



Exeter City Council

A meeting of **EXETER CITY COUNCIL** will be held at the **GUILDHALL, HIGH STREET, EXETER** on **TUESDAY 19 JULY 2022**, at 6.00 pm, at which you are hereby summoned to attend.

This meeting is open to the public and those addressing the Council under the public speaking provisions in agenda item 3, but any members of the public wishing to attend the meeting should contact the Democratic Services Team committee.services@exeter.gov.uk in advance. Priority will be given to those addressing the Council under the public speaking provisions.

The recording of the meeting will be uploaded onto YouTube as soon as possible.

If you have an enquiry regarding any items on this agenda, please contact John Street, Corporate Manager Democratic & Civic Support on 01392 265106.

The following business is proposed to be transacted:-

	Pages
1 Minutes	
To approve and sign the minutes of the Ordinary and Extraordinary Meetings held on 19 April 2022 and of the Annual Meeting held on 17 May 2022.	5 - 26
2 Official Communications	
3 Public Questions	
Details of questions should be notified to the Corporate Manager Democratic and Civic Support at least three working days prior to the meeting - by 10am on Thursday 14 July 2022. Further information and a copy of the procedure are available from Democratic Services (Committees) (Tel: 01392 265115) with details about speaking at Council to be found here: Public Speaking at Meetings .	

To receive minutes of the following Committees and to determine thereon:-

4 Planning Committee - 25 April 2022	27 - 52
5 Strategic Scrutiny Committee - 16 June 2022	53 - 106
6 Customer Focus Scrutiny Committee - 30 June 2022	107 - 116
7 Combined Strategic Scrutiny and Customer Focus Scrutiny Committee - 27 April 2022	117 - 146
8 Combined Strategic Scrutiny and Customer Focus Scrutiny Committee - 6 June 2022	147 - 190

9	Harbour Board - 23 June 2022	191 - 196
10	Executive - 31 May 2022	197 - 306
11	Executive - 5 July 2022	307 – 332

Notice of Motion

- 12 Notice of Motion by Councillor Williams under Standing Order No. 6
Local Authority Remote/Hybrid Meetings

This Council notes that:

On 5 January 2022, the Association of Democratic Services Officers (ADSO) and Lawyers in Local Government (LLG) launched a petition calling on the Government to change the law to give Councils (ranging from County, Districts and Unitary Authorities, through to Town and Parish Councils) the freedom to hold remote meetings when local circumstances suit. This includes hybrid meetings.

This follows the unsuccessful High Court action in 2021 and the subsequent judgement that it was for Parliament to change the law not the courts - as indeed the devolved administrations have done in Wales and Scotland to allow for on-line meetings.

This Council believes that:

We do not wish to impose remote meetings on Exeter City Council, or indeed any Council. We should have the choice to decide how to run our meetings depending on local circumstances. We also accept that some meetings (for example full Council) are more suited to physical attendance.

You will be aware that the Government issued a call for evidence on 21 March 2021 in relation to remote meetings. We are still awaiting their response to the large number of submissions from local authorities, relevant organisations and the public.

The period of lockdown showed that remote meetings bring so many benefits to local democracy and residents, apart from the obvious public health safeguards. It is no longer just a response to Covid, although we are aware that some Councillors are still not able to attend meetings for health reasons either relating to them or their families.

The wider benefits are:

- Increased attendances at remote meetings by both Councillors and the public
- Significant cost savings for some Authorities arising from much less travel to meetings.
- The environmental benefits of less travel, particularly in the large County authorities.
- A better work-life balance.
- Improved equality of access to meetings for all and opening up opportunities for more people to stand for election as Councillors.

- More transparency and openness for the public to see Council meetings.
- An option to move meetings online where there are constraints, for example bad weather such as snow or flooding.

The Council resolves:

To write to the Secretary of State for Levelling Up, Housing and Communities to express our support for the petition launched by ADSO and LLG on 5 January 2022 with regard to remote and hybrid meetings. We call on the Government to change the law to allow Councils the flexibility to hold such meetings when they deem it appropriate within agreed rules and procedures.

- 13 Decision of the Council's Shareholder Representative for Exeter City Living Limited on the acquisition of residential units at the Guildhall Shopping Centre. 333 - 338
- 14 Questions from Members of the Council under Standing Order No 8.

A plan of seating in the Guildhall is attached as an annexe.

Date: Monday 11 July 2022

Karime Hassan
Chief Executive & Growth Director

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COUNCIL

HELD AT COUNTY HALL

Tuesday 19 April 2022

Present:-

The Right Worshipful the Lord Mayor Councillor Trish Oliver (Chair)
Councillors Allcock, Bialyk, Branston, Denning, Foale, Ghusain, Hannaford, Harvey,
Mrs Henson, Holland, Jobson, Leadbetter, Lights, Mitchell, K, Mitchell, M, Morse, Newby,
Packham, Pearce, Sheldon, Sparkes, Sparling, Sutton, Wardle, Warwick, Williams, Wood
and Wright

13

APOLOGIES

Apologies for absence were received from Councillors Begley, D. Moore, J. Moore, Sills and Vizard.

14

IAN QUANCE

The Lord Mayor spoke with great sadness on the recent passing of Ian Quance, the Deputy Lord Mayor, who had served as a City Councillor representing the Pennsylvania Ward from 2019 to 2022 and passed on her condolences, and those of Council Members, to his family and friends.

A minutes silence was held in his memory and to reflect on his life.

The Leader of the Council led a series of tributes to Ian. All spoke with great affection and respect for his work, first as an officer leading the Council's Bereavement service and subsequently as a Councillor. They referred to his sense of humour and to his values and commitment, particularly to his family, and also to those causes he held dearly, including his passion for the Bereavement service, his concern for nature and the environment and the importance of working for a fairer society.

15

MINUTES

The minutes of the Extraordinary and Ordinary meetings of the Council held on 22 February 2022 and of the Extraordinary meeting held on 10 March 2022 were moved by the Leader, seconded by the Deputy Leader, Councillor Wright, taken as read, approved and signed as correct.

With reference to Minute No. 7 of the Extraordinary meeting of Council on 10 March 2022, the Leader reported that he and Councillor Packham would shortly be meeting his cousins who were due to arrive in the UK and be staying with them after fleeing from the war in Ukraine.

The Lord Mayor referred to the work of the Exeter Conversation Café which was helping address the Ukraine crisis, including accepting donations.

OFFICIAL COMMUNICATIONS

The Lord Mayor passed on her condolences, and those of Council Members, to Councillor Vizard, whose father had recently passed away.

The Lord Mayor reported the receipt of the following petitions:-

- Stop Exeter Residents paying price for Private Development - which applied to a Planning Application and would be presented at the relevant Planning Committee, in accordance with the petition scheme; and
- Objection to Parking Charges - which applied to the consultation on car parking increases and had formed part of the car parking consultation process.

The Lord Mayor advised that she had attended the following:-

- the dual Aldermanic Ceremony for Past Lord Mayor's Rachel Lyons and Lesley Robson on 24 February 2022;
- a rooftop tour of Exeter Cathedral on 25 February 2022;
- the laying of the wreath on 26 February 2022 at St. Andrews Chapel, Exeter Cathedral to mark the 80th Anniversary of the sinking of HMS Exeter, prior to which, memories from family members had been recounted at the Guildhall;
- helping mark World Book Day on 3 March 2022 with Councillor Ghusain by visiting Hill Barton Vale Little Free Library;
- the Exeter Chiefs v Bath rugby match on 2 April 2022 as part of the Exeter Chiefs 150th Anniversary celebrations;
- the Red Coat Guides reception on 5 April 2022 where long service commendation certificates had been presented to retired Red Coates and Red Blazers presented to new recruits;
- recognising a number of inspiring people at the Lord Mayor's Commendations ceremony at the Guildhall on 14 April 2022; and
- a further successful Lord Mayor's coffee morning on 26 February 2022 with the Exeter University Contemporary Choir participating.

The Lord Mayor advised that her charity coffee morning on Saturday 23 April 2022 would be the last of her Mayoral Year and that local musicians would be performing.

The Lord Mayor announced that Councillor Luke Sills would be standing down at the forthcoming Local Government elections on 5 May and also referred to Chris Buswell, Alys Martin and Ollie Pearson who had recently stood down. She thanked them all on behalf of her fellow Members for their achievements and many years of public service to the people of Exeter. She wished them well for the future.

PUBLIC QUESTIONS

The Lord Mayor reported the receipt of a question from a member of the public.

Question from Cynthia Thompson to Councillor Bialyk, Leader.

Mrs Thompson was unable to be present and her question was read out by the Corporate Manager Democratic and Civic Support.

Question

Has the Chartered Institute of Public Finance and Accountancy (CIPFA) given any guidance regarding Officers of the City Council holding Directorships on Exeter City

Council private companies and, in particular, guidance for Officers in key roles which the City Council is required to employ by statute?

Response

CIPFA are producing guidance on Local Authority Companies which was expected to be published in May 2022.

18 **PLANNING COMMITTEE - 21 FEBRUARY 2022**

The minutes of the Planning Committee of 21 February 2022 were presented by the Chair, Councillor Morse, and taken as read.

RESOLVED that the minutes of the Planning Committee held on 21 February 2022 be received.

19 **PLANNING COMMITTEE - 28 MARCH 2022**

The minutes of the Planning Committee of 28 March 2022 were presented by the Chair, Councillor Morse, and taken as read.

RESOLVED that the minutes of the Planning Committee held on 28 March 2022 be received.

20 **STRATEGIC SCRUTINY COMMITTEE - 17 MARCH 2022**

The minutes of the Strategic Scrutiny Committee of 17 March 2022 were presented by the Chair, Councillor Denning and taken as read.

RESOLVED that the minutes of the Strategic Scrutiny Committee held on 17 March 2022 be received.

21 **CUSTOMER FOCUS SCRUTINY COMMITTEE - 31 MARCH 2022**

In the absence of the Chair, Councillor Vizard, the minutes of the Customer Focus Scrutiny Committee of 31 March 2022 were presented by the Deputy Chair, Councillor M. Mitchell, and taken as read.

RESOLVED that the minutes of the Customer Focus Scrutiny Committee held on 31 March 2022 be received.

22 **COMBINED STRATEGIC SCRUTINY AND CUSTOMER FOCUS SCRUTINY COMMITTEE - 30 MARCH 2022**

The minutes of the Combined Strategic Scrutiny Committee and Customer Focus Scrutiny Committee of 30 March 2022 were presented by the Chair, Councillor Denning, and taken as read.

RESOLVED that the minutes of the Combined Strategic Scrutiny and Customer Focus Scrutiny Committee held on 30 March 2022 be received.

23 **AUDIT AND GOVERNANCE COMMITTEE - 9 MARCH 2022**

The minutes of the Audit and Governance Committee of 9 March 2022 were presented by the Chair, Councillor Wardle, and taken as read.

In respect of **Minute No. 6 (Code of Corporate Governance 2022/23)**, the Chair moved and Councillor Denning seconded the recommendation and following a vote, the recommendation was carried unanimously.

RESOLVED that the minutes of the Audit and Governance Committee held on 9 March 2022 be received and, where appropriate, adopted.

24

HARBOUR BOARD - 14 MARCH 2022

The minutes of the Harbour Board of 14 March 2022 were presented by the Chair, Councillor Harvey, and taken as read.

RESOLVED that the minutes of the Harbour Board held on 14 March 2022 be received.

25

EXECUTIVE - 4 APRIL 2022

The minutes of the Executive of 4 April 2022 were presented by the Leader, Councillor Bialyk, and taken as read.

In respect of **Minute No. 47 (Additional Staffing at the Control Centre)**, the Portfolio Holder for City Development spoke on behalf of Councillor Vizard who had been unable to attend the meeting to pass on his gratitude to the Council for identifying an additional £87,000 to spend on the service. Councillor Vizard had spent time with Tony Cox, who had addressed the Council on 22 February 2022 on the murder in Exeter of his daughter Lorraine Cox and his work in raising awareness for the campaign for safer streets and to end violence towards women.

The Deputy Leader and Portfolio Holder for Council Housing Development and Services referred to the heartfelt and difficult representations made by Tony Cox to the Council and to the campaign he had led in memory of his daughter.

Following the Council meeting, and with the support of the Leader, a further review had been undertaken with the Director Finance and Service Leads on this issue. As a result, budgets had been revisited and an additional £87,000 had been identified for an additional three Full Time Equivalent members of staff for the Control Room. In addition, £550,000 had been invested in CCTV through a combination of Safer Streets funding from the Home Office, the Police and Crime Commissioner and Exeter City Council and which included an additional 32 CCTV cameras to offer additional coverage and crucial infrastructure upgrades. Consultations would be held with the Police and Crime Commissioner with a view to funding further improvements to the system for 2022/23, including increased staffing to enable concerned members of the public to contact the Control Room directly.

The Leader and Deputy Leader thanked the Council for its cross party support to the initiatives for improving safety in the city.

The Leader moved and Councillor Wright seconded the recommendation and following a vote, the recommendation was carried unanimously.

In respect of **Minute No. 48 (Overview of General Fund Revenue Budget 2021/22 - Quarter 3)**, the Leader moved and Councillor Wright seconded the recommendations and following a vote, the recommendations were carried unanimously.

In respect of **Minute No. 49 (2021/22 General Fund Capital Monitoring Statement - Quarter 3)** the Leader moved and Councillor Wright seconded the recommendations and following a vote, the recommendations were carried.

In respect of **Minute No. 50 (HRA Budget Monitoring Report - Quarter 3)**, the Leader moved and Councillor Wright seconded the recommendations and following a vote, the recommendations were carried.

In respect of **Minute No. 51 (Freedom of the City)** the Leader moved and Councillor Mrs Henson seconded the recommendations and following a vote, the recommendations were carried unanimously.

RESOLVED that the minutes of the Executive held on 4 April 2022 be received and, where appropriate, adopted.

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QUESTIONS FROM MEMBERS OF THE COUNCIL UNDER STANDING ORDER NO. 8.

In accordance with Standing Order No. 8, the following questions were put by Councillor K. Mitchell to the Portfolio Holder for City Development

Following the reassurances given by the Portfolio Holder at the Extraordinary Council meeting on the 22 February 2022, can Councillor Morse please confirm:-

- A) How many of the 160 backlogged Planning Enforcement cases have now been closed?**
- B) How many new Planning Enforcement cases have been opened since the Extraordinary Council meeting?**
- C) How many Planning Enforcement cases in total currently remain open?**
and
- D) How confident is the Portfolio Holder that all of the original 160 backlogged cases will be resolved by the time the temporary Planning Enforcement post expires?**

The Portfolio Holder for City Development advised that, at the time of writing:-

- A) 123 of the cases that were in the backlog had been closed, a total of nearly 77%.
- B) an additional 25 cases have been registered since the date of the meeting.
- C) there are currently 83 live enforcement cases (some cases were ongoing and not included in the backlogged cases).
- D) with nearly 77% of the cases already dealt with, we are confident that the vast majority of the backlog will have been dealt with. However, some of these cases are proceeding to formal action and therefore are likely to be ongoing beyond the six month period. It is never going to be possible to get to a point of having no live enforcement cases on the system but the team has made great progress over the last four months. Given the success of dealing with the backlog and the importance of dealing with potential breaches of planning control effectively, the City Development team are reviewing how we resource the enforcement function going forward.

The Portfolio Holder for City Development thanked the Planning staff for their work on enforcement cases in addition to their on-going case work.

In accordance with Standing Order No. 8, the following question was put by Councillor Hannaford to the Leader

The recent survey of 1,500 local women in Exeter, by the Safety of Women At Night (SwaN) has found that over 85%, felt unsafe or very unsafe, walking alone at night in the city centre.

Can the Leader of the City Council please comment on these truly concerning findings?

Local women said that they would feel safer in Exeter city centre if there was an increased police presence, more affordable transport, enhanced CCTV coverage, and better lighting.

Can the Leader of the City Council please update Members on the work the Deputy Leader has been doing on these matters, with others, including in her role as Exeter's local Councillor Police Advocate and a member of the Devon and Cornwall Police and Crime Commissioner Panel? Specifically, what progress has been made to secure more women police officers patrolling the city centre?

Does the Leader share my concerns that the service cuts announced by Stagecoach to local bus services at night, make women more vulnerable, as they are waiting even longer for buses?

Is there an update for Council regarding the work being done by the local Community Safety Partnership and the University of Exeter, to develop an Exeter Safety of Women At Night Charter?

Can the important issue of women's safety in Exeter, including general public safety, drink spiking, toxic masculinity, misogyny and domestic violence and sexual abuse, be properly included in the Council's scrutiny work programme, and robustly reflected in the Council's corporate plan?

The Leader thanked Councillor Hannaford for drawing attention to the work of the Exeter Community Safety Partnership over the last few months, which had been led by the University of Exeter.

The Leader stated that it was important to recognise the fantastic response that the survey had with over 1,500 participants. At the heart of this survey was the importance of the city hearing the voices of its communities. Sometimes this was not an easy thing to do, but it was important that the City Council, with the large number of partners that make up the Community Safety Partnership, hear these voices and then act collectively to bring about change.

The Leader was pleased that, as part of the work undertaken by the Community Safety Partnership, a Safety of Women at Night Charter had been established with seven principles that each organisation had to commit to. Exeter City Council had signed up to the Charter, with members of the senior management seeking to embed the seven principles in the work conducted across the organisation. The Leader encouraged others, such as businesses, voluntary and other government organisations within the city to sign up to the Charter to show their commitment in making the city even safer.

The Leader shared Councillor Hannaford's concern about service cuts and the impact on vulnerable people and women and girls and he was pleased that the County Council's Exeter Highways and Traffic Orders Committee had the opportunity to cross examine the Stagecoach Managing Director and the assurance that he had given to Councillor Denning with regard to reimbursing taxi fares in the event of last buses being cancelled. It was important to note that Exeter, like other cities, had its isolated problems. However, Exeter remained one of the safest and most vibrant places to live and it was the aim to improve this yet further over the coming year.

The Leader asked the Lord Mayor to invite the Deputy Leader and Portfolio Holder for Council Housing Development and Services to respond to other parts of Councillor Hannaford's question.

The Deputy Leader and Portfolio Holder for Council Housing Development and Services reported that, in terms of the deployment of female police officers, she was unable to provide figures and that this was a matter for the Chief Constable and the Police and Crime Commissioner. In response to Safer Streets funding, this had allowed the City to take the following action:-

- £550,000 being invested in CCTV through a combination of funding from the Home Office, the Police and Crime Commissioner and Exeter City Council and which included an additional 32 CCTV cameras as well as crucial infrastructure upgrades;
- an additional three Full Time Equivalent staff for the Control Room which had been approved at the last Executive;
- additional lighting throughout the city, including festoon lighting in 93 trees in the city, thanks to additional funding from InExeter;
- the re-establishment of Best Bar None which was seeing responsible licensees improving the standards within their premises and undertaking training and awareness to spot the signs of predatory behaviour and prevent drink spiking; and
- working with Devon County Council and Stagecoach to establish a night bus service pilot on a Friday and Saturday night.

Referring to the survey undertaken by a media company on behalf of the University of Exeter, the Deputy Leader and Portfolio Holder for Council Housing Development and Services refuted the figure of 85% in relation to the limited response possible to the question on whether women felt safe in Exeter at night, which she considered to be inaccurate as Exeter was, generally, a very safe city.

The Deputy Leader advised Councillor Hannaford that his question would be referred to the Scrutiny Programme Board for consideration by a Scrutiny Committee, where much of the detail that the question raised, could be discussed in detail by that Committee.

Councillor Hannaford, asked a supplementary question as to whether the Council intended to explore the creation of a designated Member Champion or Advocate to promote safety in the city?

The Leader responded that this would also be considered by the Scrutiny Programme Board.

In accordance with Standing Order No. 8, the following question was put by Councillor Sparling to the Portfolio Holder for Net Zero Exeter 2030

In 2017, the Council passed a five-year Energy Strategy and Action Plan with three priority goals; a sustainable corporate estate, an energy neutral Council and a low carbon city.

With this strategy having reached its conclusion, please can the Portfolio Holder explain if these goals have been met and if not, what review process and measures have been put in place to ensure these goals are still met and by when?

The Portfolio Holder Net Zero Exeter 2030 stated that the Energy Strategy and Action Plan would merge with a new Net Zero Action Plan. Remaining energy, sustainability and carbon reduction goals were to be quantified based on viability, changes in technology, the Council's own operations/estate and Government policy.

There were two interlinked strands, the first being the Council's own carbon footprint and the second being that of the wider City. The delivery of Net Zero for the Council's own corporate estate was the priority of the newly formed Net Zero Team, two members of the team having recently been appointed. The team would use a carbon footprint report produced for the Council by the Centre for Energy and the Environment to establish an action plan that will follow accurate targets, projections and opportunities. The Plan would ensure reviewed priority goals were incorporated, and measures to be introduced included an annual assessment of the Council's Green House Gas (GHG) emissions to identify changes that had taken place each year to enable the evaluation and updating of the actions required to deliver Net Zero.

From a City wide perspective, it would be fair to say that, prior to the declaration of a climate emergency in July 2019, the City Council had already been on a journey to support a low carbon city. The Council had been pursuing a raft of measures designed to give momentum to the goal of supporting a more sustainable city which had been twin tracked to address the City Council's own emissions and supporting the wider city of Exeter. For example, the City Council had pioneered solar Photovoltaic (PV) installations on its commercial roofs, these PV sites now provided about 40% of the non-domestic generation in the city. The Council had also supported and delivered district heat networks for new residential communities in Monkerton. The Council had led on the retrofit of the Council's own housing stock and built new Council housing stock to passivhaus standards, also pioneered in the Edwards Court Extra Care Housing accommodation and St. Sidwell's Point. The Council had also worked on transformational programmes such as the Sport England Local Delivery Pilot to support active travel to prioritise pedestrians and cyclists. Through championing active design principles, it had set out a new strategy for future house building to support the objectives of active travel and supported the initiatives of Devon County Council in this regard.

Greenhouse gas emissions in Exeter had generally been on a downward trajectory since 2008. Estimated GHG emissions of 717 thousand tonnes of carbon dioxide equivalent (kt CO₂e) in 2008 had declined by a third to 476 thousand tonnes (kt CO₂e) in 2019.

With the declaration of a climate emergency in 2019, the goal had shifted from a low carbon city to achieving a Net Zero city, and the City Council was playing its part to support this goal with the Net Zero Exeter 2030 Plan.

Delivering Net Zero in 2030 required a much greater reduction in emissions. Buildings was the sector with the highest emissions (35%), followed by power (24%) and transport (22%). Lack of progress in the buildings and transport sectors was particularly concerning. The city needed to make significant progress in buildings and transport to deliver Net Zero.

The Chief Executive & Growth Director would be reporting progress in detail on reducing GHG emissions in the city to a Scrutiny Committee in June, prior to consideration by Executive.

Councillor Sparling, asked a supplementary question as to whether, given the merging of the Energy Strategy and Action Plan with the Net Zero Plan, was the Portfolio Holder confident that the goal of a Net Zero Exeter 2030 would be met?

The Portfolio Holder responded that there remained work to do, but with the merger of the two Plans, it had been necessary to re-set goals and that she remained confident that the ultimate goal of a Net Zero Exeter 2030 would be met.

(The meeting commenced at 6.00 pm and closed at 6.58 pm)

Chair

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EXTRAORDINARY MEETING OF THE COUNCIL

HELD AT COUNTY HALL

Tuesday 19 April 2022

Present:-

The Right Worshipful the Lord Mayor Councillor Trish Oliver (Chair)
Councillors Allcock, Bialyk, Branston, Denning, Foale, Ghusain, Hannaford, Harvey,
Mrs Henson, Holland, Jobson, Leadbetter, Lights, Mitchell, K, Mitchell, M, Morse, Newby,
Packham, Pearce, Sheldon, Sparkes, Sparling, Sutton, Wardle, Warwick, Williams, Wood
and Wright

Also Present

10

APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillors Begley, D. Moore, J. Moore, Sills and Vizard.

11

HONORARY FREEMAN- PHILIP BOSTOCK OBE, DL

The Leader moved and Councillor Mrs Henson seconded the recommendation that Philip Bostock OBE, DL be awarded the honour of Freedom of the City in recognition of his services to Exeter as set out.

Several Members spoke in favour of the recommendation, paying particular attention to Philip Bostock's service to the City, not only as the Council's former Chief Executive, but also in his various other Civic roles.

Freedom of the City – Philip Bostock OBE, DL

RESOLVED that, in pursuance of its powers under Section 249 of the Local Government Act 1972, the Council do confer on Philip Bostock OBE, DL Freedom of the City Status in recognition of his civic service to the city of Exeter, particularly as a former Chief Executive of the Council.

[Section 249 of the Local Government Act 1972 provides that the foregoing honour may be conferred by resolution of the Council passed by not less than two thirds of the Members voting thereon, at a meeting specially convened for the purpose.]

(The meeting commenced at 6.59 pm and closed at 7.11 pm)

Chair

DRAFT

ANNUAL COUNCIL

Tuesday 17 May 2022

Present:-

The Right Worshipful the Lord Mayor, Councillor Trish Oliver
Councillors Allcock, Asvachin, Bennett, Bialyk, Branston, Denning, Ellis-Jones, Foale, Ghusain, Hannaford, Harvey, Mrs Henson, Holland, Jobson, Knott, Lights, Mitchell, K, Mitchell, M, Moore, D, Moore, J, Morse, Newby, Packham, Parkhouse, Pearce, Read, Rees, Snow, Sparling, Sutton, Vizard, Wardle, Warwick, Williams, Wood and Wright

Apologies

Councillors Atkinson and Leadbetter

1

IAN QUANCE

The Council recorded its thanks in respect of the late Ian Quance, who had served as the Deputy Lord Mayor, and also to the Deputy Lord Mayor's consort, Mrs Heather Quance. The Lord Mayor invited Mrs Quance to come forward to receive the Deputy Lord Mayor's portrait.

Mrs Heather Quance returned thanks which was followed by a moment of reflection as music was played.

2

ELECTION OF THE LORD MAYOR

RESOLVED on the nomination of Councillor Jobson, seconded by Councillor Bialyk, that Councillor Mrs Yolonda Henson be elected Lord Mayor of the City for the ensuing Municipal Year.

The Lord Mayor was invested with her Chain of Office, made her Declaration of Acceptance of Office, took the Chair and returned thanks.

3

APPOINTMENT OF THE DEPUTY LORD MAYOR

RESOLVED on the nomination of Councillor Jobson, seconded by Councillor Bialyk, that Councillor Rob Newby be appointed Deputy Lord Mayor of the City for the ensuing Municipal Year.

The Deputy Lord Mayor was invested with his Chain of Office, made his Declaration of Acceptance of Office and returned thanks.

4

VOTE OF THANKS

RESOLVED that the Council record its appreciation for the able and courteous manner in which Councillor Trish Oliver and Mr Rob Oliver have discharged the duties of the Lord Mayor and Lord Mayor's Consort during the past year.

Councillor Wood, on behalf of the Council, presented badges to the retiring Lord Mayor and retiring Lord Mayor's Consort.

The retiring Lord Mayor returned thanks.

5 **CONFIRMATION OF THE LEADER OF THE COUNCIL AND CONFIRMATION OF THE DEPUTY LEADER**

Councillor Bialyk was confirmed as Leader of the Council. Councillor Bialyk confirmed the appointment of Councillor Wright as Deputy Leader.

RESOLVED that Councillor Bialyk be confirmed as Leader of the Council and Councillor Wright as Deputy Leader.

6 **APPOINTMENT OF THE EXECUTIVE AND PORTFOLIO HOLDERS**

The Leader of the Council confirmed his nominations for Portfolio Holders and Executive membership as circulated.

RESOLVED that the Council's Executive be appointed as follows for the ensuing Municipal Year:-

Bialyk, P.M.	Leader
Wright, L.	Deputy Leader and Culture, Corporate and Democratic Services
Wood, D.	Climate Change
Williams, R.T.	Re-cycling and Waterways
Denning, B.E.	Council Housing Development and Support Services
Parkhouse, J.C.M.	Leisure Services and Physical Activity
Ghusain, A.	City Management and Environmental Services
Morse, E.A.	City Development and Chair of Planning Committee
Pearce, M.C.	Communities and Homelessness Prevention

MEMBER CHAMPIONS

Allcock, N.J.	Community Engagement and Support Services
Lights, Z.	Net Zero Exeter 2030

7 **APPOINTMENT OF COMMITTEES**

Alternative options were submitted by the Progressive Group and an Independent Councillor in respect of a place on the Exeter Highways and Traffic Orders Committee. A vote was taken on the nominations, when it was **RESOLVED** that Councillor Sparling be appointed to the Exeter Highways and Traffic Orders Committee.

RESOLVED that the membership of Committees etc., Chairs and Deputy Chairs and Independent Persons, as shown at the Appendix to these minutes, be approved.

(The meeting commenced at 7.00 pm and closed at 8.02 pm)

Chair

DRAFT

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EXETER CITY COUNCIL
EXECUTIVE, SCRUTINY
AND OTHER COMMITTEES: 2022/23

EXECUTIVE (9)

Bialyk, P.M. (Leader)	Parkhouse, J.C.M.
Wright, L. (Deputy Leader)	Pearce M.C.
Denning, B.E.	Williams, R.T.
Ghusain, A.	Wood, D.
Morse, E.A.	

PORTFOLIO HOLDERS (9)

Bialyk, P.M.	Leader
Wright, L.	Deputy Leader and Culture, Corporate and Democratic Services
Wood, D.	Climate Change
Williams, R.T.	Recycling and Waterways
Denning, B.E.	Council Housing Development and Support Services
Parkhouse, J.C.M.	Leisure Services and Physical Activity
Ghusain, A.	City Management and Environmental Services
Morse, E.A.	City Development and Chair of Planning Committee
Pearce, M.C.	Communities and Homelessness Prevention

MEMBER CHAMPIONS

Allcock, N.J.	Community Engagement and Support Services
Lights, Z.	Net Zero Exeter 2030

CUSTOMER FOCUS SCRUTINY COMMITTEE (14)

Vizard, M. (Chair)	Newby, R.C.
Mitchell, M.N. (Deputy Chair)	Oliver, T.
Bennett, C.A.	Snow, M.I.
Ellis-Jones, J.C.	Sparling, A.E.
Foale, B.	Sutton, R.H.
Harvey, D.J.	Wardle, A.J.
Holland, P.G.	Warwick, S.

STRATEGIC SCRUTINY COMMITTEE (14)

Hannaford, R.M.
(Chair)
Leadbetter, A.R.
(Deputy Chair)
Allcock, N.J.
Asvachin, M.Y.
Branston, R.A.
Harvey, D.J.

Knott, P.G.
Jobson, A.M.
Lights, Z.
Mitchell, K.J.
Moore, J.
Oliver, T.
Read, T.
Vizard, M.

SCRUTINY PROGRAMME BOARD (5)

Packham, H. (Chair)
Mitchell, M.N. (Deputy Chair)
Hannaford, R.M.

Leadbetter, A.R.
Vizard, M.

COMMUNITY GRANTS PANEL (6)

Pearce, M.C. (Chair)
Allcock, N.J.
Asvachin, M.Y.

Knott, P.G.
Jobson, A.M.
Rees, C.

PLANNING COMMITTEE (14)

Morse, E.A. (Chair)
Sutton, R.H. (Deputy Chair)
Asvachin, M.Y.
Bennett, C.A.
Bialyk, P.M.
Branston, R.A.
Foale, B.

Hannaford, R.M.
Jobson, A.M.
Lights, Z.
Mitchell, M.N.
Moore, D.M.
Newby, R.C.
Snow, M.I.

PLANNING MEMBER WORKING GROUP (7)

Sutton, R.H. (Chair)
Bennett, C.A.

Lights, Z.
Moore, D.M.

Bialyk, P.M.
Branston, R.A.
Jobson, A.M.

(Chair of Planning Committee
Morse, E.A.)

TRANSPORT WORKING GROUP (6)

Wood, D. (Chair)
Holland, P.G.
Knott, P.G.

Lights, Z.
Parkhouse, J.C.M.
Sparling, A.E.

EXETER LIAISON FORUM (14)

(9 City Councillors)

Bialyk, P.M.
Ghusain, A.
Jobson, A.M.
Mitchell, M.N.
Moore, D.

Pearce, M.C.
Williams, R.T.
Wood, D.
Wright, L.

(5 County Councillors)

HARBOUR BOARD (12)

(6 City Councillors)

Williams, R.T. (Chair)
Ellis-Jones, J.C.
Leadbetter, A.R.

Pearce, M.C.
Read, T.
Snow, M.I.

(6 External Members)

Andrew May
Owen Michaelson
Richard Eggleston

Steve Sitch
Anthony Garrett
Simon Adams

COUNCIL HOUSING DEVELOPMENT AND ADVISORY BOARD (10)

(5 City Councillors)

Hannaford, R.A.
Denning, B.E.
Moore, D.M.

Packham, H.
Wardle, A.J.

(5 External Members)

Clare Beach
Fiona Carden
Simon Sanger-Anderson

Rachel Searle
Corrine Waterfield

Tenant representative : Debbie Croxford

COUNCILLOR DEVELOPMENT STEERING GROUP (6)

Wright, L. (Chair)
Ghusain, A.
Jobson, A.M.

Mitchell, K.J.
Vizard, M.
Williams, R.T.

GOVERNANCE REVIEW BOARD (5)

Hannaford, R.M. (Chair)
Jobson, A.M.
Mitchell, M.N.

Warwick, S.
Wright, L.

LICENSING COMMITTEE (14)

Foale, B. (Chair)
Warwick, S. (Deputy Chair)
Ashvasin, M.Y.
Ellis-Jones, J.C.
Holland, P.G.
Mitchell, K.J.
Newby, R.C.

Oliver, T.
Parkhouse, J.C.M.
Snow, M.I.
Rees, C.
Vizard, M.
Wright, L.
Wood, D.

LICENSING SUB-COMMITTEE (3)

Licensing Sub-Committee membership to be drawn from Licensing Committee Members above.

AUDIT AND GOVERNANCE COMMITTEE (12)

Wardle, A.J. (Chair)	Mitchell, M.N.
Moore, D.M. (Deputy Chair)	Packham, H.
Allcock, N.J.	Rees, C.
Branston, R.A.	Snow, M.I.
Ellis-Jones, J.C.	Sutton, R.H.
Leadbetter, A.R.	Warwick, S.

INDEPENDENT PERSONS

Mr I Brooking and Professor B. Kirby appointed as Independent Persons to assist the Council in promoting and maintaining high standards of conduct amongst its Elected Members.

STRATA JOINT EXECUTIVE COMMITTEE (3 - 1 FROM ECC)

Bialyk, P.M.

STRATA JOINT SCRUTINY COMMITTEE (9 - 3 FROM ECC)

Knott, P.G.	Oliver, T.
Newby, R.C.	

EXETER HIGHWAYS AND TRAFFIC ORDERS COMMITTEE (13)

(4 City Councillors)

Denning, B.E.	Sparling, A.E.
Pearce, M.C.	Wardle, A.J.

Adams, T.A.	Hannaford, R.M.
Asvachin, M.	Leadbetter, A.R.
Atkinson, Y.M.	Prowse, G.R.
Aves, S.	Whitton, M.C.
Barnes, D.	

(9 County Councillors)

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PLANNING COMMITTEE

Monday 25 April 2022

Present:-

Councillor Emma Morse (Chair)
Councillors Williams, Branston, Denning, Hannaford, Mrs Henson, Lights, Mitchell, M, Moore, D and Sutton

Also Present

Service Lead for City Development, Principal Project Manager (Development) (MH), Principal Project Manager (Development) (HS), Project Officer (Planning) (EP), Planning Solicitor and Democratic Services Officer (HB)

Councillors Harvey, Sheldon and Sparling attended under Standing Order No 44.

13

MINUTES

The minutes of the meeting held on 28 March 2022 were taken as read, approved and signed by the Chair as correct.

14

DECLARATIONS OF INTEREST

A Member declared the following interest:-

COUNCILLOR	MINUTE
Councillor Branston	Min. No 16 – non pecuniary

15

PLANNING APPLICATION NO 21/1864/FUL - FORMER EXETER ROYAL ACADEMY FOR THE DEAF (ERADE), TOPSHAM ROAD, EXETER

The Principal Project Manager (Development) (HS) presented the planning application for the re-development for retirement living accommodation (60 years old and/or partner over 55 years old) comprising 84 retirement apartments including communal facilities, access, car parking and landscaping. Attention was drawn to the matters on the update sheet and wording for conditions 3 and 15 listed in the report was provided.

The Principal Project Manager (Development) (HS) described the layout and location of the site through the site location plans, aerial views and photos of the site and panoramic views from and to adjoining areas, elevations of the development in relation to adjoining roads and the design and layout of the three, four and in part, five floors, the report presented setting out the following key issues:-

- principle of development
- scale, design, impact on character and appearance;
- access and parking;
- affordable housing;
- impact on amenity and biodiversity;

- sustainable construction;
- contaminated land;
- economic benefits and viability; and
- Development Plan, five year housing land supply and presumption in favour of sustainable development.

The Principal Project Manager (Development) (HS) advised that a petition with 952 signatories had been received in the following terms:-

“We the undersigned petition the Council to consider the new planning application for a Retirement Living Complex on the former ERADE site 21/1864/FUL with an increase from 61 to 84 residential units together with the new Care Home below it using the proposed access road into and out of the new development via the Weirfield Road cul-de-sac.

Weirfield Road is a public taxpayer funded steep, narrow, residential cul-de-sac which already provides sole access to St Leonard's Church and adjoining roads. The detrimental impacts include unsustainable traffic congestion and reduced safety for pedestrians and vehicles. Current proposals expect the existing community to carry the burden of traffic to and from a private development. Developers need to provide an access and slip road directly on to Topsham Road and take responsibility for vehicular movements and associated queues generated by their premises.”

The Principal Project Manager (Development) (HS) provided the following additional detail:-

- the proposed single building block followed the form of the permitted Assisted Living Block, forming a u-shape open to the south away from Topsham Road and incorporated a private garden space with the centre of the building. The western leg of the building (fronting Weirfield Road) being three storey and maintaining a three storey height stepping down the slope to the south. The eastern leg would front a new open space within the wider ERADE site. The massing of the proposed building fronting Topsham Road stepped down in height from four storeys to three storeys towards Weirfield Road;
- the main vehicular access would be from Weirfield Road, with a drop off/pick up pull-in on Topsham Road. The applicant's Transport Note concluded that there would be fewer vehicle movements than for the consented Assisted Living Scheme. The proposal incorporated 28 parking car spaces with turning space provided on site to accommodate large vehicles;
- the site would be developed at the highest density that can be achieved, whilst meeting criteria set out in policies H2 and DG4 of the Local Plan and Policy CP4 of the Core Strategy;
- the proposed building design and architectural style closely re-created the approach of the permitted scheme the consent for which was extant. This would ensure it read as a cohesive whole with the other elements of the wider ERADE Site re-development;
- the building would step down across the Topsham Road frontage towards Weirfield Road from four to three stories. The highest parts of the building at four and five storeys would face the internal courtyard and the open space to the east of the building and the wider ERADE re-development. The overall height of the building was reduced slightly from the permitted scheme. As such, the proposals were considered to reduce impacts;

- the age restricted development provided landscaped setting to the building and an enclosed patio and garden area for residents. A larger public amenity space would be provided as part of the re-development of the wider site;
- eight affordable housing units were proposed on site with a financial contribution towards off site provision of affordable housing;
- the Sustainable Transport Plan would be reviewed every year and the amount of cycle provision was considered appropriate;
- the design approach was considered to accord with development plan policies; and
- amended wordings were provided in respect of conditions 3 and 15.

The Principal Project Manager (Development) (HS) in conclusion stated that the site was considered to be a sustainably located brownfield site and was considered favourably in the search sequence set out in Exeter Local Plan Policy H1, and as such residential development was acceptable in principle. The design, scale, massing, access and parking arrangements, off-site affordable housing provision, and the impacts on amenity, ecology and heritage were considered acceptable and the proposal was considered to accord with the Development Plan as a whole, subject to the imposition of conditions and completion of a Section 106 Agreement.

The Principal Project Manager (Development) (HS) provided the following responses to Members' queries:-

- the illustrative designs showed a reduced impact on Weirfield Road with a lowering of the scheme from the previous proposal and altered balconies. Trees on part of the boundary also provided a barrier and the proposed building was set back from the highway;
- the access off Topsham Road agreed as part of the previous consent, and a separate construction traffic only access had been provided from Topsham Road;
- Devon County Council had confirmed that vehicle movements into the site would be lower than the previously consented scheme and that there were no highway safety issues along Weirfield Road;
- elevations, building design and architectural style, façade and balconies and windows reflected the context of the wider re-development of the ERADE site;
- the hierarchy of affordable housing delivery off-site was for either parallel development on site, purchase of appropriate dwellings or a commuted sum;
- negotiations were to continue on the viability assessment which did not provide a full affordable housing contribution on site. If the details could not be agreed, the application would be refused as the alternative recommendation in the report;
- the pull in off Topsham Road was for easy access as a drop off/pick up point, for example, for deliveries or taxis;
- Topsham Road was part of the Air Quality Management Area with the goal of reducing pollution. The impact on air pollution for this scheme would be lower than the Assisted Living Scheme previously agreed and included electric charging points;
- pedestrian access would be provided for the development onto Topsham Road and there would be a crossing point on the eastern side onto Weirfield Road and four residents' parking spaces would be provided for Weirfield Road;
- although submitted at Council on 19 April 2022, the petition had originated in January and there had therefore been sufficient time for officers to respond to the detail within the petition to include the necessary responses within the report; and

- the Devon and Somerset Fire and Rescue Authority had commented on the proposal and had no objections to the proposals but wished to continue to be consulted and fire and safety aspects would also be assessed under the Building Control regime.

Councillor Sparling, having given notice under Standing Order No. 44, attended the meeting and spoke on the item. She raised the following points:-

- when planning permission was granted in 2018 the opposition to the siting of the access point for both the Care Home and the Assisted Living sites on Weirfield Road was ignored;
- further unseen issues relating to Weirfield Road are likely in the future creating conflict with the existing community. The solution is to use Topsham Road as the access to both sites;
- the original concerns remain relevant and will impact on the City for a long time especially with regard to shifts in ways of living and moving around the City;
- Weirfield Road is a narrow cul-de-sac road with resident parking on both sides, predominantly single carriageway without passing bays plus a narrow pavement on one side only;
- the road is a key active travel route and due to its semi-pedestrianised nature, is very popular with families, cyclists, joggers etc. By unnecessarily increasing traffic on Weirfield Road, this will be going directly against the aims of the Council by reducing the space available for active travel. The Transport Strategy for Exeter has a goal of making 50% of all journeys originating and ending in the City by foot or cycling and more safe space is needed, not less;
- the car park will offer 28 spaces for the age restricted homes plus a further 27 spaces for the Care Home - potentially bringing 55 additional vehicles into regular use on Weirfield Road;
- increased traffic could quickly cause blockages on this single carriageway, as vehicles try to join the busy Topsham Road, potentially also causing traffic to build up on Topsham Road, resulting in increased air pollution;
- the proposed access point would also be used by mobility scooters. The pavement had been improved with two build out sections to allow a safer crossing for people accessing the pavement on the other side of the road, however, the pavement is not of sufficient width to allow buggies to travel up and down, with space to pass each other. There will be direct conflict with vehicles which is a serious safety concern;
- there are mains power cables running along Weirfield Road and the road has been excavated on a number of occasions which, if recurring, would impact on waste collection and emergency vehicle access;
- the proposed access point was the driveway to the headmaster's residence, a driveway that gave no access to the further site and allowed space for one or two cars which is not comparable to a car park for approximately 55 vehicles;
- access to the full ERADE site was from Topsham Road, which should set the precedent for access to this new site;
- the developers' briefing document admitted that the most common concern was "regarding the site vehicular access and car parking" but claiming to have relieved these concerns by adding a drop off point on Topsham Road. However, this does not address the vehicular access point and no improvement has been made from the original plan. Whilst the new proposal may slightly reduce the vehicular movements by the development's change in nature, it does not mitigate the issues with using a quiet cul-de-sac for access;
- there is already a precedent for later refusal of access routes onto Weirfield Road following the granting of planning permission for new residential developments. An access point was included at the end of Weirside Place when

built, however, due to the strength of feeling from residents at the time, a gate was installed which is now kept locked at all times;

- fully support the petition presented by Mrs Powell on behalf of the local community. It was not widely publicised with no media publicity to keep it truly local, which with 952 verified signatures, shows the strength of feeling of the local community. Of the 118 objections to this application, 116 of these referenced the access on Weirfield Road. Instead of a balanced approach, the current plans lay the impact unfairly on local residents;
- the alternative is to create access to both sites via Topsham Road; and
- request a deferral for the developer to reconsider the access point and redesign this with the local community and the future of Exeter's residents in mind.

Helen Powell spoke against the application. She raised the following points:-

- why should traffic which is ending up on Topsham Road be sent via a narrow cul-de-sac when it can go straight to Topsham Road from the site?
- local residents are in favour of the Retirement Living Complex and think it will benefit the community, but with a modification;
- I own a house on Weirfield Road which is 102 years old and is in one of Exeter's oldest streets. It's a steep, narrow, single lane cul-de-sac, very popular with cyclists, walkers, families, joggers and residents and is the main pedestrian access to and from the Quay and its river paths. It shares its entry to and from Topsham Road at the top with St. Leonard's Church and its active community, St. Leonard's Avenue parallel to Weirfield Road and Barnardo Road opposite. There is a thin pavement on one side, parking on both sides with no passing bays, and a medieval wall running along the boundary to the site;
- the access into and out of Weirfield Road passed four years ago has always been seen by residents as ill-advised, as the Deaf Academy had several access points for traffic on Topsham Road which worked very well for decades. Limited visibility at the top makes it a challenging junction to negotiate and queue at, especially with the new Highway Code rules when cars, bikes and pedestrians are squeezed into a small space. Wheelchairs, mobility scooters, and motorised buggies are not practical in this road due to its gradient. Artist's impressions are misleading as it is not flat;
- the access point halfway down Weirfield Road was never a road, but a small driveway to the School House;
- Churchill consulted 109 households in late December 2021 and 118 objections were raised by 16 January 2022, opposing the access road, and suggesting Topsham Road instead;
- an ePetition was launched in mid-January on the Exeter City Council website and it closed with 952 local signatures, objecting only to the position of the access road;
- on the plan a new road junction can be seen using the existing signal crossing on Topsham Road, to take traffic safely in and out of both the Retirement Living and the Care Home, with a more prominent and secure entrance point with surveillance on a main road for this high end development;
- Western Power own a mains power line running down below this road, and under the river. Weirfield Road has been closed and dug up for utility repairs twice in the last three years and if this was to happen again, the residents would be totally without vehicle access; and
- the Care Quality Commission states that steep roads are intimidating for older people.

She responded as follows to Members' queries.

- the response from the developer have not allayed fears, particularly regarding the unsuitability of Weirfield Road for the access; and
- there were three accesses to the former School which should have been replicated.

Stuart Goodwill spoke in support of the application. He raised the following points:-

- speaking on behalf of the applicant, Churchill Retirement Living;
- the wider scheme for the previous re-development had been approved in June 2018 with a further variation in February 2020. The consents approved an Assisted Living scheme on the Churchill parcel of the site and approved the highways access from Weirfield Road. The application seeks to replace the Assisted Living scheme with an Independent Retirement Living scheme;
- the proposal sought to maintain all the highway arrangements as previously consented with the Weirfield access already being formed in part as part of the previous consent. The drop off zone to the front from Topsham Road was also proposed for deliveries, servicing and taxi drop off;
- the scheme would result in a reduced level of vehicle movement from that previously approved. Only a lodge manager would be employed compared to significant care, kitchen and laundry staff required with the Assisted Living scheme;
- highways have confirmed they have no objection to this scheme and acknowledged it would reduce vehicle movements;
- the scheme had reduced the height and mass to that previously approved which will provide an improvement to the Weirfield Road residents;
- the proposal would utilise the existing approved access arrangements, reduce vehicle movements from the previously approved scheme, would be within 700 metres of Magdalen Road shops and provide four residents' parking spaces for Weirfield Road;
- all Construction traffic would be from Topsham Road;
- the scheme would provide a CIL contribution to the Council of circa £860,000, whereas the previous scheme provided no CIL payment and discussions would continue on affordable housing;
- the scheme would make a meaningful contribution to the Council's five year housing land supply and would deliver a string of social and economic benefits;
- Churchill specialise in delivering schemes on brownfield sites within half a mile of facilities and close to amenities. The average age of residents when they move in is 79 and most moves are following a life changing event, like the loss of a partner or downsizing. Most purchasers do not bring a car with them, but those that do, often give it up after 6-12 months;
- retirement living schemes combat loneliness and deliver other benefits. There is clear evidence that demonstrates these schemes not only provide health benefits and NHS savings but boost the local economy; and
- the proposal is an improvement for the existing residents of Weirfield Road over what has been previously approved on site.

He responded as follows to Members' queries.

- it had not been possible to identify an alternative access as the Weirfield Road access had been agreed as part of the earlier scheme as the route to the open space and the Care Home. Similarly, the earlier scheme had been agreed without access off Topsham Road. Churchill had purchased the site from the previous owners and were limited to the previously approved access arrangements;

- a £860,000 CIL contribution was proposed, whereas the previous scheme had no CIL Contribution;
- the removal of the trees had been undertaken by the previous land owner;
- Churchill were in the early stages of negotiations in respect of the viability assessment for affordable housing because of the unavailability of the consultant due to illness;
- zero waste removal from the site was proposed; and
- mobility scooters would be able to exit the site onto Topsham Road, those on the lower ground floor to access via a lift.

Members expressed the following views:-

- further consideration of layout and access should be sought from the developer, together with information on progress on negotiations on the viability and regarding affordable housing provision;
- it is a concern that this application and the impact on residents has been affected by the earlier decision regarding the development of the wider site;
- developers should be requested to engage with local residents to discuss their welfare and concerns;
- the safety of mobility scooter owners on Weirfield Road is a particular concern;
- dismay regarding the loss of trees;
- there are no local shops along Topsham Road as the nearest shopping centre would be Magdalen Road which is some distance away; and
- the access arrangements, including the access to the Care Home and open space, together with the pull in point on Topsham Road have been supported by the Highway Authority and agreed as part of the existing consent for the wider site. All three elements of the wider scheme had been previously approved.

The recommendation was for approval, subject to the conditions as set out in the report.

Councillor Mrs Henson moved and Councillor Hannaford seconded deferral of the application. The motion was put to the vote and carried.

RESOLVED that the application for the re-development for retirement living accommodation (60 years old and/or partner over 55 years old) comprising 84 retirement apartments including communal facilities, access, car parking and landscaping be **DEFERRED** for further consultation on the viability report on affordable home provision and on highway matters.

16

PLANNING APPLICATION NO. 21/0835/FUL - 47 HOMEFIELD ROAD, EXETER

Councillor Branston declared a non-pecuniary interest and left the meeting during consideration of this item.

The Project Officer (Planning) (EP) presented the outline planning application for the conversion of a locally listed main school building and chapel, including demolition of redundant classrooms and outbuildings, alterations and extensions to retained buildings. Provision of two new residential units to retain one unit of accommodation and create 25 new residential units of accommodation (Revised plans).

The Project Officer (Planning) (EP) described the layout, location and dwelling designs through the site location plans, aerial views and photos of the site, the report presented setting out the following key issues:-

- principle of development;
- loss of community facilities;
- scale, design, impact on character and heritage assets;
- access to external amenity space;
- transport, access and parking;
- trees and ecology; and
- affordable housing.

The Project Officer (Planning) (EP) provided the following additional detail:-

- the site comprised part of the former Bramdean School, a private school located on the north-western side of Homefield Road. The site contained several buildings, including two linked Georgian houses. The building was locally listed and prominent within the street scene. The primary school building contained one existing residential unit and a teacher's flat. The main school building was to be retained and converted into 14 apartments (4 x 1 bed, 10 x 2 bed);
- the site also included a large three-storey chapel. The two main buildings were surrounded by several others, including a link between them, a covered gym behind the main school and a further structure to the north boundary known as the 'Homewood block'. The chapel building (music house) was proposed to be retained and converted into nine apartments over three floors (all two-bedroom);
- the remaining buildings on the site, including the covered gym, the Homewood block, and ancillary single-storey buildings around the chapel, were proposed to be demolished;
- two, two-storey detached properties were proposed to be constructed. A detached two-storey dwelling (four-bedroom) was proposed for the southeast corner of the site with off-street parking and with an enclosed private garden to the rear. A further detached two-storey dwelling (four-bedrooms) was proposed towards the site's northwest boundary;
- two communal amenity areas were proposed, forward of the chapel building and a larger area behind the main school;
- the boundary wall along the north-eastern boundary fronting Homefield Road was proposed to be altered to a low wall with railings above, to a height of 1.1 metres. The existing main vehicular entrance to the site was proposed to be retained; and
- 27 car parking spaces were proposed, with access to seven electric vehicle charging points and secure, covered cycle parking.

The Project Officer (Planning) (EP) further reported the receipt of 19 objections setting out the following comments on the main issues:-

- Highways - the site was considered to be a sustainable location, within walking and cycling distance of employment hubs, the city centre and the Heavitree District Centre and the Highway Authority had not objected to the proposed parking level, access arrangements, on-site parking layout and trip generation;
- Trees and ecology - the Council's Tree Officer had stated that, although the loss of trees was regrettable, a robust planting scheme should be conditioned as part of any approval;
- Heritage impact - the proposal retained the locally listed building and ensured its continued use and the development was considered to contribute positively to

the Heavitree Conservation Area with a sympathetic development opening up the site; and

- Future proofing/green energy - the Chapel building and two new dwellings included solar panels to the roof with electric car charging points provided on site.

In respect of affordable home provision, the Project Officer (Planning) reported that paragraph 64 of the National Planning Policy Framework provided an incentive for brownfield development sites containing vacant buildings. As the site contained a number of vacant buildings a financial credit equivalent to the existing gross floor space of the relevant vacant buildings could be offered as part of the calculation of any affordable housing contribution that could be sought.

The following responses were given to Members' queries:-

- in view of the significant need for affordable housing within the city and subject to approval, the Service Lead (City Development), in consultation with the Chair of the Committee would seek to negotiate an affordable housing contribution, to be secured through a Section 106 agreement;
- conditions could be added in respect of a sustainable travel plan, additional charging points and relating to waste disposal;
- Devon County Council Highways had confirmed that the development and the new residential units created would not be eligible for on street parking permits and had requested that an informative be added to any planning permission to that effect.

Councillor Sheldon, having given notice under Standing Order No. 44, attended the meeting and spoke on the item. He raised the following points:-

- whilst the site was in need of re-development, there remained a number of concerns;
- although the applicant had also purchased the playing field, there was no proposal to retain it as open space which could lead to further residential development and a loss of a local amenity;
- the cycle parking provision of 27 spaces for 27 residential units was inadequate;
- electric charging points for bikes should be increased to eight;
- whilst no parking permits were to be provided, off street parking was likely to be more of an issue outside day time working hours;
- the removal of trees was reasonable because of their impact on the adjoining wall;
- there would be a significant reduction in traffic generation given that during occupation by the school the drop off and collection of children resulted in congestion and pollution; and
- support provision of affordable housing, but oppose the application and request refusal.

Members expressed the following views:-

- the development is in a sustainable location, within walking and cycling distance of the city centre, the nearby Waitrose store and the Heavitree District Centre and support request for additional charging points;
- request additional conditions for a Sustainable Transport Plan, charging points and on site waste management;
- an appropriate design is required for the site; and

- the provision of affordable housing strongly supported to help generate balanced communities. Affordable housing on the site would enable many working in the immediate area to be housed close to their place of employment such as the local hospital.

The recommendation was for approval, subject to the conditions as set out in the report with additional conditions to require a Sustainable Travel Plan, additional charging points and on site waste disposal, with an informative added that no on street parking permits would be provided.

Councillor D. Moore moved and Councillor Hannaford seconded deferral of the application. The motion was put to the vote and lost.

The substantive recommendation was moved by Councillor Williams and seconded by Councillor Sutton and, following a vote, was carried.

RESOLVED that subject to a Section 106 Agreement under the Town and Country Planning Act 1990 (as amended) to secure the following (as deemed appropriate following negotiations and conclusion of the viability process):-

- a Royal Devon & Exeter NHS Trust health care contribution of £27,647;
- a Parks and Green Spaces contribution of £12,000;
- affordable housing contribution with on-site provision the preferred option; and
- habitats mitigation contribution of £859.00 per residential unit.

All Section 106 contributions to be index-linked from the date of resolution

the Service Lead (City Development), subject to prior consultation the Chair and Portfolio Holder for City Development, be authorised to **GRANT** planning permission for the conversion of locally listed main school building and chapel, including demolition of redundant classrooms and outbuildings, alterations and extensions to retained buildings. Provision of two new residential units to retain one unit of accommodation and create 25 new residential units of accommodation (Revised plans), subject also to the following conditions:-

- 1) The development to which this permission relates must be begun not later than the expiration of three years, starting with the date this permission is granted.
Reason: To ensure compliance with sections 91 and 92 of the Town and Country Planning Act 1990.
- 2) The development hereby permitted shall not be carried out otherwise than in strict accordance with the submitted details received by the Local Planning Authority on 17 May 2021(including drawings numbers), the revised details received on 14 December 2021 (including drawing number A204 Rev P3) and the revised details received on 23 March 2022 (including drawing numbers A200 rev P3; A201 rev P6; A202 rev P6; A203 rev P5; A212 rev P2; A213 rev P1; A214 rev P2) as modified by other conditions of this consent.
Reason: In order to ensure compliance with the approved drawings.
- 3) Samples of the materials it is intended to use externally in the construction of the development shall be submitted to the Local Planning Authority. No external finishing material shall be used until the Local Planning Authority has confirmed in writing that its use is acceptable. Thereafter the materials used in the

construction of the development shall correspond with the approved samples in all respects.

Reason: To ensure that the materials conform with the visual amenity requirements of the area.

- 4) Notwithstanding the provisions of Article 3 of the Town and Country Planning (General Permitted Development) (England) Order 2015, and any Order revoking and re-enacting that Order with or without modification, no development of the types described in the following Classes of Schedule 2 shall be undertaken on buildings 3 and 4 as shown on drawing no. A200 - P5 without the express consent in writing of the Local Planning Authority other than those expressly authorised by this permission:-
 - Part 1, Class A extensions and alterations
 - Part 1, Class D porch
 - Part 1, Class E swimming pools and buildings incidental to the enjoyment of the dwellinghouse
 - Part 1 Class F hard surfacesReason: In order to protect residential amenity and to prevent overdevelopment.
- 5) Prior to occupation of the development, details shall be submitted to the Local Planning Authority of cycle parking provision for the development. Development shall not be occupied until such details have been agreed in writing by the Local Planning Authority and Local Highway Authority, and prior to occupation the cycle parking shall be provided in accordance with the submitted details.
Reason: To ensure that the development promotes all travel modes to reduce reliance on the private car, in accordance with paragraph 110 of the NPPF
- 6) A detailed scheme for landscaping, including the planting of trees and or shrubs, the use of surface materials and boundary screen walls and fences shall be submitted to the Local Planning Authority and no dwelling or building shall be occupied until the Local Planning Authority have approved a scheme; such scheme shall specify materials, species, tree and plant sizes, numbers and planting densities, and any earthworks required together with the timing of the implementation of the scheme. The landscaping shall thereafter be implemented in accordance with the approved scheme in accordance with the agreed programme.
Reason: To safeguard the rights of control by the Local Planning Authority in these respects and in the interests of amenity.
- 7) In the event of failure of any trees or shrubs, planted in accordance with any scheme approved by the Local Planning Authority, to become established and to prosper for a period of five years from the date of the completion of implementation of that scheme, such trees or shrubs shall be replaced with such live specimens of such species of such size and in such number as may be approved by the Local Planning Authority.
Reason: To safeguard the rights of control by the Local Planning Authority in these respects and in the interests of amenity.
- 8) No development shall take place on site until a full investigation of the site has taken place to determine the extent of, and risk posed by, any contamination of the land and the results, together with any remedial works necessary, have been agreed in writing by the Local Planning Authority. The building(s) shall not be occupied until the approved remedial works have been implemented and a remediation statement submitted to the Local Planning Authority detailing what

contamination has been found and how it has been dealt with together with confirmation that no unacceptable risks remain.

- 9) The Construction Management Plan by KHP Professional Services Ltd (dated 6 May 2021) shall be strictly adhered to throughout the demolition and construction period of the development.
- 10) Prior to the construction of the foundations of any dwelling hereby permitted, the Design SAP calculation(s) of the dwelling(s) shall be submitted to and approved in writing by the Local Planning Authority, which shall demonstrate that the dwelling(s) will achieve a 19% reduction in CO2 emissions in relation to the level required to meet the 2013 Building Regulations. No individual dwelling shall be occupied until the As-Built SAP calculation of the dwelling has been submitted to and approved in writing by the Local Planning Authority to confirm that a 19% reduction in CO2 emissions in relation to the level required to meet the 2013 Building Regulations has been achieved
Reason: To ensure the dwelling(s) will achieve the energy performance standard required by Policy CP15 of the Core Strategy, taking into account the Written Ministerial Statement on Plan Making (25 March 2015) requiring local planning authorities not to exceed the equivalent of the energy requirement of Level 4 of the Code for Sustainable Homes, in the interests of reducing greenhouse gas emissions and delivering sustainable development. (Advice: Please see Paragraph: 012 ID: 6-012-20190315 of the National Planning Practice Guidance on Climate Change for background information.)
- 11) Prior to occupation of the development hereby permitted, a travel pack for each dwelling shall be provided informing all residents of walking and cycling routes and facilities, and public transport routes and timetables, car sharing schemes, and the location of local and central shopping and leisure facilities, the form and content of which shall have previously been approved in writing by the Local Planning Authority.
Reason: To ensure that all occupants of the development are aware of the available sustainable travel options.
- 12) Prior to occupation of the development, details shall be submitted to the Local Planning Authority of electric cycle parking provision for the development. This should include the exact location of the facility together with the number of electric bikes provided. Development shall not be occupied until such details have been agreed in writing by the Local Planning Authority and Local Highway Authority, and prior to occupation the electric cycle parking shall be provided in accordance with the submitted details.
Reason: To ensure that the development promotes all travel modes to reduce reliance on the private car, in accordance with paragraph 110 of the NPPF
- 13) Pre-commencement condition: Prior to the commencement of the development hereby permitted, a Waste Audit Statement shall be submitted to and approved in writing by the Local Planning Authority. This statement shall include all information outlined in the waste audit template provided in Devon County Council's Waste Management and Infrastructure Supplementary Planning Document. The development shall be carried out in accordance with the approved statement.
Reason for Pre-commencement condition: To minimise the amount of waste produced and promote sustainable methods of waste management in accordance with Policy W4 of the Devon Waste Plan and the Waste Management and Infrastructure Supplementary Planning Document. These

details are required pre-commencement as specified to ensure that building operations are carried out in a sustainable manner.

Informative

Please note that occupiers of this development will not be eligible for on-street parking permits from Devon County Council.

and further **RESOLVED** that:-

The Service Lead (City Development) be authorised to refuse planning permission for the reasons set out below if terms of a Legal Agreement under Section 106 of the Town and Country Planning Act 1990 (as amended) is not completed by 25 October 2022 or such extended times as agreed in writing by the Service Lead (City Development) or if an affordable housing contribution cannot be agreed.

In the absence of a Section 106 legal agreement in terms that are satisfactory to the Local Planning Authority being completed within an appropriate timescale, and which makes provision for the following matters –

- A Royal Devon & Exeter NHS Trust health care contribution of £27,647
- A Parks and Green Spaces contribution of £12,000
- Affordable housing to comply with Core Strategy policy CP7: eight affordable dwellings and a financial contribution towards providing affordable housing off-site in the city to cover 0.75 of a dwelling
- Habitats mitigation contribution of £859.00 per residential unit.

the proposal is contrary to the Development Plan.

17

PLANNING APPLICATION NO - 21/1701/OUT - LAND FOR RESIDENTIAL DEVELOPMENT AT HILL BARTON FARM, HILL BARTON ROAD, EXETER

The Principal Project Manager (Development) (MH) presented the outline planning application for the construction of up to 285 dwellings with all matters reserved for future consideration (Access, Appearance, Landscaping, Layout and Scale).

The Principal Project Manager (Development) (MH) described the layout and location of the site through the site location plans, aerial views and photos of the site and panoramic views from and to other parts of the city, the report presented setting out the following key issues:-

- principle of development;
- access and impact on local highways and parking provision;
- affordable housing;
- scale, design, impact on character and appearance
- impact on trees and biodiversity;
- impact on heritage assets;
- flood risk and surface water management;
- sustainable construction and energy conservation;
- economic benefits; and
- CIL, Section 106.

The Principal Project Manager (Development) (MH) provided the following additional detail:-

- the outline application was for planning permission for up to 285 dwellings with all matters reserved, including detailed access arrangements/design. Although access was also a reserved matter, details of potential access points to serve the development were provided. The development would be accessed via connections into the road network forming part of the wider Hill Barton development that have been, or are being, delivered as part of other consented phases of the development. These roads lead back to Hill Barton Road. In line with the Hill Barton Masterplan, the layout facilitates a further road connection to Oberon Road;
- details of the site in relation to the Local Plan First Review 1995-2011 Proposals Mao including the Landscape Setting designation (Policy LS1) and the Exeter Local Development Framework Core Strategy adopted 21 February 2021 - Plan 2: Monkerton/Hill Barton Strategic Allocation Policy CP19;
- a plan showing the application site in relation to adjoining sites showing earlier phases built out pursuant to original outline consent, the consented Persimmon and Vistry sites both under construction and a site allocated for a local centre in the originally consented overall scheme but not built;
- 35% affordable housing to be provided;
- the proposal would also provide open space which will include a Multi-use Games Area (MUGA) and other equipped play areas. A proposed open space strategy was set out on the illustrative layout plan showing a distribution of open space and play areas across the site, the open space area totalling slightly in excess of 12% across the whole of the previous outline consent site area; and
- the development would be connected to the district heating network.

The Principal Project Manager (Development) (MH) reported changes to the wording of conditions 10 and 15 and the receipt of a late representation objecting to the application, summarising the following main elements of that representation:-

- application should be subject to an environmental impact statement as an Environmental Impact Assessment development;
- question the impact of the scheme on traffic, air quality and noise perspectives;
- how will the scheme be delivered without a link to Oberon Road, as otherwise the impact on the three matters above could be worse than envisaged?;
- with a lack of retail facilities, rail station and bus routes and a link to Oberon Road, the development would be contrary to the Development Plan and a fundamental change to the Exeter Access Strategy for the Hill Barton Area; and
- any decision to approve would be legally challengeable.

The Principal Project Development (Manager) (MH) in response stated that:-

- the traffic, air quality and noise impact issues referred to had all been appropriately considered;
- no objections had been received from Environmental Health, the Highways Authority and National Highways, formerly Highways England;
- the original outline application environmental statement referred to up to 750 dwellings, the current upper maximum total for all sites of 813 was not considered to be a significant increase nor trigger a need for an environmental statement;
- the Highways Authority, in a late representation, had stated that the Hill Barton Roundabout could accommodate up to 850 dwellings and there was also an alternative access into the site via Peppercombe Avenue;
- the view of the Highway Authority was that, whilst a link to Oberon Road had merit, particularly for pedestrians and cyclist, it was not essential for the development to proceed; and

- the scheme did not preclude a link to Oberon Road and conditions would facilitate it.

The Principal Project Manager (Development) (MH) in conclusion stated that the site was allocated with the Core Strategy for residential development and therefore the principle of development was considered to be acceptable. The site has previously benefitted from an outline consent for residential development as part of a wider site, large parts of which had already been constructed.

The following responses were given to Members' queries:-

- the hedgerow was not included in the area of open space;
- the application was outline and details were illustrative only and not definitive in terms of the ultimate detailed site layout which would be subject to further approval via a reserved matters application. This would include house quality and road layout/widths. The informative for the outline approval included reference to the need for the developer to show that a total of up to 285 dwellings would be achieved to an acceptable high quality design standard in line with local policy and national advice relating to design matters;
- regarding fundamental concerns raised in respect of the application being a car led development, these matters would also be considered at reserved matters stage. The developer would need to show at reserved matters stage a quality delivery which was not car led;
- the play areas proposed at the top and bottom of the site were consistent with the overall open space provision with similar plans for across the other constituent sites for Hill Barton and which were considered acceptable;
- there was no plan for a further air quality report as the earlier report had considered the cumulative impact on air quality across the constituent sites and Environmental Health had raised no objection;
- there was at present no proposal for a community facility and this was consistent with the original outline consent for the Hill Barton area;
- there was a potential link to Oberon Road and the conditions included a requirement to build up to the boundary but did not have to connect beyond that boundary;
- the density of development would be very similar to the adjoining Vistry development and that should additional number of dwellings be sought, a new application would be required;
- there was no specific community hall envisaged for the Hill Barton area; and
- the completion of the total open space provision had been timetabled for the end of the final development and would be accessible to all residents of the areas.

The Service Lead City Development explained how the development had been considered with regard to the Town and Country Planning (Environmental Impact Assessment) Regulations 2017. Schedule 2, Section 10(b) "Urban Development" which was relevant as the proposed development site was over five hectares and 150 dwellings, two of the thresholds set out in the Schedule. As such, the Council was bound to judge the proposal and to determine whether it required an Environmental Statement. The key relevant environmental considerations had been addressed in the documentation submitted with the application, had been fully assessed as part of the planning process, and it had been determined that there was no requirement for an Environmental Statement.

Councillor Harvey, having given notice under Standing Order No. 44, attended the meeting and spoke on the item. He raised the following points:-

- the application presented the last opportunity to examine if the original proposals within the Monkerton Master Plan had been delivered with reference also to Devon County Council's Pinhoe Area Access Strategy of 2013 amended in 2019. There remained a number of concerns;
- the link to Oberon Road was vital as there was currently no eastern entry to the developments resulting in routes via the west of the site to access the northern and southern routes along the M5;
- the introduction of a half hourly train service from Pinhoe Station and the provision of a Hill Barton rail halt were some years away;
- £500,000 had been allocated for a travel plan to provide facilities for cycles and pedestrians and an improved bus service. However, the latter was stymied by severe operational difficulties being experienced by Stagecoach leading to a recent Exeter Highways and Traffic Orders Committee declaring Exeter's bus service unfit for purpose; and
- failure to deliver allotments and playing fields and a need to ensure the provision of play areas as set out in the recommendation.

Peter Salter spoke in support of the application. He raised the following points:-

- thanked the officer for his work on the application;
- the application was the final part of the overall Master Plan for the Hill Barton area;
- it would contribute to the development of the Ridge Line Park, an integral part of the Master Plan;
- it would make a significant contribution to Exeter's housing supply;
- up to 100 affordable houses would be provided, 70 for social rent; and
- substantial contributions would be made to education, transport and habitat mitigation measures.

He responded as follows to Members' queries.

- a road connection would be provided up to the proposed link to Oberon Road. As the County Council was seeking to deliver a wider strategic network it was understood that the County would need to compulsorily purchase land to facilitate the link;
- allotments were not included within the scheme; and
- total open space provision was 10%, the overall provision across all sites was 12%.

Members expressed the following views:-

- noted that the application was outline and that the Chair had given an undertaking that the reserved matters application would be considered by this Committee;
- concerns regarding a number of issues relating to the development appearing to be car led including long stretches of parking in front of dwellings throughout the majority of the roads depicted, a small number of communal parking courts and the appearance of a very vehicle dominated layout lacking sufficient urban design quality;
- 285 dwellings should be acknowledged as a maximum and that to achieve this significant further design work and justification would be required as part of any reserved matter proposals which may necessitate a different design approach to that depicted in the current outline layout;
- in respect of fundamental concerns raised regarding a car led development, all matters would be considered at reserved matters stage;

- welcome the 35% commitment to affordable housing as part of the development; and
- with regard to the absence of any proposal to provide the local centre, a wider mechanism was required for local Members to be consulted to ensure local facilities are delivered as part of housing developments.

The recommendation was for approval, subject to the conditions as set out in the report.

The recommendation was moved by Councillor Morse and seconded by Councillor Williams and, following a vote, was carried unanimously.

RESOLVED that:-

- 1) subject to a Section 106 Agreement under the Town and Country Planning Act 1990 (as amended) to secure the following (as deemed appropriate following negotiations and conclusion of the viability process):-
 - 35% affordable housing (at least 25% First Homes, 70% social rented and the remaining balance as intermediate), 5% wheelchair accessible, mix of dwelling types, cluster sizes;
 - District Heating obligations;
 - Public open space, including quantum, including quantum, play facilities (NEAP, LEAP and MUGA) – specifications, delivery triggers, public access and management arrangements;
 - £166,349 towards patient space at GP Surgeries (£584 per dwelling)
 - £186,117 contribution towards Special Education Needs provision (£653.04 per family type dwelling);
 - £1,033,928 contribution towards new secondary school provision at South West Exeter (£3,627.82 per family type dwelling);
 - £550,568.70 Transport Contribution to mitigate the transportation impacts of the development (£1,931.82 per dwelling); and
 - Habitats Mitigation Contribution - £1,130 per affordable housing dwelling in respect of which CIL Social Housing Relief is granted.

