

REGENERATION COMMITTEE - 25 MAY 2010

Regeneration Committee

Tuesday 25 May 2010 at 1.30 pm

Present: Councillors Ahlfeld, Blair, Clocherty, Loughran, McCallum, McCabe, McKenzie, MacLeod, Nelson and Brooks (for Osborne).

Chair: Councillor Clocherty presided.

In attendance: Corporate Director Regeneration & Environment, Corporate Director Education & Communities, Mr M Thomson (for Chief Financial Officer), Mr D Greenslade (for Head of Environmental & Commercial Services), Mr H McNeilly (for Head of Legal & Democratic Services), Head of Property Assets & Facilities Management, Head of Regeneration & Planning, Head of Safer & Inclusive Communities, Construction Services Manager, Legal Services Manager (Conveyancing & Planning), Libraries Manager, Property Assets Manager and Mr M Bingham (Corporate Communications & Public Affairs).

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

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| 331 | Apologies, Substitutions and Declarations of Interest | 331 |
| | <p>An apology for absence was intimated on behalf of Councillor Osborne with Councillor Brooks substituting.
Councillor Clocherty declared interests in Agenda Item 9 (Sail Inverclyde - The Tall Ships Races 2011) and Agenda Item 10 (Riverside Inverclyde - Operating Plan 2010-11).</p> | |
| 332 | Capital Programme 2009/10 to 2013/14 - Progress | 332 |
| | <p>There was submitted a report by the Corporate Director Regeneration & Environment and the Chief Financial Officer on the position of the Capital Programme 2009/10 to 2013/14.
Decided:
(1) that the Committee note the progress of the specific projects detailed in the appendix to the report; and
(2) that in relation to Gourock Park Amphitheatre agreement be given to free use of the facility by the community with a charge of £250 per day being made for commercial activity.</p> | |
| 333 | Community Council Review - Progress Report | 333 |
| | <p>There was submitted a report by the Corporate Director Education & Communities updating the Committee on the progress being made with the review of Community Councils at national and local level.
Decided: that the terms of the report be noted and that a further report be submitted to the next meeting of the Committee.</p> | |
| 334 | Regeneration & Environment Directorate Plan 2010/11 | 334 |
| | <p>There was submitted a report by the Corporate Director Regeneration & Environment</p> | |

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appending the Regeneration & Environment Directorate Plan 2010/11.

The Committee heard a presentation by the Corporate Director Regeneration & Environment on the contents of the Plan, with particular reference to those sections which come within the remit of the Regeneration Committee.

Decided:

- (1) that the Committee note the contents of the Regeneration & Environment Directorate Plan; and
- (2) that the Corporate Director Regeneration & Environment update the Committee on the progress of the tripartite agreement for the development of the Greenock Arts Guild site following exclusion of the public and press from the meeting.

335 Sail Inverclyde - The Tall Ships Races 2011

335

There was submitted a report by the Corporate Director Regeneration & Environment providing an update on progress on planning for the Tall Ships Races to be hosted in Inverclyde 9-12 July 2011.

Councillor Clocherty declared a non-financial interest in this matter as a Member of the Board of Sail Inverclyde 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.

Captain Ron Bailey, Harbour Master, Clydeport, was present and made a presentation on the 2011 event. Members asked a number of questions following which Captain Bailey departed from the meeting.

Decided:

- (1) that the progress made since 2007 in planning for the Tall Ships Races be noted; and
- (2) that Sail Inverclyde submit a quarterly budget and event update report to the Committee.

**336 Property Assets & Facilities Management
Building Services Unit
2010-2013 Business Plan Update**

336

There was submitted a report by the Corporate Director Regeneration & Environment seeking approval of the updated Building Services Unit Business Plan for 2010-2013, a copy of which was appended to the report.

Decided: that the Committee note and approve the Building Services Unit updated Business Plan for 2010-2013.

337 Greenock Central Library

337

There was submitted a report by the Corporate Director Regeneration & Environment outlining the proposed facilities to be retained within Greenock Central Library and those services to be transferred to the new library development at Rankin Park.

Decided:

- (1) that agreement be given to the proposals for services to be retained in Greenock Central Library and the services to be transferred to the new library at Rankin Park; and
- (2) that the Corporate Director Regeneration & Environment update the Committee as to whether there had been any interest from third parties in purchasing the Central Library premises following exclusion of the public and press from the meeting.

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338 Request for Loan of Paintings from the McLean Museum and Art Gallery (The James McLean Trust) 338

There was submitted a report by the Corporate Director Regeneration & Environment on a request for the loan of two paintings from the McLean Museum and Art Gallery (the James McLean Trust).

Decided: that the loan of two paintings to Fife Council from June until October 2010 be agreed, subject to matters of transport, security and insurance being arranged to the satisfaction of the Libraries Manager.

339 Inverclyde Council's Response to the Scottish Government's Consultation Document on Reservoir Safety in Scotland 339

There was submitted a report by the Corporate Director Regeneration & Environment on the response to the Scottish Government's Consultation Document on Reservoir Safety in Scotland, as detailed in the appendix to the report.

Noted

The Convener being of the opinion that the undernoted report by the Corporate Director Education & Communities was relevant, competent and urgent moved its consideration in terms of the relevant Standing Order to allow the Committee to consider the allocation of funding. This was agreed unanimously.

340 Comet Festival - Request for Funding 340

There was submitted a report by the Corporate Director Education & Communities seeking approval for an application from the Comet Festival Committee for funding from the Grants to Voluntary Organisations budget to support this year's Comet Festival.

