

At a meeting of the Cabinet held on Tuesday, 11 February 2025 at 7pm at the 6th Floor, Hounslow House, 7 Bath Road, Hounslow TW3 3EB.

Present:

Councillor Shantanu Rajawat (Chair)

Councillor Tom Bruce (Vice-Chair)

Councillors Lily Bath, Samia Chaudhary, Katherine Dunne, Shivraj Grewal, Sue Sampson and Salman Shaheen

1. Apologies for absence, declarations of interest or any other communications from Members (Members are asked to note the Monitoring Officer's note on interests)

Apologies noted on behalf of councillors Raghwinder Siddhu and Ajmer Grewal. Apologies were also noted on behalf of councillors Sayyar Raza and Peter Thompson who had standing invitations to attend Cabinet meetings.

The Leader reported that Niall Bolger had stood down as Chief Executive and asked the Cabinet to join him in wishing him well.

Councillors Sampson and Shaheen noted that they had received communications from local residents in respect of Agenda Item 9: Hounslow Land Acquisition – Allotment. As these were not considered prejudicial, both members would be taking part in the discussion on this item.

Councillor Bruce noted that he had also received communications in respect of Agenda Item 7: Revision of Hounslow Local List of Heritage Assets, which he would be referring to during his introduction of his report later in the meeting.

2. Minutes of the meeting held on 21 January 2025

The minutes of the meeting held on 21 January 2025 were agreed as a correct record.

3. Council Tax Support Scheme

See submitted report from Louise Round, Director of Law & Governance and Monitoring Officer, Agenda Item 3.

Councillor Shantanu Rajawat introduced the key points and recommendations of the report, drawing particular attention to the availability of a hardship fund for those in need and reiterating the Council's continued commitment to offering residents support and advice. He moved the recommendations, which were seconded by Councillor Tom Bruce who, together with Councillor Dunne, recorded his support for the submitted proposals and echoed the Leader's comments on supporting those residents who needed it most.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet noted the summary of responses to consultation and the equalities impact assessment submitted at appendices A and B of the Cabinet report.

- Cabinet agreed to recommend to Borough Council that it should adopt the revised Council Tax Support Scheme submitted at Appendix C of the Cabinet report, the key components of which were set out in more detail in paragraph 5, subject to any minor drafting the amendments which the Executive Director may consider it prudent and appropriate to make.
- Cabinet agreed to recommend to Borough Council that it should adopt a transitional hardship fund, substantially in the form submitted at Appendix D of the Cabinet report, that £1.5m should be set aside for that purpose and that it should delegate to the Executive Director of Finance and Resources the authority to finalise the detail and implementation of that policy.

4. Budget 2025/26

See submitted report from Jake Bacchus, Executive Director Finance and Resources, Agenda Item 4.

Councillor Shantanu Rajawat introduced the key points and recommendations of the submitted report, adding that the Council was committed to protecting existing services whilst also delivering growth. He moved the recommendations, which were seconded by Councillor Tom Bruce.

Councillor Shivraj Grewal noted his appreciation for the work of officers and Cabinet colleagues had done to produce budget proposals that delivered improved efficiencies and protected services. Councillor Salman Shaheen highlighted the prudent financial management of the Council's budget over years, which he suggested had put the Council in a much better position than it otherwise might have been in light of the wider economic challenges. Councillor Bath also noted her support for the submitted budget proposals and drew attention to the fact that the Council had been very good at achieving positive outcomes with modest outlay.

