

## THE VALE OF GLAMORGAN COUNCIL

Decision Notice – Hybrid Special Meeting, 12<sup>th</sup> January, 2026 at 6:30 p.m.

The Council agenda is available [here](#).

The meeting recording is available [here](#).

Present: Councillor Carys Stallard (Deputy Mayor in the Chair); Councillors Anne Asbrey, Julie Aviet, Gareth Ball, Rhiannon Birch, Bronwen Brooks, Gillian Bruce, Ian Buckley, Lis Burnett, Samantha Campbell, George Carroll, Christine Cave, Charles Champion, Janice Charles, Amelia Collins, Marianne Cowpe, Brandon Dodd, Pamela Drake, Vincent Driscoll, Anthony Ernest, Christopher Franks, Wendy Gilligan, Russell Godfrey, Emma Goodjohn, Ewan Goodjohn, Stephen Haines, Sally Hanks, William Hennessy, Nic Hodges, Mark Hooper, Catherine Iannucci-Williams, Gwyn John, Dr. Ian Johnson, Susan Lloyd-Selby, Belinda Loveluck-Edwards, Julie Lynch-Wilson, Kevin Mahoney, Michael Morgan, Jayne Norman, Helen Payne, Elliot Penn, Sandra Perkes, Ian Perry, Joanna Protheroe, Ruba Sivagnanam, Neil Thomas, Steffan Wiliam, Margaret Wilkinson, Edward Williams, Mark Wilson and Nicholas Wood.

### AGENDA ITEM 1. APOLOGIES FOR ABSENCE –

These were received from Councillors Naomi Marshallsea (Mayor) and Rhys Thomas.

### AGENDA ITEM 2. DECLARATIONS OF INTEREST –

Councillors Julie Aviet, William Hennessy, Julie Lynch-Wilson and Margaret Wilkinson declared a personal interest in Agenda Item No. 3(a) – Final Housing Revenue Account (HRA) Budget Proposals in that they were Council tenants but that this did not equate to a prejudicial interest having regard to paragraph 19.3.3 (ii) (A) of the Council's Code of Conduct.

Councillor Emma Goodjohn declared a personal interest in Agenda Item No. 3(a) – Final Housing Revenue Account (HRA) Budget Proposals – as a Board member of Newydd Housing.

All Councillors had dispensation from Standards Committee.

### AGENDA ITEM 3(a) FINAL HOUSING REVENUE ACCOUNT (HRA) BUDGET PROPOSALS (REF) –

A Recorded Vote took place as follows:

	<b>For</b>	<b>Against</b>	<b>Abstain</b>
Anne Asbrey		✓	
Julie Aviet	✓		
Gareth Ball	✓		
Rhiannon Birch	✓		
Bronwen Brooks	✓		
Gillian Bruce		✓	
Ian Buckley	✓		
Lis Burnett	✓		
Samantha Campbell		✓	
George Carroll		✓	
Christine Cave		✓	
Charles Champion		✓	
Janice Charles		✓	
Amelia Collins		✓	
Marianne Cowpe		✓	
Brandon Dodd		✓	
Pamela Drake	✓		
Vincent Driscoll		✓	
Anthony Ernest		✓	
Christopher Franks		✓	
Wendy Gilligan	✓		
Russell Godfrey		✓	
Emma Goodjohn	✓		

	<b>For</b>	<b>Against</b>	<b>Abstain</b>
Ewan Goodjohn	√		
Stephen Haines		√	
Sally Hanks	√		
William Hennessy		√	
Nic Hodges		√	
Mark Hooper		√	
Catherine Iannucci-Williams	√		
Gwyn John	√		
Ian Johnson		√	
Susan Lloyd-Selby	√		
Belinda Loveluck-Edwards	√		
Julie Lynch-Wilson	√		
Kevin Mahoney			√
Michael Morgan	√		
Jayne Norman	√		
Helen Payne	√		
Elliot Penn	√		
Sandra Perkes	√		
Ian Perry		√	
Joanna Protheroe	√		
Ruba Sivagnanam	√		
Carys Stallard	√		
Neil Thomas	√		

