

Housing, Environment, Transport and Community Safety Scrutiny Sub- Committee

Monday 21 October 2013

7.00 pm

Ground Floor Meeting Room G02A - 160 Tooley Street, London SE1 2QH

Membership

Councillor Gavin Edwards (Chair)
Councillor Michael Bukola (Vice-Chair)
Councillor Claire Hickson
Councillor Lorraine Lauder MBE
Councillor Graham Neale
Councillor Wilma Nelson
Councillor Martin Seaton
Cris Claridge
Miriam Facey
John Nosworthy
Michael Orey

Reserves

Councillor James Barber
Councillor Sunil Chopra
Councillor Patrick Diamond
Councillor Michael Situ
Councillor Geoffrey Thornton

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Contact Fitzroy Williams on 020 7525 7102 or email: fitzroy.williams@southwark.gov.uk

Members of the committee are summoned to attend this meeting

Eleanor Kelly

Chief Executive

Date: 11 October 2013



Housing, Environment, Transport and Community Safety Scrutiny Sub-Committee

Monday 21 October 2013
7.00 pm

Ground Floor Meeting Room G02A - 160 Tooley Street, London SE1 2QH

Order of Business

Item No.	Title	Page No.
	PART A - OPEN BUSINESS	
1.	APOLOGIES	
2.	NOTIFICATION OF ANY ITEMS OF BUSINESS WHICH THE CHAIR DEEMS URGENT	
	In special circumstances, an item of business may be added to an agenda within five clear working days of the meeting.	
3.	DISCLOSURE OF INTERESTS AND DISPENSATIONS	
	Members to declare any interests and dispensations in respect of any item of business to be considered at this meeting.	
4.	MINUTES	1 - 7
	To approve as a correct record the Minutes of the open section of the meeting held on 10 September 2013.	To follow
5.	CABINET MEMBER INTERVIEW - COUNCILLOR RICHARD LIVINGSTON - COMMUNITY SAFETY	
6.	PRIVATE RENTED SECTOR	To follow
7.	COMMUNITY WARDEN - VALUE FOR MONEY	8 - 12
8.	HOUSING REPAIRS AND MAJOR WORKS ACROSS THE BOROUGH - PERFORMANCE	
	DISCUSSION OF ANY OTHER OPEN ITEMS AS NOTIFIED AT THE	

Item No.

Title

Page No.

START OF THE MEETING.

PART B - CLOSED BUSINESS

**DISCUSSION OF ANY CLOSED ITEMS AS NOTIFIED AT THE START
OF THE MEETING AND ACCEPTED BY THE CHAIR AS URGENT.**

Date: 11 October 2013



HOUSING, ENVIRONMENT, TRANSPORT AND COMMUNITY SAFETY SCRUTINY SUB-COMMITTEE

MINUTES of the Housing, Environment, Transport and Community Safety Scrutiny Sub-Committee held on Tuesday 10 September 2013 at 7.00 pm at Ground Floor Meeting Room G01B - 160 Tooley Street, London SE1 2QH

PRESENT: Councillor Gavin Edwards (Chair)
Councillor Michael Bukola (Vice-Chair)
Councillor Claire Hickson
Councillor Graham Neale
Councillor Martin Seaton
Michael Orey

**OTHER MEMBERS
PRESENT:**

OFFICER Sally Crew - Group Manager Policy and Programmes
SUPPORT: Bill Leggasick – Principal Environmental Health Officer
David Littleton – Environmental Health and Trading Standards
Business Unit Manager
Fitzroy Williams – Scrutiny Team

1. APOLOGIES

1.1 Apologies for absence were received from Councillor Lorraine Lauder MBE.

2. NOTIFICATION OF ANY ITEMS OF BUSINESS WHICH THE CHAIR DEEMS URGENT

2.1 There were no additional items of business.

3. DISCLOSURE OF INTERESTS AND DISPENSATIONS

3.1 There were no disclosures of interests or dispensations.

4. MINUTES

The minutes of the meeting of the sub-committee held on 15 July 2013 were agreed as a true and accurate record.

