

**EAST AYRSHIRE COUNCIL**

**DEVELOPMENT SERVICES COMMITTEE**

**MINUTES OF MEETING HELD ON WEDNESDAY 12 OCTOBER 2005 AT 1000 HOURS IN THE MEETING ROOM, COUNCIL HEADQUARTERS, LONDON ROAD, KILMARNOCK**

**PRESENT:** Councillors Eric Ross, Jim O'Neill, Stephanie Young, Daniel Coffey, Douglas Reid, Isabella Macrae, Iain Linton, John Campbell, Ray Murray, Stuart Finlayson, Robert McDill, Eric Jackson, Tommy Farrell and Elaine Dinwoodie.

**ATTENDING:** Jim Lavery, Executive Director of Development and Property Services; David Mitchell, Head of Administrative and Legal Services; Alan Neish, Head of Planning, Development and Building Standards; Jim Kane, Head of Roads and Transportation; Alistair Kidd, Financial Manager; and Robert Beaton, Administrative Officer.

**APOLOGIES:** Councillors Maureen McKay, John McGhee, Brian Reeves, Drew McIntyre, George Smith, Jimmy Kelly and Jimmy Carmichael.

**CHAIR:** Councillor Eric Ross, Chair.

**MINUTES OF CHAIR'S SUB-COMMITTEE**

1. There was submitted and approved both as a correct record and in respect of the recommendations contained therein, the Chair's Sub-Committee of the Development Services Committee of 7 September 2005 as set out in Appendix I to these Minutes (circulated).

**BEST VALUE POSITION STATEMENT  
(Item 2.4, Page 1152, 03/07)**

2. There was submitted and noted a report dated 20 September 2005 (circulated) by the Executive Director of Development and Property Services which advised that the Best Value Position Statement had been prepared for the Department.

**STATUTORY PERFORMANCE INDICATORS - RETURNS TO AUDIT SCOTLAND**

3. There was submitted and noted a report dated 20 September 2005 (circulated) by the Executive Director of Development and Property Services which informed of the statistical returns made to Audit Scotland on some aspects of the performance of particular services within the Department.

**BUDGETARY CONTROL SUMMARY STATEMENT - DEVELOPMENT SERVICES  
TO 24 JULY 2005 (PERIOD 4)**

4. There was submitted and noted a joint report dated 9 September 2005 (circulated) by the Executive Head of Finance and the Executive Director of Development and Property Services which advised of the current budgetary control position and the projected out-turn for the year for Development and Property Services for the period ended 24 July 2005 (Period 4).

**BUDGETARY CONTROL SUMMARY STATEMENT - ROADS CONTRACTS,  
VEHICLE MAINTENANCE AND STREET LIGHTING TO 24 JULY 2005 (PERIOD 4)**

5. There was submitted and noted a joint report dated 9 September 2005 (circulated) by the Executive Head of Finance and the Executive Director of Development and Property Services which advised of the current budgetary control position and the projected out-turn for the year for Roads Contracts, Vehicle Maintenance and Street Lighting for the period ended 24 July 2005 (Period 4).

**SCOTTISH PLANNING POLICY (SPP) 21: GREEN BELTS CONSULTATION  
DRAFT**

6. There was submitted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which advised and sought the Committee's views on a Scottish Executive publication entitled 'Scottish Planning Policy, SPP21, Green Belts: Consultation Draft'.

It was agreed:-

- (i) to note the contents of the report; and
- (ii) to authorise the Executive Director of Development and Property Services to submit a copy of this report to the Scottish Executive as representing the views of the Committee on the draft SPP.

**EAST AYRSHIRE LOCAL PLAN: DEVELOPER CONTRIBUTIONS  
(Item 5, Page 1152, 03/07)**

7. There was submitted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which provided information regarding the range and type of development contributions that were likely to be requested from prospective developers through the Local Plan alteration process and through Section 75 Agreements linked to planning applications; and which sought authorisation, in principle, for a Development Contributions Officer to be appointed to administer contributions received.