At the Leader's invitation, Jake Bacchus, Executive Director Finance and Resources, asked Cabinet to agree an additional recommendation that would enable the Council to avail itself of the flexible use of capital receipts regulation (see recommendation v below), highlighting the importance of including this facility into the budget before the new financial year began. The Leader agreed to include this late addition to the recommendations.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

Cabinet agreed the following for recommendations to Borough Council for approval:

- a) The General Fund revenue budget for the 2025/26 financial year as detailed in the report and itemised in Appendix A, resulting in a 4.99% increase in the council's element of the Council Tax.
- b) That the 4.99% increase in the council's element of the Council Tax comprises of the 2% Adult Social Care precept and a 2.99% general increase.
- c) The savings proposals for the General Fund and the Housing Revenue Account in Appendix B of the submitted report.
- d) The fees and charges schedule in Appendix C of the submitted report.
- e) The Housing Revenue Account budget for the 2025/26 financial year as detailed in paragraphs 8.1 to 8.18 of the submitted report.
- f) The capital programme for 2025/26 to 2028/29 as detailed in paragraphs 9.1 to 9.13 and

- in Appendix D of the submitted report
- g) The Capital Strategy in Appendix E of the submitted report.
- h) The Treasury Management Strategy 2025/26, Annual Investment Strategy Statement on Minimum Revenue Provision and Prudential and Treasury Indicators and Approved Countries for Investment as detailed in paragraphs 12.1 to 12.7 and in Appendix F of the submitted report;
- i) That the Executive Director of Finance and Resources be authorised to undertake the operational activity required to manage cashflows including:
- authority during 2025/26 to make amendments to borrowing and investment limits provided they are consistent with the strategy and there is no change to the authorised limit for borrowing;
 - authority to borrow as per the approved borrowing requirements set out in the Prudential and Treasury Indicators without the additional requirement for a formal Chief Officer Decision;
 - authority to invest with institutions that meet the creditworthiness criteria within the Annual Investment Strategy;
- j) That Borough Council will receive a mid-year report and an outturn report on the implementation of the Treasury Management Strategy 2025/26, and that Cabinet will receive a quarterly update on treasury management performance for borrowing and investments within the financial monitoring update reports;
- k) Note the Climate Budget Statement 2025/26 at section 21 of the submitted report;
- l) Note that, under delegated authority given by Cabinet at its meeting on 21 January 2025, the Executive Director of Finance and Resources approved the Council Tax Base for 2025/26 for the whole council area as 94,102.6 [Item T in the formula in Section 31B of Local Government Finance Act 1992, as amended (the “Act”)];
- m) Agree the Council Tax Requirement arising from Cabinet’s proposed budget for 2025/26 at £150,135,000 [Item R in the formula in Section 31B of the Act];
- n) Agree that the following amounts be calculated for the year 2025/26 in accordance with Sections 31 to 36 of the Act;
- (i) £804,341,486 being the aggregate of the amounts which the Council estimates for its total expenditure in accordance with the items set out in Section 31A (2) of the Act;
- (ii) £654,206,486 being the aggregate of the amounts which the Council estimates for its total income in accordance with the items set out in Section 31A (3) of the Act;
- (iii) £150,135,000 being the amount by which the aggregate (n)(i) above exceeds the aggregate at (n)(ii) above, calculated by the Council in accordance with Section 31A (4) of the Act as its Council Tax Requirement for the year (Item R in the formula in Section 31B of the Act);
- (iv) £1,595.44 being the amount at (n)(iii) above (Item R), all divided by Item T at (l) above, calculated by the Council, in accordance with Section 31B of the Act, as the basic amount of its Council Tax for the year.
- o) Note that for the year 2025/26 the Mayor of London has issued a Greater London Authority (GLA) draft consolidated budget setting out his proposed precept on the Council Tax in accordance with Section 40 of the Local Government Finance Act 1992 for each category of dwellings in the Council’s area as indicated in the table in recommendation (p) below;
- p) Agree that, in accordance with Sections 30 and 36 of the Local Government Finance Act 1992, Cabinet hereby calculates the aggregate amounts shown in the table below as the amounts of Council Tax for 2025/26 for each part of its area and for each of the categories of dwellings:

Valuation Band	A	B	C	D
Banding Factor	6/9	7/9	8/9	9/9
Hounslow Council Tax (£)	1,063.63	1,240.90	1,418.17	1,595.44
GLA Precept (£)	326.92	381.41	435.89	490.38
Total Council Tax (£)	1,390.55	1,622.31	1,854.06	2,085.82

