

Item 4.1 - Minutes

Finance and Resources Committee

10.00am, Thursday, 4 June 2015

Present

Councillors Rankin (Convener), Bill Cook (Vice-Convener), Corbett, Dixon, Edie, Gardner (substituting for Councillor Walker), Godzik, Griffiths, Ricky Henderson, Howat, Jackson, McVey and Rose (substituting for Councillor Whyte).

1(a) Deputation: Mappin Consulting on behalf of Holyrood Park Distillery - Proposed 25 year Lease of the Engine Shed, 19 St Leonard's Lane, Edinburgh

The Committee agreed to hear a deputation from Gary Mappin, Rodd Carpenter and David Robertson of the Holyrood Park Distillery.

The main points raised by the deputation were:

- The proposal to create a malt whisky distillery would support the local economy by promoting whisky tourism in Edinburgh.
- To alleviate any financial risk to the Council, the Holyrood Park Distillery would pay rent for the Engine Shed from September whilst applying for planning permission.
- The Deputation intended to hold a weekly market in the courtyard which would support local businesses.
- The Distillery would provide apprenticeships, training and employment opportunities in the local area.
- The deputation carried out two surveys on visitors to Edinburgh and found that over forty per cent of respondents said they would be interested in visiting a distillery in the city.
- There has been an upsurge in small, city centre whisky distilleries such as those in London and New York. Edinburgh, as the capital of Scotland would be keeping up with this trend.

The Convener thanked the Deputation for their presentations and invited them to remain for the Committee's consideration of the report by the Acting Director of Services for Communities.

1(b) Deputation: Rivers Centre Public Social Partnership and Carr Gomm - Proposed 25 year Lease of the Engine Shed, 19 St Leonard's Lane, Edinburgh

The Committee agreed to hear a deputation from Claire Fyvie, Andrew Thomson, Debra Ridell and Eleanor Cunningham of Rivers Centre Public Social Partnership, Carr Gomm, Breadshare and the Edinburgh Larder.

The main points raised by the deputation were:

- The current service provided for victims of trauma was a lottery. On average, it would take a patient seven years from the date of trauma to be seen by staff at the River Centre. The deputation aimed to join-up services to allow faster access to the support and services offered by the Rivers Centre.
- There were 25 local community partners including Council provided services involved in submitting the bid.
- Early intervention for people that had experienced trauma was key. The partnership would like to embed trauma services in the community and work in a radically different way and would require a suitable property to do this.
- Twenty seven new jobs – nineteen full time equivalent jobs would be created across the Health and Social Care Sector. One hundred and twenty training opportunities would also be created.
- The deputation's proposal fitted with the Health and Social Care Integration model.
- No planning permission would be required as there were no changes to the building necessary.

The Convener thanked the Deputation for their presentations and invited them to remain for the Committee's consideration of the report by the Acting Director of Services for Communities.

2. Proposed 25 year Lease of the Engine Shed, 19 St Leonard's Lane, Edinburgh

The Committee considered a report which sought approval to grant a new 25 year lease of the Engine Shed at an annual rent of £65,000.

Motion

- 1) To approve the grant of a 25 year lease to Newmake Limited, on the terms outlined in the report, and on the other terms and conditions to be agreed by the Acting Director of Services for Communities.
- 2) To request that officers from Corporate Property work alongside the Rivers Centre Public Social Partnership/Carr Gomm to identify alternative accommodation and to report the outcome back to Committee.

- Moved by Councillor Rankin, seconded by Councillor Cook.

Amendment 1

- 1) To recognise the significant community and social benefits associated with the Carr Gomm bid in 2.6 and acknowledge greater continuity of use for a well-loved building in the neighbourhood.
 - 2) To agree to grant the lease to Carr Gomm and partner bodies on the terms outlined in the report and to delegate to the Director of Services for Communities negotiation of further terms and conditions which enhance the Engine Shed as a community asset and provide good value to the council as owner.
- Moved by Councillor Corbett, seconded by Councillor Edie.

Amendment 2

To agree, in light of changes or potential changes in the circumstances of various bidders, to re-advertise the Engine Shed for rent at the earliest opportunity.

- Moved by Councillor Rose, seconded by Councillor Jackson.

