

**EXECUTIVE  
9 FEBRUARY 2016  
5.00 - 5.25 PM**



**Present:**

Councillors Bettison (Chairman), D Birch, Brunel-Walker, Mrs Hayes MBE, Heydon and McCracken

**Apologies for absence were received from:**

Councillors Dr Barnard and Turrell

**26. Declarations of Interest**

There were no declarations of interest.

**27. Minutes**

**RESOLVED** that the minutes of the meeting of the Executive on 26 January 2016 together with the accompanying decision records be confirmed as a correct record and signed by the Leader.

**28. Executive Decisions**

The Executive considered the reports submitted on the items listed below and the decisions taken are recorded in the decision sheets attached to these minutes and summarised below:

**Item 5. School Admission Arrangements and Designated Areas for 2017/18**

**RESOLVED** that:

- i. the outcomes of the consultations into admissions arrangements be noted
- ii. that the feeder primary school admission criterion be removed from community secondary school admission arrangements be agreed
- iii. that no change be made to existing shared designated areas: Binfield and Warfield / Whitegrove; Warfield and Whitegrove; College Town and Owlsmoor; New Scotland Hill and St Michael's Sandhurst be agreed
- iv. that additional shared areas are appropriate for Quelm Park/Lawrence Hill between Sandy Lane and Warfield primary schools; for Temple Park between Meadow Vale and Binfield Learning Village primary schools; for the western half of the current Garth Hill College area between Binfield Learning Village (secondary) and Garth Hill College; for the Amen Corner North development area between Binfield CE and the new Amen Corner North primary schools; and for the TRL development between Crowthorne CE and Hatch Ride and Oaklands primary schools be agreed
- v. the designated areas to be set for 2017/18 admissions onwards as shown in Annex 2 of the Director of Children, Young People and Learning's report for primary schools and Annex 3 of the Director of Children, Young People and Learning's report for secondary schools be agreed.

- vi. the admission arrangements for 2017/18 entry to community and, where applicable, voluntary controlled schools shown in Annexes 4 to 8 of the Director of Children, Young People and Learning's report be approved

**Item 6. Outcome of the Consultation on the Future Provision of Services at Heathlands Residential Care Home and Day Centre**

**RESOLVED** that

- i. the residential and day care service currently provided at Heathlands be re-provided in the independent sector.
- ii. further detailed work with the residents and their families commence with a view to securing alternative residential, nursing or day care provision.

**Item 7. Agency Workers Framework 2016-2020 - Tender Outcome**

**RESOLVED** that the Agency Worker Contract be awarded to Tenderer D as detailed in the confidential annex to the Director of Adult Social care, Health and Housing's report.

**29. Exclusion of Public and Press**

**RESOLVED** that pursuant to Regulation 4 of the Local Authorities (Executive Arrangements) (Access to Information) Regulations 2012 and having regard to the public interest, members of the public and press be excluded from the meeting for the consideration of items 9 and 10 which involve the likely disclosure of exempt information under the following category of Schedule 12A of the Local Government Act 1972:

- (3) Information relating to the financial or business affairs of any particular person.

**Item 9. Commercial Investment Property Acquisition in Bracknell**

**RESOLVED** that:

- i. The Executive authorises the Chief Officer: Property to negotiate the acquisition of a commercial park at a final price to be agreed by the Executive Member for Transformation and Finance in conjunction with the Chief Executive.
- ii. The Executive note the (estimated) price and support the release of funding by the Council for the acquisition.

**Item 10. Potential Acquisition of former Magistrates Court**

**RESOLVED** that:

- i. The Executive authorises the Chief Officer: Property to negotiate the acquisition of the Magistrates Court on the Heads of Terms at Paragraph 5.6 of the Director of Corporate Services report.  
The Executive authorises the Chief Officer: Property to agree variations in the Heads of Terms with the agreement of the Executive Member for Transformation and Finance in conjunction with the Director of Corporate Services.