5. NORTHERN LINE EXTENSION

5.1 The chair reported that as an officer was unavailable for the last meeting, the sub-committee would receive an update on the proposal by Transport for London (TfL) and the council's position from Sally Crew the Group Manager of Policy and Programmes and Bill Leggasick the Principal Environmental Health Officer.

5.2 The officer reported that the council had made an informal representation to the Secretary of State for Transport on the 18th June 2013. This highlighted broad support for the scheme, however it also noted a number of concerns with the proposals which were highlighted below :-

- Impact of construction of the temporary shaft in Harmsworth Street including noise and other environmental effects of construction activity, including from vehicle movements related to construction; and increased road safety risk arising from vehicle movement and construction.
- Impact of construction of the permanent shaft in Kennington Park on the amenity (specifically the environmental impacts including road safety) of residents, nursery, workers and visitors to the area.
- Ground-borne noise from the tunnel construction and the exemption from the controls within Section 61 of the Control of Pollution Act 1974 as proposed in the Code of Construction Practice.
- Ground-borne noise from the operational railway and the impact on the amenity of residents, works and visitors and sought technology used as part of the Jubilee Line Extension to be employed to be employed to reduce emissions.
- Congestion at Kennington Station and the introduction of additional cross-passages at platform level, before the extension is brought into operation. The council also supported improvements to reduce congestion in the ticket hall of Kennington Station prior to the opening of the Northern Line Extension (NLE).

- Control of Street works the council opposed the dis-application of Sections 56, 56A, 58, 58A, 73A, 73B, 73C and 78A and schedule 3A of the New Roads and Street Works Act 1991.
- Employment Strategy through the development of a workforce and skills strategy setting out mechanisms and targets for recruiting and training local people across the workforce.
- Design Considerations for the Kennington Park Head House, particularly the community building, which was considered to be obtrusive to its character and appearance, as well as contributing negatively to the setting of the adjacent conservation area and listed buildings.
- Dog Walking Area and “Bee Urban” Facilities and Nature Garden

5.3 The sub-committee were informed that since the submission of the council’s representation, TfL has had time to consider both the wider and the council’s response and have made a number of changes to the proposal including;

- Removal of the proposed community building from Kennington Park.
- Adopting the ‘gallery tunnel’ approach to connect the old tunnels to the NLE tunnels and to stabilise the ground, therefore removing the need for temporary shafts at Harmsworth Street and Radcot Street.

The proposed ventilation shaft for the Northern Line Extension on the site of the Old Park Keepers Lodge would be beneath the park but it requires a head house on the surface. This building would house maintenance equipment and vents for the shaft. There will be no loss of public park space as a result of the creation of the shaft and head house. The plan is to replace the existing building with a building that meets the needs of the ventilation shaft, but can also accommodate community use.

5.4 It was also reported that TfL on the 22nd August 2013 wrote to the council and in this committed to:

- Provide the new cross-passages prior to the NLE.
- Provide an Employment Strategy, of which a draft has now been provided.
- Advised that the community building will no longer be provided following further discussion with Lambeth Council

and the 'Bee Urban' facility will be relocated and agreed the relocated dog walking area.

- 5.5 The Officer informed members that having considered the information provided the council retains a number of concerns with the proposal and submitted a Statement Case on 27th August 2013. On this date, TfL submitted an Environmental Statement Addendum which sets out changes or additions to the original Environmental Statement. A six week consultation on this document ends on the 8th October 2013 to which it is anticipated the council will submit a response.
- 5.6 Should concerns be retained a revised Statement of Case will be submitted. The Secretary of State has announced that a public inquiry will be held to consider the application starting on Tuesday 19th November 2013 lasting for approximately five weeks. There is a pre-inquiry meeting being held on Friday 13th September 2013.
- 5.7 The sub-committee were also informed that officers continue to work with TfL and a report will be going to Cabinet on Tuesday 22nd October 2013. TfL will also be hosting a drop in event to view proposals on Wednesday 11th September 2013, from 3.30 p.m. to 7.30 p.m. at Kennington Park.
- 5.8 Members were informed that the station would receive an upgrade to the ticket office and on platform level and the agreement was acceptable to both TfL and the council. Passenger growth had been looked into and not seen to have a negative impact.
- 5.9 A member of the sub-committee asked what the impacts around the permanent shaft are to local residents of Southwark? The officer reported that a majority of residents would be exposed to construction noise and as such would be able to claim secondary glazing for their home. The ground borne noise was acceptable but officers were trying to tie down TfL to a stronger commitment to reduce it, the noise constraint agreement was presently at 95% to planning conditions.
- 5.10 The officer also stated that with regards to the nursery, a barrier would be built in the grounds of the nursery and the entrance would be switched to Kennington Park Road which would be better for public safety and agreement had been sought through Section 106.
- 5.11 How long will this process take? The project starts at the end of 2014 beginning of 2015 until the third quarter of 2020, and the construction noise will be for 3 to 4 years.
- 5.12 The officer stated that secondary glazing was the 1st option for