Valuation Band	E	F	G	H
Banding Factor	11/9	13/9	15/9	18/9
Hounslow Council Tax (£)	1,949.98	2,304.52	2,659.07	3,190.88
GLA Precept (£)	599.35	708.33	817.30	980.76
Total Council Tax (£)	2,549.33	3,012.85	3,476.37	4,171.64

- q) Determine that the council's basic amount of Council Tax for 2025/26 is not excessive in accordance with principles approved under Section 52ZB of the Local Government Finance Act 1992;
- r) The proposed re-alignment of earmarked reserves in 2024/25 as set out in paragraphs 12.7 and 12.8 of the submitted report, specifically:
- the contribution of £4.2m to Unallocated General Balances.
 - the transfer of £23.5m from Operational Reserves to Risk Reserves and Unallocated General Balances as set out in Table 13 of the submitted report, to offset forecasting overspending in the 2024/25 financial year.
- s) The proposed drawings from earmarked reserves to fund the 2025/26 budget as set out in section 12 of the submitted report;
- t) Agree the council's Council Tax Reduction Scheme for 2025/26 as set out in a detailed report elsewhere on this Cabinet agenda;
- u) Note the Chief Financial Officer's Section 25 Statement and comments on the adequacy of reserves and the robustness of the estimates underpinning the budget contained at paragraph 16.1 of the submitted report.

Additional recommendation agreed at Cabinet:

- v) Agree a capitalisation strategy for submission to the Secretary of State to allow the Council the freedoms to use capital receipts from the sale of its assets (excluding right to buy receipts) to fund permitted revenue expenditure in accordance with a direction given by the Secretary of State under section 16 and 20 of the Local Government Act 2003 and to authorise the Executive Director of Finance and Resource to draw up a draft strategy for consideration by Borough Council as an addition to the Budget papers.

Cabinet approved the following:

- The delegation of the allocation of inflation to service budgets and the re-basing of corporate contingencies to service budgets within the revenue budget for 2025/26 to the Executive Director of Finance and Resources as detailed in paragraphs 12.6 to 12.8 of the submitted report.
- The basis for the allocation of schools funding from the Schools Block of the Dedicated School Grant (DSG) for 2025/26, including the principles of the local schools 5 to 16 funding formula, as detailed in Section 7 of the submitted report.

5. Hounslow Companies Business Plan 2025/26

See submitted report from Jake Bacchus, Executive Director Finance and Resources, Agenda Item 5.

Councillor Shantanu Rajawat confirmed that the submitted business plan had been considered by members of the Shareholder Committee and was presented for Cabinet members for formal ratification. He introduced the key points and recommendations of the report, drawing attention to the challenges, both in service delivery and finances, within the Lampton company and the need for the company to demonstrate to the Council how those challenges were being addressed.

Councillor Rajawat provided reassurances that members of the Shareholder Committee would be monitoring progress and would report back to Cabinet at the appropriate time. With that

Councillor Rajawat moved the recommendations, which were seconded by Councillor Tom Bruce.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

Cabinet approved Lampton Group's Business Plan covering 2025/26 as submitted at Appendix 1 of the submitted report.

6. Additional HMO Licensing Consultation Proposals

See submitted report from Pat Gilmore, Head of Housing Standards, Agenda Item 6.

Councillor Tom Bruce introduced the key points and recommendations of the report and moved the recommendations, which were seconded by Councillor Sue Sampson.

Councillor Bath recorded her support for the proposals, which she said would enable the Council to continue to manage poor quality housing that many residents relied upon.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet agreed to commence a consultation exercise for a minimum of 10 weeks on proposals to implement a new boroughwide Additional Licensing Scheme for Houses in Multiple Occupation (HMOs) that were not covered by the national mandatory scheme on the expiry of the current scheme on 31st July 2025.
- Cabinet noted the findings within Appendix 1 of the submitted report - Additional HMO Licensing Consultation Evidence Pack.
- Cabinet noted that the findings indicated that a significant proportion of HMOs in the Council's area was being managed ineffectively.

