



Minutes of the meeting of the PROPERTY SUB-COMMITTEE of the POLICY AND RESOURCES COMMITTEE held on WEDNESDAY 3 NOVEMBER 1999 at 6.30 pm

Present: Councillors Bartlett, Fairweather and Long

Officers: P Coveney (Strategic Director Resources), H Smith (Valuer), J Howe (Corporate Finance Manager (Capital and Treasury)), M Jones (Head of Legal and Property Services), J Tweed (Principal Surveyor) and I Reed (Senior Committee Manager)

Apologies: Councillors Bristow and Lewis

Also Present: Councillor Woodcock

PRS3/00 APPOINTMENT OF CHAIR

RESOLVED -

1. That Councillor Bristow be appointed Chair of the Property Sub-Committee for the remainder of the Council year 1999/2000.
2. That Councillor Long be appointed Chair for the meeting.

PRS4/00 MINUTES

RESOLVED -

That the Minutes of the meeting of the Sub-Committee held on 8 September 1999, be approved and signed by the Chair as a correct record.

PRS5/00 TERMS OF REFERENCE

The Sub-Committee considered the Terms of Reference prepared by the Policy and Resources Committee at its meeting held on 13 July 1999 (Minute PR8/00(a)(v) refers).

PRS6/00 CAPITAL PROGRAMME UPDATE - THE SINGLE CAPITAL POT

The Sub-Committee considered a report which set out the implications of the latest guidance on The Single Capital Pot.

The Sub-Committee was advised that the latest guidance from the DETR indicated the requirement for Councils to produce a comprehensive Capital Strategy document, incorporating key services strategies as well as providing an overarching corporate strategy, which addressed cost cutting issues for all services.

It was further noted that it was proposed that a Capital Strategy document would be brought to the Sub-Committee for consideration in due course, and subsequently periodically reviewed, as necessary.

RESOLVED -

That the significant implications of the proposed changes to the capital financing regime, be noted.

PRS7/00

ASSET MANAGEMENT STRATEGY

Further to the meeting of the Policy and Resources Committee held on 19 October 1999 (Minute PR63/00 refers), the Sub-Committee considered a draft Asset Management Strategy for the Council.

It was noted that the Council owned over 17,000 properties worth approximately £418 million. The Council's Housing and Shared Ownership Stock accounted for over 16,000 of those properties and £308 million of the value.

The Sub-Committee agreed that it was essential that there was a corporate approach to property, in order to maximise the potential in capital and revenue terms.

The Sub-Committee also discussed the impact on the Voluntary Sector of such a strategy.

The Sub-Committee agreed to look at the following issues at future meetings:

- (a) the work of the Community Trust in developing a Letting Policy; and
- (b) the possible use of a Sinking Fund to deal with repairs and maintenance.

RESOLVED -

That the Asset Management Strategy be adopted.

PRS8/00

BEST VALUE REPORT - PROPERTY

The Sub-Committee received a report which set out a proposed approach to the Best Value Pilot Review of property and the work undertaken so far.

It was further noted that a review outline had been drawn up, together with draft Terms of Reference, a project plan had been prepared and tasks would be allocated to Members of the officer review team.

RESOLVED -

That the approach to the review, as set out in the review outline paper, be noted, and further progress reports be submitted to this Sub-Committee.

PRS9/00 ASBESTOS

Further to the meeting of the Policy and Resources Committee held on 13 July 1999 (Minute PR17/00 refers), the Sub-Committee considered a report on measures undertaken to comply with the Council's strategy Health and Safety obligations with respect to asbestos.

It was noted that the project was being undertaken by Milton Keynes Architecture and an Asbestos Officer was being recruited. It was also noted that the £50,000 costs of asbestos surveys in 1999/2000 would be found by top slicing repairs and maintenance budgets across Directorates, pro-rata to existing budgets.

PRS10/00 CEMETERY USE

Further to the meeting of the Environment Committee held on 14 September 1999 (Minute EN35/00 refers), the Sub-Committee considered the report on a burial service for Milton Keynes, and considered the request of the Environment Committee for it to identify space for cemetery use.

RESOLVED -

That the report on burial services for Milton Keynes be noted.

RECOMMENDED -

1. That officers continue to pursue the existing opportunities to extend cemeteries where practicable, subject to the approval of this Sub-Committee if on Council owned land.
2. That relevant areas of the Council's estates portfolio be set aside for cemetery/burial use, if appropriate.

PRS11/00 FUTURE MEETINGS

RESOLVED -

That future meetings of the Sub-Committee be held as follows:

Thursday 2 December 1999 at 6.30 pm

Thursday 20 January 2000 at 6.30 pm

Thursday 9 March 2000 at 6.30 pm

THE CHAIR CLOSED THE MEETING AT 8.00 PM