residents, but re-housing could also be offered short term (2 weeks) to residents.

- 5.13 In response to a question regarding the level of noise residents could expect? members were informed that work would be undertaken on a 24 hour a day basis and the main noise from contractors would be the raising of debris by crane and tipped into small skips, then removed from the area by loading onto trucks (engine noise). Skips would be lined with plastic sheets to reduce noise. During the day the noise would be similar to that of a washing machine.
- 5.14 The officer reported that a hot line would be set up regarding noise problems for residents and officers were confident this would set up and in place. Officers had also discussed the noise aspect with TfL representatives and they have undertaken to work with the council and the community. They are also committed to the liaison group and all parties concerned and officers would be looking to involve all local councillors.
- 5.15 A member asked if the employment strategy includes a policy of paying a living wage? The sub-committee were informed that TfL were agreeable to this particular policy.
- 5.16 The officer responded to a question regarding residents asking whether the connection to the Kennington Loop and the permanent shaft can be located further from residents? He explained that Lambeth had commissioned work on this very point and concluded that trains would be required to make a very tight turn which would impact on speed and safety. This would lead to discomfort to passengers and higher operational noise and vibration which would lead to on-going maintenance problems.
- 5.17 The officer reported that TfL were looking to improve the station as they proposed to increase the number of trains on the northern line from 20 per hour to 30 per hour to increase the capacity due to demand.
- 5.18 The sub-committee were informed that a report would be going to Council Assembly on the 16th October 2013.
- 5.19 The Chair with the agreement of the sub-committee agreed to revisit this item of business later on this year, and informed members that the pre-enquiry would be taking place on Friday 13th September 2013.

6. PRIVATE RENTED SECTOR

- 6.1 The report was introduced to the sub-committee by David Littleton

the Environmental Health and Trading Standards Business Manager, who outlined the content of the paper. It was noted that levels of anti-social behaviour were quite high, the most common type code were rowdy behaviour, noise and rowdy neighbours.

- 6.2 There are a large number of enforcement options open when considering how to deal with antisocial behaviours, the ones noted in the report are:
- Closure orders - in terms of notice seeking possession (NSP's) crack house closures, or evictions for other types of antisocial behaviour.
 - Acceptable Behaviour Contracts (ABC's) are issued by SASBU as an early intervention against all manners of antisocial behaviour. Breaches of these contracts can be used as evidence to support ASBO.
 - Anti Social Behaviour Orders are civil orders made against people who have been evidenced to have persistently engaged in antisocial behaviour. They can take the form of a stand alone order, or post conviction.
- 6.3 The sub-committee were informed that there were certain areas where private rented properties had greatly increased i.e. Peckham and Camberwell Green.
- 6.4 The officer reported that licensing would need to be introduced across the whole of the borough to address the private rented sector in Southwark to improve poor conditions and health & safety for tenants.
- 6.5 The officer explained that there was need to develop a project plan, highlight resources and put a team of officers in place. Officers would need consult with tenants and landlords as well as analyse all available data. This project will be set in motion sooner rather than later and should take 18 months to 2 years to go live.
- 6.6 This process would produce a report to Cabinet before going to Council Assembly for approval, setting fees and charges for the project which would need to be endorsed, officers believe the proposals will happen. The only question is whether it is an area scheme or borough-wide.
- 6.7 The chair stated that he understood that the council's communication team would provide a programme to raise awareness and making a case for the proposal of this scheme, followed by a phase of education and then data analysis. This would provide a report to the Cabinet which would then go to Council Assembly for agreement. The Chair stated that he felt this scheme needs to be implemented on a borough-wide basis.