All Section 106 contributions to be index-linked from the date of resolution

the Service Lead (City Development) be authorised to **GRANT** planning permission for construction of up to 285 dwellings with all matters reserved for future consideration (Access, Appearance, Landscaping, Layout and Scale), subject also to the following conditions:-

- 1) Application for the approval of the reserved matters shall be made to the Local Planning Authority before the expiration of three years from the date of this permission and the development hereby permitted must be begun not later than two years from the final approval of the last of the reserved matters to be approved.
Reason: To comply with Section 92 rule 2 of the Town and Country Planning Act 1990 as amended.

- 2) **Pre-commencement condition:** Prior to the submission of any 'reserved matters' application pursuant to this outline planning permission a phasing scheme for the delivery of the development shall be submitted to and be approved in writing by the Local Planning Authority. The phasing scheme shall identify the phases in which the development shall be constructed and thereafter, unless otherwise agreed in writing by the Local Planning Authority, the development shall be implemented in accordance with the approved phasing scheme.
Reason for Pre-commencement condition: To allow for the phased development of the site and phased discharge of certain conditions as set out in this decision notice.
- 3) **Pre-commencement condition:** In respect of any individual phase identified pursuant to condition no. 2 of this outline planning permission details of the access, appearance, landscaping, layout, and scale of that phase, (hereinafter called the reserved matters) shall be submitted to and approved in writing by the local planning authority before any development of that phase begins and the development shall be carried out as approved.
Reason for pre-commencement condition: To safeguard the rights of the local planning authority in respect of the reserved matters. This information is required before development commences to ensure that the development is properly planned with appropriate regard to the reserved matters.
- 4) **Pre- Commencement Condition -** Prior to or as part of the Reserved Matters, the following information shall be submitted to and approved in writing by the Local Planning Authority:
(a) A detailed drainage design based upon the approved Flood Risk Assessment, Hill Barton Road, Exeter, Northern Catchment, dated 8th March 2021
(b) Detailed proposals for the management of surface water and silt run-off from the site during construction of the development hereby permitted.
(c) Proposals for the adoption and maintenance of the permanent surface water drainage system.
(d) A plan indicating how exceedance flows will be safely managed at the site.
No building hereby permitted shall be occupied until the works have been approved and implemented in accordance with the details under (a) - (d) above.
Reason for Pre-Commencement Condition: The above conditions are required to ensure the proposed surface water drainage system will operate effectively and will not cause an increase in flood risk either on the site, adjacent land or downstream in line with SuDS for Devon Guidance (2017) and national policies, including NPPF and PPG. The conditions should be pre-commencement since it is essential that the proposed surface water drainage system is shown to be feasible before works begin to avoid redesign / unnecessary delays during construction when site layout is fixed.
- 5) **Pre-commencement condition:** No development related works shall take place within the site until a programme of archaeological works have been approved in writing by the Local Planning Authority. All works shall be carried out and completed in accordance with the approved scheme, unless otherwise agreed in writing by the Local Planning Authority.
Reason for pre commencement condition: To ensure the appropriate identification, recording and publication of archaeological and historic remains affected by the development. This information is required before

development commences to ensure that historic remains are not damaged during the construction process.

- 6) **Pre-Commencement condition:** Any reserved matters application submitted pursuant to the outline consent hereby approved for a phase identified pursuant to condition no. 2 which incorporates the spine road must include a detailed design of the spine road which allows for a future link to Oberon Road. Development shall not be commenced until such details have been agreed in writing by the Local Planning Authority in consultation with the Local Highway Authority. Prior to the occupation of the 100th Dwelling, or such other trigger point that shall have been agreed in writing by the Local Planning Authority in consultation with the Local Highway Authority, the said road shall be constructed up to the ownership boundary of the site in accordance with the submitted details.

Reason for pre-Commencement Condition: To enable a future vehicle link to Oberon Road in compliance with the Hill Barton and Monkerton Masterplan

- 7) **Pre-commencement condition:** No development (including ground works) or vegetation clearance works shall take place until a Construction Method Statement has been submitted to and approved in writing by the Local Planning Authority (in consultation with the Met Office). The statement should include details of include details of how vehicles, machinery and other equipment involved in the construction phases of the scheme will be deployed and managed to prevent interference and obstruction to Met Office satellite reception facility in relation to its operational schedule, access arrangements, measures to minimise the impact on the adjacent footpath, timings of the proposed works and shall also provide for:

- a) The site access point(s) of all vehicles to the site during the construction phase.
- b) The parking of vehicles of site operatives and visitors.
- c) The areas for loading and unloading plant and materials.
- d) Storage areas of plant and materials used in constructing the development.
- e) The erection and maintenance of securing hoarding, if appropriate.
- f) Wheel washing facilities.
- g) Measures to monitor and control the emission of dust and dirt during construction.
- h) No burning on site during construction or site preparation works.
- i) Measures to monitor and minimise noise/vibration nuisance to neighbours and the Met Office from plant and machinery.
- j) Construction working hours and deliveries from 8:00 to 18:00 Monday to Friday, 8:00 to 13:00 on Saturdays and at no time on Sundays or Bank Holidays.
- k) No driven piling without prior consent from the LPA.

The approved Statement shall be strictly adhered to throughout the construction period of the development.

Reason for pre-commencement condition: In the interest of the environment of the site and surrounding areas and to ensure that the potential impacts of the construction works on Met Office satellite reception facility are properly considered and addressed at the earliest possible stage. This information is required before development commences to ensure that the impacts of the development works are properly considered and addressed at the earliest possible stage.

- 8) **Pre-commencement condition:** Prior to the commencement of development a Biodiversity Mitigation and Enhancement Plan (BMEP) which demonstrates how the proposed development will be managed in perpetuity to enhance wildlife, together with a programme of implementation, shall be submitted to and approved in writing by the Local Planning Authority. The BEMP will be expected to incorporate the mitigation and enhancement measures set out in the Executive Summary and Section 6 of the submitted Ecological Impact Assessment (Ref 0852-EclA-LY) dated December 2020 prepared by GE Consulting. The development shall be implemented and maintained in accordance with the approved Plan and programme of implementation.
- Reason for Pre-commencement condition:** In the interests of protecting and improving existing, and creating new wildlife habitats in the area.
- 9) **Pre-commencement condition:** Any trees, shrubs and/or hedges on or around the site shall not be felled, lopped or removed without the prior written consent of the Local Planning Authority. A photographic record of any trees, hedges on site shall be taken prior to any felling working being undertaken. An arboricultural report shall be submitted to and approved in writing prior to the commencement of any works to existing trees, shrubs and or hedges.
- Reason for Pre-commencement condition:** To safeguard the rights of control by the Local Planning Authority in these respects and in the interests of amenity.
- 10) **Pre-commencement condition:** No materials shall be brought onto the site of any phase identified pursuant to condition 2 of this approval, nor any development commenced within such identified phase, until the developer has erected tree protective fencing around all trees, hedges or shrubs to be retained within the respective phase, in accordance with a plan that shall previously have been submitted to and approved in writing by the Local Planning Authority. This plan shall be produced in accordance with BS 5837:2012 - Trees in Relation to Design, demolition and construction. The developer shall maintain such fences to the satisfaction of the Local Planning Authority until all development the subject of this permission is completed. The level of the land within the fenced areas shall not be altered without the prior written consent of the Local Planning Authority. No materials shall be stored within the fenced area, nor shall trenches for service runs or any other excavations take place within the fenced area except by written permission of the Local Planning Authority. Where such permission is granted, soil shall be removed manually, without powered equipment.
- Reason for pre-commencement condition -** To ensure the protection of the trees during the carrying out of the development. This information is required before development commences to protect trees during all stages of the construction process.
- 11) **Pre commencement condition:** Prior to the commencement of the development hereby permitted, a Waste Audit Statement shall be submitted to and approved in writing by the Local Planning Authority. This statement shall include all information outlined in the waste audit template provided in Devon County Council's Waste Management and Infrastructure Supplementary Planning Document. The development shall be carried out in accordance with the approved statement.
- Reason for pre-commencement condition:** To minimise the amount of waste produced and promote sustainable methods of waste management in

accordance with Policy W4 of the Devon Waste Plan and the Waste Management and Infrastructure Supplementary Planning Document. These details are required pre-commencement as specified to ensure that building operations are carried out in a sustainable manner.

- 12) **Pre-commencement condition:** No development shall commence until details of the open space, play provision (including NEAP, LEAP and MUGA) and associated landscaping, including a programme for its installation and maintenance has been submitted to and approved in writing by the local planning authority and thereafter installed to an agreed timescale and maintained in accordance with the agreed details.
Reason for Pre-commencement condition: In the interests of residential amenity.
- 13) The open space and play facilities shall be completed and made available for use in accordance with the delivery triggers set out on drawing no. HB/POSPP/3 Rev V3 entitled "Open Space Phasing Plan" unless otherwise agreed in writing by the Local Planning Authority.
Reason: To ensure that the facilities necessary to serve the recreational needs of the future occupants of the dwellings comprised in the development are provided in accordance with an agreed timeframe.
- 14) **Pre commencement condition:** No development shall take place on site until a full investigation of the site has taken place to determine the extent of, and risk posed by, any contamination of the land and the results, together with any remedial works necessary, have been agreed in writing by the Local Planning Authority. The buildings shall not be occupied until the approved remedial works have been implemented and a remediation statement submitted to the Local Planning Authority detailing what contamination has been found and how it has been dealt with together with confirmation that no unacceptable risks remain.
Reason for pre-commencement condition: In the interests of the amenity of the occupants of the buildings hereby approved. This information is required before development commences to ensure that any remedial works are properly considered and addressed at the appropriate stage.
- 15) Any reserved matters application submitted pursuant to the outline consent hereby approved which relates to a phase identified pursuant to condition 2 that includes the spine road must provide an LTN 1/20 compliant crossing of the spine road. Development shall not be commenced until such details have been agreed in writing by the Local Planning Authority in consultation with the Local Highway Authority. The timeframe for delivery of the said crossing shall be agreed in writing by the Local Planning Authority in consultation with the Local Highway Authority prior to the commencement of development on the phase within which the crossing is located, and the said crossing facilities shall be provided in accordance with the approved details.
Reason: To provide a safe and suitable access in accordance with paragraphs 108 and 110 of the National Planning Policy Framework and ECC Core Strategy CP9.
- 16) Any reserved matters applications submitted pursuant to the outline consent hereby approved shall incorporate within the layout pedestrian/cycle links as indicated on Drawing Number PP/AP/01 (Parameters Plan for Access and Permeability) for consideration as part of the reserved matters application. The said pedestrian/cycle connection points within any phase identified

pursuant to condition no. 2 shall thereafter be constructed in accordance with a timescale that shall be agreed in writing by the Local Planning Authority in consultation with the Local Highway Authority prior to the commencement of the construction of that phase.

Reason: To provide a safe and suitable access in accordance with paragraphs 108 and 110 of the National Planning Policy Framework and ECC Core Strategy CP9.

- 17) No part of the development within any phase identified pursuant to condition no. 2 shall be brought into its intended use until the vehicular access points and adjacent footway/cycleway serving that phase, as indicated on Drawing Numbers 3000 Rev K and PP/AP/01 (Parameters Plan for Access and Permeability), have been provided in accordance with details that shall have been submitted to, and approved in writing by, the Local Planning Authority as part of any Reserved Matters Applications.

Reason: To provide a safe and suitable access in accordance with paragraphs 108 and 110 of the National Planning Policy Framework and ECC Core Strategy CP9.

- 18) Prior to the construction of the foundations of any dwelling within any phase identified pursuant to condition no.2 of this consent, the Design SAP calculations of the dwellings comprising that phase shall be submitted to and approved in writing by the Local Planning Authority, which shall demonstrate that the dwellings will achieve a 19% reduction in CO2 emissions in relation to the level required to meet the 2013 Building Regulations. No individual dwelling shall be occupied until the As-Built SAP calculation of the dwelling has been submitted to and approved in writing by the Local Planning Authority to confirm that a 19% reduction in CO2 emissions in relation to the level required to meet the 2013 Building Regulations has been achieved.

Reason: To ensure the dwellings will achieve the energy performance standard required by Policy CP15 of the Core Strategy, taking into account the Written Ministerial Statement on Plan Making (25 March 2015) requiring local planning authorities not to exceed the equivalent of the energy requirement of Level 4 of the Code for Sustainable Homes, in the interests of reducing greenhouse gas emissions and delivering sustainable development. (Advice: Please see Paragraph: 012 ID: 6-012-20190315 of the National Planning Practice Guidance on Climate Change for background information.)

- 19) In the event of failure of any trees or shrubs, planted in accordance with any scheme approved by the Local Planning Authority, to become established and to prosper for a period of five years from the date of the completion of implementation of that scheme, such trees or shrubs shall be replaced with such live specimens of such species of such size and in such number as may be approved by the Local Planning Authority.

Reason: To safeguard the rights of control by the Local Planning Authority in these respects and in the interests of amenity.

- 20) Notwithstanding the provisions of Article 3 of the Town & Country Planning (General Permitted Development) (England) Order 2015 (as amended), and any Order revoking or re-enacting that Order with or without modification, no development of the types described in the following classes of Schedule 2 shall be undertaken without the express consent in writing of the Local Planning Authority other than those expressly authorised by the permission:

-

Part 1, Class A extensions and alterations

Part 1, Classes B and C roof addition and alteration
Part 1, Class E buildings incidental to the enjoyment of the dwellings house
Reason - To ensure adequate protection from risk of physical blocking of Met Office satellite reception facility.

- 21) Notwithstanding the provisions of the Town & Country Planning (General Permitted Development) (England) Order 2015 (as amended), and any Order revoking or re-enacting that Order with or without modification, no mobile base stations shall be erected within the development.
Reason - to ensure adequate protection from the potential of physical blocking and radio frequency interference to the Met Office satellite reception facility.
- 22) No tree shall be planted as part of the landscaping scheme for the site until the Local Planning Authority (in consultation with the Met Office) has approved in writing provisions within a 'Landscape Management & Maintenance Plan' to ensure that new tree planting shall only include species which are expected to reach a height at maturity of no higher than the ridge height of the dwellings as shown on any Proposed Roof Height Plan submitted as part of any reserved matter application submitted pursuant to this outline permission, and that long term management provisions are in place to ensure that all trees and hedgerows provided as part of the landscaping scheme will be managed at a height so as not to cause unacceptable interference to Met Office satellite reception facility at Met Office.
Reason - to ensure adequate protection from risk of physical blocking of Met Office satellite reception facility.
- 23) Any application for approval of Reserved Matters submitted pursuant to this outline permission shall be accompanied by an Electric Vehicle Charging Strategy that demonstrates how provision will be made to ensure that appropriate provision of electric vehicle charging infrastructure is provided within development. Thereafter the development shall be implemented in accordance with the approved details.
Reason - To ensure that the development incorporates appropriate provision in recognition of the Council's Net Zero Exeter 2030 Plan and the National move towards electric vehicles and the promotion of sustainable modes of transport.

INFORMATIVES

- 1) In accordance with Paragraph 38 of the National Planning Policy Framework the Council has worked in a positive and pro-active way with the Applicant and has negotiated amendments to the application to enable the grant of planning permission.
- 2) In accordance with Chapters 1 and 2 of the Conservation of Habitats and Species Regulations 2017, this development has been screened in respect of the need for an Appropriate Assessment (AA). Given the nature of the development, it has been concluded that an AA is required in relation to potential impact on the relevant Special Protection Areas (SPA), the Exe Estuary and East Devon Pebblebed Heaths, which are designated European sites. This AA has been carried out and concludes that the development is such that it could have an impact primarily associated with recreational activity of future occupants of the development. This impact will be mitigated in line with the South East Devon European Site Mitigation Strategy

prepared by Footprint Ecology on behalf of East Devon and Teignbridge District Councils and Exeter City Council (with particular reference to Table 26), which is being funded through a proportion of the Community Infrastructure Levy (CIL) collected in respect of the development being allocated to fund the mitigation strategy. Or, if the development is not liable to pay CIL, to pay the appropriate habitats mitigation contribution through another mechanism (this is likely to be either an undertaking in accordance with s111 of the Local Government Act 1972 or a Unilateral Undertaking).

- 3) The Local Planning Authority considers that this development will be CIL (Community Infrastructure Levy) liable. Payment will become due following commencement of development. Accordingly your attention is drawn to the need to complete and submit an 'Assumption of Liability' notice to the Local Planning Authority as soon as possible. A copy is available on the Exeter City Council website. It is also drawn to your attention that where a chargeable development is commenced before the Local Authority has received a valid commencement notice (i.e. where pre-commencement conditions have not been discharged) the Local Authority may impose a surcharge, and the ability to claim any form of relief from the payment of the Levy will be foregone. You must apply for any relief and receive confirmation from the Council before commencing development. For further information please see www.exeter.gov.uk/cil.
 - 4) A legal agreement under Section 106 of the Town and Country Planning Act 1990 relates to this planning permission.
 - 5) Further to the letter dated 9th March 2022 from HB Land Ltd on behalf of the Hill Barton Consortium acknowledging that the application seeks permission for up to 285 dwellings and the need for the layout to demonstrate an acceptable level of urban design, your attention is drawn to the fact that the illustrative layout (drawing no. 3000 Rev K – Outline Masterplan Layout) submitted as part of the outline application (within which all matters are reserved for subsequent approval) is not considered to constitute a high quality design led layout that would comply with both local and National policies relating to design matters. Consequently your attention is drawn to the need for any subsequent 'reserved matter' applications to demonstrate a high quality urban design approach to justify the ultimate number of dwellings proposed that reflects local development plan design policies/guidance and national advice contained within the NPPF (chapter 12) and relevant Planning Practice Guidance, the National Design Guide and National Model Design Code.
 - 6) The applicants attention is drawn to the need to meet the Exeter Airport Aerodrome Safeguarding criteria as contained in the Airport Operators Association (AOA) Advice note 4 - 'Cranes and other Construction Issues'.
 - 7) The applicant is advised that they should contact the Met Office to discuss specific issues regarding their operational requirements as part of the development of future reserved matter applications to ensure that any proposals adequately address potential impacts on the Met Office's operational capabilities arising from the development to avoid the need for significant changes to proposals post formal submission.
- 2) And further **RESOLVED** that:-

The Service Lead (City Development) be authorised to refuse planning permission for the reasons set out below if terms of a Legal Agreement under Section 106 of the Town and Country Planning Act 1990 (as amended) is not completed by 25 October 2022 or such extended times as agreed in writing by the Service Lead (City Development) or if an affordable housing contribution cannot be agreed:-

1) In the absence of a Section 106 legal agreement in terms that are satisfactory to the Local Planning Authority which makes provision for the following matters –

- 35% affordable housing (at least 25% First Homes, 70% social rented and the remaining balance as intermediate), 5% wheelchair accessible, mix of dwelling types, cluster sizes.
- District Heating obligations
- Public open space, including play facilities – specifications, delivery triggers, public access, management arrangements
- £166,349 towards patient space at GP Surgeries (£584 per dwelling)
- £186,117 contribution towards Special Education Needs provision (£653.04 per family type dwelling)
- £1,033,928 contribution towards new secondary school provision at South West Exeter (£3,627.82 per family type dwelling)
- £550,568.70 Transport Contribution to mitigate the transportation impacts of the development (£1931.82 per dwelling)
- Habitats Mitigation Contribution - £1130 per affordable housing dwelling in respect of which CIL Social Housing Relief is granted.

The proposal is contrary to Exeter Local Development Framework Core Strategy 2012 Objectives 1, 3, 5, 6 and 10, policies CP4, CP5, CP7, CP9, CP10, CP13, CP16, CP17, CP18 and CP19, Exeter Local Plan First Review 1995-2011 saved policies AP1, T1, T3 and DG5, and Exeter City Council Affordable Housing Supplementary Planning Document 2014.

18

LIST OF DECISIONS MADE AND WITHDRAWN APPLICATIONS

The report of the Director Planning and Development was submitted.

RESOLVED that the report be noted.

19

APPEALS REPORT

The schedule of appeal decisions and appeals lodged was submitted.

RESOLVED that the report be noted.

20

SITE INSPECTION PARTY

RESOLVED that the Membership of the next Site Inspection Party would be advised.

(The meeting commenced at 5.30 pm and closed at 8.33 pm)

Chair

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STRATEGIC SCRUTINY COMMITTEE

16 June 2022

Present:

Councillor Rob Hannaford (Chair)

Councillors Leadbetter, Allcock, Branston, Harvey, Jobson, Lights, Moore, J, Oliver, Read and Vizard

Apologies:

Councillors Asvachin, Knott and Mitchell, K

Also present:

Chief Executive & Growth Director, Director of City Development, Corporate Manager Democratic and Civic Support and Democratic Services Officer (SLS)

In attendance:

- | | |
|----------------------------|---|
| Councillor Philip Bialyk | - Leader of the Council |
| Councillor Josie Parkhouse | - Portfolio Holder for Leisure Services & Physical Activity |
| Councillor Laura Wright | - Portfolio Holder for Culture, Corporate & Democratic Services |
| Councillor Duncan Wood | - Portfolio Holder for Climate Change |
| Councillor Diana Moore | - Attending Under Standing Order 20 |

7 **Minutes**

Subject to the following typographical amendments relating to Minute No. 4 and a question to the Leader in relation to Exeter City Futures, to read *neither* rather than *either* statutory power or policy-making authority, and in relation to Minute No. 5 and in the reference to city centre parking to read *affected* for *effected* and also in relation to a reference to graduates remaining in the city which should read the *affect* not *effect* of Brexit, the minutes of the meeting held on 17 March 2022 were taken as read, approved and signed by the Chair as correct.

8 **Declaration of Interest**

No declarations of interest were made by Members.

9 **Questions from the Public Under Standing Order No.19**

In accordance with Standing Order No.19, the following question had been submitted by a member of the public, Mr Cleasby and was circulated in advance to Members of the Committee. Councillor Wood, Portfolio Holder for Climate Change attended the meeting and gave the following response as set out in italics below:-

Question to the Portfolio Holder for Climate Change – Councillor Wood

Will the relevant Portfolio Holder please list the achievements of the Council's Transport Working Group in the year since it was established?

The membership of the Transport Working Group was finalised in February 2022 and the first meeting was held on Wednesday 16 February 2022. The priority areas of focus which the Group established have been used to provide a consistent message

to Devon County Council in our strategic discussions with them around transport in the city. The Group has not met since the change in Portfolio Holder in May but a new date will be put forward shortly.

As a District Council, Exeter City Council is neither the Transport Authority nor the Highway Authority. Both of these functions fall to Devon County Council as the upper tier authority. The issue of transport is vital for the future of our city and incredibly important to our residents, businesses, visitors and the environment. Our ability to influence and steer policy around transport is therefore crucial. The Working Group is specifically to act as a critical friend to himself as the Portfolio Holder and help be a unified voice for the City Council in all matters related to transport.

Mr Cleasby asked a supplementary question on whether the Transport Working Group had sent any specific messages to the Transport Authority to date?

Councillor Wood responded and stated that the Working Group had not met since he became the Portfolio Holder, and he was not aware that any detail had been specifically passed to Devon County Council, but he would make enquiries. Following a further comment, Mr Cleasby confirmed that he had only had sight of the terms of reference and was not aware the minutes were available. The Chair suggested that if the minutes were in the public domain, they would be made available.

10 **Questions from Members of the Council Under Standing Order No. 20**

In accordance with Standing Order No. 20, the following questions were submitted by Councillor Oliver in relation to the Portfolio of Councillor Parkhouse and also from Councillor Diana Moore in relation to the Portfolios for Councillors Wood, Wright and Morse. The questions were circulated in advance to Members of the Committee. The responses of the Portfolio Holders are set out in italics below: –

Question to the Portfolio Holder for Leisure Services & Physical Activity – Councillor Parkhouse

1. Having noted with concern that Cornwall and other Councils have closed popular local swimming pools, please can the Portfolio Holder tell me if closures of swimming pools have been considered in Exeter?

Councils across the UK have been considering cost saving measures such as higher prices and even closing pools with the energy price rise heating pools has increased by 150% since 2019. However, Exeter City Council remains committed to swimming pool provision in the city. The Council brought 170 members of staff in house and offered local government terms and conditions and a minimum of a living wage. Through Covid and also post pandemic the leisure market has seen unprecedented turbulence. Energy costs are further restricting operators ability to run services, whether they be in private hands, Council run or in a trust.

In Exeter we have invested over £52m in our leisure estate, including the new St Sidwell's Point flagship centre which has just opened, and a refurbished Riverside Leisure Centre. As we speak, £1.5million of additional improvements are taking place to the roof at Riverside so it can host solar Photovoltaic panel (PV) and reduce operating costs. A further £750,000 was recently agreed by Council to enable pre development work to take place at Wonford. We are dedicated to trying to provide the best facilities in our most deprived communities.

The Council will continue to work with Sport England to develop a future leisure strategy that safeguards our current leisure provision whilst looking to invest further. Senior Sport England officers are visiting in late July to outline the process and formal partnership approach to investing in the leisure portfolio.

Questions to Portfolio Holder for City Development - Councillor Morse (The Leader, Councillor Bialyk offered the prepared responses as Councillor Morse was unable to attend the meeting)

Please can the Portfolio Holder report on the following:--

1. Turnover of staff in the planning team over the past 2 years?

The retention rate (direct employees only) was 85% based on date range of 1 June 2020 – 1 June 2022.

He added that-

- ONS reports Public Sector 1 year retention rate at 84% (2019)
- Leading people management sources cite employee retention rates during 2022 at 15 – 17% (CIPD/Ceridian/Monster Jobs)

2. The proportion (both the number of roles (1) and the proportion of the staff budget (2) in the planning team that are employed on a consultancy basis, and for how long these contracts are expected to continue for ?

(1) (the number of roles)

- 39.2 Full Time Equivalent(FTE) on agreed structure
- 28.2 FTE direct employees
- 5 FTE Current Agency/Consultants
- 11 FTE vacant posts (direct employed) compared to structure (recruitment in progress)

Agency/Consultant contract end dates range from 31 July 2022, January 2023 or until such time as the direct employed posts are appointed into

(2) Proportion of agency staff/consultants cost VS directly employed salary costs

- 17% spend on Agency/Consultants
- 83% spend on directly employed (+ on costs)

The Leader advised that the following additional information would be included in the minutes:-

Table 1.offers a breakdown

	Actual	Budget	Variance	% Actual Costs
Total Staff Pay including on-costs	664,64			
	8	943,200	-278,552	83%
Agency Staff/Consultants	138,03			
	9	0	138,039	17%
	802,68			
	7	943,200	-140,513	100%

3. The number, if any, of planning officers seconded or allocated from the planning team to work to the Liveable Place Board or any other bodies ? (E.g. Exeter City Futures).
 - *There are no planning officers seconded or allocated to the Place Board of Exeter City Futures.*
 - *City Development provides a secretariat for the Liveable Exeter Place Board.*
 - *The Director of City Development supports the Chair of the Place Board.*
 - *One Project Manager is seconded to Exeter City Living.*

4. What measures are being taken to recruit, retain and support officers in the planning team?
 - *The Director City Development has taken steps to implement the approved City Development structure, ensuring that all four teams have the right skills and capacity to do their jobs effectively and efficiently, maintain morale and ensure a healthy working environment.*
 - *A new Assistant Service lead (Major Projects) has recently been appointed.*
 - *A resourcing and recruitment plan, has been formulated, which will be implemented in phases.*
 - *Phase 1 will see the launch of a national advertising campaign, later this month, aimed at recruiting permanent roles to fill all vacant posts. This includes the Service Lead role (previously filled on a temporary agency basis)*
 - *A new Planning Enforcement role has been created (replacing the existing temporary agency role) and will be recruited.*
 - *City Development is delivering all of its statutory functions, but there are significant gaps in the structure as detailed.*
 - *There is a dearth of qualified planners nationally and recruitment to fill vacant posts has become increasingly competitive in recent years.*

The Leader also referred to a recent discussion with representatives of the South West Employers Panel who confirmed that recruitment and retention was proving to be a major concern for many employers in the South West, and Councils were not alone in finding issues in recruiting staff at this time.

Councillor Moore asked a supplementary question in relation to the support and follow up offered to planning staff, bearing in mind the high levels of work. The Leader advised that he was aware that support was offered through the Council's Management teams, along with the HR Department. He was not aware that any Director or Managers had indicated there was a support issue amongst the staff.

The Chair suggested that a written request outlining the Council's well-being support structure, including any buddying or mentoring offered be made to staff generally but also in the Planning Department. Councillor Moore thanked the Chair for making that request.

Questions from Councillor Diana Moore to Portfolio Holder Climate Change - Councillor Wood

1. Would the Portfolio Holder consider and introduce carbon literacy training for officers and councillors, such as that provided free (unless certification is

required) by the Carbon Literacy project for Local Authorities?.
(www.carbonliteracy.com)

The majority of the Net Zero team have been through Carbon Literacy training, with two members of the team currently going through train the trainer for carbon literacy. This will enable the Net Zero team to deliver carbon literacy training in-house for officers and Elected Members. Councillor Wood said that he had carbon literacy training booked in through the Association of Public Service Excellence (APSE) very soon.

2. Please can the Portfolio Holder provide an update on the structure, roles, and a summary of remit of the ECC Net Zero team and progress towards the recruitment to this team?

The Net Zero Team are not directly linked to the report coming before the Committee today which relates to city wide challenge of getting Exeter to Net Zero Carbon by 2030 and is a collaborative area of work led by Exeter City Futures. The focus of the ECC Net Zero team's work is towards reducing carbon emissions produced through services delivered by the City Council – such as museums, waste collection, our housing stock, leisure and our back office services. The City Council's Carbon Reduction Action Plan will be coming to Committee later this year, which will be the work programme of the team.

Two new members of the Net Zero team were recruited this spring, those are the Sustainability Officer and the Net Zero Data & Support Officer.

Victoria Hatfield – is the Service Lead for ECC Net Zero & Business

There are four staff members in the ECC Net Zero team and Jo Pearce is the Net Zero Project Manager.

Councillor Moore welcomed news of the carbon literacy training and asked if some training could be offered to officers to ensure a consistent approach to completing the Carbon implications section in the Council's reports to Committee.

The Portfolio Holder thanked the Member for the suggestion and he confirmed that he would liaise with the Net Zero & Business Team Lead.

Questions from Councillor Diana Moore to Portfolio Holder Culture, Corporate and Democratic Services – Councillor Wright

Please can the Portfolio Holder provide an update on the following:-

1. The numbers of organisations that have signed up to the SWAN Charter (Safety of Women at Night)?

20 organisations have signed up so far.

2. Will the Portfolio Holder be recommending that the Council itself sign up this Charter?

The Portfolio Holder said that she would have recommended signing up to the SWAN Charter, but the Leader had ensured that the City Council had signed up on line, as soon as the Charter was produced. The Charter is a University of

Exeter led initiative and have developed this as part of their Safety of Women and Girls at Night work.

Councillor Moore added that she could not see that the City Council was listed on the web site as one of the organisations that had signed up to the Charter and enquired if there was an error on the web site.

The Portfolio Holder advised that she had just checked the web site and the Council was now listed.

3. What monitoring is being undertaken to assess the impact of the Charter on improving the safety for women?

In November 2021, a partnership led by the University of Exeter, was awarded funding to tackle crimes against women at night by the Home Office's Safety of Women at Night Fund. Over the five month project period and by working collaboratively with partners across the city, the project successfully delivered a number of initiatives one of which included the Charter. The timescale for both submitting the bid and spending the money was extremely short and the final monitoring criteria is still being worked on and forms part of an additional Safer Streets 4 Bid.

The longer term aspirations are a reduction in offences and that is what they are hoping to see and an increase in reporting but these may not be seen straight away. The Strategic Partnership Analyst for Devon and Cornwall Police already provides quarterly crime trend reports to the Community Safety Partnership and this will continue during 2022 and beyond. The report includes police data and analysis on a number of areas which will help the Community Safety Partnership evaluate the success of the project and where further work is needed.

Councillor Moore thanked the Portfolio Holder for the information which was very helpful and asked if the Council had signed up for training of the CCTV operatives, particularly in terms of identifying and handling situations involving vulnerable women at night.

The Portfolio Holder responded that training for the CCTV operatives was already under way including for recent recruits in the CCTV Control Centre, many of whom were former members of the police force.

The Portfolio Holder also responded to a question from the Chair and confirmed that she sat on the Community Safety Partnership with Councillor Pearce, Portfolio Holder for Communities & Homeless Prevention and Councillor Ghusain Portfolio Holder for City Management and Environmental Services, and collectively they will discuss how they will share any pertinent information with Members.

11 **Progress Report from Exeter City Futures and the City of Exeter Greenhouse Gas Inventory**

The Chief Executive & Growth Director made a presentation (a copy of the presentation is appended to the minutes) and reported on the progress from Exeter City Futures Community Interest Company on the work being done to progress the Net Zero Exeter 2030 Plan, together with a baseline Greenhouse Gas (GHG) inventory for the city. The report quantified the reductions required to achieve Net Zero by 2030 and identified more specific and timely metrics for monitoring progress

towards carbon neutrality in each emissions sector along with key performance indicators as a strategic dashboard for the city. It also outlined the scale, opportunity, and pace of the challenge and step change in resources, activity and policy making both at a local and national level, required for the city to achieve a Net Zero city by 2030. Members were invited to comment on the report that would be presented to the next Executive.

In setting the context, Exeter City Futures offered a collaboration between the key public sector partners within the city (Exeter City Council, Devon County Council, the Royal Devon & Exeter NHS Trust, Exeter College and the University of Exeter and Global City Futures) to deliver on Net Zero, but also to build on sustainability, resilience, innovation and productivity, well-being and an inclusive agenda in respect of the city's communities. The delivery of a whole system change approach to Net Zero includes looking at policy, but also the physical and social environment, and whilst there was potentially life changing positive social change, there was recognition that individuals as well as the collective need would each have their own future challenges. Organisations and institutions in the city would also have to consider their own behaviour. The Chief Executive & Growth Director referred to the vision that Exeter will be a carbon neutral city by 2030 and the aspiration that the Exeter of the future will have grasped the opportunities ahead, based on Exeter's excellent reputation for climate science.

The Chair referred to advance questions received from a Member, (appended to the minutes along with a set of draft recommendations received for information). The Member welcomed the report and the ambitious target of 2030, which was 20 years ahead of the national target set by the public sector and commented on the Council's report as follows -

- concern that not all of the University of Exeter's key monitoring targets and areas identified for change such as retrofitting were replicated in the Council's report.
- that a mechanism including an adequate supply chain should be encouraged to enable individuals, as well as the Council for their own housing stock, to be able to carry out retrofitting work.
- a planning consideration to reach a level of energy independence would help meet those targets, but there was no positive indication of how that related to the current restraints of Photovoltaic (PV) on buildings to enable this to happen.
- the University report has made reference to an 11% target and suggestions for a clean air zone and other measures such as a work place parking levy as well as looking at increasing walking and cycling rates. Such measures and targets should be referred to the Council's Transport Working Group for action as well as consider if there any implications for the Exeter Transport Plan.
- a lack of policy target to reach a suggested target of a rate of recycling of 70% by 2030.
- rolling out a food waste collection service would increase the recycling rate to 50% and, if glass collection was included, that rate would go even higher.
- in conclusion, the Member suggested two key points for consideration should be to monitor all of the targets set out in the University's report, and despite the drive to Net Zero by 2030 requiring collaborative action across many areas of the Council, there was no mechanism such as a standing committee to address this.

The Chief Executive & Growth Director responded to a number of the questions and stated that the Council's report had only included the headline areas, but it was acknowledged that everything needed to be done and the cooperation of other

partners and organisations would be needed. The setting and adoption of targets was possible, but adequate resources were needed to address the obstacles. Exeter City Futures have brought together organisations to consider the targets as well as working with the County's Transport Authority to look at overcoming any obstacles. The Member reiterated the comment she made earlier relating to the University's full list of policy areas which were not included in the Council's report suggesting they were needed to ensure that policy would need to flow from all of the University's measures and targets identified in order to achieve the targets.

The Chief Executive & Growth Director responded to a Member's enquiry stating that the Council could only work within national development guidelines and currently house builders could still deliver houses with gas boilers, which would have to be retrofitted in time. Members from both Scrutiny Committees have been scrutinising the City Development Fund, which included a land ownership model that offered more control rather than being dependent on national policy. The Director City Development added that the Exeter Plan will be a statutory document but it also offered a way to convene and mediate a contested space with developers, stakeholders, communities and the local planning authority. The whole system approach referred to in the Council's report will present a strategic challenge for planning. He also responded to a comment on the scope for putting Photovoltaic Panels (PV) on Listed Buildings This was governed by different legislation to protect and enhance the setting and fabric of such buildings. Any significant intervention through further legislation required a balanced approach. The real challenge to address the rest of the city's housing stock, remained.

Members made the following comments and the Chief Executive & Growth Director responded where appropriate and as set out in italics:-

- delivering on Net Zero 2030 was clearly a huge challenge and should be seen as a call to action for the Council. Despite the focus on skills and having a world leading university in the city, physical barriers such as a lack of affordable housing and the availability of the right kind of jobs to help graduate retention persisted. There ought to be an opportunity for the Council to lead on progressing incentives through the Government and local businesses to offer support for improvements such as PV panels, insulation or retrofitting boilers as this was just too big a financial barrier to leave to individual households.
- despite the delays in the County Council's Active Travel ambitions, which was not without some controversy, further trials for a neighbourhood street model in all of the city centre wards and beyond would be welcomed and ensuring alternative transport and affordability was included.
- it was acknowledged that delayed supply chains were holding up the rolling out of the implementation of the collection of food waste, but there might be an opportunity to approach one or two larger local authorities such as in London or Manchester to see if there was an opportunity to pool their vehicle resources in some way to overcome this delay. *The Director (DB) would be made aware of the suggestion of pooling vehicle resources with other Local Authorities and would report back to Members.*
- although biodiversity was included in the recommendation it was not referenced in the report as a target action for Exeter. The idea of creating a pricing structure had initially seemed very appealing and a tangible way to value nature, but it could also offer some justification for the destruction of habitat by replacement on another site as part of planning controls. *Bristol and Lichfield Councils have established a mechanism to enable developers to pay for ongoing management of land sequestration. Efforts*

would be made to find an opportunity to investigate more detail of this work and, potentially, consider a pricing mechanism for such carbon off setting that could be included in the planning system and enable Devon to come up with its own unique way.

- clarification on whether it was the budget of Exeter City Futures or the Council that would be exceeded was sought. *It was the city's carbon budget not the financial budget which would be exceeded by 2026 although the challenge relating to local authority finances remained.*
- as there may be a tipping point for future fuel type used for large commercial vehicles, perhaps a more generic approach for reducing carbon emissions in transport should be taken rather than setting targets due to the ever changing technology and resulting pace of change. *Flexibility over the management of commercial vehicles was needed and discussions over alternative fuel sources such as with hydrogen manufacturers. The County Council would likely have views about such matters and the return in carbon terms.*
- many essential car users those in the care sector who were reliant on their cars for work, may not be able to make the move to electric cars and buses by 2030. *The challenge over policy and financial issues would require work over the future years, Exeter City Futures were working with a number of companies and through these strategic partnerships for solutions such as an electrification of fleet vehicles or how to incentivise the transport network.*
- further examination of the assumption in the Council's report of the conversion of 50,000 cars to electric, as any reduction in the number of journeys should be included in the modelling, along with the impact of congestion and air pollution. The Member also sought an explanation of the strategy to prioritise the electric charging infrastructure at such an early stage, when the overall plan would require very significant change on every street and might prevent the agility that will be needed. *There was good reason to make an early investment to encourage people to purchase electric vehicles and allay any fears of not having a convenient charging point infrastructure. A number of the bus companies have also indicated they will no longer buy diesel engines and so if the charging infrastructure was put in place that could make the decision to change easier for them.*
- if there was an opportunity for Exeter City Council's commercial waste services to expand their business, or if those leasing Council property could be encouraged to use their services. *The Director (DB) has been working with a waste management company based on the Exeter Science Park to look at ways to scale up the City Council's commercial operations. The forthcoming report to the Executive on waste in relation to the Council's Greenhouse Gas Emissions report will include a discussion about those commercial contacts.*
- that whilst funding would be a question for respective Governments, there should be recognition that the Council has made an effort to find innovative ways of progressing ways to meet the Net Zero challenge.
- it was essential that public transport be seen as a public service and properly funded.
- why was the energy from the Energy to Waste plant on Marsh Barton and the new housing on the outskirts of Exeter by the Devon Motel not connected to a District Heating system. *The business case made for the Energy to Waste plant was supported by Teignbridge District Council, but it had not been possible to secure the deal with the volume house builders in Teignbridge.*
- it was suggested that as much of a visual message as possible be given to the Council's Communication team to share with the public to be aware of the challenges ahead. *The message including the challenges will be shared through Exeter City Futures.*

- the different means of individuals to be able to participate should be borne in mind in the messaging. The Member referred to some residents in her ward who were supportive but initiatives such as road changes had meant that their livelihoods had been disproportionately affected as individuals. There was a need therefore for any move to behavioural change to be communicated sensitively. *The request was acknowledged and directly correlated with the intended messaging.*

The Chair hoped that despite the cost of living crisis that there may be an opportunity to reinvigorate the economy through public spending to develop the green technology and the infrastructure needed. The Chief Executive & Growth Director referred to the various reincarnations of the county's Devolution deals and the consistent message that Exeter has made a solid case to pursue green innovation. It was important to be clear locally about the direction of travel and wait for the right opportunity which he was confident that the Leader at the County Council would support.

The Chair referred to the discussion and sought Members' support for an additional recommendation to set up a Standing Overview Group to scrutinise the all-encompassing piece of work that will be needed by both the City Council and all of our partners. The detail and operation of the new Group would be presented to the Scrutiny Programme Board. It would include the opportunity to enable witnesses to present evidence to ensure the whole process will be properly scrutinised. The challenge of the effort to tackle climate change with limited resources was acknowledged. Members expressed support for the additional recommendation.

The Strategic Scrutiny Committee supported the report and requested that comments made by this Scrutiny be relayed to the Executive when it considers the Greenhouse Gas Emissions Inventory report. Strategic Scrutiny Committee supported approval by Executive of the following:-

- (1) the Exeter Greenhouse Gas Emissions Inventory and that the pace and scale of change required to deliver on the Net Zero 2030 goal will require a step change in resources, activity and policy making both at a local and national level,
- (2) the importance of biodiversity and carbon sequestration in addressing the challenge of delivering a Net Zero Exeter and invite a presentation to a future meeting of Scrutiny Committee on practical proposals for linking the planning and development system with the climate and ecological emergency involving a mechanism to deliver net biodiversity gain on development sites and carbon offsetting within Devon, this could comprise a Natural Capital Delivery Partnership; and
- (3) a Standing Overview Group be established, with the Scrutiny Programme Board requested to consider the detail of operation to enable further scrutiny of the collaborative work needed by the Council's partners as an ongoing and significant piece of work.

12 **Presentation on the Role of Scrutiny**

The Corporate Manager Democratic and Civic Support referred to the important role of scrutiny within the Council's democratic process in acting as a critical friend for the Authority and enabling the 26 Members who made up the two Scrutiny Committees to be able to contribute to the Council's policies and procedures.

Members were reminded of the approach within the Authority:-

- Scrutiny Committee Members had the opportunity to address and scrutinise the decisions being taken by the Executive by attending the meetings as well as initiating a call-in of Executive decisions, provided it met one of the four criteria set out in the Council's Constitution.
- questions could be put forward to Portfolio Holders on their particular spheres of responsibility within the Council with a standard format to highlight the ongoing programme of work, service delivery, financial performance and other matters on the portfolio has been developed. It was noted that this format would be used for the Portfolio Holder reports going forward to the next cycle of Scrutiny Committees.
- a Forward Plan of business for the Executive for the future period was published and offered the opportunity for a particular matter to be brought forward through a more collegiate approach through scrutiny, via the Scrutiny Programme Board.
- the opportunity existed for Members to suggest a Task and Finish Group or Spotlight Review to raise particular items of interest or urgency. Members of the Scrutiny Programme Board had also developed a proforma for Members to make such requests which is shared with the Strategic Management Board and the Scrutiny Programme Board for determination and timetabling against other requests that may come forward.
- a forthcoming meeting of the Governance Review Board would ensure that the Council continued to improve on recent changes made, which included promoting greater public access with public speaking permitted at Council and the Executive meetings.

The Corporate Manager Democratic Services and Civic Support referred to the example of scrutiny working which had been very evident at this evening's meeting both from the detailed questions to Portfolio Holders, pertinent questions on the reports and from that an additional recommendation for a time limited Standing Overview Group to facilitate a way forward for a key matter for the Council. He also responded to the following Member's comments: -

- the Forward Plan offered an opportunity both internally and externally to identify future business and whether it was appropriate for additional discussion at Scrutiny, via a request to the Scrutiny Programme Board, before the matter was discussed at the Executive. There was also the opportunity to place an item of business directly on the Scrutiny agenda.
- the appointment of Chairs and Deputy Chairs were made as the result of nominations made at the Annual Council meeting, voted en bloc as a Council decision. There had been opposition Chairs of Scrutiny Committee and whilst this could be a matter for discussion in the future, such appointments remained a Council decision.
- lockdown had offered an opportunity to broadcast meetings via zoom, but face to face meetings required an individual recording with a member of the Communications Team present at the meetings. Currently only the decision making meetings of Council, the Executive and Planning Committee were recorded. Members of the public were able to attend all Committee meetings, including Scrutiny Committees and the agendas were published well in advance of the meetings. The Chair made a request for officers to explore a cost effective way of broadcasting these meetings and it was confirmed that the Governance Review Board will be asked to consider any future plans to broadcast meetings of Scrutiny.

The Chair reiterated that the Governance Review Board was particularly committed to strengthening scrutiny along the lines that have been outlined this evening. He

referred to the approach which included cross party working and promoting inclusivity. At the Chair's invitation, Councillor Vizard, as Chair of the Customer Focus Scrutiny Committee echoed the opportunities for cross party working, ensuring an open and transparent process and encouraging Members to come forward with topics for discussion.

Members noted the update.

13 **Forward Plan of Business**

Members noted the Forward Plan.

The meeting commenced at 5.30 pm and closed at 7.50 pm

Chair

DRAFT



Exeter
CityFutures

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Exeter City Futures

ECC Scrutiny Committee
16 June 2022

Karime Hassan MBE

CEO, Exeter City Futures CIC
Chief Executive & Growth Director,
Exeter City Council

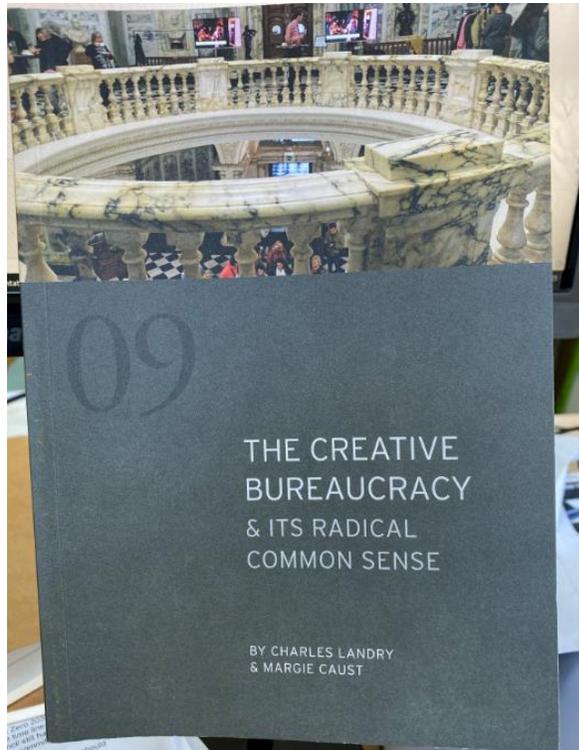


Minute Item 11

The Creative Bureaucracy & its Radical Common Sense

Charles Landry &
Margie Caust

Page 09



“Wicked problems are proliferating; **these problems we must address even though we do not know the precise answer or roadmaps. This calls for foresight and the ability to relax into uncertainty or ambiguity as we invent the future.** Stark and threatening choices face humanity and although we know what a richer, sustainable life could be, our collective intelligence seems incapable of making it happen.

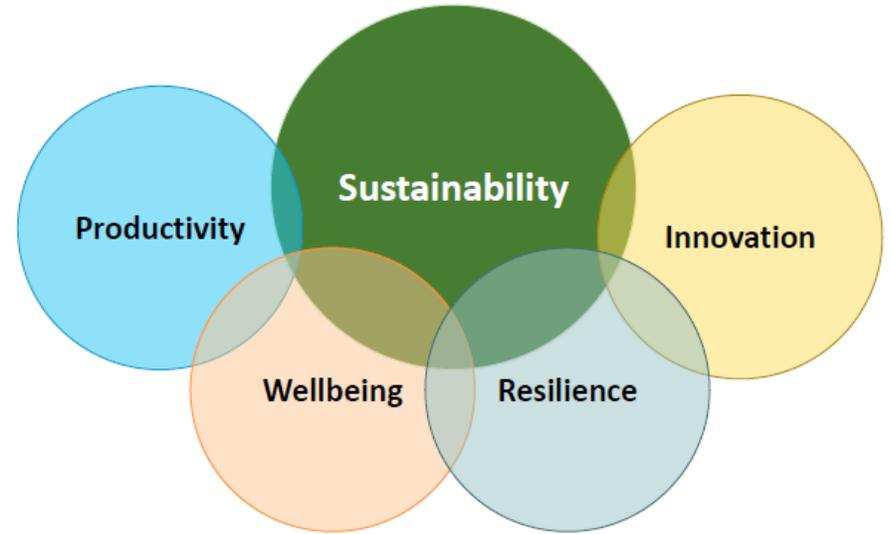
Governments, across all levels, especially through their convening power and in collaboration with others, are called upon to provide the guidance, roadmaps and programmes that will anticipate and avert looming catastrophes, grow the quality of life, reduce inequalities and stimulate economies.”



COLLABORATION

City-wide institutions need to be prepared to collaborate for outcomes, to work together to build an inclusive, healthy and sustainable city.

- ▶ The Exeter City Futures (ECF) Community Interest Company was publicly launched in January 2016.



Sustainability is at the heart of being a great city-region





STRUCTURAL CHALLENGES : Region and City the economy

- Relatively low waged economy
- Business density - dominated by large public sector employers relatively lower levels of start-ups and SMEs
- Lower levels of productivity
- Low levels of innovation
- Where are the wealth generating opportunities?



Working collaboratively with the City to build a
healthier and more sustainable Exeter



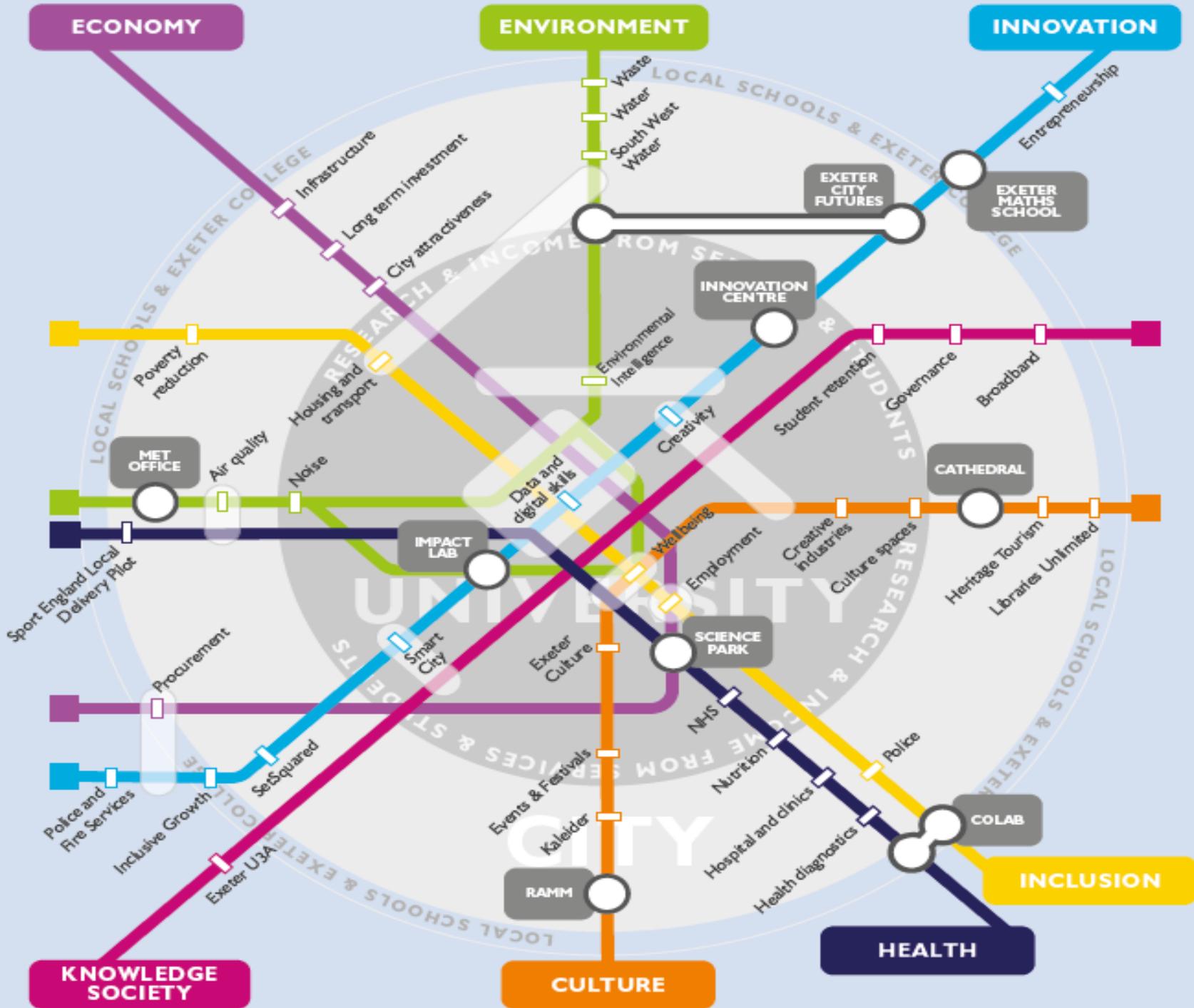
Exeter is in the top 200 universities worldwide



Digital Tech Industries are central to the city of Exeter's economy. Between 2010 and 2014 it experienced a 161% growth in its digital tech employment, the highest in any cluster



The University of Exeter supports 11,000 jobs across the UK



Exeter currently has a population of approximately 129,800 and is the second fastest growing city in the UK (Centre for Cities 2018) – in the previous year's report (2017) we were the #1 fastest growing



Exeter is the UK's fastest growing and fastest rising research university

Key

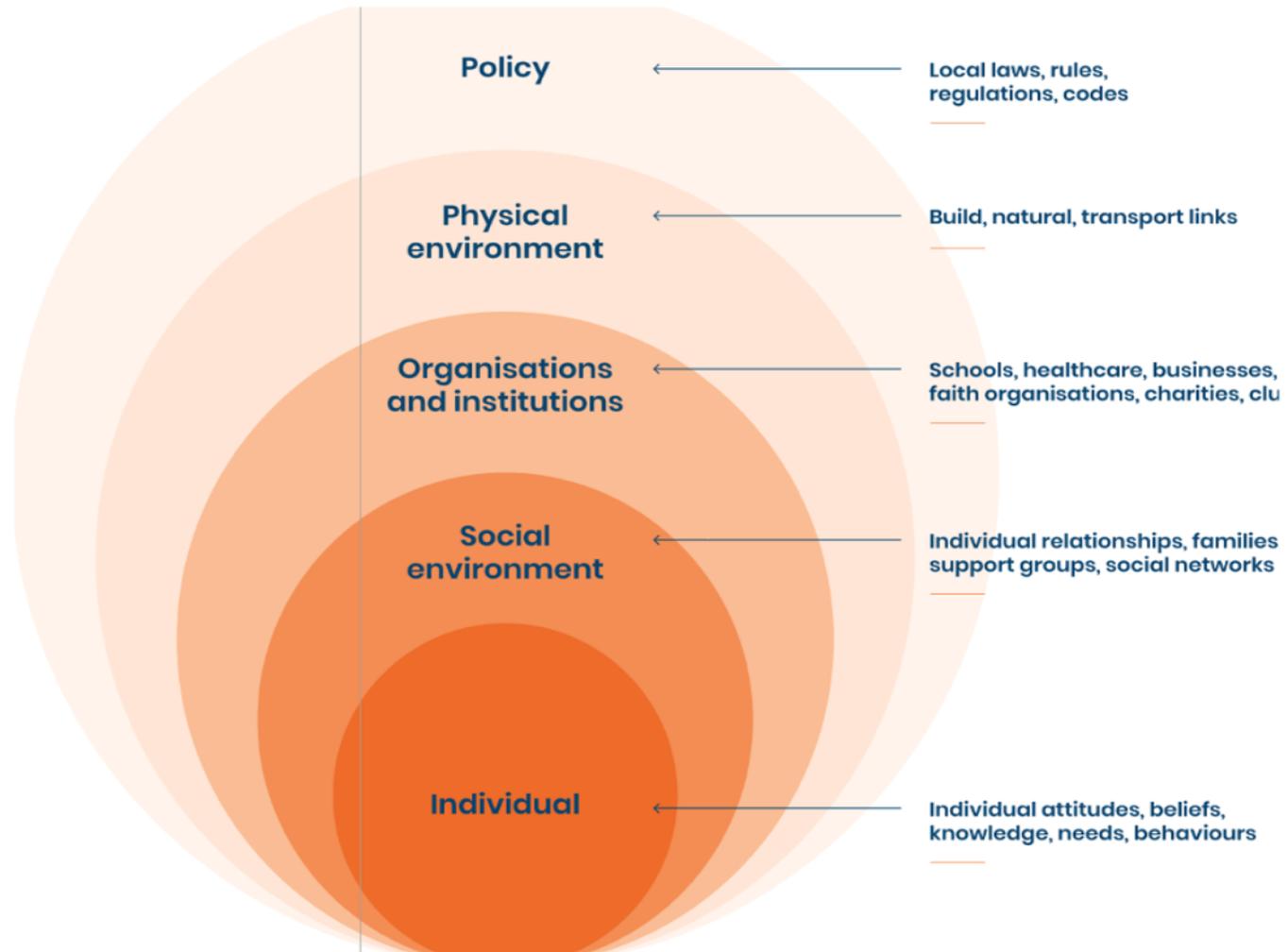
- ECONOMY** Route
- Location** (White circle)
- Link** (Green line)
- Link crossover** (Small colored squares)



WHOLE SYSTEMS APPROACH

We need to take a whole systems approach to net zero, we need to look at all the components together and create positive social change.

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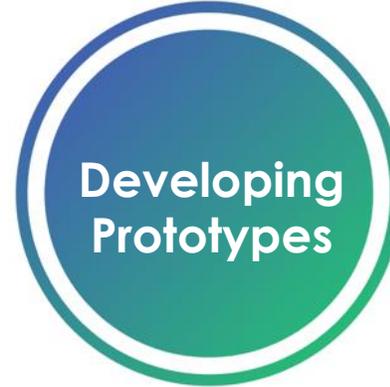




THE ROLE OF ECF

Exeter City Futures is a vehicle for change, helping to create the environment conducive for people to act.

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ECF: DEVELOPING THE CITY'S CAPABILITY

Sustainable Finance and Infrastructure

Harness capital from within the City to enable sustainable, subsidy-free investment in infrastructure development that delivers the City vision

City Innovation

Create the right institutions, process and support structures to nurture the right solutions to our challenges and build on our strengths.

Data and Analytical Skills

Develop the skills and capabilities to harness and interpret data to ensure value generation globally and locally - become the world's leading analytical city

Enabling Environment

Build governance structures, policies and processes that foster collaborative experimentation and shared vision



An analytical Approach **E-DISC Analytics Apprentice**

Exeter Data Information Science Collaborative (E-DISC) brings together leading city organisations to develop the city's technical data analytical skills for the future by building data and analytics skills of local young people.

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EXETER VELOCITIES



- ▶ The innovative Exeter Velocities programme launched in 2017 and offered support and funding for start-ups with ideas to reduce our dependence on fossil fuels and drive positive social impact.
- ▶ Built from a desire to build a strong entrepreneurial ecosystem in the forward-thinking city of Exeter, Exeter Velocities raised almost £6m of investment, and £125k of grant funding into 34 start-ups.

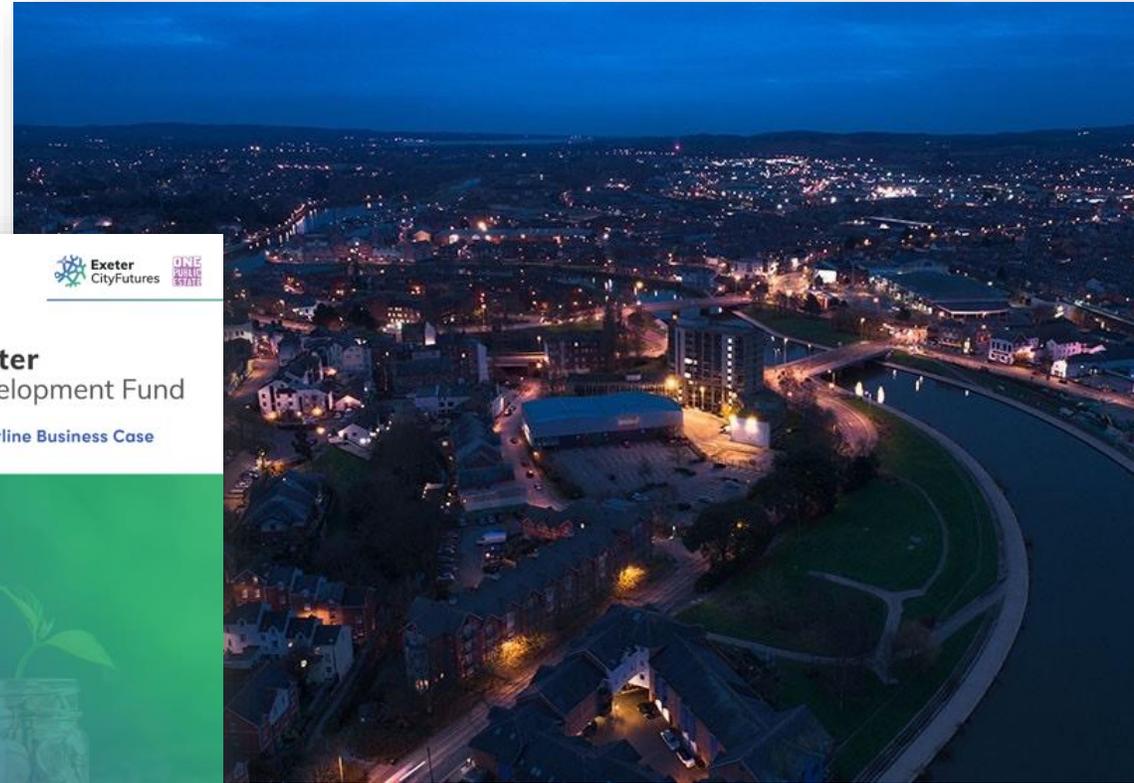




EXETER DEVELOPMENT FUND

This Exeter Development Fund is a fresh approach to city development which intends to support new communities with sustainable, high-quality, affordable and net zero housing, whilst also providing a long-term revenue stream for the public sector.

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EXETER'S 2040 VISION

- ▶ "By the time they are an adult, a child born in Exeter today will live in a city that is inclusive, healthy and sustainable – a city where the opportunities and benefits of prosperity are shared and all citizens are able to participate fully in the city's economic, social, cultural and civic life"
- ▶ An innovative and analytic culture will support communities, businesses, civil society and public bodies to work together to solve the city's challenges and achieve its ambitions. The city institutions work collaboratively with a coherence in pursuit of the city's vision.





12 Goals

- ▶ In 2018 ECF published 12 Goals for Exeter, to replace the 'congestion free and energy independent' mission tagline. In 2018 Exeter City Council cited ECF as the mechanism to address strategic priority of tackling congestion and accessibility. These provided the framework for the net zero 2030 plan.

 Reduced Energy Consumption	 Reliable Journeys & Resilient Roads	 Green Spaces and Local Produce	 Regenerative Design
 Clean Air	 Efficient Resource Management	 Affordable Healthy Homes	 Reduced Dominance of Cars
 Access to Renewable Energy	 Collective Action	 An Analytical Approach	 Locally Controlled Finance



EXETER'S NET ZERO PLAN

Exeter's Net Zero Plan, adopted by the Council in 2019, sets out a series of practical actions that local authorities, organisations and individuals can take, with associated carbon savings and cost, all of which Exeter will need to put in place in order to become net-zero carbon.





ECF: EXAMPLE PROJECTS

- ▶ Launch of the Net Zero Plan 2030
- ▶ Exeter Velocities Start-Up Accelerator Programme
- ▶ Immersion Challenge Programme with Devon and Cornwall Police
- ▶ Exeter Data Information Science Collaborative (E-DISC) Apprenticeships
- ▶ Creation of the 'Reimagining Exeter' Interactive Map
- ▶ Exeter Data Mill (with The Impact Lab)
- ▶ Exeter Development Fund
- ▶ Launch of city-wide Slack Platform
- ▶ Energy Independence Report
- ▶ Covid response: Co-ordinating Community Hampers
- ▶ Community Workshops
- ▶ Connect Events
- ▶ Emergency Roundtables



EXETER: TOP 5 PRIORITY ACTIONS

- ▶ Move to Renewable Energy Sources
- ▶ Retrofit Homes
- ▶ Create Work and Healthcare Hubs
- ▶ Electrification of Public Transport
- ▶ Electrification of Private Transport





THE CITY OF EXETER'S: GREENHOUSE GAS INVENTORY

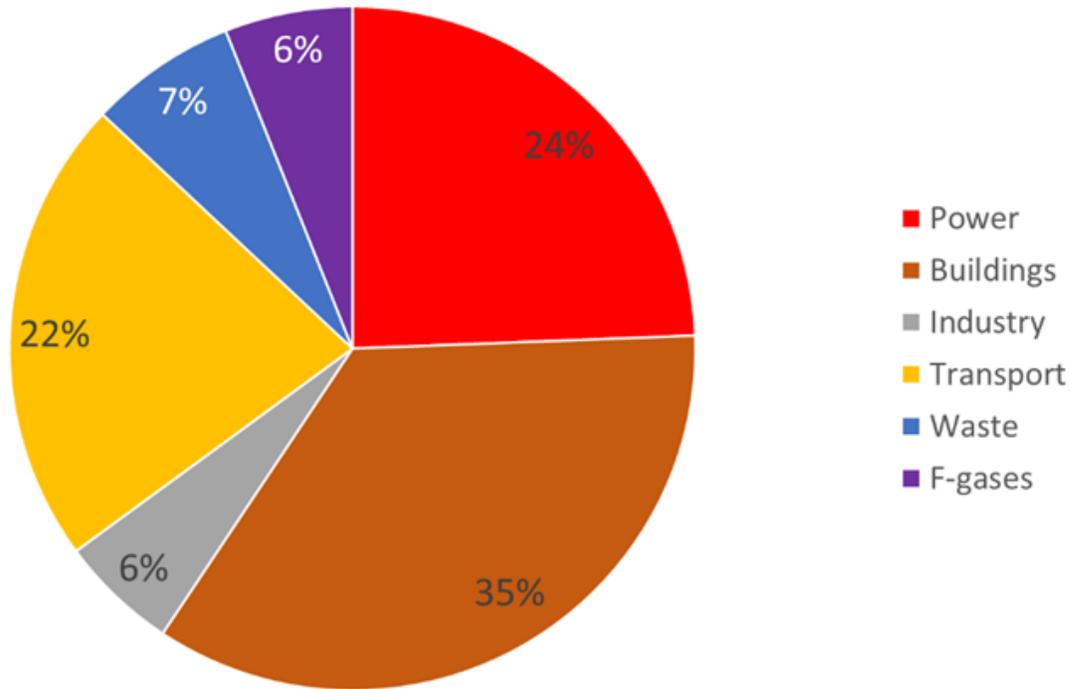
- ▶ The City Council declared climate emergency in 2019 pledged to work towards creating a carbon neutral city by 2030
- ▶ Exeter Vision 2040 commits to a Net Zero Exeter 2030
- ▶ The Target year is in advance of the national net zero target required under the Climate Change Act and reported on in the Sixth Carbon Budget.
- ▶ The Centre for Energy & the Environment at the Uni of Exeter was commissioned to produce a baseline greenhouse gas inventory and to quantify the reductions required to achieve net zero in 2030.



EMISSIONS TREND

Estimated total greenhouse gas emissions in Exeter in 2019 are 476,221 tonnes of carbon dioxide (t CO₂e). The graph and table gives the breakdown of emissions.

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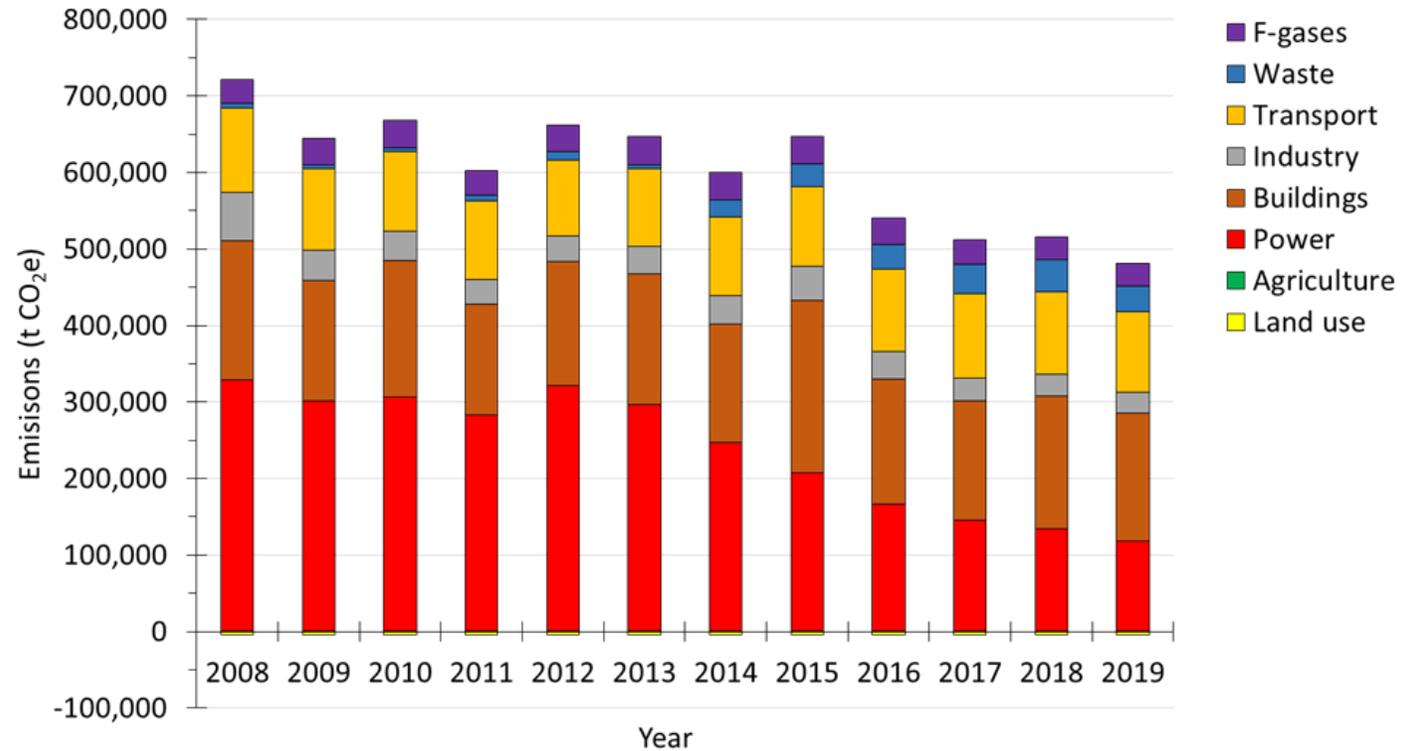


Sector	GHG emissions t CO ₂ e
Power	117,077
Buildings	167,684
Industry	26,795
Transport	106,023
Waste	33,449
F-gases	28,914
Agriculture	948
Land use	-4,669
Total	476,221



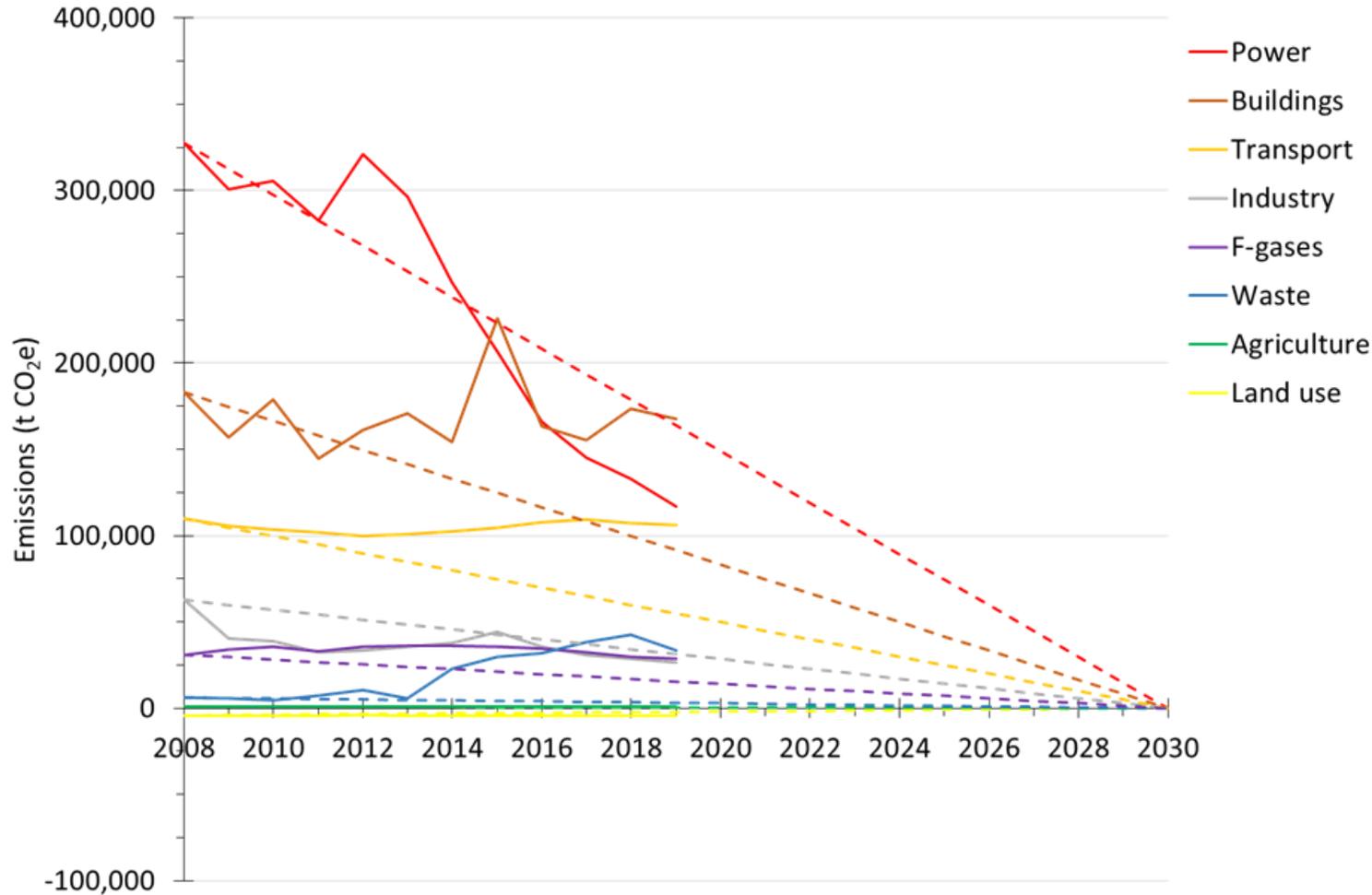
METHODOLOGY AND RESULTS

The graph shows the breakdown of emissions for each year since 2008. GHG emissions in Exeter have generally been on a downward trajectory with estimated GHG emissions of 717 kt CO₂e in 2008 declining by a third by 2019.





