

Environment & Regeneration Committee**Thursday 12 January 2023 at 3pm**

Present: Councillors Brooks, Cassidy, Clocherty, Crowther, Curley, Jackson, Law (for Nelson), McCabe, McCormick, Quinn and Robertson.

Chair: Councillor Clocherty presided.

In attendance: Interim Director Environment & Regeneration, Shared Head of Roads & Environmental Services, Interim Head of Property Services, Head of Legal & Democratic Services, Public Protection Manager, Mr P MacDonald, Mr C MacDonald, Ms L Carrick, Ms E Peacock and Ms K MacVey (Legal & Democratic Services), Mr M Thomson (for Interim Director Finance & Corporate Governance), Ms J Wilson and Mr G Smith (Finance Services), Ms J Horn (Regeneration & Planning), ICT Services & Customer Services Manager, Mr P Coulter (for Service Manager Communications, Tourism and Health & Safety).

This meeting was held at the Municipal Buildings, Greenock with Councillors Law, McCabe, McCormick and Quinn attending by video-conference.

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

22 Apologies, Substitutions and Declarations of Interest**22**

An apology for absence was intimated on behalf of Councillor Nelson, with Councillor Law substituting.

No declarations of interest were intimated, but certain connections were intimated as follows:

Agenda Item 4 (Inverclyde Strategic Housing Investment Plan 2023-2028) – Councillors Brooks, Curley and Clocherty.

Agenda Item 5 (Landlord Registration Update) – Councillor Curley

Agenda Item 14 (Contract Awards – 1 April 2022 to 30 September 2022) – Councillors Cassidy and Robertson

Agenda Item 19 (Property Asset Management – Report on offers (a) 80 Leven Road, Greenock (b) Site of former Fancy Farm Tenants' Hall, Cawdor Crescent, Greenock (c) sale of house to existing tenant) – Councillor Crowther

The Vice Convener being of the opinion that the undernoted report by the Interim Director Environment & Regeneration was relevant, competent and urgent moved its consideration in terms of the relevant Standing Order to allow the Committee to consider the impact of the recent flooding events in Inverclyde. This was agreed unanimously.

23 Flooding Event 30 December 2022**23**

There was submitted a report by the Interim Director Environment & Regeneration informing the Committee of the actions taken during the flood event of 30 December 2022.

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Decided:

- (1) that the following be noted (a) the actions of the Roads Service to manage the flooding event and clear debris from the burns and grids across Inverclyde over a four-day period; and (b) that the rainfall over a 3 hour period on the early morning of 30 December 2022 exceeded the expected weather forecast;
- (2) that it be noted that the Civil Contingences Service has an Officer on call 24 hours a day and the Duty Officer on call that day coordinated a multi-agency stakeholders liaison meeting;
- (3) that it be noted that additional roads operatives attended to supplement the operatives on standby and to support the response to the event; and
- (4) that it be remitted to officers to submit a report to a future meeting of the Committee providing an update on the Inverclyde Council Flood Action Plan and Surface Water Management Plan.

24 2022/23 Revenue Budget as at 31 October 2022 24

There was submitted a report by the Interim Director Finance & Corporate Governance and the Interim Director Environment & Regeneration advising the Committee of the 2022/23 Revenue Budget projected position at 31 October 2022.

Decided: that it be noted that the Revenue Budget is currently projected to underspend in 2022/23 by £132,000 based on figures as at 31 October 2022.

25 Environment & Regeneration Capital Programme 2022/25 - Progress 25

There was submitted a report by the Interim Director Environment & Regeneration and Interim Director Finance & Corporate Governance providing an update on the status of the projects within the 2022/25 Environment & Regeneration Capital Programme.

Decided:

- (1) that the current position and progress on the specific projects of the 2022/25 Capital Programme and City Deal as detailed in the report and appendices be noted;
- (2) that the utilisation of £56,000 from the Greenock Towns Centre budget to meet the overspend on the Jamaica Street carpark project be agreed;
- (3) that it be remitted to officers to submit a report to the next meeting of the Committee advising on which projects have received funding from the Town and Village Centres / Place Based Funding;
- (4) that it be remitted to the Interim Director Environment & Regeneration to submit a report to a future meeting of the Committee outlining the potential options for replacing the paddle steamer Comet replica in Port Glasgow; and
- (5) that delegated authority be granted to the Interim Director Environment & Regeneration to remove the paddle steamer Comet replica.

