

**APPENDIX X**

**EAST AYRSHIRE COUNCIL**

**FINANCE AND PROPERTY SUB-COMMITTEE  
OF THE POLICY AND RESOURCES COMMITTEE**

**MINUTES OF MEETING HELD ON TUESDAY 26 NOVEMBER 1996 AT 1400  
HOURS IN THE MEETING ROOM, COUNCIL HEADQUARTERS, LONDON ROAD,  
KILMARNOCK**

**PRESENT:** Councillors Drew McIntyre, Douglas Reid, David Fulton, James Kelly and Eric Jackson.

**ATTENDING:** Fiona Lees, Depute Chief Executive; Barbara Haughan, Director of Support Services; Alex McPhee, Senior Depute Director of Finance; Robert McLeary, Head of Property; Julie Armstrong, Senior Administrative Officer and Alex Hewetson, Administrative Officer.

**APOLOGIES:** Councillors David Sneller, Wilma Doyle, Jane Darnbrough, Daniel Coffey, Kim Nicoll and Tommy Farrell.

**CHAIR:** In the absence of Councillor Sneller, Chair, Councillor McIntyre was unanimously appointed and took the Chair.

**BUDGETARY CONTROL SUMMARY STATEMENT - GENERAL SERVICES  
REVENUE ACCOUNT TO 11 OCTOBER 1996 (PERIOD 7)**

1. There was submitted and noted a report dated 12 November 1996 (circulated) by the Director of Finance on the current budgetary control position of the General Services Revenue Account for the period ended 11 October 1996 (Period 7).

**BUDGETARY CONTROL SUMMARY STATEMENT - HOUSING REVENUE  
ACCOUNT TO 11 OCTOBER 1996 (PERIOD 7)**

2. There was submitted a report dated 13 November 1996 (circulated) by the Director of Finance on the current budgetary control position of the Housing Revenue Account for period ended 11 October 1996 (Period 7).

It was agreed:-

- (i) to note that the figure for the projected surplus for financial year 1996/97 of £325,000, contained within paragraph 3.1 of the report, should have read £466,000; and
- (ii) otherwise to note the contents of the report.

**GENERAL SERVICES CAPITAL PROGRAMME (PERIOD 7)**

3. There was submitted and noted a report dated 12 November 1996 (circulated) by the Director of Finance on the current position regarding the General Services Capital Programme 1996/97.

### STATISTICAL INFORMATION ON REVENUE COLLECTION

4. There was submitted a report dated 11 November 1996 (circulated) by the Director of Finance showing the billing and collection position of the Council as at 31 October 1996.

It was agreed to recommend:-

- (i) that the Director of Finance request CoSLA to make representations to the Secretary of State for Scotland on the treatment of collection costs of local tax arrears; and
- (ii) otherwise to note the contents of the report.

### FINANCIAL REGULATIONS

5. There was submitted a report dated 15 November 1996 (circulated) by the Director of Finance seeking authority to effect an amendment to the Financial Regulations adopted by the Council on 2 April 1996.

It was agreed to recommend to Council that the final paragraph of Section 24.1 of the Financial Regulations be amended to read as follows: "In the case of contracts when the estimated value is less than or equal to the amounts stated above, the relevant Directors shall make arrangements to ensure value for money is obtained in the supply of goods, materials or services or for the execution of works".

### REPORT ON THE METHODS EMPLOYED BY THE PROPERTY SERVICES DEPARTMENT IN ESTABLISHING VALUATION FIGURES FOR PROPERTIES/LAND ETC

6. There was submitted a report dated 8 November 1996 (circulated) by the Director of Support Services on the methods employed by the Property Services Department in establishing valuation figures for properties/land etc.

It was agreed:-

- (i) that guideline/upset figures for properties/land etc would only be used selectively in reports to Committee and, where deemed appropriate, excluded for reasons of commercial sensitivity, at the discretion of the Head of Property Services; and
- (ii) otherwise to note the contents of the report.