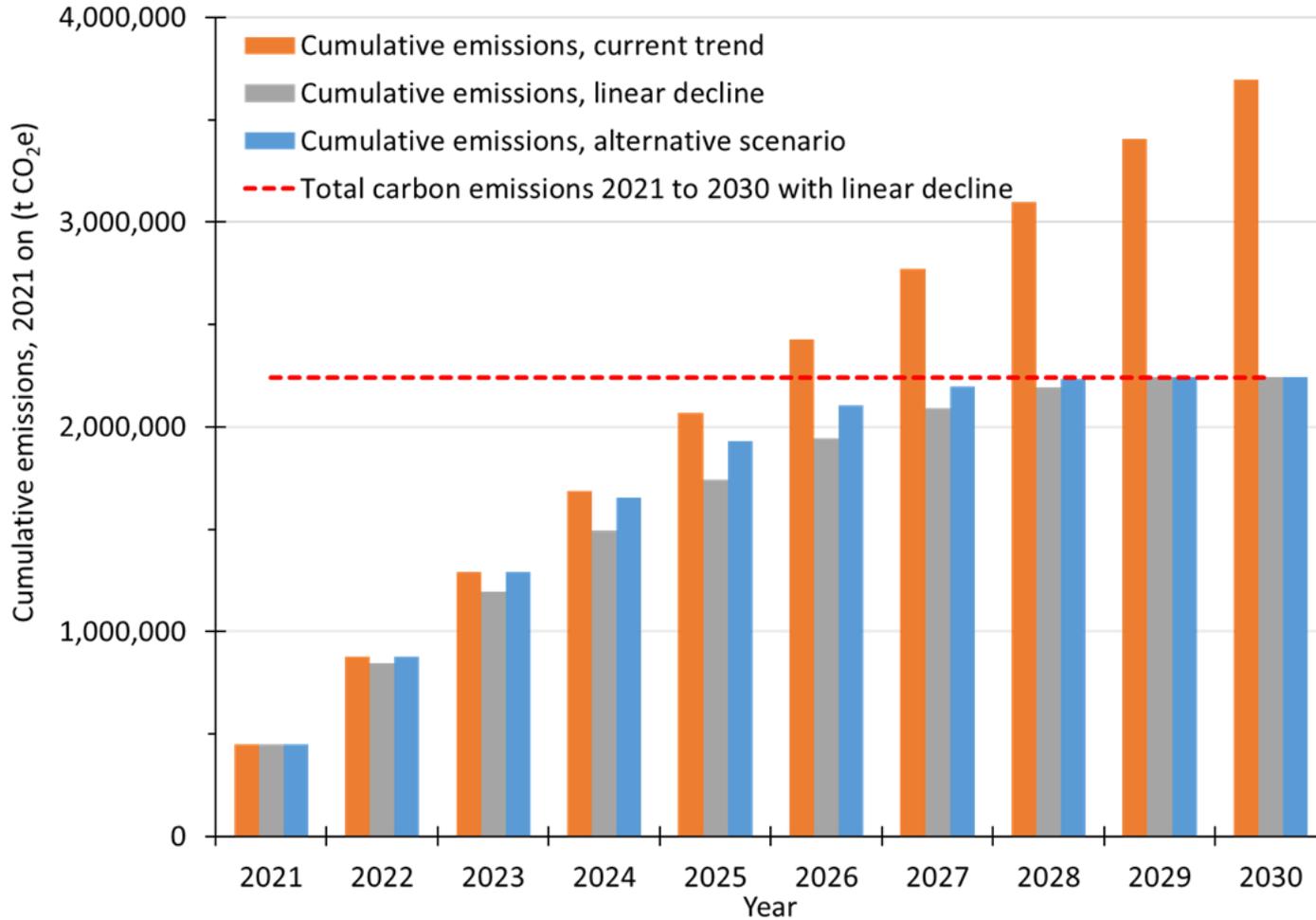
EMISSIONS REDUCTION



Emissions reductions against a linear trajectory to net zero by 2030 (dotted), 2008 base, by sector.



EMISSIONS REDUCTION



Emissions reductions against a linear trajectory.



OBSERVATIONS

- ▶ Greenhouse gas emissions in Exeter are on a downward trajectory.
- ▶ Emissions of 717 kt CO₂e in 2008 declined by a third to 476 kt CO₂e in 2019.
- ▶ Likely that the city will meet a 2020 target of a 30% reduction from 1990 levels (516 kt CO₂).
- ▶ Changes to date due largely to the reduction in the carbon intensity of the national electricity grid: a 64% reduction in emission from the power sector (with most generation plant located outside Exeter).
- ▶ The city is missing 2020 sector targets for emission reduction from buildings and transport by factors of 6 and 4 respectively.
- ▶ Lack of progress in these sectors is particularly concerning, with growth in the city leading to increases in emissions in recent years.
- ▶ **The city needs to make significant progress in reducing emission from buildings and transport to deliver net zero.**



OBSERVATIONS

- Extrapolating the current trend from 2016 suggests emissions in 2021 will be 448 kt CO₂e.
- Continuation of the current trend without local GHG reduction relies on unrealistic grid decarbonisation (implying a zero carbon grid electricity in 2026).
- While it may be realistic to assume current trend estimates for 2021 can be achieved with grid decarbonisation, by 2030 a 28% reduction from non-power sectors would be required to continue the current trend to 2030 while still leaving residual emissions of 291 kt CO₂e in 2030 and cumulative emissions of 3.7 Mt CO₂e over the decade.
- **A linear decline in emissions from 2021 to zero in 2030 would yield cumulative emissions of 2.2 Mt CO₂e. The current trend, which itself requires significant non-electricity emissions reduction, exceeds this amount in 2026.**



SCALE OF THE CHANGES REQUIRED

- ▶ 1,200 +PV installations each year every year to 2030, compared to 36 in 2020, a six-fold increase in the long run average installation rate.
- ▶ Installing loft insulation in 25,400 homes by 2030 or 2,800 homes each year every year to 2030.
- ▶ Insulating the walls of 13,500 homes by 2030 at the rate of 1,500 every year.
- ▶ Putting 4,600 heat pumps in homes every year to 2030, there are currently 449 heat pumps in Exeter's homes.
- ▶ Connecting an extra 11,200 homes to heat networks by 2030; over 1,200 each year.
- ▶ Improving the energy efficiency of 260 non-domestic buildings every year to 2030 and switching 270 every year to low carbon heating.



SCALE OF THE CHANGES REQUIRED

- Reducing driving in Exeter by 10 million kilometres each year, every year to 2030.
- Continuing the exponential growth in electric vehicles ownership (aiming for 317 in 2021) and putting in an additional 81 charging points in every year to 2030.
- Increasing cycling rates 3.7 million kilometres annually (equivalent to 70% of the current total level) with matching increases in walking.
- Achieving a 1.3 kt (3.3%) annual reduction in household waste generation each year, every year and a 4.2% annual increase in recycling rates each year, every year to 2030.
- Capturing and storing CO₂ emission from the Exeter energy recovery facility by 2030.



DISCUSSION POINTS

- Barriers to delivery and **key points of pain**, what are they?
- Are members up for the **scale of the challenge** and also the **scale of the opportunity** to stimulate innovation and support the economy?
- The pace and scale of change required to deliver on the Net Zero 2030 goal will require a **step change in resources, activity** and policy making both at a local and national level.
- Do members recognise the **limited powers** councils have over many areas contributing to the emissions and therefore the need to work collaboratively?
- The targets included in the Greenhouse Gas Inventory provide a good basis as a start for a strategic dashboard but no single organisation has the powers or levers to deliver. Therefore who owns the Plan and performance measures?
- **The Technical, Financial and Political issues** raised in getting to net zero ahead of the 2050 national commitment.
- **The constraints on the grid** and a doubling of demand for energy, what are the implications
- **The development of mechanisms** for ensuring biodiversity gains and carbon off setting is credible



EXETER'S 2040 VISION : THE OPPORTUNITY



EXETER VISION 2040

December 2019



“By the time they are an adult, a child born in Exeter today will live in a city that is inclusive, healthy and sustainable - a city where the opportunities and benefits of prosperity are shared and all citizens are able to participate fully in the city’s economic, social, cultural and civic life.”

INNOVATIVE & ANALYTICAL CITY

Exeter will be a model of strong local democracy. Communities will organise themselves and use their assets and resources to reduce inequalities and create a sense of belonging. The city’s anchor institutions will drive local impact. Active, engaged citizens and communities will be empowered to create, share and use data to respond to shared problems and needs. Exeter will be a young people-friendly city and young people will have a meaningful voice in the decisions that affect them and their communities.

An innovative and analytical culture will support communities, businesses, civil society and public bodies to work together to solve the city’s challenges and achieve its ambitions. The city institutions work collaboratively with a coherence in pursuit of the city’s vision.

HEALTHY & INCLUSIVE

Exeter will be healthy and happy and local services will support people to live their lives well, in the ways that matter to them. Every resident will have a home that is secure, affordable and healthy in a balanced and connected neighbourhood that supports wellbeing and reduces social isolation. Access to clean, secure and affordable energy will help to eliminate fuel poverty. Health, care and wellbeing services will be designed and delivered in partnership with the communities who use them.

THE MOST ACTIVE CITY IN THE UK

Exeter will be the most active and accessible city in England – transport will not be a barrier to economic or social activities, and sustainable means of travel will be cheaper, quicker and more convenient than private car ownership. Land currently dominated by driving and parking will be freed up for social, economic and environmental uses and air will be clean and healthy. A high-quality and accessible built environment and green spaces, with great arts and cultural facilities, will encourage healthy, active lifestyles.

A comprehensive network of safe routes will ensure that most everyday journeys are made by walking and cycling.

ACCESSIBLE WORLD-CLASS EDUCATION

Exeter will be agile and innovative, and economic growth will be clean, inclusive and resilient. Local supply chains will be stronger, supporting the city’s businesses and social enterprises and keeping more money within the local economy. All residents will have access to world-class education and training, and meaningful, high-quality employment with fair wages. The life-changing benefits of access to and participation in arts, culture and physical activity will be realised. Employers will be able to recruit, nurture and retain a skilled local workforce as well as attracting the best global talent.

LIVEABLE & CONNECTED

Exeter will be a liveable city, with a thriving city centre, within a network of thriving rural and coastal towns and villages. The impacts of growth will be managed and mitigated and communities will lead development, helping to create a city where everyone has access to the places and services which enable them to meet their needs and lead fulfilling lives. Urban planning will protect and enhance Exeter’s exceptional natural and historic environment, safeguard its iconic landscape setting, and encourage high-quality contemporary design that complements and enhances the city’s heritage.

A LEADING SUSTAINABLE CITY

Exeter will be a carbon neutral city by 2030 and recognised as a leading sustainable city and a global leader in addressing the social, economic and environmental challenges of climate change and urbanisation. The Exeter of the future will have grasped the opportunities ahead of us today.

CULTURE

Exeter will be known nationally and internationally as a city of culture. It will innovate and lead in the area of the environment, wellbeing, cultural literacy, creative making and heritage innovation to build a living city where everyone thrives. Under its UNESCO City of Literature status Exeter will become a destination for writers and a city of readers. The city will use the power of literature and words to pursue a set of wellbeing goals to improve life for all.

A leading sustainable city

“Exeter will be a carbon neutral city by 2030 and recognised as a leading sustainable city and a global leader in addressing the social, economic and environmental challenges of climate change and urbanisation. The Exeter of the future will have grasped the opportunities ahead of us today.”

Environmental Intelligence Solutions:

Global leadership on the transition to net zero and the green industrial revolution





Exeter expertise

The world-leading assets that are required to fully exploit the power of AI are located in Exeter: the University of Exeter and the UK Met Office. Bringing together internationally renowned expertise in climate change and biodiversity with data science, artificial intelligence and high performance computing means that Exeter is the UK's leading 'Knowledge Asset' in delivering Net Zero and leading us towards a sustainable interaction with the natural environment.

The University of Exeter is home to the UK's five most influential climate scientists* and for more than twenty years have been leading the way in interdisciplinary research to better understand and tackle environment and climate change.

By mobilising our expertise in research and education we are accelerating global action in partnership with governments, businesses and communities.

World leading integrated Environmental and AI Research

- Exeter houses more of the world's top 100 climate scientists than anywhere else in the world.
- Over 1000 researchers in environment, data science and computing.
- £64M NERC Portfolio; Ranked 2nd in overall value of grants and fellowships
- Life and Environmental Sciences ranked 1st in Europe and 11th in the world CWTS Leiden Ranking.
- Doubling of investment in Data Science and Computing over past 5 years.
- University partner of the Alan Turing Institute and lead Environment and Sustainability Theme.
- One of only two UKRI AI Centre of Doctoral Training in Environmental Intelligence.
- Over 34 environment-facing Centres and Institutes with extensive range of projects and programmes.
- Leading the translation of AI and environmental research to business-ready information.
- Multi-million pound regional projects supporting SMEs.



For the purposes of Climate Neutral Now:

CLIMATE NEUTRALITY

A balance between GHG emissions and removals. Achievable at global/planetary level, and at stakeholder (companies, organizations, subnational authorities, individuals) level.
At stakeholder level, only carbon credits from projects that capture GHGs in the long term can be used.

CARBON NEUTRALITY

Action by a stakeholder (company, organization, subnational authority, individual) to reduce and avoid emissions, and then compensate the remaining ones through the use of carbon credits. Use of carbon credits from projects that reduce, avoid and temporarily capture GHGs is possible.
Not applicable at global/planetary level.

NET ZERO

Synonym with climate neutrality.

Therefore, climate neutrality and net-zero at the stakeholder level are similar to carbon neutrality, but they differ in the types of projects/activities used to compensate for the remaining GHG emissions.

Scope 1 or direct GHG emissions:

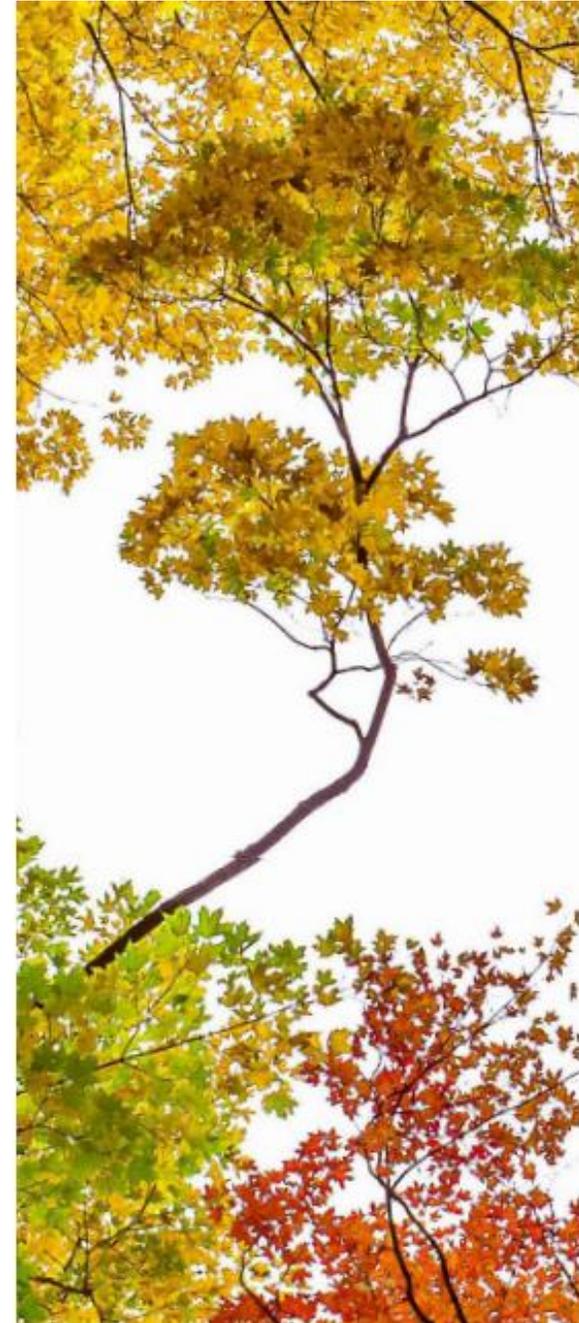
These are GHG emissions from fuel combustion, vehicles, and fugitive emissions (such as refrigerants or nitrogen fertilisation) that are within the organisation or state's direct control.

Scope 2 or electricity indirect GHG emissions:

These are GHG emissions related to the production of electricity, heat, and steam purchased by the organisation or state.

Scope 3 or other indirect GHG emissions:

Also referred to as "value chain" emissions, these are other indirect GHG emissions, not included in Scope 2, related to the organisation or region's wider activities but that come from GHG sources owned and/or controlled by others. This includes emissions indirectly related to the use of consumer goods and associated transport, waste treatment, and the travel of employees and visitors. The GHG Protocol defines 15 categories of [Scope 3 emissions](#).



Strategic Scrutiny Committee 16 June 2022

Questions Received from Cllr Read and responses were set as set out in bold and italics)

Agenda item 7 Progress Report from Exeter City Futures and the city of Exeter Greenhouse Gas Inventory (Minute 11)

Technical questions on University report (The Chief Executive & Growth Director offered the following responses)

1. The inventory says it covers territorial emissions. Territorial emissions are those arising from within the boundaries of the city and are therefore more in the control of people living, working and visiting the city.
This is correct, the focus is on the geography of the city of Exeter.
2. The ECF report and the University report assume that the transport reductions will require the conversion of 50,430 fossil fuel cars with EV battery cars. Can the assumption for this be explained: does it assume if the number of vehicle journeys/ kilometres travelled is reduced that it would still need the same number of vehicles?
***The assumption is that to meet net zero all cars and vans driving in Exeter will be electric. The sixth carbon budget assumes a 17% reduction in vehicle miles by 2050. To achieve 17% by 2030 requires a reduction of 10m km or 2% per annum.
Housebuilding continues and an extra 600 plus homes are built every year. Therefore we need to reduce car usage, increase walking and cycling and to substitute the need to make journeys by changing practices, such as home working and locating facilities in locations that reduce the need to travel by car. The Exeter Transport Strategy (2020-2030) includes a target for 50% of trips to be made by walking and cycling. This would require 46 Million km cycled by 2030 (Nationally this would be by 2050) and similar figure for walking.***
3. The City Council is the port authority for the Exeter Ship Canal, and the Exe from the Mill on the Exe to one mile out to sea at Exmouth. The Council also supports Exeter airport. Please can you clarify if both of these are accounted for in the report? (Offshore areas are covered by the IPPC1996,p5)
The report addresses only the municipal boundary of Exeter. Marine was omitted from the inventory on the basis of a lack of data and there being negligible activity within the municipal boundary. The value would be expected to be slightly more significant if the Exe estuary is included. Including the Ship Canal is not likely to materially increase the numbers.
4. Could the report set out for each sector what ' Scope' of emissions are included in the calculations?
The reports deals with only scope one emissions. The report that will be presented to a future meeting will look at the council's own emissions and is on a consumption basis (i.e it includes Scope 3 upstream emissions from procurement etc.) It would be possible to link the two together for example by expressing ECC's Scope 1 and 2 emissions as a percentage of the City's.

5. Are scope 4 emissions (in use) considered?
No, neither Scope 3 or Scope 4 emissions are included. Scope 4 refers to emission reductions that happen outside of a product's life cycle or value chain, but as a result of that product.
6. P5 says that in October 2021 Exeter had 49 charging points please can you clarify how many of those are open to the public and how many of those are for the car club's use only?
Details of the DfT's local authority charging point statistics are listed on the attached link (Sheet EVCD_01a in cell C351) which show the 49 charging points recorded in Exeter.
www.gov.uk/government/statistics/electric-vehicle-charging-device-statistics-october-2021
7. Page 35 talks about incineration: does the installation of a district heating system create a closed-loop - not releasing greenhouse gases into the atmosphere if it is incorporated into a District heating system? Does the technology currently exist for carbon capture and cleaning of incinerator emissions? Is the report predicated on increase of homes connected to heat networks powered by incineration of waste or heat generated from renewable sources?
District heating will not create a closed loop but it will make for a more efficient energy recovery and therefore reduced CO2 emissions. The assumptions in the report are based on the Sixth Carbon Budget which foresees the decarbonisation of home heating in urban areas via heat pumps and heat networks. The forecast at national level for 2050 is that 76% of homes will be heated by heat pumps with 20% from heat networks. Some of these networks will be via large heat pumps others via energy from waste plants recovering heat, and other non fossil fuel sources.
8. To what extent have methane emissions been considered, in particular the methane emissions generated from former landfill sites that are now owned by the city council and managed as open spaces? (Can these be incorporated if not already) P26(58 of papers) is the spike in the 2015 emissions due in large part to the initiation of the incinerator?
Methane emissions from waste, including historic landfill, are included in the waste sector through the incorporation of data from the National Atmospheric Emissions Inventory.
Matters connected with the council's operations will be picked up in the separate report on the city council's greenhouse gas emissions inventory. The spike in industrial emissions in 2015 is believed to be attributable to natural gas consumption. But there is a question mark about the data and this is addressed on page 27 of the inventory. Emissions from the Energy Recovery Facility are included in the waste sector.
9. P28 (p60 committee report) to what extent does the vehicle kilometres on roads reflect the figures for air pollution in the city?
The study has looked at greenhouse gasses not air pollution levels but there will be some correlation between LAQ, CO2 and vehicle kilometres could be expected. For CO2 the correlation will be influenced by the uptake of lower carbon vehicles (e.g. electric) and operational efficiency (e.g. congestion). For LAQ the correlation could be expected to be weaker still, being influenced by vehicle fuel, tailpipe emissions control technologies, operational efficiency (congestion) and spatial patterns of traffic will also have a greater impact than for CO2.

10. What assumptions are made in regard to the growth of the city i.e. Development and its impact on net zero?

The current report does not include projections of future emissions. National planning policy is framed by the national 2050 target and the City Council has set out its position to support a net zero city with an approach focused on brownfield development that is capable of support active travel. However, current national standards do not require the developments to meet net zero standards and therefore some new developments will themselves have to be retrofitted to meet net zero.

Agenda item 7 Progress Report from Exeter City Futures and the city of Exeter Greenhouse Gas Inventory - Further questions (Minute11)

11. Will an annual GHG. monitoring report be published so the council and city partners can understand progress towards net zero?

This is a matter that Scrutiny Committee needs to reflect upon, and decide what comments they wish Executive to consider. A monitoring regime for measuring progress against the suggested target performance measures is not a small thing, it has resourcing implications and the main body of the report is outlining the scale of the challenge facing the city of Exeter in achieving progress. There is clearly a logic to measuring performance on an annual basis. The expectation would be that SWEEG is engaged to rework the greenhouse gas emissions inventory on an annual basis and this will have a cost. But of equal importance is the actual getting on with the work and tracking this progress in real time based on leading measures of performance that relate to the capacity to do the work. Otherwise the monitoring is a lagging measure of performance. There is no capacity to currently manage this work on behalf of the city of Exeter and this is the core issue of this report. Many organisations are doing their bit, but coordinating effort and supporting a whole system change for a city requires more resources than is currently available. The City Council will want to focus on its own carbon emissions and this will naturally be a priority for the city council. Members are being invited to reflect on these challenges.

12. Para 8.21. Community engagement officer has 4 work packages, one of which is the Connect events, para 8.17. What are the other three?

The four work packages of the Lottery-funded Change Makers programme are:

- ***Work Package 1: Connect Events***
- ***Work Package 2: Innovation Toolkit***
- ***Work Package 3: Defining the Requirement for Social Enterprise Support***
- ***Work Package 4: Build Change maker Offering***

Agenda item 8 Presentation on the Role of Scrutiny (Minute12)

Membership (The Portfolio Holder Culture, Corporate & Democratic Services offered the following responses)

1. For a long time the Labour group have held the Chair in this committee, but committees in other authorities such as Plymouth (labour in opposition) and Bristol

labour in power (just) the opposition chairs the scrutiny committees. Would ask that this is reviewed to enable good governance.

We are currently undertaking a Governance review, the results of which will come to the Audit and Governance Committee on the 28th September and then the Executive Committee on the 18th October. Any changes to the existing constitution will only be approved by the full Council after consideration of the proposal by the Executive or the Audit and Governance Committee as appropriate (14.02 of our current constitution)

The position of Vice Chair for the two scrutiny committees and for the Audit and Governance Committee are held by members of the opposition. These roles are vital to the work of the scrutiny committees and close working with the Chairs of each committee is recommended. Through the Scrutiny Programme Board, which consists of the Chairs and Deputy Chairs of the two scrutiny committees plus one member of the ruling party, Deputy Chairs have equal powers, rights and opportunities to bring items forward to the Scrutiny Committees. The Deputy Chairs are expected to be pro-active in liaison with their own political Group members as well as with the Chairs of Scrutiny Committees to ensure that executive decision making is efficient, transparent and accountable to local people.

- 2 Point of clarification what is councillor call for action? What is the process for this? [The relevant scrutiny committee will: hear call-ins, Councillor's call for action and petitions;]

Councillor Call for Action (or CCfA) was introduced under Section 119 of the Local Government and Public Involvement in Health Act 2007 (the Act), and came into force on 1st April 2009. The statutory requirement to implement CCfA by 1st April 2009 applies to all councils in England (with the exception of parish councils) regardless of their Executive arrangements. The Act enables any Member of the Council to refer to the Scrutiny Committee any local government matter or any crime and disorder matter which affects their ward or division.

[Local Government and Public Involvement in Health Act 2007 \(legislation.gov.uk\)](http://legislation.gov.uk)

This reference will be taken forward to be considered as an addition to the Scrutiny Procedure Rules section as part of the Governance Review.

3. In light of the fact that the constitution says that only resolved Executive matters can be called in, what scope does this committee have to call in matters based upon the forward plan before they get to the Executive?

The term 'call-in' doesn't apply to matters as yet unresolved, or undecided so you can't 'call in' a decision before it has been made. You can, as a member of the Scrutiny Committee however, request through your Chair and/or Deputy Chair, that any report listed on the Forward Plan is brought to a Scrutiny Committee before it comes to the Executive committee and that any resulting recommendations to Executive are recorded on the report. This is within the scope of the Scrutiny Programme Board but also within the scope of the Scrutiny Committee Chairs.

See section 15 of Scrutiny Procedure Rules -15. Call-In (Standing Order 17) Section 4h of the constitution

[Scrutiny Procedure Rules \(exeter.gov.uk\)](http://exeter.gov.uk)

4. Which committee does the Liveable Exeter Place Board report to (which has been set up by terms of reference determined by this council and this Council provides the secretariat for it so it is a council body)?

(The Director City Development offered the following responses)

- ***The Liveable Exeter Place Board is not a formally constituted Council body, nor is it a decision making body.***
- ***Terms of Reference are agreed by the Board.***
- ***The Liveable Exeter Place Board is a vehicle for collaboration in Exeter.***
- ***The Liveable Exeter Place Board does not report to any Council Committee. Issues that require a Council decision, will be presented as reports to Executive and Full Council so that all Members have opportunity to review and input.***

Query on Minutes 17 March 2022

Minute 4 Question from Members under Standing Order 20 - Councillor Jobson asked a supplementary question on whether the ECFCIC accounts are audited. She recalled seeing an auditor's signature on the Company's House published web site and so she asked whether the report would be available or if it would not be in the public domain. The Chief Executive & Growth Director would make enquiries and report back to Members. Has this happened, if not when is date for it please?

The Chief Executive & Growth Director offered the following responses)

Minute 4 Question from Members under Standing Order 20 - An email was sent to all Councillors on 14 March 2022. The Chief Executive & Growth Director obtained the following response in respect of a supplementary question asked by Councillor Jobson at 4 under Finances -

The ECF accounts are unaudited, the statement on them as per Companies House states: The Directors consider that the company is entitled to exemption from audit under section 477 of the Companies Act 2006 and members have not required the company to obtain an audit for the year in question in accordance with section 476 of the Companies Act 2006.

The signature on the last set of accounts is Glenn Woodcock as a company Director.

Minute 4 Question to the Leader

The Chief Executive & Growth Director at the invitation of the Leader offered the following response - Exeter City Futures was a Community Interest Company and could not take decisions that bind Exeter City Council. All decisions impacting on those areas of the Council would be taken to the Executive and Council. It was noted that the Council had no powers to enforce decisions upon partner organisations as they have their own decision making process. Other Councils may follow consideration of the Exeter Development Fund model to bring together institutions to create a single vision and rethink of the way to plan and take decisions collectively about how to align to deliver the Net Zero agenda to develop clean energy. He would be happy to make a presentation to a future Committee outlining the work

of Exeter City Futures are doing with the secured funding of £1.2m to deliver the city's Net Zero agenda.

Do/can we have a date for this please?

(The Chief Executive & Growth Director liaised with the Leader and offered the following response)

A presentation can be made to a future Committee in the autumn outlining the work of Exeter City Futures with specific reference to the two programmes being funded by the One Public Estate and the National Community Lottery fund. I believe this is what the questioner means by the £1,2m for the net zero agenda. The work actually relates to the city development fund and the Change Makers Programme

Minute 4 Matter raised by Councillor Hannaford on the closure of Clarendon House

Councillor Hannaford asked for the Leader of the Council to seek an urgent meeting with all relevant parties, including the regional Department of Work Pensions representatives, staff and unions, Devon County Council, and local Members of Parliament. He asked that this meeting should consider amongst other matters, the decision to close this employment hub, the possible transition period, potential future alternative sites, and Job Centre Plus provision for the Exeter travel to work area. The Leader responded and in referring to the statement prepared by Councillor Hannaford confirmed he would make arrangements to convene a meeting with all of the relevant parties as requested. Has this meeting happened, if not do we have a date for it?

(The Leader offered the following response) ***The meeting has yet to be arranged.***

Strategic Scrutiny Committee 16 June 2022 (Minute 11)

DRAFT recommendations received from Councillors Read and D Moore with the request to share this information with Members for information and that subsequently some of the detail may or may not be preferable after the discussion at the Scrutiny meeting. The draft recommendations were not being proposed as a block.

Governance

Recommendation to Executive:

- **Set up a Committee on biodiversity and climate change to oversee to development and adoption of climate and biodiversity monitoring targets and their implementation across the council, and ensure its policies and strategies align and are designed to meet these targets, and respond to the work of the IPCC and climate change committee, and this reports to the scrutiny committee and the public twice a year on progress.**
- **Continue work with DCC on citizens' assembly to help address the most challenging aspects of carbon reductions.**
- **An annual GHG. Monitoring report be published so the council and city partners can understand progress towards net zero.**

Climate

- **Projections of carbon emissions that will arise from liveable Exeter and also the new local plan be modelled in detail.**
- **Refer all the transport targets to the Transport Working Group to consider the implications of *'Continuing the exponential growth in electric vehicles ownership'* on air pollution and congestion and draw up policy options measures to incorporate into the Exeter Transport plan that accelerate the Council's goals to reduce car dependency and increase walking and cycling.**
- **Use the funds previously agreed by Council to develop a business case for a retrofit company to work across the Council, Housing associations, and privately owned property, and develop partnerships to improve the supply chain.**
- **To extend the work begun on council house retrofit to achieve B EPC all properties.**
- **To update the heat network studies focus on heat for water only and ensure houses are built to passivhouse standards (i.e. not requiring external heat sources). Adopt a commitment to reducing incineration - i.e. fossil fuels and a conversion to renewal heat generation, and the prioritisation of existing homes and bis prioritised - new ones should not need it.**
- **That the council adopt a 70% recycling target rate by 2025.**
- **That the relevant waterways are included in the scope of the report and the city's net zero and biodiversity responsibilities. The city council is the port**

authority for the Exeter Ship Canal, and the Exe from the Mill on the Exe to one mile out to sea at Exmouth.

- The report set out for each sector what ' Scope' of emissions are included for each topic.

Biodiversity

That specific measures are progressed to create biodiversity enhancement plan for the city - drawing on the [Devon Local Recovery Partnership](#) that can inform the Local Plan and future investment in nature in Exeter

Draft Recommendation to Executive:

CUSTOMER FOCUS SCRUTINY COMMITTEE

30 June 2022

Present:

Councillor Matthew Vizard (Chair)

Councillors Mitchell, M, Bennett, Ellis-Jones, Foale, Harvey, Holland, Newby, Oliver, Snow and Sutton

Apologies:

Councillors Sparling, Wardle and Warwick

Also present:

Director of City Development, Corporate Manager Democratic and Civic Support, Assistant Service Lead – Local Plan and Democratic Services Officer (HB)

In attendance:

Councillor Bialyk	Leader
Councillor Denning	Portfolio Holder Council Housing Development and Support Services
Councillor Ghusain	Portfolio Holder City Management and Environment Services
Councillor Morse	Portfolio Holder City Development
Councillor Pearce	Portfolio Holder Communities and Homelessness Prevention
Councillor Williams	Portfolio Holder Recycling and Waterways

10 **Minutes**

The minutes of the meeting of the Customer Focus Scrutiny Committee held on 31 March 2022 were taken as read, approved and signed by the Chair as correct.

11 **Declarations of Interest**

No declarations of interest were made by Members.

12 **Presentation on the role of Scrutiny**

The Corporate Manager Democratic and Civic Support spoke on the role of scrutiny and its importance within the Council's democratic process in acting as a critical friend for the Authority. He set out the following three distinct aspects of the scrutiny process:-

- holding Executive to account by analysing and reviewing their decisions such as through the Call-In process, provided this met one of the four criteria set out in the Council's Constitution. This process was not applicable when the Executive made recommendations to Council as, at that stage, the whole Council was effectively the ultimate scrutinising authority. Members could also question Portfolio Holders on their areas of responsibility and how they were meeting the objectives and priorities of the Council. The Scrutiny Programme Board had agreed a new proforma for this purpose and this process would commence in the September/October cycle of Scrutiny Committees;

- a more proactive approach with the opportunity to contribute to the policies and procedures of the Council through its Forward Plan, which is published monthly, providing advance notification of matters to be brought forward and which can be considered first by a Scrutiny Committee prior to report to Executive; and
- a second proactive approach involved the examination of specific matters in greater detail through Task and Finish Groups, a good example being the recent meeting of the Homelessness Task and Finish Group. Such a group typically comprised five to six Members and was able to call witnesses, both internal and external, to assist with its review. An alternative was a Spotlight Review which could comprise a similar number of Members and which, typically, was likely to meet on one occasion only.

The Corporate Manager Democratic and Civic Support also made the following points:-

- the Scrutiny Programme Board considered requests for further examination and scrutiny of issues with regard to Council priorities and objectives. Members of the Scrutiny Programme Board had developed a proforma for Members seeking to suggest a topic to set out the detail. This proforma was shared with the Strategic Management Board for comment before being presented to the Scrutiny Programme Board for determination and timetabling to ensure both an equal spread of business between the two Scrutiny Committees and to achieve the best use of the resources available;
- the creation of a portal on the Council's intranet which included guidance on scrutiny procedures and tips on how to make scrutiny work. It also included relevant forms to bring forward matters for scrutiny as well as links to the Local Government Association, Local Government Information Unit and Centre for Public Scrutiny sites;
- two recent examples of in depth scrutiny were the detailed questioning of the progress report from Exeter City Futures and the City of Exeter Greenhouse Gas Inventory at the Strategic Scrutiny Committee and the meetings of the Joint Strategic Scrutiny and Customer Focus Scrutiny Committees examining the Exeter City Development Fund;
- the opportunity, through Standing Order 18, for Members to request a matter being placed on a Scrutiny Committee agenda;
- a meeting of the Governance Review Board was to be held to further examine the Council's Governance arrangements. This could lead to recommendations to Council to make any necessary changes. Previous examples of changes had been the introduction of the opportunity for the public to put questions to Committees and Council and a fine tuning of the petitions scheme; and
- because of resource implications, the decision making meetings of Council, the Executive and Planning Committee were recorded but not Scrutiny Committee meetings. This would be re-visited by the Governance Review Board who would be asked to look at any plans to broadcast meetings of Scrutiny.

Responding to a Member's query, the Corporate Manager Democratic and Civic Support confirmed that a further role of Scrutiny was to scrutinise issues that impacted on the city as a whole and were not necessarily functions of the Council itself.

The Chair thanked the Corporate Manager Democratic and Civic Support for his presentation and emphasised the importance of scrutiny being a critical friend of the Council. He also referred to the membership of the Scrutiny Programme Board as the Chairs and Deputies of both Scrutiny Committees, with the Board chaired by Councillor Packham, a non-Executive Member. It was an open and transparent process and he encouraged Members to come forward with topics for discussion.

Members noted the report.

13 **Questions from the Public under Standing Order No. 19**

No questions from members of the public were received.

14 **Questions from Members of the Council under Standing Order No 20**

In accordance with Standing Order No. 20, the following questions had been submitted by Councillors Bennett, Harvey, M. Mitchell and Sparling and had been circulated in advance to Members of the Committee. The responses of the Portfolio Holders are set out in italics.

Questions to the Portfolio Holder for Recycling and Waterways - Councillor Williams

Councillor Bennett

Please could the Portfolio Holder provide information on the performance of the glass collection service and if the service is expected to run without further interruptions this year?

Response

The team are working incredibly hard to rectify the performance but there are some issues outside their direct control. The vehicle used is a bespoke collection vehicle. It is over 11 years old with ageing parts that are difficult to source. Due to the nature of the vehicle we are unable to hire one to cover the vehicle while it is fixed. In addition, there is the issue of not being able to successfully recruit for LGV drivers and having to take the driver from this vehicle to bolster the statutory waste and recycling collections. Of course, measures are being explored to re-think the glass collections within the city, but the underpinning issue is that the Government is unclear when glass will be collected from the kerbside. That really isn't helping the people of Exeter. I can assure you that everything we can control is in place to clear the glass side waste should the vehicle fail.

Supplementary question and answer.

Will action be progressed to address issues around kerbside collections or will the Government review be awaited first?

Answer

It is necessary to wait for clarity from the Government as it would be irresponsible to make major decisions and incur unnecessary costs prior to the results of the review being known.

Councillor Harvey

What arrangements are planned to solve the following problems with the food recycling collection:-

Response

I am pleased to offer reassurance as the current Portfolio Holder that I have been addressing matters since I started. We are unfortunately playing catch-up on many of these things but I can assure Councillor Harvey that I am the right person to undertake this challenging job.

- 1) Lack of appropriately qualified drivers.
Advertising roles on a rolling advert to recruit LGV drivers, looking at upskilling current employed staff to the appropriate level for the vehicles.
- 2) Lack of appropriate vehicles.
We have one full time food vehicle delivery plus a spare. A 1 x 7.5 tonne food vehicle was delivered at the end of June 2022 and another 7.5 tonne food vehicle will be delivered at the end of September this year.
- 3) Collection arrangements with the collecting authority.
The other half of the existing round is being rolled out on Thursday 7 July 2022 (the other half of Alphington).
- 4) Licensing arrangements with the appropriate authorities regarding the storage and transfer of food waste.
Capacity on site is limited to 15 tonnes per day. The food waste bay on site is a priority for the site re-development.
- 5) When do you envisage food waste collection being rolled out to further areas of the City?
In the next six months, subject to recruiting enough Drivers/Loaders. Areas are still to be determined.

Supplementary question and answer.

What amendments, if any, have been made to change staff terms and conditions and what progress has been made?

Answer

Changes are being considered, but it would not be appropriate to reveal these at present.

Councillor M. Mitchell

Please can the Portfolio Holder provide an update on the trial food waste recycling service and give an indication of the next stage of the rollout of the service and where this will be?

Response

I refer Councillor M. Mitchell to the previous answer.

Supplementary question and answer.

Is the Portfolio Holder confident that, in two years' time, Exeter will have improved its current position in the 2021 national recycling league table where it came 313th out of

338 District Councils, in comparison to East Devon, for example, which was ranked 9th.

Answer

The statistics do not take into account the actual amount of waste collected. In Exeter this is 300kg per person per year compared with the Devon target of 413 kg. Moreover, the nature of waste collected in the city differs to that of rural areas where there is a greater amount of green waste. Once the collection of food waste is rolled out, Exeter's position in the table will significantly improve.

Questions to the Portfolio Holder for City Management and Environmental Services - Councillor Ghusain

Councillor Harvey

What plans are in place to re-wild or develop in any other way the old Northbrook golf course and what budget has been allocated for this purpose.

Response

Executive approved in principle the concept of a wild arboretum for the Northbrook site in 2021. Since the approval, the Devon Wildlife Trust and Exeter City Council have continued to work together to develop a second stage proposal for Executive, under the Valley Park Committee Memorandum of Understanding. This will outline the scope, delivery programme, and funding streams for the arboretum in full. Devon Wildlife Trust/Exeter City Council principles around biodiversity and ecology enhancement will apply within the space, and that will include a scaled back grass cutting regime. In regards to budget, it is anticipated that the Community Infrastructure Levy (CIL) will contribute to some of the budget requirements. Members will be updated about this at the appropriate time.

Councillor Sparling

Please can the Portfolio Holder provide a location map of the new CCTV cameras installed as a result of the Safer Central Exeter funding, confirm by when these will be installed and also if there has been, or will be, a further bid made by the Council and/or its partners for community safety in Central Exeter?

Response

The Procurement exercise is up and running and it is anticipated that the new cameras will be installed by September.

Supplementary question and answer.

Councillor M. Mitchell asked the following supplementary question on behalf of Councillor Sparling.

In the event of a further bid in respect of Central Exeter, will the Portfolio Holder undertake to consult with local communities to obtain their input and feedback on the location of any further CCTV cameras?

Answer

The location of new cameras has already been decided and the request for consulting communities on any further installations will be considered.

Question to the Portfolio Holder for Communities and Homelessness Prevention – Councillor Pearce

Councillor Sparling

In December 2020, the Council passed a motion on addressing food poverty. Please can the Portfolio Holder provide an update on this work?

The Chair read out the following Notice of Motion passed unanimously at the meeting of Council on 15 December 2020.

The Council resolves:

1. *That the Portfolio Holder for Communities and Culture supported by the Member Champion for Equality and Diversity take responsibility to:*
 - a) *develop a city-wide food action plan.*
 - b) *set up a working group to research and map the extent of food poverty in the city;*
2. *To commit to setting up a food partnership with Devon County Council, city-based partners and stakeholders to develop and implement the Exeter Food Action Plan;*
3. *To campaign, in association with Exeter MPs, for Government to:*
 - a) *legislate the existing commitment to the UN Sustainable Development Goals to end hunger by 2030;*
 - b) *commit funding in the next spending review to increase access to nutritious food, whilst awaiting development of the National Food Strategy;*
 - c) *support local food production and suppliers, so that food supplies are sustained throughout the pandemic and as a result of exiting the EU, to protect workers' jobs, and to contribute to Exeter's commitment to Net Carbon Zero 2030; and*
 - d) *increase Universal Credit to help people suffering food poverty, with an equivalent uplift to those on legacy benefits.*

Response

As you know, the City Council has no statutory obligation on the Food Action front. That said, Councillor Ghusain and Councillor Oliver were instrumental in connecting Free Food Providers in Exeter by facilitating the creation of a platform and a framework (the first meeting of the Exeter Free Food Network was held in February 2020). After several meetings, the group was renamed Exeter Community Food Network (ECFN), with representatives from Exeter Food Bank, local faith and

community groups, and other organisations involved in the provision and distribution of free food. Exeter Connect/ECI is now hosting these bimonthly meetings. I will be attending these meetings going forward and ensure that progress is continued.

15 **Homelessness Task and Finish Working Group**

The Deputy Chair and Chair of the Homelessness Task and Finish Working Group briefed Members on the first meeting of the Group held on 27 June 2022. He explained that the suggestion for a working group had been triggered by the cuts in Universal Credit and the feared impact this would have on existing homeless numbers.

The Chair explained the two stages of the review. Stage I would examine causation and prevention and gather evidence regarding the pattern and causes of homelessness in Exeter, including the impact of issues relating to the Pandemic, cost of living rises and recent Government policy changes and consider early intervention and prevention strategies. Stage II would involve the handling of the process of homelessness, examining how Exeter City Council and other statutory bodies handled homeless cases and the resource implications.

It was the intention to ask evidence providers for information and views (statements) in advance, for the Group to determine the questioning approach in order to avoid lengthy presentations and to concentrate on scrutinising the responses and issues. It was also the intention of the Group for its work to be promoted on the City Council website inviting bodies or individuals to submit evidence in person or in writing.

The Chair stated that he hoped that the above framework would become a transferable model for use by future working groups.

The Chair undertook for the Group to consider a request from a Member for the impact of the banding system to be included in the assessment of causation.

The following membership of the Group was noted:-

Councillor M. Mitchell (Chair) Councillors Jobson, J. Moore, Oliver, Rees, Sutton and Wardle.

16 **The Exeter (Local) Plan - Community Engagement**

The Assistant Service Lead Local Plan presented the report explaining the community engagement process for preparing the Exeter Plan (the Local Plan). He stated that the process for preparing the Exeter Plan was managed through legislation (the Town and Country Planning (Local Planning) (England) (Regulations 2012) which sets the need for consultation at an early stage in the process to define the scope of the Plan and then once the Plan has reached a final draft stage called publication.

The Council was committed to going beyond this requirement and was organising three formal consultations on the preparation of the Plan. In addition to the 'Issues' consultation which had been held between September and November 2021,

consultations would be held on a draft plan and a final publication draft thereafter. If, at the Examination of the Plan, the Inspector required modifications, further consultation would also be held. The next formal consultation on the Exeter Plan would take place in September of this year.

The way in which the Council would consult on the Exeter Plan was set out formally in the Statement of Community Involvement (SCI) and that, although not a requirement, the Council had held a consultation on the draft SCI in 2021. New ways of engaging innovatively and interactively were currently being investigated for the next round of the Exeter Plan consultation to be held in the autumn. In addition to the SCI, the engagement activities planned for the Exeter Plan would also accord with the Council's Consultation Charter.

Further informal engagement would be undertaken on specific issues considered by the Exeter Plan. This would enable the Council to make the most of opportunities to explore linkages between projects and also make best use of resources. A key part would be through joint working with Liveable Exeter. The Council was currently working in partnership with the RAMM and Exeter Culture to stage workshops on the 'Future of the High Street' while a summer-long exhibition in the RAMM was being held to explain more about Liveable Exeter. These activities would be using Lego models - the Brick by Brick Exhibition - and other interactive activities to engage in a different way. Also in July, the Council was launching a city-wide consultation on the 'Future Place' of Exeter, which would be asking local people about a vision for their future neighbourhoods and districts. This work would all feed into the Exeter Plan.

The Director City Development and Assistant Service Lead Local Plan responded to Members' queries:-

- a key consideration of the consultative process was to take on board the views of the public. The SCI sets out how public responses would be used to inform the Plan and the responses received to the 'Issues' consultation held between September and November 2021 had been reported through the Committee system;
- the Exeter Plan would be a strategic land use development document with a range of policies and would cover all aspects of how the city would grow to 2040. It would be important to explain the role of Liveable Exeter as a delivery initiative which would help underpin the Plan. The Exeter Plan, for example, identified the overall strategy for brownfield sites and Liveable Exeter set out the principles for delivering in these sites. Consultation on the Plan would include an on-line facility which would allow navigation through the various policies;
- consultation on Liveable Exeter (feeding into the Exeter Plan) would include wider engagement with schools, Exeter College and the University of Exeter. Exeter College students had undertaken an exercise envisaging future development of Exeter St David's Station and the basis of the Lego Exhibition had been to involve local schools and the younger generation;
- the University was one of the city's key anchor institutions and its continued growth and success, both nationally and internationally, was guided by its Master Plan. With an end date of 2026, the Master Plan was under review in liaison with the City Council and work on this would dovetail with the development of the Exeter Plan; and
- the engagement of community associations would also be a key element of the consultative process, the Assistant Service Lead Local Plan having recently addressed the St Leonard's Neighbourhood Association.

The Chair read out three questions submitted in advance by a Committee Member who was unable to attend, the answers to which are set out below:-

- in respect of the request from the Member for communities to be able to influence planning policy through seminars or workshops, for example on the development of a Neighbourhood Plan this, together with any specific requests from a community body, would be considered within the context of available staff resources. Advice could also be made available on how to navigate on line the large amount of free information on Neighbourhood Plans;
- in respect of the request from a Member for locally based neighbourhood consultation to inform the Plan, in particular around Liveable Exeter sites, the report detailed the intention to go well beyond the statutory minimum required for consultation, for example the 'Future of the High Street' exhibition and the launch of the 'Future Place' of Exeter consultation. The goal was to involve as wide a cross section of residents and businesses, as well as visitors, as possible. Further reports would be submitted to Members on the progress of the consultations and the ideas raised; and
- in respect of the Member's request for a second round of consultation, this was already timetabled for an eight week period from the end of September. There would also be informal consultations, with details again to be reported to Members.

The Portfolio Holder City Development confirmed that Members would be kept fully informed of the consultative process which would be as open and transparent as possible. In addition to the current reporting of the various stages to the Planning Member Working Group regular reports on the Exeter Plan would be made to the Strategic Scrutiny Committee.

RESOLVED that Scrutiny Committee note the report.

17 **Forward Plan of Business**

Members noted the Forward Plan.

The meeting commenced at 5.30 pm and closed at 6.57 pm

Chair

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COMBINED STRATEGIC SCRUTINY AND CUSTOMER FOCUS SCRUTINY COMMITTEES

27 April 2022

Present:

Councillors Atkinson, Allcock, Begley, Branston, Denning, Hannaford, Mrs Henson, Jobson, Mitchell, M, Moore, J, Newby, Pearce, Sheldon, Sparkes, Sparling, Vizard, Wardle and Warwick

Apologies:

Councillors Mitchell, K and Sills

Also present:

Director Corporate Services, Director Finance, Democratic Services Officer (SLS) and Democratic Services Officer (HB)

In attendance:

Councillor Bialyk	Leader
Councillor Ghusain	Portfolio Holder Communities & Culture
Councillor Sutton	Portfolio Holder Net Zero Exeter 2030

Councillor D. Moore attended under Standing Order 44.

Roli Martin	Project Manager Exeter City Futures
Elaine Anning	Operations Director Exeter City Futures
Frazer Osment	Chair LDA Design

12 **Appointment of Chair**

RESOLVED that Councillor Vizard be appointed Chair of the meeting.

13 **Minutes**

The minutes of the meeting of the Combined Strategic Scrutiny and Customer Focus Scrutiny Committees held on 30 March 2022 were taken as read, approved and signed by the Chair as correct.

14 **Declarations of Interest**

No declarations of discloseable pecuniary interest by Members were made.

15 **Exeter Development Fund Overview**

Members noted that Scrutiny is being asked to perform a critical friend role for the Council's Executive in examining and highlighting the merits and risks associated with the City Development Fund ahead of the full Business Case being presented to the Executive for consideration later this year.

The planned sessions are as detailed below.

Session 1	Introduction – 30 March 2022
Session 2:	What is the economic case for pursuing a City Development Fund to support delivery - 27 April 2022
Session 3:	Governance/Fund Management/Governance and Risk – 6 June 2022

16 **Exeter Development Fund - Session Two - The Economic Case**

Councillor Diana Moore attended the meeting having submitted a number of questions under Standing Order 44.

The Chair welcomed Roli Martin, Project Manager and Elaine Anning, Operations Director of the Exeter City Futures Team (ECF) who would set out the economic case for pursuing a City Development Fund to support delivery, along with Frazer Osment, Chair of LDA Design, who also attended as an external witness.

Frazer Osment offered a high level observation on the viability challenges and constraints in delivering the vision. He provided a brief background of his experience of development work within the private and public sector, working with major developers and public sector bodies who wished to achieve significant change. The many projects undertaken by LDA, included the design and delivery of the 2012 Olympic Park, the complex renovation of the Battersea Power Station and Millbay docks in Plymouth.

The presentation (attached to the minutes) sought to highlight the viability challenges in bringing forward large scale change in the urban environment and specifically in respect of Liveable Exeter. The challenges faced by society has stimulated an alternative development approach in respect of the response to matters such as climate change and improving social equity. The vision and aims at the heart of Liveable Exeter included leveraging the value and assets of the city to provide quality neighbourhoods, deliver affordable homes, a renewed infrastructure, and investment in services with wider benefits for residents, businesses and visitors of Exeter alike.

Frazer referred to the following challenges from a viability perspective :-

- securing quality - large scale developers selecting projects based on profitability, the quality of the homes, including room sizes, may be compromised;
- type and tenure - house builders being profit led often at the expense of the range of tenure offered which may not always match need;
- delivering benefits beyond the site - the value of a development should extend beyond the immediate site boundary. One local example of a Liveable Exeter site at Water Lane included enhancements at the Riverside Valley Park;
- timing and phasing - land ownership by developers can delay development in response to economic downturn or scheduling to maximise profit, and
- capturing the value generated - profit maximisation could be at the expense of capturing the site value.

He also set out the portfolio approach:-

- master developer perspective – addressing the challenges of realising the type of change relating back to fundamental viability. Whilst an initial site may not return profit, success can be where there is local authority/public sector involvement providing a holistic approach, creating momentum across the wider city by bringing forward a number of sites;
- setting the benchmark and brand identity - setting quality standards across the city meeting environmental considerations, and achieving buy in from other developers. Cambridge, a city similar to Exeter, has achieved a significant

transformation in the quality of development in and around the city over the last 20 years due to the wider and strategic vision;

- upfront infrastructure and long term value creation - better be achieved by a wider perspective and partnership approach rather than a single developer involvement, and
- diversity can equal pace - offering a range of tenure, innovative designs and an emphasis on wider community improvements to provide quality of life could speed neighbourhood regeneration. It was important to make choices and disrupt the market to ensure diversity of development and accelerate the scale and pace of development of new sustainable communities and desirable neighbourhoods.

Elaine Anning, Operations Director for Exeter City Futures (ECF) introduced her presentation which would provide an overview of the economic case. (attached to the minutes). The economic challenges of delivering a sustainable, healthy, and vibrant community on brand new land had been covered at the last Combined meeting of Scrutiny. The management of the viability gap would generally require a level of funding intervention from Government as the Community Infrastructure Levy (CIL) and Section 106 payments would not cover the full cost of the support infrastructure required for the type of community that would be built.

A proof of concept exercise had been conducted which would conceptually enable such developments to offer a more viable and better opportunity rather than the usual development business approach. Partners have indicated their support, in principle for the projects, but no commitment has been made to date. A number of workshops had been held with partners to explore what may be required to divest assets into the Development Fund, along with the necessary approvals and safeguarding considerations. The funding structure and pooled land assets from partners of Exeter City Futures as well as Government funding would move the project forward and be used to leverage private sector borrowing to finance the costs of the whole development as well as to procure the required expertise in house to commence delivery and build out the sites.

The economic case included a long list of options to deliver Liveable Exeter, filtered against the strategic objectives of the project to create a short list of options and followed by a benefits costings exercise.

The options appraisal process included:-

- Scope – what is the extent of the project.
- Solutions – what are the potential options for achieving our ambitions.
- Delivery – who will provide this option.
- Implementation – how will we achieve this, what is the programme.
- Funding – how will it be funded.

The proof of concept Outline Business Case for the project was fully funded by One Public Estate who work on cross public sector partnerships to deliver economic benefits with housing. The potential of this Fund could revolutionise how the partnership could use assets to deliver homes and communities. Seconded from Global City Futures, Exeter City Futures jointly employed herself and Roli Martin and their team to write the full Outline Business Case with specialist consultant support. The briefs from the formal procurement with the support of JLL, real estate and financial modelling consultancy services provided by Deloitte and the procurement briefs which were prepared with the City Council's procurement team were available for Members to view. These services were funded out of a £200,000 budget provided for the purpose. The business case has been completed to the Government's Green

Book required standard and signed off by the project's sponsors and would be available in May and available for full review by Members before any decisions were made.

The detail of the proposed developments with a full cost consultancy approach for each of the sites was outlined –

- 9448 apartments,(including 15% 1 bed; 65% 2, and 20% 3) with an average size 754 sq ft; 1251 townhouses (55% 3 bed; and 45% 4 bed) 1076 sq ft. To include 35% affordable housing.
- 750k sq ft retail/leisure; 1.3m sq ft office space, 1.6m sq ft industry (Marsh Barton); and 106k sq ft comm/pub facilities
- Schools – 810 primary places – assumed 3 schools and 600 secondary places 1 school.

Design enhancements with an uplift for sustainability design enhancements to be provided for both the apartments and the townhouses would also be in the following terms -

- Apartments - Carbon neutral living/Photovoltaic systems/High-performance windows/District Heating/Mechanical ventilation systems and Community biomass boiler.
- Townhouses - Carbon neutral living/Photovoltaic systems/High-performance windows/District heating/Mechanical ventilation systems and Electric vehicle charging points and integrated building management systems.

A number of other benefits were outlined including addressing fuel poverty removing 3,000 Exeter residents from fuel poverty with the resulting health benefits, and the varying costs of retrofit to address energy efficiency captured during the complex process. Graduates from the University of Exeter offered their support in the process.

The One Public Estate Funding format included –

- development of a replicable financial model that optimises public sector assets for housing and infrastructure.
- a portfolio approach to urban development that brings together public sector partners to maximise economic growth and efficiencies while providing ongoing, tangible stewardship of community assets and facilities.
- disrupting the market to accelerate the scale and pace of the development of new sustainable communities and desirable neighbourhoods to live and work.
- to enable a built environment that ensures the city's Net Zero objectives.
- protect public sector land assets from disposal.
- build market leading development capability within the local public sector.

In concluding the presentation, the short list for progressing the Development Fund included three options of

- 1) Business as Usual development approach;
- 2) joint venture approach seeking the viability gap funding versus the benefits that were likely to be accrued versus the
- 3) Exeter Development Fund.

The modelling included a varied inflation rate, but Deloitte have advised the Retail Price Index (RPI) 2.9%, debt interest rates of 6%, annual revaluation of 1% on assets

once constructed, with the assumptions applied consistently in all scenarios produced. The total cost of delivering the whole project was £48 billion with Government equity rated at 31%. A return was not a priority of the project; but offered a cost effective means of delivering the aspirations of the project through improved health, wellbeing and improved economic benefits.

The detail of the Outline Business Case would be provided to Members in advance to inform debate at the remaining planned meetings of these sessions.

Elaine Anning responded to a Member's comment on the opportunity for Members to have information before the meeting to formulate questions and scrutinise the process. She had endeavoured to provide an overview of the economic case at this meeting, but would seek to circulate more detail on this at the earliest opportunity. She advised that the risks of the proposed approach could be evaluated when the business case was formally presented to Members at the fourth session.

The following responses were given to Members' queries:-

- Government funding through the One Public Estate Programme sought adherence to guidance provide by the HM Treasury "Green Book" on how to appraise programmes and projects. Homes England, as the critical friend had reviewed their work and given feedback and would continue support through the next stage;
- the appraisal included a long list approach, scored against the critical success and strategic objective of the project. The short list included costings to confirm the preferred formula;
- the timing in bringing forward individual developments was dependent on a number of factors including allocation of Government funding and continued commitment of respective partners for the identified sites. A first-site delivery of 2023 was when work on the first site was due to commence, and a lead in time of around 24 months to get to construction would follow the Government's allocation of funding;
- the model was based on public sector land ownership investment and Government equity investment. Public sector land ownership could not be divested to the private sector and would always be owned by the Government in some form or another.
- the principal land owners of the St David's Gateway/Red Cow Village were Network Rail, the University of Exeter and some City Council land ownership. Exeter City Futures had been working with Network Rail on the future modelling of the site, potentially using the Fund.

Councillor Jobson referred to a number of questions submitted prior to the meeting, and in the spirit of completeness and the meeting being conducted in a timely matter, she confirmed she was content to defer for a response if the information was going to be forthcoming and then ask any further questions. She was reassured that conceptual detail of the risk analysis and the range of interest rates would be included and looked forward to receiving the detail of the business case in due course.

Councillor D. Moore, having given notice under Standing Order No. 44, attended the meeting and submitted the following questions in advance. The response to the first question was given by the Director of Finance and Section 151 Officer and the remainder of the questions were answered by Roli Martin of Exeter City Futures and were set out in italics:-

1. As Council and other public sector assets are to be invested as equity - if the fund loses value or fails how will the assets be protected from disposal (as cited)?

R Members were legal custodians of the management of the Council's assets for Exeter citizens and should always consider the risk of any future loss of asset. As with all public sector investments, this will be the key consideration for each public body. Whilst a local authority is protected from falls in asset values by the statutory overrides in place when it owns the asset, the statutory override protecting Councils from falls in the value of their investments in Companies ends in 2023, and it is unlikely that it will be extended. Similarly a loss of public assets without a return through failure of the fund will also be unacceptable. Understanding the risk management approach will require a balanced approach which will therefore be key and could involve -

- *Drip feeding sites in exchange for equity,*
- *a mix of sales to the fund along with equity, or*
- *straight sales of assets to the Fund.*

The next piece of work will be important and start to build up a consensus approach on risk for each partner with an acceptable strategy for risk mitigation.

2. These models show the value created for the Fund only. What financial calculations have been undertaken to examine the impact of loss of capital from the Council's balance sheets and associated loss of income from assets it currently controls but might put into the Fund?

R The commission was to look at the Fund and the benefits to the city. No work has been done on individual Councils/partners. As part of the commercialisation/implementation stage of the project over the next two years, partners will do their own value for money (vfm) exercises as part of their own divestment proposal business cases to identify what they can use in their portfolio.

3. As these proposals are not conventional and carry a high level of uncertainty at this concept stage what confidence interval has been agreed with the Treasury for this work?

R No specific confidence interval (a statistical sampling tool) has been agreed with the Treasury. Optimism bias had been incorporated into all the economic analysis. In response to a further question from Councillor Moore, it was confirmed that the figures provided in the presentation included optimism bias.

The following responses were given to Members' further queries:-

- the collapse of Midas and challenges facing the construction industry was a concern. ECF had existing links and could influence and offer opportunities for a wide range of skills through its partners of both Councils, Exeter College, the Royal Devon & Exeter Hospital (RD&E), Global City Futures and the University of Exeter, the latter, in particular, offering leading research capabilities in climate change;
- with a number of sites within the St. David's ward, land ownership will be critical in bringing forward identified sites. Work will occur with communities to find outcomes that are right for the site but weaknesses in the planning system will provide challenges as with all developments and the aspirations of the community led approach in relation to viability may not match;

- the modelling of tenures included rent with control of ownership retained but the mix of variables could include onward sale, with the potential to sell some of the property to generate funds and improve the modelling.
- as land owners, the Development Fund will engage its own contractors who operate to private sector margins;
- One Public Estate (OPE) as the sponsor was made up of the Cabinet Office and the Local Government Association. ECF were delivering the project with a two year runway for the next phase of the business case. Some of the work could be completed at cost but the skills and expertise would be drawn from the other Board members comprised of both Councils, Exeter College, the RD&E, Global City Futures and the University of Exeter;
- ECF had modelled for affordable housing revenues of 80% of the market. There would be an impact on returns if more social housing was proposed, but the greater value of economic and society benefits was acknowledged. That model was not in the current business case but was part of modelling work they could do in the next stage. The affordable housing projection for all sites was based on the City Council's 35% policy target. The debt facility rate was set at 6% based on the prevailing rates at the market, and based on a 3.5% return, below which losses could be anticipated;
- the analysis of a project underway for Marsh Barton will be used for which sites should be taken forward for the flagship sites. Additional work was also being carried out on Southgate as well as on the St David's gateway. Funding has been provided in the next round by the Department for Levelling Up, Housing and Communities (DLUHC) for additional work but it was important not to duplicate other work already underway but collaborate over sites to ensure robust data;
- the Government had required the grant of £800,000 to be given to Exeter City Council under the purview of the Section 151 Officer. ECF submit monthly invoices to the Council for funding to be released in stages in arrears. Grant funding was included within ECF accounts which are lodged with Companies House, but the majority of the funding has not been drawn down. A value for money review was part of the funding regime. Detail of the funding was not currently included in the Corporate Risk Register;
- ECF are supporting all partners with the City Council in assessing the programme's viability and identifying inputs to the process and the identified sites, followed by the County Council. Workshops provided for the partners have enabled them to engage them with the process. The Southgate and Marsh Barton sites were largely owned by the City and County Council, with the RD&E having some involvement in the latter. The Marsh Barton sites could be broken down into parcels and the partnership ownership would have an effect on which site was brought forward;
- there was flexibility built into the model allowing for adjustments to be made to the affordable housing percentage. There was no provision for socially rented accommodation in the current model but any drop in the financial return would recoup additional social benefits. It was accepted that a number of infrastructure elements do not generate rental income, but the return would be made from the rental of the commercial and residential properties. The place based approach would add value by providing desirable neighbourhoods;
- social value was part of the overall equation and it was anticipated that monetisable social value will come from the development in the next piece of work offering a balance between health and well-being, carbon neutrality as well as providing new homes which was a commercial activity.

- the release of certain Council assets, for example, within the HRA, may be achievable but it was the responsibility of the City Council's Section S151 Officer to make sure Members were aware of all of the facts of divesting Council assets which would be subject to Secretary of State approval. There would also need to be assurance that in terms of commercial properties other than lease responsibilities, the income can be replaced;
- the programme's overall rationale was to break the cycle of the traditional mode of development and achieve adequate public sector control through a partnership approach. A robust framework to ensure the city's brownfield sites could be brought forward as set out in the Liveable Exeter vision and show what actually was achievable.

The Director Finance, as the Section 151 Officer, stated that he was the responsible officer for advising Members on the financial implications of the Development Fund viability, and to ensure they had an understanding of the impact on the City Council in terms of its assets and risk. He would anticipate that other partners would be taking their own advice on whether to commit to the programme. He noted the Member comment that the City Council could engage independent advice to make sure that ECF have demonstrated viability, and if the decision was made to go ahead whether the risk was manageable or acceptable to the City Council.

The Chair thanked Frazer Osment, Elaine Anning, and Roli Martin for their presentations. A third session on the governance arrangements would be held on 6 June and Ian Piper Chief Executive of the Ebbsfleet organisation would be invited along with the Exeter City Futures team.

The meeting commenced at 5.30 pm and closed at 7.00 pm

Chair



Exeter Development Fund

27 April 2022

Contents

- 01 Introduction
- 02 Professional Services Work carried out to explore options
- 03 Project Objectives
- 04 Options Appraisal: Long List to Short List
- 05 Fund Option Structure
- 06 Options Appraisal Results
- 07 Benefits
- 08 Financial Results: Exeter Development Fund
- 09 BAU v The Exeter Development Fund
- 10 Sponsor Feedback Response: Scenario Analysis



Introduction



Exeter Development Fund



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➤ Professional Services Work carried out to explore options

➤ OPE funding – concept test within a Green Book OBC format

- Innovative replicable financing model
- Land and skills aggregation across public sector
- Development against government targets



Deloitte.





Project Objectives

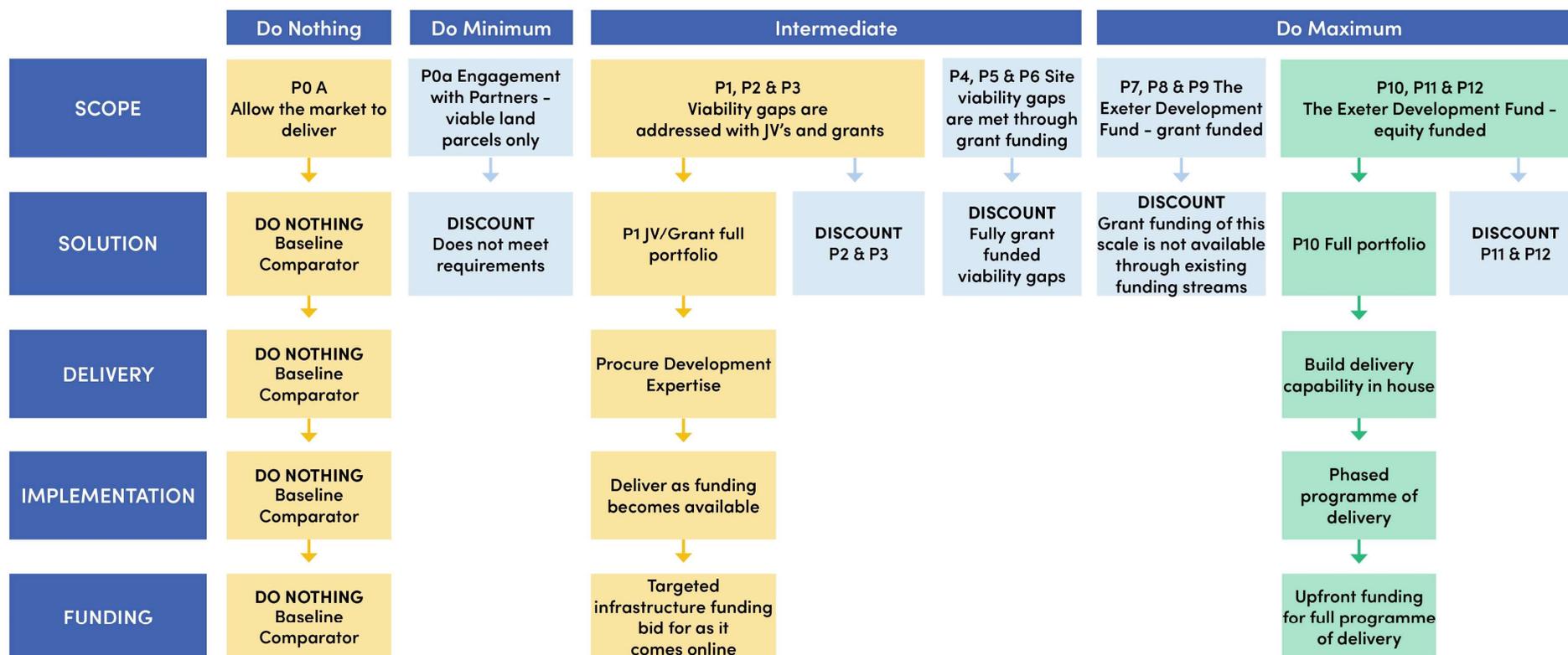
- To develop a replicable financial model that optimises public sector assets for housing and infrastructure.
- A portfolio approach to urban development that brings together public sector partners to maximise economic growth and efficiencies while providing ongoing, tangible stewardship of community assets and facilities.
- Disrupting the market to accelerate the scale and pace of the development of new sustainable communities and desirable neighbourhoods to live and work.
- To enable a built environment that ensures the city's Net Zero objectives.
- Protect public sector land assets from disposal.
- Build market leading development capability within the local public sector.