It was agreed:-

- (i) to note the report and to approve the range and type of services and facilities for which developer contributions will be requested as detailed within Section 4 of the report;
- (ii) that in relation to Section 5.3 of the report, to delete the reference that "developers will not be expected to contribute to existing deficiencies";
- (iii) to authorise the Head of Planning, Development and Building Standards to undertake the necessary surveys, studies and assessments to identify development impacts on services and facilities as part of the Local Plan alteration process and to investigate the role that could be played by the Council in the provision of infrastructure and report back to the Committee on the findings;
- (iv) that the report be circulated for comment to those stakeholders who have already expressed an interest in developing in East Ayrshire through consultations to date; and report back the outcome to Committee; and

- (v) to approve, in principle, that the post of Development Contributions Officer be created in accordance with Section 6 of the report and that a detailed report be submitted in due course to the Council's Corporate Governance Committee.

**APPEAL DECISIONS 01 APRIL 2004 - 31 MARCH 2005**

8. There was submitted and noted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which presented an analysis of Appeal Decisions received from the Scottish Executive for the above period.

**STATISTICAL ANALYSIS OF DEVELOPMENT PROMOTION AND BUILDING STANDARDS 01 APRIL 2004 - 30 SEPTEMBER 2004 AND 01 OCTOBER 2004 - 31 MARCH 2005**

9. There was submitted and noted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which presented a statistical analysis of the Development Promotion and Building Standards functions over the identified period.

**SCOTTISH PLANNING POLICY (SPP) 4: MINERAL WORKING CONSULTATION DRAFT**

10. There was submitted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which advised and sought the Committee's views on a Scottish Executive publication entitled 'Scottish Planning Policy, SPP4, Mineral Working: Consultation Draft'.

It was agreed:-

- (i) to note the contents of the report;
- (ii) to authorise the Executive Director of Development and Property Services to submit a copy of this report to the Scottish Executive as representing the views of the Committee on the draft SPP; and
- (iii) that the Executive Director of Development and Property Services request the Cumnock and Doon Valley Minerals Trust for a position statement on the extent of disbursement of funds for the benefit of the community.

**SCOTTISH PLANNING POLICY (SPP) 8: TOWN CENTRES CONSULTATION DRAFT**

11. There was submitted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which advised and sought the Committee's views on a Scottish Executive publication entitled 'Scottish Planning Policy, SPP8, Town Centres: Consultation Draft'.

It was agreed:-

- (i) to note the contents of the report;
- (ii) that the Executive Director of Development and Property Services provide greater emphasis on Paragraph 4.3 to reflect the Committee's view that the built and recently approved retail developments at Braehead, East Kilbride and

Pollock, individually have or will have a severe impact on Kilmarnock Town Centre; and

- (iii) to authorise the Executive Director of Development and Property Services to submit a copy of this report to the Scottish Executive as representing the views of the Committee on the draft SPP.

### **DEPARTMENTAL GENERAL FUND BALANCES**

12. There was submitted a report dated 29 September 2005 (circulated) by the Executive Director of Development and Property Services which sought approval to allocate the Departmental general fund balances to fund projects identified and appraised by the Departmental Senior Management Team.

Councillor Reid, seconded by Councillor McDill, moved to continue consideration of the report to the next meeting to allow Members to consider the implications of further information to be provided by the Executive Director of Development and Property Services on the assessment criteria used to identify the top ranked 13 projects to be funded from the Departmental General Fund Balances.

Councillor Ross, seconded by Councillor Jackson, moved as an amendment that the equivalent of 2.5% of the Department of Development and Property Services net expenditure budget be held as a contingency in the Departmental General Fund Balances against unexpected events, equating to approximately £443,000, and that the remaining £880,000 be allocated to fund the projects as detailed within the report, in 2005/06 and 2006/07.

On a division by a show of hands, the amendment was carried by 8 votes to 5.

