

**ENVIRONMENT & REGENERATION COMMITTEE – 29 AUGUST 2019**

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**Environment & Regeneration Committee**

**Thursday 29 August 2019 at 3pm**

**Present:** Councillors Ahlfeld, Brooks, Clocherty, Crowther, Curley, Jackson, McCabe, McCormick, J McEleny, McKenzie and Nelson.

**Chair:** Councillor McCormick presided.

**In attendance:** Corporate Director Environment, Regeneration & Resources, Head of Legal & Property Services, Technical Services Manager, Ms R McGhee (Legal & Property Services), Ms M McCabe (for Chief Financial Officer), Shared Head of Service Roads, Service Manager (Roads), Head of Environmental & Public Protection, Environmental Services Manager, Head of Regeneration & Planning, Service Manager (Educational Resources & Facilities Management) and Mr D McLavin (Corporate Communications).

**The following paragraphs are submitted for information only, having been dealt with under the powers delegated to the Committee.**

**488      Apologies, Substitutions and Declarations of Interest      488**

No apologies for absence were intimated.

Declarations of interest were intimated as follows:-

Agenda Item 15 (Car Parking Charging Proposals) – Councillor Curley;

Agenda Item 23 (Clune Park Regeneration Plan Progress Report: Update on Current Actions) – Councillor Curley; and

Agenda Item 28 (Property Assets Management Report) – Councillors Brooks and Curley.

**489      Environment & Regeneration 2019/20 Revenue Budget – Period 3 (30 June 2019)      489**

There was submitted a report by the Chief Financial Officer and the Corporate Director Environment, Regeneration & Resources advising the Committee of the 2018/19 outturn and the 2019/20 Revenue Budget position as at Period 3 to 30 June 2019.

**Decided:**

(1) that the outturn for 2018/19 and the current projected underspend of £66,000 for 2019/20 as at 30 June 2019 be noted; and

(2) that approval be given to the virement detailed in Section 8 and Appendix 5 of the report.

**490      Environment & Regeneration Capital Programme 2019/20 to 2022/23 – Progress      490**

There was submitted a report by the Chief Financial Officer and the Corporate Director Environment, Regeneration & Resources (1) providing an update on the status of the projects within the Environment & Regeneration Capital Programme and (2) highlighting the overall financial position.

**Decided:**

(1) that the current position of the 2019/23 Capital Programme and the progress on

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the specific projects detailed in Appendices 1 and 2 be noted;

(2) that the Committee note the current over-expenditure of £0.028m for the District Court Room Restoration, that a more detailed report on the final position will be submitted to a future meeting of the Committee upon agreement of the final account for the project and that any over-expenditure will be contained within the Core Property Services General Provision; and

(3) that approval be given to the allocation of a further £0.060m of Town Centre Funding to the Lyle Fountain restoration.

### 491 **Environment, Regeneration & Resources Corporate Directorate Improvement Plan 2019/22 Progress Report** 491

There was submitted a report by the Corporate Director Environment, Regeneration & Resources providing an update on the delivery of the improvement actions in the Environment, Regeneration & Resources Corporate Directorate Improvement Plan (CDIP) 2019/22.

**Decided:** that the progress made in delivering the year one improvement actions contained within the Environment, Regeneration & Resources CDIP 2019/22 be noted.

### 492 **Quarrier's Homes Conservation Area Appraisal** 492

There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) on the preparation of a Conservation Area Appraisal for Quarrier's Homes Conservation Area, identifying the key features that contribute to the special character of the conservation area, what is worthy of preservation and outlining actions for the management of the conservation area, and (2) seeking approval for it to be published for public consultation prior to it becoming non-statutory Planning Guidance.

**Decided:** that approval be given to the Quarrier's Homes Conservation Area Appraisal attached to the report at Appendix 1 for public consultation.

### 493 **West Blackhall Street Public Realm Proposals** 493

There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) providing an update on the West Blackhall Street Public Realm Improvement project and (2) recommending a design to be taken forward.

Following consideration, Councillor Brooks moved that the "2018 proposal" be approved as the preferred Public Realm Improvement design for West Blackhall Street.

As an amendment, Councillor McCormick moved that the "2019 proposal" be approved as the preferred Public Realm Improvement design for West Blackhall Street and that the project proceed to detailed/technical design making use of Sustrans' funding.

On a vote, 1 Member, Councillor Brooks, voted for the motion and 10 Members, Councillors Ahlfeld, Clocherty, Crowther, Curley, Jackson, McCabe, McCormick, J McEleny, McKenzie and Nelson, voted in favour of the amendment which was declared carried.

