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REGENERATION AND RENEWAL SCRUTINY COMMITTEE

When: 7.00pm
Thursday 24 June 2021

**Where: Council Chamber, Civic Offices, 1 Saxon Gate
East, Milton Keynes, MK9 3EJ and**
<https://www.youtube.com/user/MiltonKeynesCouncil>

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Membership

Councillor Crooks (Chair)

Councillors Clarke, De Villiers, Hall, Hume, McQuillan, Minns, Rankine and Walker

Enquiries on this agenda

Please contact Elizabeth Richardson, Overview and Scrutiny Officer on 01908 252629 or Elizabeth.Richardson@milton-keynes.gov.uk.

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Agenda

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AGENDA

1. Welcome and Introductions

The Chair to welcome Members, officers and the public to the meeting and introduce Members and officers who are present.

2. Apologies

To receive any apologies.

3. Disclosures of Interest

Members to declare any disclosable pecuniary interests, or personal interests (including other pecuniary interests), they may have in the business to be transacted, and officers to disclose any interests they may have in any contract to be considered.

4. Minutes

To approve, and the Chair to sign as a correct record, the Minutes of the meeting of the Regeneration and Renewal Scrutiny Committee held on 17 March 2021 (Item 4a) (**Pages 6 to 17**) and the Special Meeting held on 19 May 2021 (Item 4b) (**Page 18**).

5. Regeneration Funding Explained

The Committee will receive, discuss with and comment on a presentation from the Head of Finance explaining how regeneration funding works within the wider Housing Revenue Account.

6. Regeneration and Renewal Strategy: Delivery Plan, Capital Project Approval, 'Pipeline' Progress and Estate Renewal Forum Updates

The Committee will receive, discuss with and comment on, a number of short presentations from members of the both the Finance and Environment and Property teams which will cover the following items:

- Progress Report on the development of the Delivery Plan and when it is likely to be completed;
- Approval and criteria for schemes and the role of the Capital Programme Board;
- Current pipeline update: - Construction Works at the Lakes, Bletchley, and the Demolition of Serpentine Court (Cabinet on 13 July 2021);
- Estate Renewal Forums updates for The Lakes and Fullers Slade.

Councillor Darlington, Cabinet Member for Adults, Housing and Healthy Communities will also be attending the meeting to discuss the above with the Committee.

7. 2021/22 Work Programme

The Committee's 2021/22 Work Programme is attached for information (Item 7) (Pages 19 to 21).

Please note that all scrutiny Work Programmes remain flexible and may be subject to change at short notice depending on circumstances at any one time.

If there are any other items within the Committee's remit which members would like to see included in the Work Programme, please bring them to the attention of the Committee's Planning Group (Chair, Vice-Chairs & Scrutiny Officer).

8. Information and Monitoring Items

a) Update on the Lakes Estate / Serpentine Court and Fullers Slade Regeneration Projects:

- Progress report from the Head of Housing Delivery on the Serpentine Court / Lakes Estate and Fullers Slade projects (Item 8a) (**To follow**)

b) Update on Bletchley and Fenny Stratford Town Deal Bid:

- The agenda and minutes of the latest meeting of the MK: Bletchley and Fenny Stratford Town Deal Board, which took place on 18 May 2021, can be accessed via the following link: [CMIS: MK: Bletchley & FS Town Deal Board](#)

c) Update on Mellish Court and The Gables:

- Council Press release: *Council Finds New Homes for Tower Block Residents* – dated 2 June 2021 (Item 8b) (**Page 22**)
- Councillor Darlington, Cabinet Member for Adults, Housing and Healthy Communities took a formal decision on 8 June to allocate £6m of resources to buy up to 30 homes to add to its current housing stock to provide suitable accommodation for those having to move out of Mellish Court and The Gables.

