



## PUBLIC QUESTIONS

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PQ069	Cllr Woodley	Mr Michael Hembest	Care Act
PQ070	Cllr Butler	Mr Alan Corline	Council Contractors
PQ071	Cllr Godfrey	Mr Kenny Philip	Funerals Waiting Time
PQ072	Cllr Butler	Mrs Gill Hickson	Tollers Estate
PQ073	Cllr Butler	Mrs Sarah Davis	Spicers Yard
PQ074	Cllr Butler	Miss Amy Pollard	Disposal of Assets
PQ075	Cllr Butler	Mr Walter Whittick	Disposal of Assets
PQ076	Cllr Butler	Mrs Helen Redfern	Disposal of Assets
PQ077	Cllr Newman	Mr Mark Samuel	Tony Rose Limited
PQ078	Cllr Butler	Mr Tony Campbell	Montpelier Road
PQ079	Cllr Godfrey	Mr Paul Ford	Coulsdon Community Centre
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PQ081	Cllr Ali	Ms Suzanne den Daas	Hate Crimes
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PQ085	Cllr Butler	Samir Dwesar	Disposal of Assets
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PQ087	Cllr Hall	Mr Peter Morgan	EU
PQ088	Cllr Butler	Miss Alison Tong	Green Spaces

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**From Mr Raymond West**

**Councillor Timothy Godfrey**

**Cabinet Member for Culture, Leisure & Sport**

**Question No.**

**PQ068-16**

Is it true that the Croydon Sports Arena is to be renamed Oasis Academy Arena

**Reply**

Croydon Sports Arena is very important to the Council as it offers key facilities. Facilities which are in need of upgrading. The improvements that have recently taken place need to continue from spectator seating to the running track.

In terms of the name of the Arena, the Croydon Sports Arena will not be changing its name. The school which is based beside the Arena is called the Croydon Arena Academy. The council will continue to work with the academy to maximise the use of Croydon Sports Arena to assist in the delivery of their curriculum.

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**From Michael Hembest**

**Councillor Louisa Woodley**

**Cabinet Member for Families, Health & Social Care**

**Question No.**

**PQ069-16**

Please could the cabinet member responsible explain what the council is doing to ensure they are compliant with the Care Act 2014 section 31 requirement?

**Reply**

This section re-enacts existing rights for adults to receive direct payments in order to commission their own services instead of directly-provided services. This section applies to adults with the mental capacity to request direct payments.

The transformation of adult social care programme (TRASC) is focused on achieving an outcomes-based approach, to enable all individuals in receipt of adult social care services to be independent and live healthy lives. The aspiration is for direct payments (DP) to become the default delivery mechanism for all eligible service users, to support greater choice, control and promote independence.

A piece of work was undertaken earlier this year focusing on moving the Council to a position of direct payments as default. This approach is now being rolled out as follows:-

- A Resource Allocation System (RAS) to determine the amount of support a person might receive via a Direct Payment has been agreed and will be implemented during the remainder of this year.
- A prepaid card was launched earlier this year as an alternative and more efficient way of receiving a Direct Payment.
- A dedicated support planning and brokerage pilot is underway with some service users using a user led organisation with a reputation for highly effective and imaginative support planning, which we hope to roll out more extensively

The current practices involved around supporting a person to take up a DP set out as follows:

- When a service user has a care needs assessment, the care manager will inform them that they can take their care package as a direct payment. The

care manager will briefly explain what this will involve. The care management teams have been given a supply of the DP brochures to hand to service users.

