

WEST DUNBARTONSHIRE COUNCIL

At a meeting of West Dunbartonshire Council held within the Council Chambers, Municipal Buildings, Dumbarton Road, Clydebank on Wednesday, 25th June, 1997.

Present: Provost Patrick O'Neill (LAB), and Councillors Mary Campbell (LAB), Daniel McCafferty (LAB), John Syme (LAB), Andrew White (LAB), Anthony Devine (LAB), Alistair Macdonald (LAB), James Doherty (LAB), Patricia Rice (LAB), George Cairney (LAB), John McCutcheon (SNP), James McCallum (LAB & CO-OP), Geoffrey Calvert (LAB & CO-OP), John Wailes (SNP), William Mackechnie (SNP), Duncan Mills (LAB), Craig McLaughlin (SNP), Ronald McColl (SNP), Margaret McGregor (SNP), James Flynn (LAB) and James Chirrey (SNP).

Attending: Michael J Watters, Chief Executive; Ian Leitch, Depute Chief Executive and Solicitor to the Council, Eric Walker, Director of Finance; Ian McMurdo, Director of Education and Leisure Services; Tim Huntingford, Director of Social Work and Housing; Ian Fernie, Director of Economic; Planning and Environmental Services; Allan Findlay, Director of Contract Services; Patrick Cleary, Director of Roads and Technical Services; John Bak, Head of Personnel and Training; Mary Cullen, Head of Corporate Policy and Public Relations and Angela Clements, Head of Information Services; also Dan Henderson, Contracts Manager (Client), Ian Pye, Principal Officer (Leisure Development) and Neil McKechnie, Community Services and Continuing Education Manager.

Apologies: An apology for absence from the meeting was intimated on behalf of Councillor James McElhill (SNP).

Provost Patrick O'Neill in the Chair

EMERGENCY ITEM

Provost O'Neill intimated that he intended to raise an additional item of business at this meeting in connection with the Golden Jubilee of The Rt. Rev. Monsignor James Canon McShane of St. Margaret's Parish Church, Clydebank owing to there being a certain urgency about the matter.

MINUTES OF PREVIOUS MEETING

(a) Minutes of West Dunbartonshire Council of 28th May, 1997

The minutes of meeting of West Dunbartonshire Council held on 28th May 1997 were submitted for approval.

Provost O'Neill, seconded by Councillor White, moved that the minutes be approved subject to a correction to **volume page 2210** in relation to item entitled **'Clydebank Unemployed Community Resource Centre's Management Committee - Delegation to Labartow, Poland'** by adding to the motion after 'Provost' the words 'or substitute'.

As an amendment, Councillor Mackechnie, seconded by Councillor McLaughlin, moved that the minutes be approved as printed.

On a vote being taken, 7 members voted for the amendment and 14 for the motion which was accordingly declared carried.

(b) Minutes of Ceremonial Meeting of West Dunbartonshire Council of 14th June, 1997

The minutes of the ceremonial meeting of West Dunbartonshire Council held on 14th June 1997, were submitted and approved on the motion of Provost O'Neill, seconded by Councillor White.

MINUTES OF MEETINGS OF COMMITTEES AND SUB-COMMITTEES

Environmental Protection and Leisure Services Committee

The minutes of meeting of the Environmental Protection and Leisure Services Committee held on 21st May, 1997 were submitted and noted for information.

Roads and Technical Services Committee

The minutes of meeting of the Roads and Technical Services Committee held on 21st May, 1997 were submitted and noted for information.

Education Committee

The minutes of meeting of the Education Committee held on 4th June, 1997 were submitted and noted for information.

Planning and Economic Development Committee

The minutes of meeting of the Planning and Economic Development Committee held on 4th June, 1997 were submitted and noted for information.

Special Meeting of the Environmental Protection and Leisure Services Committee

The minutes of the special meeting of the Environmental Protection and Leisure Services Committee held on 4th June, 1997 were submitted and noted for information.

Community Initiatives Committee

The minutes of meeting of the Community Initiatives Committee held on 6th June, 1997 were submitted and approved on the motion of Councillor Devine, seconded by Councillor White.

Taxi Licensing Sub-Committee

The minutes of meeting of the Taxi Licensing Sub-Committee held on 16th June, 1997 were submitted and approved on the motion of Councillor Macdonald, seconded by Councillor Mackechnie.

Contract Services Policy Board

The minutes of meeting of the Contract Services Policy Board held on 18th June, 1997 were submitted and approved on the motion of Councillor Rice, seconded by Councillor White.

Finance Committee

The minutes of meeting of the Finance Committee held on 18th June, 1997 were submitted and approved on the motion of Councillor Cairney, seconded by Councillor White, subject to the undernoted:-

(a) Inherited Deficit From Strathclyde Regional Council (volume page 2339 refers)

‘That paragraph (1) be deleted and the following be substituted:-

- (1) to instruct the Chief Executive to write to COSLA requesting that COSLA convene a meeting of the Finance Conveners of the 12 Councils from the former Strathclyde Regional Council area in order that a concerted approach be made to the Government to meet the costs of Strathclyde Regional Council’s deficit.’

(b) Administration of Grants to Voluntary Organisations - Member/Officer Working Group

With regard to the decision by the Finance Committee (**volume page 2338 refers**) that the Member/Officer Working Group to Review Voluntary Sector Grant Applications be expanded to include the Conveners of the Education Committee and the Social Work Committee, appropriate officers from these Departments and another member of the SNP Group, Councillor Mackechnie advised that the additional SNP Group member would be Councillor McColl.

The Council noted the appointment.

Policy and Resources Committee

The minutes of meeting of the Policy and Resources Committee held on 18th June, 1997 were submitted and approved on the motion of Councillor Campbell, seconded by Councillor McCallum, subject to the undernoted:-

(a) Training and Development-Working Group

With regard to the decision of the Policy and Resources Committee (**volume page 2347 refers**) that a Working Group be established to review the original Training Document previously approved, Councillor Mackechnie advised that he would be the SNP Group member on the Working Group.

Information Services Committee

The minutes of meeting of the Information Services Committee held on 18th June, 1997 were submitted and noted for information.

Tendering Committee

The minutes of meeting of the Tendering Committee held on 18th June, 1997 were submitted and noted for information.

Appeals Committee

The minutes of meeting of the Appeals Committee held on 19th June, 1997 were submitted and noted for information.

MATTERS ARISING OUTWITH DELEGATED POWERS FOR RATIFICATION BY COUNCIL

(a) Contract Services Policy Board

The following matter arising from the minutes of meeting of the Contract Services Policy Board of 18th June, 1997 (**volume page 2334** refers) was submitted for approval as it was outwith the delegated powers of the Board:-

Delegation of Powers to Accept Tenders

Following discussion, the Council approved the recommendation of the Board that delegated powers be granted to the Director of Contract Services, in consultation with the Convener of the Contract Services Policy Board, to accept tenders during the Council Recess in July 1997.

(b) Tendering Committee

The following matter arising from the minutes of meeting of the Tendering Committee of 18th June, 1997 (**volume page 2368** refers) was submitted for approval as it was outwith the delegated powers of the Committee:-

Delegation of Powers to Accept Tenders

Following discussion, the Council approved the recommendation of the Committee that delegated powers be granted to the Director of Roads and Technical Services, in consultation with the Convener of the Roads and Technical Services Committee and the Convener of the Tendering Committee, as appropriate, to accept tenders, including 'in-house' tenders for Roads Direct and Contract Services, during the Council Recess in July 1997.

