

COUNCIL

Wednesday, 27th January, 2016

Present:- The Mayor. Councillor Sandra Hambleton – in the Chair

Councillors Allport, Astle, Bailey, Beech, Braithwaite, Burgess, Cooper, Dymond, Eagles, Eastwood, Fear, Frankish, Hailstones, Hailstones, Hambleton, Harper, Heesom, Holland, Huckfield, Johnson, Johnson, Kearon, Loades, Mancey, Matthews, Naylor, Northcott, Owen, Parker, Peers, Pickup, Plant, Reddish, Robinson, Rout, Shenton, Simpson, Snell, Stringer, Stubbs, Sweeney, Tagg, J Tagg, Turner, Walklate, Waring, Welsh, Wemyss, White, Wilkes, Williams, Williams, Winfield, Wing and Woolley

16. **APOLOGIES**

Apologies were received from Cllr Proctor, Cllr Bates, Cllr Snell, Cllr Cooper and Cllr Wemyss.

17. **DECLARATIONS OF INTEREST**

There were no declarations of interest following clarification from officers that Members need not declare that they lived in the Borough as this was already stated on their declaration of interest forms.

18. **MINUTES**

Resolved: That the minutes of the previous meeting be agreed as a correct record.

19. **MAYORS ANNOUNCEMENTS**

The Mayor reminded Members that her Spring Ball would be held in The Ballroom of Keele Hall on 8 April. Reception from 7pm - for dinner at 8pm. Tickets were now available from Peter Whalan.

On the following evening Newcastle Male Voice Choir would be performing a concert at Newcastle Methodist Church in aid of the Mayor's Charity Fund.

20. **RECEIPT OF PETITIONS**

Members received a presentation from Mr Ken Glover. The petition objected to the planned demolition of St Giles and St Georges school to make way for the new Council building. The petition proposed that the school be restored or at least that the Queen's Gardens façade and tower be incorporated into the new building.

Council considered the petition.

A petition was also handed in by Cllr Margaret Astle in relation to Chinky Park

Resolved: (a) That the petition relating to St Giles and St Georges and an accompanying report be considered at the next meeting of the Cabinet on 10th February 2016.

(b) That the petition in relation to Chinky Park be received.

21. **REPORT OF THE ASSETS POLICY COMMITTEE - CAPITAL PROGRAMME FUNDING FRAMEWORK AND PROGRAMME FOR THE DISPOSAL OF SURPLUS ASSETS**

A report was introduced by the Chief Executive who had been Chair of the Asset Policy Committee. The Committee had been set up by Full Council at its meeting held on 25th November 2015. Mr Sellgren outlined the terms of reference that had been adopted by the Committee and the Mayor invited Members to comment on and discuss the report.

Members thanked Mr Sellgren, his staff and Cushman Wakefield and the Independent Members for their hard work regarding the quick establishment and progress of the Committee given the very tight timescales.

The recommendations were moved by Cllr Sweeney and Seconded by Cllr Loades.

Cllr Tagg had sat on the Asset Policy Committee and he stated that the Committee had done what needed to be done. It was recommended as per the consultants' advice that three large sites be disposed of in the first instance. Cllr Tagg also stated that the recommendations allowed for some flexibility and for community interest elements through the use of section 106 agreements.

Some Members expressed concerns regarding land that currently had village green status which it was thought would not be saleable until this classification had been lifted.

Some Members also queried how the sites put forward by Cllr Huckfield at the Asset Policy Committee and listed in the report had been decided and there was some concern that a detailed matrix had not been used. It was confirmed that a draft matrix had been distributed to Members before Christmas but no comments had been received and the matrix had not been used during the meeting due to the fact that it contained no weightings.

Members were in agreement that assets needed to be sold to fund the Council's capital programme but the question remained as to how this was to be done.

The Mayor moved Members to the vote and stated that an individual vote would be taken on each recommendation listed in the report.

Resolved:

(a) The Council reaffirmed the decision of Cabinet taken in October 2014 "that the Council as a first resort, will seek to fund its known capital programme needs through the annual asset management planning process by the identification of land or property in its ownership that is capable of, and appropriate for, disposal".

(b) The Council recommends to Cabinet that provision is made in future revenue budgets for prudential borrowing.