- If a service user decides to opt to take a direct payment the care team would make a referral to the Direct Payment Support Service (DPSS).
- The referral would be allocated to an advisor who would arrange to meet with the service user and family/supporters to explain what is involved in taking up a direct payment. This would include information on the role of DPSS, budgeting, paying a financial contribution, the rights and responsibilities a service user takes on when signing the independent living agreement. Information would also be provided on the legal obligations of being an employer such as engaging a payroll service, setting up Employer's Liability Insurance, issuing employment contracts and arranging DBS checks. Support from the DPSS is available with all these obligations.
- Information relating to the above obligation is left with the service user by the advisor.
- The advisor will send a follow up letter outlining how DP works and the obligations and responsibilities of taking a direct payment.
- A quarterly newsletter is sent out that includes information on employer related matters such as changes in the law ie stoppage of reclaiming statutory sickness pay or the national minimum wage.
- A DP quarterly user group is held with topics covered on employer related matters. This has included speakers from the Pension Regulator, and insurance and payroll companies.
- Presentations are delivered to a range of organisations, including Parkinson's Society, Mencap and Schools to promote the uptake of direct payments.

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**From**                    **Mr Alan Corline**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration & Planning**

**Question No.**

**PQ070-16**

Feedback from contractors who work in the homes of council properties is that many occupants are not in after appointments have been made. Why doesn't the council enforce more stringent rules?

This wastes time and money.

If they were paying for missed appointments they would be in.

**Reply**

For our **Planned Maintenance** service missed appointments by the resident are not a problem for the service and our contractors as these are made well in advance and residents receive a number of reminders and so generally keep appointments for improvement works to their homes or ask us to re-arrange these where necessary.

In the case of gas servicing, we make a first appointment and send a text message reminder. If the appointment is not kept the contractor will make one more attempt to gain access and if a second appointment is broken the Council adopts a more forceful approach to ensure access is gained at the third attempt using remedies under the Terms and Conditions of tenancy. This ensures we fulfil our statutory responsibility to service gas appliances annually.

For our **Responsive repairs** service, appointments are offered to residents for repairs that are non-urgent only and they are given a two-hour slot. Emergencies are attended within 2 hours and urgent repairs within 24 hours, with am or pm offered where possible depending on the day's resources and volume of work. We take a mobile contact number wherever possible and residents are sent a text message reminder the day before the appointment that allows them to respond should they wish to change or cancel the appointment. Missed appointments by the resident are not at a high level for non-urgent works but our building and gas teams do find on occasion that where they are attending an urgent repair which may not have a specific appointment slot that residents may not be at home and so they may have to further 'cold call' to gain access.

In order to improve the service offered and to encourage residents to let us know when they will not be at home, we are working with our service provider Axis to

publicise in our resident magazine Open House the impact that missed appointments can have on our resources. This can mean that Axis have to rearrange their appointments for the day and that other residents could have been offered that appointment if the resident had got in touch with us and cancelled.

We are also now monitoring any statistics that we have on missed appointments by the resident in order to pinpoint any issues with particular residents or trades.

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**From**                    **Mr Philip Kenny**

**Councillor Hamida Ali**

**Cabinet Member for Communities, Safety & Justice**

**Question No.**

**PQ071-16**

Funerals in Croydon used to take around 8 days to take place; it can now take more than 4 to 5 weeks. Why is it taking so long causing distress to the bereaved? Are they prioritised for any reason? If so what are they?

**Reply**

We are unaware of any delays in the registration, burial or cremation service causing the delays in funerals taking place.

Croydon Registrar office offers a walk in service for the registration of deaths Monday to Friday where the informant can wait until a registrar is free and registers the death; alternatively they are able to pre book an appointment for the next day via the contact centre. There is also a registrar on call over weekends and Bank Holidays between 09.00 and 11.00 if the death needs to be registered urgently.

Once registered and all the necessary paperwork is in place the funeral can be booked. Croydon Crematorium has two chapels offering 114 service times Monday to Saturday (excluding Bank Holiday weekends). Once the paperwork is completed and submitted cremations can be undertaken within 24 hours if required a facility regularly used by the Hindu and Sikh communities.

Burials can take longer although a system is in place for the Muslim community to undertake a burial within 24 to 48 hours. Non-Muslim burials are completed within 7 days although these are often completed sooner. In Croydon 76% of funerals are cremations and 14% burials. Both burials and cremations are booked on a first come first served basis and are not prioritised in any way, and from our perspective there is no delay and we are meeting any service requests made.

