

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

Environment & Regeneration Committee

Thursday 25 October 2012 at 3 pm

Present: Provost Moran, Councillors Ahlfeld, Clocherty, Dorrian, Brooks (for MacLeod), McCabe, McCormick, McEleny, McIlwee, Nelson and Shepherd.

Chair: Councillor McCormick presided.

In attendance: Corporate Director Environment, Regeneration & Resources, Finance Manager, Mr M Thomson (Finance Services), Ms V Pollock (for Head of Legal & Democratic Services), Head of Environmental & Commercial Services, Mr R Graham and Mr M Higginbotham (Environmental & Commercial Services), Head of Property Assets & Facilities Management, Property Assets Manager, Head of Regeneration & Planning and Corporate Communications Manager.

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

608 Apologies, Substitutions and Declarations of Interest

608

An apology for absence was intimated on behalf of Councillor MacLeod with Councillor Brooks substituting.

Declarations of interest were intimated as follows:-

Agenda Item 7 (Sail Inverclyde Ltd and Sail Inverclyde Trading Ltd) - Councillors Clocherty and McCormick.

Agenda Item 8 (EU Funded Programmes) - Councillor Ahlfeld.

Agenda Item 9 (Regeneration Fund Programme 2012-2013 - Performance Update) - Councillor Ahlfeld.

Agenda Item 10 (Community Benefits from Procurement) - Councillor Ahlfeld.

Agenda Item 20 (Riverside Inverclyde Business Plan 2012-17) - Councillors Clocherty, McCabe and McEleny.

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 item on the grounds that the business involved the likely disclosure of exempt information as defined paragraph 6 of Part I of Schedule 7(A) of the Act.

609 Riverside Inverclyde - Business Plan 2012-17

609

There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) seeking approval of Riverside Inverclyde's Business Plan 2012-17 and (2) advising that a mid-term review of the company, following five years of operational activity, will be undertaken and, once completed, a report will be submitted to the Committee for consideration.

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

Councillors Clocherty and McEleny declared non-financial interests in this matter as Members of the Boards of Riverside Inverclyde and River Clyde Homes respectively and Councillor McCabe declared a non-financial interest as a Board Member of both organisations. They also formed the view that the nature of their interests and of the item of business did not preclude their continued presence in the Chamber or their participation in the decision making process.

Mr Bill Nicol, Chief Executive, Riverside Inverclyde, was present and gave a presentation on the Business Plan. He then answered a number of questions from Members.

Decided:

(1) that the Committee endorse the Riverside Inverclyde Business Plan 2012-17 set out in appendix A to the report, subject to clarification of the property income and appropriate management/operating costs and confirmation that all funding awarded to the private sector is in accordance with state aid rules; and

(2) that it be noted that, in accordance with the Members' Agreement, a mid-term review of Riverside Inverclyde's activities and the wider delivery of regeneration services in Inverclyde will be undertaken and, once completed, a report will be submitted to the Committee for consideration.

Mr Nicol left the meeting at this point.

610 Environment & Regeneration Revenue Budget 2012/13 - Period 5 610

There was submitted a report by the Chief Financial Officer and the Corporate Director Environment, Regeneration & Resources on the position of the Revenue Budget 2012/13 as at Period 5 (31 August 2012) which showed a projected underspend of £424,000, excluding earmarked reserves.

Decided:

(1) that the Committee note the projected underspend in waste disposal costs as contained within the report may be overstated, that officers are reviewing the position and will report back to the next meeting of the Committee; and

(2) that, otherwise, the Committee note the current projected underspend of £424,000 for 2012/13 as at 31 August 2012.

611 Environment & Regeneration Capital Programme 2012/13 to 2014/15 - Progress 611

There was submitted a report by the Corporate Director Environment, Regeneration & Resources and the Chief Financial Officer on the position of the projects within the Environment & Regeneration Capital Programme.

Noted

612 Representations on Planning Applications 612

There was submitted a replacement report by the Corporate Director Environment, Regeneration & Resources (1) making recommendations in relation to the timescales for the submission of written representations on planning applications, consideration of which had been continued from the meeting of the Committee held on 30 August 2012 to allow it to consider the views of the Planning Board and (2) advising of the views of the Planning Board in this regard.