SERVICES TO ELECTED MEMBERS

(a) Members' Secretarial Services

With reference to the minutes of meeting of the Council held on 23rd April, 1997 (**volume page 2105 refers**) there was submitted report by the Chief Executive advising the Council of the proposed new structure of the Members' Secretarial Services in that one Senior Members' Secretary post would be located in Clydebank Offices, while the other would be located in Dumbarton along with one Members' Secretary post and one half (job-share) post of Members' Secretary.

The Council, following discussion and having heard the Chief Executive, noted the report by the Chief Executive and the action taken by him in respect of the proposed improvements to the Members' Secretarial Service.

(b) Transport Services for Members of the Council

With reference to the minutes of meeting of the Council held on 23rd April, 1997 (**volume page 2105 refers**) there was submitted report by the Depute Chief Executive and Solicitor to the Council reporting on proposals to provide economic transport for those members of the Council without cars and whose attendance was required at various locations on behalf of West Dunbartonshire Council and considering also the viability of continuing a contract hire agreement for the provision of an official Provost/Council car.

Councillor White, seconded by Councillor McCallum, moved that Council:-

- (a) note the report;
- (b) agree that the Depute Chief Executive and Solicitor to the Council arrange to provide a responsive and cost effective transport system for Members on the basis of Curators using their own cars (when available);
- (c) agree that the Contract Hire Agreement be renewed;
- (d) agree that a centralised booking system be set up to co-ordinate travel requirements and that members should give as much notice as possible of travel needs; and
- (e) agree that the Leader of Council, the Chief Executive and the Director of Finance meet during the recess to discuss the additional budget provision to be made to cover the cost and report on the outcome of the meeting to the next meeting of the Council to be held on 27th August, 1997.

As an amendment, Councillor Mackechnie, seconded by Councillor Wailes, moved that the Council agree:-

- (a) not to renew the Contract Hire Agreement; and
- (b) that the Political Groups on the Council give consideration to offering a cost effective transport system by way of operation of a Car Pool among members.

On a vote being taken, 6 members voted for the amendment and 14 for the motion which was accordingly declared carried.

PLANNING APPLICATIONS

(a) **WP96/139-Erection of Dwellinghouse at West Auchencarroch Farm, Alexandria**

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2280 refers**) there was submitted report by the Director of Economic; Planning and Environmental Services together with further report by the Director containing information subsequently received from the applicant which required to be considered.

Councillor Doherty, seconded by Councillor Cairney, moved that the Council accept the recommendation of the Director of Economic; Planning and Environmental Services and refuse permission for the proposed development for the reasons shown in his report of 21st April, 1997.

As an amendment, Councillor Mackechnie, seconded by Councillor McGregor, moved that the Council grant permission subject to conditions regarding occupancy of the dwellinghouse on agricultural land and requiring landscaping to the front of the buildings and subject also to the satisfactory completion of a Section 75 Agreement as shown in Appendix I to these minutes.

On a vote being taken, 4 members voted for the motion and 16 for the amendment which was accordingly declared carried.

(b) **WP96/222-Erection of Residential Development (in outline) South of Methlan Park, Clydeshire Road, Dumbarton**

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2280 refers**) there was submitted report by the Director of Economic; Planning and Environmental Services for further consideration following upon the inspection of the site carried out on 24th June, 1997.

Councillor Doherty, seconded by Councillor McCafferty, moved that the Council accept the recommendations in report of 20th May, 1997 by the Director of Economic; Planning and Environmental Services and grant permission for the proposed development subject to various conditions.

As an amendment, Councillor McCallum, seconded by Councillor McColl, moved that the Council refuse the application for planning permission for the following reasons:-

- (1) that the development would be contrary to the Local Plan in that the proposed development site was not an existing urban area;
- (2) that the proposed development would be too close to the Clyde Foreshore contrary to the Local Plan;
- (3) that proposals would result in an increase in traffic and would be likely to cause problems in this regard;
- (4) that the proposed development would result in overdevelopment of the site; and

- (5) that the proposed development would be likely to result in traffic safety problems as the access to the site would be in close proximity to the houses of elderly residents.

On a vote being taken, 9 members voted for the motion and 12 for the amendment to refuse permission which was accordingly declared carried as shown in Appendix I to these minutes.

(c) WP96/223-Erection of 5 Dwellinghouses (in outline) on land to the North, Methlan Park, Clydeshire Road, Dumbarton

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2280 refers**) there was submitted report by the Director of Economic; Planning and Environmental Services for further consideration following upon the inspection of the site carried out on 24th June, 1997.

Councillor Doherty, seconded by Councillor McCafferty, moved that the Council accept the recommendations in the report of 19th May, 1997 by the Director of Economic; Planning and Environmental Services that the application be granted subject to various conditions.

As an amendment, Councillor McCallum, seconded by Councillor Wailes, moved that the Council refuse the application for the following reasons:-

- (1) that the proposed development would be contrary to the Local Plan in that the proposed development site was not an existing urban area;
- (2) that the access to Methlan Park is too small to serve the proposed development and therefore the listed Category 'C' gates might require to be demolished;
- (3) that the proposed development would result in an increase in traffic and would be likely to cause problems in this regard; and
- (4) that the proposed development would be likely to result in traffic safety problems as the access to the site would be in close proximity to the houses of elderly residents.

On a vote being taken, 5 members voted for the amendment and 15 members voted for the motion which was accordingly declared carried as shown in Appendix I to these minutes.

(d) WP96/224-Sub-division of Property to form 3 Flats at Methlan Park, Clydeshire Road, Dumbarton

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2280 refers**) there was submitted report by the Director of Economic; Planning and Environmental Services for further consideration following upon the inspection of the site carried out on 24th June, 1997.

On the motion of Councillor Doherty, seconded by Councillor McCafferty, the Council agreed to accept the recommendations made by the Director of Economic; Planning and Environmental Services in his report and that planning permission be granted subject to various conditions as shown in Appendix I to these minutes.

(e) WP97/026 (i) Engineering Operation to Remove Topsoil and (ii) Deposit of Waste Material and Creation of Hard Surface (Renewal of VL.4680) at Tullichewan Farm, Stonymollan Road, Balloch

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2281 refers**) there was submitted, for further consideration, report by the Director of Economic; Planning and Environmental Services in respect of engineering operation to remove topsoil and the deposit of waste material and creation of hard surface (renewal of **VL.4680**) at Tullichewan Farm, Stonymollan Road, Balloch following upon the inspection of the site carried out on 24th June, 1997.

Councillor Doherty, seconded by Councillor Wailes, moved that the Council approve the recommendation contained in the report by the Director of Economic; Planning and Environmental Services and that planning permission be granted for a period of one year subject to various conditions as shown in the report.

As an amendment, Councillor Mackechnie, seconded by Councillor Chirrey, moved that planning permission be granted for a period of two years subject to the various conditions as shown in the report.

On a vote being taken, 3 members voted for the amendment and 16 voted for the motion, which was accordingly declared carried and permission granted subject to the conditions as shown in Appendix I to these minutes.

(f) WP97/058-Installation of Roller Shutters (retrospective application) at 32 Dumbarton Road, Bowling

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2291 refers**) there was submitted for further consideration report by the Director of Economic; Planning and Environmental Services on the installation of roller shutters (retrospective application) at 32 Dumbarton Road, Bowling following upon the inspection of the site on 24th June, 1997.

On the motion of Councillor Doherty, seconded by Councillor McCafferty, the Council approved the recommendation that planning permission be refused for the reason shown in the report and authorised the service of an Enforcement Notice in respect of the unauthorised installation of roller shutters at the premises as shown in Appendix I to these minutes.