It should be noted that the majority of funerals are booked via a funeral director not directly with the public. Previously when delays have been experienced customers felt timing issues derived from the council where in fact that is not the case as the issues originated from the funeral directors. Unfortunately there is nothing the council can do to expedite matters in this instance as the agreements are between the funeral director and customer.

However I would be pleased to take up any examples that you are aware of.

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**From Mrs Gill Hickson**

**Councillor Alison Butler**

**Cabinet Member for Homes, regeneration & Planning**

**Question No.**

**PQ072-16**

Please can you confirm the plans for any further house or flat building work on Tollers Estate, Old Coulsdon? Has it been approved yet?

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

With various factors generating ever greater demand for housing, it is clear that the council needs to take action. It cannot be right that Croydon children are having to live in Bed & Breakfast accommodation, that we know can affect their education, health and future opportunities. It is for this reason the council has set out a hugely ambitious agenda for increasing the supply of new homes, both private and affordable, with a particular emphasis on local lettings and sales

As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land. On the Tollers Estate, Brick by Brick are proposing the development of a new, purpose built community centre to replace the existing facility, and 45 new homes divided over four different sites within the estate. It is currently anticipated that the homes will be a mix of flats, maisonettes and houses of mixed tenure.

The proposals are at a relatively early stage and Brick by Brick are engaging with the local community about these proposals, and with the Local Planning Authority, through the pre application process. The first engagement event was held on 30th June 2016 and the feedback from the engagement processes will inform the design of the scheme as it progresses through the planning process.



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**From Mrs Sarah Davis**

**Councillor Alison Butler**

**Cabinet Member for Homes, regeneration & Planning**

**Question No.**

**PQ073-16**

The local papers have reported that the Council has a 'secret list' of sites it's given itself permission to sell off to developers. I regularly use Spices Yard car park in the town centre, I was wondering if you could confirm whether or not this site is one of those on the list?

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

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As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land. As you are aware, Brick by Brick are currently developing specific proposals for various sites across the borough and engaging with local communities accordingly.

The sites that have come forward have all been publicised to date are shown on the Council's website via [www.croydon.gov.uk/newhomes](http://www.croydon.gov.uk/newhomes). Further sites will be announced in the near future. We will be informing key stakeholders and people locally of proposals first and details will be uploaded onto our website.

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**From Miss Amy Pollard**

**Councillor Alison Butler**

**Cabinet Member for Homes, regeneration & Planning**

**Question No.**

**PQ074-16**

As a local teacher, I was concerned to hear of plans to sell off some of Croydon's public assets, especially having been unable to find out which buildings will be sold.

Some of Croydon's most vital youth services are based in publicly owned buildings.

Are any of the buildings housing Youth Hubs, The Bridge or the The Turn Around Centre on the list of sites for development?

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

With various factors generating ever greater demand for housing, it is clear that the council needs to take action. It cannot be right that Croydon children are having to live in Bed & Breakfast accommodation, that we know can affect their education, health and future opportunities. It is for this reason the council has set out a hugely ambitious agenda for increasing the supply of new homes, both private and affordable, with a particular emphasis on local lettings and sales

As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land. Cavendish House, where the Turnaround Centre is based, is one of the sites the Council is evaluating for potential development.

Can I give assurances, however, that where community facilities are being considered, the intention is that they will always be re-provided. This gives the opportunity for replacement with new build, fit-for-purpose facilities that will also be more economic to run. The Council will always work with the centre to ensure that there is no loss of service, and will inform key stakeholders and local people of proposals first.

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**From**                    **Walter Whittick**

**Councillor Alison Butler**

**Cabinet Member for Homes, regeneration & Planning**

**Question No.**

**PQ075-16**

Recent reports in the Croydon Advertiser of the Council's list of council owned sites to be converted into housing has got many people in Purley concerned about our area. Could the Council please confirm whether or not Purley is on the list and if so, which sites are involved?