- 6.8 The officer reported that once the final cost has been determined it will be relatively easy to work out the income, and the scheme will eventually work out to be self financing.
- 6.9 The sub-committee agreed to invite Paul Langford from Housing and John Daley from the Private Sector Accreditation to the next meeting of the on Monday 21st October 2013.

7. CABINET MEMBER INTERVIEWS 2013-14

- 7.1 The sub-committee noted the schedule for Cabinet member interviews, and deadline dates for submissions of themes for questioning. Members were also reminded that the deadline for themes (Community Safety) for councillor Livingstone interview was Monday 16th September 2013 at 5.00 p.m.

8. WORK PROGRAMME

- 8.1 The chair with the agreement of the sub-committee undertook to take the following items of business for the next meeting:-
- Work of Community Wardens – Value for Money
 - Housing Repairs/Major Work across the Borough - Performance

Meeting ended at 8.19 p.m.

CHAIR:

DATED:

Item No. 7	Classification: Open	Date: 21 October 2013	Report to: Housing, Environment, Transport and Community Safety Scrutiny Sub-Committee.
Report title:		Briefing on Warden Service	
Ward(s) or groups affected:		All	
Cabinet Member:		Councillor Richard Livingstone, Cabinet Member For Finance, Resources And Community Safety	

Introduction

The Southwark Community Warden Service (CWS) started in 2001 when the Bermondsey scheme was formed in response to rising crime, hate crime and anti-social behaviour.

Despite changes in staff numbers, geographical cover and emphasis, the main ethos of the service remains intact: to ensure that Southwark is clean and safe for its residents, businesses and visitors.

Since 2007 there has been a greater emphasis on taking forward the enforcement agenda. This was in response to feedback from local communities that they wished to see a greater focus on addressing environmental issues and anti-social behaviour that blighted their areas.

The CWS has taken a scaled approach to enforcement, in line with the council's enforcement policy, of education, compliance and enforcement. Wardens have a range of delegated police powers under the Community Safety Accredited Scheme (CSAS) in addition to enforcing local authority bye laws and legislation.

In Jan 2012 CSAS powers were increased to 5, with all FPNs being issued under the scheme. Using the Clean Neighbourhoods and Environment Act (CNEA) 2005 wardens have the power to issue FPNs for the following offences;

1. Littering
2. Dog fouling
3. Cycling on pavements
4. Fly posting
5. Graffiti

Development of the wardens' service

Since its establishment in 2001 the wardens' service has seen a number of significant changes.

In 2006 the service was expanded borough wide providing 96 wardens and 18 team leaders in each of the 8 community council areas and 17 wardens as part of the parks team. There were 10 Scheme Managers, 2 Area managers, 2 Admin staff and a Business Unit Manager. The total team was 146 staff and cost £ 6,609,137 per annum.

The service undertook substantial reductions in finance from 2007-2008.

In 2007 the decision was taken to move to a 5 town centre model supported by a response team. This saw the loss of 10 management grade posts. The town centre teams covered

Camberwell, Elephant and Castle, Peckham, Dulwich and Rotherhithe/Bermondsey. The savings amounted to £ 733,000.

In 2008/2009 the service saw a further reduction in funding of £1,058,638.

Following the reduction in central government funding for local councils in 2010/11 the wardens' service was further reduced to 3 town centres, a separately funded Better Bankside team, a smaller parks team and a response team of 6 officers. There are now just 31 patrolling wardens and 6 team leaders.

Service costs and sources of income

The total cost of the wardens' service for 2013/4 is £2.3m. However the direct general fund contribution to the service is just over £1m with the remaining funding from the Better Bankside bid area, Public Realm for the Parks Service and the Housing Revenue account.

