

DURHAM COUNTY COUNCIL

ECONOMY AND ENTERPRISE OVERVIEW AND SCRUTINY COMMITTEE

At a Meeting of the **Economy and Enterprise Overview and Scrutiny Committee** held in **Committee Room 2 - County Hall, Durham** on **Monday 24 September 2012 at 10.00 am**

Present:

Councillor J Moran (Chair)

Members of the Committee:

Councillors A Naylor, B Graham, J Hunter, P Jopling, J Rowlandson, P Stradling, Andy Turner, M Wilkes, M Williams and A Willis

Co-opted Members:

Mr T Batson, Mr A Kitching, Mr D Lavin and Mr P Robson (substituting for A Harrison)

Apologies:

Apologies for absence were received from Councillor(s) J Armstrong, B Arthur, A Barker, B Brunskill, C Carr, R Liddle, C Potts and Mrs O Brown, Mrs A Harrison and Mr JB Walker

A1 Minutes

The Minutes of the meeting held on 6 July 2012 were agreed by the Committee as a correct record and signed by the Chair.

A2 Declarations of Interest

There were no Declarations of Interest.

A3 Items from Co-opted Members or Interested Parties, if any

There were no Items from Co-opted Members or Interested Parties.

A4 Media Relations

The Overview and Scrutiny Officer, Diane Close referred Members to the recent prominent articles and news stories relating to the remit of the Economy and Enterprise Overview and Scrutiny Committee (for copy of slide see file of minutes), namely a "Meet the Buyer" event held for engineering firms and the Xcel Centre at Newton Aycliffe; the final phase of development at Consett Business Park being commenced, including retail development; the Council's Apprenticeship programme; a series of "Have your say" events regarding the Preferred Options stage of the County Durham Plan; and a boost for Tourism with Regional Growth Funding being awarded to Visit County Durham.

Resolved:

That the presentation be noted.

A5 Quarter 1, 2012/13 Performance Management Report

The Chair introduced the Performance and Planning Manager, Graham Tebbutt who was in attendance to speak to Members in relation to the Quarter 1, 2012/13 Performance Management Report (for copy see file of minutes).

The Committee were asked to note a slight amendment to the report style, with actions now being listed and coloured red, green and white, being not on target, on target and completed respectively.

Members noted that key achievements for the quarter included the proportion of East Durham Homes (EDH) properties not meeting decency criteria had reduced significantly as too had the proportion for Dale and Valley Homes (DVH). It was added that the proportion for Durham City Homes (DCH) had increased, albeit this had been at 0% and that the cycle of ongoing works to properties meant that the number would return back to 0% once works were completed. The Performance and Planning Manager added that the Stock Option Appraisal was on track, with the Committee being kept up to date by regular attendance by the Housing Stock Options Manager, Marie Roe. Councillors learned that the Service Plans for the Regeneration and Economic Development (RED) had been completed by the Heads of Service.

Councillors were asked to note the number of empty properties being brought back into use was still below target with 12 being brought back into use in the period April to June 2012, below the target of 17 and the number of private rented sector properties being improved as a consequence of Local Authority intervention was 163, less than the previous year's figure of 169.

Members noted that 9 actions from the Council Plan were behind target, with all those being under the remit of the RED Department. Councillors learned that that additional level of detail with the Service Plans developed by the Heads of Service had resulted in revisions to timescales as set out within the report. The Committee noted issues such as the planning application for the Police Headquarters site and the planning application for redevelopment at the former ice rink site at Freeman's Reach, revised dates for the completion being March 2017 and December 2015 respectively, given more thorough and details plans for these schemes. Councillors also noted that there were also revised dates for town centre sites, including Festival Walk at Spennymoor (September 2013), St. John's Square at Seaham (December 2012) and Whitham Hall at Barnard Castle (September 2013). The Performance and Planning Manager explained that the Local Transport Plan (LTP) capital schemes to improve accessibility between major towns had a revised date of March 2016 and the completion of public transport improvements along the 7 key transport corridors had been revised to March 2019.

Members noted that the scheme for expanding broadband connections in rural communities was being managed by the ICT Team and they had given a revised timescale of March 2016.

It was noted that the final action that was behind target was a European funded project targeting disadvantaged families that was scheduled for achieving target by December 2014, now delayed until March 2016. Members noted that the training would be given to Officers from the Family Intervention Project, Family Wise and Housing Solutions sections as well as various professionals and partners across the region in order to deliver the employment support programme.