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

With various factors generating ever greater demand for housing, it is clear that the council needs to take action. It cannot be right that Croydon children are having to live in Bed & Breakfast accommodation, that we know can affect their education, health and future opportunities. It is for this reason the council has set out a hugely ambitious agenda for increasing the supply of new homes, both private and affordable, with a particular emphasis on local lettings and sales

As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land. The Council is currently in a process of evaluating a number of sites across the borough for new homes. These include sites within the Purley area.

The sites that have been publicised to date are shown on the Council's website via [www.croydon.gov.uk/newhomes](http://www.croydon.gov.uk/newhomes)

Further sites will be announced in the near future. We will be informing key stakeholders and people locally of proposals first and details will then be uploaded onto our website.

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**From Ms Helen Redfern**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration & Planning**

**Question No.**

**PQ076-16**

The Russell Hill Place car park is an important part of Purley's publicly owned assets. Many residents are concerned by the secrecy surrounding the Council's list of public sites to be developed for housing. Is the Council prepared to reassure residents by confirming whether this car park is on the list for development and which other local Purley sites are at risk?

**Reply**

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**From Mr Mark Samuel**

**Councillor Tony Newman**

**Leader**

**Question No.**

**PQ077-16**

Can the leader confirm whether at any time during his current term of office, the council has had any services supplied by or dealings with the U.K. registered company, Tony Rose Limited?

**Reply**

I have been advised by the relevant Senior Officers that we have not had any services supplied by, or dealings with, Tony Rose Ltd. The records held on our financial database show that there are there are no existing transactions, nor a supplier by the name of Tony Rose Limited.

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**From Mr Tony Campbell**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration and Planning**

**Question No.**

**PQ078-16**

I own 57 Montpelier Road. You have outlined the Green next to me as a potential site for building, if so why was I not informed, by you or Newman Francis who works for you. The residents of Montpelier Road are very concerned & disappointed for being misled by you over the phone & emails you have replied too over the last week.

**Reply**

Firstly, can I confirm that I personally, have not received emails or taken telephone calls regarding this site.

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

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As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land.

At Montpelier Road, Brick by Brick are proposing a development with a mix of flats and houses of both private and affordable tenures. The proposals are at a relatively early stage and Brick by Brick are engaging with the local community, and with the Local Planning Authority through the pre application process.

The approach to communicating with local residents on development sites is as follows. Firstly, the Council wrote to properties within a 50m radius of the site advising them of the need for new homes, the proposal to transfer the land in question to Brick by Brick and introducing Newman Francis, who have been commissioned by

Brick by Brick to lead community engagement. Newman Francis then hand delivered letters to these properties to advertise a presentation and drop-in session regarding the scheme.

I have reviewed the delivery address list used by both the Council and Brick by Brick for the Montpelier Road scheme and can confirm that number 57 Montpelier Road was included. I am very sorry if you did not receive this and we will of course arrange for a replacement.

The first engagement event for this site was held on 6th July 2016 and there was discussion on a variety of issues such as amenity space, transport impact and parking. Feedback from the engagement process will inform the design of the scheme as it progresses through the planning process.

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**From Mr Paul Ford**

**Councillor Timothy Godfrey**

**Cabinet Member for Culture, Leisure and Sport**

**Question No.**

**PQ079-16**

Coulsdon Community Centre, a thriving community asset praised by Cllr Godfrey as a successful, well-run social enterprise, is on a disturbingly secret list of potential development sites for disposal. When will this list be made public? What selection criteria will be used? And what are the timescales and consultation processes?

**Reply**

I have been pleased to visit this excellent community centre and seen the full benefit it provides to the local community.

I am also very aware that the borough has a severe housing need and is seeking to make use of suitable sites across the borough to address this. It has established a development company, Brick by Brick, who are currently developing specific proposals for various sites across the borough and engaging with local communities accordingly.

The sites that have been publicised to date are shown on the Council's website via [www.croydon.gov.uk/newhomes](http://www.croydon.gov.uk/newhomes). Further sites will be announced in the near future. We will be informing key stakeholders and people locally of proposals first and details will be uploaded onto our website. It would not be right to publish details prior to engaging with those directly affected by any project.

