

Commercial Services Committee
12 February 1997

Irvine, 12 February 1997 - At a Meeting of the Commercial Services Committee of North Ayrshire Council at 2.00 p.m.

Present

Peter McNamara, Patrick Browne, John Donn, Joseph McKinney, Gena Seales , George Steven and Samuel Taylor.

In Attendance

The Chief Executive; The Director of Commercial Services; N McCallum, Head of Commercial Support; J Currie, Head of Cleansing and Grounds Maintenance; C Nelson, Operations Manager (Cleaning) (Commercial Services); J Hare, Principal Officer (Budgeting and Accountancy) (Financial Services); S King, Corporate Policy Officer and J Bannatyne, Administration Officer (Chief Executive).

Chair

Mr McNamara in the Chair.

Apologies for Absence

Thomas Dickie, James Clements, Irene Oldfather and Robert Rae.

1. Minutes Confirmed

The Minutes of the Meeting held on 18 December 1996, copies of which had previously been circulated, were confirmed.

2. Tenders for Vehicles Etc. 1996/97

Submitted report by the Director of Commercial Services on progress in the fourth phase of the replacement vehicles programme for 1996/97, confirming the offers submitted and the tenders accepted.

Noted.

3. Charges for Commercial Refuse Collection

Submitted report by the Director of Commercial Services on revised charges for the collection and disposal of commercial refuse as from 1 April 1997 as part of the 1997/98 budget proposals.

It is proposed to raise the costs in relation to sacks by 1 pence to 26 pence per unit (i.e. the equivalent of 3 sacks collected once a week) and by 50 pence per skip per collection (both exclusive of VAT).

The Committee agreed to approve these increases.

4. Charges for Refuse Disposal

Submitted report by the Director of Commercial Services on revised charges for the disposal of waste from contractors as from 1 April 1997 as part of the 1997/98 budget proposals.

It is proposed to increase the cost for a ten cubic-yard skip or lorry by £1 to £19 and for a small van by 50 pence to £6.50 (both exclusive of VAT and Landfill Tax).

The Committee agreed to approve these increases.

5. *Nobel House: Canteen Facilities*

The Committee agreed unanimously to suspend Standing Orders to enable the following item of business to be discussed and proceeded to consider a report by the Director of Commercial Services on revised proposals for the provision of catering facilities at Nobel House.

On 18 December 1997 the Committee had approved proposals for a joint arrangement with the Carlton Catering Group to establish catering/canteen facilities for staff at Nobel House subject to the payment by the Council of an annual subsidy of £15,000. However, during subsequent discussions with the Group some of the new issues which they raised were unacceptable to the Commercial Services Directorate.

Positive discussions have since been held with ICI who are landlords of the catering facility about the Council's DSO taking over the premises and equipment from Carlton. Carlton's existing four members of staff would be re-employed by the Council. In return ICI would be allowed access to the facility. These revised proposals present no additional costs.

The Committee agreed to authorise the Head of Catering and Cleaning to provide the catering facility at Nobel House through the DSO.

6. *Capital Programme 1997/98*

Submitted report by the Director of Commercial Services on the proposed Capital Programme for the Cleansing, Transport, Catering, Cleaning and Support Services within the Commercial Services Directorate, for 1997/98.

The Committee agreed (a) to approve the submission of the Capital Plan Proposals for 1997/98 in the priority order detailed in the report; and (b) to remit the report to the Corporate Strategy Committee for consideration.

7. *Customer Survey: Building Cleaning*

Submitted report by the Director of Commercial Services enclosing the findings of a questionnaire-based survey of sixty-four Heads of Establishments which sought to establish the level of customer satisfaction with the Building Cleaning Service, and which demonstrated that there was generally a very high degree of satisfaction with the overall performance of cleaning duties.

The Committee agreed to utilise the results as part of the bench-marking process, taking cognisance of where standards should be maintained or improved when preparing a specification for the Building Cleaning tendering process.

8. *Attendance at Conferences*

Submitted report by the Director of Commercial Services on the three conferences selected for attendance in 1997/98 during the year commencing 1 April 1997.

The Committee agreed to be represented at (a) The Institute of Waste Management Conference and Exhibition in Torbay in June 1997; (b) The Hotel Olympia in London in January 1998; and (c) one other conference, on Grounds Maintenance, yet to be determined.

9. Exclusion of Public

The Committee resolved, in terms of Section 50A (4) of the Local Government (Scotland) Act 1973, to exclude from the Meeting the press and the public for the following items of business on the grounds that they involve the likely disclosure of exempt information as defined in Paragraph 9 of Part I of Schedule 7A of the Act.

10. Proposed Landfill Site

(a) Appointment of Consultants

Submitted report by the Director of Commercial Services on the appointment of Consultants to carry out surveys and preparatory work including the submission of applications for planning consent and site licence in connection with a proposed landfill site.

On the basis of tenders and presentations and following consultation with an Officer Working Group, RSP Cairns of Edinburgh had been considered most suitable and were duly instructed to commence work.

The Committee agreed to homologate this decision.

(b) Acquisition of Land

Submitted report by the Director of Commercial Services on the progress of negotiations to acquire land for use as a landfill site.

The Committee agreed, subject to all necessary permissions being obtained, (i) to recommend to the Support Services Committee that the ground be purchased at the price indicated in the report, with payments being staged over four years; (ii) that negotiations take place with the sand contractors to agree royalty payments and a working plan; and (iii) that appropriate provision be made in the Capital Plan.

11. Building Cleaning Section

Catherine Nelson, the Operations Manager (Cleaning) gave a presentation on the Building Cleaning Section within the Commercial Services Directorate, detailing the work of the section.

The Committee welcomed the presentation and noted the position.

The meeting ended at 2.25 p.m.