

PROPERTY RENEWAL AND REPAIR FUND UPDATE OF FUNDING ARRANGEMENTS AND PLANNED PROGRAMME OF URGENT REPAIRS

Abstract

The report advises on the next phase of programmes of urgent repairs to be undertaken utilising the Property Renewal and Repair Fund.

RECOMMENDATION

The Resources and Central Services Committee is recommended to approve the next phase of planned programme work at an estimated cost of £200,750 from the Property Renewal and Repair Fund for the execution of urgent property repairs.

1 INTRODUCTION

Report No 678/97 "Composite Report on Special and Other Funds" recommended the adoption of a policy for the management of the three Renewal and Repair Funds established by the Council. Appendix 2 of that report contains the policy on the management of the Property Renewal and Repair Fund.

It establishes that the Director of Property Services shall be responsible for the management of this fund and shall, in partnership with client departments and in conjunction with the Director of Finance, prepare and submit reports identifying a prioritised and costed programme of urgent repairs which it is intended should be funded from the Property Renewal and Repair Fund to the Resources and Central Services Committee at appropriate times in the Financial Year.

This report is submitted in accordance with this responsibility.

2 BACKGROUND

2.1 Programme of Urgent Repairs - Phase 17

This programme of urgent repairs detailed in Appendix 1 has been prepared following detailed consideration of the five year costed and prioritised programme of planned maintenance work and identification of those projects which require to be urgently undertaken but whose costs cannot currently be contained within the respective client department's revenue property maintenance budget.

It comprises the balance of repairs intended for 2005/06 [Priority 2] and those new repairs [Priority 1] which have been identified as needing to be undertaken urgently and are intended to be funded from the contingencies provision in the budget for 2005/06.

3 FINANCIAL IMPLICATIONS

The programmes of work detailed in this report can be contained within the provisions of the Property Renewal and Repair Fund for 2005/06.

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

6 CONCLUSION

The programme of urgent repairs detailed in this report should be undertaken timeously to ensure that the properties concerned are quickly brought up to standard.

REFERENCES

<u>Committee</u>	<u>Date</u>	<u>Article</u>	<u>Subject</u>
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	7 September 1999	876/99	Renewal and Repair Funds - Strategic View

APPENDICES

Appendix 1 Property Renewal & Repair Fund - Programme of Urgent Repairs - Phase 17

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 Property Renewal & Repair Fund - Programme of Urgent Repairs - Phase 17

Priority 2

General Repairs

Name	Town	Client	Project Description	Expenditure
Queenswell Road Depot	Forfar	Leisure Services	Refurbishment and alterations to heating system	£34,650
Dewar House	Arbroath	Local Offices	Asbestos removal to temporary accommodation at rear of Dewar House	£33,000
Lochside Leisure Centre	Forfar	Leisure Services	Boiler replacement and upgrading	£38,500 ¹
St James House	Forfar	HQ Buildings	Anti-vandalism and safety security fencing	£1,100
Ravenswood Office	Forfar	HQ Buildings	Health and safety improvements to attic access	£5,500
General Services	Various	Various	Fire separation of roof voids - Phase 3 of 3	£35,200 ²
<i>Sub-total</i>				£147,950

1: Additional £15,000 contribution from Energy Spend to Save programme

2: See details below

3: Total cost £52,800. £26,400 contribution by Economic Development

Priority 1 - Additional repairs

General Repairs

Name	Town	Client	Project Description	Expenditure
51, John Street	Montrose	Registrars	Remove rooflights and replace two valley gutters	£26,400
Montrose Hangers	Montrose	Economic Development	Wood worm treatment to structure	£26,400 ³
<i>Sub-total</i>				£52,800
<i>Total</i>				£200,750

Priority 2

Fire separation of roof voids Phase 3

Name	Town	Client	Project Description	Expenditure
Southesk Primary School	Montrose	Education	Install fire wall	£3,630
Lunanpark Home	Friockheim	Social Work	Install fire curtains	£2,200
Ladyloan Primary School	Arbroath	Education	Install fire curtains	£1,760
Hayshead Primary School	Arbroath	Education	Install fire curtains	£4,400
Friockheim Primary School	Friockheim	Education	Install fire curtains	£4,510
Business Centre	Arbroath	Economic Development	Install fire curtains	£3,300
Brechin High School	Brechin	Education	Install fire curtains	£15,400
				£35,200