The approach for any redevelopment of community centres is to reprovide that facility in a new purpose built facilities with no loss of service continuity. Proposals for all sites will initially be discussed with key representatives from the centre with information only being released to the general public and wider stakeholders subsequent to the meeting. We anticipate that for the majority of community centres, these meetings will be held in July/August 2016. Brick by Brick will then confirm the dates for public engagement events which will be tailored on a site by site basis.



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**From Mr John Cartwright**

**Councillor Simon Hall**

**Cabinet Member for Finance and Treasury**

**Question No.**

**PQ080-16**

When I voted in the referendum, I noticed that the hourly turnout figures were posted on the door outside. If this means that they are publicly available, what were all the hourly turnout figures for all the polling stations in Croydon?

**Reply**

A detailed response will be given within 3 weeks of submission of this question.

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**From Ms Suzanne den Daas**

**Councillor Hamida Ali**

**Cabinet Member for Communities, Safety & Justice**

**Question No.**

**PQ081-16**

What is Croydon doing to condemn the rise in hate crimes, racism, and xenophobia in the wake of the EU referendum? What resources do local bodies and programmes have to fight and prevent racism and xenophobia?

### **Reply**

It is extremely disturbing that the outcome of the referendum has been used by some to spread hatred and fear in our communities. Hate crime has no place in our borough. During these times of uncertainty and increased tension it's important that we all stand together and in response to this the council, police, and religious leaders have come together to reassure the community and speak out in a show of unity.

Thankfully the police have not seen any increase in the number of hate crimes reported to them, in Croydon, since the results of the referendum. However, to reassure communities, they have increased their patrols and attended a number of faith events, in order to reassure people and promote community cohesion.

The council and the police encourage anyone who has been abused in this way to report what has happened. We will not tolerate anyone in our communities being attacked for who they are and the council has been actively promoting this message through its website, social media and other mediums. By reporting hate crime you can help stop it happening to someone else. You will also help the police to better understand the level of hate crime in your local area, and improve the way they respond to it. You can report hate crime to the police by calling 101 or 999 in an emergency. You can also find out more about hate crime on the True Vision website - <http://www.report-it.org.uk/home> including being able to report it on line.

The council also has a graffiti removal service and removes all offensive, racist and abusive graffiti within 48 hours of receiving the report. We have seen a few incidents since the referendum but all have been removed very quickly and within 24 hours.

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**From Mrs. Marike Du Toit**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration & Planning**

**Question No.**

**PQ082-16**

The green space adjacent to 59-65 Montpelier Rd are apparently on the council's secret list to be converted into housing. Why is the council not transparent with proposed developments and are residents not informed of what the current status is? Also - if it is on the list, are you aware of the traffic and parking congestion already faced in Montpelier Rd as a result of our primary school's conversion to two form entry school. The safety of our kids are at stake

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

With various factors generating ever greater demand for housing, it is clear that the council needs to take action. It cannot be right that Croydon children are having to live in Bed & Breakfast accommodation, that we know can affect their education, health and future opportunities. It is for this reason the council has set out a hugely ambitious agenda for increasing the supply of new homes, both private and affordable, with a particular emphasis on local lettings and sales

As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land. The site at Montpelier Road (known as the Kingsdown site) is no secret, it can be found on the council's website. Brick by Brick are proposing a development with a mix of flats and houses of both private and affordable tenures. The proposals are at a relatively early stage and Brick by Brick are engaging with the local community, and with the Local Planning Authority through the pre application process.

The first engagement event for this site was held on 6th July 2016 and there was discussion on a variety of issues such as transport impact and parking. Feedback from the engagement processes will inform the design of the scheme as it progresses through the planning process.

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**From Miss Alison Tong**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration & Planning**

**Question No.**

**PQ083-16**

Latest edition of "Your Croydon" states the Council is committed to protecting green spaces, therefore why does the recently released list of sites earmarked for housing development directly contradict this statement? + why has there been a complete failure to provide residents with information for the green space on Montpelier Road both from FOI requests over the last year and more recently from the council's community engagement company?