A named vote was requested for recommendation (c):

ALLPORT	NO	HOLLAND	YES	SIMPSON	NO
ASTLE	NO	HUCKFIELD	YES	SNELL	Absent
BAILEY	NO	JOHNSON	YES	STRINGER	NO
BATES	Absent	MRS JOHNSON	NO	STUBBS	NO
BEECH	NO	KEARON	NO	SWEENEY	YES
BRAITHWAITE	YES	LOADES	YES	JOHN TAGG	YES
BURGESS	NO	MANCEY	YES	SIMON TAGG	YES
COOPER	Absent	MATTHEWS	YES	TURNER	NO
MISS COOPER	YES	NAYLON	Abstain	WALKLATE	YES
DYMOND	NO	NORTHCOTT	YES	WARING	YES
EAGLES	NO	OWEN	YES	WELSH	NO
EASTWOOD	NO	PARKER	YES	WEMYSS	Absent
FEAR	YES	PEERS	YES	WHITE	NO
FRANKISH	YES	PICKUP	NO	WILKES	YES
HAILSTONES	YES	PLANT	NO	WILLIAMS	NO
MRS HAILSTONES	YES	PROCTOR	Absent	MRS WILLIAMS	NO
HAMBLETON	NO	REDDISH	YES	WINFIELD	NO
MRS HAMBLETON	NO	ROBINSON	NO	WING	YES
HARPER	YES	ROUT	NO	WOOLLEY	YES
HEESOM	YES	SHENTON	NO		

In Favour - 27

Against - 26

Abstain - 1

(c) The majority of Council members wish to recommend to Cabinet that the following sites be considered suitable for disposal within the next two financial years subject to confirmation of the appropriate level of capital receipt following a site condition survey (and any other appropriate surveys such as ecology Part 1 reports):

- Knype Way, Bradwell
- Dean's Lane, Chesterton
- Crackley Bank, Chesterton
- Gloucester Road, Kidsgrove
- Newchapel Road/Pennyfields Road, Kidsgrove/Newchapel
- Clayhanger Close, Bradwell
- Market Drayton Road, Loggerheads
- Meadows Road, Kidsgrove
- Former toilet block, Merrial Street, Newcastle town centre

(d) The Council wishes to recommend to Cabinet that in light of the advice which has been received that the Council should seek to be marketing actively no more than three of its larger sites at any one time and that as sites are sold further sites should be brought forward.

A named vote was requested for recommendation (e):

ALLPORT	NO	HOLLAND	YES	SIMPSON	NO
ASTLE	NO	HUCKFIELD	YES	SNELL	Absent
BAILEY	NO	JOHNSON	YES	STRINGER	NO
BATES	Absent	MRS JOHNSON	NO	STUBBS	NO
BEECH	NO	KEARON	NO	SWEENEY	YES
BRAITHWAITE	YES	LOADES	YES	JOHN TAGG	YES
BURGESS	NO	MANCEY	YES	SIMON TAGG	YES
COOPER	Absent	MATTHEWS	YES	TURNER	NO
MISS COOPER	YES	NAYLON	YES	WALKLATE	YES
DYMOND	NO	NORTHCOTT	YES	WARING	YES
EAGLES	Absent	OWEN	YES	WELSH	NO

EASTWOOD	NO	PARKER	YES	WEMYSS	Absent
FEAR	YES	PEERS	YES	WHITE	NO
FRANKISH	YES	PICKUP	NO	WILKES	YES
HAILSTONES	YES	PLANT	NO	WILLIAMS	NO
MRS HAILSTONES	YES	PROCTOR	Absent	MRS WILLIAMS	NO
HAMBLETON	NO	REDDISH	YES	WINFIELD	NO
MRS HAMBLETON	NO	ROBINSON	NO	WING	YES
HARPER	YES	ROUT	NO	WOOLLEY	YES
HEESOM	YES	SHENTON	NO		

In Favour - 28

Against - 25

Abstain - 0

(e) The majority of Council members identified the following sites as falling within the group of sites referred to at (d) and that the sequencing of disposals should be prioritised in the financial years stated taking account of geographical spread, deliverability and potential value of receipts:

- Knype Way, Bradwell (2016/17)
- Dean's Lane, Chesterton (2016/17)
- Newchapel Road / Pennyfields Road, Kidsgrove/Newchapel (2016/17)
- Market Drayton Road, Loggerheads (2017/18)
- Clayhanger Close, Bradwell (2017/18)

A named vote was requested for recommendation (f):

ALLPORT	NO	HOLLAND	YES	SIMPSON	NO
ASTLE	NO	HUCKFIELD	YES	SNELL	Absent
BAILEY	NO	JOHNSON	YES	STRINGER	YES
BATES	Absent	MRS JOHNSON	NO	STUBBS	NO
BEECH	NO	KEARON	NO	SWEENEY	YES
BRAITHWAITE	YES	LOADES	YES	JOHN TAGG	YES