(g) WP96/227-Erection of 44 Dwellinghouses and 24 Flats at Cordale, Renton

There was submitted report by the Director of Economic; Planning and Environmental Services in respect of an application for planning permission for the erection of 44 dwellinghouses and 24 flats at Cordale, Renton.

On the motion of Councillor Doherty, seconded by Councillor McCafferty, the Council approved the recommendation in the report that planning permission for the proposed development be granted subject to the conditions shown in Appendix I to these minutes.

ENFORCEMENT NOTICE

**UNAUTHORISED INSTALLATION OF ROLLER SHUTTERS AT
40 BALLOCH ROAD, BALLOCH**

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2279 refers**) there was submitted for further consideration report by the Director of Economic; Planning and Environmental Services in respect of the proposed service of an Enforcement Notice relating to the unauthorised installation of roller shutters at 40 Balloch Road, Balloch. In this connection, the Director of Economic; Planning and Environmental Services advised that subsequent to the issue of the agenda an application for planning permission had been received which would be processed in the normal manner.

Councillor Doherty, seconded by Councillor McCafferty, moved approval of the recommendation contained in the report that the Council authorise the service of an Enforcement Notice to remedy the breach of planning control, should this prove necessary.

As an amendment, Councillor McColl, seconded by Councillor McLaughlin, moved that the Council delay any decision pending consideration of the application for planning permission.

On a vote being taken, 8 members voted for the motion and 13 members voted for the amendment which was accordingly declared carried.

KILPATRICKS PROJECT - STATUS

In terms of remit from the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2285 refers**) there was submitted report by the Director of Economic; Planning and Environmental Services seeking the Council's views on recommendation 8(iii) of the report on the Kilpatricks Project which invited the Council to agree to establish a new Kilpatricks Joint Committee and to nominate two elected members to represent this Council.

Councillor Doherty, seconded by Councillor Campbell, moved:-

- (a) that the Council approve the establishment of a new Kilpatricks Joint Committee; and
- (b) that Councillors Doherty and Macdonald be nominated to represent West Dunbartonshire Council on the new Kilpatricks Joint Committee.

As an amendment, Councillor Mackechnie, seconded by Councillor McColl, moved:-

- (a) that the Council approve the establishment of a new Kilpatricks Joint Committee; and
- (b) that the Council nominate one SNP member (i.e. Councillor McCutcheon) and one Labour member to the new Kilpatricks Joint Committee.

On a vote being taken, 7 members voted for the amendment and 14 for the motion which was accordingly declared carried.

LEADER OF THE COUNCIL

There was submitted report by the Chief Executive (i) reminding the Council that Standing Order 1(b) provides that the Office of Leader of the Council shall be held by the person who is, for the time being, Leader of the Majority Group on the Council and (ii) advising that on 4th June, 1997 written notification had been received of the appointment of Councillor Andrew White as new Leader of the Labour Group and that accordingly he would replace Councillor Mary Campbell as Leader of the Council with effect from that date.

The Council noted the position.

APPOINTMENT OF CONVENERS

Councillor White, seconded by Councillor McCallum, moved that the following members be appointed as Convener of the relevant Committee as undernoted:-

Policy and Resources Committee	Councillor Andrew White
Housing Committee	Councillor James Flynn
Planning & Economic Development Committee	Councillor Alistair Macdonald
Roads & Technical Services Committee	Councillor Geoffrey Calvert
Environmental Protection & Leisure Services Committee	Councillor Mary Campbell

As an amendment, Councillor Mackechnie, seconded by Councillor McLaughlin, moved that the following members be appointed as Convener of the relevant Committee as shown below:

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Policy and Resources Committee	Councillor William Mackechnie
Housing Committee	Councillor James McElhill
Planning & Economic Development Committee	Councillor Craig McLaughlin
Roads & Technical Services Committee	Councillor James Chirrey
Environmental Protection & Leisure Services Committee	Councillor Ronald McColl

On a vote being taken, 7 members voted for the amendment and 14 for the motion which was accordingly declared carried.

APPOINTMENTS OF COMMITTEES, SUB-COMMITTEES, WORKING GROUPS/PARTIES, FORUMS, BOARDS AND OUTSIDE BODIES

Arising from consideration of the foregoing item, Councillor White, seconded by Councillor McCallum, moved the following:-

- (a) that membership of the 'A', 'B', 'C', 'D' Group Committees and the Community Initiatives Committee be as shown in Appendix II to this minute, subject to any alterations to be made by the SNP Group in respect of its nominees; and
- (b) that the Council continue consideration of the appointments to Sub-Committees, Working Groups/Parties, Forums, Boards, and Outside Bodies to its next meeting to

enable both Political Groups to further consider possible appointments and to make submissions to the next meeting of Council on 27th August, 1997.

REFERENDUM (SCOTLAND AND WALES) BILL

There was submitted report by the Chief Executive (i) referring to the provisions of the Referendums (Scotland and Wales) Bill in respect of a Referendum being held in Scotland on the propositions that there should be a Scottish Parliament with tax raising powers and also including provisions for a Referendum for Wales; (ii) reporting that The Scottish Office had advised that Local Government Returning Officers would be appointed as Counting Officers with responsibility for the counting of votes, the certification of the numbers of ballot papers counted and the number of votes cast in the relevant local government area; and (iii) advising that the machinery for running Parliamentary Elections would be used which would have implications for the workload of certain Council Departments.

The Council noted the terms of the report.

THE LAW CENTRE

There was submitted report by the Depute Chief Executive and Solicitor to the Council intimating that the appointments previously made to the Law Centre (i.e. Provost O'Neill and Councillors Mills and McLaughlin) were for a period of one year and that the Council now required to reconsider its nominations to the Management Committee.

The Council agreed:-

- (a) that Provost O'Neill and Councillors Mills and McLaughlin be reappointed to the Law Centre Management Committee; and
- (b) that the appointments have effect until the ordinary election of Council in 1999, subject to the Council reserving powers to rescind/vary any nomination prior to that date.

POLICY LED BUDGETING

There was submitted report by the Chief Executive proposing to establish a process of policy led budgeting for West Dunbartonshire Council and detailing the type of approach which would be required to ensure that policy led budgeting was fully integrated into the Council's budget setting process. The report referred to the role of the Annual Plan, Community Consultation and the Budget Preparation Process and management of the process.

On the motion of Councillor White, seconded by Councillor McCallum, the Council agreed the report and, in particular:-

- (a) that the Council develop a policy led budget process in respect of the Revenue Estimates 1998/99; and

- (b) that the Chief Executive arrange for detailed proposals to be submitted to the next meeting of the Policy and Resources Committee for consideration.

**BEQUEST
ALEXANDER CROSS CAMERON (DECEASED)**

There was submitted report by the Depute Chief Executive and Solicitor to the Council advising members of a Bequest made in favour of the Council by Mr Alexander Cross Cameron (deceased) in the sum of £133,000 in recognition of his past links with Clydebank, and providing a suggestion as to how the Bequest might best be utilised.

The Council agreed:-

- (a) that in accordance with the wishes expressed by Mr Cameron that leisure seats be purchased in his memory, the sum of £3,000 be set aside for this purpose; and
- (b) that a Working Group be established comprising Councillors Rice, Cairney, Macdonald and McCutcheon to investigate how best the Council might use the remaining funds for the benefit of the people of Clydebank.

**PROVISION OF WASTE DISPOSAL SERVICES
AWARD OF CONTRACT**

There was submitted report by the Depute Chief Executive and Solicitor to the Council in respect of the tenders received for the provision of waste disposal services outlining the various proposals made by the three tenderers for the provision of Waste Disposal Services.