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough, faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

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As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land. At Montpelier Road, Brick by Brick are proposing a development with a mix of flats and houses of both private and affordable tenures. The proposals are at a relatively early stage and Brick by Brick are engaging with the local community, and with the Local Planning Authority through the pre application process. Any subsequent planning application would of course need to be considered against the Local Plan.

The first engagement event for this site was held on 6th July 2016 and there was discussion on a variety of issues such as amenity space, transport impact and parking. Feedback from the engagement processes will inform the design of the scheme as it progresses through the planning process.

I understand an FOI request was received regarding this site and a response was sent via the FOI team. Information relating to draft proposals is available to view on the Council's website via [www.croydon.gov.uk/newhomes](http://www.croydon.gov.uk/newhomes) and this will be updated as the proposals are developed. Following the submission of any planning application, details of the proposals and relevant supporting documentation will be made available through Croydon Council's website <http://publicaccess.croydon.gov.uk/online-applications/>.

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**From Miss Alison Tong**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration & Planning**

**Question No.**

**PQ084-16**

As leaseholders could you please confirm if housing management staff receive any training in leaseholders lease's and matters as our service charge account shows management/and admin as the highest charge . Also who monitors repairs and horticulture. as these services leave a lot to be desired at Cromwell House.

**Reply**

The Leasehold services team attend regular training sessions including the annual Home Ownership conference which covers leasehold legislation issues e.g. terms of the lease. If the Tenancy teams require any assistance with the lease they will discuss this with the Leasehold services team for advice and guidance.

Secondary monitoring of horticultural works and litter picking is carried out by the Caretaker managers, Neighbourhood inspectors and caretakers. The inspectors also undertake visual inspections of play equipment on a weekly basis. They have been trained on Visual Playground inspection and will report back any repair issues.

Caretakers also report to their managers on any areas where grass has not been cut. However, we do acknowledge recent problems with our grass cutting contractor which we are taking action to address. Managers visit sites with the Green Spaces monitors on a regular basis identifying sites as do Inspectors. Rectifications are sent through to the monitors and chased up.

Managers and inspectors have had training with Keep Britain Tidy (Local Environmental Quality training) allowing them to score the street scene and to report failings to the contact centre and Veolia.

Communal repairs are reported and inspectors will visit areas to see if work is done if not then it will be re-reported

Repairs are monitored by the Repairs team, managed by Lorraine Smout Head of Service and the Horticulture service by the Contracts team, the manager is Barry Lambton and can be contacted to report any issues. If there are specific problems with maintenance at Cromwell House, please advise me and I will be happy to investigate.

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**From Samir Dwaser**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration and Planning**

**Question No.**

**PQ085-16**

There's been a lot on the internet about the Council having a list of sites it's selling off in secret. As a Sanderstead resident, I'm really concerned that one of those sites might be the Sanderstead Road car park that me and my family use often. Does the Council have any plans to develop that site and will it be consulting residents before it does?

**Reply**

One of the greatest challenges that Croydon faces is the provision of new homes, particularly affordable ones. We are a borough faced with a severe housing need. New homes are needed not only by those on our housing waiting list and those in emergency, overcrowded or temporary accommodation, but also for those who are trying to save to buy their own homes. Many of our daughters and sons cannot see a way of getting on to the housing ladder and instead remain at homes or pay high rents, preventing them from saving.

With various factors generating ever greater demand for housing, it is clear that the council needs to take action. It cannot be right that Croydon children are having to live in Bed and Breakfast accommodation, that we know can affect their education, health and future opportunities. It is for this reason the council has set out a hugely ambitious agenda for increasing the supply of new homes, both private and affordable, with a particular emphasis on local lettings and sales

As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land and we have set up a development company, Brick by Brick, to help to deliver this. Brick by Brick are currently developing proposals for various sites across the borough and engaging with local communities accordingly.

The sites that have come forward to date are shown on the Council's website via [www.croydon.gov.uk/newhomes](http://www.croydon.gov.uk/newhomes). Further sites will be announced in the near future. We will be informing key stakeholders and people locally of proposals first and details will be uploaded onto our website.

