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# NOTICE OF MEETING

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## CABINET MEMBER FOR HOUSING DECISION MEETING

TUESDAY, 28 JANUARY 2014 AT 4.00 PM

## EXECUTIVE MEETING ROOM - THE GUILDHALL

Telephone enquiries to Joanne Wildsmith Tel: 9283 4047

Email: [joanne.wildsmith@portsmouthcc.gov.uk](mailto:joanne.wildsmith@portsmouthcc.gov.uk)

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### CABINET MEMBER FOR HOUSING

Councillor Darren Sanders (Liberal Democrat)

### Group Spokespersons

Councillor David Horne, Labour

Councillor Luke Stubbs, Conservative

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(NB This Agenda should be retained for future reference with the minutes of this meeting.)

Please note that the agenda, minutes and non-exempt reports are available to view online on the Portsmouth City Council website: [www.portsmouth.gov.uk](http://www.portsmouth.gov.uk)

**Deputations by members of the public may be made on any item where a decision is going to be taken. The request should be made in writing to the contact officer (above) by 12 noon of the working day before the meeting, and must include the purpose of the deputation (for example, for or against the recommendations). Email requests are accepted.**

## AGENDA

- 1 Declaration of Interests
- 2 Apologies for Absence
- 3 Council Housing Budget 2014/15

Report by the Head of Housing & Property Services and Head of Financial

Services & Section 151 Officer attached.

The law requires that all income and expenditure relating to Council Housing is accounted for separately in the Housing Revenue Account (HRA). All other Council income and expenditure is accounted for together in a separate account called the General Fund. This report deals solely with the HRA.

The City Council has delegated the function of setting rents, charges and budgets for Council Housing to the Cabinet Member for Housing. Following extensive consultation with residents and leaseholders this report seeks to deal with all HRA budget issues.

The purpose of this report is to seek the Cabinet Member's decisions on Council Housing budgets, rents and other charges and to give authority for managers to incur expenditure in 2014/15.

The report also seeks to:

- Approve the Revenue budgets for 2013/14 and 2014/15 and give authority to the Head of Housing and Property Services & the Chief Officer responsible for Financial Administration (Section 151 Officer), to amend the budgets to reflect the latest available information prior to finalising budgets for 2014/15.
- Set a rent policy, which not only aims to ensure that Portsmouth City Council meets convergence with Governments Formula Rent, but also meets Central Government's amended social rent setting policy from 2015/16 until 2025/26.

**RECOMMENDED:**

- (i) All new rents and charges to be effective from 4th April 2014 or such other date as determined by the Head of Housing and Property Services (HHPs) in consultation with the Head of Finance and Section 151 Officer (HFS).
- (ii) Dwelling rents, general service charges, sheltered housing charges and laundry charges for next year to be set at this meeting by reference to the two options and principles set out in this report.
- (iii) Dwelling Rents to be increased to formula rent when tenancies change.
- (iv) Subject to legislative changes being implemented, PCC will consider adopting a policy of charging higher rents to those households earning over the £60,000 taxable income threshold, with a review of the options and consequences of pursuing being presented at a future meeting.
- (v) A new method of calculating Sheltered Housing charges be developed in consultation with residents during the forthcoming year for implementation in 2015/16.

- (vi) Heating Charges to be set in accordance with Appendix 10.
- (vii) Mobile home license fees as shown on Appendix 11 are approved.
- (viii) Garages and parking site rents as shown on Appendix 11 be approved and authority to let garages at reduced rents where demand is low be delegated to Head of Housing & Property Services in consultation with the Head of Finance and Section 151 Officer.
- (ix) Revenue budgets for 2013/14 and 2014/15 be approved and authority given to the HHPS in consultation with the HFS to amend the budgets to reflect the latest available information prior to finalising budgets for 2014/15.
- (x) The relevant Managers be authorised to incur expenditure in 2014/15.