

Minute of Meeting of the Place, Neighbourhood & Corporate Assets Committee of East Dunbartonshire Council held within Tom Johnston Chambers, 12 Strathkelvin Place, Kirkintilloch and via Cisco Webex (Hybrid Meeting) on 24 August 2023

Present: Provost **RENWICK**
Councillors **FERRETTI, GALLAGHER, HENDRY, MARSHALL, MCNALLY, MOIR, MURRAY AND REID**

Also Present: Councillor **GALLAGHER**

In Attendance: A. **Davie** Depute Chief Executive
E. **Bauer** Executive Officer – Community Services
K. **Donnelly** Chief Solicitor & Monitoring Officer
H. **Holland** Executive Officer – Land Planning & Development
F. **Lambert** Committee Services Officer
G. **Lynn** Estates Manager
G. **Mackintosh** Executive Officer - Housing
L. **McKenzie** Team Leader – Democratic Services
T. **McMenamin** Executive Officer – Roads & Environment
F. **Robb** Development & Investment Manager.
A. **Watson** Media Advisor

Councillor Ferretti (Convener) presiding

OPENING REMARKS

The Convener welcomed everyone to the meeting. He advised that this was a hybrid meeting where Members and Officers were participating in the Chambers and remotely. He outlined a number of procedural matters to assist Members with their participation in the meeting. He also advised that the meeting would be streamed live on YouTube.

1a APOLOGIES FOR ABSENCE

Apologies for absence were intimated on behalf of Councillors Gibbons and Rose.

The Chief Solicitor & Monitoring Officer advised that Provost Renwick and Councillors Ferretti, Hendry, Marshall, Moir and Murray were present in the Chambers and Councillors Gallagher, McNally and Reid were present online.

1b DECLARATIONS OF INTEREST

There were no declarations of interest.

1c DETERMINATION OF EXEMPT BUSINESS

The Committee noted that there were no items of exempt business.

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1d CONVENER'S REMARKS

The Convener did not have any remarks.

1e ANY OTHER BUSINESS WHICH THE CONVENER DECIDES IS URGENT

The Convener did not have any other business.

2. MINUTE OF MEETING OF THE PLACE, NEIGHBOURHOOD & CORPORATE ASSETS COMMITTEE OF 25 MAY 2023.

There was submitted and approved, subject to the undernoted amendment, Minute of Meeting of the Place, Neighbourhood & Corporate Assets Committee of 25 May 2023, copies of which had previously been circulated.

Councillor Moir's Apologies to be included within the Sederunt.

At Page 7, Item 5, Title, the word 'Stre' should read 'Street'.

3. OUTSTANDING BUSINESS STATEMENT

There was submitted Report PNCA/080/23/AD by Depute Chief Executive, copies of which had previously been circulated, providing Members with an update in relation to progress against decisions taken by Place, Neighbourhood & Corporate Assets Committee. Full details were contained within the Report and attached Appendix.

With regard to Page 16, Item 339, Proposed Lease of Lenzie Public Hall, Lenzie, and in response to a request from Councillor McNally for an update on the refurbishment, the Development & Investment Manager advised that they were at the early stages of the feasibility study. He added that the project would be reported to a future meeting of the Council which would include detail of timescales involved. Councillor McNally thanked Officers for the work undertaken

With regard to Page 18, Item 376, Proposed Sale of the former Auchinairn Primary School, Auchinairn, Bishopbriggs, and in response to a question from Councillor Moir regarding the timescales involved, the Development & Investment Manager advised that the team were working through the feasibility stage and the pre-construction surveys. He added that there would be an update to a future meeting of the Council which would detail the design proposals. In response to a further question from Councillor Moir regarding whether the Report would include an update in relation to the site at Huntershill South of Huntershill House, the Development & Investment Manager confirmed that this would be included within the Report.

With regard to Page 22, Item 558, Waste Services: Mavis Valley Booking System/Kerbside Recycling, and in response to a question from Councillor Moir regarding when the data would be available, the Depute Chief Executive advised

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that it was hoped that the information would be provided to Members at the end of September 2023.

With regard to Page 25, Items 581 and 582, Traffic Free Schools Pilot Project – Experimental Traffic Regulation Order, and in response to a request from Councillor Moir regarding whether an interim report could be provided rather than waiting a full academic year, the Executive Officer – Land Planning & Development advised that she would be happy to provide an interim report.