**CHAIRMAN**

**Bracknell Forest Council  
Record of Decision**

<b>Work Programme Reference</b>	<b>I057455</b>
---------------------------------	----------------

1. **TITLE:** School Admission Arrangements and Designated Areas for 2017/18

2. **SERVICE AREA:** Children, Young People and Learning

3. **PURPOSE OF DECISION**

To agree the admission arrangements and designated areas to apply in the 2017/18 academic year..

4 **IS KEY DECISION** Yes

5. **DECISION MADE BY:** Executive

6. **DECISION:**

That:

- i. the outcomes of the consultations into admissions arrangements be noted
- ii. that the feeder primary school admission criterion be removed from community secondary school admission arrangements be agreed
- iii. that no change be made to existing shared designated areas: Binfield and Warfield / Whitegrove; Warfield and Whitegrove; College Town and Owlsmoor; New Scotland Hill and St Michael's Sandhurst be agreed
- iv. that additional shared areas are appropriate for Quelm Park/Lawrence Hill between Sandy Lane and Warfield primary schools; for Temple Park between Meadow Vale and Binfield Learning Village primary schools; for the western half of the current Garth Hill College area between Binfield Learning Village (secondary) and Garth Hill College; for the Amen Corner North development area between Binfield CE and the new Amen Corner North primary schools; and for the TRL development between Crowthorne CE and Hatch Ride and Oaklands primary schools be agreed
- v. the designated areas to be set for 2017/18 admissions onwards as shown in Annex 2 of the Director of Children, Young People and Learning's report for primary schools and Annex 3 of the Director of Children, Young People and Learning's report for secondary schools be agreed.
- vi. the admission arrangements for 2017/18 entry to community and, where applicable, voluntary controlled schools shown in Annexes 4 to 8 of the Director of Children, Young People and Learning's report be approved

7. **REASON FOR DECISION**

If admission arrangements are required to change, there is a statutory responsibility to consult widely and take views expressed into account. Therefore with expanded and new schools likely to open in September 2017 there has been a need to consult in 2015 and for revised admission arrangements to be set by the end of February 2016.

Statutory and non-statutory consultation took place between 1 September and 20 November 2015.

**8. ALTERNATIVE OPTIONS CONSIDERED**

None. There is a statutory requirement for consultation and the formal agreement of arrangements.

**9. PRINCIPAL GROUPS CONSULTED:** Parents, Town and Parish Councils, schools, dioceses, local 'own admission authorities', governing bodies, partners and other stakeholders.

**10. DOCUMENT CONSIDERED:** Report of the Director of Children, Young People & Learning.

**11. DECLARED CONFLICTS OF INTEREST:** None

<b>Date Decision Made</b>	<b>Final Day of Call-in Period</b>
9 February 2016	16 February 2016

**Bracknell Forest Council  
Record of Decision**

<b>Work Programme Reference</b>	<b>I0057606</b>
---------------------------------	-----------------

1. **TITLE:** Outcome of the Consultation on the Future Provision of Services at Heathlands Residential Care Home and Day Centre

2. **SERVICE AREA:** Adult Social Care, Health & Housing

3. **PURPOSE OF DECISION**

To present for decision recommendations falling out of the public consultation undertaken on future options for Heathlands Residential Home, based in Wildridings Bracknell.

4 **IS KEY DECISION** Yes

5. **DECISION MADE BY:** Executive

6. **DECISION:**

That

- i. the residential and day care service currently provided at Heathlands be re-provided in the independent sector.
- ii. further detailed work with the residents and their families commence with a view to securing alternative residential, nursing or day care provision.

7. **REASON FOR DECISION**

As people with dementia continue to be supported to live in the community for longer, increasingly, therefore when people with dementia move into a care home setting their needs are more complex and often can only be met through nursing care. There has, therefore, been an increase in the number and proportion of nursing care placements being commissioned as opposed to residential care placement.

Bracknell Forest Council, in partnership with the Clinical Commissioning Groups, will continue to commission services that support a shift away from residential care to personalised social care in community settings, supporting people to live independently, and safely to deliver the principles within Bracknell Forest Joint Commissioning Strategy for Dementia 2014-2019.

