

## **“GOWANLEA”, ARBROATH - REPAIRS TO FLAT ROOF**

### **Abstract**

This report seeks approval to the provision of supplementary funding from the Property Renewal and Repair Fund to cover the cost of the repair of the flat roof at Gowanlea at an estimated cost of £20,000.

### **RECOMMENDATION**

The Committees for their respective interests are recommended to:

1. note the requirement for the repairs to the flat roof at Gowanlea,
2. approve the bid for supplementary funding in the sum of £20,000 from the Property Renewal and Repair Fund,

### **1 BACKGROUND**

A major project is currently underway to refurbish the former Gowanlea Residential Home for the Elderly to provide office accommodation and a day services facility for co-occupation by staff from the Social Work department and NHS Tayside. The project has been subject to delays for some four years whilst negotiations were concluded and finances arranged.

In the interim period the building has been maintained on a “Wind and Watertight” basis with minimum maintenance and as a consequence there are currently no planned maintenance projects in the five year programme.

Recent inspections as part of the project have identified that the flat roof coverings have deteriorated and require attention. It is considered that these repairs should be undertaken immediately to ensure that the investment from the major project are not endangered.

### **2 FINANCIAL IMPLICATIONS**

The cost of the refurbishment has been estimated at £20,000 and cannot be contained within the Property Maintenance Revenue budget for the Social Work department nor from the funds for the major project.

It is therefore necessary for supplementary funding to be made available from the Property Renewal and Repair fund to carry out the necessary urgent repairs.

The repairs detailed in this report can be contained within the provisions of the Property Renewal and Repair fund for 2001/02.

### 3 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.

### 4 CONSULTATION

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

### REFERENCES

<u>Committee</u>	<u>Date</u>	<u>Report No</u>	<u>Subject</u>
Personnel and Property Services	12 June 2001	688/01	"Gowanlea", Arbroath - Alterations to provide office accommodation and day services facilities (Reissue) - Tender 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

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