The Performance and Planning Manager explained that a key RED Service Plan action was to increase developer confidence in County Durham as regards development of non council owned sites and the management of council owned sites and property which was due for refresh in July 2012. However, this has been delayed to late September 2012, with the Strategic Housing Assessment (SHA) to be completed shortly and the County Durham Plan (CDP) Preferred Options document having been reported to Cabinet and consultation ongoing.

Members noted the tracker indicator information as set out within the report with the main items being the increase in Job Seekers Allowance (JSA) claimants and the fall in the number of affordable homes being delivered. Councillors were reminded that the Government had signed the deal for the high tech rail assembly plant at Newton Aycliffe with Hitachi, which would lead to a number of direct jobs, construction work and jobs within the supply chain. It was added that the successful Lumiere event had been re-commissioned for 2013.

The Performance and Planning Manager asked Members to note that keys risks remained as loss of Area Based Grants (ABGs) and the impact should a programme of repairs to the Seaham North Dock Pier not be undertaken.

As regards the number of affordable homes being delivered, the Council's Principal Policy Officer, Peter Ollivere noted that while the Authority may ask for 20-30% affordable housing within a scheme, with current market conditions it is becoming difficult for developers to be able to deliver schemes with affordable housing in those amounts.

The Chair thanked the Performance and Planning Manager for his presentation and asked Members for their questions.

Members noted issues as regards work on town centres and high streets and the park and ride scheme. The Performance and Planning Manager explained that their were plans for regeneration for town centres, and specific high streets, however, there was little interest from the private sector, despite in several cases the physical appearance of "old" high streets having been improved, and in the cases where shopping areas were in private ownership. Members wondered whether out of town shopping may be contributing to the demise of high streets, citing the figures within the report regarding the number of empty properties on the high streets. In relation to the use of the number of passenger journeys recorded by the Park and Ride operator it was requested by Members as to whether a target could be set for this indicator and other tracker indicators.

The Performance and Planning Manager added that “tracker” indicators are for information generally and were an indication of the economy more generally rather than a specific target indicator. Members learned that the Park and Ride figures may require seasonal adjustments and that those and information regarding town centres would be updated in the Quarter 2 performance report.

Resolved:

- (i) That the report be noted.
- (ii) That the possibility of developing targets for appropriate tracker indicators be further investigated.

A6 Forecast of Revenue Outturn

The Chair introduced the Finance Manager, Resources, Azhar Rafiq who was in attendance to speak to Members in relation to the Quarter 4 2011/12 and Quarter 1 2012/13, Revenue and Capital Forecast Outturn reports (for copy see file of minutes).

Members noted that the overall 2011/12 Outturn report had been reported to Cabinet in July 2012, with the report attached being for the RED Service. The Finance Manager explained that the report covered three areas of spend managed by the service grouping, the General Fund Revenue Budget, the Housing Revenue Account (HRA) and the Capital Budget with a cash limit underspend of approximately £600,000 against the revised annual General Fund Revenue Budget. Councillors noted key issues being the low letting numbers of industrial units and also reduced income levels in planning services arising from building control activity. . As regards the HRA, it was explained that the budget showed a slight surplus overall, with narrative on variances set out within the report. The RED Capital Programme for 2011/12 had been revised to approximately £92.4 Million; with the actual spend at year end being around £80 Million, split between the General Fund and HRA, £37 Million and £42 Million respectively. The Finance Manager referred Members to Appendix 4 of the report which provided a detailed narrative of progress made with major schemes contained within the RED capital programme.

The Chair thanked the Finance Manager for his presentation and asked Members for their questions on the 2011/12 report.

Councillors raised issues regarding the underspend in the Capital budget, planning staffing and costs associated with parking services. The Finance Manager noted that there are less applications as regards planning as a result of the depressed market conditions and that staffing levels had been adjusted in line with planned Medium Term Financial Plan (MTFP) savings. . In relation to a query on a £100,000 overspend on third party payments on parking services, it was noted that Parking Services were contracted out to an external provider , and the additional costs were for NCP.

The Finance Manager referred Members to the report setting out the Quarter 1 2012/13 Forecast Outturn for the RED Service, noting a tighter cash limit underspend of £100,000 against the revised annual general fund revenue budget. Members noted the variances as set out within the report with particular emphasis on the Planning service and Transport service areas.