Following further consideration, the Committee agreed as follows:-

- a) to consider the updates contained within the Outstanding Business Statement attached as Appendix 1; and
- b) to note that actions marked as completed would be removed from the Outstanding Business Statement.

4. HOUSING REVENUE ACCOUNT MONITORING REPORT 2023/24 AT PERIOD 3

There was submitted Report PNCA/077/23/JR by the Depute Chief Executive, copies of which had previously been circulated, providing an update to Members of the Place, Neighbourhood and Corporate Assets Committee regarding the 2022/23 Housing Revenue Account (HRA) and associated financial performance as at Period 3 from the 1 April to the 2 July 2023. Full details were contained within the Report and attached Appendix.

Following consideration, the Committee agreed as follows:-

- a) to review the Period 3 analysis and agree that it represented an emerging indication of the potential financial outturn position;
- b) to instruct Officers to continue to report on potential for the financial outturn in line with the established cycle of reports; and
- c) to otherwise note the content of the Report.

5. HOUSING CAPITAL MONITORING REPORT 2023/24 AT PERIOD 3

The Committee took up consideration of Report PNCA/078/23/JR by the Depute Chief Executive, copies of which had previously been circulated, providing Members with an update on the 2023/24 Housing Capital Programme as at accounting Period 3 (to 7th July 2023). Full details were contained within the Report and attached Appendix.

Following consideration, the Committee agreed as follows:-

- a) to review the Period 3 analysis and agree that it represented an indication of the potential outturn financial position;

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- b) to instruct Officers to use £1.5m presently allocated for Whitegates in order to further fund the Open Market Purchase programme; and
- c) to otherwise note the content of the Report.

6. CANNIESBURN TOLL ROUNDABOUT AND SWITCHBACK ROAD, BEARSDEN – AMENDMENTS TO 30MPH AND 40MPH SPEED LIMITS

Consideration was given to Report PNCA/088/23/FS by Depute Chief Executive, copies of which had previously been circulated, seeking the authorisation of the Place Neighbourhood & Corporate Assets Committee to make the East Dunbartonshire Council (Switchback Road, Bearsden) (Amendments To 30 MPH And 40 MPH Speed Limits) Order 2023 (the “Order”). Full details were contained within the Report and attached Appendices.

Following consideration, the Committee agreed as follows:-

- a) to authorise the Chief Solicitor & Monitoring Officer to make the East Dunbartonshire Council (Switchback Road, Bearsden) (Amendments To 30 MPH And 40 MPH Speed Limits) Order 2023; and
- b) thereafter, to authorise the Executive Officer – Land Planning & Development to implement the provisions of the Order.

7. CANNIESBURN TOLL ROUNDABOUT, BEARSDEN, RAISED TABLE

There was submitted Report PNCA/089/23/FS by Depute Chief Executive, copies of which had previously been circulated, seeking authorisation of the Place, Neighbourhood & Corporate Assets Committee to install a raised table on access road to retail units at Canniesburn Toll Roundabout, Bearsden. Full details were contained within the Report and the attached Appendix.

Following consideration, the Committee authorised the Executive Officer – Land Planning & Development to install a raised table on access road to retail units at Canniesburn Toll Roundabout.

8. CANNIESBURN TOLL ROUNDABOUT, BEARSDEN – WAITING AND LOADING RESTRICTIONS

Consideration was given to Report PNCA/087/23/FS by Depute Chief Executive, copies of which had previously been circulated, seeking authorisation of the Place, Neighbourhood & Corporate Assets Committee to make the East Dunbartonshire Council (Canniesburn Toll Roundabout, Bearsden) (Waiting and Loading Restrictions) Order 2023 (the “Order”). Full details were contained within the Report and attached Appendices.

Following consideration, the Committee agreed as follows:-

- a) to authorise the Chief Solicitor & Monitoring Officer to make the Order; and

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- b) thereafter, to authorise the Executive Officer – Land Planning & Development to implement the provisions of the Order.

9. DESIGNATION AND REMOVAL OF DISABLED PERSONS' PARKING PLACES

The Committee took up consideration of Report PNCA/076/23/FS by Depute Chief Executive, copies of which had previously been circulated, seeking authorisation of the Place, Neighbourhood & Corporate Assets Committee to make the East Dunbartonshire Council (Designated Disabled Persons Parking Places and Amendments) Order 2023 (the "Order"). Full details were contained within the Report.