On the motion of Councillor Macdonald, seconded by Councillor McColl, the Council agreed:

- (a) to proceed on the basis of Dumbarton and Vale of Leven waste being disposed of at Auchencarroch Landfill Site and that a contract be concluded with Barr Ltd based on their proposal subject to (i) the term of the contract being limited to the term of the planning consent relating to the Auchencarroch site; (ii) there being no increase in the proposal prices in terms of the reduced length of the contract; and (iii) the Depute Chief Executive and Solicitor to the Council being satisfied as to the other terms and conditions of the contract;
- (b) that in the short term and with effect from 1st August, 1997 refuse from Dumbarton and Vale of Leven be directly delivered to Auchencarroch Landfill Site;
- (c) that the Dalmoak site be converted to a civic amenity/recycling facility;
- (d) that short term waste disposal services for the Clydebank area be secured by extending the Auld Street waste transfer station contract, initially until 31st March, 1998 and as required thereafter until alternative arrangements are determined;

- (e) that a further report be submitted to Council once (i) in-house options for transfer of waste from Clydebank have been fully evaluated; and (ii) Barr Ltd have identified a possible site or sites for an alternative waste transfer station; and
- (f) that the Contracts Manager (Client), Mr Henderson and his colleagues be congratulated on the work carried out by them in respect of this matter.

CONSUMPTION OF ALCOHOL IN PUBLIC PLACES

There was submitted report by the Depute Chief Executive and Solicitor to the Council advising the Committee of the progress made in respect of the promotion of bye-laws which would proscribe the consumption of alcohol in public places and the minor modifications made to the text of the bye-laws owing to The Scottish Office position that a Local Authority wide bye-law would not be permissible. The amended plan was made available at this meeting for inspection by members.

On the motion of Councillor White, seconded by Councillor McColl, the Council agreed that the new area for the bye-laws detailed in the plan drawn up by officers be approved subject to the following adjustments:-

- (a) that in Balloch the boundary be moved from Lomond Road to Balloch Road/Drymen Road and that Moss O' Balloch Park up to and including the end of the tree line on the main grassed area and the whole of the main drive and the tree areas to the left thereof and right as bounded by the feus in the Mollanbowie Estate be part of the prohibition area; and
- (b) that appropriate members, including the Local Member for Balloch, be part of a delegation to attend The Scottish Office and make representations in respect of the additional Balloch proposals if necessary. The other Members of the delegation to be the Convener of the Policy and Resources Committee and Councillor Cairney in his capacity of Chairman of the Licensing Board.

LOTTERY KIOSK CLYDEBANK SHOPPING CENTRE

Reference was made to the meeting of the Planning and Economic Development Committee of 4th June, 1997 (**volume page 2277 refers**) when having noted that there had been considerable correspondence between the Director and representatives of D.T.Z. Debenham Thorp, agents for Clydebank Shopping Centre in relation to issues of planning permission and landlord's consent, it had been agreed to note that a further report on the matter would be submitted to this meeting.

In this connection, the Director of Economic; Planning and Environmental Services reported that an application for planning permission had been lodged earlier today and that it would be processed in accordance with the normal procedure and reported to the Planning and Economic Development Committee in course.

The Council noted the present position.

REPAIR AND IMPROVEMENT GRANTS

There was submitted report by the Director of Economic; Planning and Environmental Services reminding members that funding for repairs and improvement grants was now part of the overall General Services Capital Programme and that given the number of applications received, members' agreement was sought on priorities for expenditure of repair and improvement grant funds.

On the motion of Councillor Doherty, seconded by Councillor Cairney, the Council agreed:-

- (a) to approve expenditure on all medical and care and repair waiting list applications (amounting to £53,000) and on the Revenue support costs of care and repair (around £25,000);
- (b) to approve expenditure on applications relating to HRA contracts (amounting to around £58,000);
- (c) to approve prioritisation of remaining funds (totalling around £79,000) in the following order:
 - (1) mandatory medical and other mandatory grants;
 - (2) discretionary medical grants;
 - (3) below tolerable standard grants;
 - (4) repair and improvement grants (chronologically from the waiting list);
 - (5) repair and improvement grants relating to HRA contracts;
 - (6) other care and repair grants not included above;
- (d) that applicants for repair and improvements grants should be informed that they should try to carry out works without grant assistance in order to avoid further deterioration to their homes through the inevitable waiting period before grant approval; that the waiting list would be reviewed to remove cases where work has been done or where applicants wish to proceed without grant assistance; that in line with previous Council policy no retrospective grants will be awarded for work already done;
- (e) that new applicants for window replacement and environmental improvement grants should be informed that funding will not be available and no further such grant applications should be accepted; and
- (f) that Care and Repair Dumbarton should be extended to cover the entire West Dunbartonshire Council area.

OFFICER WORKING GROUP ON A POSSIBLE POLICY FOR LEASES OF PROPERTY TO GROUPS UNABLE TO PAY COMMERCIAL RENTALS

There was submitted report by the Director of Economic; Planning and Environmental Services advising of the matters considered by the Officer Working Group on a Possible Policy for Leases of Property to Groups Unable to Pay Commercial Rentals and to make

recommendations in respect of the adoption of a general policy for dealing with leases of property to groups in the Voluntary Sector.

The Council decided to continue consideration of the report by the Director of Economic; Planning and Environmental Services to a future meeting of the Planning and Economic Development Committee or Council, whichever is appropriate, in view of the anomalies between Groups to allow discussions to be carried out with the voluntary sector by way of the Community Initiatives Committee.

PERIPHERAL SHOPS COMMERCIAL IMPROVEMENT AREA

There was submitted report by the Director of Economic; Planning and Environmental Services suggesting that the Council pass a Resolution to designate a Peripheral Shops Commercial Improvement Area under S4 and Schedule of the Inner Urban Areas Act 1978 in order to provide grant assistance for improvements to commercial premises in or adjacent to the West Dunbartonshire PPA areas.

The Council agreed:-

- (a) that the Council accept the offer of grant funds from the West Dunbartonshire Partnership for the Peripheral Shops Commercial Improvement Area;
- (b) to pass a Resolution under the terms of the Inner Urban Areas Act 1978 and to designate the area accordingly;
- (c) that the date of the said Resolution shall be 25th June, 1997 and the Peripheral Shops Commercial Improvement Area shall take effect on 26th September 1997; and
- (d) that the Director of Economic; Planning and Environmental Services investigate the possibility of the shops in Glasgow Road, Dumbarton being included in the Improvement Area as they serve the area of Silverton (PPA).

MILLENNIUM LINK PROJECT REQUEST FROM BRITISH WATERWAYS IN RESPECT OF ACQUISITION OF LAND

There was submitted report by the Director of Economic; Planning and Environmental Services seeking instructions in respect of a request received on behalf of British Waterways that land necessary for the re-opening of the Forth and Clyde Canal (i.e. ownership of the Canal, Solum and adjoining lands) be transferred to them, at nil cost as part of the Council's contribution to the Millennium Project. Such action would allow the required funding for the Millennium Project to be secured, and allow British Waterways to show that agreements to essential road changes had been accepted, in principle, and that Local Authorities would co-operate in securing the land necessary for them to be implemented. Plans (2) showing the area likely to be affected were attached.

On the motion of Councillor Doherty, seconded by Councillor White, the Council agreed:-

- (a) to advise British Waterways that it was favourably disposed to its request to convey the required land subject to satisfactory negotiation as to the terms and conditions on which such a conveyance should take place; and
- (b) that the proposed terms and conditions be reported to the Planning and Economic Development Committee or Council for approval.