### EXCLUSION OF PRESS AND PUBLIC

7. The Sub-Committee resolved that under Section 50A(4) of the Local Government (Scotland) Act 1973, as amended, the Press and public be excluded from the meeting for the following items of business on the grounds that they involved the likely disclosure of exempt information as defined in Paragraph 9 of Schedule 7A of the Act.

**REQUEST FOR AUTHORITY TO NEGOTIATE FOR THE DISPOSAL OF UNIT 2,  
BLOCK 2, THISTLEPARK SOUTH INDUSTRIAL ESTATE, CRAIGENS ROAD,  
CUMNOCK**

8. There was submitted a report dated 11 November 1996 (circulated) by the Director of Support Services seeking authority for the Head of Property Services to enter into negotiations for the disposal of Unit 2, Block 2, Thistlepark South Industrial Estate, Cumnock.

It was agreed to authorise the Head of Property Services to negotiate with the applicant for the sale of Unit 2, Block 2, Thistlepark South Industrial Estate, Cumnock, subject to Development Services Committee agreement to dispose of the property.

**PROPOSED DISPOSAL OF FORMER SCHOOL BUILDING, BANK GLEN,  
NEW CUMNOCK**

9. There was submitted a report dated 6 November 1996 (circulated) by the Director of Support Services seeking authority for the Head of Property Services to enter into negotiations for the disposal of the former School Building, Bank Glen, New Cumnock.

The Head of Property Services reported that the applicants detailed in the report for the disposal of the former School Building, Bank Glen, New Cumnock may no longer have an interest in acquiring the property.

It was agreed:-

- (i) to remit to the Head of Property Services to establish if the applicant retained an interest in acquiring the property and, if so, to authorise the Head of Property to negotiate with the applicant for the sale of the former School Building, Bank Glen, New Cumnock; and
- (ii) in the event that the applicant had no interest in acquiring the property to authorise the Head of Property Services to re-examine methods of disposal.

**LAND ADJACENT TO 5/9 ST MARNOCK PLACE, KILMARNOCK**

10. There was submitted a report dated 11 November 1996 (circulated) by the Director of Support Services seeking authority to declare surplus to requirements, land adjacent to 5/9 St Marnock Place, Kilmarnock.

It was agreed to remit to the Head of Property Services to arrange for the disposal of the land adjacent to the building at 5/9 St Marnock Place, Kilmarnock, to the applicant, subject to the undernoted terms and conditions:-

- (i) the purchase price would be £1 (One Pound) if requested;
- (ii) the applicant would undertake to rectify, at his own expense, all problems within the building which, in his opinion, had arisen as a result of the car park being constructed adjacent to the building and would absolve East Ayrshire Council from all involvement therein;
- (iii) the applicant would agree to carry out, at his own expense, all necessary works to convert the wasteground at St Marnock Place into a public car park. All works to be carried out in accordance with a specification to be provided by

the Head of Roads and Transportation, and all works to be completed before the closure of the parking spaces affected by the development proposals;

- (iv) the date of entry would be concurrent with the commencement date of the contract for the development of the building and the disposal conditional upon the land being developed for the purposes identified within the current development plan;
- (v) the Council would retain a right of pre-emption to take back ownership of the land if the development did not proceed, or was not completed in accordance with the approved development plan;
- (vi) the proposed disposal would be subject to planning permission and building warrant being granted for the current development proposal;
- (vii) the applicant would be responsible for payment of the Council's reasonably incurred legal fees and outlays associated with the transaction; and
- (viii) the Head of Legal Services would include any other conditions considered necessary to protect the interest of East Ayrshire Council in respect of these proposals.

#### **LAND AT STRAWBERRYBANK COTTAGE, KAY PARK, KILMARNOCK**

11. There was submitted a report dated 11 November 1996 (circulated) by the Director of Support Services seeking authority to declare surplus to requirements, a triangle of land adjacent to the subjects known as Strawberrybank Cottage, Kay Park, Kilmarnock.

It was agreed to authorise the Head of Property Services to dispose of a triangle of land adjacent to Strawberrybank Cottage, Kay Park, Kilmarnock, to the applicant on terms and conditions to be negotiated by the Head of Property Services.