Community warden activity focuses on the following core themes of;

- Providing a welcoming customer facing and reassuring uniformed presence, particularly in the busy town centres of Elephant & Castle, Camberwell and Peckham
- Addressing crime and anti-social behaviour (ASB) through pro-active engagement, intervention and implementation of delegated enforcement powers.
- Looking after the public realm by reporting environmental issues for repair, removal, replacement or cleansing
- Engaging and assisting members of Southwark's diverse communities, especially those that are more vulnerable and in need of immediate or other agency support:
 - Working closely with the Safeguarding Officer in sharing information and conducting ad hoc and extreme weather welfare visits
 - Working with the Street Population Outreach Team (SPOT) and St Mungo's in supporting the homeless to seek and accept help
- Supporting the wider council response to major incidents and events in the borough

Current considerations

Today's CWS looks very different to that of two years ago, when the service went through a major re-organisation that essentially halved the number of posts in the structure. The service was reconfigured into a three town centre model, supported by a borough wide response team. Today the service comprises of:

- Peckham town centre team
- Camberwell town centre team
- E&C town centre team
- Response team(borough wide)
- Park Liaison Officer (PLO) team – funded by Public Realm
- Better Bankside team – jointly funded with Better Bankside Business Improvement District (BB BID)
- Warden Control Room (co-located with Southwark CCTV)

The PLO and the BB teams have service level agreements (SLAs) in place that highlight team specific core activity and expected performance.

The service operates a single shift pattern where the teams work 8 hours Monday –Friday from 9.30am- 10.30pm. There is a Saturday rota with wardens working between 10am and

6pm. There is a rota providing one team on a Sunday as well the parks liaison officers. However the wardens' service is flexible and can provide cover for planned events over the weekends and Bank Holidays.

Partnership and tasking

The wardens' service is part of the Community Safety & Enforcement (CS&E) Division, and alongside other council departments and external agencies works together as part of the Safer Southwark Partnership (SSP). The SSP brings together a range of statutory, voluntary and community sector services to work together to reduce crime and disorder, the fear of crime and improve health outcomes. The SSP aims to make Southwark a safer and healthier place to live, work and visit.

The Partnership Tasking Group (PTG) is a SSP forum to discuss crime data, trends, taskings and outcomes in more detail. Warden activity data is included in every PTG presentation and feedback from partners has been positive, raising and reinforcing our service profile.

Key internal partners include the Southwark Anti-Social Behaviour Unit (SASBU), Housing, Safeguarding, Street Population Outreach Team, Drugs & Alcohol Team, Environmental Health & Trading Standards, Night-Time Economy Team, Emergency Planning, Events Team, Environmental Enforcement and the Markets team.

Wardens work with partners in a variety of ways; conducting joint patrols, sharing and forwarding information, attending case conferences, supporting home visits and other enforcement actions (evictions).

The CWS is an intelligence led service with the ability to react positively to emerging situations. Wardens are tasked through the fortnightly Warden Intelligence Management Meeting (WIMM) process. Tasking requests from the SSP, internal partners and others are actively managed to make the best use of available resources. Member's enquiries are actively considered at the WIMM.

In addition to being specifically deployed to address WIMM tasks, warden teams are tasked to;

- Conduct regular estate weapon sweeps
- Conduct enforcement operations
- Conduct partnership operations/patrols
- Conduct environmental audits and walkabouts with Street Leaders
- Provide high visibility town centre patrols/business visits
- Support community groups, organisations and events
- Conduct elderly and vulnerable welfare visits – often identified and referred by the Safeguarding Officer
- Provide support to partners with evictions and crack house closures
- Provide professional witness statements to assist the police and SASBU to make arrests, secure convictions and post conviction anti-social behaviour orders (ASBOs) e.g. beggars and street drinkers
- Support the emergency services with cordon/crime scene control

The wardens are a critical part of the council's response to critical and major incidents. They are trained to carry out key functions including rest centre management, traffic and cordon management, visible reassurance visits to neighbouring properties or vulnerable residents following an incident. The wardens carried out critical roles following the Lakanal and Sumner Road fires as well as the riots in the summer of 2011. More recently they have provided active support for the Queens Golden Jubilee, the 2012 London Olympics and the 2013 Herne Hill major flood.