26 Inverclyde Strategic Housing Investment Plan 2023-2028 26

There was submitted a report by the Interim Director Environment & Regeneration seeking approval of the Strategic Housing Investment Plan 2023-2028.

Councillors Brooks and Curley declared a connection as Members of the Board of Inverclyde Leisure, and Councillor Clocherty declared a connection as a registered landlord. They also formed the view that the nature of their connection and of the item of business did not preclude their continued presence in the meeting or their participation in the decision making process and they were declaring for transparency.

Decided:

- (1) that the Strategic Housing Investment Plan for the five-year period 2023 – 2028 be

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approved for submission to the Scottish Government by Inverclyde Council;

(2) that the content and projects in the Strategic Housing Investment Plan 2023-2028, as detailed in appendix 1 of the report, be noted; and

(3) that it be remitted to officers to remove 'Police Station Field' from the list of projects marked under the Slippage Programme in the Strategic Housing Investment Plan 2023-2028.

27 Landlord Registration Update 27

There was submitted a report by the Interim Director Environment & Regeneration providing an update on (1) the enforcement options available under the Private Landlord Registration regime including the use of Rent Penalty Notices; and (2) the circumstances where the Housing (Landlord Registration) Sub-Committee may be required to meet to make a determination on a landlord's fit & proper status.

Councillor Curley declared a connection as a private landlord of a residential property in Inverclyde. He also formed the view that the nature of his connection and of the item of business did not preclude his continued presence in the meeting or his participation in the decision making process and he was declaring for transparency.

Decided:

(1) that the current progress on Landlord Registration in Inverclyde be noted; and

(2) that it be delegated to the Interim Director Environment & Regeneration to submit a report to the next meeting of the Committee providing an appraisal of the Council's proposed Landlord Registration Scheme.

28 General Update 28

There was submitted a report by the Interim Director Environment & Regeneration providing an update on (1) the Gourock, Dunoon and Kilcreggan ferry project following an outstanding remit and (2) the extension of the temporary contract for the Grounds Manager (Shared Services).

Decided:

(1) that the update on the Gourock, Dunoon and Kilcreggan ferry project be noted; and

(2) that the extension of the temporary contract for the Grounds Manager (Shared Services) until 31 May 2023 be noted.

29 Participation in the Edinburgh Process and Declaration 29

There was submitted a report by the Interim Director Environment & Regeneration (1) seeking approval for Inverclyde Council to participate in the Edinburgh Process and Declaration; and (2) requesting that the decision of the Committee is remitted to the Inverclyde Council for approval.

Decided: that (a) it be agreed to participate in the Edinburgh Process and Declaration; and (b) the Committee's decision is remitted to the Inverclyde Council for approval.

30 Traffic Calming Priority 2022/23 - Update 30

There was submitted a report by the Interim Director Environment & Regeneration providing an update to the report submitted to the Committee on 27 October 2022 on the proposed traffic calming measures for Union Street and Newark Street, Greenock.

Decided:

(1) that it be noted that Newark Street and Union Street, Greenock were at the top of

the traffic calming priority list for 2022;

(2) that it be noted that the proposed traffic calming proposals are funded from the Roads RAMP as the external Roads Safety fund has been paused indefinitely by the Scottish Government as a consequence of the cost of living crisis;

(3) that (a) a revision to the proposed scheme, with the removal of the Vehicle Activated signs, be noted; and (b) it be noted that the scheme will now consist of three mini roundabouts on Newark Street, Greenock and signs and lines on Union Street, Greenock and will only require one year's funding allocation;

(4) that it be noted that a public consultation will be undertaken on the implementation of the Traffic Calming Measures, and the results will be presented to the Committee; and

(5) that the 2021 traffic calming priority list be noted.

31 Proposed Street Naming and Numbering Charging Scheme for Inverclyde 31

There was submitted a report by the Interim Director Environment & Regeneration seeking approval for a proposed charging scheme for the naming and numbering of new streets and addresses.

Decided: that the charging scheme for street naming and numbering as detailed in appendix 3 of the report be approved.