	For	Against	Abstain
Steffan Wiliam		√	
Margaret Wilkinson	√		
Eddie Williams	√		
Mark Wilson	√		
Nicholas Wood		√	
<b>Total</b>	<b>28</b>	<b>22</b>	<b>1</b>

RESOLVED –

(1) T H A T the final Housing Revenue Account budget proposals for 2026/27 set out below be approved:

	Original 2025/26	Change	2026/27 Final Proposed Budget
<b>Expenditure</b>			<b>£000</b>
Supervision & Management – General	4,909	(90)	4,819
Supervision & Management – Special	1,962	(87)	1,875
Repairs & Maintenance	5,920	805	6,725
Capital Financing Costs	6,889	737	7,626
Rent, Rates, Taxes & Other Charges	298	(29)	269
Increase in Provision for Bad Debts	691	29	720
Capital Expenditure from Revenue Account (CERA)	6,979	(322)	6,657
	<b>27,648</b>	<b>1,043</b>	<b>28,691</b>
<b>Income</b>			
Dwelling Rents	(26,158)	(1192)	(27,350)
Non Dwelling Rents	(199)	(6)	(205)
Interest	(215)	(7)	(222)
Charges For Services and Facilities	(817)	54	(763)
Contribution towards expenditure	(95)	0	(95)
Grant Income	(205)	0	(205)
	<b>(27,689)</b>	<b>(1,151)</b>	<b>(28,840)</b>
<b>(Surplus)/ deficit for the year</b>	<b>(41)</b>	<b>108</b>	<b>(149)</b>
<b>Working Balance Brought Forward as at 1<sup>st</sup> April 2026</b>	<b>(3,885)</b>	<b>(440)</b>	<b>(4,325)</b>
<b>Working Balance Carried Forward as at 31<sup>st</sup> March 2027</b>	<b>(3,926)</b>	<b>(548)</b>	<b>(4,474)</b>

(2) THAT an average rent increase of 4.3%, as set out in paragraph 2.24 of the report be approved.

(3) THAT the increase suggested for other services as set out in the table below and in paragraphs 2.26 to 2.34 of the report be approved.

<b>50 Week Basis</b>	<b>2025/26 Actual Charges</b>	<b>2026/27 Proposed Charges</b>	
	£	£	
Grounds Maintenance	1.51	1.48	per week
Cleaning of communal areas	3.00	3.19	per week
Lighting of communal areas	3.60	2.52	per week
Laundry Facilities	0.41	0.40	per week
Window Cleaning	0.18	0.16	per week
Lift Maintenance	1.25	1.82	per week
Door Entry	0.80	1.05	per week
Intercom	1.29	1.86	per week
CCTV	1.43	1.78	per week
Sewerage Treatment Plants	467.54	485.00	per annum
Cesspools	451.00	468.14	per annum

(4) THAT all changes to rents and service charges be approved and implemented from 1<sup>st</sup> April, 2026, with the first week of April being a non-chargeable rent week and that increase notices be sent to tenants two months in advance of the new charges coming into effect as required by the Rented Homes Wales Act.

(5) THAT the Housing Revenue Account Business Plan 2026/56 be approved.

(6) THAT the information provided to Members from Place Scrutiny Committee on 6<sup>th</sup> January, 2026 be noted.

#### Reasons for decisions

(1) To facilitate budget monitoring and to demonstrate a balanced budget with a drawdown from HRA reserves to bring the reserve back into balance with the Housing Business Plan 2026/27.

(2) In order that new rent levels were set within the specified Welsh Government guidelines and to meet the tenant notification deadline as required by statute.

(3) That charges were approved and to meet the tenant notification deadline as required by statute.

(4) In order that charges were approved, new rent levels were set within the specified Welsh Government guidelines and to meet the tenant notification deadline as required by statute.

(5) Having obtained Cabinet approval for the Housing Revenue Account Business Plan 2026/56 (draft) prior to referral to Full Council.

(6) Having regard to the discussion at the Scrutiny Committee meeting.