Details of the decision are available here: [Delegated Decision Approval - 8 June 2021](#)

d) Reema Blocks in Milton Keynes

****Reema construction** was a system of building quickly and cheaply using prefabricated, reinforced concrete panels which came into being in the late 1940s. It was still in use well into the 1960s and often used by councils needing to provide accommodation for residents in need quickly, particularly in the years immediately after World War 2. However, this*

form of construction is not particularly durable, and buildings built from Reema blocks are starting to reach the end of their useful lives.

The Council is, therefore, in the process of commissioning a specialist structural survey of sixteen blocks of Reema construction flats, all in Bletchley, to assess their structural stability and safety.



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ITEM 4a



Minutes of the meeting of the REGENERATION SCRUTINY COMMITTEE held on
WEDNESDAY 17 MARCH 2021

Present: Councillors Crooks (Chair), Exon, Petchey, Priestley, Rankine,
Trendall, and Walker

Officers: W Rysdale (Head of Housing Delivery), N Hannon (Head of
Environment and Waste), E Richardson (Overview and Scrutiny
Officer), J Zammit (Business Support Assistant)

Also Present: Councillor Baume (Cabinet Member, Economy and Culture),
Councillor Darlington (Cabinet Member, Public Realm and Housing),
Councillor J Wilson-Marklew (Cabinet Member, Climate and
Sustainability), V Kingston (Local Partnerships), J Bungey (Meld
Energy) and 1 member of the public

Apologies: Councillor C Wilson-Marklew and Councillor Walker for lateness

RG20 DISCLOSURES OF INTEREST

There were no disclosures of interest.

RG21 MINUTES

RESOLVED -

That the Minutes of the meeting of the Regeneration and Renewal
Scrutiny Committee held on 8 December 2020 be signed by the Chair
as a correct record.

RG22 SUSTAINABILITY AND REGENERATION / RENEWAL

**Witnesses: V Kingston (Local Partnerships), J Bungey (Meld Energy),
Councillor J Wilson-Marklew (Cabinet Member, Climate and
Sustainability)**

The Committee received a presentation from the witnesses which
covered sustainability within regeneration, the strategic context for
low carbon heat, examples and lessons learned from existing

schemes, linking to the 'energy centre' for the Lakes Estate development, the development of a city-wide heat strategy and the more specific Lakes Estate Heat Strategy.

The Committee then discussed the presentation with the witnesses, noting that:

- a) Similar schemes were already being developed in Exeter, Enfield, Hull, Worthing and Bristol, although each of them had approached the concept slightly differently;
- b) The Government was proposing that from 2025 gas boilers would not be fitted new build properties. However, this was still only at the White Paper stage and there was no firm information on the phase-out of gas boilers in existing properties. The White Paper should be seen as a pre-warning, with the detail to follow;
- c) There was no indication from the Government as to how any compulsory phase-out would be funded, which could be controversial, time consuming and expensive;
- d) The proposed system should remove almost all carbon from the heat supply. Bristol was planning to achieve this with their scheme by 2030;
- e) It was hoped that the costs necessary to achieve zero carbon would have reduced by 2030 as they could be spread across wider, communal systems;
- f) The estimate of the costs in reducing carbon emissions by upgrading heating in council houses was included in the recently updated HRA Business Plan;
- g) A number of councils had already signed up to achieving zero carbon before the Government's target of 2050, were looking at a lot of different strands to achieve this, not just housing;
- h) Other strands included improving the Council's vehicle fleet, street lighting, improved insulation in buildings, photo-voltaic panels etc and there were some government grants available to support these transitions of which the Council was making full use;

The Committee then heard from Councillor J Wilson-Marklew, Cabinet Member for Climate and Sustainability who explained the proposed heating system for the new developments on the Lakes Estate was just one part of the Council's sustainability strategy. A lot of modelling was being carried out on what needed to be done and how it could be achieved. 2030 was the Council's target to achieve zero carbon; just because something might be difficult to achieve,

that was not a reason for not doing it. She expressed confidence that the Council would achieve its ambitions by 2030 and that there would be no need to stretch out the strategy to the Government's target 2050 date.