Critical Success Factors

	Critical Success Factors	Options assessed as to how well they met the following goals:
CSF1	Strategic fit and local needs	Meets local/national net zero aspirations Delivers on housing requirements to meet local needs.
CSF2	Potential value for money	Optimises public sector assets for the long term
CSF3	Public sector capacity and capability	Ensures development outcomes match or exceed aspirations Builds development capability in the public sector Expedites public sector development delivery times
CSF4	Potential affordability	Can be funded through potential, existing or emerging funding streams Generates the platform to attract private finance
CSF5	Potential achievability	Is likely to be deliverable given partner regulatory approvals processes Matches level of available skills and resource required for successful delivery

Options Appraisal: Long List to Short List



Fund Option Structure



Options Appraisal Results

Option 1

Sell Land

Public sector owned land

No control over outcomes outside of planning

No additional benefits

Option 2

Business as Usual

Land contributed to each scheme

PV of **£516m** required from government

Less control

PV of benefits of **£51m over 60 years**

Net Present Social Value of **-£464M**

Option 3

Exeter Development Fund

✓ Land contributed to each scheme

✓ PV of **£1,577m** required

✓ More control

✓ PV of benefits of **£841m over 60 years**

✓ Net Present Social Value of **£603m**



Benefits



Financial Results: Exeter Development Fund

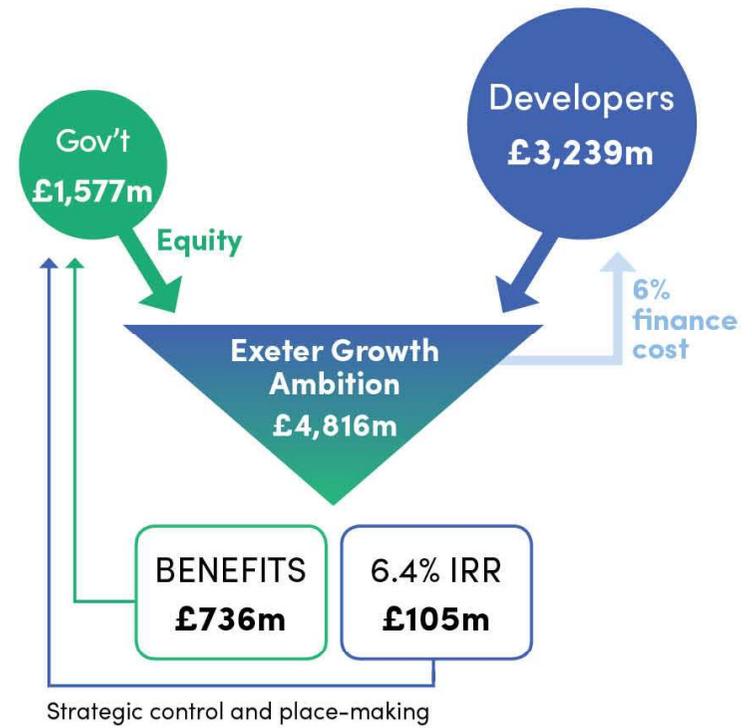
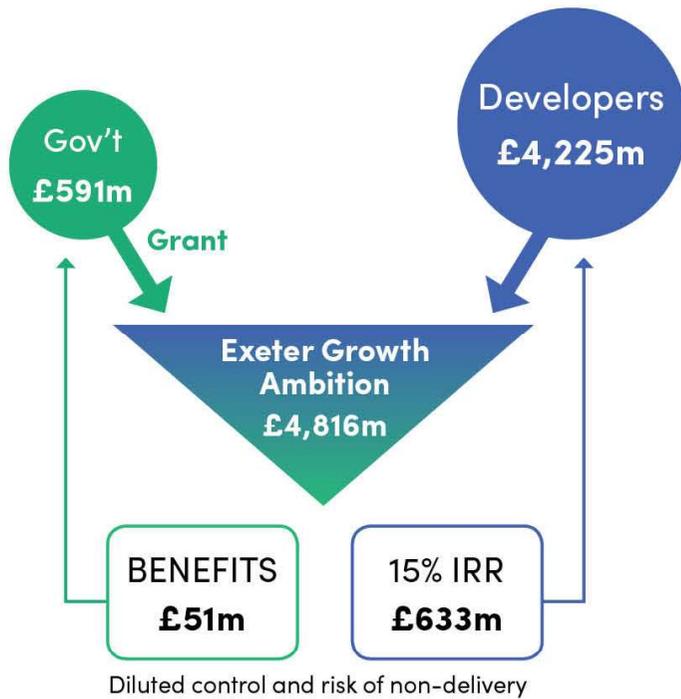
Full Portfolio Summary

Private Loans	£3,238m
Government Equity	£1,577m
Total	£4,816m
IRR to Equity Holders	6.42%

PV of Benefits

Cash Surplus	£105m
Benefits	£736m
Total	£841m

➔ BAU v The Exeter Development Fund



Sponsor Feedback Response: Scenario Analysis

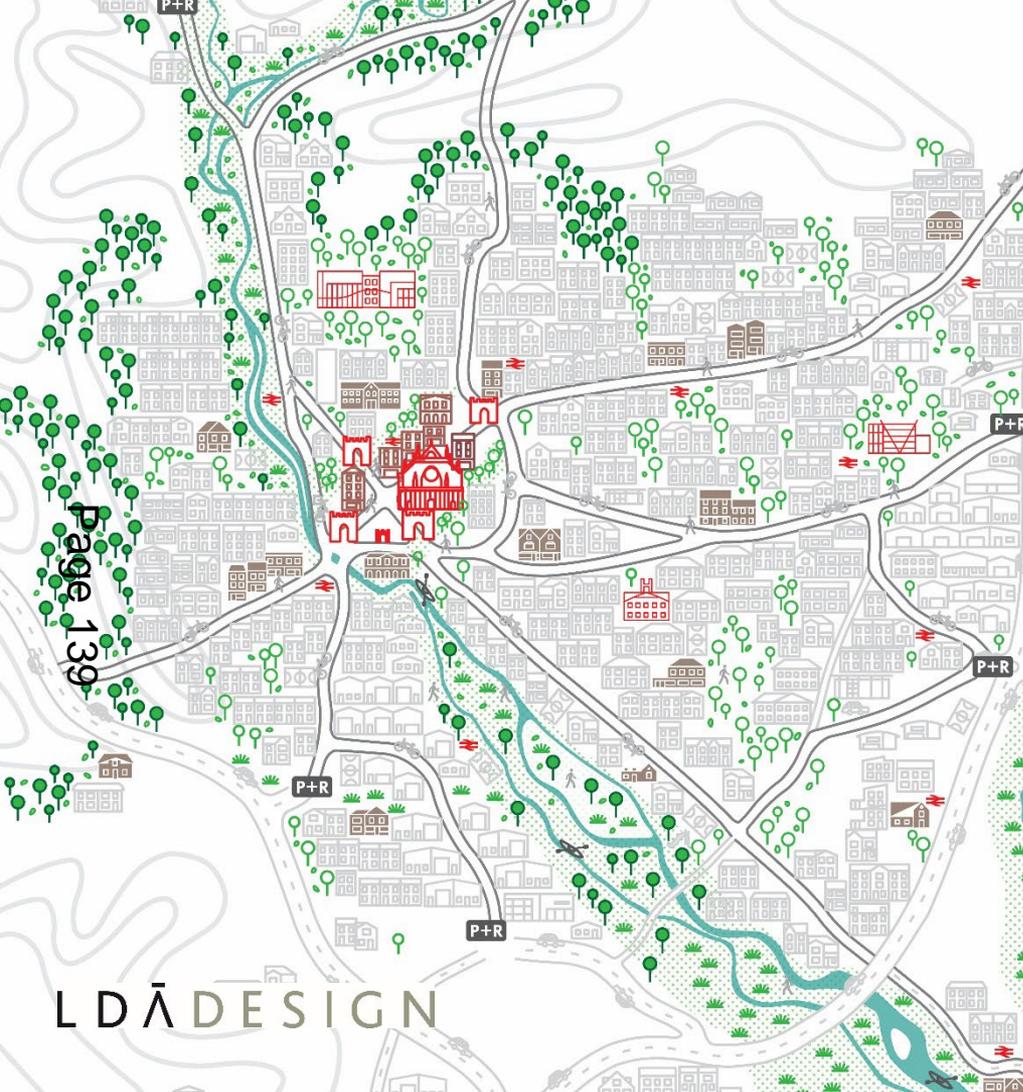
2 Sites Example (North & South Gate)

Private Loans	£137m
Government Equity	£85m
Total	£222m
IRR to Equity Holders	8.1%

PV of Benefits

Cash Surplus	£58m
Benefits	£67m
Total	£125m





Liveable Exeter

High Level Viability Challenges
Frazer Osment – LDA Design
27 April 2022



Exeter
City Council

EXETER
LIVE BETTER



Transformational projects

- Two new neighbourhoods opening up access to the river.
- Four improved approaches at the city gates
- A new focus to the east and opening up access to the Clyst Valley

<QUAY STATION>





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Aims

- Investing in quality
- Delivering affordable homes
- Renewing the infrastructure of the city
- Wider benefits for the people of Exeter
- Creating value



QUAY STATION

Challenges

- Securing Quality
- Type and tenure of homes
- Delivering benefits beyond the site
- Timing and phasing
- Capturing value generated
- Pace



Portfolio approach

- Master developer perspective
- Setting the benchmark
- Creating the brand and identity
- Upfront infrastructure and long term value creation
- Diversity = pace



THE QUAY
5 MINS

EXETER CITY
CENTRE

TOPSHAM ROAD

work hub

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COMBINED STRATEGIC SCRUTINY AND CUSTOMER FOCUS SCRUTINY COMMITTEES

6 June 2022

Present:

Councillors Allcock, Asvachin, Bennett, Branston, Foale, Hannaford, Harvey, Holland, Knott, Jobson, Leadbetter, Mitchell, K, Mitchell, M, Moore, J, Oliver, Read, Snow, Sparling, Sutton, Vizard, Wardle and Warwick

Apologies:

Councillors Ellis-Jones, Lights and Newby

Also present:

Democratic Services Officer (HB)

In attendance:

Councillor Morse	Portfolio Holder City Development
Councillor Denning	Portfolio Holder Council Housing Development and Support Services
Councillor Pearce	Portfolio Holder Communities and Homelessness Prevention
Councillor Williams	Portfolio Holder Recycling and Waterways
Councillor Wood	Portfolio Holder Climate Change

Roli Martin	Project Manager Exeter City Futures
Ian Piper	Chief Executive Ebbsfleet Development Corporation

17 **Appointment of Chair for the Meeting**

RESOLVED that Councillor Hannaford be appointed Chair of the meeting.

18 **Minutes**

The minutes of the meeting of the Combined Strategic Scrutiny and Customer Focus Scrutiny Committees held on 27 April 2022 were taken as read, approved and signed by the Chair as correct.

19 **Declarations of Interest**

No declarations of discloseable pecuniary interest by Members were made.

20 **Exeter Development Fund Overview**

Members noted that Scrutiny was being asked to perform a critical friend role for the Council's Executive in examining and highlighting the merits and risks associated with the City Development Fund ahead of the full Business Case being presented to the Executive for consideration later this year.

The sessions are as detailed below:-

- Session 1 Introduction - 30 March 2022
- Session 2: What is the economic case for pursuing a City Development Fund to support delivery - 27 April 2022
- Session 3: Governance/Fund Management/Governance and Risk - 6 June 2022
- Session 4: The Business Case in Detail - (Date TBC)

21 Exeter Development Fund

The Chair welcomed Roli Martin, Project Manager of the Exeter City Futures Team (ECF), who would set out the Governance case for pursuing a City Development Fund to support delivery, along with Ian Piper, Chief Executive of the Ebbsfleet Development Corporation, as an external witness to the meeting.

Ebbsfleet Garden City

Ian Piper referred to his background in working for a number of Development Corporations including London Docklands, Forward Swindon and Plymouth Development Corporation and spoke on the creation, in 2015, of Ebbsfleet Garden City and of its ambitions, governance, finance and achievements. It was located just off the M25 and A2, straddling the Boroughs of Dartford and Gravesham. The presentation is attached to the minutes.

He summarised the value of a Development Corporation and the necessary parameters for success as follows:-

- specialist, focussed expertise;
- the right sort of independence;
- the right sort of 'control';
- set ambitious but realistic expectations - regeneration takes time, patience, and expertise;
- try to provide a long term (5-10 year) funding envelope; and
- go on the journey together. It is your vehicle, set up by you, to achieve your vision.

He responded as follows to Members' queries:-

- with a plan of building 15,000 homes of differing tenures, approximately 12% of the land was covered by historic outline planning permissions which limited the variety of tenures to come forward in these areas. Of the 3,000 homes provided to date, 30% were affordable but did not include social housing. Developers who had been granted outline permission were reluctant to change the tenures originally planned;
- limited data was available from developers on the origin of purchasers but it was estimated that 50% were local with a significant proportion of the remaining 50% originating from the outer, southern London boroughs;
- factors such as location, accessibility etc. were impacting on the 30,000 target of new jobs when the Enterprise Zone was first initiated;
- the provision of high quality homes was a priority of the Corporation but challenging in respect of the major house builder developments for which outline permission had been granted. Operating with a planning committee and

increasingly owning land, it was in a better position to ensure higher quality homes;

- there was no precise data on the number of first time buyers, but there was a good mix of family homes and many younger families sold properties in the London Boroughs to buy family homes in Ebbsfleet;
- there was a significant demand for homes in Ebbsfleet from Dartford and Gravesham Boroughs helping to reduce their waiting lists;
- unlike some Development Corporations, Ebbsfleet had to purchase land at market value;
- a large number of the residents commuted to London for work;
- the Planning Committee comprised two Board Members of the Corporation, a representative from each of the three Councils, reflecting their political balance, and two independents. Other than the two Board members, the other Members had to be approved by the Secretary of State. There was a positive relationship with the two Districts and consultations took place to ensure compliance with their Local Plans. Historic planning permissions were adhered to. The Planning Committee operated under Nolan principles and mirrored the operation of local authority planning committees - question time etc. and was open to the public;
- there were 11 Board Members, all appointed by the Secretary of State, with currently three vacancies. The Board included the two District Leaders and the Kent County Council Portfolio Holder. Prior to Covid, it had been televised live but recorded during the Pandemic and was also open to the public to attend;
- the Ebbsfleet Development Corporation Community Board was an important and successful part of the structure. It was promoted through the usual communication channels and traditional methods such as notice boards. Members participate in community building projects. A recruitment campaign was to be launched soon as a refreshed membership is valuable. Welcome packs were provided to new residents;
- relationships with the changing rota of Ministers varied, whilst there was day to day contact with civil servants;
- the staffing levels had varied over time and an increase in numbers was possible with significant regeneration proposals. Projects included work with the Highways Agency on the A2, Southern Water on water treatment works and the Ebbsfleet Central development with 3,000 further homes to be provided next to Ebbsfleet International Station. Balance was required between revenue and capital to ensure staffing levels were appropriate;
- the Corporation provides infrastructure for development sites and it ensures robust development agreements in respect of developments on its own land;
- existing/historic planning consents did not include carbon reduction targets but are to be included in future developments within Corporation owned land. Other controls - building regulations, national and local planning policies applied to earlier developments;
- Nolan principles apply to the Board and Committee Members, including Register of Interests. A Board Member stood down because of a conflict of interest;
- risks include uncertainty over on-going funding - the initial five year commitment was now an annual funding provision which hinders forward planning - market downturn, although this applies to all, and, currently, increased material costs and supplies;
- in bringing forward the "Garden City Principle", the implementation framework endorsed by the two Districts sets out an ambitious agenda of environmental enhancements and supporting the natural environment. There are seven city parks and, ultimately, 43% of the area will be open space. Negotiations with developers through Section 106 agreements also seek to enhance their developments and residents were recently offered 1,500 trees as well as house plants. A Green City Trust is to be established as a legacy body to maintain the

open space areas and environmental improvements. The body is an alternative to the smaller scale management agreements associated with housing developments as it was not considered appropriate for residents to pay for the wider Ebbsfleet environment;

- appeals to the Secretary of State require an independent arbitrator and therefore not the sitting, sponsoring Minister;
- the Corporation is not self-financing. The original Business Case proposed 75% of expenditure to be repaid but was considered unrealistic and had been reduced with targets now agreed with the Secretary of State's Department;
- to date, significant infrastructure has been delivered with 3,000 homes towards the 15,000 target with support given to upgrading the electricity capacity. Each new project requires a Business Case with benefits to be shown;
- the Director of Finance undertakes the role of a local authority Section 151 Officer. Previous experience has shown that the influence of a Section 151 Officer can be restrictive;
- Kent County Council commissions transport services where possible but the Corporation has no control over public transport. Traditional local authority services are undertaken by the respective local Councils and the Corporation works closely on these aspects;
- as with other Councils, and as a planning body, representations are made by the Highway and Education Authorities for infrastructure and other contributions as part of developments. Dartford has a Community Infrastructure Development (CIL) mechanism but Gravesham does not. This will be an important element in bringing forward Ebbsfleet Central; and
- regulations may change as part of the Government's Levelling Up proposals.

The Chair thanked Mr Piper for his presentation.

Governance, Fund Management and Risk

Roli Martin set out the key points within the Commercial Case and Management Case with his responses to Members' queries set out in italics. The presentation is attached to the minutes.

The City Development Fund was proposed as a possible alternative solution to the business as usual approach by developers through joint ventures with private sector and Government agencies as part of the Levelling Up White Paper and Government objectives of building back better with regard to Climate Change and Net Zero. The programme's overall rationale was to break the cycle of the traditional mode of development and achieve adequate public sector control through a partnership approach. Backed by the then Secretary of State for Housing, Communities and Local Government, Robert Jenrick, Liveable Exeter had been granted through the One Public Estate a £200,000 grant and, subsequently, £800,000 to develop a Business Case for the Development Fund.

Commercial Fund

- Three options presented for the Fund Structure with Fund versus Lender considerations set out;
- A fund structure of:-
 - Top Company (Top Co.) - the top entity, which is 100% covered by the Sponsors and is responsible for managing the activities of the overall fund;

- Development Company (Dev. Co.) - the Development entity is 100% funded by Top Co and is responsible for developing or contracting development to build all portfolio assets; and
 - Invest Company (Invest Co.) - the Investment entity is 100% funded by Top Co. and is responsible for collecting rental income and maintaining all assets held.
- Assets and cash flow
 - *whilst there is volatility in interest rates, a 6% estimate for debt repayments is considered appropriate;*
 - *any purchase of land will be at market value and may be necessary where private land straddles local authority/partner land as identified for one of the Liveable Exeter sites. A compulsory purchase order may be one approach. The risk of market increase in land value applies also to the private sector and risk can be offset by control over wider assets; and*
 - *the Fund structure is conceptual and there is no similar model elsewhere in the country and includes a 60 year model for repayment.*
 - Funding and finance structure with alternative funding sources, savings opportunities and ways of repaying;
 - *different ways to repay include, bullet (final payment), partial bullet and annuity then annuity; and*
 - *the 6% interest rate is set to incentivise the private sector to invest.*
 - Procurement strategy
 - *it will be important to avoid the more prescriptive routes of procurement where stringent sets of selection criteria are set and to prevent an unbalanced private sector investment; and*
 - *there can be an opportunity to reduce costs associated with the Community Infrastructure Levy (CIL), given the portfolio incorporates a range of public amenities. Any decisions on CIL contributions rests with the Planning Authority not the Delivery Vehicle.*
 - Specific Risks;
 - *priority repayment to creditors rather than shareholders is a risk within the Delivery Vehicle. Short term commercial debt is taken at a Top Co. level and fed into Dev. Co. for construction/land acquisition purposes. On completion, Top Co. takes long term commercial debt for purchasing the completed assets from Dev. Co., Dev. Co. repays Top. Co. and Top Co. repays the loan. Meanwhile, Invest Co. repays the long terms debt over the long term using net rentals from the purchased properties held for rent;*
 - *the model sets a 35% provision of affordable housing at an 80% market rate which is necessary to seek Homes England support with view to reducing the waiting list, but does not incorporate social housing. The City Council remains the responsible landlord through membership of Top Co. which, in turn owns Invest Co;*
 - *previous Government support has generally been for infrastructure so, to mitigate its risk, smaller contributions would be appropriate and can be achieved through the individual Liveable Exeter schemes;*
 - *Government support also predicated on development of brown field sites rather than green hills;*

- *figures can be provided on the maximum affordable housing provision possible. A zero return would impact on manoeuvrability;*
- *composition of the three entities within the Funding Structure will be determined when Articles of Association are drafted and approved and, similarly, the overall Delivery Vehicle will be guided by the desire to adhere to ethical investments - large scale infrastructure funds come from five/six major investors. The Delivery Vehicle is not based on a Development Corporation approach but seeks a new model driven by robust skills, a sustainable development pipeline and with the right outcomes. This framework is under development and will emerge later as the Business Plan progresses; and*
- *a risk register is included within the Business Case setting out the specific risks of funding, skills and capacity and local support and agenda, allocated through the different construction phases and completion.*
- Accountancy Treatment
- *the commercial vehicle will transfer income to Top Co. with surplus cash used to fund further development through re-cycling back into city projects. It would hopefully disrupt the market and challenge the mind-set of the private sector to encourage the development of new, sustainable communities and desirable neighbourhoods to live and work;*
- *option for pooling capital receipts from sale of car parks, brownfield sites is included in the developing Fund model to produce further surplus, although the former needs to be balanced against the loss of income; and*
- *Marsh Barton, with a mix of land ownerships and brownfield sites, land at peppercorn, as well as open space and good transport links to the city centre is identified as a suitable feasibility study for place shaping. Southgate, with links to the Quay, and Water Lane were also potential early areas to bring forward. As Government equity funding of £1.8 billion is for the whole of the country, the development of the conceptual model is to demonstrate viability for individual Liveable Exeter sites rather than a city wide approach. The process will also be informed by the emerging Exeter Local Plan.*

Management Case

The Fund v a Typical Development Corporation

- *to achieve the regeneration of Exeter akin to the objectives in the One Public Estate, the Fund will acquire, manage and dispose of land, carry out building operations, ensure provision of services, acquire finance packages and undertake all actions to achieve its objective;*
- *ownership of the Fund is through the Board, including partners who have committed land and other resources. Partners will be committed to the direction of travel;*
- *the Fund will not have any of the local authority's planning functions transferred to it and the Fund will adhere to the Local Plan; and*
- *potential future challenges which could adversely affect the Development Fund were a collapse in the housing market, high interest rates and Hinkley Point and other employers drawing from the local labour market. A high level risk register setting out risk management arrangements had been developed in line with HM Treasury's Green Book Guidance on appraising policies.*

The Fund's Role

- *the principle tenants were publicly owned, impact driven, locally retained profits and professionally run;*
- *all partners to undertake their own business case; and*
- *the essential element was the involvement of at least two public sector partners as only one public sector partner was outdated. A modern and innovative approach was required.*

The Board (Top Co)

- *Devon County Council are represented on the Board and the NHS, through the RD&E/North Devon Trust, had significant land holdings and consultations are ongoing with the latter;*
- *the role of the Secretary of State in relation to Board appointees will be checked;*
- *the makeup of the Board, with 5 out of 10 public sector representatives, is for illustrative purposes. It will be populated by public sector representatives, including the City Council, which will ensure robust lines of accountability;*
- *there is potential for key workers provision as a microcosm within the overall Fund.*

Councillor Morse, the Portfolio Holder for City Development, emphasised that the ongoing work on the City Development Fund was conceptual and that it would be important to reflect the drivers within the emerging Exeter Plan (Local Plan).

Councillor Hannaford, Chair for this meeting of the Joint Committee, suggested that a key consideration was whether Exeter was to accept Development Fund flagship status for replication nationwide. He reminded Members that the fourth joint scrutiny session would examine the Business Case and undertook to ensure it was circulated fully with all appendices, including electronically, adding that it may prove necessary to go into Part II should there be commercially sensitive material. He also referenced the need for social housing provision as an ideal within any formula. Roli Martin advised that a data room would be available to all Members to directly access the Business Case with appendices. Roli also urged Members to study the Benefits Realisation Arrangements which included a detailed benefits register prepared to Green Book Business Case standards

The Chair thanked Roli Martin for his presentation.

The meeting commenced at 5.30 pm and closed at 8.33 pm

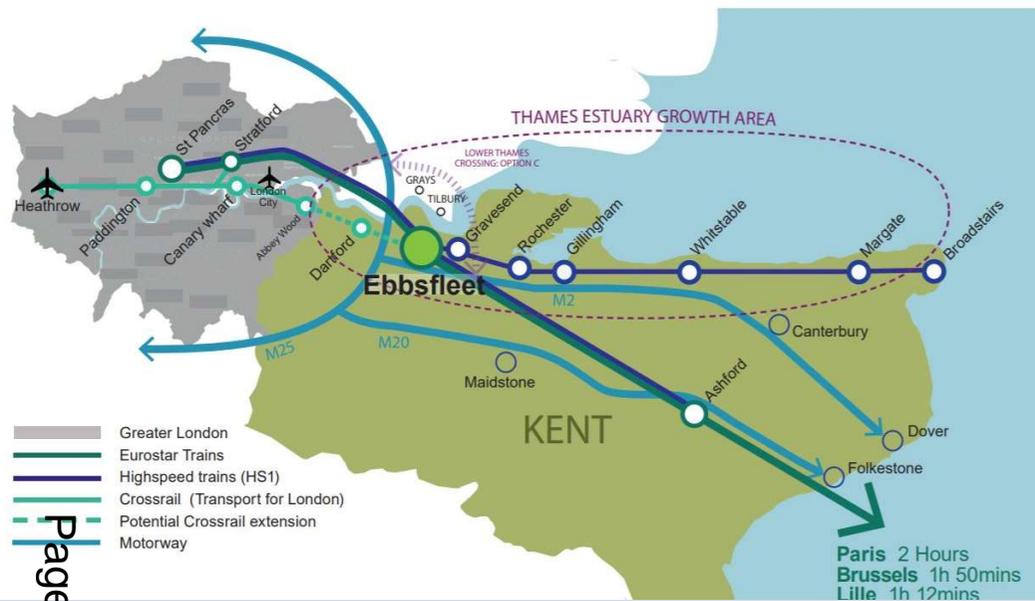
Chair

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EBBSFLEET GARDEN CITY

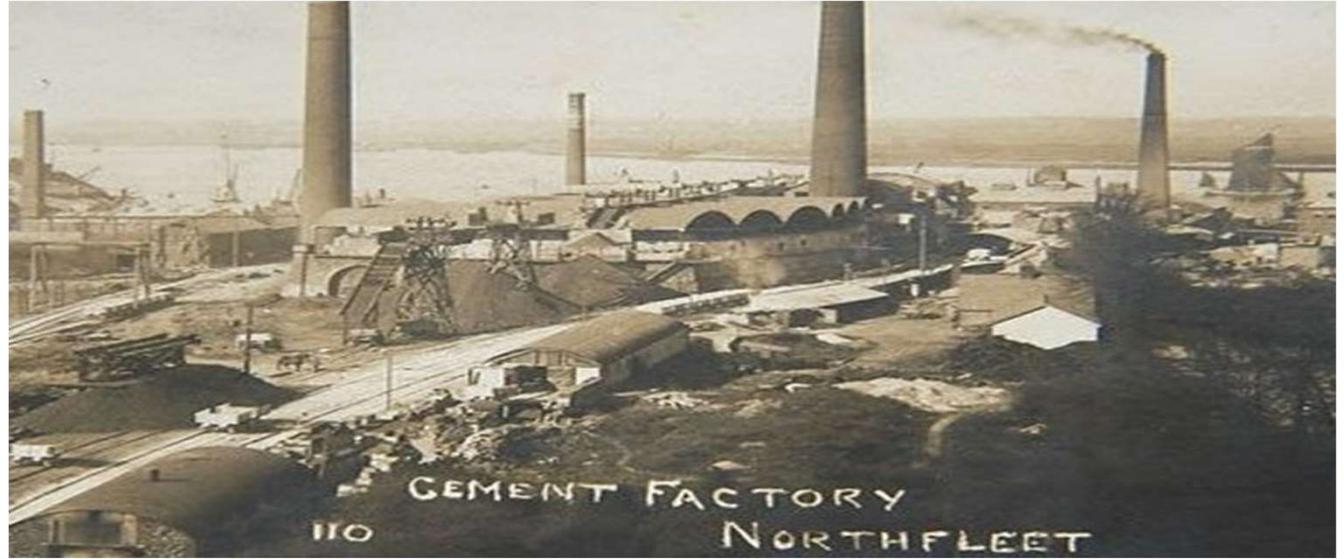




Located just off the M25 and A2, and linked to London on the High Speed rail line in 18 minutes, and Paris in 2 hours.

An Implementation Framework was launched in 2016, it binds together a set of separate outline planning applications, into a new cohesive place.





From this.....



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To this.....

Ebbfleet Development Corporation was set up in April 2015 under the Local Government, Planning and Land Act 1980.

Objective “to regenerate the designated area”

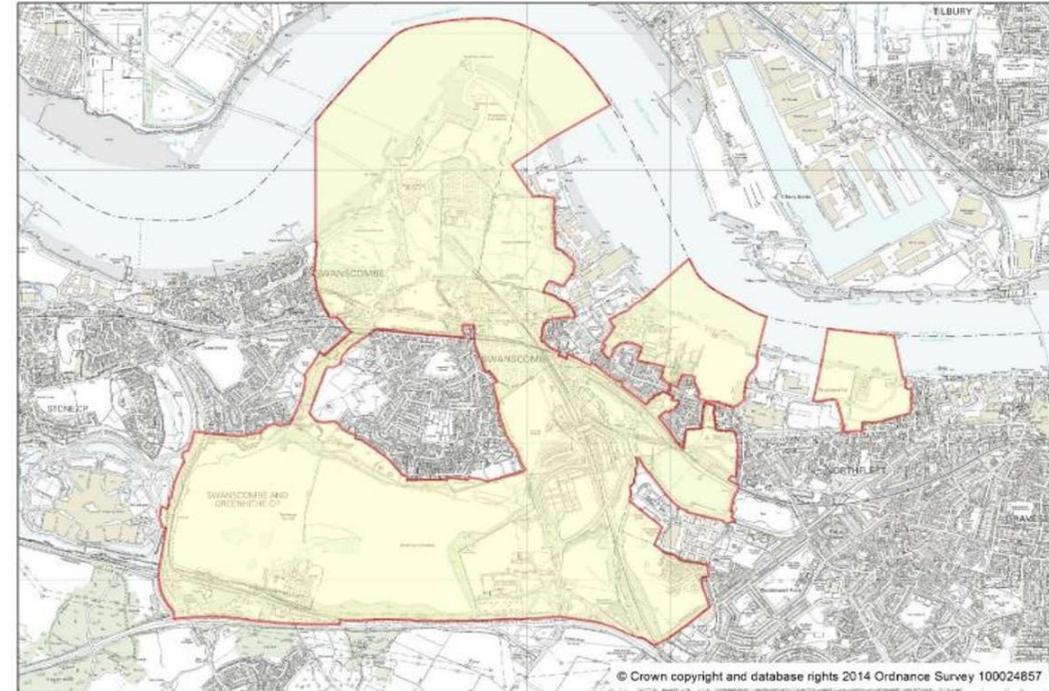
Designated as the Local Planning Area for Development Management, not Plan Making.

Investment comes directly from the Exchequer via DLUHC.

We are accountable to the Secretary of State.

As Accounting Officer, the Chief Executive is accountable to Parliament for the use of public money.

The Urban Development Area



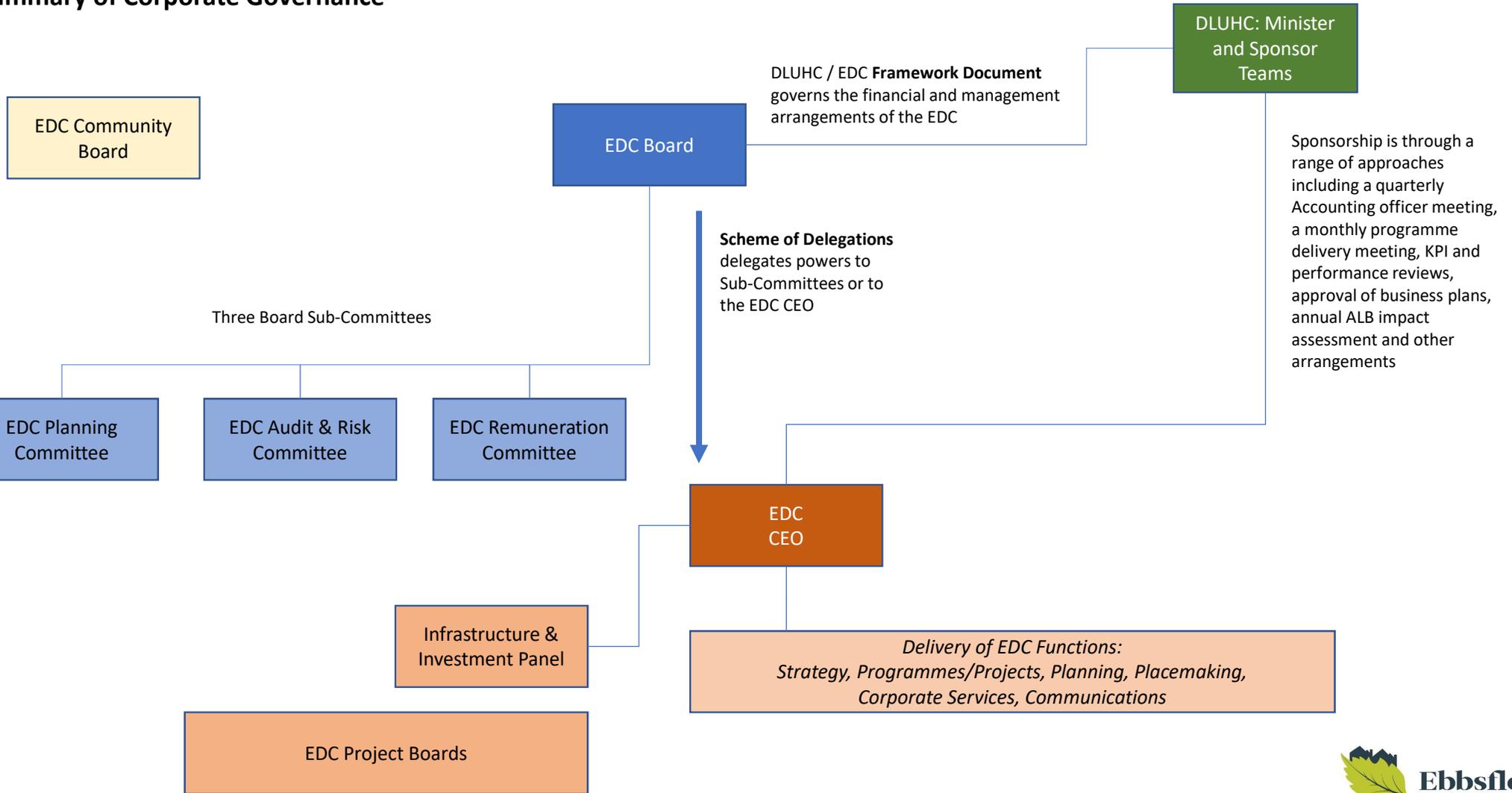
The Ambition...

- Building 15,000 new homes of all tenures... and a lot more;
- Seven new city parks and a network of green corridors;
- New public transport network;
- Up to 30,000 new jobs
- Major health and education campus;
- A vibrant new town centre built around Ebbsfleet International station;
- Three Enterprise Zone sites (as part of North Kent Enterprise Zone)



Ebbsfleet Development Corporation: Summary of Corporate Governance

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Ministers/Sponsor Department

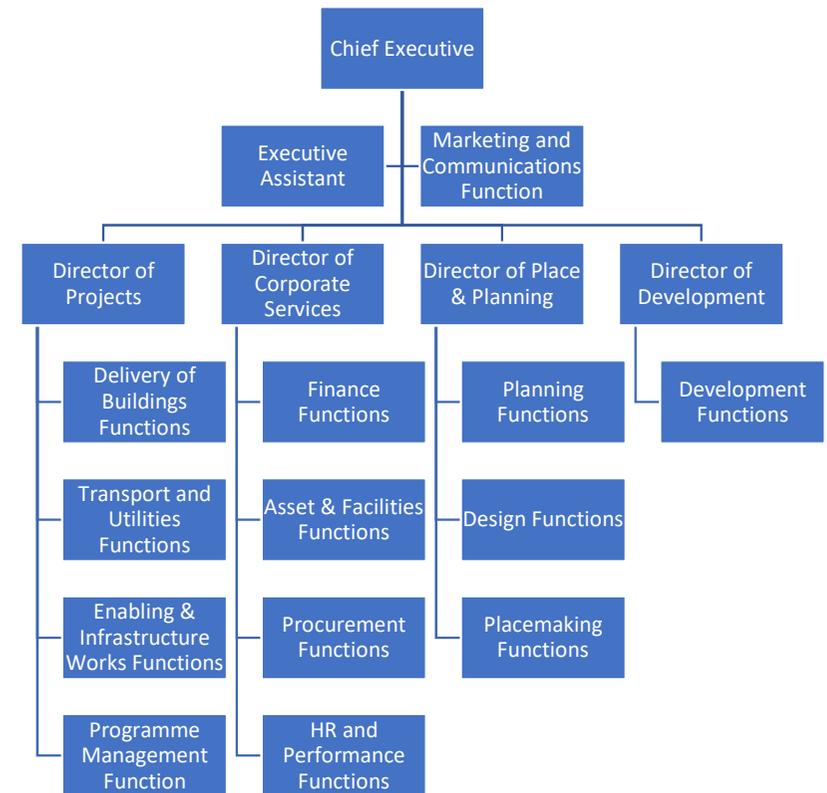
- Set the strategic priorities, policy context;
- Approve 3-5 year Corporate Plan & 1 year Annual Business Plan;
- Agree financial allocations;
- Appoint Board members and Planning Committee members;
- Approve Business Cases for project spend above £10m

The Board

- Comprises non-executives with expertise in place-making, commercial property, town planning, project management, regeneration plus nominees of the 3 councils, 2 districts and the County;
- Responsible for strategic oversight, and financial decisions not delegated to the CEO;
- Agree the Corporate Plan and Business Plan

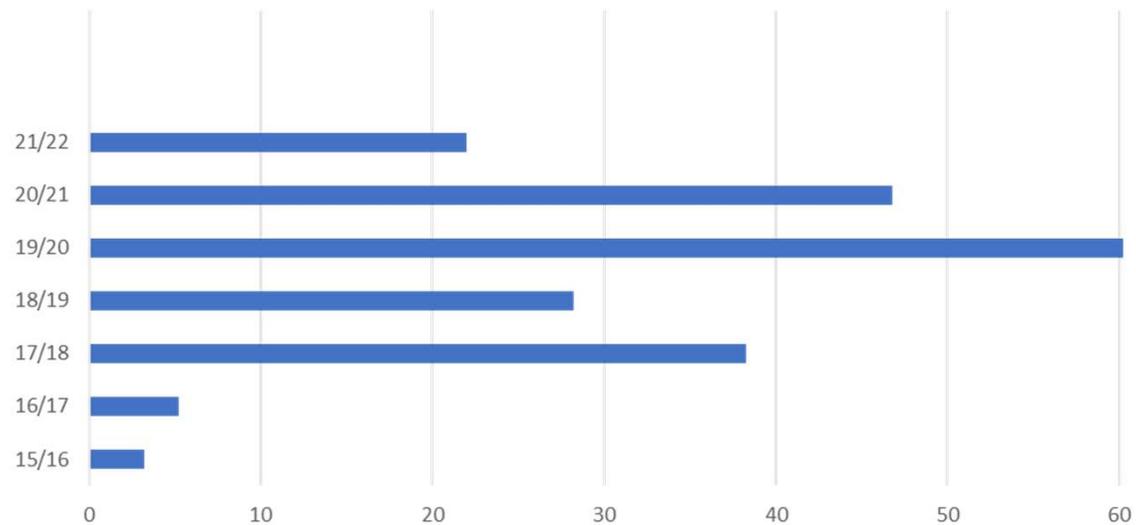
The Executive

- The CEO is the Accounting Officer and holds all the formal responsibilities for compliance etc.
- Currently c.50 staff (c.£3.6m per annum)
 - Planning Function – 14
 - Finance and Corporate Services – 13
 - Placemaking and Design – 9
 - Development and Projects - 14



Finance....so far....

DLUHC Cash funding £



- Nearly £204m in total
- Revenue - £40m
- Capital - £164m

Delivery Vehicles - Set Up For Success

- ✓ Specialist, focussed expertise
- ✓ The right sort of Independence
- ✓ The right sort of 'control'
- ✓ Control comes in many forms – beware!!
- ✓ Set ambitious but realistic expectations – regeneration takes time, patience, and expertise
- ✓ Try to provide a long term (5-10 year) funding envelope
- ✓ Go on the journey together – remember, it is your vehicle, set up by you, to achieve your vision



Exeter Development Fund

ECC Scrutiny Committee

Session 3: Governance, Fund Management & Risk

6 June 2022



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- 02 Fund v. Lender Considerations
- 03 Fund Structure
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- 08 Accountancy Treatment

MANAGEMENT CASE

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- 05 Management into FBC: 'Phase 2'
- 06 Key Activities in Phase 2
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- 08 Benefits Realisation Arrangement
- 09 Risk Realisation Arrangement
- 10 Project Assurance



Exeter
Development Fund

COMMERCIAL CASE



Commercial Analysis and Structure of the Fund

Option 1

A three entity structure including development, operational and financing entities whereby the financing entity receives a single capital injection from the Sponsors and Private Lenders.

Option 2

A three entity structure including development, operational and financing entities whereby the financing entity receives tranche capital injections from the Sponsors and Private Lenders.

Option 3

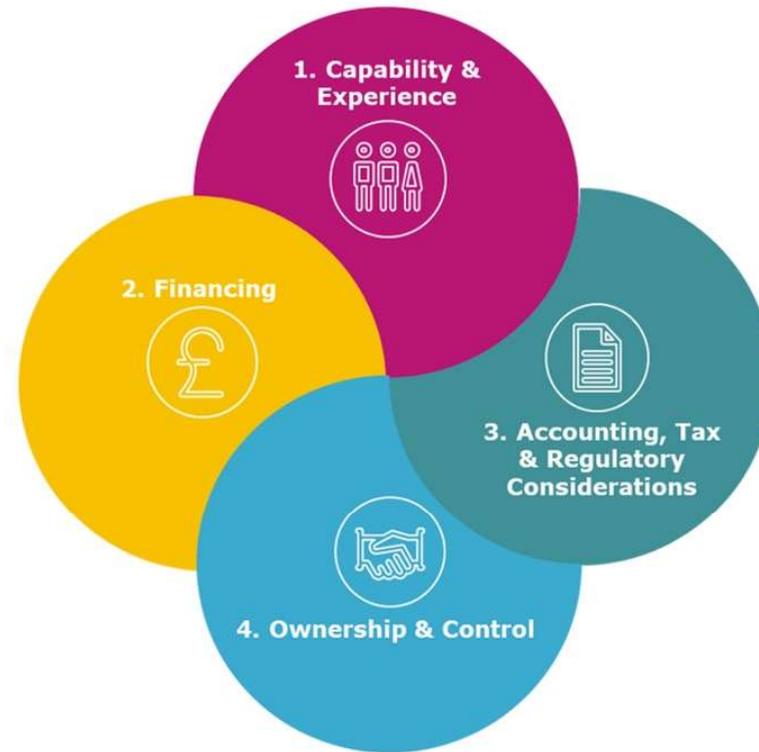
A two entity structure including a development and operational entity with tranche capital injections being passed directly to each entity. Workshops were held on the 24 September 2020 and 8 October 2020 to refine these options further and socialise them with the Project team.

➤ Fund versus Lender Considerations

Lender Perspective:



Fund Perspective:





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Fund Structure

Top Co

The Top entity which is 100% owned by the Sponsors and is responsible for managing the activities of the overall Fund.

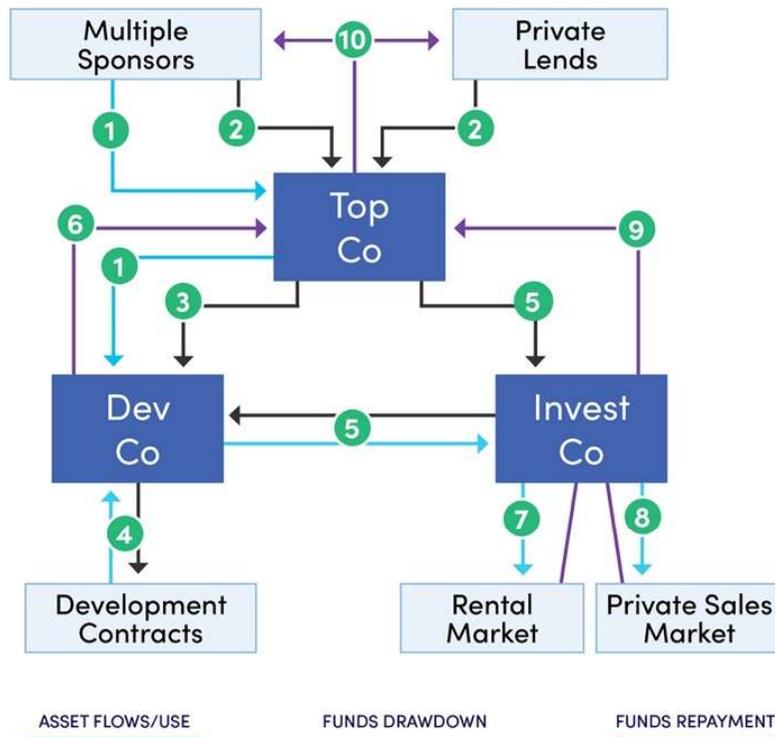
Dec Co

The Development entity is 100% funded by Top Co and is responsible for developing or contracting development to build all portfolio assets.

Invest Co

The Investment entity is 100% funded by Top Co and is responsible for collecting rental income and maintaining all assets held

➤ Assets and Cash Flow



- 1 Top Co receives equity funding from the Sponsors in return for distributions which part funds development costs and the transfer of assets from Dev Co to Invest Co.
- 2 Top Co receives private funding to fund the remaining loan requirements of Dev Co which are not covered from equity funding. Top Co funds the remaining requirement, if any, of Invest Co via an ongoing Working Capital Facility ('WCF').
- 3 Dev Co draws down loans from Top Co.
- 4 Dev Co uses the drawdown funds for the purchase of land and development contracts to build the assets. (Note: landowners could include both Sponsors and external parties)
- 5 Invest Co draws down loans from Top Co to purchase assets from Dev Co.
- 6 Receipts from asset sales to Invest Co are used to repay Dev Co loans from Top Co.
- 7 Invest Co leases the assets to the rental market.
- 8 Invest Co may sell the assets to the market in the final year (note, the base case assumes all assets are retained by the Fund and hence a residual value exists in the NPSV calculations in the economic case).
- 9 Receipts from rental assets (and private sales where relevant) are used to repay Invest Co loans from Top Co.
- 10 Top Co repays the loans to Sponsors/Lenders and provides distributions to the Sponsors.

➤ Funding and Finance Structure

➤ Top Co – Responsibilities

- Equity Funding
- Private Sector Funding

➤ Repayment Structures

- Bullet
- Partial Bullet then Annuity
- Annuity

Key considerations for debt financing - Loan to Value & Interest Coverage Ratios

Alternative Funding Sources/Saving Opportunities

- Selling some of the Portfolio's assets to the private market in early years to generate a cash injection
- Borrowing facilities from the public sector (e.g. PWLB)
- The opportunity to reduce the costs associated with the Community Infrastructure Levy given the Portfolio incorporates a range of public amenities.



➤ Procurement Strategy and Route

➤ Phase 2 Work Procurement

➤ Fund Procurement: Advisors, Developers and Professional Services

Legal and Commercial Considerations:

- Legal structure of the Fund
- Transfer of property into the Fund
- Transfer of property within the Fund
- Fund specific issues
- Procurement
- Subsidy control
- TUPE



➤ Specific Risks

- Risk 1: Funding Risk
- Risk 2: Skills and Capacity
- Risk 3: Local Support and Agendas

Fund Risk Allocation:

Phase	Early Construction	Mid Construction	Late Construction	Fully Operational
Debt (Private)	High Risk	Medium Risk	Low Risk	Low Risk
Equity (Public)	High Risk	Medium Risk	Medium Risk	Low Risk



Accountancy Treatment [1/2]

Cash Inflows/Outflows and Balances

For simplicity, no minimum cash balance has been modelled in the finance case in respect of cash flows to the Fund i.e. the commercial vehicle will sweep out all Cash at Bank / Free Cash Flow to the Fund.

Treatment of Investment Properties

- Assets created are treated as investment properties and held on Invest Co's balance sheet.
- No depreciation of assets is assumed.
- All acquisitions are assumed to occur at the start of a period
- A revaluation is conducted as a 1% per annum of the carrying book value.
- Once established, the Fund will be required to conduct remeasurements of asset values in accordance with applicable accounting standards and in agreement with its relevant external auditor.



➤ Accountancy Treatment [2/2]

➤ Treatment of Land

- Dev Co acquires land via loans from Top Co.
- Preparation Costs incurred by Dev Co are capitalised with the value being added to the land.
- Dev Co sells the land to Invest Co.
- A revaluation is conducted as a % per annum of the carrying book value.
- Once established, the Fund will be required to conduct remeasurements of land values.



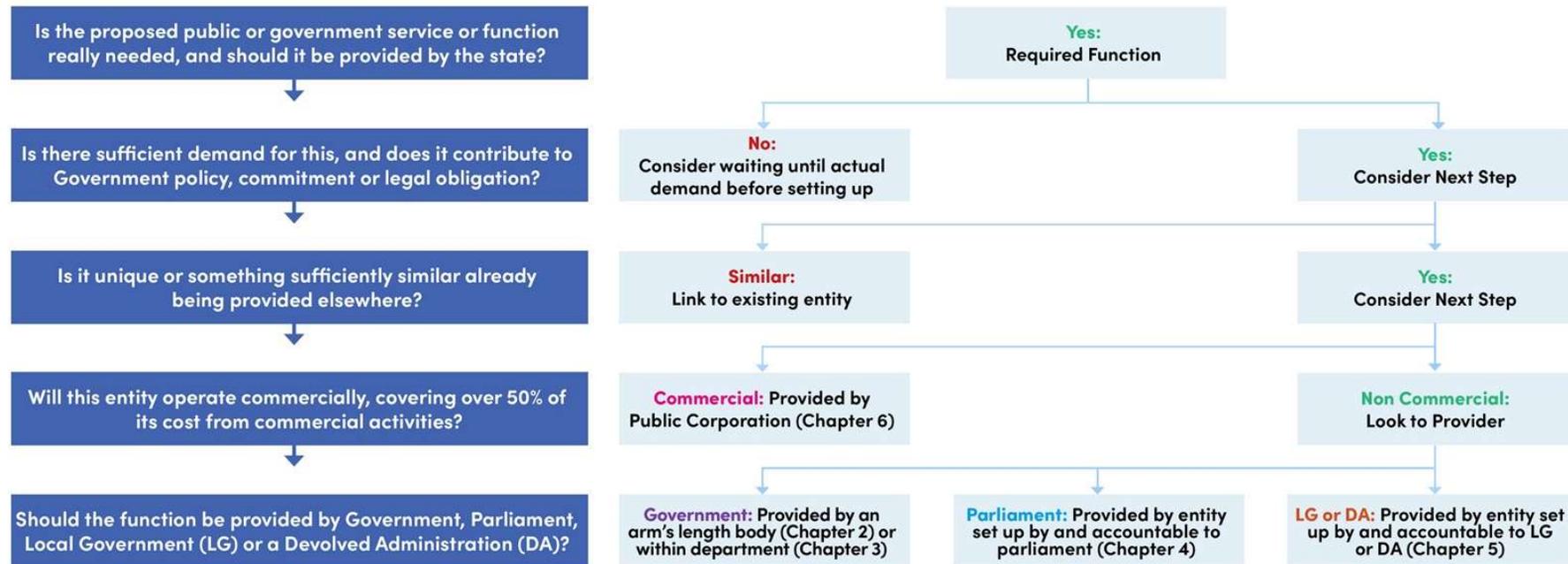
Exeter
Development Fund

MANAGEMENT CASE

➤ Fund Management Structure, Governance, Risk, Roles & Responsibilities

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The Fund vs a Typical Development Corporation



The Fund vs a Typical Development Corporation

A typical Development Corporation's objective is to 'secure the regeneration of its area' and this is to be achieved through:

- Bringing land and buildings into effective use
- Encouraging the development of existing and new industry and commerce
- Creating an attractive environment
- Ensuring that housing and social facilities are available to encourage people to live and work in the area.

Therefore, in order to achieve the regeneration of Exeter akin to the objectives in the OBC, the Fund will:

- Acquire, hold, manage, reclaim and dispose of land and other property
- Carry out building and other operations
- Seek to ensure the provision of water, electricity, gas, sewerage and other services
- Negotiate and acquire finance packages from private and public sources
- Carry on any business or undertaking for the purposes of its objective
- Generally do anything necessary or expedient for the purposes of its objective or for purposes incidental to those purposes.

However, the Fund will not have any of a local authority's planning functions transferred to it.



The Fund's Role



**Publicly
Owned**



**Professionally
Run**



**Impact
Driven**



**Locally
Retained
Profits**

Main Levers to Achieve This:

- Direct investment
- Borrowing
- Public funding
- Housing, commercial and mixed use property development
- Planning partnerships
- Compulsory purchase powers
- Acting as a catalyst



The Board

Board Appointed by the Secretary of State:

- Chairperson
- Deputy Chairperson
- Other Members (10 including 5 public sector representatives)

Key Roles and Responsibilities

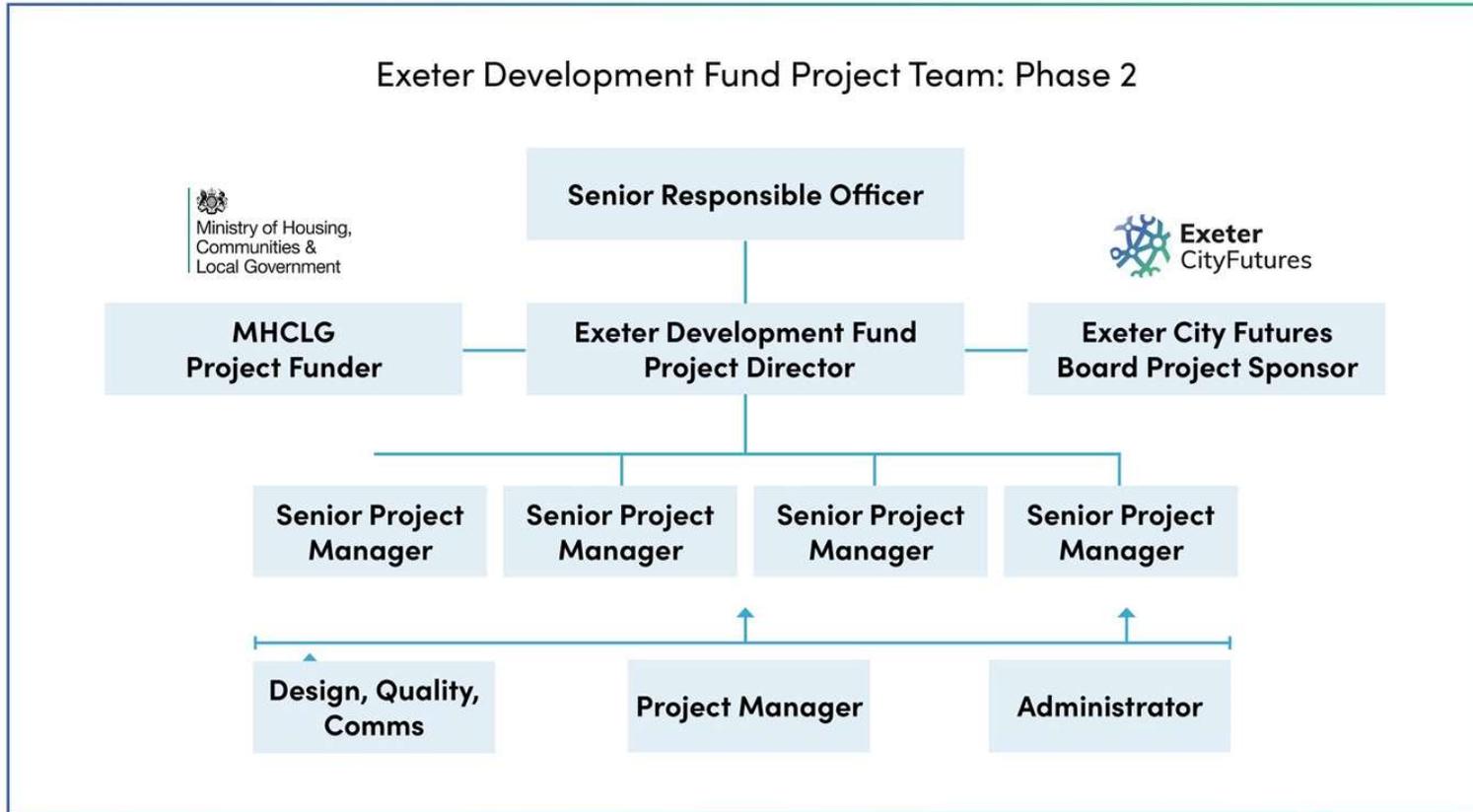
- **Senior Management Team:**

CEO and CFO

- **Operational Team:**

4 FTEs: Finance/Fund and Development Directors,
Project Management and Administration

➤ Management into FBC: “Phase 2”





➤ Key Activities in Phase 2:

- Phase 2 Project Initiation
- Business Case Update (Furtherance of Detail): What are the key elements to update? How/Who responsible?
- Full initial flagship Pilot Scheme (Full Test Bed for all aspects, focusing on feasibility and deliverability)
- Associated procurement of advisory services to augment the initial flagship pilot site readiness: feasibility, legal, regulatory, planning
- Provision of Financial Model Development on the basis of initial flagship pilot sites and the Fund structure
- Development of the Fund's Target Operating Model
- Market engagement (developer, finance, housing associations, Homes England)



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➤ Change Management Arrangement and Partner Culture Mix

- Departure from BAU. Careful thought needs to be given to collaborative demands, ambitious placemaking goals and requirement for 'patient' investment.
- Certain regulatory processes will likely not be circumnavigated by even the most cooperative Fund Target Operating Model.
- Partner mix will likely change over time. The Fund could come to life with only two partners, others coming on-line as land becomes available to contribute.
- Cultural values must be aligned to the Strategy and Objectives of the Fund, as well as the structure. Critical to gain staff input once appointed as part of a periodic refresh of the cultural values and connection to day-to-day behaviours.



Benefits Realisation Arrangements

-  The Fund has a detailed benefits register prepared to Green Book Business Case standards and linked to the economic case appraisal (covered in Session 2).
-  Development of a Benefits Realisation/Performance Management Tool. In consultation with stakeholders to ensure that the financial, other tangible and intangible benefits arising are tracked and feedback to the Board.
-  The benefits register will continue to operate beyond the OBC as a live document, and will be carried forward to the FBC as Phase 2 develops.



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➤ Risk Management Arrangements

- A high-level risk register has been developed in line with Green Book Guidance during this phase of work: proof of concept.
- A workshop was held with key stakeholders (both senior management and political representatives of the partner organisations) and outputs from this have been captured.
- This analyses risks as follows:
 - Outline Risk Category
 - Sub-Category
 - Reference to link back to original Stakeholder Risk Workshop
 - Description of Risk
 - Likelihood of Risk Crystallising
 - Impact of Risk Crystallising
 - Risk Rating (Likelihood x Impact)
 - Risk Quantification
 - Risk Ranking

Project Assurance

Benefits Realisation Strategy & Plan

A comprehensive performance management process will be a broad approach which encompasses both strategic objectives and operational outputs. This is synonymous with a Benefits Realisation or Management Process and we term it “Benefits Realisation” (BR).

A series of workshops will take place with each of the partners and onward into executive appointment stage to develop the benefits register, roadmap, (reflecting the timings of realisation) dashboards and assigned ownerships.

Post Implementation Review Plan

By conducting a thorough and timely PIR, key lessons can be learned and applied to future projects. Since PIR should be open, objective and cover a range of strategic and operational aspects, it is a useful tool to assess the size and nature of the gap between initial objectives and vision and the reality.

Independent resource should be secured to consult with stakeholders and help form a true and fair reflection of the positives and negatives arising from Fund programme completion and “rain check” on the effectiveness of not just the BR process, but the collaborative status of stakeholder relationships and communications, which will be so critical to the effective operation of the Fund.



Exeter CityFutures

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www.exetercityfutures.com

EXETER HARBOUR BOARD

Thursday 23 June 2022

Present:-

Councillor Ruth Williams (Chair)
Councillors Ellis-Jones, Pearce, Read, Snow
Messrs Simon Adams, Richard Eggleton, Anthony Garratt, Andrew May and Steve Sitch

Apologies:-

Councillor Leadbetter and Mr Owen Michaelson

Also Present:-

Engineering, Waterways and Parking Service Manager (SC) Harbour Master (GF) and Democratic Services Officer (SLS)

10

MINUTES

The minutes of the meeting held on 14 March 2022 be taken as read and signed by the Chair as a correct record.

11

DECLARATIONS OF INTEREST

No declarations of discloseable pecuniary interest were made.

12

PUBLIC QUESTION TIME

It was noted that there were no public questions received.

13

INTRODUCTION TO THE BOARD - MEMBERS UPDATE

The Chair invited Members of the Board to introduce themselves as there had been a change in the membership following the new civic year. She also confirmed that Simon Adams and Anthony Garratt had been reappointed as Board Members for a further term of three years. The Engineering, Waterways and Parking Service Manager provided some background on the External Board Member appointments which used a skills matrix to ensure the Board as a whole could offer the necessary range of specialist expertise, knowledge and qualifications. The Harbour Board, which had been in place for a year, sits in an advisory capacity to the Council's Executive in terms of all the expertise and experience that Board Members bring advising the Executive who will remain responsible for matters of policy and funding. The Board had assembled a number of aims and ambitions at a Visioning Event held in January 2022, with a view to running a safe and competent port, being mindful of the environmental aspects and the ambition to make the waterways service financially self-sustainable over time.

The Chair offered a vote of thanks to the previous members of the Board, Councillors Allcock, Buswell, and Sparkes and particularly Councillor Harvey who had chaired the first year of the Harbour Board. She also wished to thank the Harbour Master for providing a very extensive induction for all Councillors, as well as the Harbour Board members to show the challenges of the Estuary and canal.

14

EXETER PORT USERS GROUP UPDATE

The Chair of the Exeter Port Users Group, Rex Frost was unable to attend the meeting, but submitted an update on the Groups' recent activities which was

presented by the Engineering, Waterways and Parking Service Manager who reported that:-

- in April, he had invited the Harbour Master and Ben Bradshaw, MP for an afternoon on the river. Mr Bradshaw was surprised by the geographical size of the Harbour area and the significant responsibility which was entailed and very interested in all the activities we came across and the explanations of how they related to the Harbour Master's responsibilities. He indicated that he would assist with any issues which may have to be referred to Government, but his term of office may have ended if a Harbour Revision Order is ever submitted.
- the entrance channel marks were all moved to new positions in early May, much to the relief of all local Mariners. The effects of the weather in the winter were to significantly shift the channel eastward and the buoyed area was extremely shallow.
- other parts of the river have also suffered from silting and in several areas realignment of buoyage is required, but negotiations may be required with other stakeholders to accomplish a desirable result.
- the water patrol has been active on many days when the river is busy and is having an appropriate influence on the behaviour of fast craft.

Members noted the report.

15

HARBOUR MASTER'S REPORT

The Harbour Master provided an update on the circulated report. He referred to an invitation extended to Board Members for a tour of the river and the canal to look at the activities and the maintenance challenges faced by the team. He raised a number of matters of note which included:-

- the Friends of the Exeter Ship Canal have achieved Historic Harbour status with the support of the Exeter Canal and Quay Trust (ECQT). A number of forthcoming events have been planned on the Quay, including a Sea Shanty Festival with visiting vintage vessels on the 11th September 2022. The ECQT have been supportive of the team's activities across the Council and have funded the repair of the pontoon in the canal.
- a survey of the marked channel using a multibeam side scanner showed that the channel had shifted significantly to the east of the chartered positions. A total of eight buoys have now been moved and charts have been updated, including Notices to Mariners to ensure that the marked channel was clear. There was an ongoing maintenance programme of the navigation aids which included lifting, inspecting, repaint and checking and replacing the lights on each of those buoys.
- their working vessel, the Can Doo cannot be used to reach the buoys south of Buoy 10, and the team would like to charter a moorings vessel, with the necessary Maritime and Coastguard Agency (MCA) vessel coding. They would be able to maintain the navigational aids as well as carry out commercial work servicing customers moorings as well.
- they worked closely with the Exe Estuary Management Partnership, Topsham Ferry and local clubs to make sure everyone was kept informed

of any news or events.

- the aspirations for the Harbour team included achieving a HRO, combining and replacement of their two work vessels, dredging parts of the ship canal and improving the facilities at the buoy store.

The Harbour Master responded to Board Members' questions:-

- he had met with a contractor to discuss proposed works for the removal of 5,000 cubic metres of material from the Canal in order to maintain the access to the Canal Basin and Exeter Quay for deep draught vessels. An excavator on a floating pontoon would be required to lift silt from the canal and move to the canal bank to be taken away.
- environmental and sustainable considerations were taken into account with such work and a similar exercise involved the spoil being laid on an adjacent allotment site as it was free from contaminates. They would explore the possibility of selling the material or seeking a site on the overflow for the river near the allotments.
- referencing a comment about the reason for selling the team's moorings barge to charter a purpose built craft that was both fully Maritime and Coastguard Agency coded and Port Marine Safety Code compliant. This could be chartered on a monthly basis thus negating the need to hire in a contractor to maintain the buoys at sea. The craft would allow the team to carry out all of their responsibilities to service the 52 navigational aids both in the river and out at sea as well as carrying out commercial work servicing moorings.
- the environmental benefit of combining the open dory type work boat and small patrol boat as well as investigating an electric motor in place of the petrol engines. They were working with Plymouth University on decarbonisation programmes and the partners of the Exe Estuary Management Partnership on ways to improve their green credentials for the river and canal.

The Chair advised that Board Member, Owen Michaelson was unable to attend the meeting but had requested that a number of comments in relation to the support vessels be shared with the Board, suggesting that any changes should include careful consideration of future use. The Harbour Master confirmed that an MCA compliant coded boat was needed to maintain the buoys in the various locations. He set out the costs of hiring compared with contracting a vessel to carry out their work.

The report was noted.

16

HARBOUR REVISION ORDER DISCUSSION

The Engineering, Waterways and Parking Service Manager referred to the Council's commitment to achieving Port Marine Safety Code compliance with the process having commenced through the formation of the Harbour Board. A successful application for a Harbour Revision Order (HRO) would help to ensure the safe running of the port, having sufficient powers to be able to levy harbour dues on vessels and carry out appropriate enforcement on the river and canal. In recent years, the Council has demonstrated an ambition to run a safe port, has invested in patrol boats, and ensured competent and qualified staff carried out the

appropriate maintenance of the buoys and navigation aids.

He invited Members of the Harbour Board to offer their views on an application for a HRO being made, as well as any other course of action they might suggest. The views of the Board would be included in a report to the Executive and Full Council with any cost implication for consideration. It was acknowledged that making an application would be both a costly and lengthy exercise and include legal advice being sought, garnering evidence for the application from users and stakeholders as well as appropriate advertising through public notices. An estimate of £75,000 for the cost of submitting an application had been suggested, but this did not take into account any additional work required for any challenge that may be subsequently made. The Port Users Group as one of the Board's main stakeholders had already commented along with informal feedback from the Estuary users that there was a greater appreciation that any future charges levied would be used to make the port self-sufficient financially with any improvements for the good of the users.

Where appropriate, the Engineering, Waterways and Parking Service Manager gave the following responses to Board Members' comments and enquiries (the response was in italics).

- we are one of the only ports that does not have Marine Port Compliance and the Board Member had some concern over the lack of progress in pursuing a HRO to address this. The canal was virtually the only inland waterway in the country that was not part of the British Canal Licensing Scheme and, whilst it was not about seeking additional revenue, it should be about investing in extra facilities that could be accessible to all. *There had been a great deal of scene setting and discussions on how a HRO would be progressed, what it might cost and how we might fund it, and how such a request would fit in with the Council's Committee process over the forthcoming autumn period.*
- whilst we should commend the Council and officers for the work they have done so far, applying for a HRO required careful consideration. Some individuals may perceive a HRO proposal as the opportunity to simply put regulations in place or raise finances, but this was clearly not the case. *One of the reasons that the previous HRO in 2003 had met so much objection was centred on the lack of income opportunities and the financial viability of a third party taking on a Trust Port model at the time. Any future HRO bid would be less contentious as it would not involve a transfer of responsibility but simply enable the Council the appropriate powers to manage the port in a safer manner.*
- the Board Member welcomed an application for a HRO and enquired if it would be possible to take a report to the Executive in September. *It was anticipated that a report seeking the views of the Executive and Council on commencing work on an application for a HRO would be made in the autumn.*
- the objectives set at the Visioning event should have net zero and biodiversity considerations embedded into the process as well as ensuring every appropriate opportunity to derive some revenue from the canal and river.
- there should be an appreciation that Exeter's application for a HRO was starting from a low base but the experienced team should help to push this

forward.

- in supporting an application for a HRO this could resolve the lack of any powers of enforcement, as well as ensuring other additional financial and environmental benefits for the Port.
- the Board Member welcomed making an application and a more holistic approach, including that the neighbouring partner authorities of East Devon and Teignbridge Councils would help the process, with a future conversation on the introduction of necessary byelaws.

The Harbour Master referred to the efforts made to ensure a safe environment and educating and reminding people of the dangers posed by speeding. They do need some form of deterrent and in response to a Board Member's question, any new powers would provide the City Council with greater enforcement capabilities, particularly in respect of jet-skis and similar small craft not designated as 'a vessel' under previous legislation. Kite surfing was also becoming increasingly popular and they moved across the channel at low water which was particularly hazardous. He advised that existing patrols were making some difference.

The Chair referred to comments received from Board Member, Owen Michaelson who was unable to attend the meeting, but who had referred to the adoption of powers to adhere to the Port Marine Safety Code to keep the river and canal as a safe place for commercial and recreational use, and to a level appropriate and relevant to the risks within the Port of Exeter and being clear about the reasons for applying for HRO status.

The Chair presented a recommendation for a report to be made to the Executive. Members reiterated a number of comments in support of pursuing a HRO which included:-

- to move forward to achieving Port Marine Safety Code Compliance
- to regulate the waterways and enable appropriate enforcement powers
- to move towards a financially sustainable port by providing the opportunity to levy Harbour dues
- to include net zero and sustainability considerations

RESOLVED that the Exeter Harbour Board endorsed an application for a Harbour Revision Order be made with a report to the Executive with the Board's request, setting out the process and associated costs for their consideration.

(The meeting commenced at 5.30 pm and closed at 6.55 pm)

Chair

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EXECUTIVE

Tuesday 31 May 2022

Present:

Councillor Bialyk (Chair)

Councillors Wright, Denning, Ghusain, Morse, Parkhouse, Pearce, Williams and Wood

Apologies:

Councillor D. Moore (as an opposition group Leader)

Also present:

Councillor K. Mitchell (as an opposition group Leader)

Councillor Jobson (as an opposition group Leader)

Also present:

Chief Executive & Growth Director, Deputy Chief Executive, Director Corporate Services, Director of City Development, City Surveyor, Assistant Service Lead – Local Plan, Skills & City Inclusivity Manager and Democratic Services Team Leader

54

MINUTES

The minutes of the meeting held on 4 April 2022, were taken as read, approved and signed by the Chair as a correct record.

55

DECLARATIONS OF INTEREST

No declarations of disclosable pecuniary interests were made.

56

QUESTIONS FROM THE PUBLIC UNDER STANDING ORDER NO. 19

No questions from members of the public were received.

57

APPOINTMENT TO OUTSIDE BODIES 2022

The Executive received the report on appointing Members to outside bodies, which ensured that there was Council representation to maintain effective partnerships with the external organisations. Appendix A, included with the report presented at the meeting, highlighted the proposed appointments. The Leader highlighted the following proposed changes to appointments listed in Appendix A:-

- Community Safety Partnership - Councillor Amal Ghusain as the Portfolio Holder for City Management & Environmental Services, in place of the Leader;
- Devon Authorities Strategic Waste Committee - Councillor Ruth Williams as the Portfolio Holder for Recycling & Waterways, in place of Councillor Ghusain;
- Energy From Waste Liaison Committee - Councillor Ruth Williams as the Portfolio Holder for Recycling & Waterways, in place of Councillor Ghusain;
- Exeter Canal & Quay Trust Ltd - Councillor Ruth Williams as the Portfolio Holder for Recycling & Waterways, in place of Councillor Ghusain;
- Exeter Fairtrade Steering Group - Councillor Trish Oliver to take the vacant position;

- Maynard School – Vacancy, in place of Councillor Pearce; and
- Relate – Vacancy, in place of Councillor Wright.

