

COMMUNITY SAFETY & ENVIRONMENTAL SERVICES COMMITTEE

At a Meeting of the Community Safety & Environmental Services Committee held in the Council Chambers, Municipal Buildings, Station Road, Dumbarton on Wednesday, 1 December 2004 at 11.10 a.m.

Present: Provost Alistair Macdonald and Councillors Jim Bolla, Geoff Calvert, Jack Duffy, Linda McColl, Duncan McDonald and Connie O'Sullivan.

Attending: David McMillan, Director of Housing & Technical Services; Dan Henderson, Director of Development & Environmental Services; Ronald Dinnie, Head of Roads, Transport & Environmental Services; Russell Fleming, Resource Manager, Housing & Technical Services; John McKerracher, Head of Leisure, Property, Catering & Cleaning Services; Graham Pollock, Section Head (Environmental Health); David McCulloch, Section Head (Trading Standards); and Craig Stewart, Administrative Assistant.

Apology: An apology for absence was intimated on behalf of Councillor Gail Casey.

Councillor Duncan McDonald in the Chair

MINUTES OF PREVIOUS MEETING

4406 The Minutes of Meeting of the Committee held on 6 October 2004 were submitted and approved as a correct record.

CONSULTATION ON CODE OF PRACTICE ON ASSESSMENT AND CONTROL OF ODOUR NUISANCE FROM WASTE WATER TREATMENT WORKS

4407 A report was submitted by the Director of Development and Environmental Services seeking approval for a suggested response to the Scottish Executive on the Code of Practice on Assessment and Control of Odour Nuisance from Waste Water Treatment Works.

4408 The Committee agreed to approve a response to the Scottish Executive on the basis of the Main Issues section of the Director's report.

REDISCOVERING DUMBARTON – GREEN APPLE ENVIRONMENTAL AWARDS 2004

4409 A report was submitted by the Director of Development and Environmental Services advising of a National Green Apple Environmental Award which the Council had received on behalf of West Dunbartonshire Council Town Centres Initiative Partnership.

4410 After discussion, the Committee agreed:-

- (1) to note the Council's receipt of a Green Apple Environmental Award, on behalf of West Dunbartonshire Town Centres Initiative Partnership; and
- (2) to congratulate everyone involved for their significant achievement in gaining this award.

ENFORCEMENT OF HEALTH AND SAFETY AT WORK LAW

4411 A report was submitted by the Director of Development and Environmental Services seeking approval of the recently revised Health and Safety Enforcement Policy Statement, a copy of which was appended to the report.

4412 It was noted that a partial audit of the Health and Safety Enforcement Service had been undertaken during December 2003 and while the Audit report had been very positive, it had made a number of recommendations about the content of the Enforcement Policy and a revision of the policy had therefore been undertaken.

4413 The Committee agreed to approve the revised Health and Safety Enforcement Policy.

WEST DUNBARTONSHIRE COUNCIL FIREWORKS DISPLAYS 2004

4414 A report was submitted by the Director of Development and Environmental Services advising of the outcome of this year's fireworks displays at Dumbarton and Clydebank.

4415 The Committee agreed:-

- (1) to note the contents of the report; and
- (2) that the Director of Development and Environmental Services be instructed to stage both events on an annual basis and that appropriate budgetary and other arrangements be made in this regard.

INVESTIGATIONS INTO ILLEGAL MONEYLENDING

- 4416 A report was submitted by the Director of Development and Environmental Services advising of a government-backed project to tackle illegal moneylending in Scotland.
- 4417 After discussion and having heard the Section Head (Trading Standards) and the Director of Development and Environmental Services in elaboration and in answer to Members' questions, the Committee agreed:-
- (1) to approve the arrangements for working in partnership with the Illegal Moneylending Unit on the basis outlined in the report; and
 - (2) that the Council's policy in letting shops to certain organisations would be reviewed, in light of concerns expressed by Members in relation to this matter.

URGENT ITEM OF BUSINESS

- 4418 The Convener, in terms of Section 50B (4) (b) of the Local Government (Scotland) Act 1973, as inserted by the Local Government (Access to Information) Act, 1985, decided that the following item be considered as a matter of urgency on the grounds that the action to be taken required early consideration.

CLYDEBANK REBUILT LIMITED – PROPOSED PROPERTY COMPANY

- 4419 A report was submitted by the Director of Development and Environmental Services advising of a decision in principle by Clydebank Rebuilt to establish a property subsidiary and seeking agreement from Members on pertinent matters.
- 4420 After discussion and having heard the Convener, Councillor McDonald, the Committee agreed:-
- (1) to note the action taken by Clydebank Rebuilt concerning the formation of a property company;
 - (2) that the property company would be an appropriate mechanism for the delivery of regeneration projects that would be best delivered on a partnership basis;
 - (3) that such projects would require to be identified by officers and referred to Members for agreement on a case by case basis;
 - (4) that the principle of funding contributions and transfer of sites was acceptable;

- (5) that the developments at John Knox Street/North Elgin Place and the Business Park at Queens Quay, and the access thereto, would be developed by the Clydebank Rebuilt Property Company;
- (6) that representation on the board of the property company be subject to satisfactory agreement regarding the make up of the Board and, in particular, adequate Council representation;
- (7) that any agreement in respect of an individual project be to the satisfaction of the Director of Development and Environmental Services and the Head of Legal and Administrative Services and would contain provision for the return of land to the Council in the event of a project not being progressed within the timetable to be set in the agreement; and
- (8) that the proposed leisure and supermarket developments at Clydebank would be delivered by the Council, with assistance from other agencies/partners.