Accommodation and transport

In October 2012 the warden teams based at the main Castlemead offices relocated to the Queen's Road site. The E&C team also moved to Queens Rd after the fire at 151 Walworth Rd. Queen's Road is now the main warden hub, with teams having access to four warden vehicles and the use of bicycles to get across the borough.

The only teams not based at Queens Rd are:

- Warden Control Room (with CCTV, Southwark Police Station)
- PLOs (park based offices)
- Better Bankside Team (based on Southwark St)

The Elephant and Castle team will find suitable alternative accommodation in the area in the near future.

Monitoring performance

All warden activity is recorded for performance monitoring purposes. There are a number of key service performance indicators which reflect community concerns. These are summarised in the table below;

Key Performance Indicators (KPIs)	11/12	12/13	13/14 FYTD*
FPNs issued	538	696	753
FPNs paid	326	455	513
FPN Payments via warden control room	NA	397	415
Environmental reports	11,061	13,321	7403
Crime/ASB reports	6,268	6,045	3343
Southwark byelaws	81	277	180
Community Safety Accredited Scheme (CSAS)	1,040	1,720	1012

* April – Sept 2013

The wardens have been recognised by the MPS for their work on weapon sweeps which they carry out on a regular basis on estates and around schools. In 2013/14 the wardens have carried out 310 weapon sweeps, recovering over 42 weapons including large knives, (linked to incidents on housing estates) blades, syringes, needles and other items such as sledge hammers and crash helmets that were directly linked to a spate of burglaries in the area

Contacting the wardens

Members of the community can contact the CWS directly by calling the warden control room on 020 7525 5846, or be emailing wintel@southwark.gov.uk. Contact information is on the Southwark website.

APPENDICES

No.	Title

BACKGROUND DOCUMENTS

Background Papers	Held At	Contact

AUDIT TRAIL

Cabinet Member	Councillor Richard Livingstone, Finance Resources and Community Safety		
Lead Officer	Deborah Collins, Strategic Director of Environment & Leisure		
Report Author	Jonathon Toy, Head of Community Safety and Enforcement, E&L		
Version	Final		
Dated	October 2013		
Key Decision?	Yes		
CONSULTATION WITH OTHER OFFICERS / DIRECTORATES / CABINET MEMBER			
Officer Title	Comments Sought	Comments included	
Director of Legal Services	No	No	
Strategic Director of Finance and Corporate Services	No	No	
Cabinet Member	Yes	Yes	
Date final report sent to Constitutional/Community Council/Scrutiny Team			

**HOUSING, ENVIRONMENT, TRANSPORT & COMMUNITY SAFETY
SCRUTINY SUB-COMMITTEE** **MUNICIPAL YEAR 2013-14**

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Councillor Claire Hickson	1	Jonathan Toy, Head of Community Safety and Enforcement	1
Councillor Lorraine Lauder	1	Shelley Burke, Head of Overview & Scrutiny	1
Councillor Graham Neale	1	Laura Kavanagh, Political Assistant to the Opposition	1
Councillor Wilma Nelson	1	Tania Robinson, Executive Assistant	1
Councillor Martin Seaton	1	Fitzroy Williams, Scrutiny Team SPARES	10
Reserves		Total:	33
Councillor James Barber	1	Dated: August 2013	
Councillor Sunil Chopra	1		
Councillor Patrick Diamond	1		
Councillor Michael Situ	1		
Councillor Geoffrey Thornton	1		
Co-Opted Members			
Michael Orey (Homeowners' Council)	1		
John Nosworthy (Homeowners' Council Reserve)	1		
Miriam Facey (Tenants' Council Reserve)	1		
Cris Claridge (Tenants' Council)	1		
Other Members			
Councillor Ian Wingfield [Deputy Leader]	1		
Councillor Barrie Hargrove	1		
Councillor Richard Livingstone	1		
Councillor Catherine Bowman [Chair, OSC]	1		