The Leader acknowledged the historic value of the appointments to outside bodies, but highlighted that a review of the Council representation on the various bodies would be undertaken, in consultation with the opposition Leaders.

The Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services highlighted that there was an error in the first recommendation and that approval was a Council function. She moved an amendment to the wording of the recommendation, to state that the Executive recommended that Council approve the appointments to the outside bodies set out in Appendix A of the report.

RECOMMENDED that Council:-

- (1) approve the appointments contained in Appendix A of the report and as amended at the meeting; and
- (2) grant delegated authority to the Corporate Manager Democratic and Civic Support, in consultation with the Group Leaders, to appoint, when necessary, representatives to outside bodies during the course of the Municipal Year.

58

MEMBERS' ALLOWANCES AND EXPENSES PAID 2021/22

The Executive received the report on expenses and allowances paid to elected Members in 2021/22, which, the Council had a statutory obligation to publish each financial year.

RESOLVED that Executive Committee note the allowances paid and the expenses claimed by Members in 2021/22.

59

EXETER SKILLS STRATEGY

The Executive received the report on the new Exeter Skills Strategy, which had been developed to consider the impact and changes to the labour market and economy, following the Covid Pandemic. Members were reminded that in March 2020, the original Skills Strategy had been approved, just prior to the Covid lockdown, which had impacted on the delivery of the strategy priorities and to the local labour market and workforce.

Particular reference was made on the impact of the Pandemic to the Skills Strategy, with the following key points:-

- At its peak, 30% of the city's workforce was part of the Furlough scheme which equated to 17,000 people;
- Universal Credit claims had risen to over 4%; and
- There had regularly been over 3,000 job vacancies within five miles of the city and 9,000 vacancies within 25 miles of the city over the past year and as was still the case, as of April 2022.

In March 2021, Council approved a review of the evidence base to refresh the Skills Strategy following the impact from the Pandemic and had begun working with 'Wavehill Social and Economic Research' and its partners and stakeholders to develop the revised strategy. This included a review of available data on to one

consultation and an event in April 2022, which brought together partners to engage on key themes and topics to bring the strategy forward.

Highlights from the evidence gathered included:-

- The number of Universal Credit claimants had reduced to under 2%, but there were a lot of complex barriers to employment;
- Older workers, aged over 50, had become economically inactive and had left the labour market, which had further impacted on employment retention;
- There were issues with recruitment across the city, despite there being a number of qualified residents available, there were noticeable skills gaps identified;
- Around 45% of the city's employment was in three sectors - Health & Care, Retail and Education;
- The Self-employment rate for the city had dropped from 15% in 2017/18 to just 6% since the Pandemic;
- Various sectors had been impacted by new demands from the workforce, including an increased desire for more home working and hybrid working options, which remained a challenge to attract a work force – particularly for those sectors unable to offer these flexibilities; and
- Although there were identified deprived wards, the strategy covered all wards across the city, but there would be actions and focus in place for the identified wards.

Reference was made to the priorities outlined in the strategy, which had strong links to the Exeter 2040 vision, supporting the city in becoming healthy, inclusive, sustainable and delivering world class education. The priority of the strategy was focussed on inclusivity and productivity, working with a wide range of key partners across the city. Following approval, a short summary document would be produced, with a Members' Briefing provided in September 2022 to highlight the priorities and to finalise the action plan with the skills group.

The Chief Executive & Growth Director commented on the strategic point, where Members had agreed to the vision of the city as an inclusive, healthy and sustainable city, providing many opportunities for its residents. The report highlighted how the city delivered on inclusive growth, which the skills agenda connected with younger residents to provide them with opportunities and the building of relationships with educational providers. The Civic University Agreement work had brought education providers together to help residents enter the work place. Members noted that, although the Council had no statutory responsibility to undertake the work, it had moved from economic development to inclusive growth, which included building a skills agenda.

During the discussion, Members welcomed and commended the strategy and team for the excellent work that been undertaken to identify the impacts of the pandemic on the city work place, and developing a wide ranging evidence base. The Skills Strategy was crucial in supporting residents and bringing new businesses to the city, which would enable residents to also work in the city, rather than travel elsewhere. The Strategy identified the need for developing green skills to support climate change, which combined with the Council's objectives for Net Zero.

The Council Leader, in summarising, noted the importance of the report, highlighting that, although it wasn't a statutory function, the Council was choosing to invest in providing skills for all residents for the benefit of the city's future.

RECOMMENDED that Council approve:-

- (1) the Exeter Skills Strategy; and
- (2) the development of the associated action plan to enable the Skills & City Inclusivity Manager to address the identified priorities.

60

NEW STATEMENT OF COMMUNITY INVOLVEMENT: PROPOSED ADOPTION

The Executive received the report on the new Statement of Community Involvement (SCI), which was a legally required document and was an important planning tool that explained to residents how they could engage with planning applications and how the Council would consult on plan making. The existing SCI had been adopted in 2005 and no longer met legal requirements.

The draft SCI alongside the Exeter Local Plan 'Issues Consultation' underwent an 8 week consultation in 2021, and the results and comments received were incorporated into the document presented at the meeting. Although the SCI set out the minimum legal requirement for consulting on planning applications and plan making, Exeter City Council had opted for a best practice approach and had gone further than the legal minimum requirement. Interactive engagement exercises had been undertaken, which included pop-up exhibitions on the High Street, where residents were invited to attend and build Lego models to represent their view of the future of the High Street, and the information attained would feed into the Exeter Local Plan.

Particular reference was made to the planned engagement with the Royal Albert Memorial Museum (RAMM), Exeter University and Exeter Culture on further interactive engagement projects during the summer period, to attain further detail from residents on the future they want for the city. Members also noted that a planned city wide consultation exercise on the future place initiative, would be undertaken, allowing residents to engage with the Council on the future of their local neighbourhoods.

The Leader proposed an amendment, as agreed with Group Leaders, to page 6 of the Statement of Community Involvement (SCI), to replace the last paragraph with the following text:-

'Through Liveable Exeter, the Council will strengthen communities and create new neighbourhoods. Using innovative and interactive engagement tools, the Council will better inform communities about Liveable Exeter and enable them to shape emerging development proposals as they come forward, as well as feeding into the new Exeter (Local) Plan.'

Councillor Jobson, as an opposition leader, spoke on this item regarding the issue of neighbourhood planning and asked that it be made clear that there was funding and support available for groups who wanted to setup neighbour plans through the locality budget.

Councillor K. Mitchell, as an opposition leader, spoke on this item and thanked the Director of City Development for the report and previous correspondence. He commented on Neighbourhood Planning, which was an important way for residents to address what they wanted in their neighbourhoods and that it needed to be a part of the process. The St. James Forum had recently disbanded for various reasons and he would welcome a conversation about what had happened with the forum and how improvements could be made in the future. He acknowledged that a lot of time and support was needed for residents to develop neighbourhood plans and sought reassurance that support would be provided. Councillor K. Mitchell

welcomed the report and thanked the Chair for the amendment to the SCI document.

During the discussion the following points were made:-

- The report highlighted that a best practice approach had been taken and with few comments received that required a change to the document, provided a strong indication that the Council was doing what communities wanted and was going beyond the minimum legal requirements;
- It was important and innovative to run consultations for future residents so they could engage and contribute on how the future of the city would look;
- The eight week consultation on the SCI also demonstrated a best practice approach and how the Council went beyond the minimum legal requirement to produce the document; and
- There has been historic difficulty with consulting on planning documents and the new interactive engagement process with communities showed how much the Council was prepared to engage through various means of consultation with residents.

The Council Leader stated that the Statement of Community Involvement, was an important document and allowed residents to contact the Council and engage with local councillors. He commented on the neighbourhood plan, which was available online and was easily accessible but help and support would be provided to anyone looking to setup up a neighbourhood group.

RESOLVED that the Executive grant delegated authority to the Director of City Development, in consultation with the Council Leader and the Portfolio Holder for City Development, to make minor editorial changes to the final Statement of Community Involvement (SCI) document.

RECOMMENDED that Council adopt the final Statement of Community Involvement (SCI) including any minor changes (as per recommendation 1).

61 **LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985 - EXCLUSION OF PRESS AND PUBLIC**

RESOLVED that under Section 100A(4) of the Local Government Act 1972, the press and public be excluded from the meeting during consideration of the following item on the grounds that it involved the likely disclosure of exempt information as defined in paragraph 3 of Part 1, Schedule 12A of the Act.

62 **LAND IN SUMMERLAND STREET**

The Executive received the report, which advised Members on the proposed disposal of land at Summerland Street to facilitate the re-development of a site on Council owned land on the edge of the city centre. The three existing long leases would be surrendered with a new long lease being granted to facilitate re-development of the site for co-living accommodation, thereby securing a significant capital receipt.

Particular reference was made to the difference between co-living and purpose built student accommodation. The City Surveyor confirmed that the lease on the land would limit use of the site to co-living accommodation and would exclude use as purpose built student accommodation.

Councillor Jobson, as an opposition leader, spoke on this item and wanted to ensure that the Council kept an open mind on the types of development on the land.

Members welcomed the report, which was considered to be a good opportunity to re-develop the Council owned land and to create vibrant living spaces close to the city centre.

RESOLVED that the surrender of the existing leases of land at Summerland Street and the grant of a new long lease (as set out in the report) be approved with the detailed terms to be agreed by the City Surveyor in consultation with the Director of Finance, Director of Corporate Services and the Council Leader.

(The meeting commenced at 5.30 pm and closed at 6.32 pm)

Chair

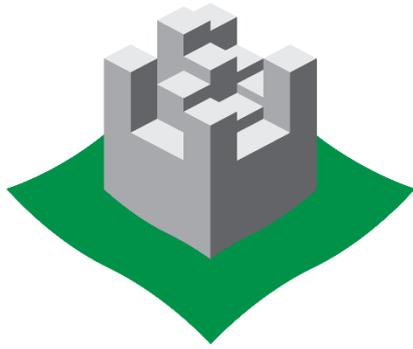
The decisions indicated will normally come into force 5 working days after publication of the Statement of Decisions unless called in by a Scrutiny Committee. Where the matter in question is urgent, the decision will come into force immediately. Decisions regarding the policy framework or corporate objectives or otherwise outside the remit of the Executive will be considered by Council on 19 July 2022.

Title	Representative
Age UK Exeter	Councillor Rob Hannaford
Barnfield Theatre Board	Councillor Richard Branston
Community Safety Partnership	Portfolio Holder for Communities & Homelessness prevention Councillor Martin Pearce
	Portfolio Holder for City Management & Environmental Services Councillor Amal Ghusain
	Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services Councillor Laura Wright
Dartmoor National Park Community Forum	Councillor Rob Newby
	Member Champion Net Zero 2030 Councillor Zion Lights
Devon and Cornwall Police and Crime Panel	Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services Councillor Laura Wright
Devon Authorities Strategic Waste Committee	Portfolio Holder for Portfolio Holder for Recycling & Waterways Councillor Ruth Williams
Devon County Agricultural Association	Councillor Andrew Leadbetter
Devon Disability Collective	Member Champion for Community Engagement & Supporting Services Councillor Naima Allcock
Devon Historic Buildings Trust	Portfolio Holder for City Development Councillor Emma Morse
Devon Rail Forum	Portfolio Holder for Climate Change Councillor Duncan Wood
	County Councillor Andrew Leadbetter
Energy From Waste Liaison Committee	Portfolio Holder for Portfolio Holder for Recycling & Waterways Councillor Ruth Williams
Exe Estuary Management Partnership	Councillor Andrew Leadbetter
Exeter Allotment Forum	Portfolio Holder for City Management & Environmental Services Councillor Amal Ghusain
Exeter and Heart of Devon Growth Board	Council Leader Councillor Philip Bialyk
Exeter Business Centre Board	Portfolio Holder for City Management & Environmental Services Councillor Amal Ghusain
	Portfolio Holder for Climate Change Councillor Duncan Wood
	Councillor Amy Sparling
Exeter Canal & Quay Trust Ltd.	Portfolio Holder for Portfolio Holder for Recycling & Waterways Councillor Ruth Williams
	Portfolio Holder for Leisure Services & Physical Activity Councillor Josie Parkhouse
	Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services Councillor Laura Wright
	Council Leader

Title	Representative
	Councillor Philip Bialyk
	Councillor Richard Branston
	Councillor Tony Wardle
	Councillor Andrew Leadbetter
	Councillor Rob Newby
Exeter Church Charities	Alderman John Landers
	Alderman Mary Danks
	Portfolio Holder for Council Housing Development and Support Services Councillor Barbara Denning
	Mrs Olwen Foggin
Exeter Citizen Advice Bureau	Portfolio Holder for Council Housing Development and Support Services Councillor Barbara Denning
Exeter Fairtrade Steering Group	Portfolio Holder for Communities & Homelessness prevention Councillor Martin Pearce
	Councillor Trish Oliver
	County Councillor P Prowse
Exeter Health and Wellbeing Board	Portfolio Holder for Leisure Services & Physical Activity Councillor Josie Parkhouse
	Council Leader Councillor Philip Bialyk
	Councillor Catherine Rees
	Portfolio Holder for Communities & Homelessness prevention Councillor Martin Pearce
Exeter Homes Trust	Alderman Alan Williamson
	Councillor Richard Branston
	Councillor Trish Oliver
	Vacancy
Exeter International Airport Consultative Group	Portfolio Holder for Climate Change Councillor Duncan Wood
Exeter SAFE (Stop Abuse for Everyone)	Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services Councillor Laura Wright
In Exeter	Portfolio Holder for City Management & Environmental Services Councillor Amal Ghusain
Joint Habitats Mitigation Executive Committee	Deputy Chair Planning Councillor Rachel Sutton
Local Government Association General Assembly	Council Leader Councillor Philip Bialyk
Maynard School	Vacancy
Parking and Traffic Regulation Outside London Adjudication Joint Committee (PATROLAJC)	Councillor Andrew Leadbetter
	Portfolio Holder Climate Change Councillor Duncan Wood
Relate	Vacancy
Royal Albert Memorial Museum Trust	Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services Councillor Laura Wright
	Councillor Andrew Leadbetter

Title	Representative
South West Councils	Leader Councillor Phil Bialyk
South West Employers Panel	Leader Councillor Phil Bialyk
St. Edmunds & St Mary Major Charities, Exeter	Councillor Richard Branston Billie Cornish
St. Leonard's with Holy Trinity Charities	Councillor Matthew Vizard Councillor Richard Branston Mrs C Dunn
St. Sidwell's Parish Lands and Other Charities	Councillor Martin Pearce Vacancy
St. Thomas Church Charities (Seldon & Others)	Councillor Rob Hannaford Mrs Carole Smith Mrs Patricia Metford
The Exeter Phoenix Arts Board	Deputy Leader and Portfolio Holder for Culture, Corporate & Democratic Services Councillor Laura Wright
Topsham Community Association	Councillor Joshua Ellis-Jones
Topsham Mooring Owners Association	Councillor Andrew Leadbetter
Topsham River Commissioners (under the Exeter Port Dues Act 1840)	Portfolio Holder for Climate Change Councillor Duncan Wood Councillor Andrew Leadbetter Councillor Rob Newby
Turntable Furniture Re-cycling Project	Portfolio Holder for Council Housing & Support Services Councillor Barbara Denning
Wessex Reserve Forces and Cadets Association - Devon Committee	Councillor Andrew Leadbetter

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Exeter
City Council

Exeter Skills Strategy

June 2022

DRAFT

Developed by

wavehill™
social and economic research

Wavehill: social and economic
research

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Version: Draft v2.2

This page will be removed before the report is finalised.

PLEASE NOTE:

This is a draft version of the report and the following errors and omissions may still appear. These, however, will be re-checked before the report is generated in its final version:

- Grammar
- Punctuation
- Font
- Graphs: Alignment / numbering / source
- Tables: Alignment / numbering / source / headings
- Bullet Point Alignment
- Page / Section Breaks
- Header / Footer content
- Contents Page

Also, please be aware that formatting variations occur when documents are sent electronically as the set up for individual PC's and printers varies considerably. This can lead to pagination, page length, header and footer and objects all appearing to be incorrect. However, the hard copy print out on the original PC that the document was set up on would not produce such problems.

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Figure 2.2: Qualification and experience requirements for job vacancies in Exeter TTWA16

Executive summary

Developing the skills and employability of the labour market is essential to driving prosperity.

To continue to thrive, Exeter needs to constantly enhance the training provision available in the city and make sure the labour force has the skills mix to meet the local economic need. Ensuring that all individuals have the opportunity to improve their skills and find good employment facilitates their success and wellbeing. This strategy sets out the employment and skills priorities for Exeter until 2025, based on the national and local evidence, and the action undertaken in response by stakeholders across the city.

Exeter has a strong foundation for skills provision with an Ofsted Outstanding Further Education College (since 2014), a leading Russell Group University (frequently ranked in the top 20 in the UK), an innovative Mathematics School, and a new Institute of Technology, as well as a host of independent training providers. The Civic University Agreement strengthens the skills landscape by bringing together some of these organisations in partnership (University of Exeter, Exeter College, Exeter City Council and the Royal Devon and Exeter NHS Foundation Trust) to support sustainable and inclusive growth, raise aspirations and enhance the wellbeing of citizens. Many of the schools in the city are Good or Outstanding Ofsted ranked and GCSE attainment 8 scores are above the England average. A higher proportion of the working age population are qualified to Level 4 and above than in England and average earnings for city residents are some of the highest in Devon. While provision is strong, support needs to be accessible and available to all to ensure the widest benefits, and this requires overcoming barriers and reaching isolated individuals and groups.

The growth of sectors in Exeter, notably Health and Social Care, Professional Services, Creative Arts and Culture, Education and Construction will drive training needs locally, as well as replacement demand for existing roles moving out of employment. In some areas of the economy, sectors are declining, or the impact of automation will shift the skills required for roles, leading to many needing to retrain. Data from vacancies in Exeter (which have been high given a tight labour market) suggests that many of the skills needs are around digital skills, business skills, and core life skills.

Some of the key challenges for Exeter are around retention of young people (a longstanding trend) and staff locally (particularly driven by cost of living in Exeter, housing and competition for employees). Further, the pandemic has led to some people leaving the labour market with a decrease in the numbers of economically active individuals in Exeter, particularly over 50s. This is partly driven by the “Great Resignation” with individuals re-evaluating their careers and how they want to work. Changing working patterns with increased flexibility are likely to continue to influence employment and skills over the coming few years. Other macroeconomic trends including the net zero commitments and potential for stagflation and recession will further affect the skills needs and employment in Exeter, to which the city must respond.

The priorities for Exeter are:

- **Talent retention and attraction** to ensure there is a diverse and skilled labour market available to support the local economy, considering the offer of Exeter and how this can be capitalised.
- **Alignment of training provision and future skills needs** to safeguard the skills base against changes, including digitalisation and green skills, while ensuring there is adequate provision to meet latest demands and market shifts.
- **Clear map of skills provision available** within Exeter so that businesses and individuals know what the right skills are for their organisation or career and who can provide the training they need.
- **Support those furthest from the labour market** into work and ensure there is a sufficient supply of labour to fulfil the roles in the local economy, supporting inclusion and opportunity for Exeter's residents.
- **Raising aspirations** for all people in Exeter to realise their potential and seek exciting careers or pursue self-employment, improving wellbeing.
- **Apprenticeships** will continue to be encouraged at all levels to provide the ability for learners to work and learn offering opportunities for those seeking different career pathways.

In addition to an action plan for the next three years, responding to these core priorities, Exeter will also continue to support skills development in the following key sectors:

- Digital technology
- Construction
- Health and social care
- Creative arts, culture and digital media
- Voluntary sector

Building on the success of Exeter Works, utilising stronger careers education, information, advice and guidance, and encouraging people into the right jobs, aligned to robust labour market intelligence will help respond to these challenges. Better utilising internships, traineeships and apprenticeships to broaden workplace skills while continuing to offer specialist higher level qualifications, supported by digital training, will help meet the needs of the market. Encouraging community initiatives to overcome barriers and access those most in need while working to integrate employers more closely with support will help to join up this space.

By working in partnership, the Exeter Skills Advisory Group and Exeter City Council will engage with a wide range of relevant stakeholders to respond to the priorities. The actions taken will improve education and training, strengthen the labour market and increase resilience, support growth, and improve prosperity and wellbeing, ensuring Exeter remains a vibrant and thriving city.

1 Context

Exeter is a vibrant and dynamic city embracing the future whilst celebrating a past that is rich in heritage. At the centre of the South West peninsula, the city has been an engine for growth and development of Devon. Through its major institutions, desirable location and expanding sectors Exeter has gone from strength to strength. The local labour market is a key part of this and further improvements to skills and employment will enable Exeter to build on its successes and ensure a shared prosperity for all.

This strategy sets out the employment and skills priorities for Exeter aligned to the opportunities and overcoming challenges, thereby supporting the city to continue to thrive as set out in the Exeter 2040 vision.¹

By the time they are an adult, a child born in Exeter today will live in a city that is inclusive, healthy and sustainable - a city where the opportunities and benefits of prosperity are shared and all citizens are able to participate fully in the city's economic, social, cultural and civic life.

A skills strategy for Exeter provides an opportunity to assess the latest changes in the labour market following the Covid-19 pandemic, explore the priority areas for the city and outline an appropriate response. One of the core aims of Exeter 2040 is for an accessible world-class education. As well as supporting this aim, this skills strategy also contributes to others set out including an inclusive city, a connected city, a sustainable and an innovative and analytical city. The skills strategy also supports the wider Exeter City Council Corporate Plan.²

This strategy is also an opportunity to align the local agenda with the latest regional and national priorities. The Heart of the South West LEP recently published their [Local Skills Report](#), while nationally the [Skills and Post-16 Education Bill](#) (based on the Skills for Jobs whitepaper) will revise the skills provision landscape. Further, the Government's Levelling Up agenda and replacement of European Funding through the Shared Prosperity Fund, will provide opportunities for employment and skill interventions at a local level.

1.1 Strategic Context

A skills strategy for Exeter is important to help inform policy in the local area and respond to wider trends, however, it is only a small part of a much broader strategic context.

While this strategy focuses on local challenges, opportunities and priorities in Exeter, the impacts of regional, national and global policy and macroeconomic trends has a far more significant impact on employment and skills. Furthermore, at a global level, climate change is likely to bring real changes in areas such as migration, energy and food sufficiency, and economic transition; the ambition for net zero is already creating policy shifts in response. The ageing population in the UK and particularly in Devon will bring implications for pensions

¹ Exeter 2040, Exeter City Council, 2021

² Corporate Plan 2018-2021, Exeter City Council, 2018 & Corporate Plan 2022-2026, Exeter City Council, 2022 (forthcoming)

and spending, social care and the ratios of the working age population to retirees, placing considerable burden on the welfare state. Changing patterns in globalisation from offshoring to reshoring (brought into relief by supply chains during the Covid-19 pandemic and energy dependency in the Ukrainian War) will affect how economies are structured and goods and services distributed. Technology is one of the biggest drivers of human progress, but digitalisation creates challenges as well as solutions from communities to politics.

Nationally, the UK's departure from the European Union means the current European funding round (2014-2020) will be the last for the UK (though it will run until the end of 2023). The use of European funding for infrastructure, innovation, business support and skills and training has been a mainstay of local interventions for decades. Its removal and replacement by Shared Prosperity Funding will bring changes in the way projects and interventions are structured and funding allocated. In April 2022 the funding allocations under the Shared Prosperity Fund for England were announced based on Combined (Mayoral), Unitary and Local Authorities with Exeter receiving £1.4m.³ In addition, a centrally run adult numeracy programme, Multiply, will be delivered by upper tier authorities with Devon County Council receiving £3.1m to deliver this programme.

Under the Levelling Up Agenda, parts of England have been granted further devolution through the County Deals.⁴ Devon, Plymouth and Torbay have been awarded a County Deal which will bring additional powers and resource to improve economic and social conditions in the local area. Skills will be part of the devolved powers and likely draw on the Local Skills Improvement Plans, creating a policy response at a local level. This will likely influence the provision of training in Exeter.

The Skills and Post-16 Education Bill will legislate for Local Skill Improvement Plans to be developed in partnership between employers and education and training providers, setting the skills needs and provision locally. This will bring employers and the needs of the local economy more closely into the development of courses and training provision. A lifelong learning entitlement will be created providing opportunities for more flexibility in how adults and young people study and get funding. There will also be shifts in how technical education and higher education provision is overseen and approved.

The Gatsby Benchmarks were introduced in England in 2017 and provide a common standard against which schools in England could set their employability and careers support.⁵ There is now a statutory obligation for schools to improve their performance on careers guidance, and initial evaluations on the use of the Gatsby Benchmarks were positive.⁶ However, schools continue to face funding pressures in delivering careers education and guidance, and work experience has been severely curtailed by the pandemic across the country. Despite this, employers were innovative in their use of digital support and have been instrumental in

³ UKSPF Allocations, Department for Levelling Up, Housing and Communities, April 2022

⁴ Levelling Up the United Kingdom White Paper, Department for Levelling Up, Homes and Communities, February 2022

⁵ Good Career Guidance, Gatsby, 2014 & Careers Strategy: making the most of everyone's skills and talents, Department for Education, HM Government, December 2017

⁶ Careers guidance and access for education and training providers, Department for Education, HM Government, July 2021

supporting careers education through the Careers Hubs.⁷ Awareness of options does also seem to be improving nationally, especially by Key Stage 4 and there is a good awareness of Apprenticeships though signposting to careers support for younger students needs improvement.⁸ Policy and Department for Education investment into careers support will continue to shape much of the careers education and guidance for those of school age.

Regionally, the Heart of the South West LEP published their Local Skills Plan in January 2022, setting out the objectives for skills in the area under the vision that:⁹

Every individual in the Heart of the South West should be able to access the skills they need to thrive in a productive job they value, supporting businesses, inclusion and growth.

The core objectives of the Heart of the South West over the next 5 years are to:

- Ensure that our skills and training environment is responsive and forward facing, meeting business and individual need
- Ensure that every individual can access the skills and training they need to achieve their own potential
- Ensure that all skills and training investment and activity contributes to both improve our shared prosperity and collective productivity

The Exeter Skills Strategy aligns to these objectives supporting the Heart of the South West vision at the city level. There is further alignment to the Civic University Agreement which brings together the University of Exeter, Exeter College, Royal Devon and Exeter NHS Foundation Trust and Exeter City Council to support the city, particularly through skills and learning. The missions of the Civic Agreement are to:

- Support the sustainable and inclusive growth of the city
- Deliver a net zero Exeter
- Build a city of aspiration and opportunity
- Support an ambitious culture and tourism offer
- Enhance the health and wellbeing of our citizens

Drawing on the strengths of Devon and Exeter's geographic position is important to maximise the benefits from the endowments the county has. Devon County Council are refreshing their Inward Investment Strategy which will inform how the county is positioned to attract organisations and individuals. A recent study of the labour market in Devon provides insight into the shifts that have taken place since the onset of the Covid-19 pandemic in the local area, with falling rates of employment for the over 50s and increasing demands for flexible working appearing as key challenges for Exeter.¹⁰

⁷ Employers Engagement in Careers Education: Insights 2020/21, The Careers and Enterprise Company, 2021

⁸ Insight Briefing: Mid-year update on student career readiness, The Careers and Enterprise Company, 2022

⁹ Local Skills Plan, Heart of the South West Local Enterprise Partnership, January 2022

¹⁰ Labour Market Study for Devon, Wavehill on behalf of Devon County Council, April 2022

1.2 Latest Context

Exeter has been at the heart of growth in Devon and the South West peninsula over the last decade. With a large travel to work area and wide range of job opportunities it is responsible for 18% of employment in Devon and is home to 16% of the adult population. The need for a strong and diverse labour market is reflected in the variety of the industries in the city. Employment and skills are also a fundamental determinant of productivity, a route out of deprivation and a vehicle for sustainable development.

In March 2020, Exeter published a skills plan setting out the priorities, opportunities and challenges for skills in the city based on primary research and secondary evidence.¹¹ Soon after, the Covid-19 pandemic caused widespread disruption to the global economy and fundamentally altered some of the labour market characteristics and employment opportunities in the UK and its cities and regions. In some areas the pandemic has altered the way the economy functions, in others it has compounded existing trends.

In Q2 2020, economic output in the UK fell 19.2% following a widespread lockdown measure to prevent viral contagion.¹² Unemployment was expected to rise to 8-11% nationally,¹³ though through major government interventions such as the furlough scheme, was kept to 5.2% at peak.¹⁴ Since then, the economy has recovered in many areas and the labour market has tightened considerably, with unemployment returning to pre-pandemic levels. However, widespread implications of the crisis remain, not only with future risks of lockdowns, but the relationship the labour market has with work and the skills needs of the future.

Further, the UK officially left the European Union on January 31st 2020 and the implications of this are beginning to emerge. Though leaving the EU has been synchronous with the Covid-19 pandemic, making assessment of impact complicated, the disruption of leaving the single market from increased regulatory checks are well documented. The full economic impact of leaving the EU may not be felt for some time (estimates vary between 1.8% and 6.4% loss in economic output for the UK over the next decade),¹⁵ however, initial figures suggest that imports from the EU fell 20% during the first 9 months of 2021 and 24% of companies were exporting less by April 2021.¹⁶ The current trading arrangements are expected to lead to a one-third decline in UK-EU trade and a 13% fall in total UK trade with trade in 2021 down £20bn compared to 2018 (last comparable year).¹⁷

These considerable external influences have led to the production of this new skills strategy, building on some of the priorities identified previously and considering the new environs in which the labour market and jobs operates.

¹¹ Skills Strategy for Exeter, Exeter City Council, February 2020

¹² UK Gross Domestic Product, ONS, 2022

¹³ Monetary Policy Report March-June 2020, Bank of England. March 2020

¹⁴ Labour Force Survey, ONS, 2022

¹⁵ Expecting Brexit, Dhingra and Sampson, UK in a Changing Europe, working paper 01/2022. Accessed at: <https://ukandeu.ac.uk/wp-content/uploads/2022/01/Expecting-Brexit-1.pdf>

¹⁶ Unravelling deep integration: Brexit and UK-EU trade, Freeman et al., 2022

¹⁷ The economic impact of Boris Johnson's Brexit Proposals, Bevington et al., CEP Brexit Analysis, 2019 & UK Trade, ONS, 2022

1.3 Exeter Baseline

The performance of Exeter over the past decade has been strong, regularly featuring in the top growth cities in the UK.¹⁸ Its population has expanded at some of the fastest rates of all UK cities (13.8% since 2011 compared to 6.5% in England) and a large proportion of the resident population are of a working age (68.6% compared to 62.3% in England and 58% in Devon).¹⁹ There is a high availability of jobs per head of working age population (job density of 1.22) in Exeter and the city serves as a major employment hub for Devon, with a large travel to work area (TTWA) and good transport links to Plymouth, Bristol and London.²⁰

Productivity in Exeter is high compared to the rest of Devon (GVA per hour of £35.80 against £30.10 in Devon) driven in part by the sectoral composition of the city. Proportions of employment in Exeter in the Professional services (9.4%), IT (4.7%) and Administration (8.3%) sectors are similar to the UK while they are lower in the rest of Devon. There are also higher concentrations of employment in the Health (19.8%) and Education (11.5%) sectors, influenced by large employers such as the RD&E hospital, the University of Exeter and Exeter College. Over a quarter of occupations (27.3%) are professional roles, above the Devon average of 21.4% and England average of 23.4%.

Average earnings among Exeter residents are £459.30 per week, similar to the £467.10 per week for those who work in the city (compared to £509.70 for England). This gap is reflective of the inward commuting to higher paid jobs in Exeter from the travel to work area. Qualifications rates among the economically active of the city's residents are high, as shown in Table 1.1; 48.2% are qualified at Level 4 and above and 19.6% at Level 3 compared to 45.1% and 17% in England respectively.²¹

Table 1.1: Qualification levels among the economically active working age population

Qualification	Exeter	England
Level 4+	48.2%	45.1%
Level 3	19.6%	17.0%
Level 2	15.5%	14.6%
Level 1	4.6%	9.3%
No qualifications	2.9%	4.4%

The latest unemployment rates in Exeter are 3.3% after rising to 4.6% during the pandemic. This level of unemployment constitutes a very tight labour market and is contributing to high rates of vacancy in 2021 and the first half of 2022. However, economic activity rates have declined by 6.1 percentage points since before the pandemic to 73.4% bringing implications for the supply of labour to the market. The total labour market is now comprised of 68,200 individuals in Exeter. A key part of this reduction in economic activity has come from the over

¹⁸ Cities Outlook, Centre for Cities, various years

¹⁹ UK Population Estimates, ONS, 2022

²⁰ Job Density, ONS, 2021

²¹ Three year average 2019-21, Annual Population Survey, ONS, 2022

50s demographic with a 13.1 percentage point reduction in participation, equivalent to 1,900 fewer individuals in the labour market in Exeter. These figures represent a higher proportional reduction than found elsewhere in England but remain reflective of a national pattern, with 6 in 10 reporting they would not return to work.²²

Vacancies in Exeter are high across many sectors and occupations as shown in Table 1.2.²³ Some sectors, such as Transportation, have experienced a doubling in the rate of vacancies, while others have remained near to their pre-pandemic baseline. More moderate increases in the vacancy rates also mask some of the scale. For instance, a 55% increase in the vacancies for Health care including nursing equates to 2,168 additional vacancies.

Table 1.2: Vacancies by sector in Exeter TTWA 2019/20 to 2021/22

Sectors	Vacancies May 2019 - April 2020	Vacancies May 2021 - April 2022	Percentage Change
Health Care including Nursing	3,921	6,089	55%
Hospitality, Food, and Tourism	3,069	5,325	74%
Business Management and Operations	3,061	4,894	60%
Sales	2,745	4,102	49%
Information Technology	2,621	3,066	17%
Clerical and Administrative	2,449	4,020	64%
Education and Training	2,287	3,260	43%
Finance	1,975	2,534	28%
Engineering	1,913	2,095	10%
Community and Social Services	1,365	2,422	77%
Law, Compliance, and Public Safety	1,313	1,952	49%
Maintenance, Repair, and Installation	1,186	1,645	39%
Construction, Extraction, and Architecture	1,174	1,592	36%
Manufacturing and Production	1,168	1,614	38%
Transportation	1,156	2,464	113%
Customer and Client Support	1,150	1,874	63%
Human Resources	788	1,158	47%
Planning and Analysis	780	956	23%
Marketing and Public Relations	471	669	42%
Science and Research	457	525	15%
Design, Media, and Writing	340	467	37%
Personal Services	182	220	21%
Agriculture, Horticulture, & the Outdoors	151	283	87%
Performing Arts	21	31	48%

Despite growth in the housing stock in Exeter, housing is becoming increasingly unaffordable with annual house price growth increasing from 2.8% in 2019 to 13% in 2021 and a house price to earnings ratio of 9.7 in 2021.²⁴ Further, between 2019 and 2021 the volume of rental

²² Reasons for workers aged over 50 years leaving employment since the start of the coronavirus pandemic, ONS, March 2022

²³ Vacancy Labour Insight, Exeter TTWA, Burning Glass, Accessed May 2022

²⁴ UK House Price Index, HM Land Registry, January 2022

properties in Exeter appears to have decreased by 41% (3,330 to 1,960).²⁵ This restricts the ability of lower earners who cannot afford to save and buy property and face limited available rental options.

More detailed information on the baseline socio-economic and labour market conditions in Exeter are available in Annex A.

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²⁵ Private Rental Market Statistics, Table 2.7, 2019 and 2021, ONS. The robustness of this ONS data at lower geographic levels and across time periods should be noted as cautionary, though the direction of travel is clear.

2 Opportunities & Challenges

2.1 Growth Sectors

The sectors below are identified in national literature as those likely to experience increased employment growth over the next 5-8 years. These sectors are expected to drive skill demand to fulfil roles within the sectors in addition to the steady replacement demand needed as individuals leave roles and need to be replaced by skilled recruits.

2.1.1 Health and social care

Following Covid-19, health aids, technicians and care roles are expected to increase by 27% by 2030 in the UK.²⁶ Health professionals are expected to increase by 20%. In Exeter this would represent an increase of ~3,500 health and care staff given the prevalence of employment in the sector in the city.²⁷ As these figures are derived from national evidence they may be underestimates given the acute ageing population in Devon where Exeter provides a major health and care centre for the surrounding local authorities who all have rapidly ageing populations.

Social Care

Skills needs for the social care sector include qualifications at GCSE level in Maths and English as well as higher level leadership and management skills to replace managerial staff who left during the pandemic. Soft skills are also vital for roles in the sector, and it is important that those coming into the role are confident and willing to engage with training as those joining the sector may not have had a positive experience in prior education. Additionally, care is also becoming more complex, with both care needs and solutions changing, raising new skill requirements for both existing staff and those looking to join the sector. The sector could greatly benefit from expanded employer engagement across training providers and colleges to ensure that the training meets the needs of social care providers. With BTEC and OCR qualifications being phased out, it is essential that the T-Level reflects the needs of social care as well as health care.

There are also barriers to employment and skill development in social care that need to be overcome. The sector struggles to compete with health care for career progression and pay, with structural challenges that mean those with higher skills achievements and experience are not necessarily recognised with higher pay. There is often a social stigma associated with roles and a lack of understanding of the opportunities among influencers which needs to be overcome through campaigns like Proud to Care showcasing available careers. Due to resource constraints, it can be hard for care providers to release staff for training and those who are able to develop their qualifications and skills often leave the sector to work for the NHS with better pay, progression structure and long term benefits. Meanwhile, hours of work can be challenging and with rising pay in sectors such as hospitality and distribution, there are opportunities for more regular hours elsewhere.

²⁶ The future of work after Covid-19, Lund et al. McKinsey, 2021

²⁷ Based on Business Register and Employment Survey, ONS figures and job roles from Exeter Sectors Overview 2020, Emsi scaled from the UK anticipated increases.

Health care

Stakeholders report that the key challenges in the health care sector are around barriers to employment rather than skills, where there are shortages in many roles, but these change frequently and as an employer the NHS provides the experience and functional skills for all staff. There are then generally good structures in place for external training through the likes of Petroc for in work courses and a pipeline of nurses and medics from universities in Bolton, Birmingham, Plymouth and Exeter. One difficulty that the local NHS Trusts in Exeter and Devon face is being able to offer sufficient salaries to trainees that would attract individuals who are changing careers. Therefore, school and college leavers and graduates are targeted, but the challenges of housing affordability, transport and attractiveness of Exeter as a destination are then key considerations. Once employed in the NHS there are challenges of retention, with the pressures of the job, differing expectations between generations, and difficulties instilling resilience when there is alternative employment available.

2.1.2 Professional services

Science, Technology, Engineering and Mathematics (STEM) professionals, managers, and business and legal professionals are all anticipated to see a net employment increase by 2030. STEM roles are expected to increase by 16%, managers by 10% and business and legal professionals by 6%.²⁸ This would account for a further ~700 managers in Exeter, an additional ~750 business and legal professionals and ~450 additional STEM professionals.²⁹ In Exeter, the strengths of sectors such as environmental science, advanced engineering and digital technology will require a highly skilled labour supply to service and expand activities in these industries.

Given the breadth of the sector, ongoing vacancy challenges and continued shifts in ways of working, the skill needs of the professional services sector are many and varied. However, digital skills were widely cited as key skill priorities now, and in the future. There are also needs for higher level specialist skills, particularly in areas such as engineering and technology, as well as soft skills. Barriers to employment in the sector reflect some of the broader issues of high employment and general shortage of people, attracting people to Exeter, and sufficient pay for the high cost of living. Retention issues are also commonly cited with competition for staff, professionals re-evaluating their careers and many over 50s retiring (see section 2.8 below).

2.1.3 Wholesale and distribution

The pandemic has accelerated the growth of the wholesale and distribution sector while consumer spending patterns are increasingly online in accordance with longer term trends. As the high street continues to decline, the growth in distribution and wholesale has increased. Nationally, transportation roles are expected to increase by 5% by 2030, representing a significant shift of +113,000 between pre and post Covid-19 estimates. In Exeter this would account for another ~200 roles, though siting of major distribution centres (as with Amazon and Lidl) will have a big impact on whether there are further additional roles

²⁸ The future of work after Covid-19, Lund et al. McKinsey, 2021

²⁹ Estimated as above.

locally in the sector. Skills needs for the sector are mostly soft skills, as well as short course qualifications in health and safety.

2.1.4 Creative arts and culture

The number of roles in the creative sector are expected to increase, particularly alongside digitalisation and shifting consumer patterns for content production. Creatives and arts management occupations are anticipated to increase by 17% by 2030.³⁰ This would bring an estimated 150-200 more roles to Exeter, though could be bolstered by any relocation or the scaling of start-ups of creative companies in the city. That said, given the nature of the sector is often one of self-employed freelancers, with fewer permanent roles with organisations, much of the employment required will be through creating an environment for creative and cultural activity to flourish.

Skills needs of the creative and cultural sector are varied but improving digital and leadership skills were cited by stakeholders as key to the sector's development. The challenges for employment are often around salary, with pay being traditionally low while cost of living in Exeter and the South West is comparatively high. Freelance portfolio work can also be precarious making soft skills and entrepreneurial and business skills important to those in the sector, but something that can be lacking from those who pursue academic courses. It can also be difficult supporting individuals into the sector, particularly where there are fewer permanent lower level roles in organisations where an individual can gain experience. It can also be difficult to find or fund start-up spaces for creative and cultural businesses, limiting the opportunities for such organisations.

2.1.5 Education

Education is anticipated to increase its employment base as a sector across the UK by 5%. This equates to a further 128,000 jobs in England, where the sector employs 8.7% of the workforce. In Exeter this would account for an additional 550 jobs where the sector represents 11.5% of employment. Many skills required for education are at degree level for teachers and education professionals. Academic routes into teaching, such as PGCEs at the University of Exeter, will need to be complemented with other routes of School-centred initial teacher training (SCITT) or programmes such as Now Teach for career changers. It is also important that there is a response to the shortages of vocational trainers, particularly for workplace courses and qualifications. Stakeholders report that there needs to be more opportunities for individuals to work in colleges and at independent training providers as assessors and course leads for vocational qualifications. Without trainers, not only will the sector struggle, but the economy will be disadvantaged as demand for skill provision will not be met. The ability of the colleges and training providers to compete with employers for skilled staff to lead training courses was cited as a key challenge by stakeholders in Exeter.

2.1.6 Construction

There are mixed forecasts on the future of employment in construction. One estimate is that construction jobs will decline by 4% in the UK by 2030, along with a 4% decline in property

³⁰ The future of work after Covid-19, Lund et al. McKinsey, 2021

maintenance.³¹ Other estimates suggest that there will be a modest growth of 0.2% in the sector, though this will be less than the working population increase, reflecting a real terms decline. However, the employment needs of the construction sector are likely to be different across different regions and local areas of the UK, where construction activity will be driven by investment and demand for property. Devon traditionally has a high demand for renovation and refurbishment given the inward migration of older demographics purchasing homes and the rate of second home ownership. There are also continued investments in housing developments to accommodate the growing population across Devon. Insight from the local sector is that they expect the continued levels of demand over the medium term, though the sector is susceptible to external shocks and economic downturn making predictions challenging.

One of the key challenges the sector currently faces is simply a lack of people, with shortages in many roles and skill areas. Ignoring the potential growth of the sector, replacement demand alone is estimated to require 30,000 new workers in the sector in the South West by 2025, exacerbated by an ageing workforce, but without the supply coming through skill shortages may increase. Colleges, training providers and universities need to be supported to encourage individuals to get qualifications and skills in the construction sector. The training offered also needs to continually be developed and improved with building practices and policy. 'Green skills', for instance, will require new courses and retraining for the existing employment base of the construction sector, as well as introducing the new skills for the replacement employment coming into the sector in response to the move to net zero. While construction standards such as Passivhaus or skills to install air source heat pumps are increasingly in demand, there is also demand for training in existing practices which will need to be balanced in any provision.

2.2 Declining Sectors

Several industries in the UK are expected to decline within the decade, both due to long term trends and the changes brought by the pandemic. This includes those in the food service sector, business administration, customer service and sales and leisure. 8.1% of those in the labour market may need to change roles by 2030, up from 7.1% before the pandemic showing the catalytic affect the crisis has had. The pandemic has also caused upheaval for businesses in sectors such as real estate, with the implications of the shift in working practices yet to be resolved. Other sectors that have been facing long term transition, such as manufacturing and retail, still face uncertainty with likely continued shifts between subsectors (for instance between high street retail and online retail). Those who are currently working in these sectors facing declining or shifting employment over the next decade will need retraining as they move careers. Further, the risk of global recession is increasing, with potential repercussions for labour markets in the UK, pivoting away from the current full employment. Ensuring there is an availability of training to move people positively into growth sectors which avoids lateral movement into other sectors also at risk is important to ensure that individuals avoid long term employment challenges.

³¹ The future of work after Covid-19, Lund et al. McKinsey, 2021

2.3 Automation

Large numbers of jobs in England are at risk of having some of their tasks automated by the end of the decade. The risk of automation varies by sector with lower potential in health care and higher potential in sectors with elementary roles, including construction, mechanics and leisure. An estimated 39% of roles in Exeter are at risk of automation and women are more likely to be in roles at risk, bringing in an equality dynamic.³² Given the roles more at risk of automation, the effects will disproportionately affect those with lower qualifications and education creating challenges for inclusion.³³ This will generate further shifts in the labour market and skills needed for employment, driving the digitalisation agenda and need for IT literacy among many roles and pursuit of stable careers in sectors that may be less effected.

2.4 General Skills Needs

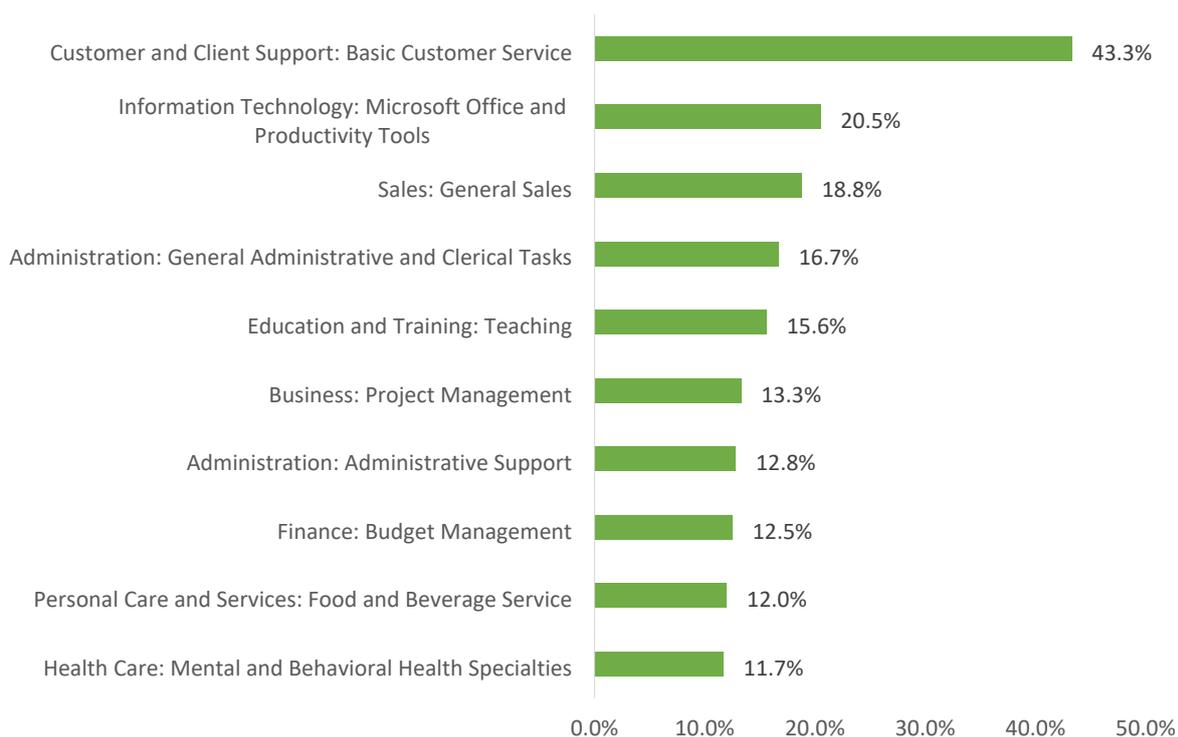
In addition to sectoral skills needs, there are some acute skills shortages in Exeter which are generally consistent with the South West and UK. These include both short term skills gaps and the longer-term skills needs born of trends affecting job roles and tasks. It is important to recognise however, that many of the current vacancies and skills shortages are due to a very tight labour market, with insufficient numbers of people seeking work for the number of roles available. This will need to be resolved alongside any skills support initiatives.

The following table presents the skill clusters most requested by vacant positions in the Exeter TTWA between May 2021 and April 2022. Microsoft Office and other IT productivity skills are highly demanded alongside the customer service (driven in part by transition volumes in the leisure, retail and food and drink sectors), teaching and health. Much of the other skill areas in demand are for business skills such as sales and budget management.

³² Which occupations are at higher risk of being automated?, ONS, March 2019

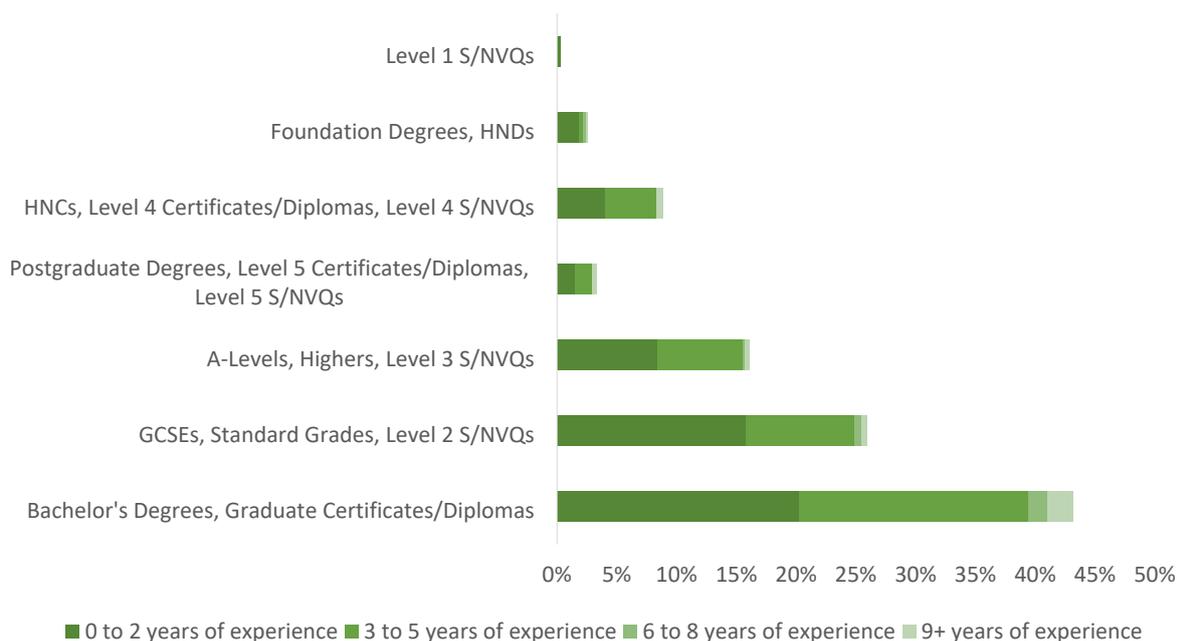
³³ Will robots really steal out jobs?, PWC, 2018

Figure 2.1: Skills clusters in demand among job listings in the Exeter TTWA



A high proportion of qualification levels required by those recruiting have generally been bachelors degrees. However, there are also high demands for those with some experience as well as qualifications, even at the lower levels as shown in figure 2.3. Among consultees, foundational skills were frequently cited as areas where those trying to access lower-level qualifications and jobs face challenges. Young people leaving education without English and Maths GCSE require entry level 3 courses to provide them with the basic skills and qualifications they need to access other training programmes for level 1 and 2 courses. This creates barriers which are often coupled with others including soft skills (covering time management to teamwork and communication) as well as general lack of work readiness among many applicants.

Figure 2.2: Qualification and experience requirements for job vacancies in Exeter TTWA



Further, while younger people have digital awareness, it was often noted by consultees they may not have the digital skills needed for the workplace. For many companies, social media skills are much less relevant than Excel, payment systems, databases and word processing. However, the announcement in April 2022 that ICT user and functional skills funding would be removed from the ESFA at the end of the academic year may make offering these skills more challenging.³⁴

2.5 Skills Provision

As the principle urban area within Devon, Exeter is responsible for large amounts of the training and qualification provision. The average attainment 8 score per pupil in Exeter for GCSE was 49.4 in 2017.³⁵ More recent data (2020/21) is only available by school in Exeter, and this ranges from 40.7 to 50.9, suggesting similar results to the England average of 46.7.³⁶ Secondary schools in Exeter had ~8,600 pupils in 2020/21, from <100 at the smallest schools to almost 1,300 at the largest, therefore making averaging between schools difficult. At A-Level the proportion of pupils getting AAB or higher ranges between 10.4% at Exeter College (1,035 leavers), to 71.7% for Exeter Mathematics School (62 leavers).³⁷ The average for England is 14.1% and Devon 13.6%.

³⁴ <https://www.gov.uk/government/publications/level-2-ict-qualifications-removed-funding-from-1-august-2022>

³⁵ Secondary Attainment Data 2015/16, Department for Education, 2017

³⁶ KS4 attainment 8 distribution by local authority district data 2020/21, Department for Education, 2021

³⁷ A Level and other 16-18 results 2020/21, Attainment and other performance measures, Department for Education, 2021

For apprenticeships, 150 individuals achieved an apprenticeship outcome in Exeter in 2021/22 with a further 570 starts.³⁸ This was a decrease on the two previous years (2019/20 and 2020/21) when 800 and 840 individuals began an apprenticeship and there were 390 and 450 achievements respectively. Although the proportions of those seeking apprenticeships in Exeter and Devon are higher than in England, reflecting the roles and sectors locally (4.6% compared to 2.7%), there are opportunities for improvements in participation.

Across Devon, 58.5% of pupils from mainstream schools progressed on to university degrees in 2017/18 compared to 69.6% in England.³⁹ In Exeter 32.6% of 16-18 year olds go into a sustained education destination with 12.2% going into a sustained apprenticeship and 36% going into sustained employment.⁴⁰ In the UK, far more 16-18 year olds go into sustained education (47.4%) and fewer go into apprenticeships (8.4%) and employment (24.9%). While the balance of employment and education is useful for Exeter, the city could benefit from an increase in the proportion remaining in education to gain higher qualifications.

Student figures from the University of Exeter for 2018/19 graduates show that the majority (74.7%) are domiciled outside of the South West and therefore tend to return to these areas after graduation.⁴¹ 15 months after graduating 15.7% of University of Exeter graduates are still in Devon (8.9% were domiciled there before) and 19.7% are in the wider South West.⁴² 5 years after graduating, 23.8% of University of Exeter graduates are in the South West with 58.4% now in London and the South East.⁴³ Retention of graduates is therefore a key challenge for Exeter, especially given the wider out-migration of young people from Devon.

2.6 Knowledge Gap

The gap in the knowledge of what training businesses need, the awareness of what training is available and the understanding of individuals of what training is appropriate is a constant challenge. Some training provision is well taken up, and sufficient demand does encourage the development of new courses. However, there can be challenges with demand for new courses that are responding to future need (such as retrofit construction skills) and updating existing courses to meet the latest business needs. Exeter College and the training providers work closely with business groups to ensure their skills provision is appropriate for the need, though there is a sometimes a time constraint with skills becoming outdated faster than courses can be developed (particularly in digital skills).

Exeter offers a good range of training provision and providers do work together to ensure gaps are minimised, the nature of funding, networks and demand means there are difficulties around coordination. Duplication or overlap of provision is common and without clarity for prospective learners and businesses on which routes are most suitable or provide the appropriate skills, there is some competition for learners. However, it was reported by

³⁸ Apprenticeships and traineeships, 2019 - 2022 Academic Years, Department for Education, 2022

³⁹ Progression to higher education or training: 2019/20, KS4, Department for Education, 2020

⁴⁰ KS4 & KS5 destinations of 2019/20 leavers, 16-18 destination measures, Department for Education, October 2021

⁴¹ Where do HE students come from?, Higher Education Statistical Agency, February 2022

⁴² HESA Graduate Outcomes Survey Results Record 2018/19, HESA, 2022

⁴³ Graduate Outcomes (LEO): provider level data, 2018/19, Department for Education, 2020

stakeholders that this was improving as the landscape tried to meet the need of the widest range of people with their own target market and specialisms.

Prospective learners also struggle to understand what courses are suitable for the careers they wish to pursue, lacking the insight on progression pathways. Work experience and practical knowledge of the workplace has been slowly stripped from the curriculum and it was widely commented that one week work of experience throughout the whole of the education programme is insufficient for young people to make life choices. The impact of the pandemic has meant no formal work experience as part of education and very little substitute for the past 2 years. Too many young people have little knowledge of practically what work is like and therefore cannot be expected to have the right skills or to know whether the career they choose is right for them. This leads to inappropriate training and qualifications being pursued and individuals having to reskill despite only having completed education recently.

2.7 Accessibility

While there is good availability of training and learning in Exeter, it has to be accessible to all, and there are many and various barriers that individuals face in gaining the skills and experience they need to secure employment. The pandemic has created further challenges with isolation for hard to reach groups, and there are constant challenges with inclusion and equality of opportunity including financial, time and educational barriers. There are individuals in Exeter who face mental health and wellbeing challenges, those who want to develop new skills but are unable to commit unpaid time or cannot afford the transportation costs. The pandemic has, however, brought some opportunities through digital innovations enabling online delivery of training courses helping improve accessibility for some. For others the move to online provision instead creates a further barrier for those in data poverty or digitally excluded.

Exeter College is increasing its offer of evening courses and shorter boot camps to encourage participation among those who may struggle to engage for longer duration courses during the day. However, it remains hard to get adults back into education, particularly where they may not have had a good experience in the past and struggle with labels of 'college'. Restrictions of funding can also lead to a disconnect between community budgets and the Adult Education Budget causing gaps in the learning journey from those trying to gain and improve lower-level skills. There are also challenges with recruitment and retention among training providers themselves, who struggle to offer sufficient salary, particularly where they need staff to deliver courses in the evenings and at weekends.

2.8 Employment Leavers

The pandemic has provided the context needed for many individuals to reconsider their careers and ways of working. This has in part led to the 'Great Resignation' in 2021 with large numbers of workers considering changing employers and many over 50s leaving the labour market. 8.5% of the over 50s who left the labour market would consider working again if they could do so flexibly and 1 in 10 would be encouraged back if they could work from home with

most wanting to work part time.⁴⁴ However, the current systems are not structured to help such individuals back into work and many are unaware of the employability support available.⁴⁵ In November 2021, 69% of workers surveyed were confident of moving to a new role in the next few months, while 24% were planning a change role in 3 to 6 months.⁴⁶ Retention of staff has therefore become a key challenge for businesses in the UK and Exeter as staff consider better packages elsewhere (including flexible working) and take stock of whether their current career is what they really want to pursue.

With many individuals in senior roles leaving, and difficulties with recruitment, those in more junior roles have been promoted within their organisations. This has left gaps at lower levels as well as middle and senior roles where vacancies have not been filled. Here there may be an opportunity to secure employment for those furthest from the labour market who can fill elementary or junior level roles. The local labour market could also be boosted by filling the higher-level roles with individuals from outside of the travel to work area if they can be enticed to relocate to Exeter.

2.9 Net Zero

The climate crisis has led to the declaration of reaching net zero carbon emissions by individuals, organisations and governments. The UK has committed to reaching net zero by 2050 and Exeter is looking to be net zero by 2030. The shift to net zero will require fundamental redirection of how the economy at a national and local level operates, with shortening supply chains, innovation and different working practices. Figures in a forthcoming report by the Centre for Energy and the Environment at the University of Exeter highlight the extensive shifts required to enable Exeter to meet its net zero pledge by the end of the decade.⁴⁷ The skills needed by individuals and organisation operating in this net zero economy will be different for many, with the level of change determined by the role and sector. Estimates suggest that in the South West, 20% of all jobs will be affected by the transition to net-zero with 10% going to need some form of retraining as sectors decline and 10% support to take advantage of emerging opportunities, such as retro-fit.⁴⁸ For manufacturing, an estimated 17% of employees will need to reskill, in transport and storage 26% are going to need to reskill while an estimated 30% of those in Construction will need to reskill. Green skills for construction will be particularly important if Exeter is to reach its target with thousands of premises requiring reinsulating, having photovoltaic panels installed and heat pumps fitted every year until 2030.

⁴⁴ Reasons for workers aged over 50 years leaving employment since the start of the coronavirus pandemic, ONS, March 2022

⁴⁵ Working Together: The case for universal employment support, Demos, May 2022

⁴⁶ The great resignation: 69% of UK workers ready to move job, Ranstad UK, November 2021

⁴⁷ Exeter's 2019 greenhouse gas inventory and sector emissions monitoring, Centre for Energy and the Environment, University of Exeter, February 2022

⁴⁸ Investing in a Just Transition in the UK, How investors can integrate social impact and place-based financing into climate strategies, Grantham Research Institute on Climate Change and the Environment, London School of Economics, February 2019

2.10 Underemployment

Many of those employed in Exeter have skills and qualifications beyond the requirements of the role they are performing and are therefore considered underemployed. In Devon (Exeter statistics are not available) 42% of individuals are in a role for which they are over-qualified and 33% are underutilised. In some cases, this may be that individuals have different employment motivations, however, there are opportunities to draw on other underemployed individuals to fulfil roles more appropriate to their skills and improve productivity. This will provide employment prospects for those who may be further from the labour market or don't have the skills to obtain higher roles.

2.11 Commuting and Living Patterns

One of the key challenges facing Exeter relates to its economic success. Given the prominence of the city as a centre of employment, education and culture in predominantly rural surroundings, Exeter has a large travel to work area in Devon which faces high house prices. Public transport from rural locations is limited and where it is available is expensive, forcing many individuals working in the city but living outside to commute via car. This can be unaffordable for many which, alongside the cost of housing, prevents those on lower earnings from either remaining in, or locating to, the area. The standard of living for those without the skills or qualifications to access higher paid jobs who do remain can therefore be low, limiting the wellbeing of residents.

2.12 Localised Deprivation

Despite the relative prosperity of Exeter as a whole, there are parts of Exeter that face various deprivation challenges. Education and skills, employment and income, as well as health, are all contributing factors to the deprivation in these communities.⁴⁹ The challenges facing individuals and communities are multiple and complex, with a deficit of social capital compounding the entrenched disadvantage. The complexity is often underpinned by low educational attainment, poor mental health, drug and alcohol dependency and experience of the criminal justice system. All contributing factors that lead to reduce access to learning and employment with a disconnect from access, community capital and opportunity.

Responding to the challenges in these areas will require a collaborative, citywide aspiration for change providing a variety of interventions that may differ from the skills and employment support necessary for other parts of the city.

2.13 Future of Work

In the UK it is estimated that 26% of employees can work 3 or more days a week remotely and a further 22% can work 1-2 days per week remotely.⁵⁰ As a key driver of the Great Resignation, the flexibility to work from home, keep the hours that suit you and work in a rewarding role is important to the future of work for many sectors. 85% of those who had worked from home during the pandemic now want some form of hybrid working and 18.3%

⁴⁹ Indices of Deprivation, Ministry of Housing, Communities and Local Government, 2019

⁵⁰ The future of work after Covid-19, Lund et al. McKinsey, 2021

of businesses intend to use greater home working.⁵¹ Some sectors will not be able to offer such flexibility, while the impacts on other sectors are still being fully understood. However, employment in Exeter is likely to be driven by changing dynamics in remote working affecting where individuals are based and who they work for. Implications include the potential for individuals to live in Exeter while earning high salaries working for firms based elsewhere, potentially bringing in additional income but also taking potential staff away from local firms unless they can compete on price. This scenario may eventually lead to a two tier economy dynamic in desirable places to live such as Exeter, where residents either work remotely in high skilled, high value roles, or work locally in lower skilled service sectors supporting these individuals, with risks for rising inequalities.

Hybrid working models also make it more difficult for organisations to train and develop staff. For young people coming into work for the first time, the new working environment has been recognised as a barrier to development, without the personal connections and learning opportunities that come with working alongside those with more experience in a shared workspace. For SMEs there is a risk that recruiting young people becomes too challenging without the capacity to support them day to day while working in a hybrid way. This may leave young people with fewer employment options except with larger companies where programmes and schemes can be efficiently employed. Given there are few of these in locations such as Exeter, this could have implications for the local labour market.

2.14 Stagflation and Recession

Despite the strong employment figures of late 2021 and early 2022, the UK is facing increasing economic pressures with rising inflation and global slowdown. Forecasts from the Bank of England are predicting looming recession, or very low growth, and likelihood of stagflation causing an increase in the rate of unemployment in Q4 2022 and throughout 2023.⁵² The implications of such a scenario could be to catalyse the decline of sectors that have been struggling, creating a rising demand for employability support. Coupled with a rising cost of living, the challenges facing policy makers and Government are likely to stretch support services (some of which have not recovered since the pandemic) and shift a focus of individuals towards secure employment. A labour market with high unemployment is a very different context against which activity and interventions are to be delivered.

⁵¹ Business and individual attitudes towards the future of homeworking, UK: April to May 2021, ONS, June 2021

⁵² Monetary Policy Report, Bank of England, May 2022

3 Priorities

In response to the available evidence this section outlines the employment and skills priorities for Exeter to address over the next three years.

3.1 Overarching Priorities

3.1.1 Inclusivity

It is essential that Exeter collaborates across sectors to address the skills gaps and ensure that everyone in the city is able to benefit from the local economic opportunities. Skills and employment are an enabler for many other social and economic factors from mobility to wellbeing, employability to progression. . It is widely understood, and informed by compelling evidence, that strengthening personal and community social capital results in improved wellbeing, greater productivity less reliance on public services. Enabling people from disadvantage communities (see section 2.12) to better participate in society results in improving quality of life for everyone in ways that are not just about the economy.

Equity of access is paramount to providing opportunities for all and in addressing increasing societal inequalities. The solution will include a wide range of need from digital inclusion, core skills required to undertake training to personal learning and wellbeing to enable wider participation.

Social Mobility in the South West outlines four recommendations of a school-centred cradle to career model, a university led tutoring service, sharper focus on disadvantage and post-16 skills reform.⁵³ Exeter City Council will endorse these recommendations and be part of a local response. This requires collaborating across sectors to address multiple life challenges across ages, raising attainment in schools, bridging the gap between education and work and consideration of how and where training is provided, overcoming the different barriers in accessing courses and work and ensuring equity of access is widely understood and implemented.

3.1.2 Productivity

It is widely acknowledged that skills are fundamental to the productivity of an economy, from efficiency in an individual's role, the output they generate and the contribution of the organisation they work for to a supply chain. Raising the productivity of the UK is at the core of national and regional economic strategies (Building Back Better, Local Industrial Strategy) and funding programmes (European Structural and Investment Funds, Community Renewal Fund and forthcoming Shared Prosperity Fund). By developing the skills base of the labour market in Exeter, productivity of the local economy can be improved. This covers all skill and qualification levels but is particularly important for those with low or no skills and sectors that are either more labour intensive or suffer from low productivity. Getting the right skills for the right people to get into the right jobs is important if productivity is going to be improved and lead to the increase and widening of spreading opportunities throughout the community.

⁵³ Social Mobility in the South West, Centre for Social Mobility, University of Exeter, April 2022

3.1.3 Digital skills

Consistent across a large number of the stakeholders engaged and reflected in wider literature is the need for greater digital skills, both in the short term and the future. Exeter has opportunities for higher levels skills in this space in large organisations, such as the Met Office, and in Exeter's strong SME base. The changing labour market will also mean most roles are likely to require some form of digital skills, from basic use of generic software and databases (including MS Office) through to specialist products including CAD and accounting tools. Working in partnership with employers and key training providers – such as Exeter College, Exeter City Council will identify what the full range of digital skills needs that are required both now and in the future are, and whether suitable courses are available to meet that need, and how any gaps will be filled. Digital innovation will be important to the success of local economies and ensuring there are the high level skills to fulfil this is fundamental to realising the ambition of Exeter.

Training providers are offering accessible digital training to overcome the barriers that many face and promote inclusion. Exeter City Council will support this work to ensure all digital skills offers are available to all. It is important that all training provision includes some digital skill development or modules to offer those at all levels the appropriate skills for the workplace in an increasingly digital world. Encouraging employers to recognise the value in upskilling staff with digital techniques and approaches will further drive economic development and ensure the economy is resilient. The Council supports the work of the University of Exeter in supporting local SMEs with placements for digital students to address organisational challenges.

3.1.4 Life skills

There is widespread evidence both locally and nationally that inadequate life skills, often the result of social disadvantage, are creating challenges with recruitment, in order to have an inclusive, flourishing city and labour market we must consider ways to enable people to develop the appropriate skills, behaviours and opportunities to work and participate in community.

Life skills refers to the non-qualified elements that contribute to an individual's ability to fully participate in society including employment. These include attributes and skills such as personal confidence, time keeping, communication, resilience, leadership, teamwork and critical thinking. Adult learning providers and members of the Voluntary, Community and Social Enterprise (VCSE Sector) work to support and enable people to enhance their life skills, however decades of national government reduction in funding has seen a significantly reduced provision.

In Exeter, the Exeter Works service and the National Careers Service are providing valuable advice and support to individuals to help them with core skills needed to get a job. This activity will be continued and enhanced by closer engagement of a business forum which can offer experiential insight for individuals into the workplace. This is important for all people, and especially young people when life skills, such as attitudes, are forming. Where learners are

engaged with training, it is important to provide a blended learning environment that provides opportunities to develop personal life skills, throughout life in ways that are accessible to all.

Many of the training providers already build in modules on business acumen to support those undertaking vocational qualifications and Exeter City Council encourages more deployment of practical business skills into a range of qualifications and courses to support individuals transition into work and potentially self-employment.

3.2 Specific Priorities

3.2.1 Talent retention and attraction

As well as supporting skills at all levels, it is important that Exeter and the TTWA are able to attract and retain talent, particularly those of a younger age who will contribute to the economy over a longer period of time. This requires both the jobs and training opportunities, but also appropriate housing, amenities, and transport. While the latter are not the subject of this strategy, it is important that plans for housing and transport locally are meeting the needs of all workers and pay levels. The Liveable Exeter programme and its objectives to facilitate vibrant communities and enhanced neighbourhoods through an improved built environment and sustainable transport, will help to fulfil this element of the attraction priority. Further, the continued success of the city will encourage investment in amenities and services that attract a diverse population and build on Exeter's strengths of location and existing offer.

From a skills and employment perspective, talent attraction and retention depends on the training environment and jobs available. Exeter City Council will work alongside partners at the university, Exeter College and training providers, as well as the business community, to ensure that all those leaving education are aware of the employment opportunities in the city. An employer forum will be explored, drawing on existing networks, to support with careers information, advice and guidance for young people. An employer forum might also work with partners to support routes into employment through internships, traineeships and graduate recruitment programmes, building on the successes of the University of Exeter programme to place students with SMEs across the city and South West.

Other alternative initiatives, such as the university's scheme to help graduates to start their own businesses locally, will continue to be supported. Enhancement of the business skills and training offer in areas such as financial management, leadership, marketing and resource management, particularly in traditional trade roles or sectors with high rates of self-employment will encourage start-ups.

Further, employers in the city are encouraged to consider their offer to prospective staff, how this competes with other parts of the country and where flexibility, wellbeing and company ethos can offer additional incentives beyond remuneration to attract individuals to the area. Utilising the strong skills and training offer available locally to support career development will play an important part in raising the attractiveness of the area, if employers are providing such training to their staff.

3.2.2 Alignment of training provision and future skills needs

Supported by the forthcoming changes in the Skills and Post-16 Education Bill, skills and training providers in Exeter will build on their existing business relationships to work closely together when designing provision to match this with the local economic need, supported by Exeter City Council. By gathering and feeding in labour market intelligence, linking in with the Local Skills Improvement Plans at a LEP level, appropriate training for the future skills needs can be developed. Bringing together a city-wide employer forum and encouraging collaboration between providers will enhance this piece of work. Collaboration between Exeter College, the University of Exeter and the independent training providers will also encourage sharing of best practice and minimisation of duplication in provision to ensure resources are best utilised.

Of particular importance over the next few years is the net zero agenda and the green skill requirements to respond to the economic changes that this will bring. Key changes in skills across many sectors from manufacturing to transport will need to be met, with green skills in construction a particular area of need given the requirements of the city to meet its net zero targets by 2030.

Training provision has to consider the alignment of both current skills shortages and future needs; if training for the future is not encouraged within businesses now, the delay and gaps that this will create could lead to additional challenges in some sectors. However, provision has to recognise the existing needs of the market and respond accordingly. Training providers particularly need support to help facilitate transitions to future skills provision where demand may be currently insufficient to warrant investment in developing a new course. Therefore, employers need to be encouraged to provide the necessary training for staff both now and in the future while training providers need to continue with a flexible offer.