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**From Mr Pierre Morcos**

**Councillor Alison Butler**

**Cabinet Member for Homes, Regeneration and Planning**

**Question No.**

**PQ086-15**

How have community engagement specialists properly managed the programme of engagement with insufficient notice given for public consultation/residents views to be heard?

Which plots in Purley are considered? Green spaces at Montpelier Road have been used by the residents for over 20 years, significant part of Purley's publicly owned assets.

**Reply**

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As encouraged by central government, we need to release the potential for new homes to be delivered on council owned land and we have established a development company, Brick by Brick, to help us to deliver this. At Montpelier Road, Brick by Brick are proposing a development with a mix of flats and houses of both private and affordable tenures. The proposals are at a relatively early stage and Brick by Brick are engaging with the local community, and with the Local Planning Authority through the pre application process.

The approach to communicating with local residents on development sites is as follows. Firstly, the Council write to properties within a 50m radius of the site advising them of the need for new homes, the proposal to transfer the land in question to Brick by Brick and introducing Newman Francis, who have been commissioned by Brick by



Brick to lead community engagement. Newman Francis then hand deliver letters to these properties to advertise a presentation and drop-in session regarding the scheme.

This approach was used at Montpelier Road and the first engagement event for this site was held on 6th July 2016. There was discussion on a variety of issues such as transport impact and parking. Feedback from the engagement processes will inform the design of the scheme as it progresses through the planning process.

The other development sites that have been publicised to date are shown on the Council's website at [www.croydon.gov.uk/newhomes](http://www.croydon.gov.uk/newhomes). Further sites will be announced in the near future and we will be informing key stakeholders and people locally of proposals first. Details will then be uploaded onto our website.

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**From Mr Peter Morgan**

**Councillor Simon Hall**

**Cabinet Member for Finance and Treasury**

**Question No.**

**PQ087-16**

1. Croydon Council voted it would be best for Croydon to VOTE STAY in EU Referendum. Was this based on an officer analysis or report, or was it just pure LAB posturing?
2. Voters said NO to the establishment on June 23rd. What contingency planning was undertaken to protect council interests should there be a VOTE LEAVE?
3. The FTSE UK stock market has risen since the VOTE OUT, while EU markets are down. How did the council hedge its investments to protect council pensions and funds lest Britain VOTE OUT?

**Reply**

1. This was discussed as a debate motion at a council meeting. No report was prepared by Council officers on the issue. As you will be aware, the people of Croydon agreed with the motion passed by Council.
2. The Cabinet considered a report on the 11<sup>th</sup> July on the impact of the leave vote. For a link to the report [click here](#). Clearly there is still a large degree of uncertainty on the impact of the vote and specifically the impact on Croydon.
3. The Pension Fund recently completed a review of its strategic asset allocation, which seeks to manage risks over the medium to long term, given the nature of the Pension Fund's obligations to ensure steady growth in the value of the Fund under the widest range of scenarios the Council relies on diversification and duration. By ensuring that the Fund has a spread of exposures across currencies, regions, asset classes and investment styles we hope to smooth out much of the volatility we are seeing at the moment and ensure a steady progression towards our long-term goal. This is the other dimension to the investment strategy. The Pension Fund takes a long-term perspective on investing which allows the Fund to ride out short-term headwinds and volatility. Since the last decade of the previous century the Fund has delivered an annualised return of 7.6% despite the various crises seen such as the dot.com crisis, the collapse of Lehman Brothers and the Greek debt crisis.

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**From Miss Alison Tong**

**Councillor Stuart Collins**

**Cabinet Member for Clean Green Croydon**

**Question No.**

**PQ088-16**

The latest edition of "Your Croydon" states the Council is committed to protecting its green spaces, a statement that is repeated time and again through many published Council policies (evidence can be provided if you cannot recall your own policies), therefore why does the recently released list of sites earmarked for housing development directly contradict this statement as evidenced by the proposal to build on one of these open green spaces in Montpelier Road?

**Reply**

Please see the response to PQ083-16