**PLANNING APPLICATIONS
DELEGATION OF POWERS DURING COUNCIL SUMMER RECESS**

There was submitted report by the Director of Economic; Planning and Environmental Services requesting that delegated authority be granted in order to progress planning applications of a non-contentious nature during the Council Recess in July to minimise delay.

The Council agreed to authorise the Director of Economic; Planning and Environmental Services, in consultation with the Convener of the Planning and Economic Development Committee, to determine planning applications of a non-contentious nature during the Council Recess.

APPOINTMENTS TO PARTNER ORGANISATIONS

There was submitted letter from the Convention of Scottish Local Authorities seeking nominations for elected member representation on various partner organisations prior to 25th July, 1997 and intimating that thereafter the Office Bearers of the Social Affairs Forum would agree the appointments to be made and notify this Council of any successful nominations.

On the motion of Councillor White, seconded by Councillor McCallum, the Council agreed that various elected members be nominated to organisations as shown in Appendix III to these minutes.

**JNC FOR CHIEF OFFICIALS
PAYCLAIM 1997**

There was submitted letter from the Convention of Scottish Local Authorities enclosing a pay claim in respect of those officers within the scope of the JNC for Chief Officials and seeking a response in respect of the points raised therein by 25th June 1997 if possible.

On the motion of Councillor White, seconded by Councillor McCallum, the Council, having noted the document prepared by the Head of Personnel and Training, agreed that this be adopted as the Council's response for submission to COSLA.

**SCOTTISH ACCIDENT PREVENTION COUNCIL
48TH ANNUAL CONFERENCE-IRVINE-1st to 3rd SEPTEMBER 1997**

There was submitted letter from the Scottish Accident Prevention Council extending an invitation to the Council to be represented at the 48th Annual Conference of the Scottish Accident Prevention Council to be held in Irvine from 1st to 3rd September 1997.

On the motion of Councillor White, seconded by Councillor McCallum, the Council agreed that Councillor Campbell (or substitute) be authorised to attend the Annual Conference.

**SPORTS AND LEISURE MANAGEMENT CONTRACT
EVALUATION**

There was submitted report by the Director of Education and Leisure Services evaluating the tenders returned in respect of the Sports and Leisure Management Contract which involved the provision of a 7 day service at the Playdrome, Meadow Centre, Vale of Leven Swimming Pool, Haldane Leisure Barn and Seasonal Facilities and making recommendations in that regard.

On the motion of Councillor Macdonald, seconded by Councillor White, the Council agreed:-

- (a) that the tender for the Sports and Leisure Management Contract submitted by West Dunbartonshire Council-Leisure DSO be accepted for the reasons shown in the report; and
- (b) that the Community Services and Continuing Education Manager, the Principal Officer (Leisure Development) and their respective teams be congratulated on the work carried out by them in respect of the tender bid.

**GOLDEN JUBILEE
RT. REV. MONSIGNOR JAMES CANON McSHANE**

As an emergency item, Provost O'Neill referred to the Golden Jubilee of The Rt. Rev. Monsignor James Canon McShane of St. Margaret's Parish, Clydebank and requested that the Council consider marking the occasion in appropriate form.

The Council, following consideration, agreed that an event be held on Saturday, 13th September, 1997 in the Parish Hall, Clydebank, or the Council Offices, Municipal Buildings, Clydebank, depending on the numbers involved and that appropriate hospitality be provided.

LATE REVEREND STEWART BORTHWICK

Arising from consideration of the preceding item of business and recognising the work of The Rt. Rev. Monsignor James Canon McShane and the Late Reverend Stewart Borthwick, Provost O'Neill suggested that the Council establish an Annual Award in recognition thereof.

The Council approved of the proposal and agreed that the relevant officials investigate this and report thereon to a future meeting in due course.

APPOINTMENTS TO PARTNER ORGANISATIONS

<u>Organisation/Body</u>	<u>Decision</u>
Aberlour Child Care Trust -Board of Governors	No action
Age Concern Scotland - Assembly	Councillor Campbell
Children in Scotland - Board of Management	Councillor Rice
Scottish Workshops for the Blind & Disabled - Consultative Committee	No action
Epilepsy Association of Scotland - Council	No action
Health Education Board for Scotland - Task Group	Councillor McCallum
Local Authority Associations - Social Services Training and Staff Development Working Party	Councillor McCallum
National Children's Bureau - Board of Management	Councillor McCafferty
Workshops for the Blind - National Joint Council	Councillor Mills
Royal Blind Asylum and School Board of Directors & Education Executive Committee	No action
Royal Scottish Society for Prevention of Cruelty to Children Council (Children 1st)	Councillor Rice
Scottish Association for the Deaf - General Council	Councillor Cairney
Scottish Council for Single Homeless	Councillor Flynn
Scottish Refugee Council	Councillor White
Tenant Participation Service Executive Council	Councillor Flynn

**APPLICATIONS FOR PLANNING PERMISSION CONSIDERED BY COUNCIL ON
25TH JUNE, 1997**

**WP96/139 Erection of Dwellinghouse at West Auchencarroch Farm, Alexandria for
J. Munn and Sons per Alan Harrison Associates**

**Permission GRANTED subject to the satisfactory completion of a Section 75 Agreement
and subject also to the following conditions:-**

- (1) The development hereby permitted shall commence within a period of 5 years from the date of this permission.
- (2) At the car access point with Auchencarroch Road, the existing sightline splays shall be improved to provide full visibility to left and right between points 1.05 metres above ground level over the areas included by prescribed sightlines. The sightlines shall join points 2 metres from the edge of the carriageway of the access and 225 metres from the access along the edge of the carriageway. Full and specific details of the improved sightlines shall be submitted to the Director of Economic; Planning and Environmental Services prior to the commencement of development. The sightlines shall be provided prior to the commencement of development and thereafter maintained free from any obstructions of a height exceeding one metre above the adjacent road channel levels.
- (3) Prior to the occupation of the dwellinghouse, the existing road junction shall be surfaced for a minimum of 10 metres from the connection with Auchencarroch Road.
- (4) Prior to the occupation of the dwellinghouse, the applicant/subsequent developer shall provide junction identification bollards.
- (5) Exact details and specifications of all proposed external finishing materials (including roofing materials) shall be submitted for the further approval of the planning authority **prior** to any work commencing on the site.
- (6) Notwithstanding the details shown on the approved plans, the proposed roofing materials shall be slate or a slate substitute. Exact details and specifications of roofing materials shall be submitted for the consideration and written approval of the planning authority prior to the commencement of any works on the site. For the avoidance of doubt, a slate substitute does not include a 'concrete tile'.
- (7) Those external walls on the dwellinghouse that are indicated as being rendered on the approved plans, shall be finished in a traditional wet dash harl. Details of any colour application shall be submitted for the consideration and approval of the planning authority prior to commencement of works. A sample panel of the wet dash harl shall be made available for inspection and agreed by the planning authority prior to the commencement of major works.
- (8) Prior to commencement of works, full details of the design and location of all fences and walls to be erected on the site shall be submitted for the consideration and written approval of the planning authority.