Continuing to support digital skills across all training provision will be important for many future job roles as well as ensuring individuals are able to progress in their sector and career, or transition into another. This includes basic digital skills through to more specialist and technical skills that will be increasingly needed across many sectors as the pace of digitalisation continues. The role of innovative provision at Exeter College and the opportunities through the South West Institute of Technology are key to supporting this.

Exeter boasts some cutting-edge businesses and organisations operating in innovative sectors including agritech and environmental science, advanced engineering and technology. To facilitate the continued development of these sectors, Exeter needs to maintain its provision of specialist skills that will drive innovation. Exeter City Council will work with the university, Exeter College and other training providers in the city to ensure that high level skills provision is aligned to the needs of key sectors in the city. This will support the LEP growth sector priorities and could dovetail with any pilot activity for the skills escalators in Digital Futures, Engineering Futures and Energy Futures.

Balancing strategic skills provision with reactive training support is also necessary to build some resilience into the system and Exeter City Council will work with organisations who

provide services in accordance with immediate requirements. Exeter College is particularly adept at being able to work with employers and develop provision to respond to local needs, such as that provided through the Data Analyst Apprenticeship programme. The rising prospects of recession in the UK, as well as the sectors cited above that are forecast to decline, may create challenges for the future labour market in Exeter. Facilitating the ability to respond to any external shocks through provision of employability and skills support will be important to safeguard livelihoods and wellbeing. Working with partners, Exeter City Council will also look to encourage skills and training that can facilitate transitions between careers and continue to develop Exeter Works as a means to provide employability support to those who may lose their jobs or look for a career change.

3.2.3 Clear map of skills provision available

Exeter needs to ensure that there is an awareness of courses available among not just the employers but individuals looking to upskill. Understanding whether a course is appropriate for the skill needs of an organisation or individual (aligned to their career, prospects and interest) is vital to ensuring that provision is suited to the market and currently the landscape can be confusing to navigate. This links directly with the provision of strong careers information, advice and guidance for all ages, from young people leaving education, to those seeking a career change or returning to the labour market. Exeter City Council will therefore work with partners to develop a road map of career pathways with skills needs and the availability of existing courses and providers in Exeter, particularly for priority sectors. This will also enable those providing careers information, advice and guidance to have the latest insight and identify where skills can be transferred. This will be particularly useful for Exeter Works, as well as partners such as the National Careers Service, to ensure suitable referrals can be made to training provision among those receiving support.

While Exeter has a good range of academic and vocational pathways it is important individuals fully understand all the options available to them. A lack of understanding by influencers, including parents, and individuals causes misperceptions of industries and roles. This can create challenges to fill vacancies in some sectors and Exeter will continue to support campaigns aimed at reducing these stigmas that can act as a barrier to employment. By mapping the provision available in Exeter, the City Council will work with the education and training providers to identify where it is possible to move between pathways to facilitate movement between careers. This will support all individuals who wish to move into new careers and will be of particular importance for responding to shifting sectors and potentially those in the over 50 cohort who have been leaving the labour market. Exeter City Council will further work with the business community to encourage them to see the value in employing older, more experienced individuals and providing them with training to overcome any hard skill gaps they may have.

3.2.4 Support those furthest from the labour market

A good job⁵⁴ is a key part of an individual's wellbeing and a major factor in the standard of living for Exeter residents. A good job needs to be available to all, which requires supporting those facing other challenges into the workplace who are likely to be further from the labour market. This need is heightened during periods of labour market shortages where more people are required to fill vacant roles, as currently experienced. Further, as the working age population continues to decline, it will become increasingly important that those who are able to work, can. This necessitates continued and enhanced support to those from disadvantaged and hard to reach groups to gain basic qualifications and soft skills, as well as overcoming wider barriers to employment. Individuals with multiple barriers to employment are more likely to face social challenges such as housing and debt, which means employability assistance must be integrated into the wider social support agenda (as exemplified by the Exeter and Cranbrook Sport England pilot which includes an employability element).

Initiatives and organisations such as CoLab, Exeter College, and others will continue to be supported to offer community and bespoke support to help those furthest from the labour market find work. Exeter City Council will look to broker relationships between these organisations and the city's skills providers to ensure that referrals can be made to deliver employment enabling training.

Developing courses that are inclusive and can meet the needs of these individuals (including those who are neurodivergent) will also be important for training partners in the city, as well as encouraging employers to consider recruitment of individuals who may not have all the skills but can receive appropriate training. Skills providers in Exeter are already delivering courses in new ways such as bootcamps and shorter modules to cut down on the time required to obtain a specific skill and make access easier. Partners in the city will explore how they can better facilitate training in the community and online to reduce access barriers, as well as putting on courses in the evenings and weekends to reduce the indirect financial burden on learners. Where courses are developed and delivered as much digital and life skill provision will be embedded to help overcome these barriers to employment.

The effect of the pandemic has been to disadvantage some young people in their education as well as create long term unemployment challenges for others. Delivering training and support to individuals who have been adversely affected by the pandemic will be important to ensure that the risk of further gaps in the labour market can be limited. Exeter City Council will work in partnership with Jobcentre Plus, the National Careers Service and other organisations to develop solutions to get the long term unemployed back into work.

To support removing barriers to learning and training, Exeter City Council is working in partnership with CoLab and Exeter College to collaborate on the development of the concept of an Urban Learning Academy (ULA). An innovative concept, underpinned by a values based approach, providing equity of access to a safe place for learning for all, without barriers. The model is underpinned by national evidence of the positive impact of the development

⁵⁴ A good job is one that provides basic needs through pay, career pathway and employment security as well as meeting higher needs of meaningfulness, personal growth, belonging, achievement and recognition. Source: Good Jobs Institute, <https://goodjobsinstitute.org/what-is-a-good-job/>

personal and community social capital as a mechanism to address inequalities and enhance community cohesion. The ULA will build on existing good practice, bringing together partners from across sectors to provide a myriad of 'ways in' to learning.

It is not enough to simply provide learning and training and support to those furthest from the labour market into work; individuals need support to remain in work and employers need to be encouraged to facilitate employment, particularly for individuals with disabilities or other needs. Businesses struggle with providing enablement to those who are disadvantaged often because they lack the understanding, resources or time. Through employer engagement, Exeter City Council and partners will work to improve understanding among employers of how they can facilitate the needs of those who are disadvantaged in the workspace while offering insight into the benefits that diverse employment can have for a business. Working with Devon County Council, Exeter City Council and partners from VCSE we will encourage values based recruitment and supported employment schemes so disadvantaged individuals can receive support while working, helping them to achieve their potential and maximise the benefits for their employer and for the wider community.

3.2.5 Raising aspirations

Many young people in Exeter have high aspirations for their careers, however a lack of ambition and awareness that some career options exist stymies opportunities for some. Exeter needs to celebrate the innovative organisations and exciting opportunities across the city and how young people can be a part of the continued success. More engagement with employers is needed to inspire young people to seek more ambitious futures. Exeter City Council will work with the Careers Hub to raise aspirations in secondary schools and further education settings. Providing experiences to young people is important for raising aspiration and developing life skills so encouraging the business community to offer meaningful work experience opportunities will be key to achieving this priority.

Given high rates of self-employment in Exeter and more widely in Devon, individuals need to be encouraged to view entrepreneurship as an aspiration. Business leadership skills and training need to consider how they can support individuals to consider starting businesses and link in with start-up support and incubator hubs. Aspiration also needs to be fostered among those who pursue vocational or creative routes to careers, alongside the skills to enable them to become self-employed.

3.2.6 Apprenticeships

Despite having a strong apprenticeship base and a wide range of apprenticeship provision, the decline in the number of apprentices over recent years needs to be reversed. Alongside other work-based learning provision, apprenticeships should be promoted as part of the career pathway options for all ages. Exeter City Council will work with local businesses to overcome their knowledge barriers with taking on apprentices and lobby to reduce the administrative burdens for employers. Apprenticeships also need to be recognised as a viable means to changing career and there needs to be support available for adults to facilitate this where currently it can be challenging due to pay levels. Exeter City Council will explore securing funding to develop a programme to facilitate workplace-based training among

adults, as well as continuing to support traineeships by local businesses. Further, the Council will continue to support the development and expansion of degree apprenticeships at the University of Exeter and higher level apprenticeships with the further education providers to support career progression.

3.3 Priority Sectors

3.3.1 Digital Technology

Much of the future economic growth will come through digitalisation and the digital technology sector requires constant training to ensure that the solutions being developed for other industries are facilitated. Exeter's strong presence of technology companies will continue to drive specialist skills needs and corresponding training and development. Some of the key challenges for the sector are around attraction and retention, and so beyond training, Exeter needs to ensure that it remains a destination where individuals want to work. Tech South West are already progressing a significant programme of work in this area, and Exeter City Council will work with them to realise the benefits of this for the city. Upholding the role of technology with relevant skills in the environmental sector in Exeter will be important for the net zero agenda in the city and more widely.

3.3.2 Construction

The need for replacement demand, new skills for sustainability and potential for new investment in local projects will drive further training requirements for construction in Exeter over the next few years. Retrofit in construction will be key to meeting the net zero target for the city and is the focus of several interventions which need to be supported including Exeter College creating a retrofit skills centre in Sowton and the work of the Building Greater Exeter programme. The Building Greater Exeter initiative is highly regarded by the training providers and local businesses, and Exeter City Council will continue to lead the initiative and the partnerships it is creating. Building Greater Exeter will develop its support for people looking to work in the industry through the Construction Job Shop, the training directory and careers education, information, advice and guidance. Helping to overcome misconceptions of the industry, Building Greater Exeter will campaign to improve perceptions of construction.

Building Greater Exeter will also help to identify and develop training for the future skills needs, in particular working with Exeter College. Ensuring that there is a the provision of training available to deliver the green skills necessary to meet the net zero targets is important while recognising that training providers have to respond to the market demand. Building Greater Exeter will work with the sector to encourage businesses to recognise the needs for these skills now, and push their employees to participate in appropriate green skill training programmes.

3.3.3 Health and social care

The need for greater numbers of people to work in the health and social care sector is clearly paramount and training to meet the required skill needs now, and in the future, will require support from many organisations and institutions. Working with partners at Devon County Council, Proud to Care and the NHS Trusts, Exeter City Council will support training provision

in health and social care to meet the need. This includes offering core skills, such as English and Maths, as well as soft skills including communication, to enable individuals to get onto the appropriate courses and programmes to pursue careers in health and social care. Promoting career progression and pathways through training opportunities and encouraging participation in the Health and Social Care Skills Accelerator Programme (HSSAP) will be important to responding to shortages in social care. Exeter City Council will also work with relevant stakeholders to facilitate the flow of overseas skilled labour into the sector who are increasingly going to be needed to plug gaps in the market, especially as the UK population ages.

3.3.4 Creative arts, culture and digital media

The ways in which Exeter City Council can support employment in the creative arts and culture sector are mainly outside of the skills landscape, focusing on how the industry can be encouraged within the city. As well as creating an environment to encourage the sector to grow locally on the skills agenda Exeter City Council will look to support individuals in the sector into leadership and management training, where there is evidence of need. It is also important that clear pathways are identified in the sector, with the appropriate training provision available to enable individuals seeking a career in the industry locally to participate. With much of the future growth in the sector coming through digital creativity and integration of these skills with other industries, supporting skill development is aligned to the Digital Futures priority for the LEP.

The creative arts and culture skill base will also benefit from the promotion and parity between pathways and clarity over the skills mapping. Involving organisations from the creative and cultural sector in an employer forum will also help to bring in different perspectives on skills needs and develop awareness among young people looking at their career options.

3.3.5 Voluntary Sector

Social enterprises, charities, community interest companies and voluntary organisations have always played a significant role in the fabric of the local economy and the pandemic highlighted even further the importance of value of the VCSE local and nationally.

The pandemic saw a move towards people to seeking work with a social purpose and values alignment and has resulted in growth in some areas of the VCSE. The sector provided an important safety net for many who lost their jobs during the pandemic (particularly those over 50), both through the activities of organisations in the sector and direct employment in these organisations.⁵⁵

The sector is working to overcome the outdated perception around low pay and raise awareness of the careers available and through the careers information, advice and guidance, as well as careers education, Exeter Works and the City Council will support this endeavour. Local businesses will be encouraged to continue to engage and collaborate with the voluntary sector to bring mutual benefit and potentially facilitate transitions of employment more easily

⁵⁵ UK Civil Society Almanac 2021, NCVO, 2021

between different sectors, helping to create a more dynamic labour market. There are pockets of excellent collaboration in this area including the example of the effective partnership working between CoLab and InExeter.

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4 Facilitation

To meet the above priorities interventions are necessary from a range of stakeholders working in partnerships with close communication and strong governance underpinned by robust evidence and sufficient resources.

4.1 Funding

The Shared Prosperity Fund, replacing European Structural Funding, will become a key source of funding for local skills and employability initiatives. The Shared Prosperity Fund is split between three investment priorities; Community and Place, Supporting Local Business and People and Skills. The latter priority, People and Skills, will be enabled from 2024-25 after remaining European Social Fund investments have ended in 2023. Exeter will look to support the objectives to boost core skills and in work progression, reduce economic inactivity, support those furthest from the labour market and fund gaps in local provision. The Shared Prosperity Fund objectives align to the Levelling Up Fund missions to improve pay, employment and productivity, improve wellbeing, increasing high quality skills outcomes, and reducing the gap in Healthy Life Expectancy by 2030.

The Shared Prosperity Fund encourages collaboration between local areas to maximise the value and avoid duplication with existing activity and funding such as the Adult Education Budget, national initiatives, including Multiply, and the interventions of the National Careers Service and Jobcentre Plus. With the County Deal for Devon, Plymouth and Torbay granting increased control of skills budgets, likely through an Adult Education Budget, Exeter will work closely with the new devolved arrangement to ensure all gaps in provision are filled. Exeter City Council will be producing an investment plan to outline how they intend to allocate the budget available through the Shared Prosperity Fund (initially for Community and Place and Support Local Business priorities).

The Department for Education have also announced the National Skills Fund to help adults gain skills through expansion to the Skills Bootcamps and increasing eligibility for free level 3 qualifications. Operated through the Education and Skills Funding Agency (until the County Deal is ratified) this will support those unemployed and looking for work, those earning less than the National Living Wage or individuals between 19 and 23. The courses available are in a range of sectors including digital, engineering, construction, health and social care, hospitality and catering, and public services and can cover technical training (such as HGV driving) and green skills (such as solar PV installation). Exeter will ensure that any city level interventions enhance the support offer from the National Skills Fund, alongside other Education and Skills Funding Agency allocations.

Core funding for skills and training to colleges and training providers will continue to support the majority of the provision locally for those 16-19. This includes funding for T-Levels, A-Levels, traineeships, supported internships while apprenticeships continue to be funded by the apprenticeship levy. Working with and building on the funding landscape for employability and skills is essential to the successful outcomes of any interventions devised.

4.2 Labour Market Intelligence

There are strong sources of LMI that can help inform advisors and policy makers in this space on the appropriate interventions and recommendations to respond to current and future needs. However, this information needs to be commonly accessed, shared and disseminated, and would likely benefit from being available at a LEP or Devon County level to allow some economies of scale. The National Careers Service, Exeter College and DWP hold information, as does the Local Authority, which helps to facilitate better decision making. Improvements to the speed at which LMI can be updated and shared, as well as enhancements from both businesses and skills providers would take the current strengths of the intelligence further. It would allow for a quicker response by frontline employability services to redundancies and vacancies and allow for greater clarity on potential career opportunities.

More robust information can also inform better judgements of demand and development for skills and training courses, ensuring they are appropriate to need. Therefore, strong LMI in Exeter needs to continue to enable successful employment and skills interventions and be enhanced where possible to generate improvements in accuracy.

4.3 Partnerships and Communication

Strong partnerships between stakeholders and delivery organisations in Exeter need to be maintained and developed. Initiatives like Exeter Works should be encouraged for the role they play in bringing together key organisations and overcoming the knowledge and information barriers for individuals and businesses to access the skills they need. Cross referrals facilitate improved outcomes for individuals and ensure that there are no wrong doors for those seeking employability or training support.

Exeter City Council will work closely with partners in the Civic University Agreement to deliver its missions which align closely to the Exeter 2040 and outcomes from this Skills Strategy, crucially those with Exeter College and the University of Exeter. Several of the missions (outlined in section 1.1 above) have ambitions that relate to education and skill development, such as supporting green and digital transformation, and creating a formalised alliance Exeter Education Ecosystem that will address future skills and workforce needs. Some of the ambitions address the challenges identified in this paper, including retention of graduates and the Net Zero agenda. There is also an ambition to develop an effective City Skills Plan which this strategy addresses. The work of the Civic University Agreement will deliver on some of the actions set out below and respond to the priorities identified in this strategy.

Further, a joined-up landscape that communicates effectively to work in partnership will avoid duplication of resource, fill gaps in provision and share learning to generate better outcomes. Within Exeter there are lots of strengths offered by the stakeholders, from community activity through to higher level skills provision. In recent years these organisations have been increasingly working together and there are increasing opportunities for closer collaboration, particularly in response to the changing funding landscape, to discuss solutions. This is beneficial to the employability and skills support ecosystem.

4.4 Governance

The University of Exeter, Exeter College, the independent training providers, Jobcentre Plus, National Careers Service, CoLab and other VCSE organisations in this space will continue to deliver skills and employability support in Exeter. Exeter City Council will maintain its relationship with all these organisations and continue to convene the Exeter Skills Advisory Group. The Group will oversee activity in this space and ensure delivery in accordance with the Action Plan (see section 5) as well as identifying further priorities in response to the evidence collated and shared. Exeter City Council will provide a central brokerage role for communication and a governance and oversight role to link the policy agenda with the delivery agents.

DRAFT

Exeter Skills Strategy Action Plan 2022-23

KEY

ECC = Exeter City Council	DWP = Department for Work and Pensions	NCS = National Careers Service	DCC = Devon County Council	DCTPN = Devon and Cornwall Training Provider Network	TPs = Training Providers (ALL)
BIPC = Business and Intellectual Property Centre	FSB = Federation of Small Businesses	CCT = City Community Trust	SWAAN = South West Apprenticeship Ambassador Network	BGEX = Building Greater Exeter	ESAG = Exeter Skills Advisory Group

Priority	Action	Lead	Stakeholders	2022 Actions	2022/23 Budget or funding required
Talent Retention and Attraction	Embed and develop Exeter Works as a city-wide support service in relation to careers, skills and training. Develop support offer for employers as well as individuals. Review global models of best practice to contribute to future developments.	ECC / Exeter Chamber	DWP / NCS / DCC / Exeter College / TPs / University / Businesses	2022 - consolidate offer / drive customers to Hub / develop Employer offer 2023 - develop future plan depending on future use of hub space / online offer	22 / 23 £20k from Core Budget and £45k from DCC for hub 2023 onwards explore future funding options
	Develop a stronger partnership with University of Exeter - particularly the Student Employability Team, to ensure maximum impact of programmes to provide graduate employment and opportunities locally, this includes the use of degree apprenticeships. Includes annual reporting on graduate retention numbers and local businesses engaged in programmes.	University of Exeter / ECC	Businesses	2022 - Develop partnership and programme of activity / set baseline 2023 - Embed activity / review progress 2024 - further development / review	ECC = £0 / University investment in programmes
	Develop the Exeter all-age 'offer' to current and prospective workforce. Strongly linked to local attractiveness, housing, transport and education	ECC - including Liveable and Exeter Live Better	Businesses/ Exeter College / University / other Education providers / DCC - transport and Inward Investment	2022 - develop the offer and plan	TBC
	Address issues caused by a lack of available labour , particularly for roles that could be filled by Migrant workers. Includes support for employers to access systems to encourage this workforce.	FSB (Local and National)	ECC / Businesses	FSB lobbying	£0
	Support the ongoing development of business skills / key self-employment skills . BIPC have a well-established and highly regarded programme. Explore demand / needs and fit with SPF.	BIPC	ECC	2022 - explore fit of current programmes for SPF and demand / needs	SPF
Alignment of training provision and future skills need	ECC to play an active role and support the development of the Local Skills Improvement Plans , ensuring local needs and met and supported with current LMI.	Devon Chamber	DCC / Exeter College / DCTPN / ECC / University	2022 - develop of LSIP and submission to government	N/A
	To work with DCTPN to establish better engagement of Exeter Training Providers in the breadth of work being delivered.	ECC / DCTPN	TPs / Exeter College / DCC / Youth Hub Devon	2022 – scope work with DCTPN	£900 (DCTPN membership fee)
	Employer Engagement - scope an employer forum / assessment of current structures - to support the collaboration between business and providers and define the skills needs / training required now and in the future.	ECC	Chamber / FSB / Other business groups and forums / Exeter College / TPs / University	2022 - scope the need by Autumn	£0

Priority	Action	Lead	Stakeholders	2022 Actions	2022/23 Budget or funding required
	Digital Skills in the workplace – support the work of Digital Skills Partnership, Exeter College and other key stakeholders delivering key provision for individuals and businesses. In particular the Boot Camps. Ensure Digital and Life skills provision are linked.	DSP / Exeter College	Businesses / TPs / University / ECC	2022 – supporting role where needed	£0 (provision funded through Dfe and other sources)
Clear map of the skills provision available	Comprehensive mapping of current providers and provision in Exeter and TTWA. This will support the offer through Exeter Works, guidance to individuals and support the businesses. Explore mechanism to 'present' and make accessible. Use to ensure the gaps are identified and included within UKSPF Investment Plan.	ECC / DCTPN	TPs / Exeter College / University / Current ESF projects / other funded provision	2022 - undertake mapping exercise / identify gaps / develop plans for UKSPF	£TBC for support for mapping / UKSPF
	Develop career pathways / skills needs / qualifications for priority sectors, working with partners e.g. Proud to Care for Health and Social Care. Use these to support Careers Hubs / NCS and other partners and providers working with individuals, including career changers and those returning to the labour market.	ECC / Sector partners / DCTPN	NCS / Careers Hub / Exeter College / University / Advice Organisations	2022 - Work with ESAG to determine priority order for sectors to develop.	from £20k Exeter Works budget if needed
Support those furthest from the labour market	Work in partnership with DWP and other organisations supporting people not currently engaged in the labour market. Develop plan / initiatives based on evidence to focus on groups and locations of most need for support. Linked to UKSPF Investment Plan	ECC / DWP	Seetec / NCS / CoLab / TPs / Community based organisations	2022 - Convene discussions / develop plan / identify priorities for UKSPF investment plan	UKSPF
	Continue to support priority groups through Exeter Works and Youth Hub Devon. In particular using data identifying areas of most need to target provision.	ECC / DCC	Chamber / DWP / NCS / DCC / TPs / Exeter College / University / Businesses	2022 - consolidate offer / drive customers to Hub / develop Employer offer 2023 - develop future plan depending on future use of hub space / online offer	Exeter Works budget
	Develop the concept of an Urban Learning Academy for those furthest from engaging in any kind of learning to provide community access.	CoLab / Exeter College / ECC	Community groups / TPs / support organisations	work with partners to develop the concept and explore feasibility	TBC / UKSPF
	Work with community learning providers to determine best use of funding available and avoid duplication, improving impact achieved and accessibility while addressing digital and life skills needs.	Community Learning Providers	ECC / DWP	as part of mapping exercise above	£0
	Support employers to address barriers to recruitment and retention , with support, advice and guidance in relation to approaches such as; values based recruitment, understanding trauma, addressing wellbeing, and support for mental health in the workplace. Offer as package of support through Exeter Works and other local hubs where appropriate.	ECC / DCC / CoLab	Businesses / specialist support providers	undertake research with employers to understand needs and support requirements / undertake scoping of support available	£2k Core Budget
	Kickstart Scheme - conclude involvement in 2022. Evaluation of impact and engagement in role as Gateway Organisation.	ECC	DWP / Businesses Engaged	finalise role / make all payments / evaluate with employers and young people / produce overview report	Kickstart budget

Priority	Action	Lead	Stakeholders	2022 Actions	2022/23 Budget or funding required
	Continue to organise Jobs Fairs in partnership with JCP twice a year. Ongoing review and development to ensure both those out of work and seeking a job / career changers are targeted.	ECC / DWP	Businesses	agree dates for fairs / review business engagement / develop marketing plan	£2k from core budget (JCP also contribute)
Raising aspirations	Continue to work with the Careers Hub to support our secondary schools and college to embed and develop their careers programmes for young people, including the engagement of parents. Raising Aspirations and developing understanding about future opportunities. Ensuring employer engagement.	Careers Hub	ECC / Schools / Exeter College / Businesses / DCPTN	scope support for Careers Hub and agree joint working	TBC
	Assess the demand for Work Experience opportunities for young people in particular and develop a city-wide campaign to meet this.	ECC / Careers Hub / Exeter College / Youth Hub	DCTPN / Businesses	Establish demand by October 2022 Plan and deliver campaign	TBC
	Manage and deliver the Empowering Girls Programme , offering mentoring and workshops to year 9 girls in Exeter and TTWA secondary schools building on previous pilot activity.	ECC	Schools / Businesses / Howmet / Careers Hub	deliver 121 mentoring and workshops as outlined in Howmet application	externally funded - Howmet foundation
	Use Exeter Works as a key programme and driver to support people who want to continue to develop their skills and careers. See Exeter Works Action under Retaining Talent.	See above	See above	See above	See above
Apprenticeships	Use our Apprenticeship Levy underspend when available to support employers who need to access funding.	ECC	Businesses	promote availability and assess on ongoing basis	levy underspend when available
	To ensure the profile of apprenticeships is high amongst our young people, those wishing to change career and retrain and those entering / returning to the labour market.	Careers Hub / NCS / DWP	Schools / Exeter College / TPs / DCTPN / SWAAN / University / ECC / Youth Hub / ASK programme	Support the work of the Careers Hub and Youth Hub / Exeter Works as vehicle for adult learners	TBC
Priority Sectors					
Digital Technology	Work with Tech SW to maximise the impact of their work in the city. Develop a partnership / action plan.	Tech SW	ECC	By end 2022 - scope partnership and joint working with Tech SW	£0
Construction	Continue to support and develop Building Greater Exeter, act as accountable body.	BGEX	ECC, East Devon and Teignbridge and all construction industry and training provider / education partners	oversee delivery of 2022/23 project plan / ensure financial sustainability from 2023 / 24 onwards	£10k ECC contribution / partner contributions
Health and social care	Work with Proud to Care to support actions for the sector in Exeter. Review progress being made with Health and Social Care Escalator.	Proud to Care	ECC / TPs / Exeter College / University	By end 2022 - scope partnership and joint working with Proud to Care	£0

Priority	Action	Lead	Stakeholders	2022 Actions	2022/23 Budget or funding required
Creative arts, culture and digital media	Scope support requirements for the sector - skills and business development / entrepreneurial skills. Explore 'fit' with Creative Arc Links to Retention of graduates / college leavers	Exeter Culture / City Arts and Events Lead	ECC (inc; Arts and Events) / City of Literature / Sector representatives / University / Exeter College	By March 2023 - scope support requirements / skills needed / ESAG role	£0
Voluntary	Work with the sector and key representatives to scope the support needed to promote jobs / careers and pathways within this sector to all.	CoLab	Sector representatives	By March 2023 - scope support requirements	£0
Facilitation					
Funding	Develop the Skills and Training plan for the UKSPF Investment Plan .	ECC	ESAG	by UKSPF deadline 1 August	UKSPF
	Provide input and ensure Exeter priorities for Skills and Employment are represented in the Devolution Deal for Devon, Plymouth and Torbay.	DCC	ECC / ESAG	actively contribute as required	£0
	Support where needed and appropriate with funding bids and ensure funding such as AEB / Community learning is directed towards priorities identified in this strategy.	ECC	As appropriate and when needed	when required	£0
Labour Market Intelligence	Work with DCC to ensure that high quality, accurate and timely LMI can be provided to those who need to supporting individuals and businesses to make decision about training and skills development.	DCC	NCS / Careers Hub / Exeter Works / Exeter College	establish LMI available and needs / regular updates	£0
Partnerships and Comms	Ensure strong and effective partnership working across the city to continue to drive success and prosperity.	ECC	ESAG	see individual actions above	£0
	Communicate the education and skills successes of the city! Ensure calendar of relevant dates / weeks is up to date and cross-city activity planned.	ESAG	ESAG / ECC communications team / partner communications team	calendar of key events and activity	£1k
	Annual Skills Event for Exeter to support the ongoing monitoring of this action plan and seek feedback (based on feedback from April 22 event).	ECC / Exeter College	ESAG	plan date for annual review event / ensure significant business engagement	£2k Core Budget
	Monitor progress being made to establish an Education Festival in 2023 and consider how this contributes to the city Skills Strategy.	Education Alliance	ESAG	Monitor and support where needed	£0
Governance	Review Exeter Skills Advisory Group Governance and representatives. Ensure review processes and cycles for this action plan. Arrange briefing session for all ESAG members.	ECC	ESAG	By end July - review governance / set meeting cycles / arrange briefing session	£500

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Annex A: Evidence Base

This annex presents the evidence base for the Exeter Skills Strategy. It draws on various available data sources from the public sources, such as the ONS and Department for Education, and commercial sources such as Burning Glass. It is supported in the strategy by additional findings from stakeholder consultations conducted with 25 individuals and organisations across Exeter, as well as qualitative data from attendees at an Exeter skills event held in April 2022.

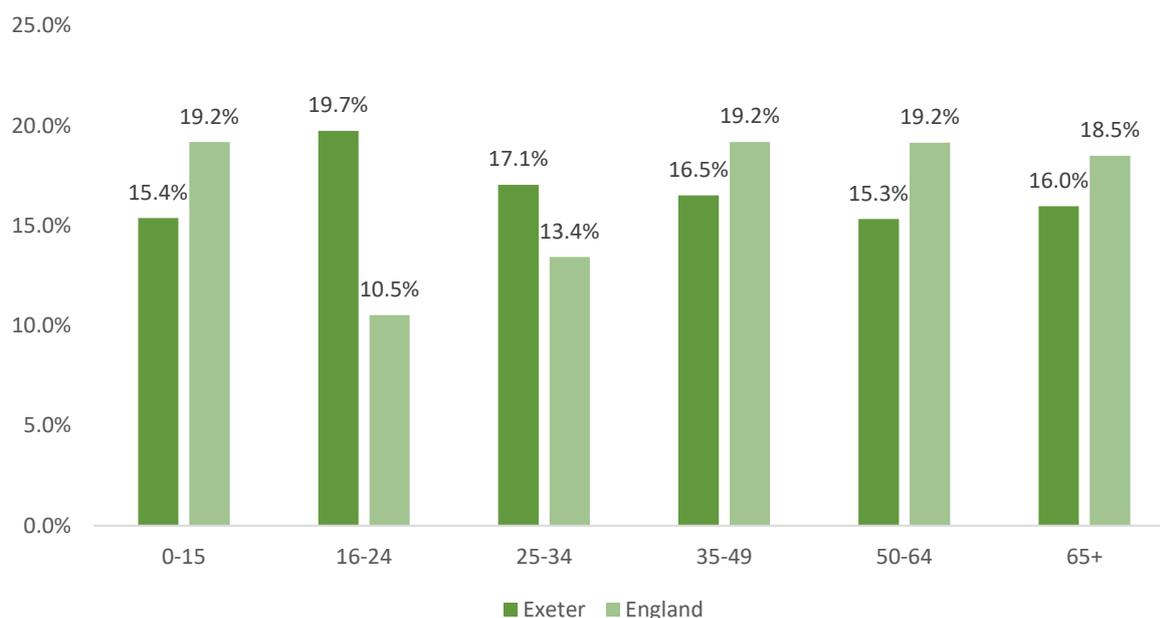
1.1 Demographics

Exeter is one of the largest cities in the South West, with a population of 133,300.¹ This compares to 262,000 in Plymouth, 136,000 in Torbay and 60,400 in Taunton, Exeter's nearest neighbours. Exeter's population grew by 13.8% in the last decade, the highest growth rate of any local authority district in Devon. Exeter's gender split has marginally more males (50.2%), the highest proportion of males of all of Devon's local authority areas. It is also higher than the English average of 49.5%.

Reflecting the city's large student population, Exeter's age profile is relatively young. The city has a high proportion of 16 to 24-year-olds: 19.7% of the city's population belongs to this age group, which is 9.2% higher than the English average. The proportion of 16 to 24-year-olds in Exeter has grown by 1.1% since 2011. Although this may seem like a modest increase, Exeter is the only local authority area in Devon to have experienced any increase in this age banding. Devon saw a decrease in the proportion of 16 to 24-year-olds, and England saw a drop of 1.3% in the same period. Compared to England's age profile, Exeter also has a higher proportion of 25 to 34-year-olds but is below national average for all of the older age groups.

¹ Population estimates, ONS, 2020

Figure 1: Age profile of Exeter compared with England

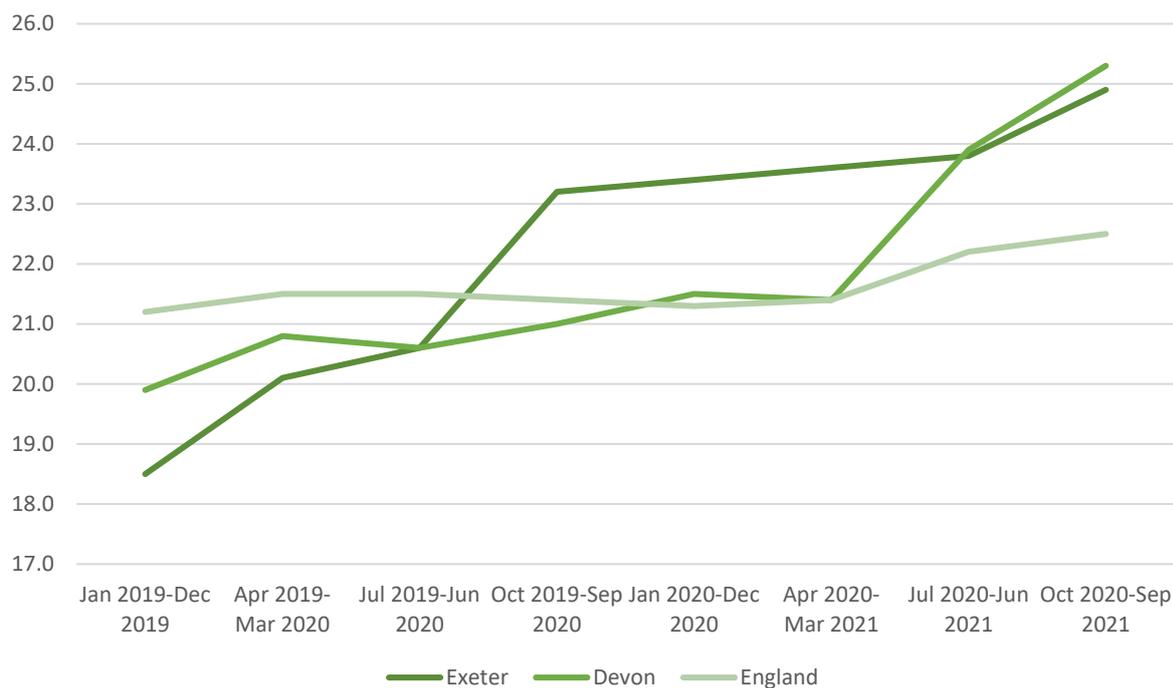


Exeter has a large working age population of 91,500 people, representing 68.64% of the city's population. This is considerably higher than the average for both England (62.31%) and Devon (58.09%). While many areas of Devon have seen a decrease in their working age populations since 2011, Exeter has experienced a considerable growth rate of 14.4%. The city attracts working age people at a higher rate than Devon (3.5%) and England (2.6%). Though there is less of an ageing population challenge in Exeter, the surrounding local authorities in Devon all face significant ageing challenges which will likely affect Exeter.

The proportion of people living with a work-limiting disability (considered to be 'EA core or work-limiting disabled') before the Covid-19 pandemic was a lower percentage in Exeter than the average for both Devon and England.² This includes people who have a long-term disability which substantially limits their day-to-day activities, or which affects the kind or amount of work they might do. However, there has been a sharp increase in this percentage from 18.5% in December 2019 to 24.9% in September 2021. This 6.4 percentage point increase is higher than the figure for Devon (5.4 percentage points) and significantly higher than that for England (1.3 percentage points). Exeter now has a considerably higher proportion of people of working age with a work-limiting disability than the average for England (22.5%) and has almost closed the gap with Devon (25.3%).

² Annual Population Survey, ONS, 2021. Results at lower geographies including Exeter are less robust and should be treated with caution.

Figure 2: Percentage of working age population who are EA core or work-limiting disabled



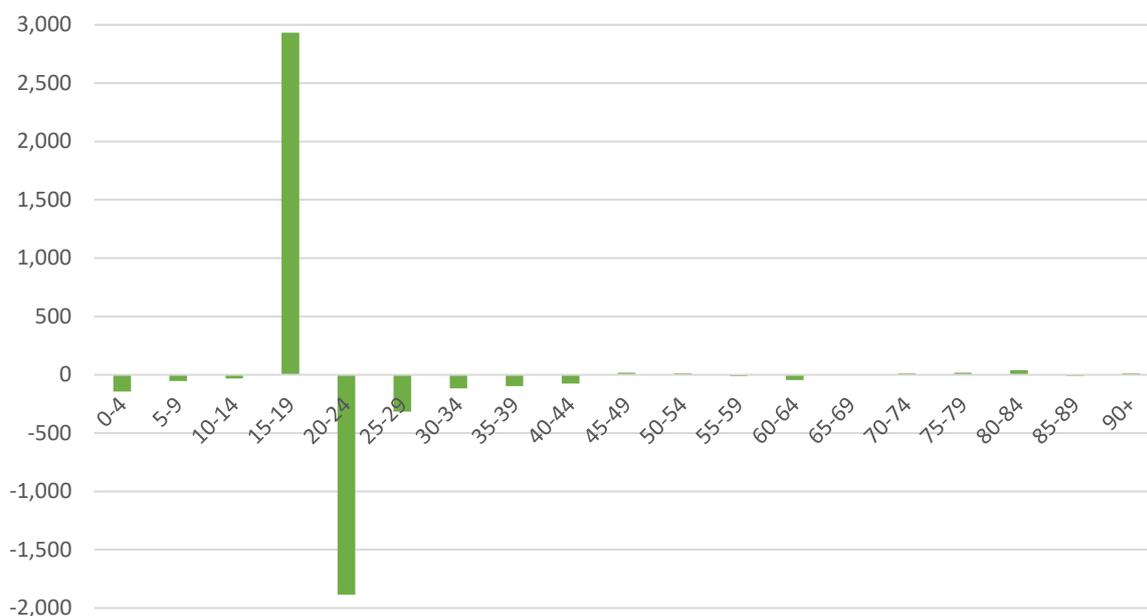
In terms of ethnicity, 91.7% of those aged 16+ in Exeter are white.³ Although this is lower than the Devon average (96.3%), Exeter still has considerably less ethnic diversity than the English average (where 86.2% are white). Since 2011, the proportion of white people in Exeter has decreased by 3.1 percentage points – a faster rate than the 2.4 percentage point decrease in Devon and 1.4 percentage point decrease in England over the same period.

Exeter experiences relatively high inflows of migration, the majority of which has been international. The city has the highest rate of international migration of all the districts in Devon due extensively to the University of Exeter attracting high numbers of international students. In 2020, Exeter had a net international migration rate of 1.26%, compared to only 0.29% in Devon and 0.41% in England.⁴ Since 2011, the rate of international migration has been positive every year and remained relatively stable, with figures ranging between a low of 0.41% in 2019 and a high of 1.26% in 2020. Internal migration has a much lower net impact on Exeter's population, with a rate of only 0.19% in 2020 compared to 1.05% in Devon and -0.4% in England. Again, these flows have remained stable, ranging between 0.16% and 0.8% since 2011.

³ Annual Population Survey, ONS, 2021

⁴ Local area migration indicators, ONS, 2020

Figure 3: Net migration across Exeter in 2020 by age group

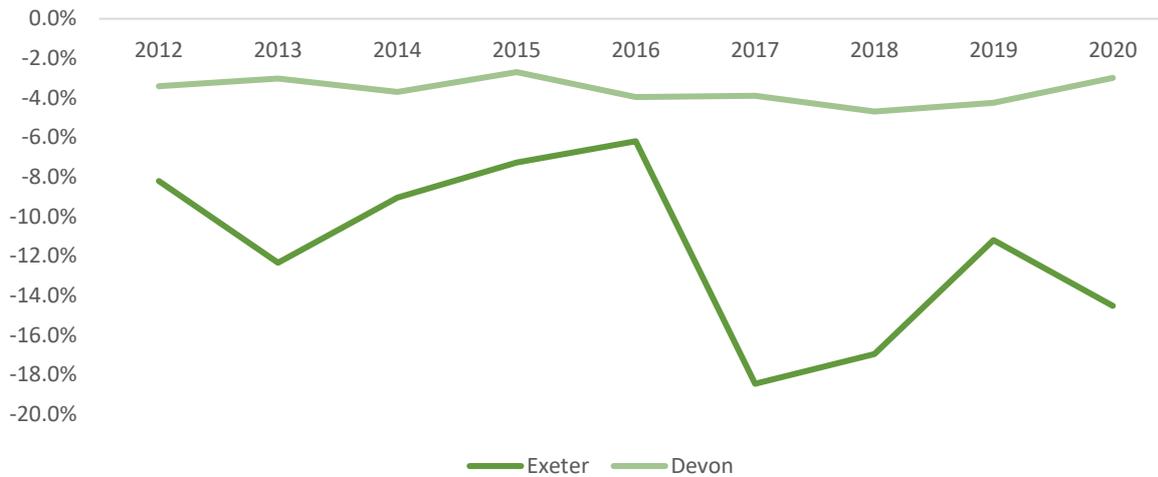


The above figure shows the net migration across ages in Exeter, with very high inflows of 15 to 19 year-olds, mirrored by comparative outflows for ages 20-24. This reflects the influx and departure of university student populations in the city. There is a net loss of all the other younger age groups (up to 44), decreasing as the age groups get older. From 45 to 49 years-old onwards, the rate of net migration becomes a net inflow. From this point onwards, almost all of the older age groups experience a net gain in migration.

Figure 1.4 indicates the net migration of 20 to 24 year-olds as percentage of the population over time, which demonstrates the 'brain drain' effect. Since 2016 the net loss of 20 to 24 year-olds has increased; in 2016 the 20 to 24 year-old population in Exeter was declining by 6.2% , where as in 2020 this was as high as 14.5%.

In 2020 in Devon the net decrease in 20 to 24 year-olds was at its lowest in 5 years, which contradicts the pattern seen in Exeter. This is likely to be caused by the disruption of the pandemic affecting student destinations including Exeter.

Figure 4: Net migration of 20 to 24 year-olds as a percentage of the sample population

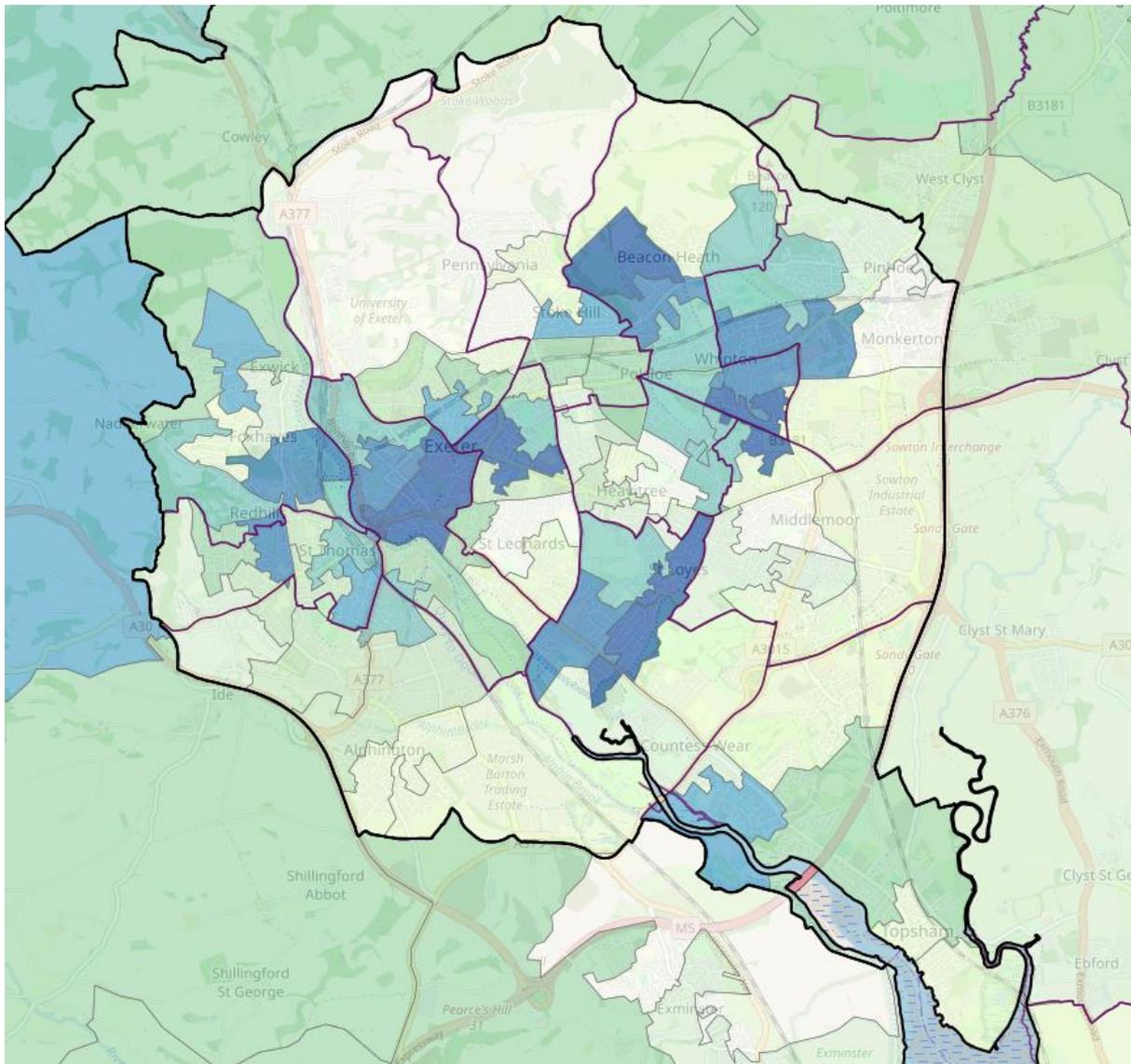


1.2 Deprivation

The Index of Multiple Deprivation (2019) provides insight into the relative deprivation by neighbourhoods (Lower Super Output Area). While there are no neighbourhoods in Exeter in the lowest 10% of deprived LSOAs in the country, there are several in the lowest 20%.⁵ These include parts of Priory Ward and St Loyes Ward (particularly the area around Burnthouse Lane), Mincinglake & Whipton Ward (around Leypark Road and North to St Lukes and around Beacon Heath), the Newtown part of Newtown & St Leonards Ward, and St David's Ward (around Southernhay and South Street).

12% of LSOAs in Exeter are in the 'most deprived' 10% category for living environment, 5% for education, skills and training and 4% for health and disability. Exeter's deprivation performance is poorer than Devon average for health and disability, crime, and education, skills and training.

⁵ Indices of Deprivation, Department for Communities and Local Government, 2019

Figure 5: Map of the Index of Multiple Deprivation 2019 for Exeter⁶

1.3 Sector structure

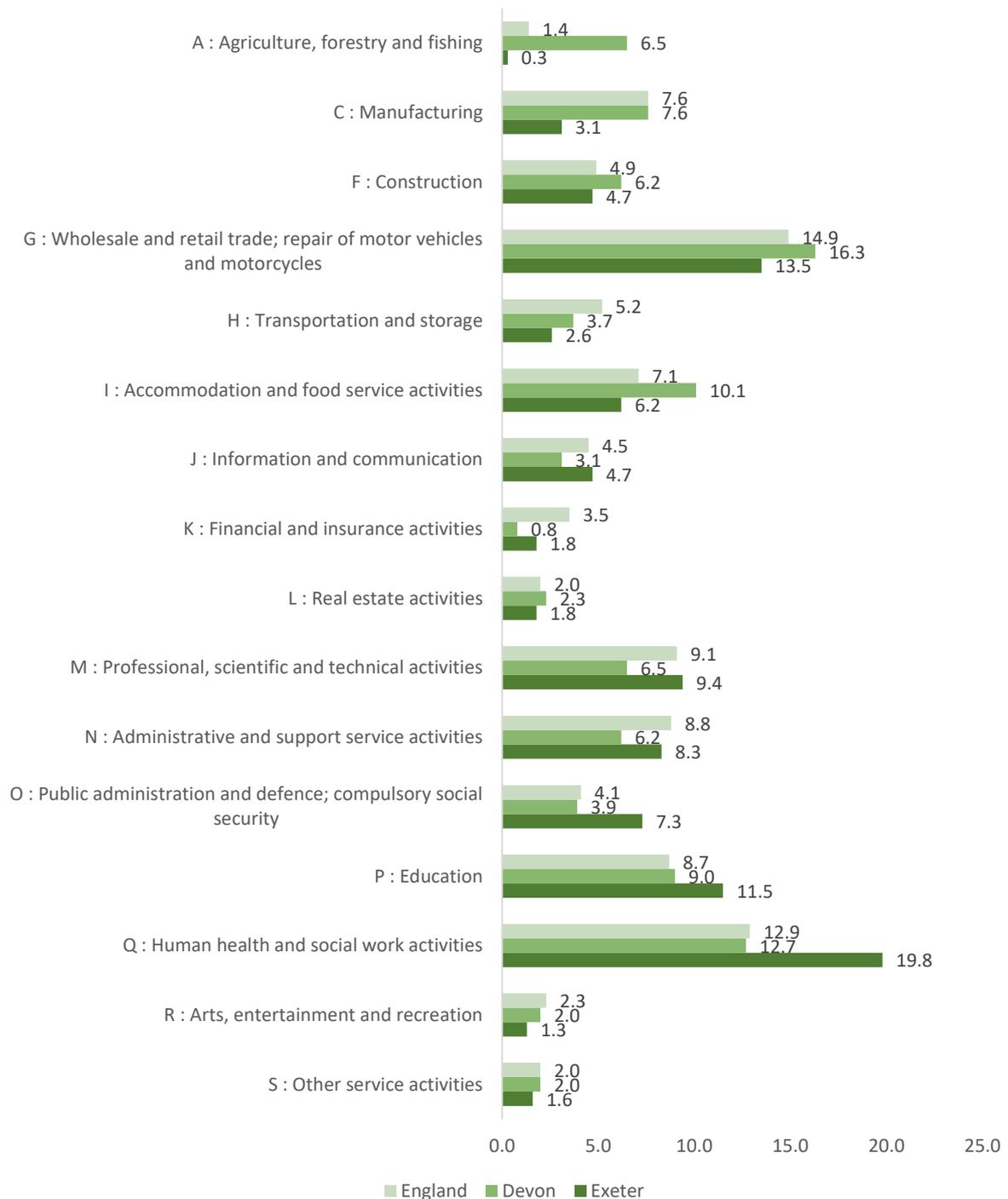
The composition of Exeter's industry is somewhat dominated by Health and social work, with nearly a fifth of employment in this industry alone. As shown in figure 1.5, there is higher employment in Professional, scientific and technical activities than the Devon average, which demonstrates Exeter's role as a hub for higher-skilled professional employment.⁷ Exeter also has a significant proportion of employment in education (11.5%) which is higher than the UK average (8.7%).

44.8% of employment in Exeter is within its three largest industries, compared to 36.9% in England, suggesting a greater reliance on the sectors of health, retail and education.

⁶ http://dclgapps.communities.gov.uk/imd/iod_index.html#

⁷ Business Register and Employment Survey, ONS, 2020

Figure 6: Exeter’s industrial sectors by employment



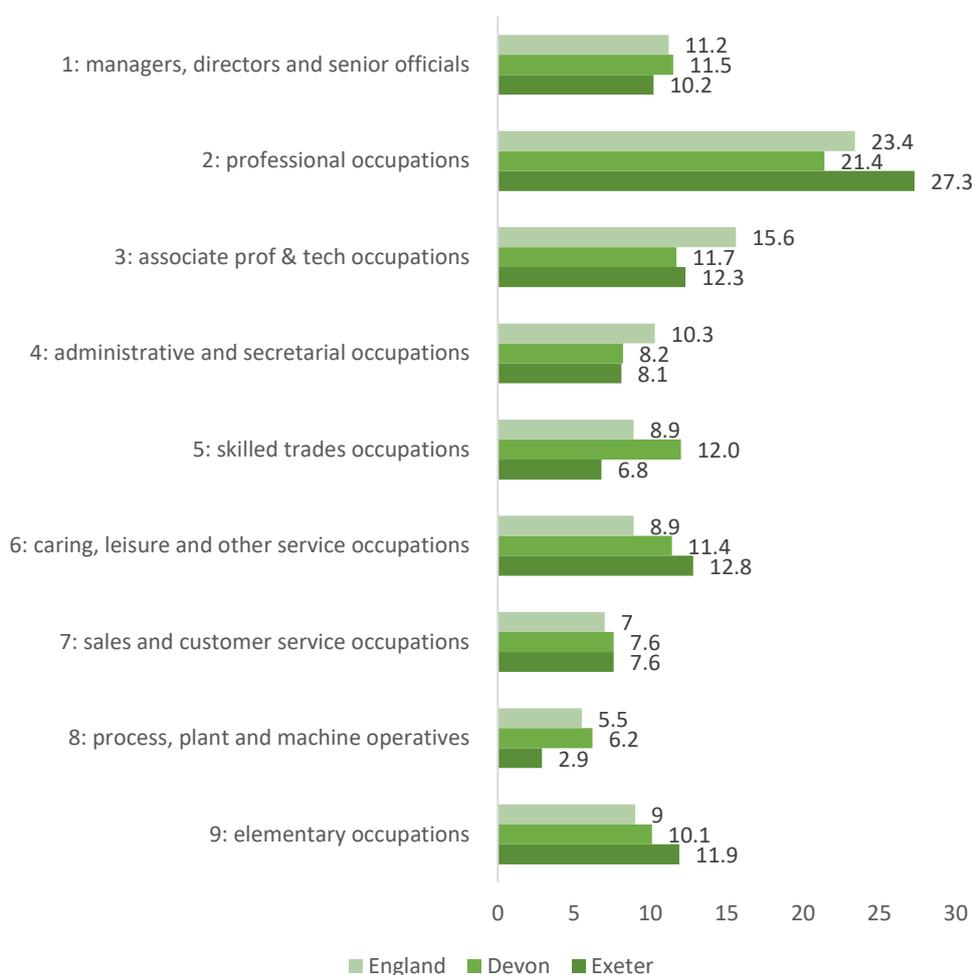
Measuring sectoral structure by business count reveals a higher business count for the Professional scientific and technical sector (16.4%), and for Information and communication (6.9%) than Devon average, which reinforces Exeter as a hub of this activity in Devon. Although the volume of businesses in these industries are proportionately higher than the South West average, they still remain lower than English average. The distribution of business counts by sector is spread over a greater number of industries than the England average, with a marginally larger share of construction businesses than nationally.

1.4 Occupation categories

The 2020 figures on occupation categories indicate that the highest occupation category is professional occupations (27.3%), which is higher than both Devon and England. Caring, leisure and other service occupations is the second largest occupation category (12.8%), which reflects Exeter's reliance on healthcare and is again higher than Devon and England.

The proportion of people who are in elementary occupations (11.9%) are also higher than Devon and England, suggesting an 'hourglass' labour market, with a weighting towards the higher-skilled and lower skills occupations, with less representation of middle skilled occupations in Exeter. By comparison, Devon has a larger proportion of skilled trade and process, plant and machine operatives, and administrative and secretarial occupations than Exeter, which occupy this middle skilled area.

Figure 7: Occupation categories in Exeter (ONS, 2020)

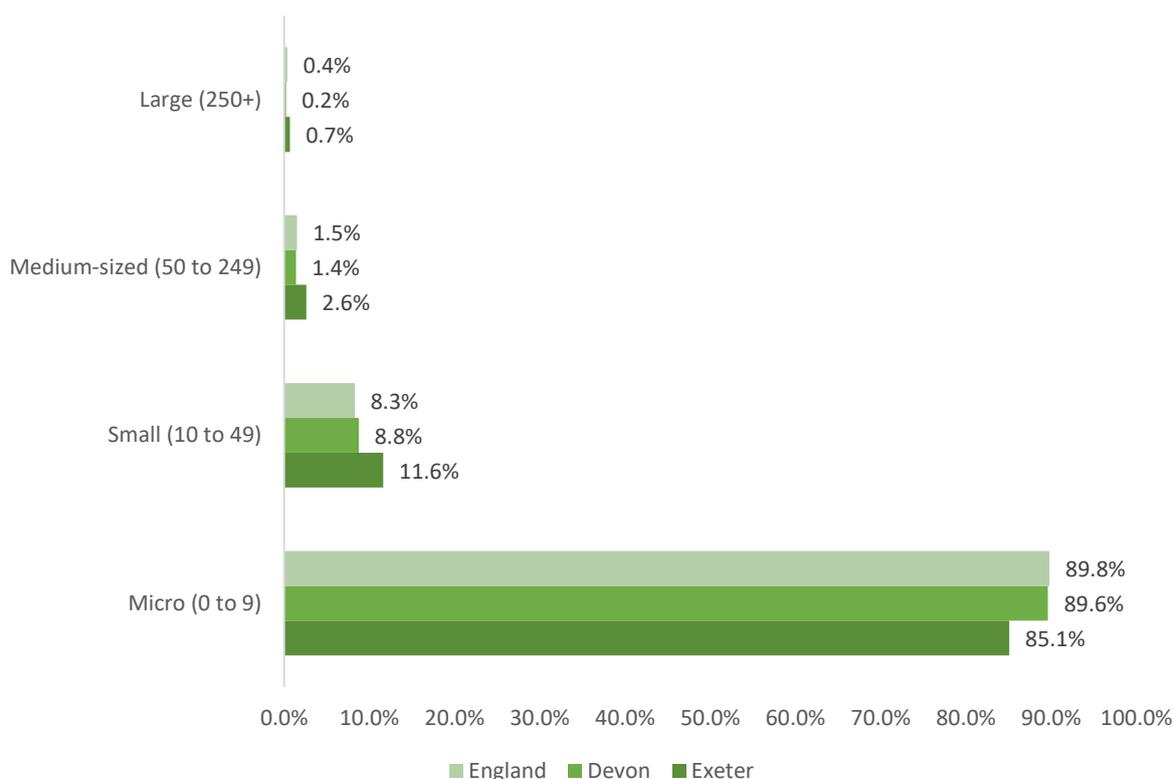


1.5 Business size and demography

In total, Exeter has 4,430 businesses, which represents a 28% increase from 2011.⁸ The distribution of business sizes in Exeter is mostly micro (1-9 employees) accounting for 85.1% of businesses though at a lower proportion than in Devon and England (88.6% and 89.8% respectively). 11.6% of businesses in Exeter are small (10-49 employees) compared to the lower England average of 8.3%. The percentage of medium and larger businesses are also higher than both England and Devon averages.

Since 2011, the number of large businesses in Exeter has grown by 50%. This growth was faster than both Devon (33%) and England (24%).

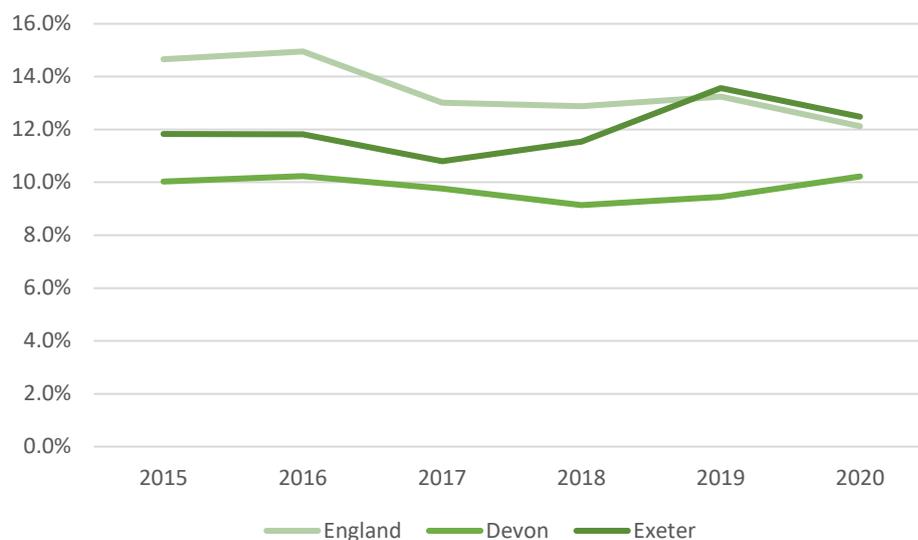
Figure 8: Business size as proportion of business stock (2020)



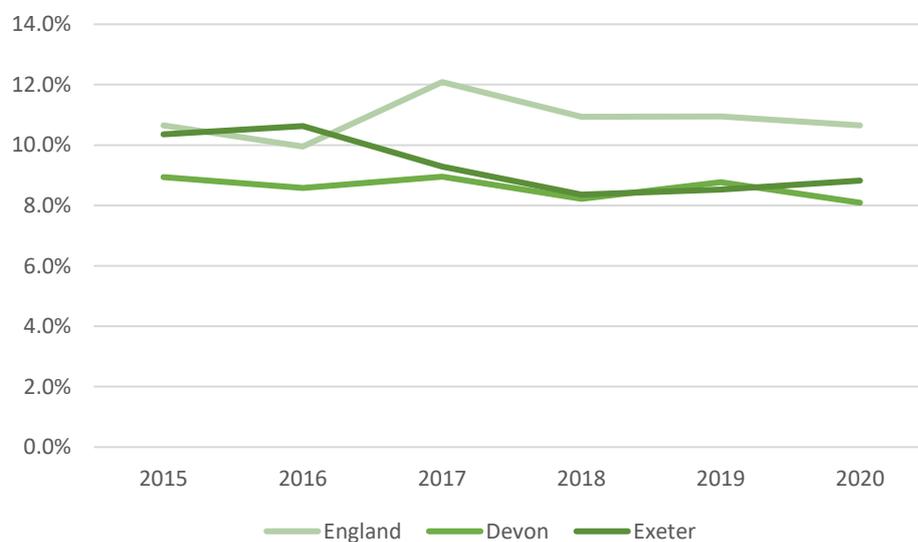
Exeter has overtaken the English average of business births to 12.5% of active enterprises in 2020 compared to 12.1% in England.⁹ The rate of new business births in England has been consistently decreasing since 2016, whilst Exeter has been broadly increasing over the same period. Exeter also accounts for a significant proportion of business births in Devon, accounting for between 15.6% and 21% of new births in the county in 2015 and 2020.

⁸ UK Business Count, Interdepartmental Business Register, ONS, 2021

⁹ Business Births and Deaths, ONS, 2021

Figure 9: Business Births (2020)

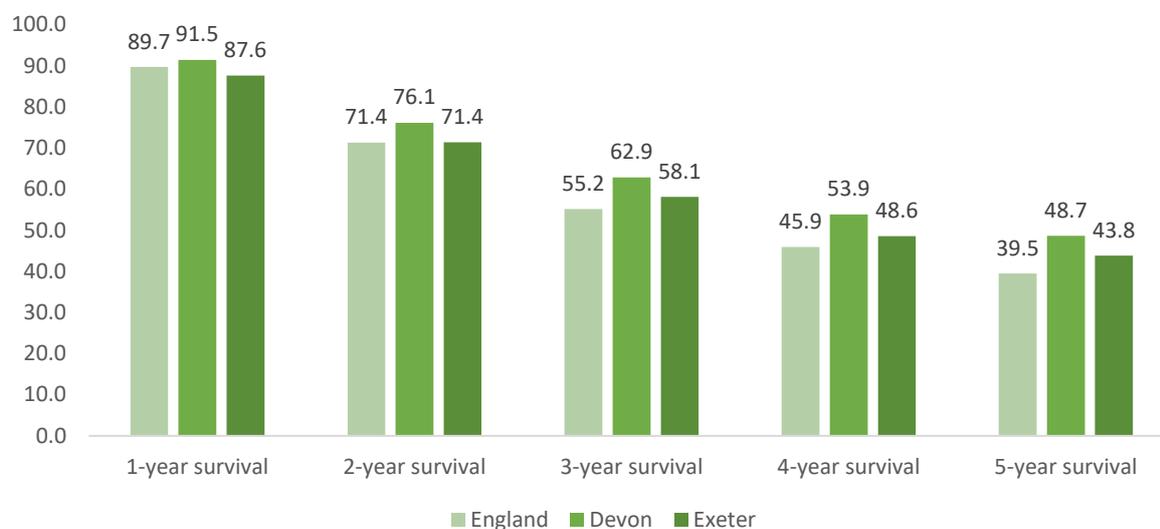
Business deaths in Exeter have also been decreasing since 2015, from 10.4% to 8.8% in 2020, which is lower than the England average (10.7%). Exeter has accounted for between 14.2% and 17.6% of business deaths in Devon during that period.

Figure 10: Business deaths (2020)

However, the business survival rate in Exeter is marginally lower than Devon, and broadly consistent with the England averages for 1 and 2 year survival.¹⁰ For businesses between 3-5 years old, the business survival in Exeter is consistently higher than the England average, as shown in figure 1.10.

¹⁰ Business Survival Rate, Interdepartmental Business Register, ONS, 2021

Figure 11: Business survival rate (2020)



1.6 Employment and economic activity

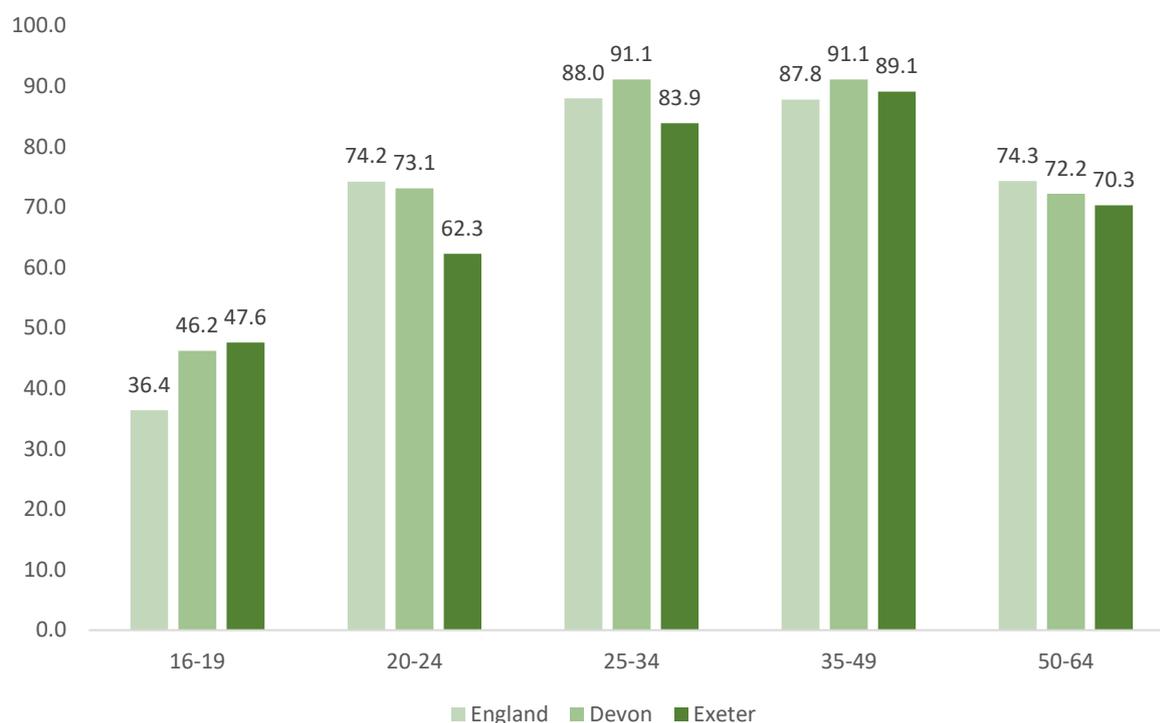
The rate of economic activity in Exeter (the number of people participating in the labour market including those in work and unemployed but seeking a job) has experienced a large fall since the Covid-19 pandemic. In March 2020 the economic activity rate in Exeter was 81.3%. The latest figures are 73.4%, or a fall of 7.9 percentage points over the two year period. Devon experienced a 5.5 percentage point fall in economic activity though from a higher starting point 83.3%. This brings Devon into line with the England average of 77.8%, whilst Exeter's is below the England average.

Though the data at lower geographies needs to be treated with caution due to scaling to this level, there is sufficient evidence that there has been an extensive shift in the number of working age individuals engaging with the labour market. The changes in economic activity rate in 2020 and 2021 may be a result of the 'Great Resignation' as individuals re-evaluate their working life and leave the labour market or move into other roles. One pattern seen across the post-pandemic economy in Exeter and Devon, is that many of the 50 to 64 year-old cohort has left the labour market. In Exeter, the proportion of 50 to 64 year olds economically active has fallen by 13.1 percentage points compared to 6.2 percentage points in Devon. A study by the ONS indicates that 6 in 10 would not be prepared to return to the labour market, and while 1 in 10 would, part time and flexible working patterns would be required to encourage them back.¹¹

There are also far fewer economically active people in 20 to 24 age group in Exeter compared to Devon and England. This is likely a result of fewer students in the city and therefore looking for work.

¹¹ Reasons for workers aged over 50 years leaving employment since the start of the coronavirus pandemic, ONS, March 2022

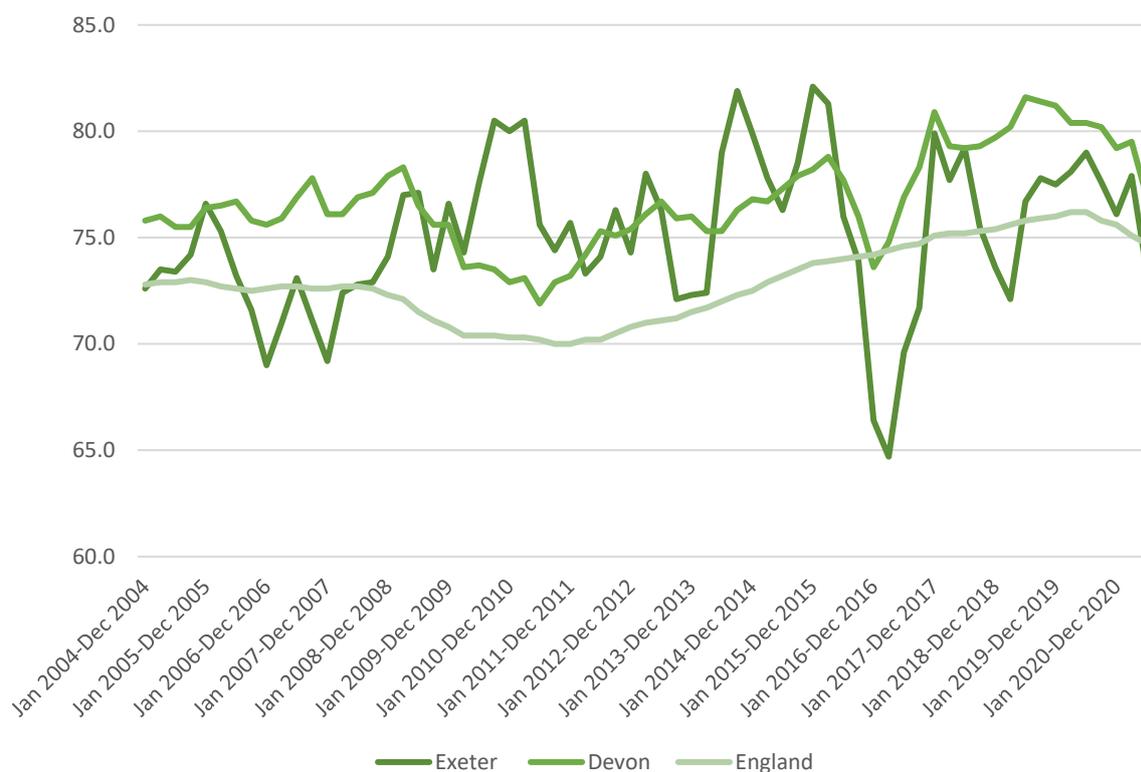
Figure 12: Economic activity across age groups 16+ (ONS, 2021)



The employment rate in 2021 in Exeter was at 73.4%, which is marginally lower than both Devon (76.9%) and England (74.4%).¹² The employment rate has decreased considerably since the beginning of the Covid-19, where previously the employment rate for Exeter was 78.1%, higher than the England average (76.2%).