Councillor J Wilson-Marklew also commented that action on climate change was a fundamental necessity, not a 'nice to have' option, but it can't be at the expense of good quality, affordable council housing.

The Committee then expressed a number of concerns about the proposals, including:

- a) Seeking confidence from the witnesses that the project could succeed, as the regeneration estates had some of the most vulnerable residents in Milton Keynes;
- b) There appeared to be a lack of detail about existing, already successful projects on the same scale as the Lakes Estate proposals;
- c) Although the technology was proven, was it the right solution for Milton Keynes?
- d) There were reports that some district-based energy systems had caused fuel poverty amongst residents and that needed to be understood and avoided;
- e) A detailed risk assessment for the Lakes Estate scheme did not appear to have been done yet;
- f) Was the 2030 target date too rushed to achieve successful sustainability?

However, on a positive note the Committee commented that the Council had an ambition to achieve zero carbon by 2030 and that work needed to start now in order to achieve this. The Council would get better over time at bringing projects forward as it became more adept at dealing with sustainability issues. Milton Keynes had a long tradition of energy innovation with the pioneering spirit of the original Development Corporation and it should live up to and exceed that legacy. All the political groups had signed up to the Council's sustainability policy, but it was important to continue to scrutinise schemes for viability as they were brought forward.

Councillor Darlington, Cabinet Member for Public Realm and Housing, advised the Committee that the Council was not just looking at schemes in the UK, but was considering world-wide examples, particularly some in Europe which had already been successfully running for 20-30 years. It was important that Milton Keynes was seen as a green city and the Council would be making

full use of the government grants available to support sustainability projects. She reassured the Committee that an assessment of what the proposed scheme would mean in relation to heating bills for council tenants would be carried out.

Councillor Darlington also explained that she wanted to encourage private developers down the same route and that the scheme was just one piece in a much wider conversation.

The Chair thanked the witnesses and Cabinet Members for their participation in the meeting and Councillor Rankine for his wide experience in the subject. He then summed up the major points raised by the Committee which would be included in a short report prepared by the Committee's Planning Group to the Cabinet Members, council officers and external witnesses.

RESOLVED –

1. That all those who took part in the debate on this item be thanked for their contribution to the meeting.
2. That the Committee's Planning Group prepares a report for the Cabinet Members, council officers and external witnesses summarising the Committee's findings on this item (See Annex A – to follow).

RG23

LOCAL PRIDE

Witnesses: W Rysdale (Head of Housing Delivery), N Hannon (Head of Environment and Waste)

The Committee received a joint presentation from the Head of Housing Delivery and the Head of Environment and Waste, which covered the Council's new vision for regeneration, a reminder of the current projects, the Council's regeneration principles, progress on the establishment of the first two Estate Renewal Forums (ERFs) and how they will approach delivering their priorities. In his part of the presentation, the Head of Environment and Waste covered the asset management of the local 'street scene', how this was being delivered in a dedicated and integrated fashion, together with a breakdown of which departments were responsible for the different aspects of street scene / estate management.

The Committee then discussed the presentation in detail noting that:

- a) The ERFs were a new strategy to try and bring the various residents' groups on the Lakes Estate and Fullers Slade together to improve the relationship between them and the relationship of all groups with the Council;

- b) It was hoped that ERFs could be established on the other regeneration estates as soon as practicable so that residents could start to shape the future of their estates in way that met their needs;
- c) It was for the local community to establish the membership of the ERFs, although the Council had made suggestions as to who might be considered as possible members;
- d) The Council was making a conscious effort to try and communicate with as many residents, in as many different ways as possible, including the routine translation of important documents;
- e) 'Smart bins' sent a message to alert the cleansing teams that they needed emptying when they had reached 75% capacity. If they had not been emptied by the time they reached 90% capacity, a second, more urgent message was sent. No 'smart bin' should be left overflowing;
- f) The replacement of litter bins with 'smart bins' on estates would not be at the same rate as the replacement programme in Central Milton Keynes. As there were already fewer bins on the estates the replacement density could well be like for like;
- g) The technology of the 'smart bins' meant that estate maintenance staff could be freed up to do other things;
- h) The Council's aim was to improve its street scene operation in order to demonstrate to those areas currently using estate management companies that the Council was able to provide a better service and that they consider using the Council as their contractor of choice.