Voting

- For the motion - 8
- For amendment 1 - 2
- For amendment 2 - 2

Decision

To approve the motion by Councillor Rankin.

Declaration of Interest

Councillor Ricky Henderson declared a financial interest as a non-Executive Director of NHS Lothian.

(Reference – report by the Acting Director of Services for Communities, submitted.)

3. Deputation: Unison and Unite - CEC Transformation Programme: Progress Update

The Committee agreed to hear a deputation from Gerry Stovin of Unison and Peter Lawson of Unite.

The main points raised by the deputation were:

- There was concern about the plans to accelerate the Transformation Programme over a three year period instead of a five year period.
- Staff felt uncertain due to extensive consultation but could see no real change.
- Concerns were also raised that the nine hundred and fifty reduction in staff that was reported did not include potential further staff cuts that would be created by changes within Asset Management.
- There was a fear that the Asset Management Strategy report which would be brought to the Finance and Resources Committee in September 2015 would recommend moving towards outsourcing and privatisation.

- Council paid up to £75 million from the revenue budget in interest on loans they had taken out, with a proportion of this going to the Treasury. This money would be better spent on local services.
- Options for restructuring debt within the local authority should be considered, which included zero interest on loans.

The Convener thanked the Deputation for their presentation and invited them to remain for the Committee's consideration of the report by the Chief Operating Officer and Deputy Chief Executive.

4. CEC Transformation Programme: Progress Update

Committee considered a report which provided a consolidated update of the Council Transformation Programme. Contained within the report were key challenges and identified mitigations, management information and the implementation plan.

Decision

- 1) To welcome the accelerated programme plan and savings profile for the core Transformation plan, as set out in Appendix 1 of the report.
- 2) To note that stop/reduce and service prioritisation proposals would be integrated within the core programme in order to create one cohesive cost reduction and Transformation Programme, which would be designed to align with the Council's strategic planning framework and simplify the execution of the plan.
- 3) To note the alignment of the Health and Social Care Integration work with the Transformation Programme to ensure savings in both support and front line service provision were maximised and operational efficiencies were achieved.
- 4) To note the revised governance arrangements as set out from paragraph 3.18 of the report and approve that future bi-monthly reporting would be through the Finance and Resources Committee.
- 5) To note that the Asset Management Strategy business case was finalised and this would be presented to the Finance and Resources Committee on 24 September 2015.
- 6) To note the progress across the programme as set out in the workstream updates and the Activity Analysis Report attached as Appendix 2 of the report.
- 7) To refer the report to the Governance, Risk and Best Value Committee for consideration.

(References – Act of Council (No 3), 25 June 2015; report by the Deputy Chief Executive, submitted.)

5. Minutes

Decision

To approve the minute of the Finance and Resources Committee of 4 June 2015 as a correct record.

6. Business Bulletin

The Finance and Resources Committee Business Bulletin for 27 August 2015 was presented.

Decision

To note the Business Bulletin.

(Reference - Finance and Resources Committee Business Bulletin, 27 August 2015, submitted.)

7. Key Decisions Forward Plan

The Finance and Resources Committee Key Decisions Forward Plan from 27 August 2015 to 24 September 2015 was presented.

Decision

To note the Key Decisions Forward Plan from 27 August 2015 to 24 September 2015.

(Reference – Finance and Resources Committee Key Decisions Forward Plan, 27 August 2015 to 24 September 2015, submitted.)

8. Rolling Actions Log

The Finance and Resources Committee Rolling Actions Log for 29 August 2013 to 4 June 2015 was submitted.

Decision

To note the Rolling Actions Log.

(Reference – Rolling Actions Log, 29 August 2013 to 4 June 2015, submitted.)

9. Health and Social Care Integration - Update

Committee considered an update report on the integration of Council Social Care functions with NHS Lothian health functions.

Decision

- 1) To note the Edinburgh Integration Joint Board (EIJB) was established in law and met for the first time on 17 July 2015.
- 2) To note the likely changes to Health, Social Care and Housing Committee remit.
- 3) To note the Edinburgh Integration Joint Board Draft Strategic Plan would be consulted upon between August 2015 and October 2015 and that the Council was a key consultee.
- 4) To note the linkages to the Council's Transformation Programme.