**Decided:** that the "2019 proposal" be approved as the preferred Public Realm Improvement Design for West Blackhall Street and that the project proceed to detailed/technical design making use of Sustrans' funding.

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**494 Road Naming within New Developments at Auchmead Road/Burns Road, Greenock and Langhouse Road/Millhouse Road, Inverkip 494**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval for the naming of new roads being created within developments at Auchmead Road/Burns Road, Greenock and Langhouse Road/Millhouse Road, Inverkip.

**Decided:**

- (1) that the road within the new development at Auchmead Road/Burns Road, Greenock be named Ravenscraig Gardens; and
- (2) that the road within the new development at Langhouse Road/Millhouse Road, Inverkip be named The Glebe.

**495 Stopping Up Order for a Section of Footpath and Amendment of Core Path 1E “Gourock to Greenock” 495**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources advising (1) of the use of the powers delegated to the Chief Executive to (a) promote a Stopping Up Order and a Diversion Order for a section of footpath and (b) amend Core Path 1E, as required by the erection of a new cruise ship terminal at the Waterfront Car Park, Greenock and (2) in the light of new information and further consultation, changes to the actions approved under emergency powers to (a) combine the Stopping Up and Diversion Orders into a single Order and (b) shorten the section of footpath to be stopped up.

**Decided:**

- (1) that the use of the emergency powers procedure for (a) the promotion of a Stopping Up Order and a Diversion Order and the granting of delegated authority to the Head of Legal & Property Services, subject to no objections being made or maintained after the statutory 28 day period for objections, to take all necessary action in connection therewith, including confirmation of the Orders and (b) consultation on the proposed amendment to Core Path 1E, as required by the erection of a new cruise ship terminal at the Waterfront Car Park, Greenock, be noted; and
- (2) that it be noted that, in the light of new information and further consultation, it was deemed appropriate to combine the Stopping Up and Diversion Orders into a single Order and to shorten the section of footpath to be stopped up, as shown in Appendix 1 to the report.

**496 Port Glasgow Industrial Estate – Support for Demolition Programme 496**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking agreement for an amended policy to support selective demolitions at Port Glasgow Industrial Estate to try to address barriers to participation in the programme.

**Decided:** that the terms of the report be noted and approval given to the amended policy set out in paragraph 2.5 of the report.

**497 Hunters Place and Kilblain Street Public Conveniences 497**

There was submitted a report by the Corporate Director Education, Communities & Organisational Development seeking approval to pilot early closure of the Hunters Place and Kilblain Street public conveniences due to ongoing antisocial behaviour.

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**Decided:**

- (1) that approval be given to pilot the early closure of Hunters Place and Kilblain Street public conveniences as outlined in the report; and
- (2) that a further report, evaluating the pilot, be submitted after 12 months.

**498 Garden Waste Charges 498**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on the introduction of charges for the collection of garden waste from the new season collection service commencing March 2020.

**Decided:** that the contents of the report and the work that will be undertaken to implement the garden waste charges be noted.

**499 Keep Scotland Beautiful 499**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources recommending that the Committee endorse and adopt the objectives and values of Keep Scotland Beautiful.

**Decided:** that the values of Keep Scotland Beautiful as reflected in the organisation's vision and the Council working in partnership with local communities to promote that vision in Inverclyde be endorsed.

**500 Withdrawal from the European Union - Update 500**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources providing an update on actions taken to mitigate the potential risks arising from European Union withdrawal including a "no deal" Brexit.

**Decided:** that the contents of the report be noted.

**501 Traffic Calming Policy Review 501**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources providing an update on the review of the Traffic Calming Policy adopted in August 2017.

**Decided:** that no changes be made to the Traffic Calming Policy.

**502 Car Parking Charging Proposals 502**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on proposals to increase parking income by introducing charging within town centre car parks that are currently free, providing details of the proposed charging regime and key dates for implementation.

Councillor Curley declared a non-financial interest in this item as a Board Member of Kilmacolm Community Centre Co Ltd. He also formed the view that the nature of his interest and of the item of business did not preclude his continued presence in the Chamber or his participation in the decision-making process.

**Decided:**

- (1) that approval be given to the promotion of a Traffic Regulation Order to introduce parking charging within the town centre car parks identified within the report; and

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(2) that, with regard to Council car parks which presently have a charging scheme, a report on the implications of (a) introducing three hours free parking, increasing to £2 per day for vehicles parked for longer than three hours, (b) charging five days per week rather than six days per week and (c) introducing parking charging within the car parks at Bruce Street, Cathcart West, Roxburgh Street (West Station), and the Waterfront car parks, all Greenock, be submitted to the Committee.