- (9) Prior to commencement of works, full details of all hard surfacing to be provided on the site shall be submitted for the consideration and written approval of the planning authority.
- (10) Occupancy of the proposed dwellinghouse shall be restricted to persons primarily or last employed in agricultural purposes as defined in Section 277(1) of the Town and Country Planning (Scotland) Act 1997 on West Auchencarroch Farm or in the immediate surrounding area i.e. within the boundaries of Bonhill Community Council area.
- (11) The development shall be landscaped in accordance with a scheme which shall be submitted to and approved by the planning authority before development commences. The scheme shall indicate the siting, numbers, species and heights (at the time of planting) of all trees, shrubs and hedges to be planted and to the extent of any areas of earthmounding. The landscaping scheme shall take particular account of the northern boundary of the site, and shall ensure:-
- (a) completion of the scheme during the planting season next following the completion of the building(s), or such other date as may be agreed in writing with the planning authority.
 - (b) the maintenance of the landscaped areas for a period of five years or until established, whichever may be longer. Any trees or shrubs removed, or which in the opinion of the planning authority are dying, being severely damaged or becoming seriously diseased within three years of planting, shall be replaced by trees or shrubs of similar size and species to those originally required to be planted.
- (12) The existing trees and shrubs on site shall not be lopped, topped, felled, lifted, removed or disturbed in any way without the prior written approval of the planning authority.

WP96/222 Erection of Residential Development (in outline) South of Methlan Park, Clydeshire Road, Dumbarton for Salvation Army Trustee Company per Chapman Warren

Permission REFUSED for the following reasons:-

- (1) that the development would be contrary to the strategic aims of the Local Plan and further would be in close proximity to the Clyde Foreshore which is specifically mentioned in the District Wide Local Plan;
- (2) that the proposed development is not in an existing urban area;
- (3) that the proposals would result in an increase in traffic and would be likely to cause problems in this regard;
- (4) that the proposed development would result in an overdevelopment of the site;

- (5) that the proposed development would be likely to result in traffic safety problems as the access to the site would be in close proximity to the houses of elderly residents.

WP96/223 Erection of 5 Dwellinghouses (in outline) on land to the North, Methlan Park, Clydeshore Road, Dumbarton for the Salvation Army Trustee Company per Chapman Warren

Permission GRANTED subject to the following conditions and subject also to no adverse comments being received from the Director of Roads and Technical Services:-

- (1) Approval of the details of the siting, design and external appearance of the building(s), the means of access thereto and the landscaping of the site (hereinafter called the 'reserved matters') shall be obtained from the planning authority within 3 years of the date of this permission and the development must be commenced within 5 years of the date of this permission or within 2 years from the date of final approval of all the foregoing reserved matters.
- (2) This outline consent approves the erection of one detached dwellinghouse and 4 semi-detached dwellinghouses on this site whose location within the site shall be as indicated hatched in blue on the approved site plan, drawing reference 96/03/12A. No building work shall be permitted outside the areas hatched in blue to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (3) This outline consent does not approve the indicative design of the split level dwellinghouses as shown on drawing reference 96/03/10A. The split level houses for this site shall consist of a two storey frontage to the south and a single storey to the north (rear). The integral garage at ground level is not approved and shall not form part of the reserved matters application.
- (4) The maximum height of the dwellings shall not exceed eight metres in height at the front (southern) elevation as indicated on the approved plans.
- (5) No dormer windows shall be located on the north facing planes of the roofs of the dwellings. Any accommodation in the roofspace of the north plane of the roofs shall be serviced by 'Conservation' style rooflights.
- (6) The dwellinghouses shall be of traditional design and shall include traditional detailing. There shall be a large proportion of masonry to window area with the design of the windows having a vertical emphasis.
- (7) At the same time as the reserved matters, detailed plans shall be submitted which clearly illustrate in cross section form, the existing and proposed ground levels, the finished floor levels of the proposed development and the extent of any under-building involved. The floor levels shall clearly relate to a Fixed Datum Point on the site which shall be clearly identified on the submitted plans.
- (8) The existing trees and shrubs on the site shall not be lopped, topped, felled, lifted, removed or disturbed in any way without the prior written consent of the Director of Economic; Planning and Environmental Services.

- (9) Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (Scotland) Order 1992, Classes 1 and 3, no development shall take place within the curtilage of the application site, other than that expressly authorised by this permission without the prior written consent of the Director of Economic; Planning and Environmental Services.
- (10) Provision shall be made for the parking or garaging of two cars within the curtilage of each dwellinghouse.
- (11) The vehicular access shall be designed, located and constructed in consultation with the Roads Authority and to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (12) The final dwellinghouse shall not be occupied until such times as the conversion of Methlan Park House into three units has been completed to the satisfaction of the Director of Economic; Planning and Environmental Services.

WP96/224 Sub-division of Property to form 3 Flats at Methlan Park, Clydeshire Road, Dumbarton for Salvation Army Trustee Company per Chapman Warren

Permission GRANTED subject to the following conditions and subject also to no adverse comments being received from the Director of Roads and Technical Services:-

- (1) The development hereby permitted shall commence within a period of 5 years from the date of this permission.
- (2) Samples of the natural stone proposed to be used on the proposed porch shall be submitted to the Director of Economic; Planning and Environmental Services and approved in respect of colour, grain, texture and durability prior to the commencement of works.
- (3) Prior to the commencement of any works on the site, a scheme for the management and maintenance of open spaces within the development shall be submitted for the consideration and written approval of the Director of Economic; Planning and Environmental Services.
- (4) The existing trees and shrubs on the site shall not be lopped, topped, felled, lifted, removed or disturbed in any way without the prior written consent of the Director of Economic; Planning and Environmental Services.
- (5) Prior to commencement of works, full details of the design and location of all fences and walls to be erected on the site shall be submitted for the consideration and written approval of the Director of Economic; Planning and Environmental Services.
- (6) Prior to commencement of works, full details of all hard surfacing to be provided on the site shall be submitted for the consideration and written approval of the Director of Economic; Planning and Environmental Services.

- (7) Notwithstanding the provisions of the Town and Country Planning (General Permitted Development) (Scotland) Order 1992, Classes 1 and 3, no development shall take place within the curtilage of the application site, other than that expressly authorised by this permission without the prior written consent of the Director of Economic; Planning and Environmental Services.
- (8) No dwellinghouse shall be occupied until the vehicle parking spaces and turning area has been provided within the site in accordance with the approved plan. The space shall thereafter be kept available for parking at all times.
- (9) The vehicular access shall be designed, located and constructed in consultation with the Director of Roads and Technical Services and to the satisfaction of the Director of Economic; Planning and Environmental Services.

WP97/026 (i) Engineering Operation to Remove Topsoil and (ii) Deposit of Waste Material and Creation of Hard Surface (Renewal of VL.4680) at Tullichewan Farm, Stonymollan Road, Balloch for Mr Ian Tyrell per Douglas Contracting Co. Ltd.

Permission GRANTED for a period of ONE YEAR subject to the following conditions:-

A: Engineering Operation to Remove Topsoil

- (1) This permission shall expire on 30th June,1998 and at the end of the period of permission the works authorised by the permission shall be discontinued unless an application for an extension of the period is approved by the Council as Planning Authority.
- (2) That no soil removal or any other operations authorised by this planning permission (including loading/operating of lorries or maintenance of plant) shall be carried out on Sundays at any time or outwith the hours of 7.30 a.m. and 5.00 p.m. Mondays to Fridays and the hours of 9.00 a.m. to 4.00 p.m. on Saturdays, without the prior written approval of the Planning Authority.
- (3) That prior to the start of any engineering operations to remove topsoil on the two proposed sites, highlighted in yellow on the approved plans, a phased programme of the soil extraction and reinstatement shall be submitted for the consideration and approval of the planning authority. Details shall amongst others include: (a) the stripping of topsoil, subsoil and overburden, their storage separately from one another and their subsequent reuse (b) specific timescale, for extraction and reinstatement, including date of commencement of works and duration of works, per site (c) the location, type and height of any fixed or transportable plant or machinery to be used on the sites (d) the erection of stockproof fences, hedges and all walls around the perimeter of the site (e) details of any land drainage systems required and (f) spot levels of each of the sites taken from a Fixed Datum Point. Once agreed this programme shall be adhered to and any departures from it shall require written consent of the planning authority. At determination of each phase of extraction the reinstatement of that area shall be completed within each phase one month thereafter, the planning authority shall be immediately notified in writing of the completion of each reinstatement phase.

