

## TONBRIDGE AND MALLING BOROUGH COUNCIL

### FINANCE, REGENERATION AND PROPERTY SCRUTINY SELECT COMMITTEE

#### MINUTES

Tuesday, 13th June, 2023

**Present:** Cllr D Harman (Chair), Cllr C Brown (Vice-Chair), Cllr P Boxall, Cllr R I B Cannon, Cllr Mrs T Dean, Cllr B A Parry, Cllr M R Rhodes, Cllr C J Williams, Cllr G C Bridge (substitute), Cllr G B Hines (substitute) and Cllr S A Hudson (substitute)

**In attendance:** Councillors K Barton, A G Bennison, M A J Hood, F A Hoskins, Mrs A S Oakley, Mrs M Tatton and D Thornewell, R P Betts, M D Boughton, M A Coffin, D Keers, D W King and K S Tunstall were also present pursuant to Council Procedure Rule No 15.21.

**Virtual:** Cllrs R P Betts, M D Boughton, M A Coffin, D Keers, D W King and K S Tunstall participated via MS Teams and joined the discussion when invited to do so by the Chair in accordance with Council Procedure Rule No 15.21.

Apologies for absence were received from Councillors L Athwal, T Bishop, W J Mallard, A Mehmet and W E Palmer

(Note: Cllr Palmer submitted apologies for in person attendance but listened to the discussion via MS Teams).

#### PART 1 - PUBLIC

##### **FRP 23/10 NOTIFICATION OF SUBSTITUTE MEMBERS**

Notification of substitute members were recorded as set out below:

- Councillor G Bridge substituted for Councillor T Bishop
- Councillor G Hines substituted for Councillor L Athwal
- Councillor S Hudson substituted for Councillor A Mehmet

In accordance with Council Procedure Rules 17.5 to 17.9 these Councillors had the same rights as the ordinary member of the committee for whom they were substituting.

##### **FRP 23/11 DECLARATIONS OF INTEREST**

There were no declarations of interest made in accordance with the Code of Conduct.

## FRP 23/12 MINUTES

**RESOLVED:** That the notes of the meeting of the Finance, Regeneration and Property Scrutiny Select Committee held on 14 March 2023 be approved as a correct record and signed by the Chair.

### MATTERS FOR RECOMMENDATION TO THE CABINET

#### FRP 23/13 TMBC OWNED SITES - LOCAL PLAN

Careful consideration was given to a number of sites identified for potential development as part of the Local Plan process and Urban Capacity Study. Members were reminded that potential development sites could be brought forward through the planning approval process and did not specifically require allocation in the Local Plan to do so. However, at this stage no decisions on particular sites for inclusion had yet been made by the Borough Council acting as the Local Planning Authority.

The report of the Director of Central Services & Deputy Chief Executive sought Members' views on whether the Borough Council owned sites, detailed in Annex A, were available or unavailable for development.

Members had regard to housing targets for the Borough, the Management Development and Environmental Development Plan Document, Biodiversity Net Gain, the Interim Sustainability Appraisal and the Local Lettings Policy detailed in the report. It was also noted that housing targets remained subject to change pending the outcomes of the NPPF consultation. Particular reference was made to the Angel Centre site and although it was not identified in the UCS there was scope for this to be included as a potentially available site for development if the Borough Council, as landowner chose to do so.

The Committee recognised the value of open green spaces, especially on residents living in urban areas and this formed part of Members deliberations.

**RECOMMENDED\*:** That

(1) the following 10 TMBC owned sites identified in the urban capacity study be considered **available** for development when formally responding to the letter from the LPA:

- 59559, 59560, 59661, 59562, 59563, 59581 (Cage Green and Angel);
- 59469 (Aylesford South and Ditton);
- 59554 59555 (Vauxhall); and
- 59572 (Judd)

- (2) the Angel Centre, Tonbridge site be considered **available** for development when formally responding to the letter from the LPA; and
- (3) the following 11 TMBC owned sites identified in the urban capacity study be considered **unavailable** for development when formally responding to the letter from the LPA:
  - 59437 (Larkfield);
  - 59449 (East Malling, West Malling and Offham);
  - 59456 (Birling, Leybourne and Ryarsh);
  - 59502 (Snodland East and Ham Hill);
  - 59515; 59516 (Cage Green and Angel);
  - 59521; 59522 (Trench);
  - 59524 (Higham); and
  - 59550; 59552 (Judd)

**\*Referred to Cabinet**

### **MATTERS SUBMITTED FOR INFORMATION**

#### **FRP 23/14 HOUSEHOLD SUPPORT FUND 2023/24**

The report of the Director of Finance and Transformation provided an update on past, present and future administration of the Household Support Fund.

A fourth round of Government funding had been announced in early 2023. Allocations were made in a similar way to previous awards although there was now a commitment for 12 rather than 6 months. In addition, rules restricting the use of funding to finance debt advice services had been removed. However, there was a requirement for 40% of the fund to be spent by the end of September 2023 and options would be presented to a future meeting of Cabinet for consideration.

Members recorded appreciation for the timely manner in which the Borough Council had allocated and distributed previous grant funding and welcomed the support offered to vulnerable households in respect of energy bills. Clarity was sought on whether alternative fuel payments would be included in the new scheme. In response, it was indicated that these payments were dependent on applications and unfortunately the scheme had closed in May.

#### **FRP 23/15 KEY PERFORMANCE INDICATORS**

Members received a list of Key Performance Indicators (KPIs) that were relevant to the committee. A baseline covering April to June 2022 had been used, with the data for January to March 2023 representing the

most up-to-date available statistics. The KPIs would be monitored quarterly and would be made available on an ongoing basis. However, it was noted that KPIs would not be reported to the next meeting due to its timing.

**FRP 23/16 WORK PROGRAMME 2023/24**

The Work Programme setting out matters to be scrutinised during 2023/24 was attached for information. Members were invited to suggest future matters by liaising with the Chair of the Committee.

**MATTERS FOR CONSIDERATION IN PRIVATE**

**FRP 23/17 EXCLUSION OF PRESS AND PUBLIC**

There were no items considered in private.

The meeting ended at 8.45 pm  
having commenced at 7.35 pm