**503 RAMP Lighting Column Replacement 2019/20 – Delegated Authority for Contract Award 503**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval to delegate authority to the Head of Legal & Property Services to award a tender for RAMP lighting column replacement 2019/20 to permit the earliest possible site start during 2019/20.

**Decided:** that authority be delegated to the Head of Legal & Property Services to accept the most economically advantageous tender, provided the cost is within the budget allocation, for the RAMP lighting column replacement 2019/20.

**504 Real Time Passenger Information 504**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval for the introduction of an electronic Real Time Passenger Information scheme for bus passengers at 12 trial sites in Inverclyde.

(Councillor Ahlfeld left the meeting during consideration of this item of business).

**Decided:**

(1) that it be agreed to enter into a Legal Agreement with Strathclyde Partnership for Transport on terms and conditions to reflect the respective objectives set out in Appendix 2 to the report, all as may be negotiated by the Shared Head of Service Roads, in consultation with the Head of Legal & Property Services and the Chief Financial Officer, for the introduction of a Real Time Passenger Information scheme; and

(2) that approval be given to a trial of the Real Time Passenger Information scheme at the 12 sites outlined in Appendix 1 to the report.

**505 King George VI Building – 9-11 King Street, Port Glasgow 505**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) providing an update on the structural condition of the King George VI Building and (2) advising of the reasons for the temporary suspension of the works.

(Councillor Ahlfeld returned to the meeting during consideration of this item of business).

**Decided:** that the structural condition and funding position in respect of the King George VI Building be noted and that it be noted a detailed report will be submitted to the next meeting of the Committee.

506 **Upper Kirn Dive, Gourock – (a) Open Space Consultation; and (b) Proposed Residential Development and Road Widening – PART A** 506

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on the outcome of an open space consultation recently carried out in order to obtain and consider the views of the community in relation to a proposed residential and road widening development, anticipated to be located on ground adjacent to Kirn Drive, Gourock to which the public currently have access, as shown on the plan at Appendix 1 to the report.

**Decided:**

- (1) that the outcome of the open space consultation in relation to the proposed residential development at Upper Kirn Drive, Gourock and the terms of the representations received as detailed in the body of the report be noted; and
- (2) that consideration of the matter be continued for a further report on the implications of the proposed road widening and residential development at Upper Kirn Drive, Gourock and other road options for the Midton area.

**It was agreed in terms of Section 50(A)(4) of the Local Government (Scotland) Act 1973 as amended, that the public and press be excluded from the meeting during consideration of the following items on the grounds that the business involved the likely disclosure of exempt information as defined in the respective paragraphs of Part I of Schedule 7(A) of the Act as are set opposite each item.**

Item	Paragraph(s)
<b>Upper Kirn Dive, Gourock – (a) Open Space Consultation; and (b) Proposed Residential Development and Road Widening – PART A</b>	<b>1</b>
<b>Upper Kirn Dive, Gourock – (a) Open Space Consultation; and (b) Proposed Residential Development and Road Widening – PART B</b>	<b>2, 6 &amp; 9</b>
<b>Residual Waste Procurement Outcome</b>	<b>6 &amp; 8</b>
<b>Cemetery Development Strategy</b>	<b>6, 8 &amp; 9</b>
<b>Clune Park Regeneration Plan Progress Report: Update on Current Actions</b>	<b>6, 9, 12 &amp; 13</b>
<b>Lease of Premises: Larkfield Road, Gourock</b>	<b>2, 6 &amp; 9</b>
<b>Lease of Premises: Tower Drive, Gourock</b>	<b>2, 6 &amp; 9</b>
<b>Lease of Premises: Port Glasgow Town Buildings</b>	<b>2, 6 &amp; 9</b>
<b>Underutilised Sites: Greenock Town Centre</b>	<b>6, 9, 12 &amp; 13</b>
<b>Property Assets Management Report</b>	<b>2, 6 &amp; 9</b>

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**Joint Working with West Dunbartonshire Council – Strategic 1  
Leadership**

**Grant of Servitude for Sewer Connection at Site of Former 6 & 9  
King’s Glen Primary School, Greenock**

**507 Upper Kirn Dive, Gourock – (a) Open Space Consultation; and (b) Proposed Residential Development and Road Widening – PART A 507**

There was submitted Appendix 3 relative to Agenda Item 19 (Upper Kirn Dive, Gourock – (a) Open Space Consultation; and (b) Proposed Residential Development and Road Widening – PART A), comprising individual letters from petitioners and individual representations.

