

Property Services Committee
8 October 2002

Irvine, 8 October 2002 - At a Meeting of the Property Services Committee of North Ayrshire Council at 2.00 p.m.

Present

Thomas Barr, John Bell, Gordon Clarkson, David Gallagher, Jane Gorman, Margaret McDougall, Margaret Munn, David O'Neill, Robert Rae, John Sillars and Samuel Taylor.

In Attendance

T. Orr, Corporate Director (Property Services), O. Clayton, Head of Housing, J. Paul, Head of Technical Services, J. Currie, Head of Cleansing, Grounds Maintenance and Transport, N. Buchan, Head of Roads (Property Services); D. Nibloe, Chief Financial Accountant (Finance); S. Bale, and J. Bannatyne, Corporate and Democratic Support Officers and J. Stevenson, Communications Officer (Chief Executive's).

Chair

Councillor Barr in the Chair.

Apologies for Absence

Jacqueline Browne, Stewart Dewar, Drew Duncan, James Jennings and Richard Wilkinson.

Scotland in Bloom

The Chair and the Convener paid tribute to the excellent work carried out by Robert Kirk, Grounds Maintenance Controller and his staff in connection with Largs entry into this year's Scotland in Bloom event. The Council staff worked in conjunction with "Largs Blooming Lovely" and the Largs entry won first prize in its category. At the subsequent Nations in Bloom event held in Germany, Largs attained third place in Category A.

The Committee agreed that the Corporate Director (Property Services) pass on the congratulations to the staff involved.

1. Minutes

The Minutes of the Meeting held on 27 August 2002, copies of which had previously been circulated, were confirmed.

2. Protocol on Joint Litter Patrols

Submitted report by the Corporate Director (Property Services) on the proposed introduction of a joint initiative involving officers from both Strathclyde Police and the Council to address litter problems throughout North Ayrshire.

The Corporate Policy Committee in March 2002 agreed (a) to approve in principle a litter and fly tipping initiative including the establishment of a dual roled officer post with responsibility for the duties of Litter Warden and Recycling Officer; and (b) to remit detailed consideration and implementation of the proposals to the Property Services Committee.

It is proposed to appoint a litter/recycling officer who, accompanied by a Police Officer, will patrol agreed areas of North Ayrshire worst affected by litter problems. A protocol on these proposed joint litter patrols has been agreed between the Council and Strathclyde Police with a view to formalising the working practices regarding the issuing of fixed penalty notices for contraventions of the Environmental Protection Act 1990.

The Protocol will enable the Litter/Recycling Officer to issue, at his discretion, fixed penalty notices for litter offences to persons over 16 years of age. The current fixed penalty charge is £25. The Police Officer in attendance will note the details provided by an offender and will act as a witness to the offence. Failure to make payment within 14 days will result in the offence being reported to the Procurator Fiscal. Offenders under 16 years of age will be given the opportunity to pick up the litter and advised that a letter informing their parents or guardian of the incident will be sent within 48 hours.

The Committee agreed (a) to proceed with the appointment of a dual role Litter/Recycling Officer; and (b) to approve the Protocol on Joint Litter Patrols as detailed in the Appendix to the report.

3. Public Performance Reporting: Statutory Performance Indicators for 2001/02

Submitted reports by the Corporate Director (Property Services) on the performance of the undernoted services within the Property Services grouping during 2001/02 in relation to Statutory Performance Indicators and targets for 2002/03, 2003/04 and 2004/05:-

- 1) Housing Services;
- 2) Housing Response Repairs;
- 3) Environmental Services; and
- 4) Roads Services.

The Committee (a) noted the level of performance during 2001/02; and (b) agreed (i) to approve the targets outlined in the report for the above services for the year 2002/03, 2003/04 and 2004/05; and (ii) that this information be incorporated into the Council-wide Annual Performance Report.

4. Winter Maintenance 2002/03

Submitted report by the Corporate Director (Property Services) on the preparations which have been made by the Council's Roads Service to address winter conditions on North Ayrshire adopted roads, full details of which are contained in the Council's "Winter Maintenance Procedures and Resources 2002/03" document.

The proposals to improve the current procedures include the acquisition of five new trucks which will carry de-mount gritters and snowploughs to provide a more reliable service. All snowploughs have been fully serviced and the de-mount gritters adapted to be powered by the trucks themselves providing a more reliable power source with reduced emissions and noise. The salt barn at Goldcraigs Depot, Kilwinning is now fully operational and the salt is being kept in a protected environment. A new vehicle tracking system has been installed in a small number of vehicles on a trial basis which will be extended to all vehicles if successful and discussions are ongoing with the Met Office regarding a new improved weather reporting system. A trial run of all winter equipment will be carried out on 27 October 2002.

The Committee (a) noted the measures in place; and (b) agreed to approve the proposed improvements.

5. Tenders

(5.1) Dreghorn: Greenwood Academy: Window Replacement

Submitted report by the Corporate Director (Property Services) on tenders received for the replacement of windows at Greenwood Academy, Dreghorn. The lowest tender received was adjusted to add a provisional sum of £220,000 based on the tender rates to enable the remaining block at the school to be completed as part of the window replacement programme.

The Committee agreed to accept the lowest tender in the corrected amount of £644,926.13 submitted by Anglian Windows Ltd.

(5.2) Hayocks Primary School, Stevenston and Stanley Primary School, Ardrossan: Window Replacement: Negotiated Tender

Submitted report by the Corporate Director (Property Services) on the outcome of the negotiated tendering process with Thermashield, Glasgow in respect of the installation of new UPVC windows at Hayocks Primary School, Stevenston and Stanley Primary School, Ardrossan.

The Committee on 27 August 2002 agreed (a) to authorise the Corporate Director (Property Services) to enter into formal discussions with Thermashield, Glasgow to negotiate a tender for UPVC windows installations at the above schools; and (b) to present the tender for approval if the negotiations were satisfactory.

The Committee agreed to accept the tender negotiated with Thermashield, Glasgow amounting to £172,512.27 for the proposed new UPVC window installations at the above schools.

6. Isle of Arran: Whiting Bay: Northbank: Closing Order

Submitted report by the Corporate Director (Property Services) on the proposed service of a Closing Order on the owner of the property known as Northbank, Whiting Bay, Isle of Arran.

The Committee agreed to authorise the service of the Closing Order.

7. Revenue Budget 2002/03: Budgetary Control

Submitted report by the Assistant Chief Executive (Finance) on the budgetary control position for Property Services at the end of August 2002 and projections for the financial year 2002/03.

Noted.

The meeting ended at 2.55 p.m.