The Committee raised a number of concerns in relation to what it heard during the presentation:

- a) The membership of the forums needed to be as diverse as possible if they were to be effective. There was a danger that if there were 1-2 strong voices on the ERF, then they could dominate discussions and the decision-making process;
- b) There was a danger that regeneration projects could lose out in the allocation of resources, particularly if unforeseen situations, such as Mellish Court and the Gables, arose;
- c) There was a danger that the ERFs could just become another place for endless discussions, rather than action and taking projects forward. Some estates were flying, but others were

struggling with a range of issues and the Committee needed to help bring them up;

- d) The Committee would need to monitor the Cabinet over the next few years to ensure that its regeneration promises were being both delivered and to a high standard.

However, the Committee welcomed the progress made to remove regeneration away from a sole concentration on bricks and mortar, to a strategy that had people and their other needs besides housing at its core. The forums should be instrumental in taking things forward, but ideas still needed to be translated into smart action, which the Committee should continue to monitor.

Mr Gerrella, the Independent Advisor to RoRE (Residents of Regeneration Estates), commented that he thought the establishment of the ERFs was a very positive step forward. He praised the commitment of the Cabinet Member for Economy and Culture to engage with both the forums and RoRE and recommended that members of the Committee should try and attend a forum meeting as observers.

Councillor Darlington, Cabinet Member for Public Realm and Housing, told the Committee that “hope, not hate” was what built community cohesion and resilience. The Council had a 20+ year commitment to improve the quality of all aspects of life for its tenants and other residents and she welcomed the scrutiny being provided by the Committee. She added that a community that had pride in its area created peer pressure to prevent anti-social activities such as littering or fly-tipping.

Councillor Baume, Cabinet Member for Economy and Growth thanked the Committee for their helpful comments which she would take away and consider. As ERFs were established on the next tranche of estates to brought into the regeneration programme, improvements would be based on the work strands developed by the ERFs, rather than by ballots. These project strands would be of different lengths and scale and delivery of each one would be monitored individually to ensure that they were achievable and sustainable. The ERFs were not talking shops, their aim was to deliver tangible results for residents. Finally, she thanked Mr Gerrella for his attendance at the forum meetings which had taken place so far.

During this item the Committee also noted the following progress since the last meeting:

- i. Two out of the three vacant Community Engagement Officer posts had been appointed to;
- ii. The designs for the first phase of new development on the Lakes Estate had been approved by the Development Control Committee. This would be the biggest council house building project in Milton Keynes since the days of the Development Corporation;
- iii. 1 ward councillor and 1 parish councillor would be appointed to each ERF as they were established.

Finally, the Chair thanked the witnesses and Cabinet Members for their participation in the meeting and summed up the major points raised by the Committee which would be included in a short report prepared by the Planning Group to the Cabinet Members and council officers.

RESOLVED –

- 1. That the Head of Housing Delivery and the Head of Environment and Waste be thanked for their presentations and contributions to the Committee's scrutiny of this item.
- 2. That the Committee's Planning Group prepares a report for the Cabinet Members, the Head of Housing Delivery and the Head of Environment and Waste Management summarising the Committee's findings on this item (See Annex B – to follow).

RG23 DRAFT 2021/22 WORK PROGRAMME

The Committee noted that the draft 2021/22 Work Programme would be presented to the Scrutiny Management Committee for provisional approval on 24 March 2021.

RESOLVED –

That the Committee receives and notes the draft 2021/22 Work Programme.