7. Revision of Hounslow Local List of Heritage Assets

See submitted report from Sean Doran, Principal Conservation Officer, Agenda Item 7.

Councillor Tom Bruce introduced the key points and recommendations of the report. He recorded his thanks to officers for their work compiling the list with the help of residents across the borough. He encouraged continued involvement from residents to ensure that the list was as accurate and complete as possible over the coming years. With that he moved the recommendations, which were seconded by Councillor Shantanu Rajawat.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet noted and confirmed the Council's Procedure for Local List of Heritage Assets (approved Dec 2023 - see Review of Local Heritage List - Appendix Local List Process Document.pdf), including the approval of the provisional adoption of the newly revised Local List of Heritage Assets.

- Cabinet approved the sending of letters to the owner/occupiers of those assets proposed for inclusion and reminder letters for those already on the list - Appendix 1 of the submitted report.
- Following the expiration of one month from the date of the letter, in the event of (a) no objections to the list being received or (b) any relevant objections to the list being raised and being considered in consultation with the Lead Member (Asset Regeneration and Development), Cabinet agreed to delegate to the Director of Planning and Building the finalisation of the list, its adoption and authority to carry out any associated procedural matters (including publication of the approved list on the Council's website).

8. Update on progress of SEND and AP Programme and Safety Valve

See submitted report from Sean Doran, Principal Conservation Officer, Agenda Item 8.

Councillor Samia Chaudhary introduced the key points and recommendations of the report, drawing attention to the significant progress made since the 2022 Ofsted and CQC inspection. She moved the recommendations, which were seconded by Councillor Shantanu Rajawat.

Councillor Bath echoed Councillor Chaudhary's comments on the progress made since 2022, drawing attention to the improvements made to the services for children and young people with SEND, evidenced within the submitted report.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet noted progress made since Cabinet had approved the Strategic Business Case of the SEND and Alternative Provision (AP) Programme in December 2023.
- Cabinet approved continuation of the SEND and AP Programme and ongoing use of funding that had been approved by Cabinet in December 2023.

9. Hounslow Land Acquisition – Allotment

See submitted report from Melanie Fontinelle, Acting Director of Environmental Services, Agenda Item 9.

Councillor Salman Shaheen introduced the key points and recommendations of the report. He pointed to the statutory duty to provide allotments and the long waiting lists for allotments currently managed by the Council. Councillor Shaheen noted the importance of securing those allotments that were under threat of development, such as the Park Road site, which had been managed by the Council for one hundred years until the Duke of Northumberland revoked the lease in order to develop the site. With that he moved the recommendations. In seconding the motion Councillor Sue Sampson noted the full support of Isleworth ward members and the local community for the submitted proposals.

Councillor Dunne added her support for the proposals and wished colleagues well with the negotiations to follow.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet approved the acquisition of Park Road Allotments.
- Cabinet approved the allocation of a capital budget as set out in Exempt Appendix 4 of the submitted report to be funded from the general fund capital programme unallocated budget, for the acquisition of Park Road Allotments.
- Cabinet delegated authority to the Director ICP & Commissioning in consultation with the Cabinet Member for Culture Leisure & Public Spaces, to make the necessary arrangements to agree the terms of acquisition and enter into any associated legal documentation to acquire Park Road Allotments within the approved budget.

10. Delivery Plan Monitoring - Q3

See submitted report from Andrew Cox, Director of Climate and Strategic Programmes, and Mark Lumley, Director of Digital, IT and Resilience, Agenda Item 10.

Councillor Shantanu Rajawat introduced the key points and recommendations of the report and moved the recommendations, which were seconded by Councillor Tom Bruce. In doing so Councillor Bruce drew attention to those red-rated schemes within the Place Portfolio section of the Delivery Plan, providing assurances that these would be kept on the plan and that work would continue to progress matters. He highlighted the significant progress made with the housing provider for the Brentford Police Station site and anticipated activity on site by the coming Spring/ Summer to initiate delivery of the homes and arts centre for the area.