- (4) In association with condition (3) above, at the termination of the extraction all the overburden shall be spread evenly over the site and then covered with the surface soil to provide a level and drainable surface for agricultural use. The finished level of the site shall not exceed the existing level of the site prior to the removal of the topsoil. The reinstatement work shall be to the satisfaction of the Director of Economic; Planning and Environmental Services and shall include the fertilisation of the land, the sowing of the area with grass and the laying of land drains where necessary. The reinstated land shall remain as pasture for not less than 5 years.
- (5) The average depth of soil removal from the proposed stripping areas shall not exceed 0.5 metres.
- (6) The mounds of stored topsoil shall not exceed a height of 3 metres.
- (7) In association with condition (3) above, prior to the (a) commencement of the removal of the topsoil (b) the commencement of the reinstatement of the topsoil, two working days notice shall be given to the Director of Economic; Planning and Environmental Services.
- (8) During the proposed working periods no more than three vehicles in convoy at any one time shall be permitted on Stonemollan Road. No increase in this frequency shall be permitted unless with the prior written approval of the Director of Economic; Planning and Environmental Services.
- (9) The public road shall be kept clear of any deleterious material at all times to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (10) That from the date at which this planning permission is granted, no trees on or surrounding the sites shall be uprooted or wilfully damaged. Trees on or surrounding the site shall only be felled, lopped or topped with the prior written approval of the Director of Economic; Planning and Environmental Services.

B. Deposit of Waste Material and Creation of Hard Surface

- (1) This permission shall expire on 30th June, 1998 and at the end of the period of permission the infilling works authorised by the permission shall be discontinued unless an application for an extension of the period is approved by the Council as planning authority.
- (2) That within 3 months of the end of the period of consent the site shall be regraded and cross-rooted and thereafter topsoiled and seeded. Full and specific details of the reinstatement works including phasing in relation to condition (3) below shall be submitted all to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (3) That prior to commencement of any infilling operations within the site highlighted in pink on the approved plan, detailed plans shall be submitted for the consideration and written approval of the planning authority detailing (a) the sequence of the filling operations, and the date by which each phase of operation shall be completed (b) the

nature of the filling material to be used (c) the methods staging and timing of the filling operations (d) the even respreading over the fill material of overburden, subsoil and topsoil stripped and stored in accordance with conditions (11), (15) and (16) of this permission, the topsoil forming the uppermost layer (e) soil movement to take place only when the soil is in a suitable dry and pliable condition (f) the final levels of the restored land which shall be such as to allow satisfactory drainage and be compatible with the levels of the adjoining land, and (g) the fencing of the site and the planting (as necessary) of trees and shrubs on the site and (h) details of the proposed land drainage systems required to divert surface water away from the area of infill.

- (4) Prior to the commencement of works and in association with condition (3) above the site shall be adequately fenced to prevent entry from unauthorised persons or stray animals onto the site to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (5) Prior to the commencement of any works full and specific details of all materials proposed to be introduced to this site from sources external to it shall be submitted for the consideration of the Director of Economic; Planning and Environmental Services and no such materials shall be used until the written approval of the Director of Economic; Planning and Environmental Services has been given.
- (6) In association with conditions (3) and (5) above only solid, inert, non-toxic non-ferrous materials shall be deposited on this site to the exclusion of all liquids, sludge, oil, domestic refuse or plasterboard to the satisfaction of the Director of Economic; Planning and Environmental Services. Appropriate samples/analysis of all materials shall be taken and the results submitted to the Director of Economic; Planning and Environmental Services for written approval prior to the depositing of any materials on the site.
- (7) No burning of materials in connection with the infilling operations shall take place within or adjoining the site and all reasonable care shall be taken to prevent the outbreak of fire within the site.
- (8) In the event of an outbreak of fire occurring, the infilling operations shall cease immediately and the tip shall remain closed until the outbreak has been extinguished to the satisfaction of the Council's Director of Economic; Planning and Environmental Services.
- (9) During the proposed working periods no more than 3 vehicles in convoy at any one time shall be permitted on Stoney-mollan Road. No increase in this frequency shall be permitted unless with the prior written approval of the Director of Economic; Planning and Environmental Services.
- (10) Prior to the commencement of any works on site full and specific details of the proposed area of hardstanding shall be submitted for the further approval of the Director of Economic; Planning and Environmental Services. The area of hardstanding shall not be used for the storage/siting of any vehicles or any structures not associated with the agricultural use of the existing shed and the marshalling/penning area.

- (11) In association with condition (3) above mounds of stored topsoil and subsoil shall be stored separately and shall not exceed a height of 3 metres.
- (12) Any top leachate or contaminated surface water found to be present on the site shall be removed or otherwise dealt with to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (13) Any stream or watercourse that requires to to be culverted shall be done so in a manner approved by the Scottish Environmental Protection Agency (SEPA). Should any stream culvert exceed 400 metres the applicant shall seek the written consent of SEPA.
- (14) No oil, fuel, lubricant, paint or solvents shall be stored or deposited within the site.
- (15) In association with condition (3) above, upon completion of the approved infilling or at the end of the period of consent, whichever is the sooner, the replacement of the subsoil shall be carried out in such a manner that, where available, at least 300mm of subsoil shall be spread on top of the overburden, the subsoil shall be rooted and cross-rooted, any stones or boulders exceeding 200mm in any one dimension (or other material which would prevent or impede normal agriculture or land drainage) shall be removed before the topsoil is replaced and the surface of the subsoil shall be left in a loosened state, all to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (16) In association with condition (3) above upon completion of the approved infilling or at the end of the period of consent, whichever is the sooner, the replacement of the topsoil shall be carried out in such a manner that achieves the approved levels and configurations and avoids water ponding after settlement, with the topsoil being rooted and cross-rooted to its full depth with stones exceeding 100mm in any one dimension being removed from the site or buried in a stone hole, all to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (17) In association with condition (3) above all operations to strip the subsoil/topsoil and its subsequent replacement in accordance with conditions (15) and (16) above shall be carried out when the ground conditions are dry, to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (18) Prior to (a) the commencement of the stripping of the topsoil (b) the commencement of infilling (c) the completion of infilling and (d) the commencement of the reinstatement of the subsoil/topsoil two days notice shall be given to the Director of Economic; Planning and Environmental Services.
- (19) Any items or materials being removed from the tipped materials shall not be stored on or near the site but shall be removed immediately and disposed of in a suitable manner, all to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (20) For a period of 15 years after the date of completion of the proposed tipping works the applicant shall be responsible for the monitoring of the site for the generation and migration of landfill gases with the said monitoring tests to be carried out four times

per year or at such other intervals as required by the Director of Economic; Planning and Environmental Services. Full and specific details of the method of monitoring shall be submitted for the written approval of the Director of Economic; Planning and Environmental Services.

- (21) In the event of any gas emissions being found control measures shall be initiated immediately with the said measures being to the entire satisfaction of the Council. Full and specific details of the control measures shall be submitted for the written approval of the Director of Economic; Planning and Environmental Services.
- (22) That from the date at which this planning permission is granted no trees on or surrounding the site shall be uprooted or wilfully damaged. Trees on or surrounding the site shall only be felled, lopped or topped with the prior written approval of the Director of Economic; Planning and Environmental Services.
- (23) That in addition to the foregoing, no delivery of materials to and from the site or any other operations authorised by this planning permission (including loading/unloading of lorries or maintenance of plant) shall be carried out on Sundays at any time or outwith the hours of 7.30 a.m. and 5.00 p.m. Mondays to Fridays and the hours of 9.00 a.m. to 4.00 p.m. on Saturdays without the prior written approval of the Director of Economic; Planning and Environmental Services.
- (24) The public road shall be kept clear of any deleterious material at all times to the satisfaction of the Director of Economic; Planning and Environmental Services.

