

MINUTE
of
CABINET

Minute of Meeting held at 10.00am in the Council Offices, Main Street, Barrhead on 28 November 2019.

Present:

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| Councillor Tony Buchanan (Leader) | Councillor Alan Lafferty |
| Councillor Caroline Bamforth | Councillor Colm Merrick |
| Councillor Danny Devlin | Councillor Paul O’Kane |

Councillor Buchanan, Leader, in the Chair

Attending:

Caroline Innes, Deputy Chief Executive; Mhairi Shaw, Director of Education; Andy Cahill, Director of Environment; Mark Ratter, Head of Education Services (Quality Improvement and Performance); Lesley Bairden, Chief Finance Officer (HSCP); Barbara Clark, Chief Accountant; Gerry Mahon, Chief Officer – Legal and Procurement; Sarah Jane Hayes, Customer Service Manager; Mark Waugh, Principal Accountant (Capital); and Paul O’Neil, Committee Services Officer.

DECLARATIONS OF INTEREST

1111. There were no declarations of interest intimated.

CHARGING FOR SERVICES 2020/21

1112. The Cabinet considered the undernoted reports by the appropriate Directors regarding the outcome of the charging for services exercises carried out in each of the departments and recommending proposed fees and charges for 2020/21.

The reports referred to the range of services reviewed within each department, the outcome of the reviews, proposed changes and associated resource implications:-

- (i) Chief Executive’s Office – Licensing;
- (ii) Corporate and Community Services Department;
- (iii) Education Department;
- (iv) Environment Department; and
- (v) Health and Social Care Partnership

The Cabinet agreed:-

- (a) Chief Executive’s Office – Licensing
 - (i) the recommendations regarding fees and charges policies as proposed be approved; and

- (ii) to introduce new charges for temporary Public Entertainment Licences for the purpose of large events.

(b) Corporate and Community Services Department

The Cabinet agreed to:-

- (i) note that the statutory fees were set by the National Records of Scotland (NRS) in November each year; and
- (ii) increase all non-statutory fees and charges by 2.6% in line with inflation for 2020/21.

(c) Education Department

The Cabinet agreed that the recommendations regarding fees and charges policies as proposed be approved.

(d) Environment Department

The Cabinet agreed that the recommendations regarding fees and charges policies as proposed be approved.

(e) Health and Social Care Partnership

The Cabinet agreed that the recommendations regarding fees and charges policies as proposed be approved.

EAST RENFREWSHIRE CULTURE AND LEISURE PUBLIC LIBRARY STRATEGY 2019-22

1113. The Cabinet considered a report by the Director of Education, seeking approval of the Public Library Strategy 2019-22. A copy of the proposed strategy was appended to the report.

Whilst noting that the Public Library Strategy 2019-22 replaced the previous library strategy and set out the vision and strategic direction for the library service over the next 4 years, the report explained that in the period since the approval of the previous strategy and the development of the new strategy, the management and operation of public library services had been transferred to East Renfrewshire Culture and Leisure.

The new Strategy reflected the six key themes of the national strategy for public libraries and how they would be applied at a local level. Furthermore, it identified the library services contribution to the relevant outcomes of the Community Plan, Outcome Delivery Plan and Fairer EastRen.

The Cabinet approved the East Renfrewshire Culture and Leisure Public Library Strategy for 2019-22.

OPTIONS FOR CLEANING SERVICES IN PRIVATE FINANCE INITIATIVE (PFI) SCHOOLS

1114. The Cabinet considered a report by the Director of Education, providing details of the current cleaning services at the Private Finance Initiative (PFI) schools at St Ninian's High School and Mearns Primary School which were provided as part of the PFI contract, and on negotiations surrounding the cleaning service review.

The report explained that the Council had a contract with East Ren School Services Limited (ProjectCo) for the provision of services under the Private Finance Initiative (PFI) for Mearns Primary School and St Ninian's High School. It was noted that as part of the PFI agreement between the Council and ProjectCo (i.e. the provider Bellrock (formerly Jarvis)), there was provision for a service review to be undertaken by ProjectCo for cleaning services for the whole of both schools at 5 yearly intervals throughout the contract.

Whilst noting that a service review was essentially a benchmarking exercise which reviewed the price of the service offered against other comparably sized PFI projects covering similar floor area, school types and number of pupils, the report indicated that whilst Bellrock could increase the current contract price to the benchmark price following the service review, if the price was in excess of 105% of what the Council was currently being charged, the Council was entitled to delete cleaning services from the facilities management requirement delivered by Bellrock.

The outcome of the most recent benchmarking exercise had in effect triggered an option appraisal for the Council to consider either accepting the benchmark price as the new current price going forward and retain the Bellrock managed cleaning service, or seek to better the price if possible by delivering cleaning in-house and delete this service from the PFI contract. The benchmarking exercise, details of which were outlined in the report, resulted in a revised price that was greater than 105% of the current price (i.e. an increase of more than 5%) and therefore as the revised price was above the 5% threshold in the PFI contract there was provision for the cleaning contract to be removed and taken in-house.