Declarations of Interest

Councillors Edie and Ricky Henderson declared financial interests as Chair of the Care Inspectorate and as a non-Executive Director of NHS Lothian, respectively.

(References – Finance and Resources, 13 May 2015 (item 9); report by the Chief Social Work Officer, submitted.)

10. Health and Social Care 2015/16 Revenue Budget – Action Plan Update

Details were provided on the projected month three revenue monitoring position for Health and Social Care. Corporate savings of £5 million had been identified with instruction from the Chief Executive to find a further £4.8 million, which would reduce the overspend to £1.4 million.

Decision

- 1) To note the 2015/16 budget position for Health and Social Care as set out in the report.
- 2) To note the Health and Social Care Budget Action Plan, detailed at Appendix 1 of the report describing actions taken and in hand.
- 3) To note that the Budget Action Plan sat within a wider strategic transformation programme in Health and Social Care intended to underpin longer term financial sustainability.
- 4) To note the update from the Chief Executive on corporate support to Health and Social Care.
- 5) To agree to refer the report to the Health, Social Care and Housing Committee for information.

Declarations of Interest

Councillor Edie declared a financial interest as Chair of the Care Inspectorate.

(References – Finance and Resources Committee, 4 June 2015 (item 2); report by the Chief Social Work Officer, submitted.)

11. Revenue Monitoring Report 2015/15 – Outturn Report

Committee considered details of the provisional 2014/15 outturn position for the Council based on the unaudited financial statements, which showed an overall underspend of £0.519 million.

Decision

- 1) To note the contents of the report and the provisional revenue underspend of £0.519 million for the year ended 31 March 2015.
- 2) To earmark up to £0.250 million of the General Fund surplus to support the development of the Edinburgh and South East Scotland City Region City Deal proposal, with the remaining balance of the underspend set aside within the Council Priorities Fund.
- 3) To note the contributions to and from the General Fund as detailed in the report.
- 4) To note the Housing Revenue Account was balanced after making a contribution of £2.5 million to the Renewal and Repairs Fund.

- 5) To note the Common Good Annual Performance Report would be considered at the Finance and Resources Committee's next meeting on 24 September 2015.
- 6) To refer the report to Council to allocate the capital receipt of £1.183 million in respect of the former East Market Street Garage to the Council's Common Good account.
- 7) To refer the report to the Governance, Risk and Best Value Committee as part of its workplan.

(References – Act of Council (No 13), 25 June 2015; report by the Deputy Chief Executive, submitted.)

12. Capital Monitoring 2014/15 – Outturn and Receipts

Details were provided on the final outturn on the Council's Capital Programme for 2014/15, including details of capital receipts and slippage/acceleration on projects within the Capital Investment Programme.

Decision

- 1) To note the 2014/15 final unaudited capital positions on the General Fund (excluding the tram project) and Housing Revenue Account (HRA).
- 2) To approve the revised Capital Programme for 2015-2020.
- 3) To refer the report to the Governance, Risk and Best Value Committee as part of its workplan.

(References – Finance and Resources Committee, 13 May 2015 (item 4); report by the Deputy Chief Executive, submitted.)

13. Revenue Monitoring 2015/16 – Month Three Position

The Committee considered a report on the overall position for the Council's revenue expenditure budget for 2015/16 as at month three, based on analysis of period two data.

Decision

- 1) To note the projected balanced position at month three, subject to approval by Council of £9.8 million of transitional savings and delivery of additional savings within Health and Social Care as noted below.
- 2) To note the Health and Social Care forecast overspend of £11.2 million and instruct the service to report further to the Finance and Resources Committee meeting on 24 September 2015, setting out progress in both the delivery of the agreed mitigating measures and development of additional proposals as necessary to deliver at least a further £1.4 million of net savings, in so doing returning the service budget towards a sustainable position.
- 3) To note the on-going risks and challenges in achieving the necessary offsetting projected underspends across other areas of the budget which would require further management actions and active scrutiny for the remainder of the year.

- 4) To note the balanced position projected on the Housing Revenue Account (HRA) after making a £17 million contribution towards the construction of new homes.
- 5) To refer the report to Council for approval of (i) the Spend to Save application for the Edinburgh Leisure web development project and (ii) the £9.8 million of savings referenced in paragraph 3.6 of the report to offset, in part, the forecast overspend in Health and Social Care.
- 6) To subsequently refer the report to the Governance, Risk and Best Value Committee as part of its work programme.