### **TOWN CENTRE - CHRISTMAS PARKING ARRANGEMENTS (Item 1, Page 1126, 03/07)**

13. There was submitted a report dated 9 September 2005 (circulated) by the Executive Director of Development and Property Services which requested the Committee to approve the parking arrangements for the Council's off-street car parks in Kilmarnock Town Centre on the four Sundays leading up to Christmas 2005.

Councillor McDill, seconded by Councillor Reid, moved to allow free parking in all the Council's off-street car parks, including the multi-storey which would be opened on the four Saturdays and Sundays leading up to Christmas and that on-street parking would also remain free of charge, on the Sundays as at present.

Councillor Ross, seconded by Councillor O'Neill, moved as an amendment to allow free parking in all the Council's off-street car parks, including the multi-storey which would be open on the four Sundays leading up to Christmas and that on-street parking would also remain free of charge, on the Sundays as at present, and that the Head of Roads and Transportation carry out parking surveys on the four Sundays leading up to Christmas, to determine the pattern of parking and to report the results to a future Committee.

On a division by a show of hands, the amendment was carried by 8 votes to 5.

### **VARIATION OF PARKING CHARGES - KILMARNOCK TOWN CENTRE**

14. There was submitted a report dated 20 September 2005 (circulated) by the Executive Director of Development and Property Services which sought approval for the

variation of on-street and off-street parking charges in Kilmarnock Town Centre from April 2006 onwards.

Councillor McDill, seconded by Councillor Reid, moved the status quo.

Councillor Ross, seconded by Councillor O'Neill, moved as an amendment to approve the proposed charges for on-street and off-street parking from April 2006 onwards as detailed within the report.

On a division by a show of hands, the amendment was carried by 8 votes to 6.

### **REVIEW OF ROAD BRIDGE ASSESSMENTS/STRENGTHENING AND FUNDING REQUIREMENTS (Item 21, Page 1703, 03/07)**

15. There was submitted a report dated 21 September 2005 (circulated) by the Executive Director of Development and Property Services which (i) advised of the current status of the programme of structural assessments of the Council's road bridges, and the requirements for strengthening/replacement of structures arising from the assessment process; (ii) requested the Committee to note that a report was submitted to the Policy and Resources Committee on 20 September 2005 asking the Committee to note the additional funding required to bring the assessment process and the strengthening/replacement programmes up to date; (iii) advised that the Policy and Resources Committee noted the report and agreed to consider, as part of the 2006/07 budget setting process, the allocation of additional funding to allow the completion of the assessment and strengthening programmes; and (iv) advised of the current backlog of bridge maintenance.

It was agreed:-

- (i) to note the current status of the programme of structural assessments of the Council's road bridges, and the requirements for strengthening/replacement of structures arising from the assessment process;
- (ii) to note that a report was submitted to the Policy and Resources Committee on 20 September 2005 which asked that Committee to note the additional funding required to bring the assessment process and the strengthening/replacement programmes up to date;
- (iii) to note that the Policy and Resources Committee noted the report and agreed to consider, as part of the 2006/07 budget setting process, the allocation of additional funding to allow the completion of the assessment and strengthening programmes; and
- (iv) to note the current backlog of bridge maintenance.

### **UNALLOCATED FOOTBRIDGES (Item 22, Page 1704, 03/07)**

16. There was submitted a report dated 21 September 2005 (circulated) by the Executive Director of Development and Property Services which (i) advised that there were a number of footbridges in East Ayrshire that were maintained by the former Strathclyde Regional Council and District Councils, but in respect of which current maintenance responsibilities could not be attributed to any specific Department; (ii) requested the Committee to note that a report was submitted to the Policy and Resources Committee on 20 September 2005 advising that the Roads Division was willing to formally adopt these footbridges if the appropriate funding for repair and maintenance could be allocated; and (iii) advised that the Policy and Resources

Committee noted the report and agreed to consider, as part of the 2006/07 budget setting process, the allocation of additional funding to undertake the necessary repair/replacement programme for these footbridges.