Decided:

(1) that the Committee note the views of the Planning Board in relation to the timescales for the submission of written representations on planning applications; and

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

(2) that it be agreed that, except in the case of applications being presented to the Planning Board, any written representations on applications submitted under Planning and Listed Building legislation and received after the date for representation specified in either the neighbour notification form or newspaper notice, whichever is later, be accepted if the application is undetermined and that, where an application is to be presented to the Planning Board, any representation received within 14 clear days of the date of the Planning Board at which the application is first to be considered not be accepted.

613 Port Glasgow Strategic Regeneration Project Update 613

There was submitted a report by the Corporate Director Environment, Regeneration & Resources updating the Committee on the progress of the further consultation and the implementation of proposals for the regeneration of Port Glasgow town centre.

Decided:

- (1) that the Committee note the progress to date in respect of the proposals for the regeneration of Port Glasgow town centre and that further progress reports will be submitted for Members' information and consideration in due course; and
 (2) that it be noted a regeneration plan for the long term development will be brought forward for Members' consideration in early 2013.

614 Development of Community Facilities in Inverclyde 614

There was submitted a report by the Corporate Director Environment, Regeneration & Resources updating the Committee on and seeking agreement to a number of issues relating to the development of community facilities at Woodhall - Port Glasgow, Gibshill - Greenock, Wellington - Greenock and Inverkip.

Decided: that the Committee note the progress to date, the financial matters to be clarified and that a further report will be submitted to the Education & Communities Committee, the client committee, in January 2013 prior to being considered as part of the budget setting process in February 2013.

615 Sail Inverclyde Ltd and Sail Inverclyde Trading Ltd 615

There was submitted a report by the Corporate Director Environment, Regeneration & Resources advising that following the delivery of the successful Tall Ships Events in 1999 and 2011 the Boards of Sail Inverclyde Ltd and Sail Inverclyde Trading Ltd have decided to wind up the companies and cease trading.

Councillors Clocherty and McCormick declared non-financial interests in this matter as Board Members of Sail Inverclyde Ltd/Sail Inverclyde Trading Ltd. They also formed the view that the nature of their interests and of the item of business did not preclude their continued presence in the Chamber or their participation in the decision making process.

Noted

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

616 EU Funded Programmes**616**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources updating Members on the funding position in relation to the ESF Inverclyde Employability Programme and the ERDF Employer Engagement and Job Brokerage initiative.

Councillor Ahlfeld declared a non-financial interest in this matter as a Director of Inverclyde Community Development Trust. 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 it be agreed to make representation to the Scottish Government on the need to ensure that resources are identified to enable the continued operation of the local Employability Pipelines until at least the end of 2013; and
- (2) that approval be given to a further match-funding contribution, should the Scottish Government provide funding to extend the Employability Pipeline until at least the end of 2013.

617 Regeneration Fund Programme 2012-2013 - Performance Update**617**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources updating the Committee on the delivery of the contracts funded through the Regeneration Fund Programme 2012-2013.

Councillor Ahlfeld declared a non-financial interest in this matter as a Director of Inverclyde Community Development Trust. 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 the Committee note the performance of the Regeneration Fund Programme 2012-2013;
- (2) that the Corporate Director Environment, Regeneration & Resources be authorised to continue to pursue European funding opportunities and where appropriate accept them;
- (3) that delegated authority be granted to the Corporate Director Environment, Regeneration & Resources to develop specifications and tender packages for the Fund post April 2013; and
- (4) that delegated authority be granted to the Corporate Director Environment, Regeneration & Resources to carry forward any underspends in the 2012/13 allocation as an earmarked reserve.

618 Community Benefits from Procurement**618**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources apprising Members of the current position regarding the development of the Inverclyde Community Benefits programme and future opportunities.

Councillor Ahlfeld declared a non-financial interest in this matter as a Director of Inverclyde Community Development Trust. 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.

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

Decided:

- (1) that the update on Inverclyde Construction Plus and the Community Benefits activity be noted;
- (2) that authority be given to the further delivery of the Community Benefits programme, embedded in all appropriate contracts being issued by Inverclyde Council and renewed as formal Inverclyde Council policy; and
- (3) that the Policy & Resources Committee be requested to approve the continued use of Community Benefits clauses and enhance the process with a 5% weighting being incorporated within upcoming construction contracts, to be reviewed after 6 months with a view to increasing the weighting to 10% if appropriate.

619 Zero Waste Scotland Funding**619**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources advising of Zero Waste Scotland's intention to provide funding for the inception of new initiatives.