Following consideration, the Committee agreed as follows:-

- a) to authorise the Chief Solicitor & Monitoring Officer to make the Order; and
- b) thereafter, to authorise the Executive Officer – Roads & Neighbourhood Services to implement the provisions of the Order.

10. ENVIRONMENTAL HEALTH FOOD SERVICE PLAN 2023 - 24

The Committee took up consideration of Report PNCA/084/23/CL by the Depute Chief Executive, copies of which had previously been circulated, providing Committee with the Environmental Health Food Service Pan for year 2023 – 2024 and seeking the approval of the Place, Neighbourhood & Corporate Assets Committee for adoption of the Plan. Full details were contained within the Report and Appendix 1

Following consideration, the Committee agreed as follows:-

- a) to approve the Environmental Food Service Plan 2023 - 24; and
- b) to adopt the Environmental Health Food Service Plan 2023 – 24 contained within Appendix 1 of the Report.

11. MANSE ROAD, BEARSDEN – TIME LIMITED PARKING BAYS AND REVISION TO EXISTING WAITING RESTRICTIONS

There was submitted Report PNCA/07/23/FS by Depute Chief Executive, copies of which had previously been circulated, advising Committee of the outcome of the Traffic Management Appeals Board's consideration of the proposal for the East Dunbartonshire Council (Bearsden Town Centre – Manse Road, Amendment) (Waiting Restrictions) Order). Full details were contained within the Report and Appendix 1.

Following consideration, the Committee noted the decision of the Traffic Management Appeals Board to abandon the proposal for the East Dunbartonshire Council (Bearsden Town Centre – Manse Road Amendment) (Waiting Restrictions) Order.

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**12. MENTEITH AVENUE AND SPRINGFIELD ROAD, BISHOPBRIGGS
PROPOSED TRAFFIC CALMING MEASURES**

Consideration was given to Report PNCA/079/23/SF by the Depute Chief Executive, copies of which had previously been circulated, seeking Committee approval to progress a proposal to install traffic calming measures on Menteith Avenue and Springfield Road, Bishopbriggs. Full details were contained within the Report and Appendix 1.

Councillor Moir welcomed the Report and the initiative to improve road safety and he commented that this had been an area of concern for many years. However, he expressed concern regarding whether local factors had been considered and he requested that reasonable consultation be undertaken, in particular with the residents of Menteith Avenue, regarding speed bumps being located in the area. He referred to the on-street parking on Menteith Avenue at present, which he felt was a form of traffic calming. The Chief Solicitor & Monitoring Officer advised that the Statutory Consultation stage had taken place and the Draft Order would be publicised which would then enable local residents to comment on the proposals. The Executive Officer – Roads & Environment added that the public consultation would provide an opportunity for comment. Councillor Moir encouraged Officers to pay particular interest to those residents of Menteith Avenue, Bishopbriggs.

Councillor Hendry referred to Page 164, Paragraph 3.3 of the Report, reference to traffic speed being inappropriate. He added that the Committee had to be satisfied that this was a correct and appropriate use of public funds. He commented that this was not an essential route and it would have a lot of implications for road users. He added that he wanted roads to be improved, however, there was a balance against risk and the cost of the works could be extensive. He added that he would have supported a continuation of the Report, however, would not move against the Local Member.

Following further consideration, the Committee agreed as follows:-

- a) to approve the proposal to install traffic calming measures on Menteith Avenue and Springfield Road, Bishopbriggs, as described in Paragraph 3.4 of the Report and as shown on the attached plan (Appendix 1); and
- b) to instruct the Chief Solicitor & Monitoring Officer to undertake the required statutory process in order to progress the proposal to traffic calming measures on Menteith Avenue and Springfield Road, Bishopbriggs.

13. ENVIRONMENTAL HEALTH – HEALTH & SAFETY SERVICE PLAN 2023 – 24

There was submitted Report PNCA/085/23/CL by the Depute Chief Executive, copies of which had previously been circulated, providing Committee with the Environmental Health and Safety Service Plan for 2023 – 2024 and seeking the approval of the Place, Neighbourhood & Corporate Assets Committee for adoption of the Plan.

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Following consideration, the Committee approved and adopted the Environmental Health – Health and Safety Service Plan 2023 – 24 contained within Appendix 1 of the Report.