(References – Finance and Resources Committee, 4 June 2015 (item 2); report by the Deputy Chief Executive, submitted.)

14. Capital Monitoring 2015/16 – Month Three Position

Details were provided of the overall position of the Council's capital budget at month three and the projected outturn for the year.

Decision

- 1) To note the projected capital outturn positions on the General Fund and Housing Revenue Account (HRA) at month three.
- 2) To note the prudential indicators at month three.
- 3) To note that the Acting Director of Services for Communities was closely monitoring the capital receipts position.
- 4) To refer the report to the Governance, Risk and Best Value Committee as part of its work-plan.

(Reference – report by the Deputy Chief Executive, submitted.)

15. Corporate Governance Revenue Budget Monitoring 2015/16 and Capital Investment Programme – Month Two Position

Committee considered a report on the financial position of the Corporate Governance revenue budget after two months of the financial year and provided an update on the projected outturn for 2015/16. A projection was also provided for the Corporate Governance Capital Investment Programme.

Decision

- 1) To note the Corporate Governance service was projecting a favourable variance of £0.995 million.
- 2) To note the risks to the Corporate Governance service 2015/16 revenue budget projection.
- 3) To note expenditure on the Corporate Governance Capital Investment Programme was projected to be in line with budget.

(References – report by the Deputy Chief Executive, submitted.)

16. Budget and Transformation 2016-2019: Approach to Engagement

Details were provided on engagement with people and stakeholders on the budget proposals 2016 to 2019.

Decision

To approve the objectives and planned engagement tools outlined in paragraphs 3.8 and 3.9 of the report.

(References – Corporate Policy and Strategy Committee, 9 June 2015 (item 7); report by the Deputy Chief Executive, submitted.)

17. The City of Edinburgh Charitable Trusts – Unaudited Financial Statements 2014/15

The unaudited Charitable Trusts financial statements for 2014/15 which were issued to the External Auditors by 30 June 2015 were presented to Committee.

Decision

- 1) To note the unaudited financial statements for 2014/15 and that these had been submitted to the External Auditor.
- 2) To note that any relevant commentary on the Charitable Trusts would be included in the External Auditor's Annual Report on the 2014/15 Audit which would be reported to the Governance, Risk and Best Value Committee in September 2015.

(Reference – report by the Deputy Chief Executive, submitted.)

18. Treasury Management: Annual Report 2014/15

An update was provided on the Treasury Management activity in 2014/15.

Decision

- 1) To note the Annual Report on Treasury Management for 2014/15.
- 2) To refer the report to Council for approval and subsequent referral by Council to the Governance Risk and Best Value Committee for their scrutiny.

(Reference – report by the Deputy Chief Executive, submitted.)

19. Scottish Government Consultation on the draft Cyber Resilience Strategy for Scotland – Response

Approval was sought for the response to the Scottish Government's consultation on the draft Cyber Resilience Strategy for Scotland. The consultation was part of the overall commitment to building cyber resilience.

Decision

To agree the consultation responses, as set out in Appendix one of the report, be submitted to the Scottish Government.

(References – report by the Deputy Chief Executive, submitted.)

20. Review of Whistleblowing Arrangements

Committee considered a summary report on the results of an external review into the Council's pilot whistleblowing arrangements, and approval was sought for the action plan described in Appendix 2 of the report to continue to develop and improve the service.

Decision

- 1) To note the findings of the review.
- 2) To agree the action plan outlined in Appendix 2 of the report subject to the deletion of recommendation 5 in the Whistleblowing Review Action Plan.
- 3) To approve the extension of the pilot contract arrangements with the current external provider until 11 May 2016.
- 4) To agree to retain the independence of the external provider in terms of how investigations would be carried out, contrary to paragraph 3.3 of the report.

(References – Finance and Resources Committee, 19 September 2013 (item 2); report by the Deputy Chief Executive, submitted.)

21. Governance of Major Projects: Progress Report

An update was provided on the major projects portfolio and the upcoming assurance review schedule.