4421 In relation to a point raised by Provost Macdonald concerning Members' involvement in making decisions on matters when they were Members of the Board of the Clydebank Rebuilt Property Company, it was noted that the position would be clarified and that guidance would be given to Members in due course.

SALE OF FLATS AT 115/1 AND 115/3 MAIN STREET, RENTON TO CORDALE HOUSING ASSOCIATION LIMITED

4422 A joint report was submitted by the Director of Housing and Technical Services and the Director of Development and Environmental Services seeking approval for the sale of vacant flats at 115/1 and 115/3 Main Street, Renton to Cordale Housing Association Ltd.

4423 The Committee agreed:-

- (1) that the two flats at 115/1 and 115/3 Main Street, Renton be sold for £25,000 (Twenty Five Thousand Pounds) to Cordale Housing Association Ltd. on the basis of the other provisionally agreed terms and conditions contained within the report; and
- (2) that the Head of Legal and Administrative Services be instructed to conclude this sale subject to the terms stated in paragraph 3.1 of the Director's report, such other legal conditions as are considered appropriate and receipt of the necessary consents from the Scottish Executive.

**PROPOSED SALE OF 0.33 ACRES OF LAND AT
DUMBARTON ROAD, BOWLING**

4424 A joint report was submitted by the Director of Housing and Technical Services and the Director of Development and Environmental Services seeking approval for the sale of 0.33 acres or thereby of land adjacent to Bowling Hall, 83 Dumbarton Road, Bowling to Scottish Water.

4425 The Committee agreed:-

- (1) that 0.33 acres or thereby of land adjacent to Bowling Hall, 83 Dumbarton Road, Bowling be sold for the sum of £50,000 (Fifty Thousand Pounds) to Scottish Water on the basis of the other provisionally agreed terms and conditions contained within the report; and
- (2) that the Head of Legal and Administrative Services be instructed to conclude this sale subject to the terms stated in paragraph 3.2 of the Director's report and such other legal conditions as are considered appropriate.

SURPLUS PROPERTY WITHIN HOUSING AND TECHNICAL SERVICES

4426 A report was submitted by the Director of Housing and Technical Services seeking approval to declare the car park at Carrochan Road, Balloch and the adjoining grass strip surplus to the requirements of the Department of Housing and Technical Services.

4427 Having heard the Convener, Councillor McDonald, the Committee agreed:-

- (1) that the car park at Carrochan Road, Balloch and the adjoining grass strip be declared surplus to the requirements of the Department of Housing and Technical Services; and
- (2) that the Director of Development and Environmental Services be authorised:-
 - (a) to sell a portion of the site to the National Park Authority for its new headquarters; and
 - (b) to offer the remaining land for sale on the open market with a closing date for formal legal offers and, thereafter, to refer the sale to the Head of Legal and Administrative Services to conclude the transaction, subject to such legal conditions as are considered appropriate.

FINANCIAL REPORT PERIOD 6 2004/2005

- 4428 A report was submitted by the Director of Housing and Technical Services providing an update on the financial performance of the Housing and Technical Services Department to 15 October 2004 (Period 6).
- 4429 The Committee noted the financial performance of the Housing and Technical Services Department.

ASSOCIATION FOR PUBLIC SERVICE EXCELLENCE (APSE) – SERVICE AWARDS 2004

- 4430 A report was submitted by the Director of Housing and Technical Services advising of the Association for Public Service Excellence Award achieved by the Leisure Services Section of Housing and Technical Services.
- 4431 It was agreed:-
- (1) to note the success of the Leisure Services Section of Housing and Technical Services in achieving the APSE – Service Award 2004; and
 - (2) to congratulate everyone involved for their significant achievement in gaining the award.

INCREASING EMPLOYEE PARTICIPATION IN PHYSICAL ACTIVITY

- 4432 A report was submitted by the Director of Housing and Technical Services providing an update on the success of the scheme to provide employees of West Dunbartonshire Council with discounted opportunities to participate in physical activity at the Council's indoor leisure facilities.
- 4433 After discussion, the Committee agreed to note the considerable success of the employee Cosmopolitan health and fitness scheme in increasing physical activity amongst employees of West Dunbartonshire Council as part of the Council's commitment to promote employee health and well-being and maximise attendance.

ROADSIDE MEMORIALS AND FLORAL TRIBUTES

- 4434 A report was submitted by the Director of Housing and Technical Services requesting that the Committee consider adopting the new national guidelines produced by the Society of Chief Officers of Transportation in Scotland (SCOTS) for managing the placing of tributes and memorials at the scene of road death incidents by bereaved relatives.

- 4435 The Committee agreed that the new national guidelines for managing the placing of tributes and memorials at the scene of a road death incident by bereaved relatives, be adopted, subject to the amendment to the guidelines outlined in paragraph 3.6 of the report.

HOUSING AND TECHNICAL SERVICES – SERVICE PLAN 2005-2009

- 4436 A report was submitted by the Director of Housing and Technical Services seeking approval of the Department's Service Plan 2005/2009.
- 4437 After hearing the Convener, Councillor McDonald, the Committee agreed to approve the 2005-2009 Service Plan for the Department of Housing and Technical Services.

The meeting closed at 11.45 a.m.