

Cabinet

Minutes



Monday 10 November 2025

PRESENT

Executive Members

Councillor Stephen Cowan, Leader of the Council

Councillor Alex Sanderson, Deputy Leader (with responsibility for Children and Education)

Councillor Florian Chevoppe-Verdier, Cabinet Member for Public Realm

Councillor Wesley Harcourt, Cabinet Member for Climate Change and Ecology

Councillor Andrew Jones, Cabinet Member for The Economy

Councillor Bora Kwon, Cabinet Member for Adult Social Care and Health

Councillor Zarar Qayyum, Cabinet Member for Enterprise and Skills

Councillor Rowan Ree, Cabinet Member for Finance and Reform

Councillor Frances Umeh, Cabinet Member for Housing and Homelessness

Other Councillors

Councillor Adronie Alford

Officers

Sharon Lea, Chief Executive

Grant Deg, Director of Legal Services and Monitoring Officer

David Abbott, Head of Governance

1. APOLOGIES FOR ABSENCE

Apologies for absence were received from Councillor Rebecca Harvey.

2. DECLARATION OF INTERESTS

There were no declarations of interest.

3. MINUTES OF THE PREVIOUS MEETING

RESOLVED

That the minutes of the meeting held on 13 October 2025 were agreed as an accurate record.

4. PROCUREMENT STRATEGY FOR HOUSING REPAIRS 2027

Councillor Frances Umeh (Cabinet Member for Housing and Homelessness) introduced the report that sought approval for the Council to procure Borough-wide responsive repairs contracts for the Housing service. She said the decision was a significant step on the long-term improvement journey and would mean an enhanced service for all residents.

Councillor Adronie Alford raised concerns about potential over-reliance on a small number of contractors. Grant Deg (Director of Legal Services) said he would discuss this issue with Councillor Alford after the meeting.

RESOLVED

1. Cabinet noted that Appendix 1 is not for publication on the basis that it contains information relating to the financial or business affairs of any particular person (including the authority holding that information) as set out in paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended).
2. Cabinet approved the procurement strategy to undertake a procurement exercise, using the competitive flexible procedure for a borough-wide responsive repairs service, in compliance with the requirements of the Procurement Act 2023, Procurement Regulations 2024, and the Council's own Contract Standing Orders (CSOs).
3. Cabinet approved that the Executive Director of Finance and Corporate Services, in consultation with the Assistant Director of Legal Services and the Assistant Director of Repairs be authorised to enter into agreements as necessary to bring the decisions in this procurement strategy into effect.

The reasons for decision and alternative options are set out in the report.

There were no declarations of interest and no dispensations in respect of any declared conflict of interest.

5. EXTENSION AND VARIATION OF THE REPAIRS AND MAINTENANCE SOUTH AREA CONTRACT

Councillor Frances Umeh (Cabinet Member for Housing and Homelessness) introduced the report that sought approval to extend and vary the Repairs and Maintenance South Area Contract for two years to ensure continuity of service.

RESOLVED

1. To note that Appendix 1 and Appendix 2 are not for publication on the basis that they contain information relating to the financial or business affairs of any particular person (including the authority holding that information) as set out in

paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended).

2. To approve the extension of the Contract for two years from Friday, 1 August 2025 until Friday, 30 July 2027 to provide suitable qualified, skilled labour, and materials necessary in providing responsive repairs, voids works and planned component replacements within Housing owned properties located in the London Borough of Hammersmith and Fulham (LBHF).
3. To note that the existing Contract allows for this extension provision.
4. To approve a variation to the Contract Value in Appendix 1.

The reasons for decision and alternative options are set out in the report.

There were no declarations of interest and no dispensations in respect of any declared conflict of interest.

6. UPDATE ON HOUSING COMPANY

Councillor Rowan Ree (Cabinet Member for Finance and Reform) introduced the report that provided an update on the process of establishing a wholly-owned Housing Company. He highlighted the Company's ambition to refurbish a number of void council-owned blocks and explore the potential to acquire additional homes. Three disused blocks had been identified and, upon completion, these blocks would deliver the first seven new homes. Indicative modelling suggested the Company could be capable of delivering up to 30 homes in its first year.

Councillor Stephen Cowan (Leader of the Council) said it was one on many measures the Council was taking to tackle the housing crisis. He noted that the Council was building more new homes than other local authorities and bringing old buildings back into use to provide good quality homes for residents.

RESOLVED

That Cabinet:

1. Agreed that Appendices Two and Three, are not for publication on the basis that they contain information relating to the financial or business affairs of any particular person (including the authority holding that information) as set out in paragraph 3 of Schedule 12A of the Local Government Act 1972 (as amended).
2. Approved the decision to establish and incorporate a wholly-owned Housing Company.
3. Noted the existing delegations (approved within the Cabinet Report at Appendix One) that permit the Executive Director of Finance and Corporate Services in consultation with the Cabinet Member for Finance and Reform

and the Director of Legal Services to carry out the necessary functions to implement Recommendation 2.

4. Noted the strategic direction of the Company's Draft Business Plan (as summarised in exempt Appendix Two) that its Board will consider once operational.
5. Approved the provision of a loan facility, up to the amount specified in exempt Appendix Two, to the Company for its use as working capital in order to finance its operations and to refurbish three void properties and other investment opportunities that may arise.
6. Delegated authority to the Cabinet Member for Finance and Reform, in consultation with the Executive Director of Finance and Corporate Services and the Director of Legal Services, to agree the final terms of and to implement the loan facility.
7. Delegated authority to the Cabinet Member for Finance and Reform, in consultation with the Executive Director of Finance and Corporate Services and the Director of Legal Services, to authorise the transfer of underutilised assets to the Company.
8. Delegated authority to the Executive Director of Finance and Corporate Services and the Executive Director of Place to, acting on behalf of the council, negotiate, agree and enter into Service Level Agreements with the Company on behalf of services within their remit(s) to support the operations of the Company.
9. Noted that Officers will provide regular progress updates and briefings to Cabinet and Cabinet Members, including an annual update report to Cabinet.

The reasons for decision and alternative options are set out in the report.

There were no declarations of interest and no dispensations in respect of any declared conflict of interest.

7. KEY DECISIONS LIST (TO NOTE)

The Key Decision List was noted.

8. DISCUSSION OF EXEMPT ELEMENTS (IF REQUIRED)

Exempt Elements were not discussed.

Meeting started: 7.00 pm
Meeting ended: 7.13 pm

Chair