32 Port Glasgow and Kilmacolm Waiting and Loading Traffic Regulation Orders (Variations 8 and 9) – Maintained Objections 32

There was submitted a report by the Shared Head of Roads & Environmental Services (1) informing the Committee of the outcome of the consultation procedure undertaken for the following two Traffic Regulation Orders (a) 'The Inverclyde Council (Various Roads) (Port Glasgow, Kilmacolm & Quarriers Village) (Waiting Restrictions) (Variations No. 8) Order 2022' relating to Port Glasgow and (b) 'The Inverclyde Council (Various Roads) (Port Glasgow, Kilmacolm & Quarriers Village) (Waiting Restrictions) (Variations No. 9) Order 2022' relating to Kilmacolm; and (2) seeking a decision on whether the Committee will hear the objections relating to each of the Traffic Regulation Orders itself or appoint an independent Reporter.

Decided:

(1) that the requirement to hold a public hearing to consider the maintained objections to both Traffic Regulation Orders be noted;

(2) that it be agreed to hear the maintained objections for both Traffic Regulation Orders through an independent Reporter; and

(3) that it be remitted to the Shared Head of Roads & Environmental Services and the Head of Legal & Democratic Services to make the necessary arrangements for the public hearings.

33 West Blackhall Street Proposed Roads Orders – Maintained Objections 33

There was submitted a report by the Shared Head of Roads & Environmental Services (1) informing the Committee of the outcome of the consultation procedure undertaken for the following (a) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (One Way, One Way Cycle Track, Prohibition of Entry, Left Turn Only Restriction and Prohibition of Right and Left Turns) Traffic Regulation Order 2022; (b) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (26 Tonnes Weight Restriction) Order 2022; (c) The Inverclyde Council (Various Roads) (Inner Greenock) (Controlled Parking Zone) (Variation No. 7) Order 2022; (d) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (20mph

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Speed Limit) Order 2022; and (e) The Inverclyde Council, West Blackhall Street, Greenock (Redetermination of Means of Exercise of Public Right of Passage) Order 2022; (2) informing the Committee of the requirement for the maintained objection to the Redetermination Order to be held by an independent Reporter; and (3) seeking a decision on whether the Committee will hear the maintained objections for the relevant Traffic Regulation Order and Weight Restriction Order itself or appoint an independent reporter.

Decided:

(1) that (a) the requirements for an independent Reporter to consider the maintained objection to the Redetermination Order (RO) be noted; and (b) it be noted that the cost associated with this is approximately £5,000, which would come from the SPT Greenock Town Centre Improvements Budget;

(2) that the requirement to hold a public hearing to consider the maintained objections for (a) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (One Way, One Way Cycle Track, Prohibition of Entry, Left Turn Only Restriction and Prohibition of Right and Left Turns) Traffic Regulation Order 2022; and (b) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (26 Tonnes Weight Restriction) Order 2022, be noted;

(3) that it be agreed to hear the maintained objections for (a) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (One Way, One Way Cycle Track, Prohibition of Entry, Left Turn Only Restriction and Prohibition of Right and Left Turns) Traffic Regulation Order 2022; (b) The Inverclyde Council, West Blackhall Street and Adjoining Roads, Greenock (26 Tonnes Weight Restriction) Order 2022; and (c) The Inverclyde Council, West Blackhall Street, Greenock (Redetermination of Means of Exercise of Public Right of Passage) Order 2022 through an independent Reporter; and

(4) that it be remitted to the Shared Head of Roads & Environmental Services and the Head of Legal & Democratic Services to make the necessary arrangements for the public hearings.

34 Memorial Bench Review

34

There was submitted a report by the Interim Director Environment & Regeneration seeking approval to end the provision of memorial benches and to offer a memorial tree service in its place.

Decided:

(1) that it be agreed that the provision of additional memorial benches be stopped as of 1 April 2023;

(2) that it be agreed that officers contact existing owners of memorial benches in poor condition and remove those benches where no feedback is received;

(3) that it be agreed to expand the memorial bench plaques scheme as detailed in paragraph 4.2 of the report;

(4) that it be agreed to expand the memorial wall plaque scheme as detailed in paragraph 4.3 of the report; and

(5) that it be agreed to introduce a memorial tree service as detailed in paragraph 4.4 of the report.

35 Property Asset Management – Public Report – Former Glenbrae Children’s Centre

35

There was submitted a report by the Interim Director Environment & Regeneration seeking authority to declare the former Glenbrae Children’s Centre as surplus to requirements and thereafter to place the property on the open market for sale and for lease.

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Decided: that (a) it be agreed to declare the former Glenbrae Children's Centre, Greenock surplus to requirements; (b) delegated authority be granted to the Interim Director Environment & Regeneration to place the same on the open market for sale/to lease, thereafter to set a closing date when the level of interest justifies it; and (c) it be noted that a further report will be brought before this Committee with a recommendation to accept whichever offer is deemed to provide the greatest economic benefit to the Council.

