

Ref:

Called in

Yes/No

THE THANET DISTRICT COUNCIL

RECORD OF DECISION OF CABINET

Cabinet Member

Councillor Helen Whitehead

Relevant Portfolio:

Deputy Leader of the Council and Cabinet Member for Housing and Community Services

Date of Decision:

22 October 2020

Subject:

New Build Phase 4 Affordable Development Programme

Key Decision

Yes

In Forward Plan

Yes

Brief summary of matter:

A report was presented to Cabinet setting out proposals for phase 4 of the council's affordable housing development programme. The budget for this, totalling £8.822m, having been previously agreed by full council.

It is proposed to deliver the programme through a combination of the acquisition of homes and land for homes and by developing infill sites in council ownership for Affordable Rent.

Decision made:

Cabinet agreed that the capital funding of £8.822m for the approved phase 4 development programme be allocated as set out at paragraph 2.4 to the Cabinet report.

Reasons for decision:

The programme will ensure the delivery of around 36 new or acquired homes for affordable rent and will commit all of the available funding, including the right-to-buy 1-4-1 receipts allocated to this programme.

Alternatives considered and why rejected:

Other options considered were:

1. Use the 1-4-1 receipts to provide grant funding to a Registered Provider (Housing Association) to provide affordable homes. This option was not recommended as sufficient match funding has already been identified and approved within the council's programme. In addition new homes provided within the Housing Revenue Account add value to the council's HRA business plan over the 30 years of its life.
2. Return the RTB receipts to central government with interest at base rate + 4%. This option was not recommended as it would not help increase the supply of new homes locally, would not utilise the previously approved capital programme

and would not support the long term sustainability of the council's HRA Business Plan.

Details of any conflict of interest declared by any executive Member who has been consulted and of any dispensation granted by the Standards Committee:

None

Author of Officer report:

Bob Porter

Background papers

New Build Phase 4 Affordable Development Programme - Cabinet Report

Statement if decision is an urgent one and therefore not subject to call-in:

None

Last date for call in: 30 October 2020