across the bank. The location of these two clearance areas has also been reviewed and adjusted to further reduce tree loss.
- (f) Construct a 2m-wide clay verge covered in grass which will create a buffer to prevent tree root growth from damaging the new kerb and allow the water to flow away.
- (g) Since the pre planning engagement exercise, further work has been undertaken to mitigate the impact of the scheme and develop off site environmental mitigation. The current proposal sees fewer trees been lost on the dam than the original proposal, this has been reduced from c80 trees at risk to c35 trees identified for removal. The current proposal would see off site mitigations delivered on Council owned land.

35 **Other options (proposals to alter the risk-based solution).** A wide range of other options have been proposed by the public and been considered. These have centred around preventing tree loss and included increasing the size of the outlet pipework but not carrying out crest works, removing silt from the pool, creating flood storage in Poynton Pool or using alternative materials to construct the kerb. Each alternative proposed has been carefully considered by the Councils consultants. Unfortunately, none of the options would deliver a better outcome, with these either not providing the protection needed by the preferred option or they are more impactful to the park, including greater tree loss.

36 A table below sets out a summary of the main options:

Option	Impact	Risk
Do nothing	Inaction is not an option. The Council would be compelled to undertake the work, with potential risk of litigation as set out in legal comments.	Without work done and in the event of overtopping the dam is at risk to an uncontrolled release of water.

Non-approval.	Inaction is not an option. The Council would be compelled to undertake the work, with potential risk of litigation as set out in legal comments.	Without work done and in the event of overtopping the dam is at risk to an uncontrolled release of water.
Full engineering solution.	This would have more environmental impacts and would be more expensive.	It would reduce the risk of over topping,
A risk-based approach (The preferred option)	Minimises the environmental impact and cost of the proposal whilst also addressing the issue.	Will not eliminate the risk of over topping, but will manage the risk of uncontrolled release of water.
Other options	Other options are more environmentally impactful, more expensive and or don't address the basic issue that needs to be addressed.	Other options are more environmentally impactful, more expensive and or don't address the basic issue that needs to be addressed.

Implications and Comments

Monitoring Officer/Legal

- 37 The Council as the owner of the reservoir have a statutory duty to ensure that the works identified within the safety and flood reports are carried out, a failure to do so could result in the council being served with a notice which obliges them to carry out the works, if they are not carried out the Environment Agency could carry out the works and reclaim the costs of doing so from the Council. In addition, the Council may be liable to be prosecuted for the failure to act. If legal proceedings are commenced against the Council, this may have a negative effect on the reputation of the Council.
- 38 If the proposal were to be brought forwards with works being carried out on the public right of way, they will need to consider a temporary closure of the route for the duration of the works, advice will be required from the public right of way department.

39 The Council has various legal duties, namely:-

(a) The Council must act in accordance with its statutory duties and responsibilities.

(b) The Council must act reasonably. The Council must act in accordance with the principles set out in the case of *Associated Provincial Picturehouses Limited -V- Wednesbury Corporation*, that is, it must take into account relevant considerations, it must not have regard to irrelevant considerations, and it must not reach a decision which is unreasonable in the sense that it is so irrational that no reasonable authority could have reached it.

(c) The Council must not act in breach of its fiduciary duty to the residents of Cheshire East. A fiduciary duty will probably include the following considerations: -

(i) Prudent use of the Council's resources, including the raising of income (such as rents and other charges) and the control of expenditure;

(ii) Awareness of the financial consequences of any proposal on the residents of Cheshire East;

(iii) Financial prudence both in the short and long term;

(iv) Striking a fair balance between the interests of Council taxpayers and ratepayers on the one hand, and the community's interest in adequate and efficient services on the other hand;

(v) Acting in good faith with a view to complying with statutory duties and exercising its statutory powers for the benefit of the community.