36 Contract Awards – 1 April 2022 to 30 September 2022 36

There was submitted a report by the Interim Director Environment & Regeneration advising the Committee of contracts awarded for the supply of goods and materials, provision of services and execution of works during the period 1 April 2022 to 30 September 2022.

Councillor Cassidy declared a connection as a relative sits on the board of an organisation mentioned in the report, and Councillor Robertson declared a connection as a Member of the Board of Financial Fitness. They also formed the view that the nature of their connections and of the item of business did not preclude their continued presence in the meeting or their participation in the decision making process and were declaring for transparency.

Decided: that the contracts awarded by the Council during the period 1 April 2022 to 30 September 2022 be noted.

37 Road Naming within New Development at Site of Former McPherson Centre, Gourrock 37

There was submitted a report by the Interim Director Environment & Regeneration seeking approval to name a new road being created within the residential development on the site of the former McPherson Centre in Gourrock.

Decided: that it be agreed to name the road in the new development 'McPherson Place'.

38 Proposed Redetermination Order – The Inverclyde Council, Mirren's Shore, Port Glasgow (Redetermination of Means of Exercise of Public Right of Passage) Order 2022 38

There was submitted a report by the Head of Legal & Democratic Services (1) requesting the Committee consider and then remit the proposed Redetermination Order titled 'The Inverclyde Council, Mirren's Shore, Port Glasgow (Redetermination of Means of Exercise of Public Right of Passage) Order 2022 to the Inverclyde Council for its approval and subsequent implementation; and (2) seeking approval for the updating of the Scheme of Delegation (Officers) with the proposed update being remitted to the Inverclyde Council for approval and subsequent implementation.

Decided:

(1) that (a) the Proposed Redetermination Order be agreed and remitted to the Inverclyde Council for approval; and (b) delegated authority be granted to the Shared Head of Roads & Environmental Services and the Head of Legal & Democratic Services to arrange for the implementation of the order;

(2) that it be agreed that the Scheme of Delegation (Officers) be updated to the effect that, where there are no maintained objections to any Redetermination Order, the Head of Legal & Democratic Services will be authorised to confirm such a Redetermination Order on behalf of the Council; and

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(3) that the proposed update to the Scheme of Delegation (Officers) be remitted to the Inverclyde Council for approval and subsequent implementation.

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.

Item	Paragraph(s)
Clune Park Update	8 & 9
Waste Collection Contracts Update	6, 8 & 9
Property Asset Management – Report on offers (a) 80 Leven Road, Greenock (b) Site of former Fancy Farm Tenants’ Hal, Cawdor Crescent, Greenock (c) sale of house to existing tenant	6 & 9
Commercial and Industrial Property Portfolio – Various Leases	2, 6 & 9

39 Clune Park Update 39

There was submitted a report by the Interim Director Environment & Regeneration providing an update on the current position in relation to Clune Park.

Decided: Following consideration, the Committee agreed to the actions recommended all as detailed in the Appendix.

40 Waste Collection Contracts Update 40

There was submitted a report by the Interim Director Environment & Regeneration providing an update on the landfill waste disposal contract.

Decided: Following consideration, the Committee agreed to the actions recommended, all as detailed in the Appendix.

41 Property Asset Management – Report on officer (a) 80 Leven Road, Greenock (b) Site of former Fancy Farm Tenants’ Hall, Cawdor Crescent, Greenock (c) sale of house to existing tenant 41

There was submitted a report by the Interim Director Environment & Regeneration making recommendations in respect of a number of property assets.

Councillor Crowther declared a connection having previously been in contact with the applicant for the site of the former Fancy Farm Tenants’ Hall, Cawdor Crescent, Greenock in his role as a Councillor. He also formed the view that the nature of his connection and of the item of business did not preclude his continued presence in the meeting or his participation in the decision making process and he was declaring for transparency.

Decided: Following consideration, the Committee agreed to the actions recommended, all as detailed in the Appendix.

42 Commercial and Industrial Property Portfolio – Various Leases**42**

There was submitted a report by the Interim Director, Environment & Regeneration making recommendations in respect of a number of commercial and industrial assets.

Decided: Following consideration, the Committee agreed to the action recommended, as detailed in the Appendix.