Although there were some income pressures on building control, this was largely offset by additional planning fee income, and there were also underspends on a range of supplies and services budgets within the service. As regards to the Transport overspend, this was largely due to concessionary fares bus pass administration costs as a large number of passes were coming up for their 5 year renewal. The Committee were informed that the HRA for 2012/13 was on track, with a surplus of around £1m despite a large demand and projected overspend for repairs and maintenance in the Durham City area. The surplus would be used to finance the capital programme instead of borrowing to help keep interest costs down.

Councillors noted that the capital budget was approximately £100 Million split between the General Fund (£55 Million) and HRA (£45 Million) with the early indications being that the outturn spend would be in line with the revised budget.

The Chair thanked the Finance Manager for his presentation and asked Members for their questions on the Quarter 1 2012/13 report.

The Committee raised issues regarding the delays with the capital programme and asked whether this money was carried forward or was it unable to be spent due to a lack of staff to carry out the requisite work.

It was noted by Members that capital budgets were more difficult to forecast than revenue budgets, although the HRA capital programme being more straightforward to project. The Council's Head of Strategy, Programmes and Performance, Andy Palmer added that there was no unallocated funds, and that capital budgets could vary by the end of a year, again depending upon market forces, schemes may not be able to be taken ahead, and some schemes may be delivered over several year's and require phasing. It was suggested that members receive a presentation at a future meeting providing an overview in relation to the Capital Programme including a breakdown of minor schemes.

Resolved:

- (i) That the report be noted.
- (i) That a presentation providing an overview of the Capital Programme including a breakdown of minor schemes be given to a future meeting of the Economy and Enterprise Overview and Scrutiny Committee.

A7 Adult Learning Strategy

The Chair introduced the Strategic Manager, Social Inclusion, Children and Adult Services, Jeanette Stephenson who was in attendance to speak to Members in relation to the Adult Learning Strategy (for copy see file of minutes).

The Strategic Manager reminded Members that the National Institute of Adult Continuing Education (NIACE) external review had set out the aims and drivers for an Adult Learning Strategy (ALS), with it now being in place for DCC and its Partners. It was added that national drivers included "Skills for Growth" with the Local Employment Partnership and County Durham Economic Assessment (CDEA) being more local drivers, albeit reflecting national policies.

Members noted that service priorities included:

- Literacy and numeracy training
- First “full” Level 2 qualifications and first “full” Level 3 qualifications for 19-25 year olds
- Training for learners with learning difficulties and disabilities
- Training for support for the unemployed
- Informal adult learning to engage the low skilled learner
- Level 4 qualifications

The Strategic Manager commented that accordingly, a Strategic Action Plan was developed with 11 key actions under 7 main themes of:

- Leadership and management
- Commissioning
- Partnership
- Policy
- Service redesign
- Marketing
- Information Advice and Guidance (IAG)

It was noted that 10 of the 11 key actions had been completed prior to Committee with the 11th, the commissioning framework, going live on the 24 September 2012. Members noted that the strategy was for 2011-2013, with the review scheduled for 2013.

The Committee were asked to take note of Key Action 5, service redesign that had produced a more streamlined, focused service, a countywide approach and with a new Skills Funding Agency (SFA) funding stream being made available regarding 16-18 apprenticeships. The Strategic Manager also noted that Key Action 7, quality management system had been implemented and an external review by OFSTED had been favourable, a Learning and Skills health check had been carried out and Matrix Accreditation demonstrated improved quality.

Members learned that Key Action 9, delivering and supporting learning in the community had been successful with the Community Learning Trust pilot, a charity funded by DCC and the new commissioning process was now in place. Councillors noted that Key Action 10, marketing was improving with a new 2012/13 Prospectus going through ever door and further marketing taking place via advertising on radio and on buses.

The Strategic Manager concluded by noting that the Adult Learning and Skills service had changed dramatically over the last 2 years and there as a need to grow the contract for 16-18 apprenticeships and the Adult Skills Budget. Members noted that there would be continued development of Community Learning Trusts, working with the Community and Voluntary Sector (CVS) and the ALS would be reviewed for 2013-15.

The Chair thanked the Strategic Manager for her presentation and asked Members for their questions.

Councillors asked as regards funding sources, who carried out schemes and programmes and whether progress was being made.

The Strategic Manager noted that funding was from Government and that the Council, together with partners delivered programmes accordingly, based upon Government priorities driving the ALS. Members noted that their was close working with organisations such as Job Centre Plus (JCP) to ensure no duplication of effort and aligning programmes. Members noted that since the new service had been in place, there had been an increase in the number of males accessing the service (up 9% to 35%) and ethnic minorities (up 0.3% to 3.3%) with the age split now being 70% under 50 and 30% over 50 in contrast to the reverse prior to service redesign.

