

MEETING**COUNCIL****DATE AND TIME****TUESDAY 14TH APRIL, 2015****AT 7.00 PM****VENUE****HENDON TOWN HALL, THE BURROUGHS, LONDON NW4 4BQ**

Dear Councillors,

Please find enclosed additional papers relating to the following items for the above mentioned meeting which were not available at the time of collation of the agenda.

Item No	Title of Report	Pages
12.2	REFERRAL FROM ASSETS REGENERATION AND GROWTH COMMITTEE - DEPOT RELOCATION PROJECT	1 - 2
13.4	REPORT OF THE HEAD OF GOVERNANCE	3 - 4
15.2	COUNCILLOR ROSS HOUSTON - BARNET'S RENT POLICY	5 - 6

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Council: Tuesday, 14 April 2015

12.2: Report from Assets Regeneration and Growth Committee – Depot Relocation Project AGENDA ITEM 12.2

Amendment in the name of Councillor Kathy Levine

Delete recommendation 2 and replace with:

2. Halts the process to purchase the waste operation lease as Winters Haulage are planning to leave the Abbots Depot site anyway,

And add recommendations 3 and 4 as follows

3. Halts the process to relocate the council's waste depot to Abbots Depot following representations from local residents,
4. Requests a report to the Assets, Regeneration & Growth Committee stating the pros and cons and full costings of all the other sites considered by officers.

Substantive recommendations to read:

That Full Council:

1. **Notes progress on the depot relocation project; and**
2. **Halts the process to purchase the waste operation lease as Winters Haulage are planning to leave the Abbots Depot site anyway,**
3. **Halts the process to relocate the council's waste depot to Abbots Depot following representations from local residents,**
4. **Requests a report to the Assets, Regeneration and Growth Committee stating the pros and cons and full costings of all the other sites considered by officers.**

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APPOINTMENT OF A MEMBER TO AN OUTSIDE BODY

AGENDA ITEM 13.4

(i) VALENTINE POOLE CHARITY

The Labour Group Secretary, Councillor Ammar Naqvi, has moved the Labour Group nomination to the London Borough of Barnet representative on the Valentine Poole Charity is Councillor Phil Cohen.

(ii) PENSION BOARD

On 23 March 2015 the General Functions Committee approved the creation of a Pension Board, to have one Council representative member (not to be a member of the Pensions Fund Committee). The terms of reference of the Board provide that each member will nominate a substitute to act as Board member in their absence. These nominations will be approved as part of the overall appointments made by Full Council.

The Conservative Group Secretary, Councillor Joan Scannell, has moved the Conservative Group nomination for the London Borough of Barnet Pensions Board is Councillor Brian Salinger, with Councillor Daniel Thomas as substitute member.

The Labour Group Secretary, Councillor Ammar Naqvi, has moved the Labour Group nomination for the London Borough of Barnet Pensions Board is Councillor Laurie Williams, with Councillor Barry Rawlings as substitute member.

RECOMMEND – That the Council make an appointment of member and substitute member to fill the vacancy to the Pension Board for a period of 4 years from 13 April 2015 to 12 April 2019

(iii) North London Waste Authority

Councillor Mark Shooter has resigned from his appointment on the North London Waste Authority.

The Conservative Group Secretary, Councillor Joan Scannell, has moved the Conservative Group nomination for the London Borough of Barnet representative on the North London Waste Authority is Councillor Peter Zinkin.

The Labour Group Secretary, Councillor Ammar Naqvi, has moved the Labour Group nomination for the London Borough of Barnet representative on the North London Waste Authority is Councillor Alan Schneiderman.

RECOMMEND – That the Council make an appointment to fill the vacancy to the North London Waste Authority for the period 13 April 2015 to 1 June 2015

(iv) Adoption Permanency Panel

Councillor Paul Edwards has resigned from his appointment on the Adoption Permanency Panel, creating a vacancy for the Labour Group appointment. The Special conditions of the

Panel membership set out that representatives must be Members of the Council, one appointed from each of the main political parties.

The Labour Group Secretary, Councillor Ammar Naqvi, has moved the Labour Group nomination for the London Borough of Barnet representative on the Adoption Permanency Panel is Councillor Laurie Williams.

RECOMMEND – That the Council approve the appointment of Councillor Laurie Williams to fill the vacancy to the Adoption Permanency Panel for the period until 1 June 2017

Council: Tuesday, 14 April 2015

15.2: Councillor Ross Houston – Barnet’s Rent Policy

AGENDA ITEM 15.2

Amendment in the name of Councillor Ammar Naqvi

Delete all and replace with:

Council notes the Conservative administration's proposal to increase council rents from 30% to 80% of average open market rents or Local Housing Allowance (LHA) rates whichever are lower, and to apply this increase to existing secure council tenants, existing empty council properties that are re-let and new build council homes.

Council opposes this policy for the following reasons:

- The proposals are not genuinely affordable and will more than double rents in some cases resulting in real hardship for many people.
- The proposals will push up the housing benefit bill and cost the tax-payer more.
- The proposals are impractical - for some people the amount of income needed to afford the new rent would push them above the threshold for qualifying for a council home in the first place.
- The proposed rent increase for existing secure council tenants could be unlawful, as it is against national guidance which currently sets rent increases at CPI, **as of September of the previous year, plus 1%.**
- Rent increases above the rent formula could mean reduced housing benefit subsidy and therefore no additional income to the council.
- Charging completely unaffordable rents in order to raise money to build homes that are then charged at completely unaffordable rents will not solve the affordable housing crisis - it will make it worse as more and more people will be trapped in a cycle of debt, eviction and homelessness.

Council notes this rent policy would result in the following increases to people's rents:

For a council home in Hale:

2 bed current average rent is £467 pm

2 bed rent at LHA would be £1010 pm

**2 bed INCREASE in rent under the proposed policy would be an extra £543 pm
- an increase of 116%**

3 bed current average rent is £522 pm

3 bed rent at LHA would be £1300 pm

**3 bed INCREASE in rent under the proposed policy would be an extra £778 pm
- an increase of 149%**

For a council home in Golders Green:

**2 bed current average rent is £472 pm
2 bed rent at LHA would be £1064 pm
2 bed INCREASE in rent under the proposed policy would be an extra £592 pm - an increase of 125%**

**3 bed current average rent is £519 pm
3 bed rent at LHA would be £1313 pm
3 bed INCREASE in rent under the proposed policy would be an extra £794 pm - an increase of 153%**

For a council home in Underhill:

**2 bed current average rent is £494 pm
2 bed rent at LHA would be £1064 pm
2 bed INCREASE in rent under the proposed policy would be an extra £570 pm - an increase of 115%**

**3 bed current average rent is £536 pm
3 bed rent at LHA would be £1313
3 bed INCREASE in rent under the proposed policy would be an extra £777 pm - an increase of 145%**

Council further notes that these cash rent increases are equivalent to a council tax rise at Band D of up to 53.7% for 2 bedroom properties and up to 72% for 3 bed properties.

Council also notes that in a survey of the borough's current tenants being conducted by the 3 Labour parliamentary candidates, Andrew Dismore AM, Sarah Sackman and Cllr Amy Trevethan, 98% of respondents so far oppose the proposed rent hike policy, with the remaining 2% not commenting. None support it.

Council calls on the administration to scrap these proposals and to work on a new model of affordable rent that is linked to income.