14. DECRIMINALISED PARKING ENFORCEMENT – INCREASE IN TARIFF LEVEL OF PENALTY CHARGE NOTICES

Consideration was given to Report PNCA/086/23/CL by the Depute Chief Executive, copies of which had previously been circulated, seeking approval to increase the Penalty Charge Notice Value following national guidance issued by Scottish Ministers on the revised levels that could be charged for parking contraventions. Full details were contained within the Report and Appendix 1.

Following consideration, the Committee agreed as follows:-

- a) to adopt the higher rate increase in Penalty Charge Notice value in the East Dunbartonshire area with core contravention charges rising from £60 to £100; and,
- b) to instruct Officers to undertake work in conjunction with the Council's back-office partners for Decriminalised Parking Enforcement to implement the increase by a target date of January 2024.

15. KIRKINTILLOCH BUSINESS IMPROVEMENT DISTRICT

There was submitted Report PNCA/74/23/DG by the Depute Chief Executive copies of which had previously been circulated updating Elected Members on the Kirkintilloch Business Improvement District (the Kirkintilloch BID) project. Full details were contained within the Report and Appendix 1.

The Executive Officer – Land Planning & Development was heard in response to questions.

With regard to the Kirkintilloch and Milngavie Bids, and the types of businesses involved and the effect on the businesses, and in response to a request from Councillor McNally for further detail, the Executive Officer – Land Planning & Development undertook to provide detail of the feedback on the Kirkintilloch vote and a breakdown of which businesses voted for the Bid. She added that if a bid was successful, she could report back on progress against their plan and she would detail which businesses were involved. Councillor McNally thanked Officers for the work undertaken.

Following further consideration, the Committee agreed as follows:-

- a) to approve the Kirkintilloch BID Business Plan (Appendix 1);
- b) to delegate authority to the Executive Officer - Land Planning & Development to agree any required subsequent changes to the proposal documentation with the BID following on from this Committee approval and prior to the ballot

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starting, subject to any change being minor in nature and not substantially altering the content of the proposal documentation;

- c) that the Council would provide a £200,000 voluntary financial contribution for the 5 year period to the Kirkintilloch BID project should the ballot be successful, and the structure of payments for which would be set out and agreed within the Operating Agreement;
- d) that the Council would vote yes through the ballot for any property owned by the Council within the Kirkintilloch BID area and would be liable for an annual levy payment which was above the £200,000 within Paragraph 2.3 of the Report;
- e) that the Executive Officer – Land Planning & Development utilise existing budgets and funding to provide this financial support should it be required following a successful ballot;
- f) to delegate authority to the Chief Solicitor & Monitoring Officer/Legal Manager to negotiate and agree with the Kirkintilloch BID the required Operating Agreement (should the ballot have a positive outcome) and thereafter, the Chief Solicitor & Monitoring Officer/Legal Manager sign and return the agreement on behalf of the Council; and
- g) to note that the outcome of the ballot would be provided in a Technical Note to Elected Members.

**16. PROPOSED COUNCIL RESPONSE TO SCOTTISH GOVERNMENT
CONSULTATION ON EFFECTIVE COMMUNITY ENGAGEMENT IN LOCAL
DEVELOPMENT PLANNING GUIDANCE**

There was submitted Report PNCA/082/23/SM by the Depute Chief Executive, copies of which had previously been circulated, seeking approval for the Council's response to the Scottish Government consultation on guidance for Effective Community Engagement in Local Development Planning. Full details were contained within the Report and Appendix 1.

Following consideration, the Committee approved the response to the Draft Effective Community Engagement in Local Development Planning Guidance consultation (Appendix 1) for submission to the Scottish Government.

**17. PROPOSED EXTENSION TO CURRENT MORATORIUM IN RELATION TO
GARDEN GROUND SALES**

Consideration was given to Report PNCA/001/23/GL by the Depute Chief Executive, copies of which had previously been circulated, seeking Committee approval to the extension of the current moratorium on all garden ground sales for a further 2-year period. Full details were contained within the Report and attached Appendix.

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Councillor Moir referred to the other Local Authorities and the resources required to carry out this function.

Following further consideration, the Committee agreed as follows:-

- a) to approve a further extension of the moratorium to 1st January 2026; and,
- b) subject to approval of Paragraph 2.1 of the Report, to instruct Officers to submit a report to the Place, Neighbourhood & Corporate Assets Committee or Council, as appropriate, prior to the expiry of the extension.