
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 762/02

ACCESS FOR THE DISABLED ADAPTATIONS PROGRAMME - PHASE 2

Abstract

This report seeks approval to the provision of supplementary funding from the Property Renewal and Repair Fund to allow the second phase of an extensive programme of adaptations in non-housing properties to be undertaken, at an estimated cost of £165,000.

RECOMMENDATION

The Committees for their respective interests are recommended to:-

1. approve the bid for supplementary funding in the sum of £165,000 from the Property Renewal and Repair Fund in 2002/03 for Phase 2 of an access for the disabled adaptations programme.
2. instruct the Director of Property Services to progress these adaptations and submit further reports detailing later phases of this programme.

1 INTRODUCTION

The Disability Discrimination Act 1995 places a responsibility on Angus Council to take appropriate measures to ensure, so far as is practicable, equality of access to council services for all members of the community with disabilities.

The Property Services department has identified a need to undertake accessibility adaptations to Council non-housing properties as part of these measures and having completed Phase 1 of the programme of adaptations it proposes to undertake Phase 2 in Financial Year 2002/03.

This report seeks approval to supplementary funding being made available from the Property Renewal and Repair Fund in 2002/03 to enable this programme to be undertaken.

2 BACKGROUND

The implications of The Disability Discrimination Act 1995 were reported to Angus Council by Report 86/96, DISABILITY DISCRIMINATION ACT 1995 - CONSULTATION ON CODE OF PRACTICE submitted to the Personnel and Property Services Committee on 28th June 1996.

It was recognised by the Director of Property Services that an extended programme of physical adaptations to non-Housing properties were necessary to enable the Council to meet its obligations and funding for a short and small scale programme was established within the Financial Plan.

This was supplemented by additional funding from the Property Renewal and Repair Fund to permit the provision of improved access to at Polling Stations as detailed in Report 1271/98, PROPERTY RENEWAL AND REPAIR FUND - FUNDING ARRANGEMENTS AND PROGRAMME OF URGENT REPAIRS - PHASE 6, approved by Personnel and Property Services Committee on 1st December 1998.

A programme of adaptations commenced in 1998, as reported by Report 1269/98, PROGRESS REPORT ON ACCESS FOR THE DISABLED TO COUNCIL PROPERTIES, submitted to the Personnel and Property Services Committee on 1st December 1998 and this has been completed.

A further report, No 556/01 ACCESS FOR THE DISABLED - PROGRESS, POLICY AND STRATEGY, was approved by the Policy and Resources Committee on the 8th May 2001 establishing a corporate policy and strategy. It incorporated accessibility adaptations for school properties and recognised the requirement to undertake an extensive ten year programme of accessibility adaptations to Council non-housing properties, revising the programme as necessary to accommodate changes in needs, priorities and cast as they occur.

The Property Services department has completed Phase 1 of the programme of adaptations to non-housing properties and proposes to undertake Phase 2, as detailed in Appendix 1, in Financial Year 2002/03 with a funding package comprising provisions within the 2001/2005 Financial Plan and supplementary funding being made available from the Property Renewal and Repair Fund in 2002/03.

3 FINANCIAL IMPLICATIONS

The full cost of accessibility adaptations to non-housing Council buildings has been estimated at some £2,000,000 and it is being progressed over at least a ten year programme commencing with Phase 1 of the programme, at an estimated cost of £200,000, being undertaken in Financial Year 2000/01.

The 2001/2005 Financial Plan contains £60,000 funding to support Phase 2 and given that the balance of costs cannot be contained within the Property Maintenance elements of the respective departmental revenue budgets for 2002/03 it is considered appropriate for £165,000 supplementary funding to be made available from the Property Renewal and Repair Fund.

Budget	Excl. Fees	Incl. Fees
R&R	£ 150,000	£ 165,000
Capital	£ 54,545	£ 60,000
<i>Total</i>	£ 204,545	£ 225,000

The cost 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 and the 2001/2005 Financial Plan.

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 and Administration and the Director of Finance have been consulted in the preparation of this report.

6 CONCLUSION

The Committees for their respective interests are recommended to approve the bid for supplementary funding in the sum of £165,000 from the Property Renewal and Repair Fund in 2002/03 for Phase 2 of an access for the disabled adaptations programme and instruct the Director of Property Services to progress these adaptations and submit further reports detailing later phases of this programme.