Decision

- 1) To note the current synopsis of the dashboard reports for the major projects portfolio set out in Appendix 1 of the report.
- 2) To note the current assurance review schedule for the last two quarters of 2015/16 as set out in appendix 2 of the report.

(References – Governance, Risk and Best Value Committee, 21 May 2015 (item 8); report by the Deputy Chief Executive, submitted.)

22. Update of the Cycling Hub and Closed Road loop – referral from the Culture and Sport Committee

The Culture and Sport Committee on 18 August 2015 considered an update report on the appointment of a new design team to create a sustainable cycling loop at Hunter's Hall Park. In a parallel search, two possible sites were identified in the West of the Edinburgh as suitable locations for a Closed Road Loop. The report was referred to the Finance and Resources Committee for information.

Decision

To note the report.

(References – Finance and Resources Committee, 13 May 2015 (item 21); report by the Deputy Chief Executive submitted).

23. Specialist Marketing and PR for Assembly Rooms and Church Hill Theatre – Award of Contract

Approval was sought to award a Specialist Marketing and PR contract for the Assembly Rooms and Church Hill Theatre at a cost of £54,000 for two years.

Decision

To approve the award of a contract for Specialist Marketing and PR for the Assembly Rooms and Church Hill Theatre to 3x1 Public Relations for the contract sum of £108,000 over the full four-year contract term. The contract was for an initial two years (from 1 September 2015 to 31 August 2017) at a cost of £54,000 with an option to extend it for a further two years as one year extensions (2+1+1) at a cost of £27,000 per annum.

(Reference – report by the Deputy Chief Executive, submitted).

24. Extension of Contract for Telecare Technology (Installation Maintenance and Responsive Repair)

Approval was sought for a waiver of the Contract Standing Orders to award a contract extension to SPIE Scotshield for Telecare Technology until 31 March 2016.

Decision

To approve a waiver of the Contract Standing Orders and the award of a contract extension to SPIE Scotshield for the installation, maintenance and responsive repair of telecare technology until 31 March 2016, at a value of approximately £90,000.

Declaration of Interest

Councillor Edie declared a financial interest as Chair of the Care Inspectorate.

(Reference – report by the Acting Director of Services for Communities, submitted).

25. Contract Award for Homeless Prevention – Domestic Abuse Services

Approval was sought to award seven contracts to third sector to provide support to women who had suffered domestic abuse.

Decision

- 1) To note that overall annual equivalent savings of £196,690 were achieved through the reduction of the annual budgeted expenditure from £1,173,298 to £976,608 from November 2015.
- 2) To note the collaborative work with service providers and other stakeholders, carried out to date, for the delivery of services to women who had suffered domestic abuse within Edinburgh.
- 3) To approve the award of three contracts to provide visiting housing support to women who had suffered domestic abuse for the duration of an 18 month pilot (with an option to extend for a further six months to allow services to be re-procured). The organisations to be awarded contracts were: Edinburgh Women's Aid, Shakti Women's Aid and Saheliya. The total annual value of the contracts from November 2015 was £240,168 up to a £480,336 for 18 months plus extension.
- 4) To approve the award of four contracts to provide temporary accommodation in the form of three refuges and one hostel for the duration of an 18 month pilot (with an option to extend for a further six months to allow services to be reprocured). The organisations to be awarded contracts were Edinburgh Women's Aid (2 contracts), Keymoves Cranston Street Women's Hostel and Shakti Women's Aid refuge. The total annual value of the contracts from November 2015 was £739,440 up to a £1,478,880 for 18 months plus extension.
- 5) To note the review process for the pilot as outlined in section 3.14 and 3.15 of the report.

Declarations of Interest

Councillors Edie and Corbett declared financial interests as Chair of the Care Inspectorate and an employee of Shelter Scotland, respectively.

(References – Finance and Resources Committee, 3 February 2015 (item 11); report by the Acting Director of Services for Communities, submitted).

26. Former Tenants Rent Arrears 2014/15

Committee were asked to approve the write-off of £530,187 of rent arrears from the Housing Revenue Account for 221 former tenants with over £100 rent arrears outstanding.

Decision

- 1) To approve the write-off of £530,187 rent arrears of 221 former Council tenants who had a balance greater than £1,000 outstanding in 2014/15.