Resolved:

That the report be noted and that a further update is reported back at a future meeting of the Committee.

A8 Tourism in County Durham

The Chair introduced the Chief Executive, Visit County Durham (VCD), Melanie Sensicle who was in attendance to speak to Members in relation to Tourism in County Durham (for copy see file of minutes).

The Chief Executive, VCD thanked Members for the chance to update the Committee on the work relating to tourism in County Durham and noted that the main highlights for the upcoming year were the Lindisfarne Gospels returning to the region, the Lumiere event and new marketing to promote the County.

Councillors were reminded that Tourism within County Durham was managed via the Durham Tourism Management Plan (DTMap) and Visit England was the national tourist board. It was added that last November, there was a “time-out” to ascertain whether the DTMap was correct for what we needed and the priorities identified in 2006 were “re-identified” as being right for the long term development of tourism in the County. It was noted that a minor change was to add an additional priority to “increase the contribution of Durham’s rural areas to the overall value of the county visitor economy” and it was reconfirmed that there was a need to increase stays to 48 hours, the average in the County being 2 hours, by investing in new products and and existing products such as Durham Cathedral, Beamish, Durham County Cricket Club at Chester-le-Street, festivals and events such as Lumiere to ensure County Durham was distinctive. Members were reminded that there was a need to ensure the “easy wins” such as good signage, toilet facilities and cleanliness were maintained, and this was now formally set out as a priority within the DTMap.

The Committee noted that the tourism offer had progressed hugely with significant upgrading to Beamish including the fish and chip shop, Victorian Fun Fair, and series of events that had increased visitor numbers from 300,000 to 500,000 in contrast to national trends of falling visitor numbers. It was added that Durham University had developed the Palace Green site, opening the World Heritage Site Visitor Centre and adding a new world-class gallery at Palace Green Library. The Chief Executive, VCD commented that Durham Cathedral had secured £3.5 Million of Heritage Lottery Funding in order to deliver its “Open Treasure” project regarding St. Cuthbert.

It was explained that Durham County Cricket Club had secured money from the Regional Growth Fund (RGF) for new stands and possibly a new hotel.

The Chief Executive, VCD noted that gaps and challenges included ensuring that there was enough for people to see and do, ensuring a critical mass of attractions to encourage a longer stay in the County. The Committee noted that there was a need to have a product that brings Durham to national attention and this would include Durham Cathedral, Beamish and events such as Lumiere and Test Cricket; however more products were needed and would require investment. Members were reminded that quality investment would require quality staff within the industry and therefore training to secure those jobs were important, in areas such as customer care and ensuring consistent levels of service across the County.

Councillors learned that there was a need to ensure connectivity was enhanced, while north-south routes by both rail and road were good, to ensure visitors to Durham were able to travel out from the City into the wider county, with attractions clearly signed and accessible. The Chief Executive, VCD explained that County Durham's image and reputation needed to be expanded and its profile raised with 4 areas having been identified: Durham Dales; the Vale of Durham; Durham City; and the Durham Coast. It was added that there is a need to broaden the tourism approach for the County, having been focused in the past primarily on leisure tourism, not taking on board other possible strands such as visiting friends and family; conferences, meetings and incentive travel; English language learning; and niche markets such as festival goers, food tourists, adventure seekers and so on.

Members noted that the Lindisfarne Gospels would be on show from 1 July to 30 September 2013 in a newly constructed world class exhibition created at the Palace Green Library. It was added that it would "tell the story" of St. Cuthbert. It was explained that the facilities would remain as a legacy that could be utilised for other events in the future and that Sustrans is working with the Gospels team to develop "pilgrim routes" and there would be the development of family activities, outreach to schools, education and academic conferences. It was explained that the regional programme would be described as "1,000 miles, 1,000 voices, 1,000 words, one book", the miles representing the journey, and examples of the voices being the Lindisfarne Gospels Community Choir, and the words calligraphy projects. The Chief Executive, VCD noted that there would be a programme of events including possible projects such as a modern interpretation of the gospels; Cuthbert Oratorio; a reduced gospels play; the gospels choir; and "The Cuthbert", a recreation Viking ship being built on the River Wear.

The Committee were reminded of the success of Lumiere events held in Durham City and informed that preparations for 2013 were already underway with the date yet to be confirmed, however, likely to be in November 2013. Councillors noted that "Artichoke" were producing the event again, with City Partners supporting and 13 of the 14 Area Action Partnerships (AAPs) have said "do it again". It was added that Arts Council funding had been secured towards the event via the NPO hub status of the Gala Theatre.