#### **LAND AT WILLIE ROSS PLACE/KENNEDY DRIVE, KILMARNOCK**

12. There was submitted a report dated 11 November 1996 (circulated) by the Director of Support Services requesting authority to declare surplus to requirements, garden ground at Willie Ross Place/Kennedy Drive, Kilmarnock.

It was agreed to authorise the Head of Property Services to dispose of land at Willie Ross Place/Kennedy Drive, Kilmarnock, to the applicants on terms and conditions to be negotiated by the Head of Property Services.

#### **PLOTS 1 AND 2, LORENY DRIVE INDUSTRIAL ESTATE, KILMARNOCK**

13. There was submitted a report dated 11 November 1996 (circulated) by the Director of Support Services seeking authority to declare surplus to requirements, the subjects known as Plots 1 and 2, Loreny Drive Industrial Estate, Kilmarnock.

It was agreed to authorise the Head of Property Services to dispose of Plots 1 and 2, Loreny Drive Industrial Estate, Kilmarnock, to the applicant on terms and conditions to be negotiated by the Head of Property Services.

**RE-ALLOCATION OF HOUSE AT 87 HURLFORD ROAD, KILMARNOCK**

14. There was submitted a report dated 31 October 1996 (circulated) by the Director of Support Services seeking authority to re-allocate the dwellinghouse at 87 Hurlford Road, Kilmarnock.

It was agreed to authorise the Head of Property Services to re-allocate the dwellinghouse at 87 Hurlford Road, Kilmarnock, from the Social Work Department Account to the Housing Department Account

The meeting terminated at 1425 hours.

**GENERAL SERVICES ESTIMATES 1997/98 - PROPOSED TIMETABLE**

<b>Date</b>	<b>Committee Meeting</b>	<b>Report(s) for approval Submitted By</b>	<b>Subject</b>
7 January 1997	Policy and Resources (Special)	Director of Finance	General Services CCLS Revenue Budget 1997/98
			Housing Revenue Account CCLS Revenue Budget 1997/98
			Commercial Operations CCLS Revenue Budget 1997/98
			Treasury Management Annual Strategy Report
			Insurance Proposals
			Notification by Secretary of State of:
			(a) Capping Regulations
			(b) Grant Aided Expenditure Levels
			(c) Aggregate External Finance Settlement
23 January 1997	Policy and Resources (Special)	Director of Finance	Savings and Growth Packages for Public Consultation
			Timetable for Public Consultation
25 January - 19 February 1997	Public Consultation Meetings		
25-27 February 1997	Service Committees (Special)	Service Directors	Savings/Growth Packages taking account of consultation feedback
5 March 1997	Policy and Resources (Special)	Director of Finance	Savings/Growth Proposals from Service Committees
			Setting the Council Tax Levels 1997/98
6 March 1997	Council Meeting (Special)	Director of Finance	Setting the Council Tax Levels 1997/98

**HOUSING REVENUE ACCOUNT ESTIMATES 1997/98 - PROPOSED TIMETABLE**

<b>Date</b>	<b>Committee Meeting</b>	<b>Report(s) for approval Submitted By</b>	<b>Subject</b>
7 January 1997	Policy and Resources (Special)	Director of Finance	Housing Revenue Account CCLS Revenue Budget 1997/98
15 January 1997	Housing Committee	Director of Finance	Notes Housing Revenue Account CCLS Revenue Budget 1997/98 and general implications
23 January 1997	Policy and Resources (Special)	Director of Finance	Savings and Growth Package for Public Consultation Timetable for Public Consultation
27 January - 3 February 1997	Public Consultation Meetings		
11 February 1997 (am)	Housing Committee (Special)	Director of Finance	Setting of Council House Rent Levels 1997/98
11 February 1997 (pm)	Policy and Resources (Special)	Director of Finance	Setting of Council House Rent Levels 1997/98
13 February 1997	Council Meeting (Special)	Director of Finance	Setting of Council House Rent Levels 1997/98