- 2) To note that the total number of former tenants' arrears cases written off was reduced by 9%, from 869 in 2013/14, to 794 in 2014/15.
- 3) To note that debt written off, excluding deceased cases, would continue to be pursued by the Council.

(References – Corporate Policy and Strategy Committee, 9 June 2015 (item 14); report by the Acting Director of Services for Communities, submitted.)

27. Homeless Prevention – Advice and Support: Additional Contracts

Approval was sought to award contracts for the provision of housing support until 31 March 2016.

Decision

- 1) To approve the award of contracts to four providers (Blackwood Care, Health in Mind, Link Living and Penumbra) for the period 13 October 2014 to 31 March 2016 to provide housing support to identified individuals, to a total value of £686,442.
- 2) To authorise the Contract Standing Orders to be waived, deemed to be in the Council's best interests to ensure continuity of care.
- 3) To note that, in relation to EU tendering, these contracts were categorised as "Health and Social Services" and were exempt from full EU tendering requirements.

Declarations of Interest

Councillors Edie and Corbett declared financial interests as Chair of the Care Inspectorate and an employee of Shelter Scotland, respectively.

(References – Finance and Resources Committee, 28 November 2013 (item 14); report by the Acting Director of Services for Communities, submitted.)

28. Our Power: Tackling Fuel Poverty for Council Tenants – referral from the Health Social Care and Housing Committee

The Health, Social Care and Housing Committee on 16 June 2015 considered a report which sought approval for the Council, as a social housing provider, to join Our Power and enter an agreement with the company as the preferred supplier for its empty homes. The report was referred to the Finance and Resources Committee for approval of the proposal for the Council to join Our Power and enter into agreement with the company as preferred supplier for its empty homes.

Decision

To approve the proposal for the Council, as a social housing provider, to join Our Power and enter into agreement with the company as the preferred supplier for its empty homes.

(References – Finance and Resources Committee, 3 February 2015 (item 10); report by the Acting Director of Services for Communities, submitted.)

29. Invest to Improve, Invest to Grow – Edinburgh Housing Revenue Account Business Plan – referral from the Health Social Care and Housing Committee

The Health, Social Care and Housing Committee on 16 June 2015 considered a report which sought approval of the Housing Revenue Account (HRA) business plan 2015/16 to 2045/46. The report was referred to the Finance and Resources Committee for approval to review options for increasing the HRA's contingency and future investment fund over the next five years.

Decision

To agree to review the options for increasing the HRA's contingency and future investment fund over the next five years.

(References – Health, Social Care and Housing Committee, 16 June 2015 (item 12); report by the Acting Director of Services for Communities, submitted.)

30. Waiver Report for Servicing and Repairs Contract

Approval was sought for the waiver of standing orders to allow the extension of current contracts for service and repair until December 2015. This would enable the creation of a new contract/framework through a tendering process.

Decision

To approve the waiver reports attached in Appendix 1 of the report.

(Reference – report by the Chief Social Work Officer, submitted.)

31. Approval for Appointment of Workplace travel planning Consultant for Smarter Choices, Smarter Places

The Committee considered a report which sought approval to award the workplace travel planning contract, which formed part of the Smarter Choices Smarter Places Programme, to Grontmij Limited.

Decision

To approve the award of the workplace travel planning contract to Grontmij Limited for a value of £122,532.

(Reference – report by the Acting Director of Services for Communities, submitted.)

32. Bustracker Operation and Maintenance

Approval was sought for the waiver of the contract standing orders and the continued use of the Bustracker system for a further year at the value of £450,000.

Decision

To approve continued quarterly maintenance payments to Cofely Ineo and associated payments to radio infrastructure and first line maintenance providers for a period of 12 months at a value of approximately £450,000, with an option to extend for a further 6 months. This would allow the Bustracker system to continue operating until an options

appraisal for longer-term maintenance, development and appropriate procurement strategy was confirmed.

Declaration of Interest

Councillor McVey declared a non-financial interest as a Director of Transport for Edinburgh.

(Reference – report by the Acting Director of Services for Communities, submitted.)

33. Supply of Non-Wheeled Water and Recycling Containers and Spare Parts

Approval was sought for the appointment of Spider UK Limited for the supply and delivery of non-wheeled waste and recycling containers and spare parts for a two year period.