RG24 NEW MANAGEMENT STRUCTURE FOR HOUSING SERVICES

The Committee noted that as part of a restructure following the departure of the former Director of Housing and Regeneration, most of the Council's Housing Service provision had transferred to Adult Services, whilst the Regeneration and Renewal work would now be dealt with by the Property and Environment Directorate.

The Committee was also advised that Community Safety matters now came under the remit of the Director of Partnerships and Communications.

RESOLVED –

That the Committee notes the changes to the management structure and officer reporting arrangements for the Council's Housing Service, including Regeneration Services.

RG25

INFORMATION AND MONITORING ITEMS

RESOLVED –

That the Committee receives and notes the Information and Monitoring Items and that any queries or comments on these items should be addressed to the relevant council officers or Cabinet Members.

RG26

CONCLUSION

As this was the last meeting of the 2020/21 meeting cycle, the Chair took the opportunity to thank everyone for their support and assistance over the past year, in what had been exceptional circumstances.

He gave particular thanks to the Cabinet Members, Councillors Darlington and Baume for their regular attendance at meetings, listening to and acting on the Committee's recommendations; he thanked the Head of Housing Delivery and his team for their input into the meetings, sometimes preparing reports at short notice; he thanked the representatives from RoRE who were regular attenders at meetings for challenging the Council over its Regeneration Strategy; the Business Support Team from Democratic Services for technical back-up and running the presentations during meetings and the IT staff for facilitating the live-streaming of meetings on YouTube.

Finally, he thanked the Committee for their support and constructive debates, wishing them luck in the forthcoming elections.

THE CHAIR CLOSED THE MEETING AT 21:25

The presentation referred to in this document can be found on the Council's Committee Management Information System (CMIS) at: [CMIS: Regeneration and Renewal Scrutiny Committee - 17 March 2021](#)

The recording of this meeting is available to view on the Council's YouTube Channel at: [Milton Keynes Council YouTube - Regeneration and Renewal Scrutiny Committee - 17-03-21](#)

RG22: Sustainability and Regeneration / Renewal

At its meeting on 17 March 2021 the Committee agreed that the Planning Group should prepare a report for the Cabinet Members for Public Realm & Housing, Economy & Growth and Climate & Sustainability, relevant council officers and the external witnesses, summarising the Committee's findings on this item:

1. The Committee raised issues about the timings and cost of the proposed scheme and whether it will achieve the desired result.
2. The Committee has concerns about the mismatch between the Government working towards a target of zero carbon by 2050 whilst the Council's aim is to reach this position by 2030 and wonders whether the Council can meet this ambition?
3. However, members of the Committee re-iterated the tri-partisan political commitment to the ambition of trying to achieve zero carbon in Milton Keynes by 2030.
4. Any ambitions to achieve this goal will have to be based on effective partnership working between the Council, residents and contractors.
5. The Committee acknowledges that the Council is committed to improving the lives of its tenants and advises that plans need to be in place to retrofit new heating systems in existing council houses once the time scales for the proposed phasing out of gas boilers are clear.
6. There were concerns about the impact on the gas and electricity grids locally and the Committee recommends that the Council actively explores projects which can generate electricity which can be sold back to the grid (such as the scheme in place at the Residual Waste Treatment Facility).
7. The Committee recommends that the Council examines evidence from similar schemes as some results appeared to be less than positive. However, there was empirical evidence that some smaller schemes were proving effective, particularly in Europe, where some towns started the move away from traditional forms of domestic heating 20-30 years ago.
8. The Committee requests that it receives follow-up information on the success or otherwise of similar schemes being run by the Council's comparator local authorities in order to further its understanding of these schemes.
9. The Committee was concerned that the new development on the Lakes Estate should be handled sensitively and not be treated as an experiment, whilst Milton Keynes needs to remain true to its ethos as a "can do" city, which has pioneered innovative energy initiatives in the past.

10. The Committee notes the Council's commitment to providing affordable housing with manageable maintenance costs for its tenants.
11. Councillor J Wilson-Marklew stressed the seriousness of climate change; putting measures in place to deal with it cannot wait and the Committee agrees that the Council needs to start taking action now.