Councillor Shaheen expressed his view that the new arts centre was both vital for the borough's Culture Strategy and for the status of Brentford as a destination for culture. He echoed Councillor Bruce's comments that all indications were that people should see 'spades in the ground' by Spring or Summer 2025.

Councillor Dunne highlighted the recent review of parking bays under the borough's e-bike scheme, confirming that whilst some would be withdrawn or moved, the majority of bays would remain in place. She added that the Council was in talks with the scheme's provider on operational improvements and looked forward to newly announced legislation under the English Devolution Bill, which would help local transport authorities to further regulate schemes of this type.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet noted progress to date with the programmes within the People Portfolio as set out in Appendix 1 of the submitted report;
- Cabinet approved closure of the Radical Overhaul of Consultation and Engagement (ROCE) programme, noting how implementation of the Council's new engagement hub model will now take place through business as usual operations;
- Cabinet approved closure of the Independent Living programme, noting the outcomes delivered, the transition of activity to business as usual operations and the return of £250,000 of unused budget to the One Hounslow Transformation Reserve;
- Cabinet noted the addition of the End-to-End Housing Repairs project to the People Portfolio;
- Cabinet noted progress to date with the projects within the Place Portfolio as set out in Appendix 4 of the submitted report;
- Cabinet noted progress to date with the projects within the Capital Portfolio as set out in Appendix 5 of the submitted report;
- Cabinet noted progress to date with the projects within the Digital Portfolio as set out in

Appendix 6 of the submitted report.

11. HRA Business Plan Update 2025

See submitted report from Modester Anucha, Director of Housing, and Ben Tomlinson, Head of Housing Planning and Resources, Agenda Item 11.

Councillor Tom Bruce introduced the key points and recommendations of the report and moved the recommendations, which were seconded by Councillor Sue Sampson who noted that emphasis would be placed on maintaining housing stock at the highest standards of safety and quality to meet the new regulatory standards in place from April 2025. The Leader recorded his support for the proposals, which he believed would ensure the future viability of the HRA.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Subject to the approval of £1.1m of savings to be delivered in 2025/26 as set out in the 2025/26 Budget report, Cabinet approved the update of the Housing Revenue Account (HRA) 30-Year Business Plan, attached at Appendix 1 of the submitted report;
- Cabinet approved the inclusion in the Business Plan of a further programme of HRA revenue savings totalling £3m to be identified and delivered from 2026/27 onwards, as set out in section 4.12 of the submitted report;
- Cabinet approved the revised Council House Building capital programme specifically a revised 2024/25 and 2025/26 programme and indicative programmes for 2026/27 to 2030/31, including the associated rephasing and budget virements, as set out in section 4.13 to 4.17 and Exempt Appendix 2, Table 4 of the submitted report;
- Cabinet approved the revised Estate Investment Programme 2025-2030, specifically a revised 2024/25 and 2025/26 programme and indicative programmes for 2026/27, 2027/28, 2028/29, and 2029/30 including the associated rephasing and budget virements, noting in particular the implications for the programme to extend existing properties as set out in section 4.21 and Appendix 3, Table 2 of the submitted report;
- Cabinet delegated authority to the Executive Director Finance and Resources to accept grant funding that is not reflected in the Business Plan to part finance schemes in the Council House Building programme and to reflect the associated changes to financing in the scheme budgets.
- Cabinet delegated authority to the Director of Housing, in consultation with the Cabinet Member for Housing Management and Homelessness, to determine the optimum use of new units of general needs council accommodation, to best meet the prevailing demand for housing in the borough, as set out in 4.17 of the submitted report;
- Cabinet delegated authority to the Director of Asset Strategy, in consultation with the Cabinet Member for Housing Management and Homelessness, to approve variations to the Estate Investment Programme that are within the overall approved programme budget; and to approve commencement and award of procurements that are part of the overall approved Estate Improvement programme and budget, as set out in section 4.22 of the submitted report.