Section 151 Officer/Finance

40 There is currently £600,000 set aside for this project as part of Estates service budget and an earmarked reserve of £200,000 was set aside in 2020/21. A further £580,000 is required to be allocated to the scheme to provide a total estimated scheme cost of £1.380m, the reason for this increase is construction cost inflation.

Policy

41 There are no policy implications arising from this report. The Council is following the steps it is statutorily obliged to do under the Act and is following the process required to submit a planning application to the

relevant LPAs. The provision of this report demonstrates the Council is an open and enabling organisation, ensuring that there is transparency in all aspects of council decision making. The work supports the corporate objective of a thriving and sustainable place and the priority of ensuring a welcoming, safe and clean neighbourhoods.

Equality, Diversity and Inclusion

- 42 It has been assessed that there are no direct impacts on those with protected characteristics. Because of the scheme, the public right of way would be improved, and this may have benefits for residents with physical disabilities, however the existing path would be closed for the duration of the works, although there are alternative routes.
- 43 While we acknowledge the removal of trees may be impactful on the mental health of some residents the Council also has a statutory duty to maintain a safe working area for those undertaking the works, has the need to comply with the reservoirs act and manage the asset in future years.
- 44 In balancing these competing statutory duties and following consultation the design was reviewed. Changes to the proposed design have been made to reduce the number of trees to be removed to circa 35. mitigation planting is proposed to be undertaken to address biodiversity.

Human Resources

- 45 There are no Human Resources implications arising from this report. Sufficient resources are in place to manage the project.

Risk Management

- 46 The Council has to deliver a scheme which is not popular with local residents but not to do so would see it contravene its statutory obligations. It has sought to mitigate this issue by engagement with the public and seeking alternative solutions, however these have not delivered a viable alternative. However, through this exercise the Council has received and tested proposed alternatives and also refined its proposal based in the feedback it has received.
- 47 In compliance with the Reservoirs Act the Council has appointed appropriately qualified and experienced engineers from the DEFRA appointed all reservoirs panel. Both engineers are from a very small cohort of expert engineers that undertake this type of specialist work. These engineers agree with regards to the work.

- 48 The Council has also tested its draw down plan in early May as part of the Council's emergency planning process. This involved all the emergency services and the Environment Agency. This desk top exercising of the plan provided useful feedback which will be used to enhance the draw down plan.
- 49 Undertaking work set out in this report would reduce the risk exposure of the Council as a reservoir undertaker. Drawing down the Reservoir, thereby removing the risk or delivery of a full engineering solution may reduce this risk further but would have a greater visual and environmental impact than the proposed solution. Other proposed risk-based approaches would not deliver the risk management required to satisfy the Inspecting Engineer allowing them to satisfy their and the Council's statutory obligations under the Act.

Rural Communities

- 50 There are no issues relating specifically to rural communities arising from this report. However, the works will change the nature of the environment along the top of the dam. Although trees will remain on the dam, two 40m sections will be removed and other works to trees will be undertaken to allow the levelling of the crest of the dam to take place. Undergrowth will also be managed along the dam. Although a new path will be established (following temporary closure) these works will alter the appearance of the dam.

Children and Young People including Cared for Children, care leavers and Children with special educational needs and disabilities (SEND)

- 51 No implications for Children and Young People/Cared for Children arising from this report.

Public Health

- 52 The path will be closed for a period during the construction works, although alternative pedestrian routes are available. It would be reopened following the works, with an improved surface which will make the path more accessible. There will be a loss of trees in the immediate area on the dam, but off-site mitigation would be put in place as part of the planning process.

Climate Change

- 53 This proposal, if progressed, will see the loss of trees on the dam of Poynton Pool. Due to the feedback in the pre planning engagement exercise further work has been undertaken to reduce the number of trees affected. It is proposed that the Council as landowner will develop off site mitigation to address this issue and also provide biodiversity net gain.

The location of this mitigation has also been refined as part of the proposal. This will be tested in the planning process.