¹² Annual Population Survey, ONS, 2022

Figure 13: Employment rate 2004-2020



The unemployment rate for Exeter reflects these changes, and closely mirrors the national trends, albeit lower. In December 2019, unemployment was 2.6% in Exeter, 3% in Devon and 4% in England. By December 2020 this has increased to 4.6% in Exeter, 4.2% in Devon and 4.9% in England. In 2021, unemployment had fallen in Exeter and Devon and latest data shows unemployment is heading below 3% in these areas while in England it is still at 5%. While unemployment remains low, and there have been record levels of vacancies in the labour market (see below), the potential for unemployment to rise as the UK economy faces recession and inflation is increasing.¹³ Latest indicators from those claiming universal credit for unemployment (where data is available up to March 2022) suggests unemployment remains low (2.3% by this measure which does not include those who are unemployed but not claiming out of work benefits).¹⁴

¹³ Monetary Policy Committee Report, Bank of England, May 2022

¹⁴ Claimant Count Unemployment, ONS, 2022

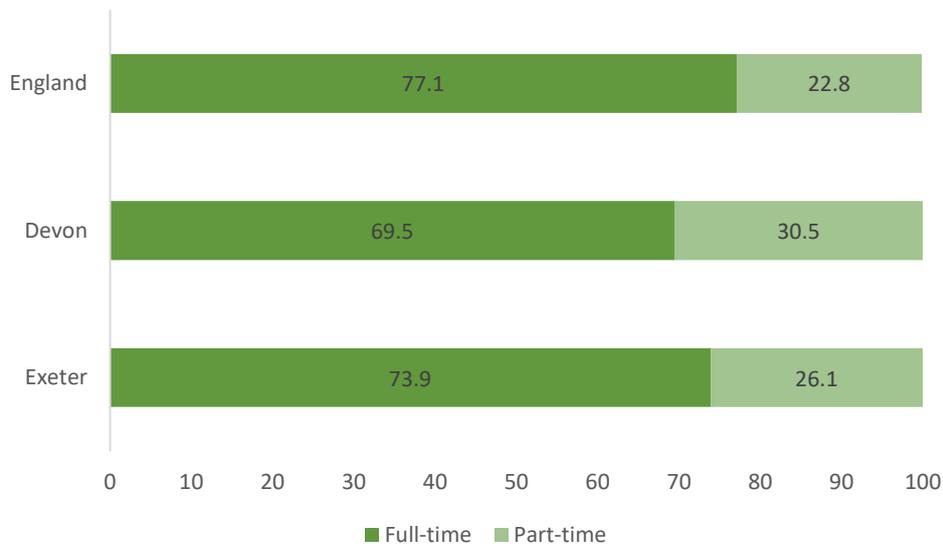
Figure 14: Unemployment rate 2004-2020 (ONS, 2021)



1.7 Employment patterns

The rate of full-time employment for those of working age in September 2021 in Exeter was 72.9%. Though there have been fluctuations in full time employment rates in Exeter over the last 5 years, the trajectory has generally been towards more full time employment compared to part time. The figures for Exeter are higher than the rate for Devon, but lower than the England average, as shown in figure 1.14.

Figure 15: Employment patterns (ONS, 2021)



Rates of self-employment in Exeter were 6.6% in 2021, lower than the Devon figure (14%) and below England (9.7%). While robustness of the data limits reliability at the lower Exeter geography, rates of self-employment had been trending upwards since 2012, alongside Devon and England. Though self-employment in Devon and England was decreasing prior to the pandemic, and for Exeter it appears to have been decreasing since 2018, the effect of Covid-19 has been to move more people away from self-employment and into more secure roles.

The Business Insights and Conditions survey provides some insight into the changing patterns of home working since the pandemic across the UK.¹⁵ In June 2020, 27.8% of employees from currently trading companies were working remotely instead of their normal place of work with 41.2% working from their usual place of work as a consequence of the pandemic and lockdown measures.¹⁶ By May 2021 this had fallen to 21.4% working remotely and 65.5% working in their usual place of work (with many having returned from furlough). The latest data suggests that 10.8% are working from home whilst 19.2% are using a hybrid model of working.

There is variation between sector with manual roles having lower proportions of individuals working from home than white-collar roles. 4.6% of construction employees are currently working from home, compared to 12.5% when monitoring started in June 2020 and 21.5% at the high point in January 2021. By contrast, 23.8% of people employed in the professional services are working from home in the most recent data compared to 24.5% in June 2020 and 46.1% in October 2020.

Among those who had worked from home during the pandemic, 85% want to use a hybrid approach to working going forwards.¹⁷ In the sectors of prevalence in Exeter expected home

¹⁵ It should be noted that survey questions change so data may not be consistent.

¹⁶ Business Insights and Conditions Survey data, Wave 51, ONS, March 2022

¹⁷ Business and individual attitudes towards the future of homeworking, UK: April to May 2021, ONS, June 2021

working is 19.1% in Arts, entertainment and recreation, 30.8% in Education, and 35% among Professional services with Construction (6%), Health (8.3%) and Accommodation and food services (2.8%) all far lower given the nature of work in these sectors.¹⁸ This home working shift has had some implications for office space, with evidence suggesting that there is a shift from larger to smaller cities, which may increase as leases and working patterns stabilise.¹⁹ It can also affect house prices with relocation to more desirable areas of the country and may be one factor in the increasing house prices in Exeter (see section 1.9 below). Working patterns are an important factor in employability and the future of work will have implications for the skills needs and labour market in Exeter.

Figure 16: Rates of home working in the UK 2020-2022



1.8 Furlough claimants

Many of the impacts of the Covid-19 on Exeter, and the UK labour market more broadly may have been deferred due to the Coronavirus Job Retention Scheme (colloquially known as the furlough scheme) introduced in April 2020. The cumulative number of employments on furlough in Exeter was 21,000. By sector on 30 September 2021 (ie. at the end of CJRR scheme), accommodation and food service still had a relatively high amount of furlough claimants (16.6%), higher than Devon and England. Wholesale and retail also still had high amount of claimants (17.2%), which was the same as Devon but higher than England. Equally, Exeter had a lower average for arts, entertainment and recreation (2.8%) and transportation and storage (4.1%) than both Devon and UK averages. Otherwise furlough claimant numbers were broadly speaking on par with Devon and English averages

¹⁸ Business Insights and Conditions Survey data, Wave 51, ONS, March 2022

¹⁹ The future of work after Covid-19, Lund et al. McKinsey, 2021

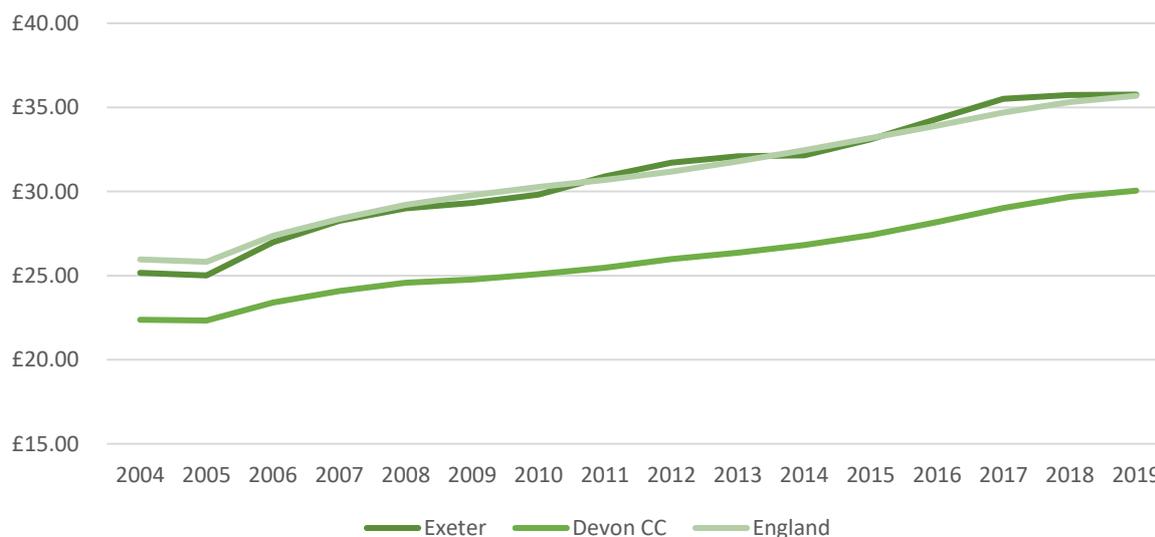
1.9 Job density

Job density is the number of jobs per head of the working age population. Areas with job density above 1 have more jobs than residents and therefore have roles being filled by individuals commuting into work from other areas. This is the case in Exeter as a hub for the wider region, with a job density of 1.22, higher than both Devon and the England average but also London and Manchester. The effect on skills and the labour market is that training has to be provided beyond the city and to residents within the wider travel to work area to ensure that there is the skills base to serve the number of roles in the local economy.

1.10 Output

Total Gross Value Added to the economy in Exeter was £5709m in 2019, which is a 38.9% increase since 2009.²⁰ Per hour (an indicator of productivity) GVA is £35.80 in 2019, an increase of 22% since 2009.²¹ This figure is comparable with the average for England, but higher than the Devon average of £30.10.

Figure 17: Gross Value Added 2004-2019



1.11 Hours and earnings

Mean hours worked reflect the balance of part time to full time workers, with mean hours worked in a week 33.1h for residents of Exeter in 2021, and 32h for those whose workplace is in Exeter. These figures are comparable with the England averages, with Devon lower at 31.8h.

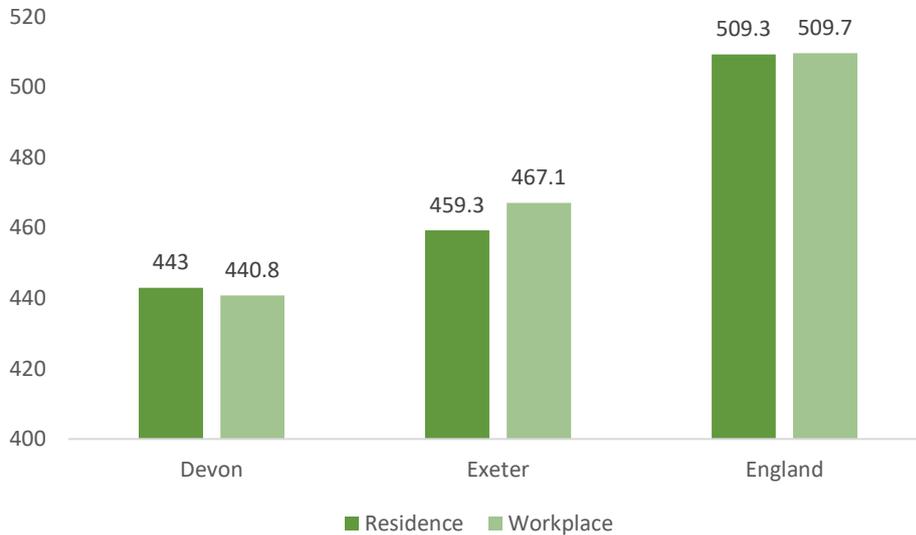
Average earnings per week demonstrate the commuting patterns in Exeter from other areas for higher paid roles. The average gross weekly pay by residence is £459.30, whilst this figure

²⁰ Regional Gross Value Added (balanced), ONS, 2020

²¹ Subregional productivity: Labour productivity indices by local authority district, ONS, 2020

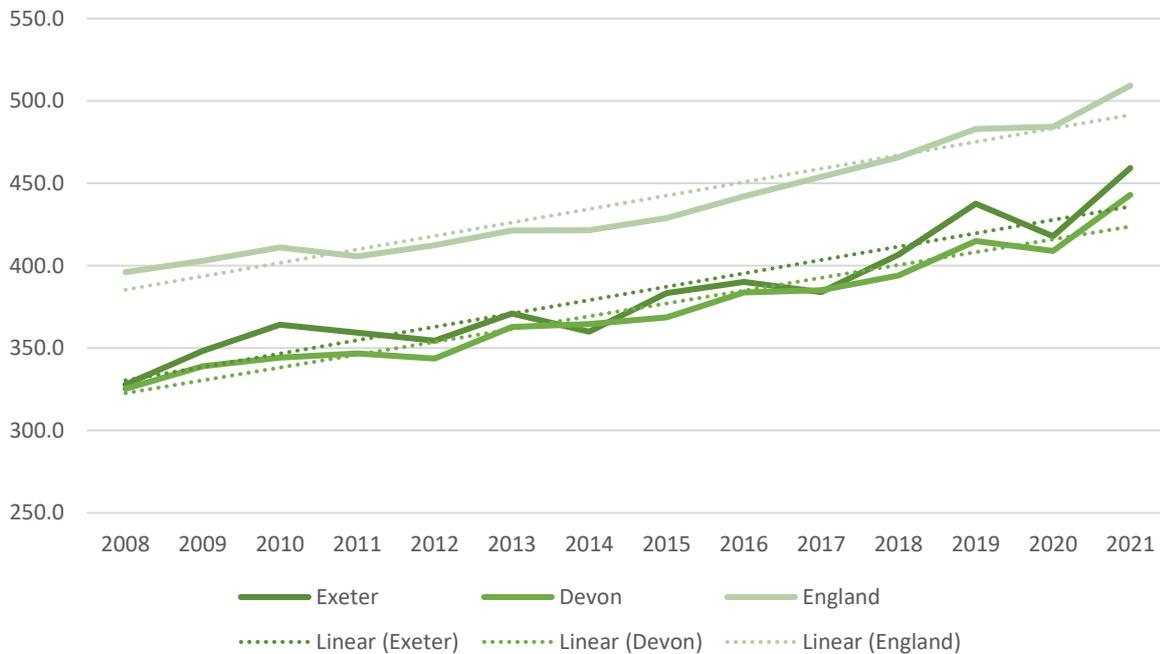
is higher at £467.10 by workplace. Comparatively, the earnings by workplace are lower than the earnings by residence in Devon.

Figure 18: Median weekly earnings by workplace and residence in 2021 (ONS, 2021)



Both these averages are lower than the average for England; resident earnings in Exeter are 10% lower than the England average. Over time, weekly earnings have increased at a similar rate to England but the gap has remained constant, as shown by the trendlines in figure 1.18.

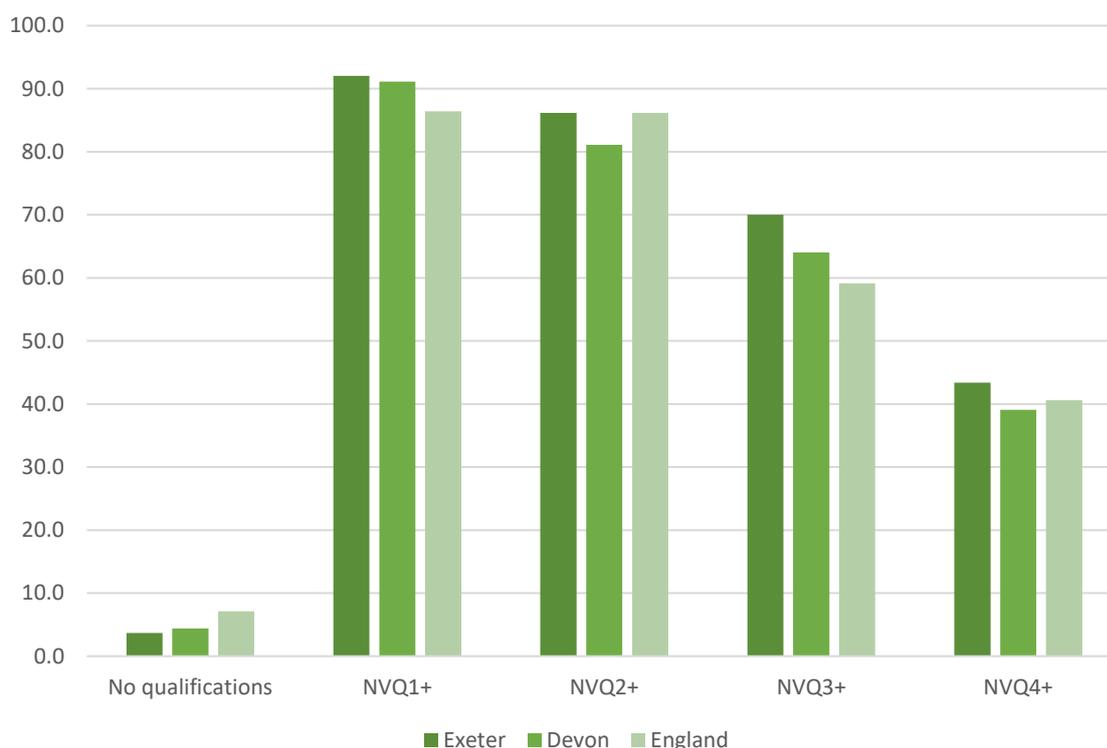
Figure 19: Median weekly earnings by residence 2008-2021 (ONS, 2021)



1.12 Qualifications

Qualifications data for Exeter indicates that a large proportion of the resident population holds Level 4 and above qualifications at 43.4% compared to 39.1% in Devon and 40.6% across England (three-year average). Only 3.7% of Exeter residents have no qualifications, which is almost half the proportion of England at 7.1%. The qualification level and skills of the local labour market are one of the key factors in the productivity and earnings in the city. However, while qualifications are high, there remain skills shortages and challenges with recruitment, as explored in section 1.16 below.

Figure 20: Three-year average qualification rates in the working age population (2018-2020)



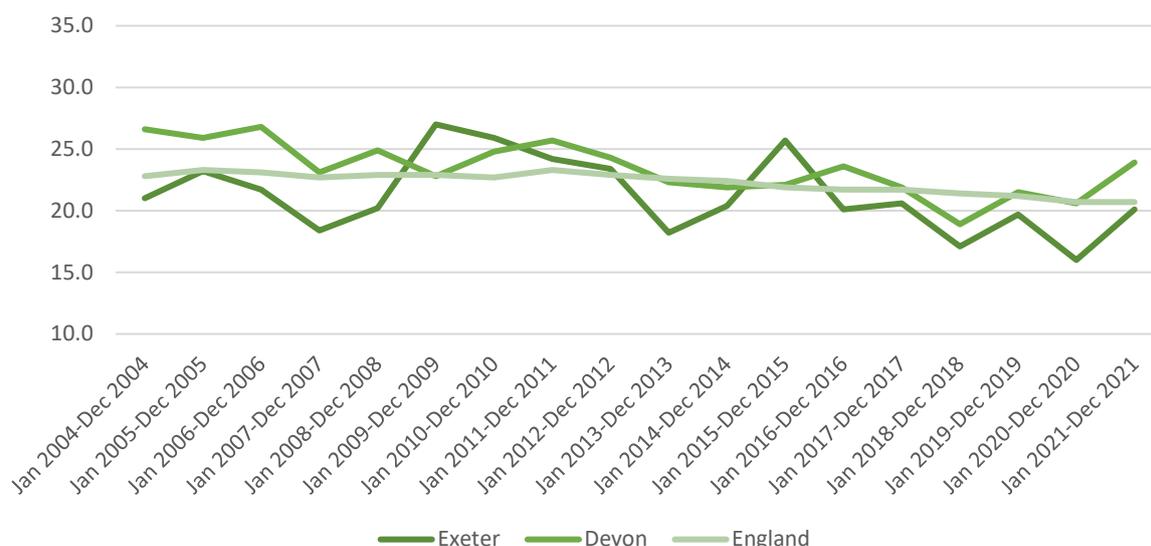
1.12.1 GCSE and A Levels

In Exeter 20.1% of the working age population hold GCSE grades A-C or equivalent.²² This is similar to the England average (20.7%), but below the average for Devon (23.9%). Average attainment 8 scores in Exeter are only available by school in the recent data and vary between 40.7 to 50.9 where nationally the average is 46.7.²³ City wide data from 2017 had average attainment 8 figures for Exeter as 49.4.

²² KS4 Outcomes, Department for Education, 2022

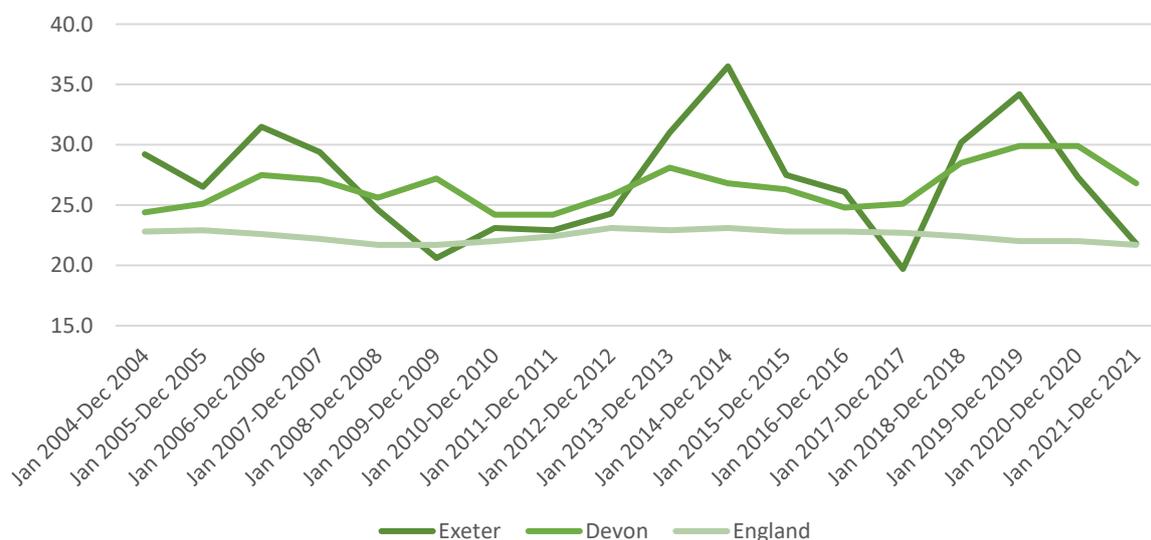
²³ KS4 attainment 8 distribution by local authority district data 2020/21, Department for Education, 2021

Figure 21: GCSE Attainment Levels 2004-2021



A level attainment in Exeter (21.8%) is slightly higher than the England average (21.7%).²⁴ The proportion of pupils getting AAB grades or higher ranged from 10.4% at Exeter College to 71.7% for Exeter Mathematics school.²⁵ However, it should be pointed out that Exeter College accounted for over 1,000 individuals compared to 62 at the Mathematics school. In England the average number of students getting AAB or higher was 14.1% in 2020/21 and 13.6% in Devon.

Figure 22: A Level Attainment Levels 2004-2021



²⁴ KS5 Outcomes, Department for Education, 2022

²⁵ A Level and other 16-18 results 2020/21, Attainment and other performance measures, Department for Education, 2021

1.12.2 Apprenticeship achievement

Apprenticeships and traineeships data (2021/22) show that more young people in Exeter and Devon undertake an apprenticeship than nationally (4.6% compared to 2.7%) though the types of apprenticeship pursued are relatively similar to the national picture.²⁶ Exeter has a larger proportion of apprentices completing construction and education apprenticeships, with fewer in engineering and business apprentices than the national average. There has been a decrease in the number of participants in apprenticeships, as there has been nationally with 570 starts in 2021/22 compared to 800 in 2019/20 and 840 in 2020/21.

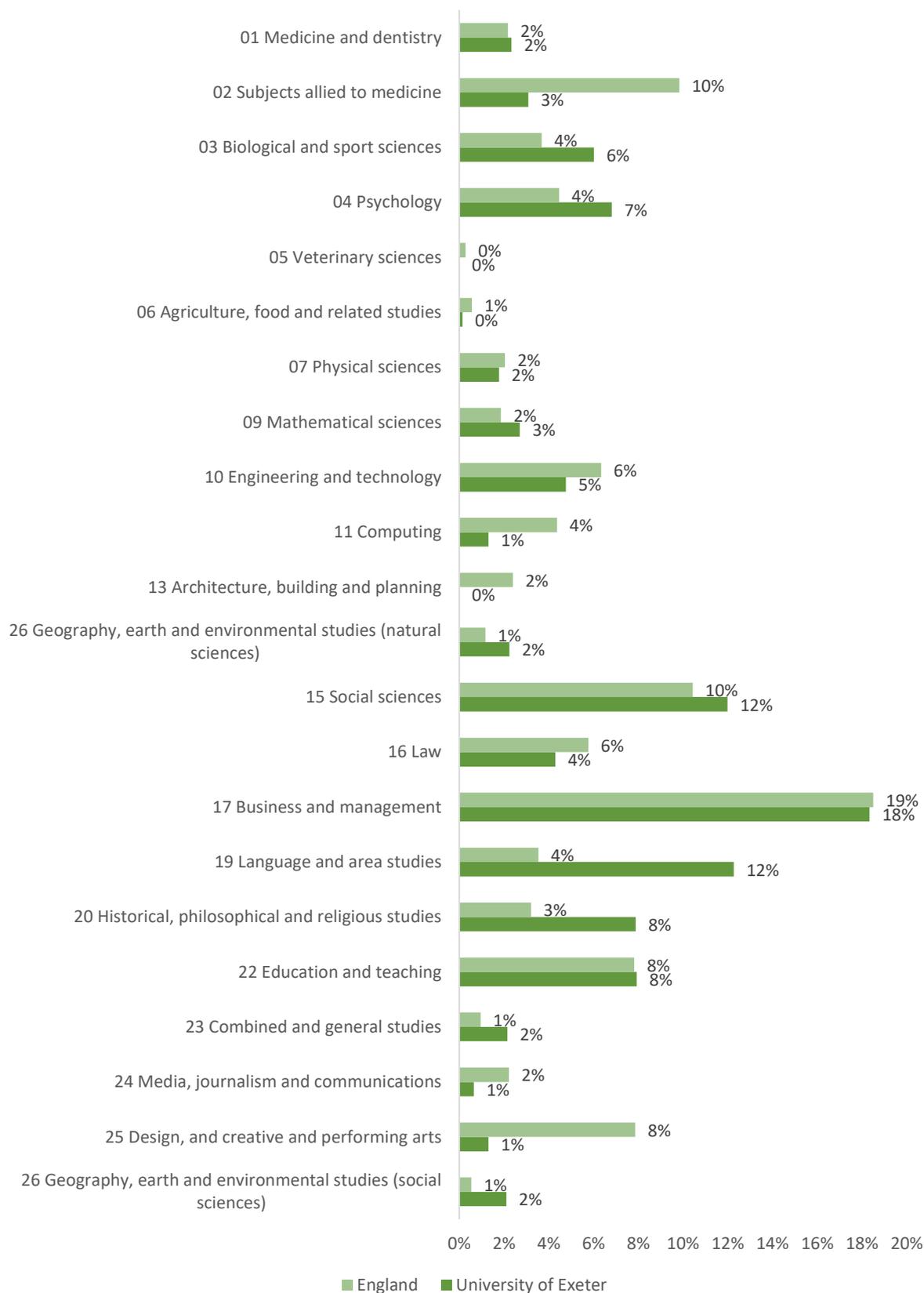
1.12.3 Higher education qualifiers

Data from the Higher Education Statistics Agency show that the University of Exeter has a large proportion of graduates in psychology, biology and sport sciences, social sciences, languages, history and philosophy compared to the national averages.²⁷ It produces comparatively fewer graduates in law, computing, and engineering.

²⁶ Apprenticeships and traineeships, 2019 - 2022 Academic Years, Department for Education, 2022

²⁷ Graduate Outcome Data, Higher Education Statistics Agency, 2018/19

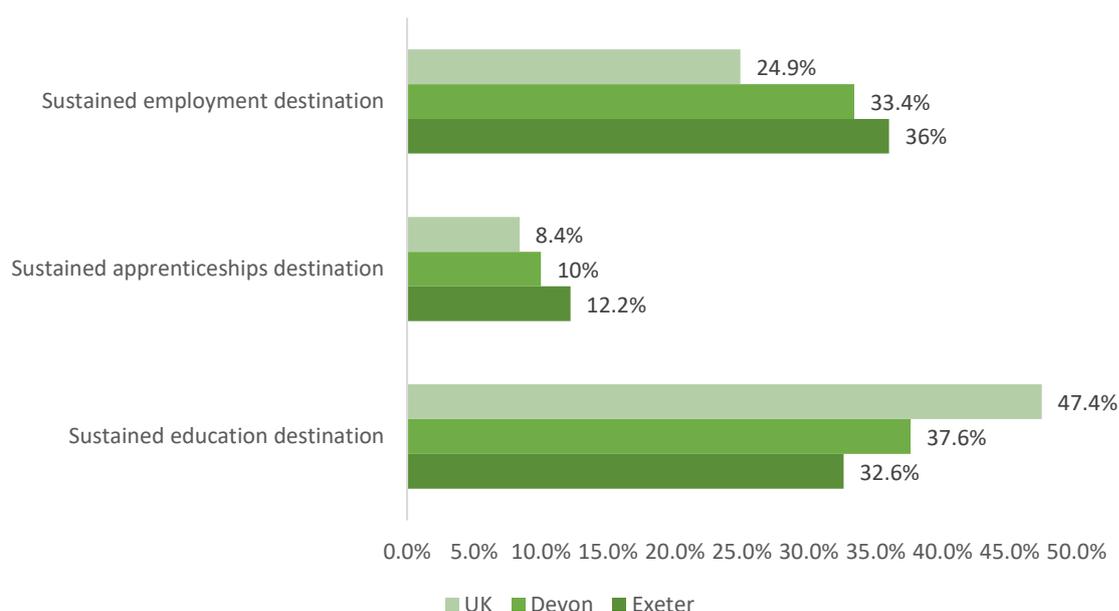
Figure 23: Higher Education graduates by course 2018/19



1.13 16-18 destinations

Destination data for 16-18 year old school leavers for the academic year 2019/20 shows that Devon and Exeter have significantly lower rates of young people going into education than the UK average.²⁸ Instead, 36% of 16-18 year olds in Exeter go into employment compared to 25% in the UK and 12.2% pursue an apprenticeship. Across Devon, 58.5% of pupils from mainstream schools (6th Form) progressed on to university degrees in 2017/18 compared to 69.6% in England.²⁹

Figure 24: Destinations of 16-18 year olds 2020



Total progression to higher education and training demonstrates that the proportion of level 3 students that progressed onto level 4 or higher destination has been increasing year-on-year in Exeter, from 49.6% in 2016/16 to 57.5% in 2017/18.³⁰ Exeter remains below both Devon and England but the gap is closing; there has been a 7.9% increase since 2015/16 compared to 4.1% in Devon and England. Exeter has also experienced an increase in the proportion of L3 students progressing onto apprenticeships, from 0.7% in 2015/16 to 1.9% in 2017/18. The rate in Exeter is higher than in Devon and is also now above the England average.

Exeter has seen a further increase in the proportion of L3 students progressing into degrees, from 41.4% in 2015/16 to 50.1% in 2017/18, however this is still behind Devon and England averages, reflecting the different destination choices for 16-18 year-olds above. However, the pattern is shifting with change over time increasing in Exeter is 8.7%, compared to 5.3% in

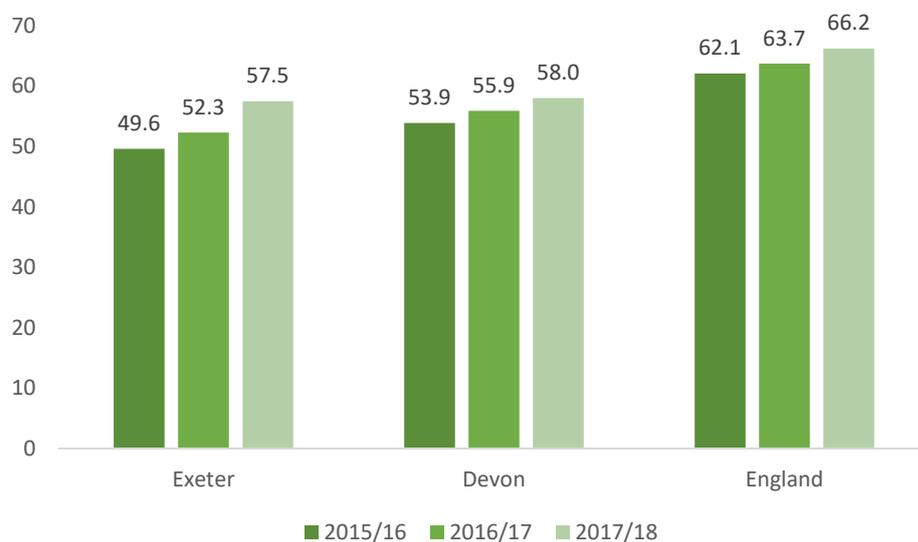
²⁸ KS4 & KS5 destinations of 2019/20 leavers, 16-18 destination measures, Department for Education, October 2021

²⁹ Progression to higher education or training: 2019/20, KS4, Department for Education, 2020

³⁰ Further education: outcome-based success measures 2018/19, Destinations by local education authority, Department for Education, October 2021

Devon and 4.1% in England. Finally, Exeter has seen a decrease in the proportion of L3 students progressing onto L4 or L5 destination, from 7.5% in 2015/16 to 5.4% in 2017/18, though this is still higher than Devon and England averages. This could be due to the substitution effect towards more university degrees.

Figure 25: Progression to higher education or training over time from L3



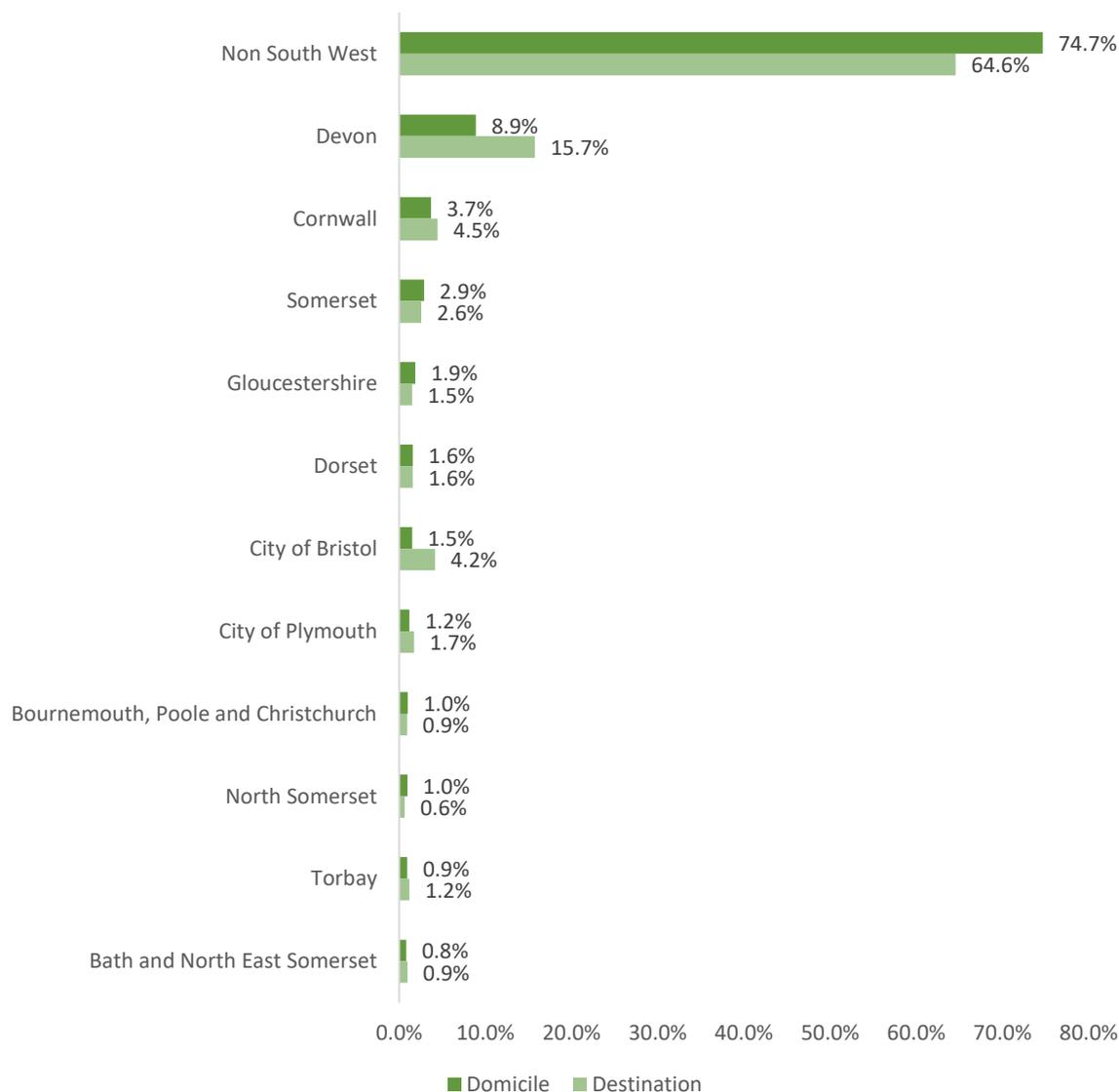
1.14 Graduate attraction and retention

Graduate retention is a key challenge facing Exeter. Figures show that students at the University of Exeter mostly come from outside of the South West, particularly from London and the South East and upon graduating many return to their home domicile.³¹ In the 15 months after graduating 15.7% of University of Exeter graduates are still in Devon with 8.9% domiciled there before, attracting a net gain of 5.8%. 19.7% are in the wider South West where 16.4% were located previously (with much of the addition going to Bristol).³²

³¹ Where do HE students come from?, Higher Education Statistical Agency, February 2022

³² HESA Graduate Outcomes Survey Results Record 2018/19, HESA, 2022

Figure 26: University of Exeter graduate domicile location 2018/19



5 years after graduating, there is a larger shift towards the South East and London where 58.4% now reside, though 23.8% are in the South West, though this is the same proportion who were in the South West to begin with so there has been no net gain.³³

³³ Graduate Outcomes (LEO): provider level data, 2018/19, Department for Education, 2020

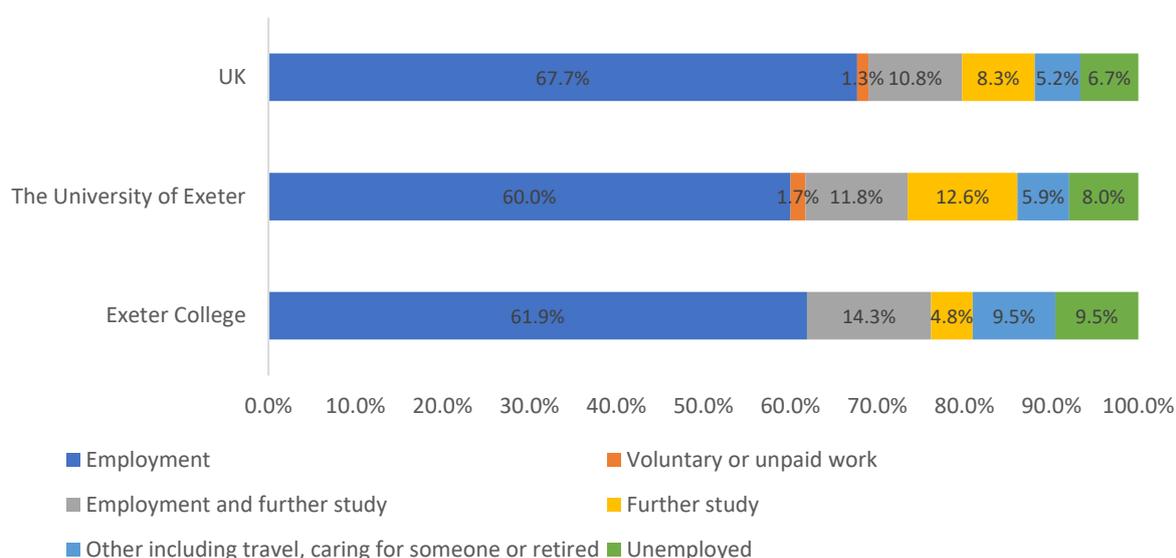
Table 1: Graduate destination by graduate home region 2018/19

		Current region											Total		
		North East	North West	Yorkshire & the Humber	East Midlands	West Midlands	East of England	London	South East	South West	Scotland	Wales		Northern Ireland	
Home region	North East	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
	North West	0.0%	1.1%	0.0%	0.0%	0.0%	0.0%	1.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	2.1%
	Yorkshire & the Humber	0.0%	0.0%	0.8%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.8%
	East Midlands	0.0%	0.0%	0.0%	1.7%	0.0%	0.0%	1.1%	0.0%	0.6%	0.0%	0.0%	0.0%	0.0%	3.4%
	West Midlands	0.0%	0.0%	0.0%	0.0%	3.6%	0.0%	2.1%	0.0%	0.8%	0.0%	0.0%	0.0%	0.0%	6.5%
	East of England	0.0%	0.0%	0.0%	0.0%	0.0%	6.3%	3.8%	0.8%	1.1%	0.0%	0.0%	0.0%	0.0%	12.0%
	London	0.0%	0.0%	0.0%	0.0%	0.0%	0.6%	12.2%	0.8%	1.0%	0.0%	0.0%	0.0%	0.0%	14.4%
	South East	0.0%	0.0%	0.0%	0.0%	0.4%	0.6%	10.5%	18.8%	2.7%	0.0%	0.0%	0.0%	0.0%	32.9%
	South West	0.0%	0.0%	0.0%	0.0%	0.0%	0.6%	4.8%	1.5%	16.9%	0.0%	0.0%	0.0%	0.0%	23.8%
	Scotland	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.4%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.4%
	Wales	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.8%	0.0%	0.8%	0.0%	2.3%	0.0%	0.0%	3.8%
	Northern Ireland	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%
	Total	0.0%	1.1%	0.8%	1.7%	4.0%	8.0%	36.5%	21.9%	23.8%	0.0%	2.3%	0.0%	0.0%	100.0%

1.15 Graduate outcomes

Graduate activities for the academic years 2017/18 to 2018/19 show that University of Exeter and Exeter College both have lower rates of graduates attaining employment than UK average, however both have higher than UK average rates for employment and further study. University of Exeter graduates are more likely to engage in voluntary or unpaid work than UK average or Exeter College graduates, and the same pattern can be seen for those engaging in further study. Both University of Exeter and Exeter College have higher than UK average rates for unemployment and other outcomes including travel and caring, which is particularly high for Exeter College.

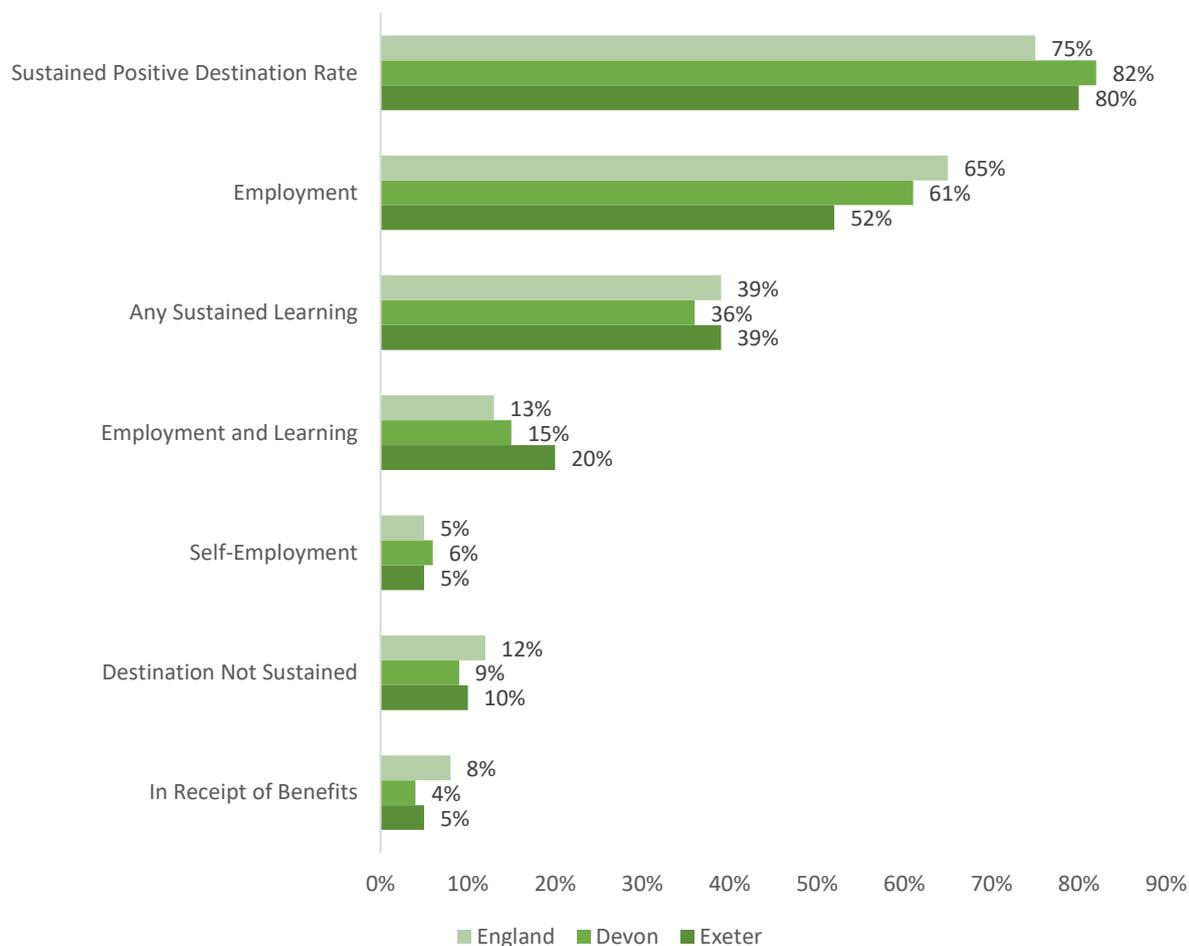
Figure 27: Graduate outcomes 2017/2018 and 2018/2019 (HESA, 2021)



Considering further education outcome-based success measures, Devon and Exeter have higher sustained positive destination rate than England average, but this figure is marginally lower for Exeter than Devon.³⁴ Employment in Exeter and Devon is lower than England average (in line with Graduate Outcome findings above). Further Learning is higher in Exeter than Devon, but on par with England which is roughly in line with findings above. Combining employment and learning is higher in Exeter than in Devon, and both are higher than England, again in line with findings above. Combining further study and employment together appears popular in Exeter, which may be a reflection of the high cost of living and cost of further study. Finally, Exeter and Devon perform better than the English average for destinations not sustained or being in receipt of benefits.

³⁴ Further education: outcome-based success measures 2018/19, Destinations by local education authority, Department for Education, October 2021

Figure 28: Graduate outcomes breakdown 2017/2018 and 2018/2019



Data on UK domiciled graduates who obtained first-degree qualification and entered full-time paid employment in the UK by provider and salary band indicates that Exeter has a broader distribution of salaries than UK averages. More Exeter graduates earn higher salaries from £27-£29k salary band onwards.³⁵ Average earnings across all University of Exeter graduates are higher at 1, 3 and 5 years after graduating than the UK average.

³⁵ Graduate outcome data, Higher Education Statistics Agency, 2021

Figure 29: UK domiciled graduates who obtained first-degree qualification and entered full-time paid employment in the UK for University of Exeter and UK by salary band 2018/19

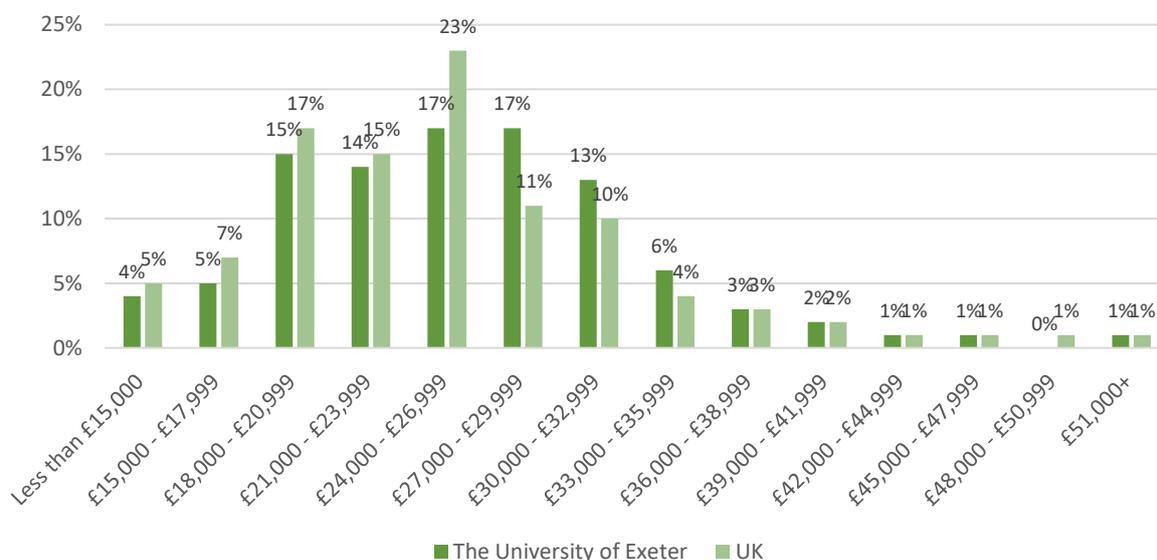


Table 2: Average earnings for University of Exeter graduates 2018/19

HEI	1 year after graduation	3 years after graduation	5 years after graduation
University of Exeter	£23,000	£28,100	£32,500
UK	£21,100	£25,000	£27,700

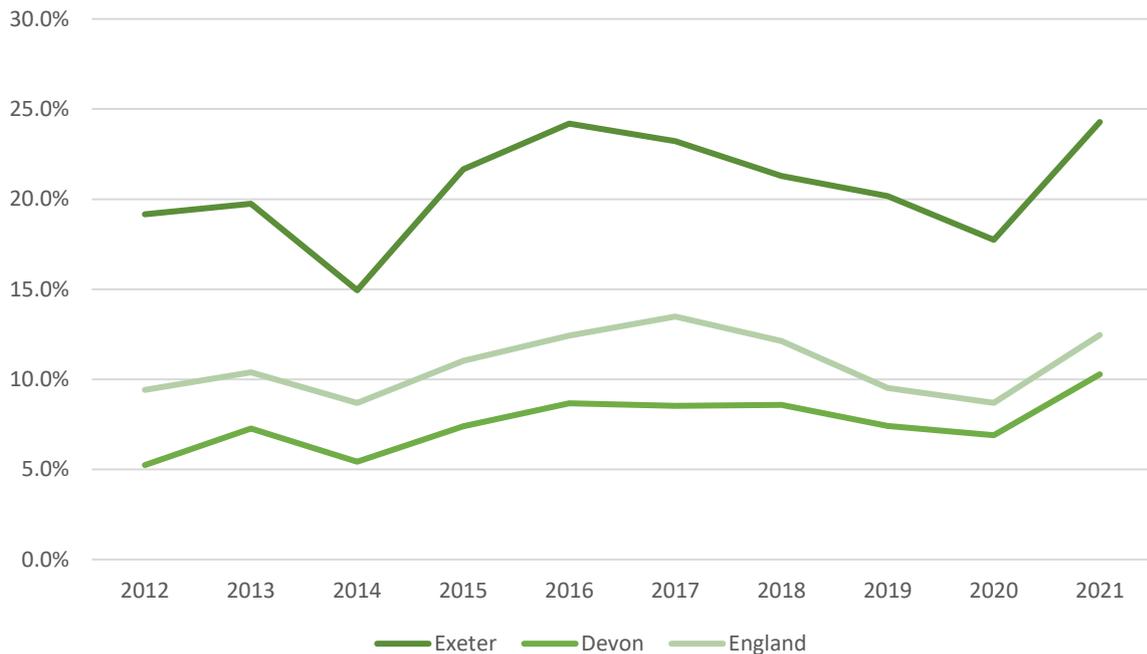
1.16 Skill gaps and job vacancies

Burning Glass data for total job postings shows that the annual change in the number of job postings since 2013 in Exeter has closely mirrored national and Devon trends.³⁶ Despite a gradual decrease in job vacancies leading up to 2019, Exeter witnessed a sharp increase in vacancies from 2020 onwards to 2021. This is characteristic of a tighter labour market, with too many job roles and too few suitable candidates.

Job postings as proportion of total population since 2012 has been higher than in England and Devon. Exeter has consistently stayed between 15% and 25% of total population, while Devon and English average has stayed between 5% and 15% of total population. In January 2021, Exeter had 32,364 job postings, which was 17.7% as proportion of total population. For Devon this figure was 6.9%, and for England 8.7%. This indicates there was a high rate of vacancies in Exeter compared to Devon and English averages. However, this also reflects that many of the jobs in Exeter will be attracting individuals from the travel to work area to fill the posts.

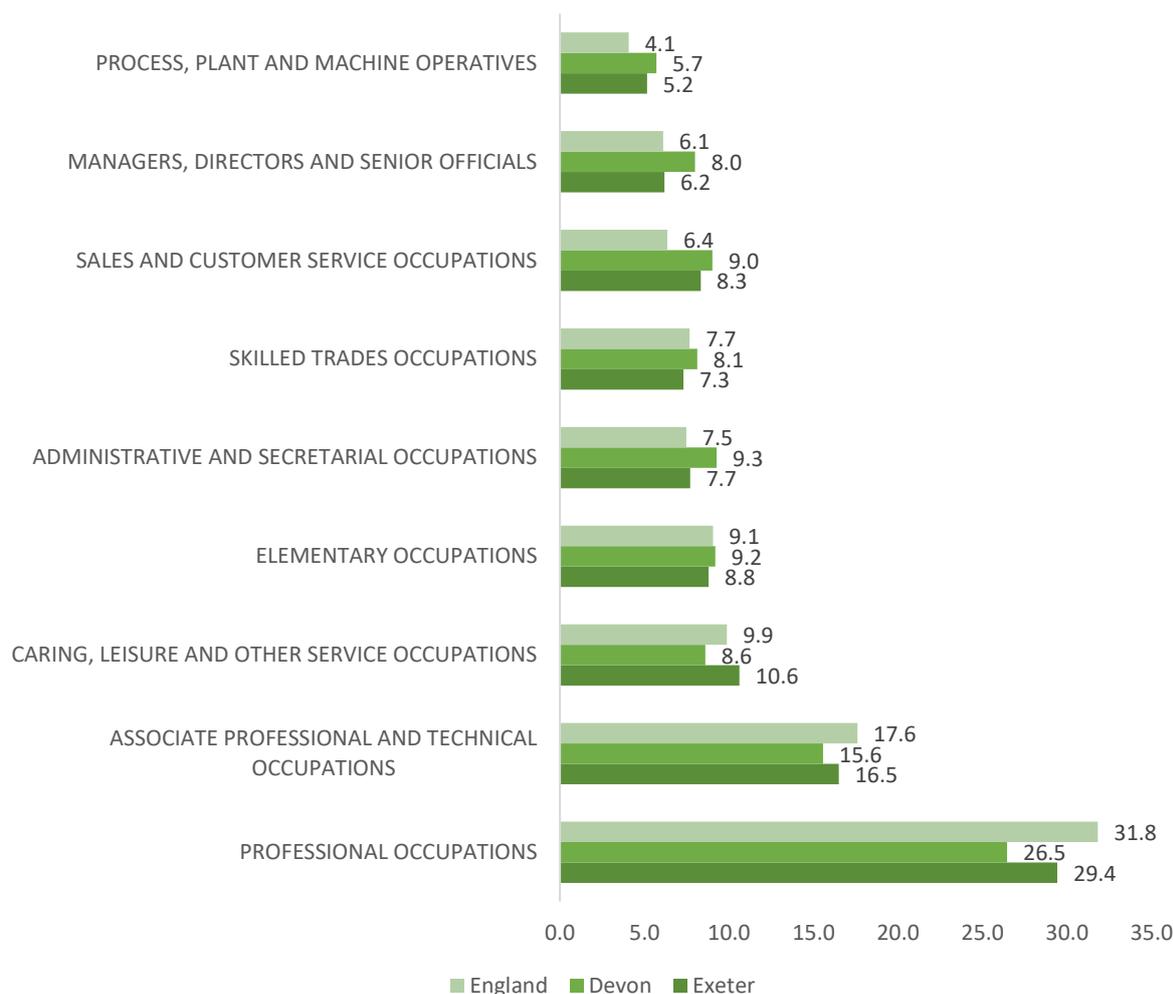
³⁶ Job posting data, Burning Glass, Accessed April 2022

Figure 30: Job postings as a proportion of total population



Broadly, vacancies by occupation in Exeter track trends in England and Devon, with the highest amount of vacancies for professional occupations, followed by associate professional and technical occupations. This reflects earlier findings that Exeter is a hub for the professional services in Devon. Professional occupations represent 29.4% vacancies in Exeter compared to 26.5% in Devon. Exeter also has more vacancies for higher-skilled roles than the rest of Devon where lower-skilled vacancies are also in demand. There is also relatively high demand for caring, leisure and other service occupations, reflecting Exeter’s hospitality industry and health & social care sector. It should be noted that Exeter’s figures are more closely aligned with English average than with Devon average.

Figure 31: Vacancies by occupation 2021

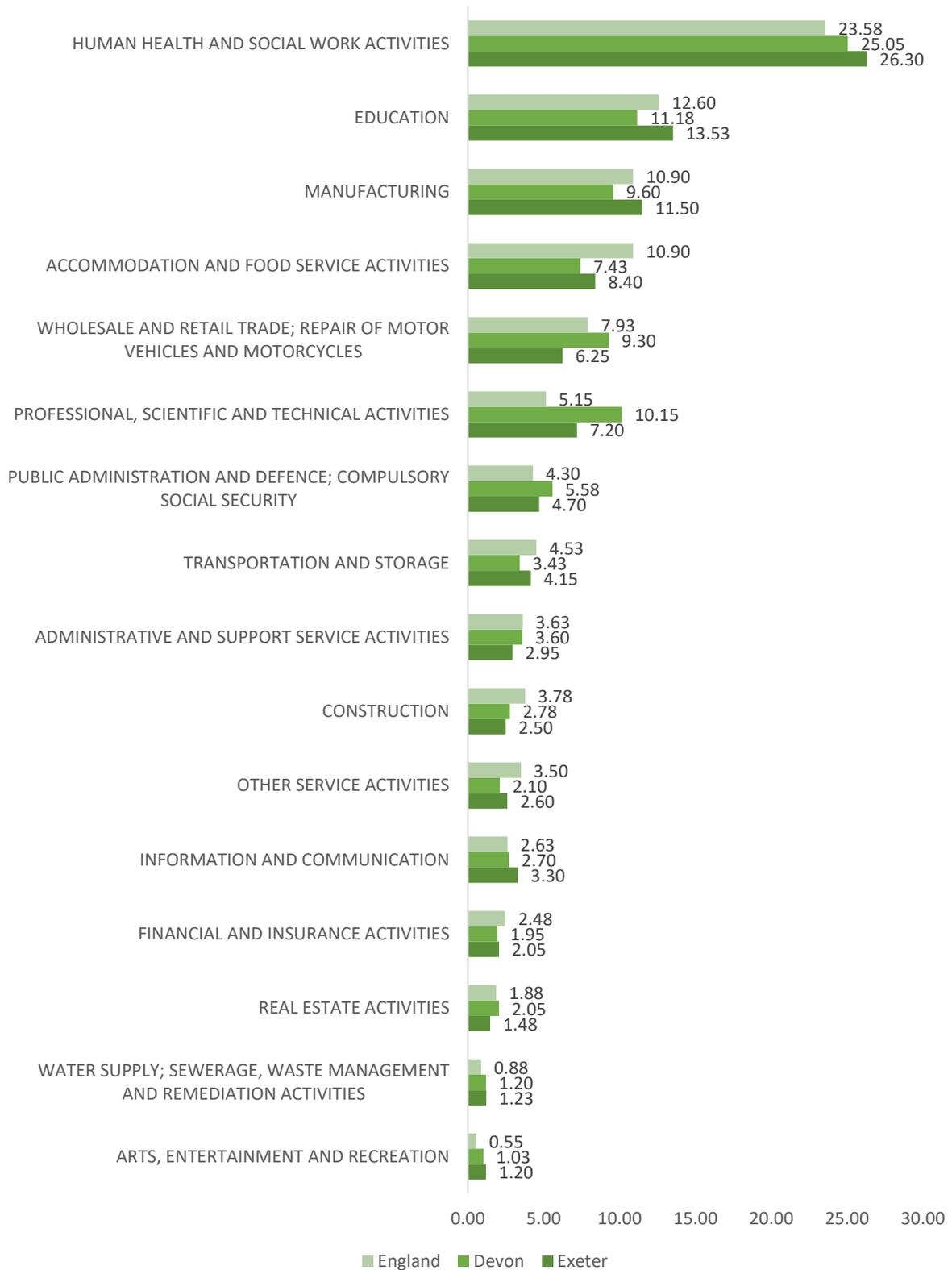


By sector, vacancies in Exeter generally also track national and Devon averages, with the highest demand for human health and social work activities, though Exeter has the highest proportion of vacancies at 26.3% compared to 25.1% in Devon, and 23.6% in England. Education, manufacturing, accommodation and food service activities are also in high demand.

Although Exeter is a hub for professional, scientific and technical activities, it has a lower proportion of vacancies in this industry than in Devon (7.2% in Exeter, 10.2% in Devon), which may suggest that Exeter has a better labour supply for this industry than the rest of Devon. Both have higher demand than England average, indicating that there are still some labour gaps.

Although there are proportionately much fewer information and communication vacancies in Exeter, Devon and England than many of the other industries, it is notable that Exeter has a higher proportion of these; 3.3% compared to 2.7% in Devon, 2.6% in England.

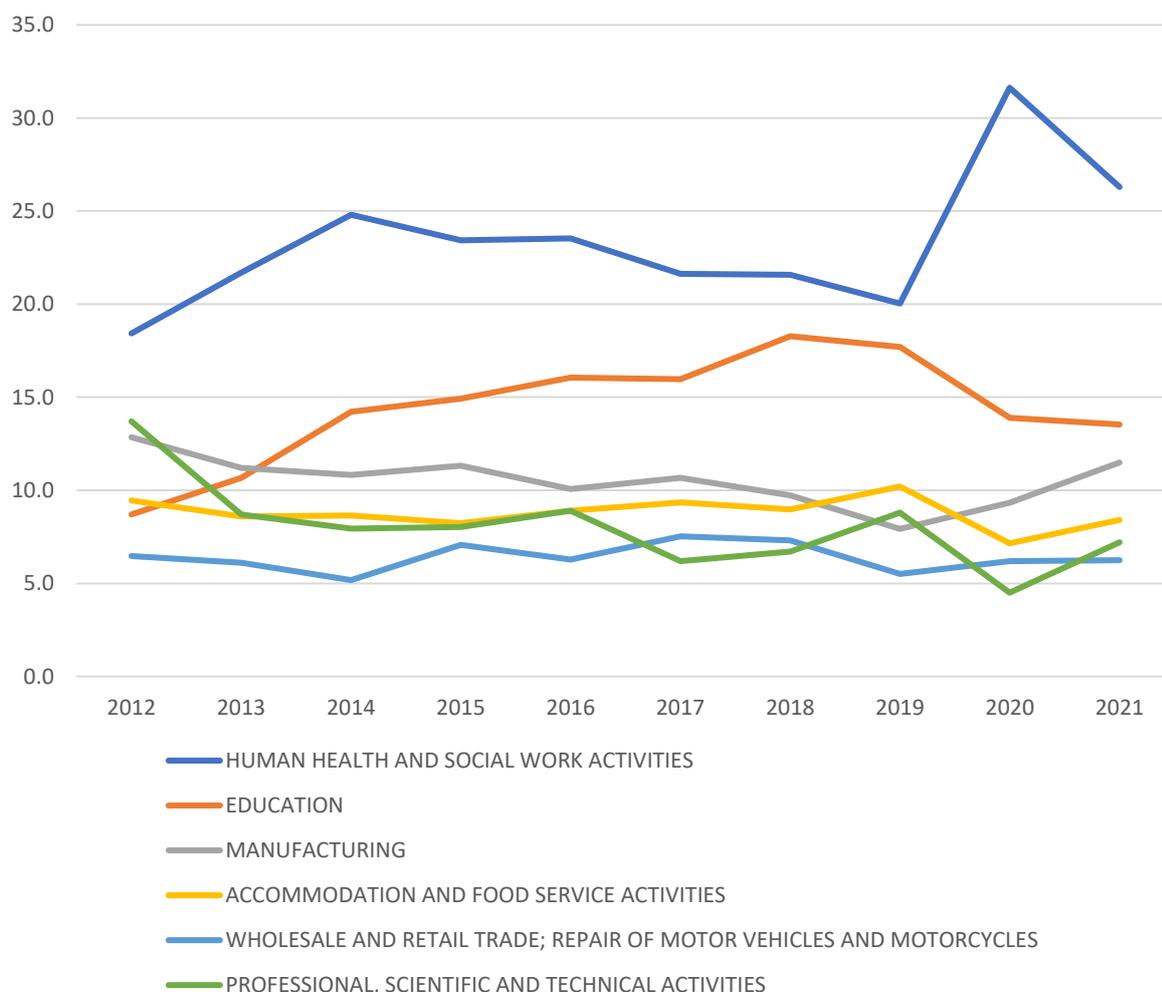
Figure 32: Vacancies by sector in 2021



Reviewing vacancies by industry over time, since 2012, human health and social work activities has consistently had the highest number of vacancies in Exeter. There was a sharp increase from 2019 to 2020 due to the Covid-19 pandemic, from 20% of vacancies to 31.6%.

This has since started declining, but still remains at 26.3% of all vacancies. Education has the second-highest amount of vacancies since 2013, with increasing gaps until 2018, after which it has steadily decreased but still remains high. Manufacturing and accommodation and food service activities have both seen an increase in vacancies since 2020.

Figure 33: Vacancies by industry in Exeter 2012-2021 for 6 biggest sectors by number of vacancies

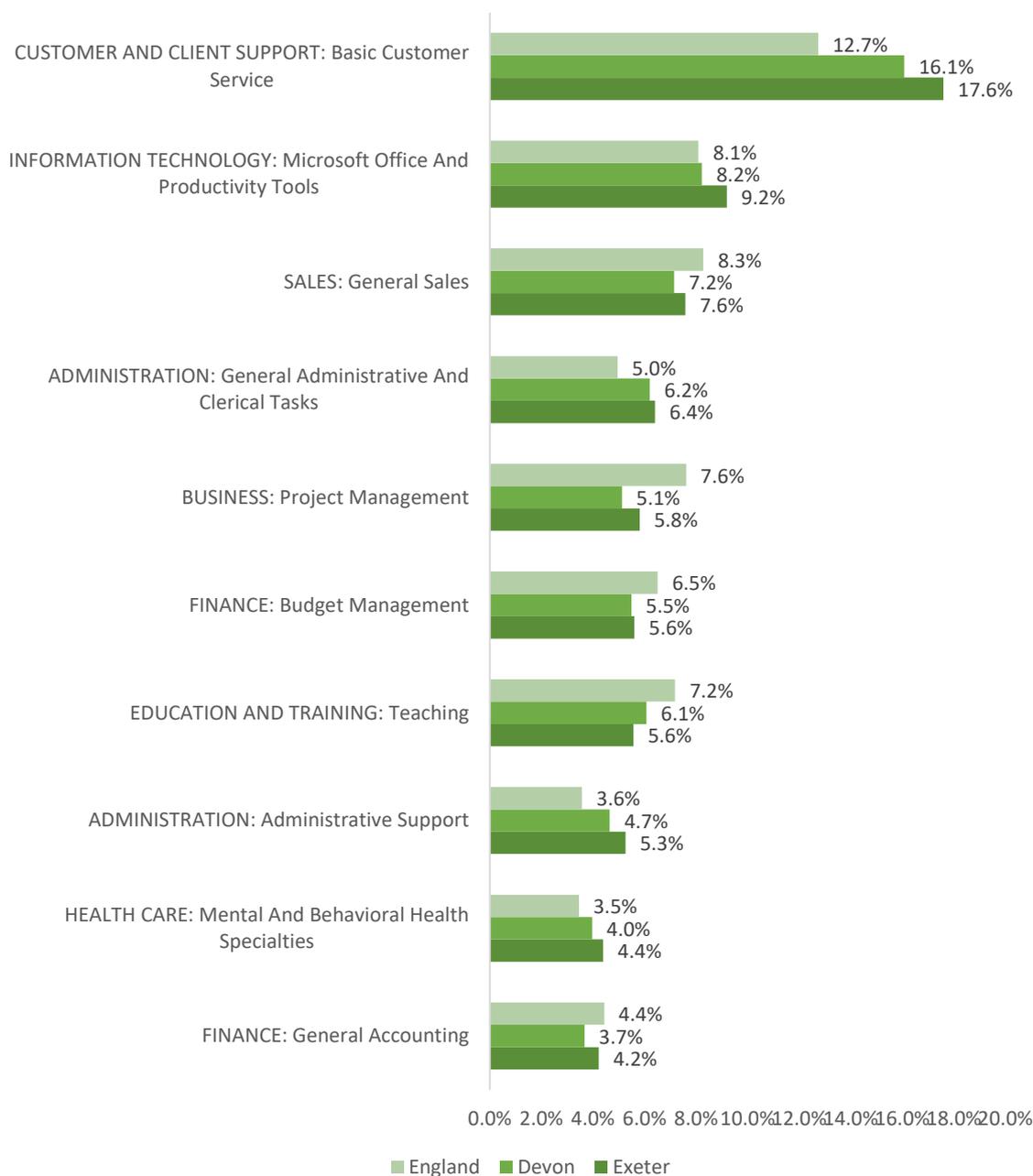


The skills most cited in vacancy postings (suggesting high demand) in Exeter were customer and client support (basic customer service) at 17.5% compared to 16.1% in Devon and 12.7% in England. The Top 5 skills in demand in Exeter are:

- Customer and client support 17.6%
- Information technology 9.2%
- Sales: 7.6%
- Administration: 6.4%
- Business: project management: 5.8%

Exeter also has higher demand than Devon and England for Microsoft Office and productivity tools, general administrative and clerical tasks and mental and behavioural health specialities. The overall themes are that sales, general IT, admin, business and finance skills are needed in Exeter, reflecting the sectors locally.

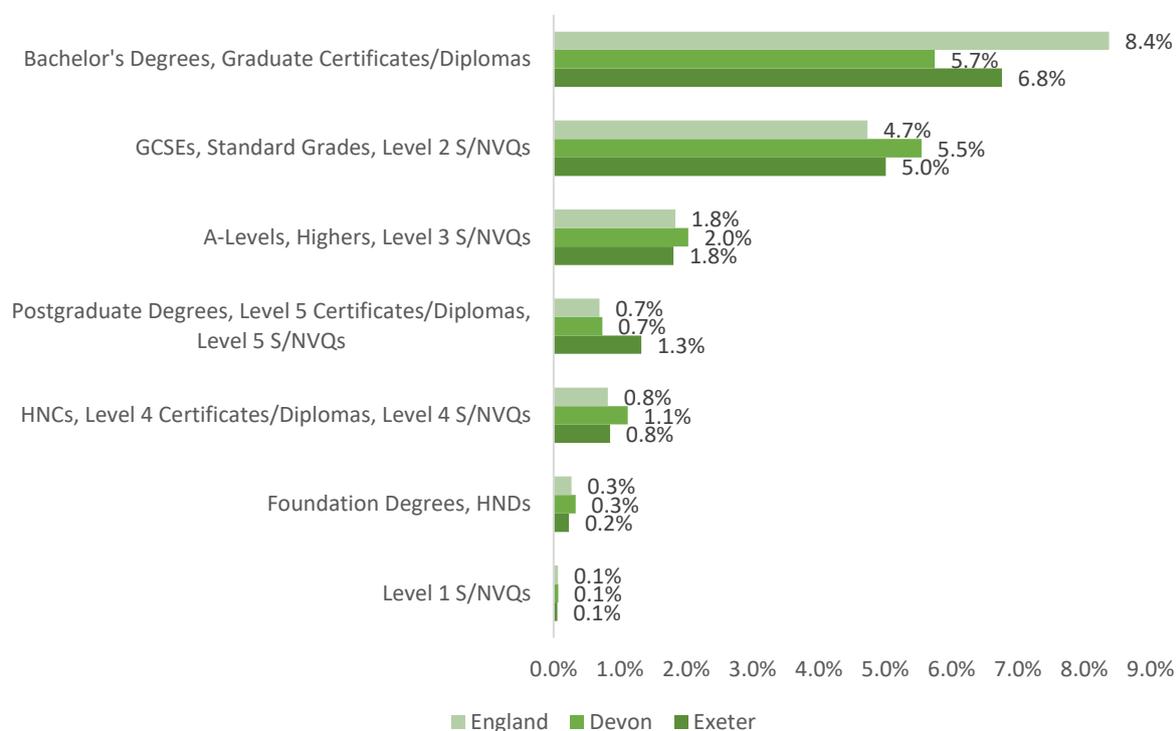
Figure 34: Skills in demand in Exeter 2021



Qualifications stipulated in vacancy postings suggest that there is a high demand for bachelors’ degrees, graduate certificates/diplomas, with 6.8% of job adverts requesting this. This was also most in demand in England and Devon but to varying degrees, at 5.7% in Devon and 8.4% in England. GCSEs and Level 2 were in greater demand than A Levels or NVQ3,

reflecting the national trend, with limited demand for postgrad degrees and foundation degrees, though more than in Devon and England, driven in part by the university.

Figure 35: Qualifications in demand, 2021 (Burning door, 2021)



1.17 Housing

Average house prices in Exeter are higher than the England averages, but lower than the wider Devon averages. There has been a significant increase in house prices in the decade up to January 2022, up 58.6% in Exeter and 57.7% in Devon more widely.³⁷ This increase is lower than the rise across the rest of England which was 67.4%. However, the increase in house prices since the pandemic (January 2020 to January 2022) was significantly higher in Exeter than other geographies (17.8% compared to 6.9% in Devon and 7.5% in England).