12. Tenancy Strategy 2025

See submitted report from Modester Anucha, Director of Housing, and Ben Tomlinson, Head of Housing Planning and Resources, Agenda Item 12.

Councillor Sue Sampson introduced the key points and recommendations of the report, highlighting that the proposals had received overwhelming support from tenants when consulted. She moved the recommendations, which were seconded by Councillor Tom Bruce who noted his support for the introduction of lifetime tenancies, which would provide tenants with security whilst also ensuring that mechanisms remained in place to resolve any issues in future. Councillor Bath also recorded her support for the recommendations.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet approved the Tenancy Strategy 2025, attached at Appendix 1 of the submitted report;
- Cabinet approved the gradual replacement of council housing tenants' existing fixed-term flexible tenancies, with secure lifetime tenancies, on the expiry of their individual fixed terms, to be fully completed by 1 April 2030, as set out in section 12 of the submitted report.

13. Admission Arrangements for London Borough of Hounslow

See submitted report from Sheena Poley, Head of School Organisation and Access to Education, Agenda Item 14.

Councillor Samia Chaudhary introduced the key points and recommendations of the report and moved the recommendations, which were seconded by Councillor Shantanu Rajawat.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

Cabinet agreed and adopted the admissions arrangements for community schools for 2026-2027.

14. Hounslow Heat Network Project

See submitted report from Andrew Cox, Director of Climate and Strategic Programmes, Agenda Item 15.

Councillor Katherine Dunne introduced the key points and recommendations of the report, drawing attention to the fact that this project was still in the very early stages but had the potential to offer carbon neutral heating at a good deal for residents. She moved the recommendations, which were seconded by Councillor Shantanu Rajawat who had visited an existing heat network in Copenhagen and had been able to see how transformational it was for residents. Councillor Shaheen added his support for the proposals.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

Cabinet agreed that the Hounslow Heat Network Project could proceed to the next stage of its development of a phase 1 scheme, as referred to in Section 4.1 of the submitted report;

- Cabinet agreed to the submission of a bid to the Green Heat Network Fund (GHNF) for £11m capital funding for commercialisation and construction of the Phase 1 scheme;
- Cabinet noted that the recommended route to secure a commercial delivery and funding partner would be agreed following completion of activity identified in the Climate Emergency Action Plan update agreed by Cabinet in January 2025.

15. Infrastructure Funding Statement and Update on CIL and S106 Allocation Process

See submitted report from Jake Bacchus, Executive Director Finance and Resources, Agenda Item 16.

Councillor Tom Bruce introduced the key points and recommendations of the report, pointing to the substantial amount of funding generated to date and which would continue to grow with the development projects to follow. Councillor Bruce moved the recommendations, which were seconded by Councillor Salman Shaheen who noted his thanks for the financial contributions towards preserving and maintaining the borough's green spaces for residents and visitors alike.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet approved the publication of the Infrastructure Funding Statement 2023/24, which is the annual report of CIL and S106 funds, as set out in Appendix 1 of the submitted report.
- Cabinet approved the allocation of Strategic CIL as set out in Appendix 2 of the submitted report as follows:
 - £9,920,708 to support identified infrastructure projects in the Capital Programme, and to approve the associated amendments to General Fund capital programme financing.
 - £1,763,132 to fund infrastructure projects being led by external partners, and to approve the addition of these projects to the General Fund capital programme.
- Cabinet noted the changes to the allocation process for CIL and S106 development contributions flowing from the February 2024 Cabinet decision.

16. Confirmation of an Article 4 Direction to withdraw permitted development rights for commercial, business and service uses to change to residential in specified areas

See submitted report from David Dewar, Principal Policy Planner, and Christopher Kirk, Planning Policy Team Leader, Agenda Item 17.

Councillor Tom Bruce introduced the key points and recommendations of the report and moved the recommendations, which were seconded by Councillor Shantanu Rajawat.