REFERENCES

<u>Committee</u>	<u>Date</u>	<u>Article</u>	<u>Subject</u>
Personnel and Property Services Committee	28 th June 1996	86/96	Disability Discrimination Act 1995 - Consultation on Code of Practice
Finance and Information Technology	10 June 1997	678/97	Composite Report on Special and Other Funds
Policy and Resources Committee	10 February 1998	191/98	Special Funds 1997/98 and Beyond - Review
Finance and Information Technology	1 September 1998	922/98	Strategic Review of Renewal and Repair Funds.
Personnel and Property Services Committee	15 June 1999	624/99	Property Renewal and Repair Fund Update of funding arrangements and Planned programme of urgent repairs
Finance and Information Technology Committee			
Policy and Resources Committee	September 1999	76/99	Renewal and Repair Funds - Strategic View
Personnel and Property Services Committee	1 st December 1998	1271/98	Property Renewal and Repair Fund - Funding Arrangements and programme of urgent repairs - Phase 6
Finance and Information Technology			
Personnel and Property Services Committee	1 st December 1998	1269/98	Progress Report on Access for the Disabled to Council Properties
Finance and Information Technology			
Personnel and Property Services Committee	14 March 2000	300/00	Accessibility improvements at Academy Lane, Arbroath
Finance and Information Technology			
Policy and Resources Committee	8 May 2001	556/01	Access for the Disabled - Progress, Policy and Strategy

APPENDICES

Appendix 1 Access for the disabled adaptations programme - Phase 2

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

Appendix 1 Access for the disabled adaptations programme - Phase 2

Occupier		Cost	Details
Economic Development	Arbroath Business Centre	£7,000	Provide new ramp to main entrance; easily opened front doors, new disabled toilet on ground floor, accessible counter, induction loop and improved reception lighting.
Education	Barry Primary School	£1,000	Provide disabled parking and dropped kerbs.
Education	Borrowfield Primary School	£6,000	Provide ramps at the two side entrances/exits to the nursery. Convert one girls toilet to disabled standard in community education area.
Education	Glenisla Primary School	£300	Provide disabled parking bay.
Education	Kinloch Primary School	£20,000	Provide disabled parking and access ramp to main entrance/main block with easily opened front doors, accessible counter and induction loop.
Education	Monifieth High School	£15,000	Provide disabled parking, access possibly a ramp to main entrance, induction loop and waiting room chairs with arms. Improved wheelchair access to swimming pool.
Law and Administration	Main Block, Ravenswood, Forfar	£500	Provide nosings to stairs and textured floor finishes at changes in levels.
Leisure Services	Beach Hall & Leisure centre, Carnoustie	£22,000	Signage, accessible counter and induction loop, showers and changing facilities.
Leisure Services	Carnoustie Library	£40,000	Provide new passenger lift to 1st floor. Provide disabled toilet on ground floor. Provide induction loop.
Leisure Services	Brechin Library & Museum	£8,000	Provide disabled parking, easily opened front door, accessible counter and induction loop. Form disabled toilet in main toilets.
Leisure Services	Saltire Leisure Centre, Arbroath	£10,000	Provide accessible counter with induction loop and upgrade showering and changing facilities.
Leisure Services	Swimming Pool, Arbroath High School	£23,000	Provide improved changing facilities and pool side lift for children with severe physical disabilities.
Leisure Services	Montrose Town Hall	£8,800	Dropped kerbs, access ramp regrading, easily opened front doors, signage, induction loop, good lighting at reception and handrails. Provide nosings to stairs and textured floor finishes at changes in levels.
Leisure Services	Traill Pavillion, Montrose	£42,000	Extensive refurbishment of toilet and other facilities including provision of improved parking surface in disabled bays and direct access path to front.
Social Work	Broomfield ARC, Montrose	£3,000	Improve disabled toilet to current standards.
Social Work	Child & Family Centre, Arbroath	£5,000	Provide disabled parking, form new disabled toilet and provide induction loop.
Social Work	Social Work Office, Carnoustie	£5,000	Provide disabled parking with dropped kerbs, access ramp, easily opened front doors and good lighting at reception.
Social Work	Social Work Office, Brechin	£2,200	Disabled parking, dropped kerbs, easily opened front doors and induction loop
Social Work	The Cottage, Edzell	£7,000	2 No. disabled toilets but not up to current standards. Access drive requires resurfacing.

Total

£225,800