Decision

To approve the appointment of Spider UK Ltd, as a single supplier framework agreement for the Supply and Delivery of Non-wheeled Waste and Recycling Containers and Spare Parts, for a period of two years with the option to extend by two 12 month periods.

(References – Transport and Environment Committee, 27 August 2013 (item 20); report by the Acting Director of Services for Communities, submitted.)

34. Approval to Grant a License to Edinburgh Community Solar Co-Operative to Install Solar PV Panels on Council Owned Buildings

The Committee considered a report which sought authority to grant a 21 year license to Edinburgh Community Solar Limited to install community-owned solar Photovoltaic on the roofs of 25 Council Owned buildings.

Decision

To approve the grant of a 21 year licence to Edinburgh Community Solar Cooperative for the installation of Solar PV Panels on Council owned buildings.

(References – Transport and Environment Committee, 13 January 2015 (item 28); report by the Acting Director of Services for Communities, submitted.)

35. Edinburgh Technology Transfer Centre Limited

Approval was sought to terminate the Council's shareholding in Edinburgh Technology Training Centre (ETTC) to allow liquidation of the company and to terminate the lease of the third and fourth floors of the Alrick Building.

Decision

- 1) To agree to renounce the Council's shareholding in Edinburgh Technology Transfer Centre Limited.

- 2) To approve the termination of the lease of the third and fourth floors of the Alrick Building to Edinburgh Technology Transfer Centre.
- 3) To approve the termination of the lease of the third and fourth floors of the Alrick Building to the Council from the University of Edinburgh.
- 4) To note that the University of Edinburgh remained committed to providing business incubation services and was a key partner in the Council's Interspace programme.

(Reference – report by the Executive Director of City Strategy and Economy, submitted.)

36. Property Conservation – Programme Momentum Progress Report

An update was provided on the progress of the property conservation programme momentum.

Decision

- 1) To note the management information dashboard reports in Appendix 1 of the report.
- 2) To note the financial statements for Delegated Authority – irrecoverable sums and settlements.
- 3) To note the value of irrecoverable sums from Deloitte reviewed casework (Project Joule).
- 4) To note the progress of debt recovery work.

(References – Finance and Resources Committee, 4 June 2015 (item 23); report by the Deputy Chief Executive, submitted.)

37. Summary Report on Property Transactions concluded under Delegated Authority

Committee considered a report which detailed all the lease agreements concluded in terms of the Council's 'Scheme of Delegation to Chief Officials'.

Decision

To note the 81 transactions, detailed in the Appendix to the report, that had been concluded in terms of the Council's 'Scheme of Delegation to Chief Officials.'

(Reference – report by the Acting Director of Services for Communities, submitted.)

38. Sale of Housing Revenue Account Land – 16 Cleric's Hill Gateside, Kirkliston

Approval was sought for the disposal on 167 square meters of Housing Revenue Account (HRA) land adjacent to the applicant's property. If approved, an application would be made to Scottish Ministers for consent to dispose of this HRA land.

Decision

- 1) To approve a sale of the site to the applicant under terms and conditions to be agreed by the Acting Director of Services for Communities and the Head of Legal, Risk and Compliance.
- 2) To grant authority to the Acting Director of Services for Communities to negotiate a sale price with the applicant which reflected best value to the HRA.
- 3) To note that an application would be made to Scottish Ministers under Section 12(5) of the Housing (Scotland) Act 1987 for consent to dispose of the site.

(Reference – report by the Acting Director of Services for Communities, submitted.)

39. Proposed short-term lease extension of Victorian market at Tron Kirk, 122 High Street, Edinburgh

Approval was sought to grant a 12 month lease extension to the Edinburgh World Heritage Trust (EWHT) to use the Tron Kirk as a venue for a Victorian Market on the provisionally agreed terms set out in the report.

Decision

To approve a 12 month lease extension to Edinburgh 2014, on the terms outlined in the report, and on the other terms and conditions to be agreed by the Acting Director of Services for Communities.

(Reference – report by the Acting Director of Services for Communities, submitted.)

41. Proposed Lease of Rooftops for the Citywide Smart Meter Project

The Committee considered a report which sought approval to grant new three year leases to Arqiva Limited, on terms set out in the report. This would allow smart metering where customers could monitor, in real time, their energy usage and cost.