The necessary investment required to undertake a major refurbishment/ redevelopment and bring Heathlands up to standard would not be economically viable, and would also mean people would need to be moved for a period of time which would create unacceptable disruption to their lives.

Heathlands has been operating with a number of vacant beds since mid 2014 and as 1<sup>st</sup> June 2015 the home was operating with less than 50% occupancy. Currently there are 10 people permanently placed in Heathlands. These people, over time, would be likely to be moving out of Heathlands if and when their needs cannot be met. There has also been a

drop in attendance at the Day Centre by 40% over the last 12 months.

The Council is having to meet the challenge of an ageing population and increased demand for support within a climate of budgetary and funding constraints. It is, therefore, essential that services are sustainable, cost effective and deliver best value for money.

The Executive are reminded that even if the recommendations are accepted people will still continue to receive a service to meet their needs. This proposal is not about cutting the level of support to older people, but about providing it in a different way to ensure a better environment for people and ensure efficient and effective working.

If the recommendations are accepted, then the department will work with individuals and their families to secure alternative accommodation and support.

The consultation has demonstrated that people would like to keep Heathlands open as they feel it is an established part of the community and would leave a physical gap. There is recognition that change is a very emotional issue and it would be detrimental to the individuals affected. The Council recognised that the proposal to consult might cause concern for the people in Heathlands, their families and the staff. Extra support has been provided throughout the consultation and will continue to be provided through this time and after the decisions is made.

**8. ALTERNATIVE OPTIONS CONSIDERED**

No change in service will mean that this service would continue to be costly and unsustainable and would commit the Council to additional capital expenditure.

To refurbish/redevelop Heathlands and invest in a major re development programme would require considerable investment. It is clear that the upgrade cost would be very significant.

Consideration had been given to sell or lease Heathlands to another provider. This would be difficult due to the limitations and constraints of the building and the investment required to address these issues and secure a market position.

9. **PRINCIPAL GROUPS CONSULTED:** Public

10. **DOCUMENT CONSIDERED:** Report of the Director of Adult Social Care, Health & Housing

11. **DECLARED CONFLICTS OF INTEREST:** None

<b>Date Decision Made</b>	<b>Final Day of Call-in Period</b>
9 February 2016	16 February 2016

**Bracknell Forest Council  
Record of Decision**

<b>Work Programme Reference</b>	<b>I057980</b>
---------------------------------	----------------

1. **TITLE:** Agency Workers Framework 2016-2020 - Tender Outcome

2. **SERVICE AREA:** Corporate Services

3. **PURPOSE OF DECISION**

To agree the new provider for the Agency Workers Framework..

4 **IS KEY DECISION** Yes

5. **DECISION MADE BY:** Executive

6. **DECISION:**

That the Agency Worker Contract be awarded to Tenderer D as detailed in the confidential annex to the Director of Adult Social care, Health and Housing's report.

7. **REASON FOR DECISION**

To ensure, that the Council has an effective and reliable contractor offering an efficient and reliable service to hiring managers minimising the need for intervention by Council officers, and which delivers best value for money.

To ensure that the Council adopts, in accordance with the principles of Category Management, a solution which addresses the needs of the whole Council and maximises the Council's spending power, delivering both direct savings and process improvements.

To ensure that the Council has a contract in place which facilitates continued compliance with the Agency Workers Regulations

8. **ALTERNATIVE OPTIONS CONSIDERED**

None considered. Continued use of the ESPO framework is consistent with the principles of Category Management and enables the Council access to a well developed market and mature contractual process. Furthermore, there are 7 established Managed Service Providers available on Lot 1 of the framework which has enabled a robust competition to be undertaken for Council requirements.

The ESPO Framework embodies current best practice with regard to the management of Agency Workers and it has been tendered and awarded in full compliance with the Public Contracts Regulations 2015.

