

ANGUS COUNCIL

PERSONNEL AND PROPERTY SERVICES COMMITTEE
FINANCE AND INFORMATION TECHNOLOGY COMMITTEE

18 June 2002
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REPORT BY THE DIRECTOR OF PROPERTY SERVICES

No 757/02

RENEWAL OF WINDOWS AT FAIRLIE HOUSE - PHASE 1

Abstract

This report seeks approval to the provision of supplementary funding from the Property Renewal and Repair Fund in 2002/03 to undertake Phase 1 of renewal works to windows at Fairlie House, at an estimated cost of £11,000.

RECOMMENDATION

The Committees for their respective interests are recommended to:-

1. note the requirement for remedial works to the windows at Fairlie House;
2. approve the provision of £11,000 from the Property Renewal and Repair Fund in Financial Year 2002/03 for the execution of Phase 1 of a programme of remedial works;
3. instruct the Director of Property Services to progress Phase 1 of these works immediately and submit a further report detailing Phase 2 of this programme.

1 BACKGROUND

Following the closure of Fairlie House, as a Residential Home, and its redeployment for office accommodation, part of the property was sold to Angus College who undertook significant refurbishment including the renewal of all their windows.

The remaining part of the building was altered, via a multi-funded project, to provide more appropriate accommodation to suit the requirements for the Education and Social Work departments, but the renewal of windows was excluded due to budgetary limitations.

Following occupation further funding was subsequently made available from Community Education resources to renew a number of windows on the ground floor.

A large number of windows in the portion of the building owned by Angus Council await renewal and it is proposed that action be taken to address this need and bring the building up to a consistent condition through a short two phase programme of renewals, estimated at £22,000, commencing with Phase 1 in 2002/03.

3 FINANCIAL IMPLICATIONS

The cost of carrying out Phase 1 of these remedial works, estimated at £11,000, cannot be contained within the Property Maintenance elements of the Social Work departmental revenue budget for 2002/03 and it is therefore necessary for supplementary funding to be made available from the Property Renewal and Repair Fund in 2002/03.

	Year	Cost
Phase 1	2002/2003	£11,000
Phase 2	2003/2004	£11,000
	Total	£22,000

The cost of Phase 1 of the programme of work detailed in this report can be contained within the provisions of the Property Renewal and Repair Fund for 2002/03.

Progression of Phase 2 will be subject to budget provisions being available.

4 HUMAN RIGHTS ACT IMPLICATIONS

There are no Human Rights Act implications specific to this report.

Any implications, as a consequence of discharging recommendations detailed in this report, will be managed in accordance with the standing procedures and processes established by the Property Services department.

5 CONSULTATION

The Chief Executive, the Director of Law & Administration and the Director of Finance have been consulted in the preparation of this report.

BACKGROUND PAPERS

No background papers, as defined by Section 50D of the Local Government (Scotland) Act 1973 (other than any containing confidential or exempt information), were relied on to any material extent in preparing the above report.

M G Lunny
Director of Property Services