Decided: that it be agreed to allocate £8,000 from the Grants to Voluntary Organisations budget to fund this year's Comet Festival.

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)
Greenock Arts Guild - Tripartite Agreement	6
Greenock Central Library	6
Riverside Inverclyde - Operating Plan 2010 - 11	6
Customhouse Quay, Greenock: PS Waverley	2, 6 & 9
Concessionary Rental: (1) Voluntary Organisations and (2) Start-Up Businesses	6 & 9

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	Non-Operational Property Portfolio Information Scheme of Delegation Register	2, 6 & 9	
	Lease of Premises: Broomhill Way, Greenock	2, 6 & 9	
	Sub-Lease of Premises: Nicolson Street, Greenock	2, 6 & 9	
	Proposed Outdoor Dining Area, Clyde Square, Greenock	2, 6 & 9	
	Kilmacolm New Community Centre Company Ltd/Disposal Programme: Sale of Kilmacolm Institute and Adjacent Premises	6 & 9	
341	Greenock Arts Guild - Tripartite Agreement		341
	The Corporate Director Regeneration & Environment updated the Committee on the progress of the tripartite agreement for the development of the Greenock Arts Guild site. Noted		
342	Greenock Central Library		342
	The Corporate Director Regeneration & Environment updated the Committee on contact with third parties with regard to the potential purchase of the Central Library premises. Noted		
343	Riverside Inverclyde - Operating Plan 2010 - 11		343
	There was submitted a report by the Corporate Director Regeneration & Environment seeking endorsement of Riverside Inverclyde's Operating Plan 2010-11. Councillor Clocherty declared a non-financial interest in this matter as a Member of the Board of Riverside Inverclyde. 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. Mr Bill Nicol, Chief Executive of Riverside Inverclyde was present and made a presentation on the Operating Plan. Mr Nicol then answered a number of questions from Members. The Committee was adjourned and reconvened to allow for the formal convening and adjournment of the Policy & Resources Committee at 3.12 pm. The Committee reconvened at 3.15 pm. Decided:		
	(1) that the Riverside Inverclyde Operating Plan 2010-11 detailed in Appendix A of the report be endorsed;		
	(2) that officers engage with Riverside Inverclyde in relation to its ongoing running costs and report back to Committee in due course;		
	(3) that authority be delegated to the Corporate Director Regeneration & Environment to write to Riverside Inverclyde advising it of its obligation to seek the authority of the two member organisations prior to entering into a loan facility; and		
	(4) that James Watt Dock LLP be requested to appoint the Corporate Director Regeneration & Environment as a Non Executive Director of the LLP Board.		

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- 344 Customhouse Quay, Greenock: PS Waverley 344**
- There was submitted a report by the Corporate Director Regeneration & Environment on the berthing arrangements for the PS Waverley at Customhouse Quay, Greenock together with update report providing additional information. Following consideration, the Committee agreed to take action, all as detailed in the appendix.
- 345 Concessionary Rental: (1) Voluntary Organisations and (2) Start-Up Businesses 345**
- There was submitted a report by the Corporate Director Regeneration & Environment on (1) proposals for a scheme for concessionary rental for start-up business and (2) the position regarding requests for concessionary rentals for voluntary organisations.
- Decided:**
- (1) that a framework for start-up business support be implemented for four year leases as set out within the report;
 - (2) that delegated powers for rent abatement for the scheme be increased from 3 months rent free to 12 months rent free;
 - (3) that there be no change to the processes for voluntary organisations and that they continue to receive ad hoc support either through the Council's Section 74 applications, for less than Best Value leases, when it is so decided through Committee processes or by voluntary organisation grant where this is possible; and
 - (4) that a report on progress be submitted to the Committee in 12 months' time.
- 346 Non-Operational Property Portfolio Information 346**
Scheme of Delegation Register
- There was submitted a report by the Corporate Director Regeneration & Environment providing information relative to non-operational property for the period October 2009 to March 2010.
- Noted**
- 347 Lease of Premises: Broomhill Way, Greenock 347**
- There was submitted a report by the Corporate Director Regeneration & Environment seeking consent to extend the lease of shop premises at Broomhill Way, Greenock and the Committee agreed to the action recommended, all as detailed in the appendix.
- 348 Sub-Lease of Premises: Nicolson Street, Greenock 348**
- There was submitted a report by the Corporate Director Regeneration & Environment seeking consent to sub-lease premises at Nicolson Street, Greenock and the Committee agreed to the action recommended, all as detailed in the appendix.
- 349 Proposed Outdoor Dining Area, Clyde Square, Greenock 349**
- There were submitted reports by the Corporate Director Regeneration & Environment on two separate proposals to utilise sections of Clyde Square, Greenock as outdoor dining areas and the Committee agreed to approve the proposals in principle and that it be remitted to the Corporate Director Regeneration & Environment to conclude negotiations for seasonal lets of the subject areas, all as detailed in the appendix.

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350 Kilmacolm New Community Centre Company Ltd/Disposal Programme: Sale of Kilmacolm Institute and Adjacent Premises 350

There was submitted a report by the Corporate Director Regeneration & Environment seeking (1) approval in principle to the disposal of Kilmacolm Institute and adjacent premises and (2) agreement on a number of issues in relation to Kilmacolm New Community Centre Company Ltd and the Committee agreed to the action recommended, all as detailed in the appendix.