9. **PRINCIPAL GROUPS CONSULTED:** Officers

10. **DOCUMENT CONSIDERED:** Report of the Director of Adult Social Care, Health & Housing

11. **DECLARED CONFLICTS OF INTEREST:** None

<b>Date Decision Made</b>	<b>Final Day of Call-in Period</b>
9 February 2016	16 February 2016

**Bracknell Forest Council  
Record of Decision**

<b>Work Programme Reference</b>	<b>I058407</b>
---------------------------------	----------------

1. **TITLE:** Commercial Investment Property Acquisition in Bracknell

2. **SERVICE AREA:** Corporate Services

3. **PURPOSE OF DECISION**

To seek approval and release of funding for the acquisition of a commercial investment property within the Borough

4. **IS KEY DECISION** Yes

5. **DECISION MADE BY:** Executive

6. **DECISION:**

That:

- i. The Executive authorises the Chief Officer: Property to negotiate the acquisition of a commercial park at a final price to be agreed by the Executive Member for Transformation and Finance in conjunction with the Chief Executive.
- ii. The Executive note the (estimated) price and support the release of funding by the Council for the acquisition.

7. **REASON FOR DECISION**

The Council is facing unprecedented reductions in it's funding to support the delivery of services. The Council's central government funding grant has recently been further reduced. The funding gap is now £26m over four years.

The Council has launched its new four year Council Plan and the narrative is clear in how services will be delivered, prioritised and funded. Value for money is a core feature of the new plan.

An area being considered by an increasing number of authorities to support funding shortfalls is commercial property investment in order to deliver an income stream.

This Council, through the work of the Transformation Board and its sub group – Income Generation, is tasked with developing a Property Investment Strategy as one such means of providing sustainable income sources to support the funding of direct services.

The timing of this investment opportunity is some way ahead of the work of the sub group, but such is the buoyant state of the commercial market in the south east of the UK that we have to give full consideration to this rare opportunity at this time.

8. **ALTERNATIVE OPTIONS CONSIDERED**

Remain as we are, and forgo the opportunity of the acquisition.



9. **PRINCIPAL GROUPS CONSULTED:** Corporate Management Team
10. **DOCUMENT CONSIDERED:** Report of the Director of Corporate Services
11. **DECLARED CONFLICTS OF INTEREST:** None

<b>Date Decision Made</b>	<b>Final Day of Call-in Period</b>
9 February 2016	16 February 2016

**Bracknell Forest Council  
Record of Decision**

<b>Work Programme Reference</b>	<b>I058408</b>
---------------------------------	----------------

1. **TITLE:** Potential Acquisition of former Magistrates Court

2. **SERVICE AREA:** Corporate Services

3. **PURPOSE OF DECISION**

To seek approval for the aquisition of the former magistrates court.

4 **IS KEY DECISION** Yes

5. **DECISION MADE BY:** Executive

6. **DECISION:**

That:

- i. The Executive authorises the Chief Officer: Property to negotiate the acquisition of the Magistrates Court on the Heads of Terms at Paragraph 5.6 of the Director of Corporate Services report.
- ii. The Executive authorises the Chief Officer: Property to agree variations in the Heads of Terms with the agreement of the Executive Member for Transformation and Finance in conjunction with the Director of Corporate Services.

7. **REASON FOR DECISION**

The acquisition of this site together with a pre-emptive option currently under negotiation with the Police would potentially give the Council virtual control of the entire area surrounding Easthampstead House for a future comprehensive redevelopment scheme. This would be the preferred position for achieving maximum value for the Easthampstead House/Town Square site.

8. **ALTERNATIVE OPTIONS CONSIDERED**

Remain as we are, and forgo the opportunity of the acquisition. This would make the future disposal of the Town Square site more difficult to action and less valuable as it wouldn't be completely under the Council's ownership and any potential bidder for Easthampstead House would need to plan redevelopment alongside a third party.

9. **PRINCIPAL GROUPS CONSULTED:** Town Centre Regeneration Committee

10. **DOCUMENT CONSIDERED:** Report of the Director of Corporate Services

11. **DECLARED CONFLICTS OF INTEREST:** None

<b>Date Decision Made</b>	<b>Final Day of Call-in Period</b>
9 February 2016	16 February 2016