As regards marketing, it was noted that Durham was part of the national Visit England campaign, using regional growth fund with Durham being 1 of 14 "primary destinations". It was highlighted that the funding was £700,000 over 3 years in total, with a requirement of match funding in the ratio of 2/3 Visit England, 1/3 Durham private sector.

Councillors noted that festivals would be used as “hooks” in order to deliver destination-wide marketing with three themes: Walking and Cycling, September 2012 to March 2013; Heritage, March 2013 to September 2013; and Food and Drink, February to April 2014. Members were given sight of marketing materials and standalone websites for each of the themes, noting that the Walking and Cycling would go live first week in October and all would be incorporated into the VCD website as appropriate.

The Chair thanked the Chief Executive, VCD for her presentation and asked Members for their questions.

Members asked regarding national marketing for the Lindisfarne Gospels; Food Festivals; rural opportunities in West Auckland and Tow Law; advertising of cycle routes in the County; car parking in Durham City; additional days for Lumiere; the possibility of music festivals; how to promote and increase Tourism jobs; and clearly defining County Durham as being more than just Durham City.

The Chief Executive, VCD noted that regarding the Lindisfarne Gospels, there were the various campaigns and leaflets as circulated and shown to Members during the presentation as well as the possibility of a 48 sheet poster for King’s Cross train station in London (funding permitting), with the possibility of York, Newcastle and Edinburgh stations in addition. Members were heartened to learn that the press and media interest in the Gospels returning to the region had been great.

The Chief Executive, VCD agreed that Food Festivals had proven very popular and the VCD had only taken over the event mentioned in January this year. The key issue was being able to secure funding for next year, developing it into a destination food event and stretching the event over 2 days.

Councillors were informed that Visit County Durham would be able to liaise with local Councils where appropriate if opportunities and plans were brought forward, and it was added that the National Railway Museum at Shildon was another good attraction for the County with plans for this being within the programme for a “heritage year” beginning with a regional Steam Fair at Beamish, the Gospels and an event at Locomotion with 6 very special locomotives being on show.

The Committee noted that VCD worked with regional neighbours to ensure promotion of tourism offer cross-border and it was noted that Councillors thought there maybe scope for promotion of events at the many car parks in Durham City, and via free of cheap internet methods, such as via blogs and so on. In relation to any extension of the Lumiere event this was a funding issue, mainly in connection to the stewarding costs, and the knock on effect of “locking down” the City for an extra period.

The Chief Executive, VCD explained that the Council’s Economic Development Manager, Graham Wood led on job creation and that VCD worked with him on and companies and colleges to deliver excellent customer service in the industry. It was added that working in the tourism industry, closely with the public, required certain personal qualities and by working with schools and colleges to identify those individuals with the requisite qualities, those could be targeted to be given the skills needed to succeed. Members wondered whether it would be possible to tap into the wealth of talent within our Universities in respect of translating for foreign visitors.

Resolved:

That the report be noted and that a further update is reported back at a future meeting of the Committee.

A9 Refresh of the Regeneration Statement and the County Durham Infrastructure Delivery Plan and Community Infrastructure Levy

The Chair introduced Glenn Martin and Peter Ollivere, Principal Policy Officers from Regeneration and Economic Development, who were in attendance to speak to Members in relation to the refresh of the Regeneration Statement, the County Durham Infrastructure Plan and County Durham Community Infrastructure Levy (for copy see file of minutes).

The Principal Policy Officer, GM explained that there had been 4 significant pieces of work, the County Durham Plan (CDP), the Regeneration Statement (RS), Infrastructure Delivery Plans (IDPs) and Community Infrastructure Levy (CIL). Members noted that the CDP Preferred Options was out for consultation until 2 November 2012, with Members having received a copy of the Executive Summary.

Councillors were reminded that the CDP set out a planning framework to deliver positive drive for the economy through creation of, by 2030: 30,000 new jobs; 30,000 new homes of mixed type, size and tenure; approximately 30,000 square metres of new retail floor space; and 300 hectares of general employment land for office, industrial and warehousing purposes. It was added that consultation on the various stage of developing the plan would continue for the next 2 years, with the final CDP document to be published after agreement at that time, taking on board any new evidence and challenge from the consultation process.