Councillor Dunne noted her support for the recommendations, which she said ensured that as many development proposals as possible included affordable housing as a contribution.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Taking account of the analysis of responses to the public consultation for the making of the Article 4 Direction set out in section 4 of the submitted report/ Appendix 1, Cabinet

approved the confirmation of the non-immediate Direction in Appendix 2 of this report under Article 4 of the Town and Country Planning (General Permitted Development) (England) Order 2015, withdrawing permitted development rights for:

- changes from commercial, business and service uses to residential uses (Class MA); and
- the demolition of vacant offices/light industrial/research and development buildings and replacing them with housing (Class ZA); in certain areas of the borough, with an implementation date of 22 April 2025.
- Subject to the above, Cabinet delegated authority to the Director of Planning and Building to address any outstanding procedural requirements to make the Article 4 Direction operational.

17. Financial Monitoring Update - Q3 2024/25

See submitted report from Jake Bacchus, Executive Director Finance and Resources, Agenda Item 17.

Councillor Shantanu Rajawat introduced the key points and recommendations of the report and moved the recommendations, which were seconded by Councillor Tom Bruce.

The recommendations having been moved and seconded, members considered the report and all matters contained therein and the recommendations were agreed unanimously by those members present.

Resolved:

- Cabinet noted the forecast General Fund revenue budget position of a £16.1m overspend (paragraph 4.1) and the risks and opportunities included in Table 3 of the submitted report
- Cabinet noted the forecast Housing Revenue Account (HRA) budget position of an overall net nil variance, but with a forecast contribution to HRA balances of £1.6m compared to a budgeted contribution of £3.4m (paragraph 4.32);
- Cabinet noted the forecast Dedicated Schools Grant (DSG) position of a forecast £0.2m overspend compared to the budgeted deficit of £5.1m (paragraph 4.38 of the submitted report);
- Cabinet noted the capital programme forecast position of an in-year variance on the General Fund capital programme of £11.1m and an in-year variance on the HRA capital programme of £29.9m (paragraph 4.39 of the submitted report);
- Cabinet noted the performance against key corporate financial indicators, including forward-looking prudential indicators (paragraph 4.59 of the submitted report);
- Cabinet approved the 2025/26 Schools Condition capital programme at Appendix D and the necessary budget virements to reflect the proposed programme in General Fund capital programme (paragraph 4.43 of the submitted report);
- Cabinet delegated authority to the Director of Asset Strategy to approve variations to the budget allocations for individual projects included in the 2025/26 Schools Condition Programme including budget allocation for urgent projects within the overall programme budget (paragraph 4.46 of the submitted report).

18. Any referrals from other Council committees

No referrals were received from other Council committees.

19. Urgent Business

No urgent business was raised.

20. Exclusion of Press and Public

Cabinet agreed that the public and press should be asked to leave the meeting during discussion of the remaining items of business because exempt information as defined in Paragraph 3 of Part 1 of Schedule 12A of the Local Government Act 1972 was likely to be made known.

21. HRA Business Plan Update 2025 - Exempt Appendix 2

Submitted exempt appendix related to the substantive report at Agenda Item 11.

Resolved:

Cabinet noted the exempt appendix as it pertained to the substantive report at Agenda Item 11 of the document pack.

22. Hounslow Land Acquisition - Allotment - Exempt Appendix 4

Submitted exempt appendix related to the substantive report at Agenda Item 9.

Resolved:

Cabinet noted the exempt appendix as it pertained to the substantive report at Agenda Item 9 of the document pack.

23. Hounslow Heat Network Project - Exempt Appendix 1

Submitted exempt appendix related to the substantive report at Agenda Item 14.

Resolved:

Cabinet noted the exempt appendix as it pertained to the substantive report at Agenda Item 14 of the document pack.

24. Any other items which the Chair considers urgent and are exempt from publication

No urgent exempt business was raised.

25. Date of next meeting: Tuesday 18 March 2025 from 7pm

Cabinet noted the date of the next scheduled meeting.

The meeting finished at 8:20pm.

The minute taker at this meeting was Kay Duffy