Decided:

- (1) that the Committee note the contents of the report and feedback any comments to officers;
- (2) that it be remitted to the Head of Environmental & Commercial Services to progress the works identified in the report in respect of glass collection in high rise and tenemental properties; and
- (3) that it be remitted to the Head of Environmental & Commercial Services to work with Zero Waste Scotland and to maximise any external funding opportunities in respect of glass recycling and increased participation in accordance with the Council's corporate approach to external funding.

620 Office and Depot Rationalisation Programme - Funding Model**620**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval of (1) changes to the Office and Depot Rationalisation Programme and (2) the latest Funding Model.

Decided:

- (1) that approval be given to the alterations to the Office Rationalisation Programme as set out in section 4 of the report;
- (2) that the Committee approve the revised cost of £4,030,000 for the Central Library offices and that delegated authority be granted to the Head of Legal & Democratic Services to accept the most economically advantageous tender provided it is within the project budget;
- (3) that tenders be invited for the Pottery Street Depot civic amenity site and that delegated authority be granted to the Head of Legal & Democratic Services to accept the most economically advantageous tender provided it is within the project budget;
- (4) that approval be given to the costs of £2,330,000 for the Wallace Place Office and Library and £820,000 for the Port Glasgow hub office;
- (5) that a report on the future use of Gourock Municipal Buildings, including input from the Ward Councillors, be submitted to a future meeting of the Committee; and
- (6) that the Committee note consideration is being given to using a funding mechanism which will reduce the Council's costs and, if this proves viable, a report will be submitted to the November meeting of the Policy & Resources Committee.

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

- 621 Greenock Town Centre Parking Strategy and Decriminalised Parking Enforcement - Business Case Findings 621**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) informing the Committee of the business case findings for the Greenock Town Centre Parking Strategy and (2) seeking approval to apply to Scottish Ministers for consent to introduce Decriminalised Parking Enforcement (DPE) throughout Inverclyde and to prepare a scheme for the implementation of DPE throughout Inverclyde.
(Councillor Nelson entered the meeting during consideration of this item of business).
- Decided:**
- (1) that the Committee note the findings of the business case developed for the introduction of DPE within Inverclyde as detailed in section 7 of the report;
 - (2) that approval be given to the application to Scottish Ministers for the introduction of DPE throughout Inverclyde on the basis of Option 2 as set out in the report;
 - (3) that it be remitted to the Head of Environmental & Commercial Services to progress and implement DPE scheme Option 2 including authority to invite tenders for the back office support and to seek grant funding from Strathclyde Partnership for Transport;
 - (4) that approval be given to the promotion of a Traffic Regulation Order to implement a Restricted Zone in Cathcart Square;
 - (5) that the provision of temporary additional policing resources as outlined in paragraph 9.6 of the report be considered as part of the budget setting process;
 - (6) that the Committee note the Summer 2014 timescale to implement DPE;
 - (7) that the intention to use existing enforcement/warden staff to provide business resilience be noted; and
 - (8) that officers undertake a review after the first year of operation and report thereon to the Committee.
- Councillor McEleny left the meeting at this juncture.
- 622 Proposed Traffic Regulation Order - The Inverclyde Various Locations, Inverclyde (No Stopping) Order 2012 622**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources recommending the making of a Traffic Regulation Order - The Inverclyde Various Locations, Inverclyde (No Stopping) Order 2012.
- Decided:** that The Inverclyde Council be recommended to make the Traffic Regulation Order - The Inverclyde Various Locations, Inverclyde (No Stopping) Order 2012 and that it be remitted to the Head of Environmental & Commercial Services and the Head of Legal & Democratic Services to arrange for implementation of the Order.
- 623 Proposed Traffic Regulation Order - Knowe Road, Greenock (Waiting Restrictions) Order 2012 623**
- There was submitted a report by the Corporate Director Environment, Regeneration & Resources recommending the making of a Traffic Regulation Order - Knowe Road, Greenock (Waiting Restrictions) Order 2012.

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

Decided: that The Inverclyde Council be recommended to make the Traffic Regulation Order - Knowe Road, Greenock (Waiting Restrictions) Order 2012 and that it be remitted to the Head of Environmental & Commercial Services and the Head of Legal & Democratic Services to arrange for implementation of the Order.

624 Proposed Traffic Regulation Order - A770 Cloch Road, Gourock (Revocation and Maximum Speed Limit) Order 2012 624

There was submitted a report by the Corporate Director Environment, Regeneration & Resources recommending the making of a Traffic Regulation Order - A770 Cloch Road, Gourock (Revocation and Maximum Speed Limit) Order 2012.