DRAFT

RG23: Local Pride

At its meeting on 17 March 2021 the Committee agreed that the Planning Group should prepare a report for the Cabinet Members for Public Realm & Housing, and Economy & Growth, the Head of Housing Delivery and the Head of Environment & Waste Management, summarising the Committee's findings on this item:

Estate Renewal Forums (ERFs)

1. The Committee stressed the need for the Council to engage effectively with people who were not normally reached by the usual communications channels.
2. The Committee agreed that the membership of the ERFs should be as diverse as possible and represent their local communities.
3. The Committee welcomed the information that 1 Ward Councillor and 1 Parish Councillor should be appointed to each ERF.
4. Although the Council could make suggestions as to the make-up and running of ERFs, the work must be community led and the Council accept that any suggestions it makes may be turned down.
5. The success of the forums in 2-3 years' time would be based on residents saying and delivering what their local communities want.
6. The impression of the Council being good at talking, but not delivering, needs to be reversed.
7. Each estate forum would be delivering a range of different projects of differing lengths, which would be proceeding at different rates.
8. The Committee would like to be advised of future dates of ERF meetings so that members have the opportunity to attend as observers. The Committee's Planning Group and Scrutiny Officer will also explore ways of encouraging ERFs to engage with, and hopefully participate in, future meetings of the Committee.

Street Scene

1. Although the presentation covered a borough-wide approach to improving the local street scene, it was of particular importance in the five 'regeneration' estates.
2. The visual impact of an estate was crucial to whether residents felt a pride or not in their local area.
3. If the local environment improves, then residents can see that the Council is credible in its promises to improve and regenerate the parts of the borough most in need of renewal.

4. The Committee welcomed the improved use of technology by thto monitor and target its clean up and estate maintenance programme more effectively.
5. The Committee will continue to monitor the level of resources and how they are used, to ensure that the regeneration and renewal programme does not lose out to other works and remains on track.
6. The Committee expressed its appreciation to Councillor Baume, Cabinet Member for Economy and Growth, for her involvement with all aspects of the regeneration and renewal programme and the positive moves forward which have taken place in 2020/21, despite the restrictions of the pandemic.



Minutes of the special meeting of the REGENERATION AND RENEWAL SCRUTINY COMMITTEE held on WEDNESDAY 19 MAY 2021

Present: Councillors Clarke, Crooks, De Villiers, Hall, Hume, McQuillan, Minns, Rankine and Walker

Also Present: Councillors Alexander, Baines, Balazs, Baume, Bowyer, K Bradburn, M Bradburn, R Bradburn, Brown, Carr, Cryer-Whitehead, Darlington, Exon, Ferrans, Fuller, A Geary, P Geary, Gilbert, Hearnshaw, D Hopkins, V Hopkins, Hosking, Hussain, Imran, Jenkins, Khan, Lancaster, Marland, Marlow, McLean, McPake, Middleton, Montague, Nazir, B Nolan, Z Nolan, Priestly, Raja, Reilly, Rolfe, Taylor, Townsend, Trendall, Verma, Wallis, Wardle and Wilson-Marklew

Apologies: Councillor Legg

RG01 ELECTION OF CHAIR

RESOLVED -

That Councillor Crooks be elected Chair of the Regeneration and Renewal Scrutiny Committee for the Council Year 2021/22.

RG02 APPOINTMENT OF VICE-CHAIRS

RESOLVED -

That Councillors Walker and Minns be appointed Vice-Chairs of the Regeneration and Renewal Scrutiny Committee for the Council Year 2021/22.