Access to Information	
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Appendices:	None
Background Papers:	None

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Work Programme – Economy and Growth Committee – 2023/24

A Report title in Bold indicates that this is a significant decision

Reference	Committee Date	Report title	Purpose of Report	Report Author /Senior Officer	Consultation and Engagement Process and Timeline	Equality Impact Assessment Required and Published (Y/N)	Part of Budget and Policy Framework (Y/N)	Corporate Plan Priority	Exempt Item and Paragraph Number
EG/02/23-24	11 Jul 2023	Royal Arcade Phase 2, Crewe	To consider proposals on the delivery of Phase 2 of the Royal Arcade scheme in Crewe town centre.	Director of Growth and Enterprise		No	No	Fair; Green; Open	Yes/3, 5 and 7A
EG/03/23-24	11 Jul 2023	Recommissioning of Housing Related Support Contracts	To seek approval to commence with the recommissioning of Housing Related Support Contracts following a review of our existing commissioned services and to delegate authority to award the contracts following tendering. The current contracts are due to end in March 2024.	Director of Growth and Enterprise		Yes	Yes	Green	No
EG/04/23-24	11 Jul 2023	Cheshire East Common Allocations Policy Review	To seek approval to carry out a full review of the existing Cheshire East Common Allocations Policy, which sets out how social housing across Cheshire East will be allocated.	Director of Growth and Enterprise		Yes	Yes	Fair	No
EG/05/23-24	11 Jul 2023	Housing Development Framework - Update	To provide an update on the Housing Development Framework and seek further approval to procure outside of the framework should the Council be unsuccessful in securing a successful bid through the mini competition process.	Director of Growth and Enterprise		No	Yes	Green	Appendix be confidential 3
EG/06/23-24	11 Jul 2023	2022/23 Annual Performance Report	To consider the Annual performance report for the year 2022/023.	Director of Growth and Enterprise		No	No	Open	No

Reference	Committee Date	Report title	Purpose of Report	Report Author /Senior Officer	Consultation and Engagement Process and Timeline	Equality Impact Assessment Required and Published (Y/N)	Part of Budget and Policy Framework (Y/N)	Corporate Plan Priority	Exempt Item and Paragraph Number
EG/08/23-24	11 Jul 2023	Final Outturn 2022/23	To note and comment on the final financial and performance outturn positions for 2022/23 and (if necessary) to approve Supplementary Estimates and Virements.	Director of Finance and Customer Services (s151 Officer)		No	Yes	Open	No
EG/07/23-24	12 Sep 2023	First Financial Review of 2023/24	To note and comment on the First Financial Review and Performance position of 2023/24, including progress on policy proposals and material variances from the MTFS and (if necessary) approve Supplementary Estimates and Virements.	Director of Finance and Customer Services (s151 Officer)		No	Yes	Open	No
EG/27/22-23	14 Nov 2023	Housing Strategy 2023-2026	Approval is sought to go out to consultation on the draft Housing Strategy 2023-2026.	Director of Growth and Enterprise		Yes	No	Green	No
EG/09/23-24	14 Nov 2023	Second Financial Review of 2023/24	To note and comment on the Second Financial Review and Performance position of 2023/24 and approve Supplementary Estimates and Virements.	Director of Finance and Customer Services (s151 Officer)		No	Yes	Open	No
EG/11/23-24	14 Nov 2023	Medium Term Financial Strategy Consultation 2024/25 - 2027/28	To respond to the budget consultation.	Director of Finance and Customer Services (s151 Officer)		No	Yes	Open	
EG/10/23-24	16 Jan 2024	Third Financial Review of 2023/24	To note and comment on the Third Financial Review and Performance position of 2023/24 and approve Supplementary Estimates and Virements.	Director of Finance and Customer Services (s151 Officer)		No	Yes	Open	No
EG/12/23-24	16 Jan 2024	Medium Term Financial Strategy Consultation 2024/25 - 2027/28 Provisional Settlement Update	To respond to the budget consultation.	Director of Finance and Customer Services (s151 Officer)		No	Yes	Open	No