Furthermore, the report also highlighted that the standards of cleaning at the two PFI schools had been inadequate over the years and there was now an opportunity following the result of the contractual benchmarking exercise to cease the current service and undertake the cleaning through the Council's Education Facilities Management Services at a lower cost than that proposed by ProjectCo (i.e. Bellrock).

The Cabinet approved the option to use the contractual provision within the PFI contract to bring cleaning services in-house at Mearns Primary School and St Ninian's High School.

PROPOSED SALE OF LAND AT VICTORIA ROAD, BARRHEAD

1115. The Cabinet considered a report by the Director of Environment, seeking approval of the proposed sale of Council owned ground adjacent to Victoria Road, Barrhead, to an adjoining owner, Mr Jason McEnhill.

The report explained that the proposed sale of the land would secure a capital receipt and avoid a potential long-term Council maintenance liability by the land being combined with the adjoining residential land to enlarge the back garden of one of the houses within the proposed development. Details of the proposed provisional terms and conditions associated with the sale of the ground were outlined in the report.

The Cabinet:-

- (a) approved the proposed sale of Council owned ground, extending to approximately 182sqm or thereby, to Mr Jason McEnhill as adjoining owner; and
- (b) agreed that delegated powers be granted to the Director of Environment, in consultation with the Chief Officer – Legal and Procurement, to finalise negotiations and conclude the sale.

TOWN CENTRE CAPITAL FUND

1116. The Cabinet considered a report by the Director of Environment, providing details of the Council's allocation of the Scottish Government's Town Centre Capital Fund and seeking approval to allocate the available funds to the projects detailed in the report. A list of the proposed projects was appended to the report.

Whilst noting the background and objectives of the Scottish Government's Town Centre Capital Fund and having noted that the Council had received an allocation of £981,000 for capital expenditure on town centre projects, the report explained that the grant should not be used as a substitute for existing spend. In addition, in the event that the grant was not used in the financial year 2019-20 it had to be repaid to the Scottish Government. A further requirement of the grant fund was that contracts should be signed within 2019-20 and payment completed by September 2020.

The report indicated that the Scottish Government had advised that investments should be based on local priorities and should extend to localities with a population of 1,000 or more, and provided details of the sort of activity and projects that could create economic improvements. Furthermore, to ensure a collaborative approach, an initial "Call for Ideas" had been issued to key stakeholders within East Renfrewshire town and neighbourhood centres to give partners the opportunity to help shape the plans. Arising from this exercise, a number of proposals were considered before a shortlist was drawn up. Details of the key projects which were considered to deliver most benefit to a spread of areas in compliance with the terms of the Scottish Government grant offer were outlined in Appendix 1 to the report.

The report concluded by highlighting that the Scottish Government's Town Centre Capital Fund provided an excellent opportunity to deliver significant investment to key areas of East Renfrewshire and had been a catalyst for stakeholder engagement which would help provide direction for future investment and collaborative working.

The Cabinet:-

- (a) noted the background and objectives of the Scottish Government's Town Centre Capital Fund; and
- (b) approved the projects outlined in Appendix 1 to the report.

GENERAL FUND CAPITAL PROGRAMME 2019/20

1117. The Cabinet considered a report by the Chief Financial Officer, monitoring expenditure as at 30 September 2019 against the approved General Fund Capital Programme 2019/20 and recommending adjustments where necessary in light of issues that had arisen since the programme had been approved.

Whilst noting that the latest developments relating to the programme, including the latest income and expenditure movements and cash flow management issues, the report indicated that the projected shortfall of £425,000 which represented 0.9% of the resources available was within manageable limits.

The Cabinet agreed to:-

- (a) **recommend to the Council** that the movements within the General Fund Capital Programme 2019/20 be approved; and
- (b) note that the shortfall of £425,000 would be managed and reported on a regular basis.

HOUSING CAPITAL PROGRAMME 2019/20

1118. The Cabinet considered a joint report by the Chief Financial Officer and Director of Environment, monitoring expenditure as at 30 September 2019 against the approved Housing Capital Programme 2019/20 and recommending adjustments where necessary in light of issues that had arisen since the programme had been approved.

Whilst noting that the latest developments relating to the programme, including the latest income and expenditure movements and cash flow management issues, the report indicated that the projected shortfall of £88,000 which represented 0.9% of the resources available was within manageable limits.

The Cabinet agreed to:-

- (a) **recommend to the Council** that the movements within the Housing Capital Programme 2019/20 be approved; and
- (b) note that the shortfall of £88,000 would be managed and reported on a regular basis.

CHAIR