Regeneration and Renewal Scrutiny Committee

Draft 2021/2022 Work Programme

Date	Item	Notes	Objective / Proposed Outcomes	Action / Witness
24/06/21	Regeneration and Renewal Strategy Delivery Plan	Will this be ready for 24/06/21	Is it • Specific • Measurable • Achievable • Relevant • Timed	• Cabinet Member – Adults, Housing & Healthy Communities • Director Environment and Property • Housing Delivery Manager • Strategic Housing Finance Manager
	Regeneration Funding Explained	To be considered before work starts on developing the draft 2022/23 budget proposals?	• What is the split between the HRA and General Fund for regeneration & renewal projects? • Is there an opportunity to allocate additional funding from GF for regeneration & renewal programmes? • Do unexpected strains on the HRA (eg Mellish Court/The Gables/) have a detrimental, knock-on effect on the funds available for regeneration and renewal?	• Strategic Housing Finance Manager • Cabinet Member – Adults, Housing & Healthy Communities

Date	Item	Notes	Objective / Proposed Outcomes	Action / Witness
22/09/21	Bletchley & Fenny Stratford Town Deal & Redway Extension Plans	Pre-meeting site visit suggested if Covid-19 restrictions allow Include Network Rail	- Can this be used as model to help regenerate other local town centres within MK - Impact of East-West Rail link?	- Chair of the B&FS Town Deal Board - Confirmed - Bletchley & Fenny Stratford Town Council? - Network Rail? - Cabinet Member - Economy, Recovery & Renewal
	Serpentine Court/Lakes Estate	Pre-meeting site visit? MS Teams Meeting with residents?	In-depth Review of Progress	- Cabinet Member – Adults, Housing & Healthy Communities - Head of Housing Delivery?
16/12/21	Estate Renewal Forums	First reviewed September 2020	- How are these bedding in? - Are they delivering anticipated benefits for resident participation?	- ERF Representatives - Community Engagement Officer(s) - Cabinet Member – Adults, Housing & Healthy Communities?
	The Regeneration Programme Pipeline	Regeneration is a long-term programme	- What are the plans for the next few years? - Will the process get quicker following lessons learned from the current projects?	- Cabinet Members – Adults, Housing & Healthy Communities and Economy, Recovery & Renewal? - Director Environment & Property - Head of Housing Delivery?
16/03/21	Mellish Court & The Gables	First reviewed December 2020	- Update Report - Opportunities for localised renewal programme? - Knock-on effect on current Regeneration programme?	- Cabinet Members – Adults, Housing & Healthy Communities and Economy, Recovery & Renewal - Director of Environment & Property - Head of Housing Delivery?

Other Items

- Fullers Slade Planning Application – will submission of the FS Planning Application fit in with the Schedule of Meetings?

Council Finds New Homes for Tower Block Residents

Wednesday 2 June 2021

MK Council has helped the majority of its tower block residents find new council homes.

Earlier this year the Council consulted with residents and made a decision to replace both Mellish Court and The Gables with new homes at both sites.

Since October 2020, MK Council has been working with its tower block residents to find them new homes that meet their needs. The majority of council tenants have now moved, and the significant majority of remaining residents have either received an offer or are waiting to move or view a property.

The Council has given priority to these residents and is now due to make a formal decision on 8 June to allocate £6m of resources to buy up to 30 homes to add to its current housing stock, if needed. The homes will likely either be two-bedroom properties, or a mix of one and two bedrooms dependent on need.

Last year MKC assessments showed that the two tower blocks no longer met the modern fire safety standards now expected. The Council has been working closely with Buckinghamshire Fire & Rescue Service and immediately implemented a 24/7 warden service at each building as a precautionary measure.

Cabinet member responsible for council housing, Cllr Emily Darlington said “From the outset we have worked closely with our tenants to ensure we find them homes that are right for them and their families. We’ve found new homes for the majority of the residents of these two ageing tower blocks.

“Allocating this funding means we can buy homes for the remaining tenants in these buildings if we need to. I’d like to thank the residents for their cooperation during this process and I look forward to supporting more tenants into new homes.”

The Council is currently working with architects to bring forward proposals for new homes at both tower block sites. The community will be consulted before any plans are progressed.