The Principal Policy Officer, GM noted that the RS, originally published in 2009, was refreshed in 2012 to reflect changes in the economy and climate, reacting to the longer and deeper recession, large reductions in public sector finances, Welfare Reform and increased unemployment. Members also noted that the refresh took into account the progress made since 2009 in respect of: Hitachi; DurhamGate; Seaham; Infrastructure and Transport; and with other schemes. It was added that the main objectives had not changed, and that the next steps were to embed and disseminate the refreshed statement, refresh the Altogether Wealthier Delivery Plan in order to continue delivery against priorities while monitoring success and to continue to work in partnership.

The Principal Policy Officer, PO explained that IDPs developed in conjunction with partners could help to influence delivery of physical infrastructure such as roads, sewers, utilities, flood defences, fibre optic broadband, schools, primary health care, Fire and Police infrastructure and green space. It was noted that IDP dealt with most aspects well, with more information being needed in respect of bus services, education and sports provision. The Committee noted that 21 types of infrastructure were identified within the IDP and while focused on the major planning areas, it was not limited to those areas and were referred to representative maps and tables within the presentation showing the areas and investment schedules that would be from both the DCC Capital Programme and that of partners.

Councillors were asked to note that CILs were one method of ensuring funding for relevant and appropriate infrastructure with benefits including:

- A standard charge per square metre of development
- All Developers pay proportionally
- Developers, landowners and Local Authorities understand the financial implications of infrastructure contribution
- Legitimate pooling of contributions to fund infrastructure
- Freedom to spend appropriately to make development more attractive

Members learned that there was a balance to be struck between desirability to fund infrastructure and the economic viability of development across an area and that this would be assessed through a viability study, which would look at:

- Understanding viability areas across County Durham
- Running viability appraisals
- Recommending CIL rates for residential and non-residential
- Understanding the impact of affordable housing on viability

Members noted that areas such as Durham City would have a high CIL, with more rural areas such as Lanchester having a low CIL. Councillors noted that maps showing the distribution indicated that the majority of the County fell within the lower tariff and that for those areas the CIL of £15 per square metre would roughly equate to £1,500 per house, and of £250 per square metre in higher tariff areas equating to £25,000 per house. The Principal Policy Officer, PO noted that Policy 64 set out the approach to CIL and Section 106 Agreements (s106) and added that a proportion of CIL could be allocated to communities based on area or whether a Neighbourhood Plan was in place, with AAPs being a possible mechanism for allocation. The Committee noted proposals of 20% within the wider county, 10% in the Durham City and Chester-le-Street “zone”, 5% within the Durham City “strategic zone” and 50% where a Neighbourhood Plan was in place.

It was highlighted that the CIL proposals are out to consultation running from the 10 September 2012 to the 2 November 2012.

The Chair thanked the Officers for their presentation and asked Members for their questions.

Members asked several questions in relation to the number of houses allocated for green belt land rather than within existing settlements; whether 2 years until the CDP was in place could potentially damage development and investment; would CIL replace s106; at what point was the CIL made; whether AAPs were the correct mechanism not being comprised entirely of elected representatives; and whether local Councils and community groups would be able to cope with the demands of handling potentially large sums that could result from CILs.

The Principal Policy Officers noted that in cases where applications were currently in the system, Officers would look to secure local benefits via s106 on a site-by-site basis. It was added that CIL would not replace s106 entirely but would provide an uplift in value when planning was granted, with s106 looking at issues such as affordable housing and CIL towards wider infrastructure benefiting more than just one particular site. Members concerns were noted as regards potential financial benefits of development being lost to that particular community, and it was explained that issues regarding governance arrangements were still being finalised and Members could discuss the issue further at a special Overview and Scrutiny Workshop scheduled for 4 October 2012 looking at the CDP Preferred Options document. Councillors noted that Government regulations on CIL stated “a meaningful proportion” would need to be retained for local communities and therefore if a Neighbourhood Plan was in place that “meaningful proportion” would be easier to quantify. Officers also noted that while s106 was negotiable between the Authority and Developers, CIL would be mandatory once the rates were set. It was added that CIL was not “taxing” Developers; rather the long term cost would be met by landowners not Developers. As regards issues of the mechanism for how CIL distributions would be allocated, Members would be asked for their guidance on this and feedback on the percentage levels for CIL and issues of how smaller local Councils may cope with the responsibility of CIL funds would be fed back into the consultation process.

Resolved:

- (i) That the report be noted.
- (ii) That Members’ comments in relation to the CIL be fed into the ongoing consultation as the Overview and Scrutiny response.