The ratio between average house prices and annual median earnings is marginally higher for Exeter than the English average. In Exeter, with full-time average earnings £30,444 and average house price £282,076, the ratio is 1:9.3.³⁸ In Devon this ratio is 1:10.5 and in England 1:9.1. There has been a sharp fall in house price affordability in all geographies since 2020. In Exeter the house price ratio has been high but relatively stable over time, consistently having a lower ratio than Devon but higher than England.

³⁷ Average House Prices, Land Registry, March 2022

³⁸ House Price to Earnings Ratio, ONS, 2021

Figure 36: Earnings to house price ratio 2021



Rental prices in Exeter in 2020-2021 are much higher than both Devon and England, with the mean rent of £1,085 per month in Exeter compared to £813 in Devon and £893 in England.³⁹ The median rent in Exeter is £850, compared to £720 in Devon and £755 in England.

The availability of rental property has sharply decreased in Exeter by 41% since the pandemic, from 3,330 rents in 2019 to 1,960 in 2021. There has been a similar reduction across Devon from 12,740 to 7,920 (-38%). This reduction of the rental housing stock has implications for employment and attracting and retaining people in Exeter.

Table 3: Change in rental property stock 2019-2021

Authority Area	2019	2021	Difference
Exeter	3,330	1,960	-41%
Devon	12,740	7,920	-38%

³⁹ Private Rental Market Statistics, ONS and Valuation Office Agency, 2021. Note that comparisons between years should be treated with caution, however the decreasing trend in available rental accommodation is borne out nationally suggesting a challenge.

Exeter Statement of Community Involvement





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Chapter 1. Introduction

Planning affects us all, shaping the places we work and live and the services and facilities we use. Therefore it is important that everyone can comment on and be involved in making planning decisions. We need residents, businesses and other organisations to use local knowledge and expertise to help shape development in Exeter.

Exeter City Council, as the local planning authority, is required to explain how we will involve the community in decision making. This Statement of Community Involvement (SCI) is a legal requirement¹ and sets out how we want to involve our communities, organisations and other interested parties when we prepare our planning policies and make decisions on planning applications.

We will use different ways to work with you so that everyone can be well informed and understands how they can contribute, engage with and influence planning policy and decisions on planning applications. People with local knowledge are valuable in helping to shape the places where they live and work, particularly as they are the people who will be most affected by the decisions made.



Planning Policy:

The Development Plan - Exeter City Council, as the local planning authority, is responsible for deciding where development takes place. All local planning authorities are required to produce what is called a 'Development Plan'. The Development Plan is the starting point for determining planning applications, although there are other matters which will be considered as part of decision making.

The Development Plan can consist of a single planning document or a series of planning documents. Taken together, these documents will steer the future development of the area. More specifically the documents must set out our priorities for development, identify sites for development and provide a comprehensive set of policies to address both strategic and detailed planning issues.

Supplementary Planning Documents (SPDs) - Local planning authorities can choose to develop separate documents to provide additional detailed guidance to support the policies set out in the Development Plan. SPDs can be used to provide further guidance for development on specific sites or on a particular issue. SPDs must also be taken into account when making planning decisions.

Neighbourhood Planning - Communities may decide to produce a Neighbourhood Plan for their area; if, following a successful referendum, the plan is 'made', the policies within it become part of the Development Plan and must be considered when making decisions on planning applications. As the local planning authority, Exeter City Council has a duty to support the communities that may choose to undertake Neighbourhood Planning.

Planning Applications and Permissions:

Planning Permissions - Planning applications are required for a specific development at a specific location, which can range from an extension to someone's house to proposals for larger schemes such as new shopping centres, offices and housing developments. These applications are submitted to the local planning authority for a decision as to whether planning permission is granted. This decision will be made in accordance with the planning policies in the Development Plan and any other relevant considerations.

Other Planning Permissions - Some forms of development require a prior notification of the intention to undertake works and in some cases consultation with neighbours may be carried out in accordance with legal requirements. Certain types of development do not require planning permission as they are Permitted Development.

More information:

Further information in relation to both planning policy and planning applications can be found on our website:

www.exeter.gov.uk/planning-services

Or, if you still have questions, the teams can be contacted via email and phone:

Planning Policy

General enquiries:
planning.policy@exeter.gov.uk
01392 265080

Planning Applications and Permissions

General enquiries:
planning@exeter.gov.uk
01392 265223



Chapter 2. Community involvement in planning

This chapter sets out our general approach to involving communities in planning decisions. It covers those elements of our approach that are common to planning policy and planning applications and permissions. It answers the following questions:

- How do we consult?
- What is the best way to make a comment?
- What can you comment on?

The chapters that follow deal with the elements of our approach to consultation that are specific to planning policy (see chapter 3) and planning applications and permissions (see chapter 4).

How do we consult?

We consult in a variety of ways ensuring that methods are proportionate to the scale and impact of the plan, policy or proposal, appropriate to those we need to consult and within available resources. Such methods may include:

■ Digital communication

Website, emails, video conferencing, social media, online discussions

■ Paper communication

Letters, site notices, local press, documents made available at public libraries and other public buildings

■ Face to face discussions

Meetings, exhibitions, through local elected Members, representative groups, workshops

We will always try to communicate in plain English and fully explain any necessary technical language or acronyms. Documents may also be available in different languages or formats (such as large print or Braille) if requested.

What is the best way to make a comment?

We would prefer you to contact us electronically as this saves time and cost. We prefer comments to be made to us online, as this is quicker and means that your comments are more readily available. However, we understand that not everyone can or wishes to contact us online and therefore written or emailed comments can be made, but we cannot take your views by telephone or via social media (unless part of an event formally organised by us).

With both planning policy and planning applications, the ways you can respond, and the timescales, will be set out in the consultation information and we will also give you any relevant reference numbers to quote to ensure your comments are matched with the relevant planning application or section of a policy document.



What can I comment on?

We can only take account of comments made about relevant planning matters. Some examples of relevant planning matters include:

- National and local planning policies
- Effect of the proposed development on the appearance of an area
- Quality of design and how the proposal fits in
- Significant overbearing impact and loss of sunlight and daylight (e.g. significant overshadowing from a new building)
- Loss of privacy to neighbouring properties
- Economic benefits/disbenefits of the proposal
- Effect on parking, traffic and highway safety issues
- Significant increase in noise and general disturbance
- Loss of important trees or impact on wildlife
- Intrusion into the countryside
- Impact on historic buildings or structures

Concerns which are not normally relevant to the planning process:

- Loss or harm to a private view
- Loss of property value
- Breach of private covenant
- Loss of trade to a competitor
- Level of profit a developer might make
- Personal circumstances of the applicant (other than in exceptional cases)
- Character of the applicant
- Nuisance caused by building works
- Moral objections (e.g. to uses such as amusement arcades and betting offices)
- Boundary or neighbour disputes
- Conflict with private access

Oral, defamatory, offensive or anonymous comments cannot be taken into consideration.

We need to ensure our consultation is valid and therefore we will need to ask for the names and contact details of consultees and any organisations that they represent (if appropriate). We may also need further information to help us understand who is responding and to help monitor the effectiveness of the ways we consult.

When comments are received they will be uploaded to the relevant part of the Council's website (planning application or plan consultation) once email addresses and personal signatures have been removed.



Chapter 3. Planning policy

This section focuses on planning policy; it explains how we will engage with the community and how you can get involved in the plan-making process.

Exeter Development Plan

Exeter Core Strategy
Exeter Local Plan First Review

Neighbourhood Plans
(produced by neighbourhood planning groups)

Minerals and Waste Plans
(produced by Devon County Council)

**Supplementary
Planning
Documents**

**Statement
of Community
Involvement**

**Local
Development
Scheme**

Authority Monitoring Report

At the heart of planning policy is the Development Plan which is the starting point for making decisions on planning applications. The existing Development Plan includes the Exeter Core Strategy, which sets out the vision for Exeter and includes policies to address strategic issues, and saved policies from the Exeter Local Plan First Review, which sets out more detailed policies. We are currently working on a new Local Plan which will eventually replace these documents. The Exeter St James Neighbourhood Plan has been 'made' and also forms part of the Development Plan as do the Devon Minerals and Waste Plans.

Supplementary Planning Documents (SPDs) can be used to provide further guidance for development on specific sites (in the form of Masterplans or other site specific plans), or on specific issues and, once adopted, are also a relevant consideration when making decisions on planning applications.

Planning policy also includes other documents including this one, the Statement of Community Involvement (SCI), and the Local Development Scheme (LDS) which sets out the timescale for the production of policy documents.

Finally, related to the Local Plan, the City Council has a delivery concept called Liveable Exeter. This includes a series of ambitions to deliver high quality development on potential sites within the city. Engagement will be a key part of the Liveable Exeter concept.

Who do we consult?

We are committed to open and honest dialogue with the community and try to include a wide range of groups, organisations and individuals in the writing of planning policy. This section explains who we consider to be the 'community'.

'The community' means residents, businesses, community and interest groups, landowners, developers, adjoining local authorities, government agencies and any other individuals, groups and organisations interested in the development and use of land in the City. We have developed a list of consultees based on relevant legislation, Planning Practice Guidance, our past experience and previous consultations. Anyone can request to be added to, or removed from, this planning policy consultation database at any time.

Legislation sets out requirements for who we should consult, and when. There are certain bodies or organisations that we must consult² but we will also consider whether to consult more widely with non statutory consultees as appropriate on a case-by-case basis. Sometimes policies or proposals will have a localised impact within a particular area and in this instance consultation is carried out on an area basis rather than across the City as a whole. This is subject to fulfilling the minimum legal requirements. The specific and general statutory consultees for planning policy are set out at Appendix A.

² Town and Country Planning (Local Planning) Regulations 2012, Regulation 18 (2)(c)

Figure 1: Planning Policy



Under-represented groups:

We want to hear from all members of our community, but are particularly keen to hear from those groups who may often be under-represented in the planning processes, including those groups with protected characteristics under the legislation³. These groups include, but are not limited to:

- Children and young people
- Young adults
- Lone parents
- Those with disabilities (both physical and mental)
- Those who don't speak English as their first language
- Black and minority ethnic people
- The Traveller community including Irish Traveller and Romany Gypsy community
- Liveaboard boaters / boat dwellers
- The military
- Residents who work outside Exeter
- People who work in Exeter but live elsewhere
- Religious groups
- Those from a lower socio-economic background
- Lesbian, Gay, Bisexual, Transgender and Queer (LGBTQ) community
- Carers

We will work with other teams and with partner organisations (including Exeter Connect – see glossary) to help us reach the under-represented groups so they may have more of a voice in shaping planning decisions.

How do we consult?

We will select the most appropriate consultation methods depending on what document we are producing, what we are seeking to achieve and which stage in the process we have reached. We may communicate using:

- Website – to report progress on producing documents and to ensure consultation documents are available to view.
- Document deposit points – to make available paper copies of consultation documents at Exeter Civic Centre and at libraries.
- Direct notification – to notify, by email or by post, interested bodies, organisations or individuals that the Council considers would have an interest in the consultation or need to be consulted according to legislation.
- Face-to-face consultation – Presentations, exhibitions, or information events for the public and other interested parties to discuss proposals and encourage engagement. If appropriate, more involved consultation methods may include bespoke meetings of representative groups, workshops, or focus group sessions where a specific issue needs more in-depth discussion.
- Online events – the use of digital platforms for video calls, conferencing and discussions to discuss proposals and encourage engagement.
- Media advertising – the use of radio, TV, newspapers and social media to notify stakeholders of an opportunity to view and/or comment on planning documents.

All consultations relating to planning policy documents will adhere to the Consultation Charter.

Through Liveable Exeter, the Council will strengthen communities and create new neighbourhoods. Using innovative and interactive engagement tools, the Council will better inform communities about Liveable Exeter and enable them to shape emerging development proposals as they come forward, as well as feeding into the new Exeter (Local) Plan.

³Equality Act 2010



The Development Plan (formal planning policy):

Producing the Development Plan is a lengthy process. A significant amount of technical evidence is required to support the plan, we need to take account of the National Planning Policy Framework and Planning Practice Guidance (see glossary) and wide ranging input is needed from organisations and communities.

We will use a variety of approaches to obtain comments and feedback and to ensure there is ongoing engagement and exchange of information throughout the plan preparation process. The various stages of Development Plan preparation will require different forms of consultation, some formal and some less formal. However, in every case the aim is to provide residents and communities with knowledge and understanding about issues which may affect them, and provide opportunities for those interested to give us their opinions and share local knowledge. For formal stages of consultation the minimum legal requirements are set out in relevant legislation⁴. However, we may go beyond these requirements where necessary in relation to specific issues. In some cases we may engage through workshops, exhibitions and online events.

Formal consultations will be for a minimum of 6 weeks. We will try to avoid holding consultations during August and over the Christmas/New Year period. However, where this is unavoidable, due to the need to make progress, we will ensure a reasonable part of the consultation period lies outside these periods.

During each stage of consultation the scope will be made clear and we will provide a named contact so that people know who they can speak to about the proposals. There will often be a list of questions available to direct your responses. The style of questions we ask will need to evolve as the plans progress. For example, early consultations may include wide-ranging, less formal questions and in later consultations the questions may become more specific and formal. This is needed to make sure we hold consultation in line with legislation.

Once a plan is fully drafted and is submitted to the Secretary of State, an independent examination discusses whether it is 'sound' and legally compliant. The examination usually involves informal discussions which are held by the Inspector to discuss specific issues which they think are relevant. We will publicise information about the progress of the examination on the website, including any information about hearing sessions. The Inspector will have access to all the written comments made at the final publication consultation and will also have a report written by us summarising the main issues and the response to them. The Inspector may still wish to hear verbal presentations from interested people or organisations and may subsequently require us to make modifications to the plan before it goes on to be adopted by us.

The key stages of the process for Development Plan preparation are set out at Appendix B.

⁴ The Town and Country Planning (Local Planning) (England) Regulations 2012



Supplementary Planning Documents:

The process for producing SPDs also involves gathering evidence and engaging with relevant bodies and interested parties and the public, but due to the less formal (non-statutory) nature of SPDs, there is only one formal stage of consultation (for a minimum of 4 weeks) when anyone can make comments. There is no public examination of the document.

We will consider comments made through the consultation stage and, if necessary, will incorporate changes into the document.

The key stages of the process for SPD preparation are set out at Appendix C.

Neighbourhood Plans:

Page 29

Neighbourhood Plans are led by the community for the community. Those communities will ultimately be asked to vote on the final draft of the Neighbourhood Plan in a referendum.

Although Neighbourhood Plans form part of the Development Plan once 'made' i.e. agreed through referendum, the plans are not produced or written by us; they are usually developed by a 'Neighbourhood Forum' (NF) and cover a specific area. However, we do have responsibility for parts of the process and offer advice and assistance to support the production of a Neighbourhood Plan.

We have adopted a 'Neighbourhood Planning Protocol' which explains how we will support local communities in undertaking neighbourhood planning⁵. A process checklist is also available to help ensure that communities meet the legislative requirements. Both documents are available to view on our website:

<https://exeter.gov.uk/planning-services/planning-policy/neighbourhood-planning/>

The key stages of the process for Neighbourhood Planning are set out in Appendix D.

What happens to the comments I make?

We will take any comments you make on planning policy into account and, where appropriate, changes will be incorporated into the subsequent version of the document. All comments will be published once email addresses and personal signatures have been removed.

The comments made by individuals and organisations will be balanced against evidence, comments from statutory bodies (based on their expertise), legal requirements, national and local policies, and other relevant considerations. Inevitably there will be times when we do not consider alterations to the policy document are necessary.

In the case of the Development Plan individuals and groups will have a further opportunity to make their views known through the public examination process (see Appendix B).

⁵Under Schedule 4B of the 1990 Act local planning authorities have a statutory duty (sometimes also referred to as the 'duty to support') to give such advice or assistance to designated Neighbourhood Forums as they consider appropriate for the purpose of, or in connection with facilitating the preparation of Neighbourhood Development Plans.



Chapter 4. Planning applications and permissions

Planning applications for specific development can range from an extension to proposals for large scale residential or commercial development such as significant housing proposals, shopping centres and employment uses. Decisions must be made by applying policies in the Development Plan and other ‘material considerations’, including policies in the National Planning Policy Framework and Planning Practice Guidance (see glossary). There are different requirements for consultation depending on the type and scale of development, but for all planning applications, we must hold a formal period of public consultation before reaching a decision.

Who do we consult?

We must understand the views of those most likely to be affected by planning applications. This section explains who we will consult.

Once a formal planning application has been made and is valid, we will carry out consultation on that application according to the type and nature of the proposal and following the legislative requirements. In most cases we will notify immediate neighbours that share a common boundary with the application site. However, anybody can comment on a planning application and you do not need to have a direct interest in the application site or be a neighbour. You can object, comment on, or support a planning proposal.

For specific applications (including planning applications, listed building consent applications and other assessments such as Environmental Impact Assessments) we will consult with all relevant statutory consultees such as Natural England, Historic England, the Environment Agency, utility providers and Devon County Council (on education and transport and some other topics). We may also consult with other specialist organisations and internal teams, such as Environmental Health. These consultations help us to decide whether proposals would be in-line with current policy.

In addition to the statutory consultees set out in Appendix F, we will consider whether to consult more widely with non statutory consultees as appropriate on a case-by case basis.

How do we consult?

Planning applications:

This section explains how we will publicise and provide information on planning applications.

Relevant legislation⁶ sets out the minimum period of 21 days (not including bank holidays) for consultation on planning applications before the local planning authority can decide an application. Sometimes, discussions and negotiations result in additional or changed information being received. In that case, we may notify consultees or communities of changes and invite further comments. There is no minimum requirement for this additional consultation period and this is entirely at our discretion.

In most cases, we send letters to immediate neighbours that share a common boundary with a planning application site. The case officer may use a site notice when it is difficult to identify the neighbours or if the land ownership is unknown. Additionally, a site notice may be used where the case officer judges that the case is of interest to an audience not limited to the immediate neighbours. Some types of applications also require formal publicity through advertising in a local newspaper. In all cases we will provide a named contact on our consultation correspondence and on our website, so that residents and stakeholders know who they can speak to about proposals. Relevant legislation sets out requirements for the consultation process concerning the different kinds of planning applications and any advertisement necessary⁷. These are the minimum requirements and will vary according to the scale, type of application and location. Appendix F sets out the statutory publicity requirements for applications for planning permission and listed building consent.

Details of every valid planning application received are displayed and accessible on our website. We also publish a weekly newsletter that anyone can subscribe to, plus new applications out for consultation are published on the website and advertised via social media every working week. The website allows comments to be submitted on planning applications electronically when the consultation period is open. Once the decision has been issued, it will be available on the website with the Officer’s report.

⁶ Town and Country Planning (Development Management Procedure) (England) Order 2015

⁷ Article 15 of The Town and Country Planning (Development Management Procedure) (England) Order 2015



Pre-application discussions:

We encourage pre-application discussions for all application types to confirm whether the principle of development is acceptable and to clarify what supporting information and level of detail is required for us to make a decision on a subsequent application. Due to their sensitive nature, these early discussions will usually be confidential. However, developers and applicants are encouraged to engage as appropriate with statutory consultees (such as Natural England, Historic England and the Environment Agency) and the broader community, as early as possible in developing their proposals. For example, a developer might hold a public meeting or exhibition to seek local people's views before applying. Such engagement is not arranged by us.

Permitted Development and Prior Notification:

Certain types of work or development may occur without the need for planning permission from us. Some forms of development do not require consent as they are 'Permitted Development' and thus have permission through the relevant legislation⁸. Some other forms of development are also permitted but need a 'prior notification' to us of the intention to undertake works. In some cases, consultation with neighbours may be carried out following the requirements of the legislation.

Enforcement:

A breach of planning control occurs when a person starts work on a building, or undertakes a new use, without obtaining the necessary planning or related permission. Our Planning Enforcement Plan sets out our priorities for investigations concerning planning enforcement, explains what we will investigate, our policies and procedures when investigating and remedying breaches, and outlines our general powers. It is available to view on our website:

<https://exeter.gov.uk/planning-services/permissions-and-applications/planning-breaches/enforcement-action/>

What happens to the comments I make?

We will take any comments you make into account when making a decision on a planning application. Where appropriate, we may seek to negotiate amendments or to discuss your comments with relevant organisations to seek their views.

The comments made by individuals and organisations will be balanced against evidence, comments from statutory bodies (based on their expertise), legal requirements, national and local policies, and other material considerations. Inevitably there will be times when we do not consider amendment to a planning application is necessary.

Comments received will be made available for others to see once private, personal information (such as email addresses and personal signatures) have been removed. These will remain visible on relevant planning files/consultation documents for a period of time as set out in our retention policy.

⁸ The Town and Country Planning (General Permitted Development) (England) Order 2015 (as amended) or through a local authority grant of permission (local development order, neighbourhood development order or community right to build order).



Chapter 5. Future review of the Statement of Community Involvement

Legislation requires the SCI to be updated every five years. It will be reviewed to ensure it meets any national regulations, the needs of the community and our corporate objectives.



Glossary

Authority Monitoring Report (AMR)

A report on how we are performing on the implementation of the Development Plan policies e.g. statistics on housing land supply. The AMR is an important way in which we can keep communities informed of plan making activity.

Core Strategy

The Core Strategy is part of the current Development Plan and sets out the long term vision for the area and provides the strategic policies and proposals that will deliver that vision.

Development Plan

The Development Plan can be a single document or a number of documents that together provide adopted planning policy. For Exeter the Development Plan currently comprises the Exeter Core Strategy, saved policies from the Exeter Local Plan First Review, the Exeter St James Neighbourhood Plan and the Minerals and Waste Plans produced by Devon County Council. Planning applications must be determined in accordance with the Development Plan unless material considerations indicate otherwise.

Development Plan Document (DPD)

These are planning policy documents prepared by Councils that set out the approach to development in the local area. In Exeter these include the Exeter Core Strategy, and the Exeter Local Plan First Review and the Minerals and Waste Plans produced by Devon County Council. DPDs are subject to community involvement, consultation and independent examination.

Exeter Connect

Exeter Connect is a partnership between Exeter Community Initiatives (ECI) and Exeter City Council, funded by Exeter City Council. Exeter Connect provides free, independent, professional and practical advice and support to existing and new community organisations in the city to help them develop and become self-sustaining.

Independent examination

Development Plan Documents are subject to an examination by a planning inspector to rigorously test legal compliance and overall 'soundness.'

Local Development Scheme (LDS)

The LDS sets out the timetable for preparing the Development Plan. This includes details of the topics to be covered by individual documents.

Material considerations

A material planning consideration is one which is relevant to making the planning decision in question (e.g. whether to grant or refuse an application for planning permission). The scope of what can constitute a material consideration is very wide. However, as planning is concerned with land use in the public interest, the protection of purely private interests such as the impact of a development on the value of a neighbouring property or loss of private rights to light would not normally be material considerations.

Minerals and Waste Plans

Development Plan Documents, prepared by Devon County, that set out the planning policy and proposals for mineral extraction and waste management. These documents cover Exeter.

National Planning Policy Framework (NPPF)

This sets out the Government's planning policies for England and how these are expected to be applied. It provides guidance for local planning authorities and decision makers, both in drawing up plans and making decisions about planning applications. It must be taken into account in the preparation of Development Plan and is a material consideration in planning decisions. This is accompanied by Planning Practice Guidance which sets out how the NPPF is to be interpreted.

Neighbourhood Planning

This was introduced by the Localism Act 2011, and it gives rights and powers for local communities to shape new development by coming together to prepare Neighbourhood Plans. A neighbourhood planning process can be used to prepare a Neighbourhood Plan, a Neighbourhood Development Order or a Community Right to Build Order, or a combination of the three.

Neighbourhood Development Plan /Neighbourhood Plan

A plan generally prepared by a Neighbourhood Forum, which establishes planning policies for the development and use of land in a defined area. A Neighbourhood Plan must be in conformity with the Development Plan, and will undergo examination and a referendum.

Planning Inspectorate (PINS)

The Planning Inspectorate holds independent examinations by appointed Planning Inspectors to determine whether Development Plan Documents are 'sound'. The Planning Inspectorate also handles planning and enforcement appeals.

Planning Practice Guidance

The Government's detailed online, web based guidance on national planning policies, which adds detail to the National Planning Policy Framework.

Sound/soundness

This describes where a Development Plan Document is considered to 'show good judgement' and also to fulfill the expectations of legislation, as well as conforming to national policy.

Statement of Community Involvement (SCI)

This is a document that sets out how we will consult and involve the public in preparation of planning policy and in the determination of planning applications.

Supplementary Planning Document (SPD)

These are generally topic specific documents which provide further information and details to support the implementation and delivery of policies in development plan documents. Guidance within SPD's can be a material consideration in the determination of planning applications.



APPENDIX A: Specific and General Consultation Bodies

Specific Consultation Bodies

We will consider whether to consult the specific consultation bodies listed below on a case by case basis:

- Coal Authority
- Environment Agency
- Historic England
- The Marine Management Organisation
- Natural England
- Network Rail
- National Highways
- A 'relevant' authority in or adjoining the LPA (including Parish Councils and Police Authorities)
- Electronic communications code systems operators
- Primary Care Trust established under section 18 of the National Health Service Act 2006 or continued in existence by virtue of that section
- Electricity providers
- Gas providers
- Sewerage undertakers
- Water undertakers
- Homes England

General Consultation Bodies

We will consider whether to consult the general consultation bodies listed below on a case by case basis.

- Voluntary bodies some or all of whose activities benefit any part of the authority's area
- Bodies which represent the interests of different racial, ethnic or national groups in the authority's area
- Bodies which represent the interests of different religious groups in the authority's area
- Bodies which represent the interests of disabled persons in the authority's area
- Bodies which represent the interests of persons carrying on business in the authority's area
- And such residents or other persons carrying on business in the authority's area from which the authority consider it appropriate to invite representations.



APPENDIX B: The Development Plan Key stages of the process

Stage 1 - Identifying scope of plan (Regulation 18) & plan preparation

- Public consultation for minimum 6 weeks on Plan content and scope (Regulation 18)
- Representations considered and incorporated into subsequent draft plan if appropriate

Stage 2 - Pre-submission (Regulations 19 & 20)

- 'Pre-submission' publication of draft Plan for at least 6 weeks
- Representations invited on issues of 'soundness' and legal compliance
- All representations are considered. Modifications to the draft Plan may be submitted with the Plan if deemed necessary

Stage 3 - Submission to Secretary of State (Regulation 22)

- Publish draft Plan and submit for independent examination
- Notify all those who made representations in previous stages
- Council publish consultation statement summarising representations made and how they were addressed

Stage 4 - Independent Examination (Regulation 24)

- Publicise information on an examination hearing 6 weeks prior to its taking place. (The inspector will design timescale and nature of community involvement in examination)
- Notify people who have already commented of opportunity to make further representations in relation to examination themes

Stage 5 - Publication of Inspector's Report (Regulation 25)

- Make the Inspector's report available online and at Council hubs
- Contact all those that requested to be notified of the publication of the report

Stage 6 - Plan adopted by Council (Regulation 26)

- Publicise adoption statement and documents on website and at Council hubs
- Copy of adoption statement sent to Secretary of State and to members who have requested it



APPENDIX C: Supplementary Planning Documents Key stages of the process

Evidence Gathering and Early Engagement

- Consultation with relevant consultees within the community to collect knowledge and experience
- Invitation to comment sent to all those that may have an interest in the SPD

Publish Draft SPD (Regulation 12 & 13)

- Notification of public consultation
- Representations accepted over a minimum 4 week period
- Variety of consultation methods considered

Adoption of SPD (Regulation 12(a))

- SPD and adoption statement are publicised
- Council publish a summary of representations made and how they were addressed
- All those who request it or who have made representations will be notified that the SPD has been adopted



APPENDIX D: Neighbourhood Plan Key stages of the process

Scoping stage: Early community engagement and evidence gathering

- Community volunteers are involved in Steering Group or in specific tasks
- Neighbourhood Forum (NF), with advice/assistance from ECC, undertake research and community involvement to identify local issues and potential approaches to addressing them

Neighbourhood Area and Neighbourhood Form designation applications

- Qualifying body submit applications to ECC who validate applications and publicise for 6 weeks
- ECC make and publicise the NA and NF designation decisions

Plan drafting stage - Land-use issues and options are developed into vision, objectives and policies

- Ongoing informal consultation with the local community and ECC
- A variety of consultation methods are used

Regulation 14 consultation

- NF invite comments from those that may have an interest in the NDP and consult ECC
- NF incorporate changes based on consultation results.

NF submit NDP to Exeter City Council

- Exeter City Council publicise the NDP for 6 weeks (Regulation 16)

Examination

- ECC use website to publicise the progress of the NDP throughout examination
- Examiner considers comments and written statements. Sometimes a public hearing is held and ECC will publicise the procedure

Referendum

- NF make any necessary changes to the NDP, as recommended by the Examiner
- ECC organise a referendum in neighbourhood area, inviting all on electoral roll to vote on the NDP

Making of the plan

- Outcome of the referendum is publicised on ECC website.
- ECC make and publicise the decision and notify interested bodies.



Appendix E Statutory Consultee List⁹

- County Planning Authorities
- Designated Neighbourhood Forum
- Environment Agency
- The Garden Trust
- Health and Safety Executive
- Local Highways Authority
- National Highways
- Historic England
- Lead Local Flood Authority
- Local Planning Authorities
- Natural England
- Parish Councils
- Rail Infrastructure Managers
- Rail Network Operators – Network Rail
- Sport England
- Theatres Trust
- Exeter Airport

⁹List draws on the Planning Practice Guidance, 'Table 2 – Statutory Consultees on applications for planning permission', but has been revised to focus on those statutory consultees more likely to be relevant in Exeter, including Exeter Airport (where development falls under the 'The town and country planning (safeguarded aerodromes, technical sites and military explosives storage areas) direction 2002'



APPENDIX F: Statutory publicity requirements for applications for planning permission and listed building consent

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Type of development	Site notice	Site notice or neighbour notification letter	Newspaper advertisement	Website
Applications for major development as defined in Article 2 of the Development Management Procedure Order (which are not covered in any other entry)		✓	✓	✓
Applications subject to Environmental Impact Assessment which are accompanied by an environmental statement	✓		✓	✓
Applications which do not accord with the development plan in force in the area	✓		✓	✓
Applications which would affect a right of way to which Part 3 of the Wildlife and Countryside Act 1981 applies	✓		✓	✓
Applications for planning permission not covered in the entries above e.g. non-major development		✓		✓
Applications for listed building consent where works to the exterior of the building are proposed	✓		✓	✓
Applications to vary or discharge conditions attached to a listed building consent or involving exterior works to a listed building	✓		✓	✓
Applications for development which would affect the setting of a listed building, or affect the character or appearance of a conservation area	✓		✓	✓

Statement of Community Involvement



Contact details

Local plan team, Exeter City Council,
Civic Centre, Paris Street, Exeter, EX1 1JN

01392 265080
planning.policy@exeter.gov.uk
exeter.gov.uk/sci



Please contact us to request this information in an alternative format or language. We consider requests on an individual basis.

EXECUTIVE

Tuesday 5 July 2022

Present:

Councillor Bialyk (Chair)

Councillors Denning, Ghusain, Parkhouse, Pearce, Williams and Wood

Apologies:

Councillors Morse and Wright

Councillor K. Mitchell (as an opposition group Leader)

Councillor D. Moore (as an opposition group Leader)

Also present:

Councillor Jobson (as an opposition group Leader)

Also present:

Chief Executive & Growth Director, Deputy Chief Executive, Director Net Zero Exeter & City Management, Director of City Development, Corporate Manager Democratic and Civic Support, Service Lead Legal Services, City Surveyor, Service Lead - Net Zero and Business and City Centre, Deputy Chief Finance Officer, Service Lead Housing Needs & Homelessness, Assistant Service Lead - Development Management (Major Projects) and Democratic Services Officer (HB)

63

MINUTES

The minutes of the meeting held on 31 May 2022, were taken as read, approved and signed by the Chair as a correct record.

64

DECLARATIONS OF INTEREST

No declarations of disclosable pecuniary interests were made.

65

QUESTIONS FROM THE PUBLIC UNDER STANDING ORDER NO. 19

No questions from members of the public were received.

66

PROPOSED CHANGES AND RE-PROCUREMENT OF OUTREACH-LED ROUGH SLEEPING SERVICES

The Executive received the report on how improvements could be made to the effectiveness of the Council's current commissioned outreach services to help target and reduce rough sleeping in the city. Following the successful work with partners and the successful funding bid to the Department of Levelling Up, Housing and Communities (DLUHC), the Council was proposing to procure a remodelled service to better help meet the needs of people already rough sleeping in the city and those who were at risk of rough sleeping.

The Service Lead Housing Needs and Homelessness explained that the remodelled service would merge together the former Rough Sleeping Outreach Service, Housing First Floating Support and Navigator Services and briefly outlined how the remodelled service would function. To date, services had been procured and delivered individually. Rough sleepers commonly had contact with the Rough Sleeping Assertive Outreach team, Housing First Support service and the Navigator

service. Whilst collaborative working existed, there would now be more flexibility across the services with all three above services brought together and operating as a remodelled Homelessness and Rough Sleeping service.

The new provider would work with the Council to continue to reduce rough sleeping in the city and the remodelled project would be an integral feature of the new Exeter Homelessness and Rough Sleeping Strategy expected in Autumn 2022.

During the discussion, the following points were made:-

- flexible working across the three services would lead to improved shared working, taking advantage of the existing knowledgeable and experienced staff working in these areas; and
- working with partners, the Council's successful bid for Government funding will help address Exeter's rough sleeping needs and greater Government funding should be made available for similar support across the country.

RECOMMENDED that Council approve:-

- (1) the undertaking of a procurement process compliant with the provisions of the Council's Procurement and Contract procedures and the Public Contracts Regulations 2015 in order to identify a provider to deliver a remodelled Homelessness and Rough Sleeping service; and
- (2) entering into a contract with the successful tenderer.

67

ALLOCATION OF THE ONE OFF NET ZERO BUDGET

The Executive received the report which sought approval to spend the £1million earmarked reserve to support the delivery of Net Zero projects and the goals of the Net Zero Exeter 2030 Plan, covering the next four years.

The Service Lead Net Zero and Business reported that the allocation would comprise £800,000 for City Council Net Zero initiatives and £200,000 for the delivery of the Net Zero Exeter 2030 Plan. All activity through this budget would be procured through the City Council's procurement and contract procedures. The following were highlighted:-

- two temporary team members had been appointed for the next four years to support City Council Net Zero projects, with a total of four officers in the new Net Zero team;
- a Net Zero Risk Register had been developed and would be presented to the Audit and Governance Committee;
- an action plan to reduce City Council carbon emissions would be presented to the Strategic Scrutiny Committee, Executive and Council this autumn. The action plan would provide greater clarity on the breakdown of the £800,000 funding;
- the Green Accord would be re-launched and the green accreditation scheme would improve supply chain sustainability to reduce Scope 3 emissions;
- decarbonisation studies would be undertaken for high use sites such as RAMM and the City Council's leisure centres;
- Carbon Literacy training would be held for the team, Members and the Net Zero Ambassadors; and

- external funding would be sourced for the delivery of the City Council's Net Zero Carbon Reduction action plan and a bid had been made to the LEVI Electric Vehicle Charging infrastructure fund.

During the discussion, the following points were made:-

- initiative is welcome including solar panels on the Riverside roof and adding a number of batteries to existing solar sites and a new solar array on Marsh Barton, which links up to Exton Road for the electrification of electric refuse vehicles and our fleet vehicles;
- the Net Zero Ambassadors will prove a valuable addition to the Council's ambitions of reducing service carbon emissions, change behaviour, support sustainable travel and smarter working and reduce waste;
- the Green Accord accreditation scheme would improve supply chain sustainability by increasing the numbers of businesses being accredited and reduce Scope 3 emissions; and
- the failure of some of Devon County Council's Electric Vehicle Charging points across the city which need replacing is regrettable.

RECOMMENDED that Council approve:-

- (1) the allocation of the £1million earmarked reserve to support the delivery of Net Zero for Exeter City Council and the Net Zero Exeter 2030 plan, covering the next four years;
- (2) that £800,000 of the £1million earmarked reserve be allocated to delivering net zero for the City Council and £200,000 be allocated to the delivery of the Net Zero Exeter 2030 Plan; and
- (3) an additional £50,000 from the underspent supplementary budget in 2021/22 be allocated to support the delivery of the Net Zero Exeter 20230 Plan.

68

UK SHARED PROSPERITY FUND, EXETER ALLOCATION

The Executive received the report which provided an overview of the UK Shared Prosperity Fund (UKSPF), and how the Council could use and manage Exeter's allocation.

The Service Lead Net Zero and Business spoke about her presentation which is attached to the minutes setting out the detail under the following headings:-

- Shared Prosperity Fund (SPF) Aims;
- Communities and Place City Challenges;
- Communities and Place Ideas;
- Supporting Local Business City Challenges
- Supporting Local Business Ideas;
- People and Skills City Challenges; and
- People and Skills Ideas.

The Service Lead Net Zero and Business highlighted the following:-

- shared prosperity was a central pillar of the UK Government's levelling up agenda;
- SPF replaced previous European funding, one such funding being the Water Lane Smart Grid and Solar Project led by the City Council;

- the Department for Levelling Up and Communities was leading on SPF and the City Council was now working on its investment plan with £20,000 allocated for this purpose;
- Exeter allocation was £1,403,000 for three years, the annual breakdown, being £170,373 for this financial year, £340,747 for 2023/24 and £892,757 for 2024/25;
- 4% of SPF at £56,120 was allocated to project administration and management, to include the appointment of a Temporary Project Manager;
- to access the allocation, the investment plan would need to be submitted by 1 August 2022. It was a high level document, highlighting city challenges and would be signed off by the Leader, Chief Executive and the Section 151 Officer;
- as the value of interventions proposed was over the allocation of £1.4million each intervention would need an application which would be assessed against the aims and objectives of SPF, deliverability, value for money and the Exeter Vision;
- consultation with the business community on city challenges was a key element and three online sessions had been held focussing on the investment priorities of SPF, being communities and place, business support and people and skills. The Liveable Exeter Place Board had been chosen as the Local Partnership Group to consult with to gain local insight of city challenges and to gain consensus of the Investment Plan;
- copy would be prepared for the City Council website, so that any business or organisation can submit a project concept form for funding through SPF; and
- regular updates would be provided to the Strategic Scrutiny Committee to monitor progress.

The Service Lead Net Zero and Business further advised of the intention to establish a SPF working group for oversight and monitoring. City Council officers would serve on the working group and both Exeter Chamber and InExeter had been contacted as two organisations to represent a number of businesses across the city, to sit on the working group.

Councillor Wood, as Portfolio Holder for Climate Change, welcomed the report, emphasising the goal of building pride in place and increasing life chances. Although availability of funds was finite, it would be important to ensure value for money as well as seeking to focus on the Council's Net Zero 2030 ambitions to reduce carbon emissions and increase bio-diversity.

RECOMMENDED that Council approve:-

- (1) officers developing an investment plan to deliver the aims of the UK Shared Prosperity Fund (UKSPF), to release Exeter's UKSPF allocation of £1,403,000;
- (2) delegated authority being granted to Exeter City Council's internal UKSPF Management group for the approval of the investment plan;
- (3) the appointment of a Project Manager to support the management and monitoring of the Exeter UKSPF following the receipt of the offer letter from the Department for Levelling Up, Housing and Communities (DLUHC); and
- (4) the earmarked £20,000 administration payment for developing Exeter's investment plan and consultation process, with any surplus used for project administration.

RESOLVED that Executive note that:-

- (1) in order to meet the UKSPF requirements, consultation on Exeter interventions would take place with a number of organisations with an interest in the delivery of UKSPF in Exeter, and the Liveable Exeter Place Board; and

- (2) to ensure the effective management and monitoring of the UKSPF, an internal officer working group (UKSPF Working Group) be established, which will provide regular update reports to the Strategic Scrutiny Committee.

69

LOCAL VALIDATION LIST

The Executive received the report on the Local Validation List, which enabled local planning authorities to set out the supporting information they required for planning applications and planning permission, which was in addition to the standard national requirements. Local List requirements needed to be reviewed and published every two years to carry statutory weight.

The Assistant Service Lead - Development Management (Major Projects) advised that the Council's previously adopted Local List documents on the Council website had been published in 2010/11 and were therefore out of date. Following a six week consultation on a new Local List, undertaken between 17 June and 29 July 2021, comments had been received and were taken into account in a final Local List, which required formal adoption by Executive.

The document was split into two main parts: a series of tables setting out the information required for different types of planning application and the circumstances of when the information was required; and guidance on the information, including links to further technical guidance and key contacts.

Councillor D. Moore, as an opposition group leader, had submitted a question on this item, but was unable to be present. The question and answer are attached to the minutes.

RESOLVED that:-

- (1) the Final Local Validation List be adopted;
- (2) to ensure that national requirements were kept up to date with any new planning legislation or amendments to existing legislation, delegated authority be granted to the Director City Development to make any amendments the Local List and technical guidance in section 4.0 of Appendix C of the report; and
- (3) the Executive note that any amendments to the list of local requirements in Section 3.0 in Appendix C of the report, would require consultation before being carried out and that the Local List would be brought back to the Executive for re-adoption.

70

PROGRESS UPDATE FROM EXETER CITY FUTURES AND CITY OF EXETER GREENHOUSE GAS INVENTORY

The Executive received the progress report from Exeter City Futures Community Interest Company (CIC) outlining the work being undertaken to progress the Net Zero Exeter 2030 Plan, which included the Baseline Greenhouse Gas (GHG) inventory for the city, the reductions required to achieve Net Zero in 2030 and also identifying specific and timely metrics for monitoring progress towards carbon neutrality in each emissions sector.

The report outlined the scale of the challenges faced in achieving a Net Zero city by 2030 and provided measurable key performance indicators for use as a strategic dashboard on the performance for the city and provided suggested options for achieving the Net Zero goal. The report had also been presented to Strategic Scrutiny Committee on 16 June 2022, and its comments had been included in the report presented.

Referencing The Creative Bureaucracy and its Radical Common Sense book by authors Charles Landry and Margie Caust, the Chief Executive & Growth Director emphasised the seriousness of the challenge the world now faced and how Exeter, and the City Council in particular, were seeking to respond.

Referring to UK Government and local authority initiatives, he identified a gap between the City Council's ambitions and those of some other local authorities and also the Government itself. Exeter City Council had declared a Climate Emergency in 2019 and pledged to work towards creating a carbon neutral city by 2030, which was 20 years in advance of the national 2050 net zero target required under the Climate Change Act 2008. It was therefore showing leadership of place at a critical time and he proceeded to detail both the seriousness of the problems and initiatives that could be taken.

The strategy for delivering a Net Zero Exeter was broadly understood and the circulated report set out measures that could be taken, but the challenges and complexity of implementing these were largely self-evident. Measures included:-

- optimise the amount of renewable energy from photovoltaics (PV) on residential and commercial properties;
- connect over 11,000 additional homes to district heating networks;
- minimise energy use within buildings by retrofitting commercial buildings, and retrofitting the homes in the city with a fabric first solution, such as cavity wall insulation;
- replacing all gas boilers with air heat pumps - 42,000 in total;
- replacing all fossil fuel cars - there were 50,430 licensed vehicles in Exeter - with Electric Vehicle (EV) battery cars;
- making the most of the short journeys in the city by walking or cycling and increasing the amount of cycling;
- plan all new homes so they don't need to be retrofitted; and
- make sure all new homes are within 15 minutes of facilities and designed in a fashion to avoid the need to use the car, and improve recycling rates.

The City of Exeter's institutions collaborating for local impact was an explicit aim of the Exeter 2040 Vision and, in Exeter, the City Council and County Council had vital roles to play in putting in place a policy framework to deliver the Net Zero goal for Exeter. The city's institutions regularly met and explored the challenges through the Liveable Exeter Place Board and the city was therefore in a better position than many places in galvanising organisations behind ambitious goals.

The Centre for Energy and the Environment at the University of Exeter had been commissioned to establish the GHG inventory for the city to quantify the reductions required to achieve Net Zero in 2030. The GHG inventory had set out the reductions required by sector to meet the Net Zero 2030 goal which would require policy development in the coming months. Some of these were:-

- optimising the contribution of existing roofs, domestic and commercial, to accommodate PV;

- planning policies on new build, mechanisms for enhancing biodiversity, biodiversity enhancement and multi-authority agreements on renewable energy;
- rolling out more district heating networks;
- immediate provision of EV charging infrastructure both for buses, fleet and private vehicles;
- additional retrofitting for HRA properties;
- planning policies in support of cycling and pedestrians with reprioritisation of spaces and infrastructure to support cycling; and
- stepping up of recycling and roll out of food waste.

There were insufficient resources for traditional project management delivery in support of this ambitious programme but it was considered possible to pull together resources for a core team to roll out the scale of initiatives required sector by sector to meet the 2030 timeline. Joint ventures with the private sector would be important and reference was made to initiatives in other areas such as Bristol's commitment to electric vehicles and the North Devon biosphere.

Councillor D. Moore, as an opposition group leader, had submitted questions on this item, but was unable to be present. The questions and answers are attached to the minutes.

Councillor Jobson, as an opposition group leader, spoke on this item. She sought clarification on a timeline for meeting the challenges in view of the resource set change required and how average residential households could meet the practical challenges and the costs of implementing identified solutions. For example, the costs of EV battery cars were high and currently unaffordable to many households. She also referred to the possibility that individuals and families would forsake the opportunity for city centre living and adopt a preference for the suburbs to enable them to continue to commute and use their cars for a multiplicity of other reasons. In this respect, research was urgently needed if the 10 million kilometre a year's reduction in travel to 2030 was to be achieved. She also hoped that the issues identified would be placed in front of Scrutiny before being tabled before Executive and Council.

The Leader gave assurances that the matters identified would be considered by Scrutiny prior to further updates and report to Executive and that the timeline for considering the resourcing challenges would be the Autumn. He advised that there was no assumption that the cost of transition to Net Zero would be funded by the Council Tax as the scale of funding was likely to go well beyond the scope of normal tax funding and the impact of the cost of living crisis. He further advised that there had not been research on individual household costs and behaviour and also that the Transport Authority's Strategy for Exeter was for 50% of all journeys within the city to be active travel - the Council was simply communicating the scale of that challenge.

The Leader further stated that the Council had made a commitment to meeting the challenge of Climate Change and that it was unfortunate that some authorities had shied away from the challenge and had adopted the Government's target of 2050. He gave an assurance that every effort was being made to ensure that the city's partners were fully on board.

During the discussion, the following points were made:-

- Exeter benefitted from the presence of a car share scheme and Co Cars. One Car Club vehicle took at least six private vehicles off the road;

- Exeter's recycling rates were on track to improve and the actual amount of waste collected in the city was 296kg per person per year compared with Devon's of 360kg;
- a goal was to increase public awareness of the importance of recycling;
- the Council's commitment to retrofitting was a good news story providing an example to the private sector;
- welcome the leadership role assumed by the Council; and
- the need to move away from the reliance on internal combustion engines and to replace with electric powered vehicles is vital for the future.

The Portfolio Holder for Climate Change emphasised the scale of the challenge by referring to the breakdown of estimated greenhouse gas emissions in Exeter in 2019 by sector. He stated that Net Zero was one of the Council's core corporate priorities, with Net Zero Exeter 2030 explicit in the Exeter 2040 Vision. The report highlighted the size of the task ahead and he asserted the Council's commitment to meeting these challenges.

In response to the points made by Members, the Chief Executive & Growth Director re-iterated the challenges ahead which would require a whole systems approach with Liveable Exeter as a vanguard in this process. With 53,000 houses set to be built over the next 20 years in this part of Devon it could be anticipated that, unless the modal shift of 50% of all journeys within the city take place by walking and cycling, traffic problems and congestion would increase to the point where the highway network would no longer be able to cope and the necessary response from the Highway Agency and transport authority would be to oppose further development. The Government was continuing to fail to set necessary standards for house builders in spite of its stated commitment to combat Climate Change, a commitment which still permitted the fitting of gas boilers, which ultimately would require retrofitting and, crucially, its failure to set a Net Zero Target date lower than 2050. Such a target was not the City Council's approach.

The city possessed leading scientific research into climate change and developers approaching the planning authority were fully aware of the Council's Net Zero ambitions and the refusal to adopt lenient construction requirements. The Council had consistently shown leadership in the challenges as, for example, through the HRA retrofitting programme and its move away from an Economic Development team approach to a Net Zero commitment. Partners across the city were also cognisant of the challenges and, in response to the need for change, were seeking solutions through identifying investment and innovation opportunities which, would not only address Climate Change issues, but also benefit the local economy such as the creation of green infrastructure jobs.

RESOLVED that the Executive:-

- (1) acknowledge the requirement of a comprehensive and whole system approach to delivering Net Zero Exeter 2030, and that no single organisation, including the City Council, could solve the challenge of reducing city greenhouse gas emissions to zero. The Executive also acknowledge that a 20 year timetable ahead of national and county targets for net zero was very ambitious, requiring place based co-ordination and cross institutional cooperation. The Executive welcome the Exeter Greenhouse Gas Emissions Inventory, acknowledging the pace and scale of change required to deliver on the Net Zero 2030 goal and the required step change in resources, activity and policy making both at a local and national level;

- (2) invite Exeter City Futures CIC to reflect on the challenges of resourcing the step change in activity to meet the Net Zero 2030 Goal and options for meeting the challenges be provided for consideration by the Executive and Council;
- (3) welcome the Strategic Scrutiny Committee to look into the practical issues raised for the construction sector and the supply chain to meet the demands of retrofitting the housing and commercial stock, and support scrutiny members pursuing a wider brief as a critical friend of Executive in addressing the financial, technical and policy issues;
- (4) call for immediate and concerted effort to be taken on one specific intervention required under the Greenhouse Gas Emissions Inventory, such as the goal of connecting homes and non-residential buildings to a district heat network and explore the practical challenges to securing delivery with limited capacity against the 2030 time line to report a plan of action to the Executive by December 2022;
- (5) welcome the decision of the Strategic Scrutiny Committee to acknowledge the importance of biodiversity and carbon sequestration to address the challenge of delivering a Net Zero Exeter. The Strategic Scrutiny Committee be invited to advise the Executive on practical proposals for linking the planning and development system with the climate and ecological emergency and how to deliver net biodiversity gain on development sites and offsetting carbon in Devon; and
- (6) note that Councillor Zion Lights (Member Champion for Net Zero), had been appointed as a Director on the Board of Exeter City Futures, replacing the Chief Executive & Growth Director as the Council's Director on the Board.

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GENERAL FUND CAPITAL MONITORING 2021/22 AND REVISED CAPITAL PROGRAMME FOR 2022/23 AND FUTURE YEARS

The Executive received the report on the Council's overall financial performance of for the 2021/22 financial year in respect of its annual General Fund capital programme. The report also sought approval for the 2022/23 revised capital programme including commitments carried forward from 2021/22.

The Deputy Chief Finance Officer requested that £49,280 be added to the Capital Programme in order to facilitate an additional scheme for a Skate Ramp and BMX jumps at Pinhoe Station Road Playing Field. The existing skate ramp had been dismantled and stored in the Belle Isle Depot for re-use and it was planned to be reinstated at the eastern end of the playing field. It would be widened to allow it to be better used and to improve safety for users. Additionally, the existing BMX jumps would be levelled and replaced with a new pump track. It would be fully funded from Section 106 contributions which Council would be requested to approve on 19 July, so as to prevent delaying approval until October 2022.

Members supported the additional recommendation.

RECOMMENDED that Council approve:-

- (1) the overall financial position for the 2021/22 annual capital programme;
- (2) the amendments and requests for further funding to the Council's annual capital programme for 2022/23; and
- (3) an additional scheme for a Skate Ramp and BMX jumps at Pinhoe Station Road Playing Field with £49,280 to be added to the Capital Programme.

OVERVIEW OF GENERAL FUND REVENUE BUDGET 2021/22

The Executive received the report on the overall financial position of the General Fund Revenue Budget for 2021/22 financial year. The report sought approval for the General Fund working balance, a number of supplementary budgets and the creation of new earmarked reserves.

The Deputy Chief Finance Officer drew Members' attention to the comments of the Section 151 Officer and to the request for Council to approve £4.3 million of supplementary budgets, the majority of which were funded by earmarked reserves. They were affordable and, in many cases, backed by external funding.

RECOMMENDED that Council notes and approves (where applicable):-

- (1) the net transfer of £6,687,965 from Earmarked Reserves as detailed in paragraph 8.11 of the report;
- (2) the supplementary budgets of £4,304,610 and budget transfers as detailed in paragraph 8.13 of the report;
- (3) the Earmarked Reserves at 31 March 2022;
- (4) the Council Tax account and collection rate;
- (5) the outstanding sundry debt, aged debt analysis and debt write-off figures;
- (6) the creditors payments performance; and
- (7) the overall financial position of the Council and the General Fund working balance at 31 March 2022 of £5,480,752.

2021/22 HRA BUDGET MONITORING REPORT - OUTTURN

The Executive received the report which advised Members of the major differences between the approved budget and the outturn for the financial year up to 31 March 2022 in respect of the Housing Revenue Account and the Council's new build schemes in respect of its revenue and capital programme.

The Deputy Chief Finance Officer drew Members' attention to the comments of the Section 151 Officer advising of the challenges with recruitment and delivery of projects, which had a significant impact on expected spend in the year and pushed out the need for expenditure into future periods.

RECOMMENDED that Council approve (where applicable): -

- (1) the supplementary budgets of £550,500, as detailed in paragraph 8.5 of the report;
- (2) the HRA financial position for 2021/22 financial year; and
- (3) the revision of the HRA Capital Programme to reflect the reported variations detailed in Appendix 4 of the report.

TREASURY MANAGEMENT 2021/22

The Executive received the report on the current Treasury Management performance for the 2021/22 financial year and the position of investments and borrowings at 31 March 2022.

Councillor Jobson, as an opposition group leader, spoke on this item and asked for an update on the maturity dates of the Council's current fixed term deposits

The Deputy Chief Finance Officer provided the following updates as at 5 July 2022 in respect of Fixed Term Investments:-

Standard Chartered - 14/04/2022 - 14/10/2022 - 1.39%	3,000,000
Slough Borough Council -18/05/2022 - 20/02/2022 - 1.5%	5,000,000
Thurrock Borough Council - 12/05/2022 - 14/11/2022 - 1.20%	5,000,000
Goldman Sachs - 15/06/2022 - 15/12/2022 - 2.115%	3,000,000
West of England Combined Authority - 23/06/2022 -16/03/2023 - 1.65%	<u>5,000,000</u>

21,000,000

The fixed term deposits set out in the report were in place at the end of the reporting date, 31 March 2022.

RECOMMENDED that Council note the content of the Treasury Management report.

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IMPLICATIONS OF THE ELECTIONS ACT 2022

The Executive received the report on the implementation of the Elections Act 2022, which had received Royal Assent on 28 April 2022, and the potential impact on budgets and resources. Details of the various implications, costs and resources were presented in Appendix A of the report. Some parts of the Elections Act 2022 would be implemented by December 2022.

Particular reference was made to the following:-

- the need for the Council to make necessary budgetary plans to ensure it meets its obligations ahead of December 2022, and until confirmation was received from the Government to the budgetary support that would be made available to local authorities;
- an additional budget of £50,000 was sought for the current financial year pending confirmation of any extra funding support; and
- the need to plan ahead in anticipation of likely additional throughput at the polling stations themselves for which additional members of staff would be on duty on the day, as well as polling equipment and an additional staff member for the Electoral Service team.

Councillor D. Moore, as an opposition group leader, had submitted a question on this item, but was unable to be present. The question and answer are attached to the minutes.

The Corporate Manager Democratic and Civic Support responded as follows to Members' queries:-

- postal vote applicants would be required to refresh their applications every three years as opposed to the current five year requirement;
- further reductions could be required unless the Government fully funds the ongoing costs associated with the measures. There was a "new burdens" agreement between Central and Local Government whereby the Government promise to fully fund additional burdens on the sector - however this was often done at national level; and

- although there had been two suspected incidents of electoral fraud in recent elections in Exeter, both had been dismissed after Police investigation.

During the discussion, the following points were made:-

- concerns that individuals without ID such as a driving licence or passport would be excluded from voting;
- during a test pilot in London, approximately 1,000 voters had been turned away from the polling stations and had not returned; and
- of the 58 million who had voted in the 2019 elections, there had been 33 suspected voter impersonations, that is 0.0001%.

RECOMMENDED that Council:-

- (1) note the report and consider specific implications as and when further legislation is brought into force, over the next 6 - 18 months; and
- (2) approve a supplementary budget of up to £50,000 for the 2022/23 financial year, and any potential future budgetary requirements, to meet the immediate demands of the Elections Act 2022.

76

FORMER EXETER BUS STATION

The Executive received the report which sought funding to advance the demolition of the former Exeter Bus Station building in preparation for interim uses to be brought forward before the wider regeneration of the CityPoint site.

The City Surveyor reported that, as the new bus station has been operational for some time and the temporary uses of the upper and lower aprons during the construction of St. Sidwell's Point had also been reduced, it was the intention to now bring forward demolition of the redundant facility allowing the City Council to have a cleared site on which to introduce a range of "meanwhile" uses.

A bid would be made to the Government's Levelling Up Fund to demolish and replace the old Bus Station until the longer-term scheme could be delivered. If the bid was successful then the demolition would be funded from Capital Grant. Alternatively, the demolition would be funded from the surplus income generated from the acquisition of the Guildhall Shopping Centre.

Particular reference was made to:-

- the alternative approach of mothballing the site would be costly and prevent exploration of a range of "meanwhile" uses whilst the CityPoint scheme moves forward;
- the proposal would remove a significant constraint to the future re-development of the wider CityPoint site; and
- "meanwhile" uses would help animate the area adjoining the new leisure centre.

RECOMMENDED that Council approve the provision of the sum of £900,000 for the purpose of funding the demolition of the former Exeter Bus Station.

77

LOCAL GOVERNMENT (ACCESS TO INFORMATION) ACT 1985 - EXCLUSION OF PRESS AND PUBLIC

RESOLVED that under Section 100A(4) of the Local Government Act 1972, the press and public be excluded from the meeting during consideration of the following item on the grounds that it involved the likely disclosure of exempt information as defined in paragraph 3 of Part 1, Schedule 12A of the Act.

78

GUILDHALL SHOPPING CENTRE

The Executive received the report which informed on the agreed terms for the acquisition of the Guildhall Shopping Centre and the outline business plan for the asset going forward, following the decision by Council on 18 October 2021 to allocate funding to acquire the centre.

RESOLVED that the report be noted.

(The meeting commenced at 5.30 pm and closed at 7.27 pm)

Chair

The decisions indicated will normally come into force 5 working days after publication of the Statement of Decisions unless called in by a Scrutiny Committee. Where the matter in question is urgent, the decision will come into force immediately. Decisions regarding the policy framework or corporate objectives or otherwise outside the remit of the Executive will be considered by Council on 19 July 2022.

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Exeter Shared Prosperity Fund

Building Pride in Place and Increasing Life Chances

Community and Place

Supporting Local Business

People and Skills

Mission 9. By 2030, pride in place, such as people’s satisfaction with their town centre and engagement in local culture and community, will have risen in every area of the UK, with the gap between the top performing and other areas closing.

Mission 7. By 2030, the gap in Healthy Life Expectancy (HLE) between local areas where it is highest and lowest will have narrowed, and by 2035 HLE will rise by five years

Mission 8. By 2030, well-being will have improved in every area of the UK, with the gap between top performing and other areas closing.

Mission 11. By 2030, homicide, serious violence, and neighbourhood crime will have fallen, focused on the worst-affected areas.

Mission 1. By 2030, pay, employment and productivity will have risen in every area of the UK, with each containing a globally competitive city, with the gap between the top performing and other areas closing.

Mission 2. By 2030, domestic public investment in Research & Development outside the Greater South East will increase by at least 40% and at least one third over the Spending Review period, with that additional government funding seeking to leverage at least twice as much private sector investment over the long term to stimulate innovation and productivity growth.

Mission 1. By 2030, pay, employment and productivity will have risen in every area of the UK, with each containing a globally competitive city, with the gap between the top performing and other areas closing.

Mission 6. By 2030, the number of people successfully completing high-quality skills training will have significantly increased in every area of the UK. In England, this will lead to 200,000 more people successfully completing high-quality skills training annually, driven by 80,000 more people completing courses in the lowest skilled areas

Mission 7. By 2030, the gap in Healthy Life Expectancy (HLE) between local areas where it is highest and lowest will have narrowed, and by 2035 HLE will rise by five years

Mission 8. By 2030, well-being will have improved in every area of the UK, with the gap between top performing and other areas closing.

SPF Aims

- Boost productivity, pay, jobs and living standards by growing the private sector, especially in those places where they are lagging
- Spread opportunities and improve public services, especially in those places where they are weakest
- Restore a sense of community, local pride and belonging, especially in those places where they have been lost
- Empower local leaders and communities, especially in those places lacking local agency

Communities & Place City Challenges:

- City Centre Anti-Social Behaviour
- Use of city centre green spaces could be increased
- Links to Sport England Local Delivery Pilot – health & wellbeing
- Improving access to culture and heritage
- Impact of covid restrictions on our city centre
- Cost of living / energy prices
- High levels of cross city traffic
- Net Zero

Communities & Place Ideas:

- CCTV network
- Improvements to city centre green spaces
- Activity to drive city centre footfall
- Energy advisors
- City Transport Circulation Plan
- Carbon Offset Project
- Creative Arc

Supporting Local Businesses City Challenges:

- The three-year business survival rate in Exeter is 59%. This is below the Devon (65%) and national (61%) averages
- Recruitment and retention challenges
- City is once again moving towards full employment
- Businesses wanting to make carbon reduction measures / energy costs / raw materials
- Commercialise R&D from our research institutions

Supporting Local Business Ideas:

- Business support programme
- Energy and carbon reduction advice
- Peer Mentoring
- Greening of businesses
- Innovation Hub

People & Skills City Challenges:

- The great resignation, those aged 50+
- High level of city job vacancies
- Retention of young people
- Raising aspirations
- Life skills
- Upskilling and reskilling
- Those furthest from the jobs market
- People being able to access employment sites

People & Skills Ideas:

- Exeter Skills Strategy
- Urban Learning Academy
- Exeter Works
- Awareness of jobs and businesses in the city
- Recruitment and retention
- Green skills

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Minute Items 69, 70 and 75

Questions and Responses - Opposition Leader Councillor D. Moore

Item 6 - Progress update from Exeter City Futures and City of Exeter Greenhouse Gas inventory

This is a question of process in relation to recommendation 2.4. Please can the Executive clarify if:-

- a) the 'one specific intervention such as the goal of connecting homes and non-residential buildings to a district heat network' is to be the priority for that immediate and concerted effort, or
- b) if the connection to a district heat network is not to be the focus of the immediate and concerted effort, please can the Executive describe when that decision will be made and by which body, and which goals will be considered?

Response

The purpose of the recommendation is to test whether there is an appetite to look at one of the many areas of the net zero plan, and to explore whether there is a mechanism for delivery that can be progressed in spite of the obvious resource constraints of the City Council.

This would be both as a learning exercise to understand the technical and resourcing issues but also to understand the appetite for embarking on a significant body of work. District heating is one of the specific measures identified in the greenhouse gas emissions report and therefore an appropriate subject for consideration. Given the City Council has no powers over the delivery it requires a collaborative approach and therefore indicative of the whole city co-ordination required to achieve the goal of a net zero city. If Members are so minded to explore a potential delivery plan for heat networks, the proposed approach would be presented to Executive as soon as practically possible.

On page 21 (point 8.7) the report says the Exeter City Futures now includes Oxygen House. Please can the Leader confirm on what basis Oxygen House is now involved and are they on the Board of Exeter City Futures?

Response

Oxygen House is a partner of Exeter City Futures and provides one of the Directors of the company.

Item 13 - Local Validation List

The response from the Chief Planning Officer in Devon County Council says Public Health colleagues welcome the inclusion of requirements for air quality assessments. Will the Executive please require an air quality assessment for all developments on sites within 20 metres of the air quality management area. (Page 212).

Response

The Local List requires Air Quality Assessments for all development on sites within 20 metres of the Air Quality Management Area (AQMA), unless Environmental Health has already agreed it is not needed. The purpose is to ensure that proposals for new housing, offices, etc. in close proximity to the AQMA will provide healthy living environments for the occupiers. However, this requirement may not be needed in all circumstances, which can be confirmed by Environmental Health during the pre-application discussions stage.

Item 15 - Implications of the Elections Act 2022

What provisions will be made to ensure that young people just turning 18 at the time of the election and people in temporary accommodation/homeless aren't excluded from voting because of the requirement to present identification?

Response

There are no specific details as yet, but a national communications campaign for voter identification will be the responsibility of the Electoral Commission (EC), including coordination of campaigns and supporting outreach and roll-out via partners. The EC and the Department of Levelling up Housing and Communities will work to ensure plans and timelines for communications and guidance can be aligned.

The EC will run both national campaigns aimed at all electors and targeted campaigns for specific groups. (This will be supplemented by information on the ECC website and social media platforms).

REPORT TO EXECUTIVE

Date of Meeting: N/A

REPORT TO COUNCIL

Date of Meeting: 19th July 2022

Report of: Karime Hassan

Title: Chief Executive and Growth Director

Is this a Key Decision?

No

Is this an Executive or Council Function?

Council

1. What is the report about?

The report is for Council to note the decision made by the Chief Executive and Growth Director as the Shareholder Representative in respect of the Council's wholly owned company Exeter City Living Limited.

2. Recommendations:

That Council notes this report.

3. Reasons for the recommendation:

Council resolved on 24th July 2018 to establish Exeter Group Limited and Exeter City Living Limited and to adopt a Management Agreement for the operation and control of Exeter City Living Limited. The Management Agreement completed on 22nd December 2018 between Exeter City Council and Exeter City Living Limited delegated authority to the Shareholder Representative referred in the Management Agreement as the Council's Representative to make decisions. Decisions made under powers delegated to the Shareholders Representative must be reported to Council in accordance with the Management Agreement.

On 1 September 2020 Executive resolved that the Shareholder Representative was changed by removing the Director appointment (David Bartram) and appointing the Chief Executive & Growth Director in the role of Shareholder Representative to undertake the activities and decisions as identified in the Shareholder Representative Delegated Powers document, in consultation with the Leader of the City Council and the Portfolio Holder for Council Housing Development and Services.

4. What are the resource implications including non financial resources.

Please refer to Annex A.

5. Section 151 Officer comments:

The Section 151 Officer is an appointed Director of Exeter City Living Ltd and therefore reports a conflict of interest. However, the contents of Annex A raises no concerns for the Deputy Section 151 Officer. The financial impact of entering into a lease for residential units at the Guildhall on Exeter City Living Ltd has been mitigated by the Council indemnifying any additional direct and/or indirect costs in connection with this transaction. The lease will enable the Council to retain full control over the premises for asset management purposes.

6. What are the legal aspects?

The report is to be noted in accordance with the Delegated Authority process under the Management Agreement dated 22nd December 2018 between Exeter City Council and Exeter City Living Limited.

7. Monitoring Officer's comments:

The Monitoring Officer is a Director of Exeter City Living Limited and therefore reports a conflict of interest.

The legal aspects are set out at paragraph 6 above. The Deputy Monitoring Officer has no additional comments.

Simon Copper – Deputy Monitoring Officer.

8. Report details:

Council is asked to note the delegated decision as set out in the Annex A.

9. How does the decision contribute to the Council's Corporate Plan?

The decision promotes the provision of value for money services and leading a well-run Council.

10. What risks are there and how can they be reduced?

The Council was in the process of acquiring the Guildhall Shopping Centre which contains residential units let under Assured Shorthold Tenancies. These would have been treated as secure tenancies if the Council became the direct landlord of the tenants which would prejudice the Council's ability to retain full control over the premises for asset management purposes. This situation was mitigated by Exeter City Living Limited taking an overriding lease of the residential units in advance of the shopping centre acquisition which was completed on 10th May 2022.

11. Equality Act 2010 (The Act)

In recommending this proposal no potential impact has been identified on people with protected characteristics as determined by the Act because the report is for information only.

12. Carbon Footprint (Environmental) Implications:

No direct carbon/environmental impacts arising from the recommendations.

13. Are there any other options?

No

Report of: Karime Hassan

Chief Executive and Growth Director

Local Government (Access to Information) Act 1972 (as amended)

Background papers used in compiling this report:-

None

Contact for enquires:
Democratic Services (Committees)
Room 4.36
01392 265275

Annex A attached.

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**RECORD OF DECISION TAKEN BY AN OFFICER IN CONSULTATION WITH A
PORTFOLIO HOLDER**

Key Decision?	No
Officer who has made the decision:	Chief Executive and Growth Director: Karime Hassan
Portfolio Holder supporting the decision:	Leader: Cllr Phil Bialyk
Decision that has been made:	<p>To provide consent as Council Representative in accordance with the Management Agreement dated 22nd December 2018 entered into by Exeter City Council, Exeter City Group Limited and Exeter City Living Limited for the decision by Exeter City Living Limited to;</p> <p>1) amend the business plan to re-allocate approved funding to new or alternative opportunities in accordance with Schedule 3 paragraph 2.1 and Schedule 4 Scheme of Delegation Item 2; and</p> <p>2) incur any item or series of capital expenditure of, or making any investment of, or committing any funding of up to four hundred and ninety nine thousand nine hundred and ninety nine pounds (£499,999.00) in respect of ECL which has not been previously approved in the business plan in accordance with Schedule 3 paragraph 1.2 and Schedule 4 Scheme of Delegation Item 4; and</p> <p>3) enter into a lease for residential units at the Guildhall Exeter with JP Morgan Europe Limited in accordance with the details set out in the Lease Summary Dated 04042022 ('the Lease') attached.</p> <p>By giving this consent Exeter City Living's Business Plan is hereby amended to include the acquisition of the Lease.</p> <p>This decision is taken in accordance with the part 3d of Council's Constitution, Delegations to Officers and Deputies delegated to the Chief Executive and Growth Director in paragraph 9 as which states <i>Exeter City Group Ltd - To act in the role of Shareholder Representative and to undertake the activities and decisions as identified in the Shareholder Representatives Delegated Powers Document (refer to the report Exeter City Group Ltd Business Case, Council, 24 July 2018) including the ability to financially commit up to £499,999 funding for use by Exeter City Living Ltd for matters not in the Year 1 Business Case (August 2018 end March 2019).</i></p>
Reasons for which the decision has been made:	ECC are acquiring the Guildhall Shopping Centre. The Centre contains residential units let under Assured Shorthold Tenancies. These would be treated as secure tenancies if ECC became the direct landlord of the tenants which would prejudice the Council's ability to retain full control over the premises for asset management purposes. It is proposed that this situation could be

Key Decision?	No
	mitigated if ECL were to take an overriding lease of the residential units in advance of the shopping centre acquisition.
Alternative options that were considered:	The alternative of the residential tenants becoming secure tenants of ECC was considered but would create difficulties in effective asset management in the future.
Who else was consulted when making this decision:	Deputy S151 Officer Cllr L Wright
Background papers that were considered during the decision process:	N/A
Were any declarations of interest made?	No
Date decision was made:	09.05.22
Signature of the Officer who has made the decision	
Signature of the Portfolio Holder supporting the decision	

SEATING IN THE GUILDHALL Agenda Annex

		Deputy Lord Mayor Councillor Newby (C)	Chief Executive & Growth Director	Lord Mayor Councillor Mrs Henson (C)	Corporate Manager Democratic/Civic Support	Director Corporate Services	
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Democratic Services Officer				Deputy Chief Executive	Director Finance	Director
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Councillors	Councillors	Councillors	TABLE	Councillors	Councillors
Warwick (L)	Snow (L)	Bialyk (L)		Moore, D.F. (G)*	Jobson (C)
Oliver (L)	Hannaford (L)	Wright (L)		Mitchell, K.J. (LD)*	Leadbetter(C)
Ellis-Jones (L)	Packham (L)	Morse (L)		Sparling (G)*	Newby (C)
Atkinson (L)	Lights (L)	Ghusain (L)		Read (G)*	Holland (C)
Allcock (L)	Foale (L)	Williams (L)		Bennett (G)*	
Branston (L)	Vizard (L)	Parkhouse (L)		Rees (G)*	
	Knott (L)				

Cllr Asvachin (L)	Cllr Sutton (L)	Cllr Wardle (L)	Cllr Wood (L)	Cllr Denning (L)	Cllr Pearce (L)	Cllr Mitchell, M. (LD)*	Cllr Moore, J. (I)*	Cllr Harvey (I)
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L: Labour: 25
G: Green: 5*
LD: Liberal Democrat 2*
C: Conservative: 5
I: Independent 1*
I: Independent 1
 * Known as the
Progressive Group

Portfolio Holders

Bialyk: Leader
Wright: Deputy Leader and Culture, Corporate and Democratic Services
Wood: Climate Change
Williams: Recycling and Waterways
Denning: Council Housing Development and Support Services
Parkhouse: Leisure Services and Physical Activity
Ghusain: City Management and Environmental Services
Morse: City Development and Chair of Planning
Pearce: Communities and Homelessness Prevention

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