**Decided:** that the terms of the individual letters from petitioners and individual representations be noted.

**508 Upper Kirn Dive, Gourock – (a) Open Space Consultation; and (b) Proposed Residential Development and Road Widening – PART B 508**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on the options for the former St Ninian’s school site if the Committee decided to proceed with the Upper Kirn Drive residential development and road widening proposals referred to in the previous report (PART A).

Following consideration, the Committee decided to retain the former St Ninian’s school site in its ownership and that any future use of this site in connection with the Upper Kirn Drive proposals be reviewed in the light of the outcome of the continued public consultation report, above, all as detailed in the appendix.

**509 Residual Waste Procurement Outcome 509**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on the outcome of the collaborative procurement for residual waste disposal services between Inverclyde Council, West Dunbartonshire Council and the Lomond and Helensburgh area of Argyll & Bute Council.

(Councillor Ahlfeld left the meeting during consideration of this item of business).

**Decided:**

- (1) that the extension of the current residual waste contract to August 2020 be noted;
- (2) that the current position regarding the collaborative procurement exercise be noted; and
- (3) that it be agreed that the options highlighted in sections 7-9 of the report be explored more fully and that a report with a fuller appraisal of these and a recommended course of action be submitted to the Committee by January 2020.

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- 510 Cemetery Development Strategy 510**
- There was submitted a report by the Head of Environmental & Public Protection providing an update on progress with regard to cemetery development at Knocknairshill and Kilmacolm cemeteries.
- Following consideration, the Committee agreed to take action, all as detailed in the appendix.
- (Councillor Ahlfeld returned to the meeting during consideration of this item of business).
- 511 Clune Park Regeneration Plan Progress Report: Update on Current Actions 511**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) advising the Committee of the current actions to implement the Council's decisions on the Clune Park Estate and (2) providing a briefing on key, current items to ensure that the Committee is fully advised of progress.
- Councillor Curley declared a non-financial interest in this item as a Board Member of River Clyde Homes. He also formed the view that the nature of his interest and of the item of business did not preclude his continued presence in the Chamber or his participation in the decision-making process.
- Decided:** that the current progress in respect of the Clune Park Area Regeneration Plan be noted.
- 512 Lease of Premises: Larkfield Road, Gourock 512**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval to (1) grant a new lease of premises at Larkfield Road, Gourock and (2) accept the renunciation of the lease by the tenant to facilitate the proposal.
- Following consideration, the Committee agreed to the action recommended, all as detailed in the appendix.
- 513 Lease of Premises: Tower Drive, Gourock 513**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval to changes to the lease arrangements of premises at Tower Drive, Gourock.
- Following consideration, the Committee agreed to the action recommended, all as detailed in the appendix.
- 514 Lease of Premises: Port Glasgow Town Buildings 514**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval to enter into lease negotiations in relation to Port Glasgow Town Buildings resulting in reconfiguration of the space.
- Following consideration, the Committee agreed to the action recommended, all as detailed in the appendix.



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- 515 Underutilised Sites: Greenock Town Centre 515**
- There was submitted a report by the Head of Legal & Property Services recommending action in relation to an underutilised site within Greenock Town Centre. Following a vote, the Committee agreed to the action recommended, all as detailed in the appendix.
- 516 Property Assets Management Report 516**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources making recommendations in respect of a number of property assets. Councillors Brooks and Curley declared a non-financial interest in this item as Board Members of River Clyde Homes. Councillor Brooks also declared a non-financial interest as a Board Member of Inverclyde Leisure and as a result of a personal acquaintance with parties referred to in the report. Councillor Curley formed the view that the nature of his interest and of the item of business did not preclude his continued presence in the Chamber or his participation in the decision-making process. Councillors Brooks left the meeting. Following consideration, the Committee agreed to the action recommended in respect of (1) property at Leven Road, Greenock, (2) premises at Southfield Avenue, Port Glasgow, (3) premises at Lynedoch Industrial Estate, Greenock and (4) land at McLeod Street and Inverkip Road, Greenock, all as detailed in the appendix.
- (Councillor Brooks returned to the meeting at this juncture).
- 517 Joint Working with West Dunbartonshire Council – Strategic Leadership 517**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources on proposals for further joint working with West Dunbartonshire Council in relation to fleet, waste and grounds services. Following consideration, the Committee agreed to the action recommended, all as detailed in the appendix.
- 518 Grant of Servitude for Sewer Connection at Site of Former King’s Glen Primary School, Greenock 518**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources advising the Committee of the use of the powers delegated to the Chief Executive to grant a servitude right of access at the site of the former King’s Glen Primary School, Greenock.
- Decided:** that the use of the emergency powers procedure to enter into a servitude or such other comparable licence or agreement that may be required at the site of the former King’s Glen Primary School, Greenock be noted.