WP97/058 Installation of Roller Shutters (retrospective application) at 32 Dumbarton Road, Bowling for Kathleen Young

Permission REFUSED for the following reasons and serve ENFORCEMENT NOTICE:-

- (1) The installation of solid roller shutters finished with a galvanised aluminium appearance and utilising projecting roller shutter boxes is contrary to the Council's guidelines on Shopfront Security in that it introduces an undesirable and unsightly element into the street scene which would have a detrimental and incongruous effect upon the general visual amenity of the mainly residential surrounding area.

WP96/227 Erection of 44 Dwellinghouses and 24 Flats at Cordale, Renton for Tarmac Contract Housing per McGurn Logan Duncan Opfer

Permission GRANTED subject to the following conditions:-

- (1) The development hereby permitted shall commence within a period of 5 years from the date of this permission.
- (2) This permission shall enure specifically for the erection of **68 units only** and exclude the area of land north of the gable end of 230 Main Street, Renton; incorporating units 1 and 2 and shaded green on drawing L(--)-1. Future development of this area shall be the subject of a separate planning application to West Dunbartonshire Council as planning authority.

- (3) Car parking for the development shall be provided at a ratio of 100% as shown on the approved drawings with a further 30% being identified for future parking provision within the site, if required. This future parking provision shall be implemented at the behest of the Director of Economic; Planning and Environmental Services should it be deemed necessary in the future, and full and specific details of this future parking provision shall be submitted to the Director of Economic; Planning and Environmental Services prior to the construction of any roads within the site.
- (4) The car parking bays as shown on the approved drawings shall be constructed in accordance with the Road Development Guidelines of West Dunbartonshire Council and to the satisfaction of Director of Economic; Planning and Environmental Services. Full and specific details of such shall be submitted to the Director of Economic; Planning and Environmental Services prior to any roads being constructed within the site.
- (5) In association with condition (4) above no residential unit shall be occupied on the site until the car parking bays have been constructed, surfaced and delineated on the site in all respects in accordance with the approved details. These spaces shall be kept for parking at all times.
- (6) The proposed visitor parking spaces 11 and 12 are not approved and should be omitted from the proposed development. Prior to any residential unit being occupied on the site a lay-by shall be provided to accommodate a minimum of 3 vehicles in the area north of and opposite units 5 - 10 in Graham View. Full and specific details of the lay-by shall be submitted for the further approval of the Director of Economic; Planning and Environmental Services prior to any roads being constructed within the site. These spaces shall be kept and used for visitor parking at all times.
- (7) Prior to the construction of any roads full and specific details of all required traffic calming features shall be submitted for the approval of the Director of Economic; Planning and Environmental Services. These shall include:-
 - (i) Site 3A (south) - provision of gateway feature north of junction with New Cordale Road.
 - (ii) Site 3A (north) - provision of speed humps before shared surface area.
 - (Iii) Site 3B - provision of surface colour break before shared surface area.
- (8) That prior to the occupation of any house in this development all roads and footpaths within and serving the development shall be completed to the level of bottoming and bitmac base course, including the access bell mouth, visibility splays and all turning heads to the satisfaction of the planning authority.
- (9) Prior to occupation of the last residential unit in the development all roads and footpaths serving the development shall be completed to their final specification and adoptable standard of the roads authority.

- (10) Visibility splays as indicated on the approved drawings shall be provided prior to the commencement of any development and thereafter maintained free from any obstructions of a height exceeding one metre above the adjacent road channel levels.
- (11) The applicant/operator shall provide and maintain on the site suitable means for the washing of vehicle wheels at all times during the hours of operation to prevent mud being deposited on the public road.
- (12) Exact details and specifications of all proposed external finishing materials (including roofing materials) shall be submitted for the further approval of the planning authority **prior** to any work commencing on site.
- (13) Prior to commencement of works, full details of the design and location of all fences and walls to be erected on the site shall be submitted for the consideration and written approval of the planning authority.
- (14) Prior to commencement of works, full details of all hard surfacing to be provided on the site shall be submitted for the consideration and written approval of the planning authority.
- (15) The development shall be landscaped in accordance with a scheme which shall be submitted to and approved by the Council as planning authority before development commences. The scheme shall indicate the siting, numbers, species and heights (at the time of planting) of all trees, shrubs and hedges to be planted and to the extent of any areas of earthmounding, and shall ensure:-
 - (a) completion of the scheme during the planting season next following the completion of the building(s), or such other date as may be agreed in writing with the planning authority;
 - (b) the maintenance of the landscaped areas for a period of 5 years or until established whichever may be longer. Any trees or shrubs removed, or which in the opinion of the planning authority are dying, being severely damaged or becoming seriously diseased within three years of planting shall be replaced by trees or shrubs of similar size and species to those originally required to be planted.
- (16) Prior to the commencement of development a scheme for the provision of the equipped play areas within the application site as indicated on the drawing L(--)-01-03 and shaded blue shall be submitted to the planning authority for their written approval and this shall include:-
 - (a) details of the type and location of play equipment, seating and litter bins to be situated within the play area(s);
 - (b) details of the surface treatment of the play areas including the location and type safety surface to be installed;
 - (c) details of the fences to be erected around the play area(s); and

- (d) details of the phasing of these works.
- (17) Prior to the occupation of the last two residential units within each site all the works required for the provision of the equipped play areas included in the scheme approved under the terms of condition (16) above shall be completed and thereafter, those areas shall not be used for any purpose other than as play areas.
- (18) Prior to the commencement of any works on the site a scheme for the management and maintenance of all open spaces including the centre areas of the roundels and the children's play areas within the development shall be submitted for the consideration and written approval of the planning authority.
- (19) Prior to commencement of works full details of the bin storage areas shall be submitted for the consideration and approval of the planning authority.
- (20) Street nameplates (or similar) for the proposed development shall be supplied and erected at the same time as the residential units are first occupied to the satisfaction of the Director of Economic; Planning and Environmental Services.
- (21) No tipping or dumping of earth, debris, vegetation or any other substance into the River Leven shall take place.

APPENDIX III

APPOINTMENTS TO PARTNER ORGANISATIONS

<u>Organisation/Body</u>	<u>Decision</u>
Aberlour Child Care Trust -Board of Governors	No action
Age Concern Scotland - Assembly	Councillor Campbell
Children in Scotland - Board of Management	Councillor Rice
Scottish Workshops for the Blind & Disabled - Consultative Committee	No action
Epilepsy Association of Scotland - Council	No action
Health Education Board for Scotland - Task Group	Councillor McCallum
Local Authority Associations - Social Services Training and Staff Development Working Party	Councillor McCallum
National Children's Bureau - Board of Management	Councillor McCafferty
Workshops for the Blind - National Joint Council	Councillor Mills
Royal Blind Asylum and School Board of Directors & Education Executive Committee	No action
Royal Scottish Society for Prevention of Cruelty to Children Council (Children 1st)	Councillor Rice
Scottish Association for the Deaf - General Council	Councillor Cairney
Scottish Council for Single Homeless	Councillor Flynn
Scottish Refugee Council	Councillor White
Tenant Participation Service Executive Council	Councillor Flynn

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