Decided: that The Inverclyde Council be recommended to make the Traffic Regulation Order - A770 Cloch Road, Gourock (Revocation and Maximum Speed Limit) Order 2012 and that it be remitted to the Head of Environmental & Commercial Services and the Head of Legal & Democratic Services to arrange for implementation of the Order.

625 Proposed Traffic Regulation Order - A761 Kilmacolm Road, Port Glasgow; Port Glasgow Road, Kilmacolm (Maximum Speed Limit) Order 2012 625

There was submitted a report by the Corporate Director Environment, Regeneration & Resources recommending the making of a Traffic Regulation Order - A761 Kilmacolm Road, Port Glasgow; Port Glasgow Road, Kilmacolm (Maximum Speed Limit) Order 2012.

Decided: that The Inverclyde Council be recommended to make the Traffic Regulation Order - A761 Kilmacolm Road, Port Glasgow; Port Glasgow Road, Kilmacolm (Maximum Speed Limit) Order 2012 and that it be remitted to the Head of Environmental & Commercial Services and the Head of Legal & Democratic Services to arrange for implementation of the Order.

626 Proposed Traffic Regulation Order - B788 Kilmacolm Road, Greenock; Auchmountain Road, Port Glasgow; Auchenfoil Road, Kilmacolm (Maximum Speed Limit) Order 2012 626

There was submitted a report by the Corporate Director Environment, Regeneration & Resources recommending the making of a Traffic Regulation Order - B788 Kilmacolm Road, Greenock; Auchmountain Road, Port Glasgow; Auchenfoil Road, Kilmacolm (Maximum Speed Limit) Order 2012.

Decided: that The Inverclyde Council be recommended to make the Traffic Regulation Order - B788 Kilmacolm Road, Greenock; Auchmountain Road, Port Glasgow; Auchenfoil Road, Kilmacolm (Maximum Speed Limit) Order 2012 and that it be remitted to the Head of Environmental & Commercial Services and the Head of Legal & Democratic Services to arrange for implementation of the Order.

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.

ENVIRONMENT & REGENERATION COMMITTEE - 25 OCTOBER 2012

Item	Paragraph(s)
Extension to Lighting Maintenance Contract (LMC)	6, 8 & 9
Business Gateway Contract	6 & 8
Permission to Negotiate with a Single Supplier - Architectural Services for Wallace Place Refurbishment	6 & 8
Lady Octavia Workshop, Greenock	2, 6 & 9
Property Assets Management Report	2, 6 & 9

627 Extension to Lighting Maintenance Contract (LMC) 627

It was noted that this item had been withdrawn from the agenda.

628 Business Gateway Contract 628

There was submitted a report by the Corporate Director Environment, Regeneration & Resources (1) on the current position with Business Gateway Services and (2) seeking authority to continue to participate in the Business Gateway tri-partite agreement with Renfrewshire and East Renfrewshire Councils.

Decided:

- (1) that agreement be given to continued participation in the Business Gateway tri-partite agreement with Renfrewshire Council as lead authority; and
- (2) that it be noted the Minute of Agreement between Inverclyde Council and Renfrewshire Council will be revised to reflect that any risks in relation to the new contract lie solely with Renfrewshire Council.

629 Permission to Negotiate with a Single Supplier - Architectural Services for Wallace Place Refurbishment 629

There was submitted a report by the Corporate Director Environment, Regeneration & Resources seeking approval to negotiate with a single supplier for the provision of architectural services for Wallace Place refurbishment.

Decided: that, in accordance with Standing Order 11.1 of the Council's Standing Orders relating to Contracts, approval be given to negotiation of a contract for the provision of architectural services for Wallace Place refurbishment, with the previous framework consultant for architectural services, on terms favourable to the Council as determined by the Corporate Director Environment, Regeneration & Resources.

630 Lady Octavia Workshop, Greenock 630

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on a proposal for the lease of Lady Octavia Workshop, Greenock and the Committee agreed to the action recommended, all as detailed in the appendix.

631 Property Assets Management Report**631**

There was submitted a report by the Corporate Director Environment, Regeneration & Resources on activities and proposals for the management of the Council's property assets. Following consideration, the Committee agreed to the action recommended in respect of the management and provision of allotments, a site at William Street, Port Glasgow and premises in Bank Street, Greenock, all as detailed in the appendix.