BURGESS	NO	MANCEY	YES	SIMON TAGG	YES
COOPER	Absent	MATTHEWS	YES	TURNER	NO
MISS COOPER	YES	NAYLON	YES	WALKLATE	YES
DYMOND	NO	NORTHCOTT	YES	WARING	YES
EAGLES	Absent	OWEN	YES	WELSH	NO
EASTWOOD	NO	PARKER	YES	WEMYSS	Absent
FEAR	YES	PEERS	YES	WHITE	NO
FRANKISH	YES	PICKUP	NO	WILKES	YES
HAILSTONES	YES	PLANT	NO	WILLIAMS	NO
MRS HAILSTONES HAMBLETON	YES	PROCTOR	Absent	MRS WILLIAMS	NO
MRS HAMBLETON HARPER	NO	REDDISH	YES	WINFIELD	NO
MRS HAMBLETON HARPER	NO	ROBINSON	NO	WING	YES
MRS HAMBLETON HARPER	YES	ROUT	NO	WOOLLEY	YES
HEESOM	YES	SHENTON	NO		

In Favour - 29

Against - 24

Abstain - 0

(f) The majority of Council members wish to recommend that all of the Council owned land/sites together (including the smaller sites set out above) be the subject of a comprehensive area review process.

A named vote was requested for recommendation (g):

ALLPORT	NO	HOLLAND	YES	SIMPSON	NO
ASTLE	NO	HUCKFIELD	YES	SNELL	Absent
BAILEY	NO	JOHNSON	YES	STRINGER	YES
BATES	Absent	MRS JOHNSON	NO	STUBBS	NO
BEECH	NO	KEARON	NO	SWEENEY	YES
BRAITHWAITE	YES	LOADES	YES	JOHN TAGG	YES

BURGESS	NO	MANCEY	YES	SIMON TAGG	YES
COOPER	Absent	MATTHEWS	YES	TURNER	NO
MISS COOPER	YES	NAYLON	YES	WALKLATE	YES
DYMOND	NO	NORTHCOTT	YES	WARING	YES
EAGLES	Absent	OWEN	YES	WELSH	NO
EASTWOOD	NO	PARKER	YES	WEMYSS	Absent
FEAR	YES	PEERS	YES	WHITE	NO
FRANKISH	YES	PICKUP	NO	WILKES	YES
HAILSTONES	YES	PLANT	NO	WILLIAMS	NO
MRS HAILSTONES HAMBLETON	YES	PROCTOR	Absent	MRS WILLIAMS	NO
	NO	REDDISH	YES	WINFIELD	NO
MRS HAMBLETON HARPER	NO	ROBINSON	NO	WING	YES
	YES	ROUT	NO	WOOLLEY	YES
HEESOM	YES	SHENTON	NO		

In Favour - 29

Against - 24

Abstain - 0

(g) The majority of Council members wish to recommend that the former Keele Golf Course be regarded as surplus and therefore suitable for disposal at the appropriate time should the planning policy framework support an alternative development-led use.

(h) The Council wishes to recommend to Cabinet that the preferred approach to local consultation about the disposal of surplus assets should be to consult with local members about any proposed sale in accordance with the Council's current consultation procedure but that it be extended for a further week to enable the most appropriate member-led approach to public consultation to be determined (in addition to the approved notification procedure). All comments received will be considered and will form part of a public report prior to any formal disposal being initiated.

(i) The Council wishes to recommend to Cabinet that a communications briefing should be prepared to support the public consultation process to explain the rationale underpinning the land disposal programme and to explain the process for local representations being taken into account in any disposal decision(s).

(j) The Council wishes to recommend that Cabinet may wish to consider whether further work needs to be undertaken to develop the Asset Disposal Policy from the outline formulated by the Committee.

22. QUESTIONS TO THE MAYOR, CABINET MEMBERS AND COMMITTEE CHAIRS

The following question had been submitted by Cllr Sweeney:

Can the leader explain why leaflets are going out from TESLA Exploration International Ltd On behalf of GT Energy who have been appointed by Stoke on Trent City Council dealing with the Deep Geothermal District Heating Network Project. There is no mention of Newcastle Borough Council on the leaflet at all.

What is the Borough Councils Involvement in this project?

The Leader confirmed that this was a Stoke on Trent City Council project and not a Borough Council initiative. Briefing sessions had been held for Borough Council Members but there had been a very poor attendance and emails had been circulated regarding consultation events.

23. MOTIONS OF MEMBERS

24. URGENT BUSINESS

THE MAYOR. COUNCILLOR SANDRA HAMBLETON
Chair