It was agreed:-

- (i) to note that there were a number of footbridges in East Ayrshire that were maintained by the former Strathclyde Regional Council and District Councils, but in respect of which current maintenance responsibilities could not be attributed to any specific Department;
- (ii) to note that a report was submitted to the Policy and Resources Committee on 20 September 2005 which advised that the Roads Division was willing to formally adopt these footbridges if appropriate funding for repair and maintenance could be allocated; and
- (iii) to note that the Policy and Resources Committee noted the report and agreed to consider, as part of the 2006/07 budget setting process, the allocation of additional funding to undertake the necessary repair/replacement programme for these footbridges.

#### **STRATHCLYDE PASSENGER TRANSPORT INTEGRATED TICKETING STRATEGY**

17. There was submitted a report dated 20 September 2005 (circulated) by the Executive Director of Development and Property Services which informed of the Strathclyde Passenger Transport's draft Integrated Ticketing Strategy which had been issued for consultation.

It was agreed:-

- (i) to endorse the Ticketing Strategy as detailed within the report, as recommended by Strathclyde Passenger Transport;
- (ii) that any further comment on the Ticketing Strategy be forwarded to the Strathclyde Passenger Transport by the Head of Roads and Transportation; and
- (iii) that the Executive Director of Development and Property Services urge the Strathclyde Passenger Transport to encourage early implementation of the multi-operating Ticketing System as this would benefit a number of communities within East Ayrshire.

#### **AWARDING OF CONTRACTS**

18. There was submitted a report dated 23 September 2005 (circulated) by the Depute Chief Executive/Executive Director of Corporate Support which provided, for information, details of tenders which had been accepted, as set out in Appendix II to these Minutes.

The meeting terminated at 1125 hours.

**APPENDIX I**

**EAST AYRSHIRE COUNCIL**

**CHAIR'S SUB-COMMITTEE OF THE DEVELOPMENT SERVICES COMMITTEE**

**MINUTES OF MEETING HELD ON WEDNESDAY 7 SEPTEMBER 2005 AT 1215 HOURS IN THE MEETING ROOM, COUNCIL HEADQUARTERS, LONDON ROAD, KILMARNOCK**

**PRESENT:** Councillors Eric Ross and George Smith.

**ATTENDING:** David Mitchell, Head of Administrative and Legal Services; Sandy Gillat, Chief Engineer, Operations; and Robert Beaton, Administrative Officer.

**CHAIR:** Councillor Eric Ross, Chair.

**WIDENING OF QUEEN'S DRIVE, KILMARNOCK**

1. There was submitted a report dated 30 August 2005 (circulated) by the Executive Director of Development and Property Services which sought approval to the above scheme being carried out by Roads Contracts, subject to benchmarked "Best Value" rates.

It was agreed to approve the Queen's Drive Widening Scheme being carried out by Roads Contracts, subject to benchmarked "Best Value" rates.

The meeting terminated at 1218 hours.

**APPENDIX II****AWARDING OF CONTRACTS**

<b><u>CONTRACT</u></b>	<b><u>SUCCESSFUL CONTRACTOR</u></b>	<b><u>AMOUNT</u></b>
Carriageway Resurfacing 2005 - Thin Surfacing	Kiely Brothers Ltd. Birmingham	£41,152.80
Lighting - Barbadoes Road, Kilmarnock	McGivney Construction Ltd., Kilmarnock	£33,372.50
Lighting - Titwood Drive Area, Kilmarnock	Centre Great 1991 Ltd., Ayr	£32,498.24
Lighting - Habbieauld Road Area, Kilmaurs	McGivney Construction Ltd., Kilmarnock	£44,036.00
Patching 2 North Area	Lightways Contractors Ltd., Larbert	£69,964.85
*Supply of Tipper/Gritter Combination	Lex Commercials, Glasgow	£87,609.00 each Total - £788,481.00 (9 vehicles)
Supply and Delivery of Car Derived Van	Alistair Fleming Citroen, Kilmarnock	£7,469.25 each (1 vehicle)

\* This tender was awarded on the most economic tender taking account of set criteria.