Decision

To approve the lease of part of the rooftops of Kirkgate House, Greendykes House and Trinity Academy for the installation of Smart Meter radio transmitting equipment, on the terms outlined in the report, and on other terms and conditions to be agreed by the Acting Director of Services for Communities.

(References – Act of Council (No 3), 15 March 2005; report by the Acting Director of Services for Communities, submitted.)

42. Proposed Sale of Baird house, 12 Newtoft Street, Edinburgh

Approval was sought to sell the property at Baird House to Abbey Properties Ltd on the terms and conditions as outlined in the report.

Decision

To authorise the sale of Baird House, on the terms and conditions highlighted in the report, and on other terms and conditions to be agreed by the Acting Director of Services for Communities.

(Reference – report by the Acting Director of Services for Communities, submitted.)

43. Proposed new Lease to Daniel Kubiak at 10 West Harbour Road, Granton, Edinburgh

Committee were provided with a report which sought approval to grant a new 10 year lease for the workshop and storage shed at 10 West Harbour Road, to Daniel Kubiak on the terms set out in the report.

Decision

To approve the lease of workshops at 10 West Harbour Road, to Daniel Kubiak, from 1 September 2015 to 31 August 2025, on the terms outlined in the report, and on other terms and conditions to be agreed by the Acting Director of Services for Communities.

(Reference – report by the Acting Director of Services for Communities, submitted.)

44. Grant of Servitude – Gogar Gateway Interchange Station – Gas Main Diversion

Committee approval was sought to grant servitude to Scottish Gas Networks (SGN) on the terms set out in the report which would allow the diversion of an existing gas main for the construction of Edinburgh Gateway Station.

Decision

To approve the grant of a servitude to Scottish Gas Networks on the terms outlined in the report, and on such other terms and conditions to be agreed by the Acting Director of Services for Communities.

(Reference – report by the Acting Director of Services for Communities, submitted.)

44. Resolution to consider in private

Decision

The Committee, under Section 50(A)(4) of the Local Government (Scotland) Act 1973, excluded the public from the meeting for the following items of business on the grounds that they involved the disclosure of exempt information as defined in Paragraphs 6 and 9 of Schedule 7(A) of the Act.

45. Property Conservation – Irrecoverable Sums; Debt Recovery and Settlements

An update was provided on irrecoverable sums approved under delegated authority and the current provision for impairment and settlements.

Decision

- 1) To note the settlement sums authorised to complainants and other affected owners under delegated authority in Appendix 1 of the report.
- 2) To note the provision for impairments and settlements in Appendix 2 of the report.

- 3) To request a report was brought back to the Finance and Resources Committee on 24 September 2015 which provided an overview of the total costs involved to recover the debts that had been collected.

(References – Finance and Resources Committee, 4 June 2015 (item 29); report by the Deputy Chief Executive, submitted.)

46. Property Conservation – Claims Recovery

The Committee considered an overview of the irrecoverable sum provision made through the Project Joule review and the potential recovery routes open to the Council.

Decision

- 1) To note the most likely potential recovery routes from contract administrators and contractors detailed herein.
- 2) To accept the recommendation to carry out a detailed review of limited preselected projects in accordance with the terms set out herein.
- 3) To note the alternative options open to Council in the event there was difficulty recovering the sums written off.
- 4) To note that the report had only considered the irrecoverable sum provision made against unbilled projects, reviewed by Deloitte under Project Joule.
- 5) To note the detailed breakdown of the irrecoverable sums per project in Appendix 1 of the report.

(Reference - report by the Deputy Chief Executive, submitted.)

47. Sale of Site at 18-28 Dewar Place / 44-50 Torphichen Street, Edinburgh

A summary report was considered on the two offers received for the joint sale of 18-28 Dewar Place/44-50 Torphichen Street, and approval was sought to sell the site to Croydon Hotels Ltd on the main terms as outlined in the report.

Decision

To approve the sale of the site at 18-28 Dewar Place/44-50 Torphichen Street, to Croydon Hotels Ltd, on the main terms outlined in paragraph 3.10 and on other terms and conditions to be agreed by the Acting Director of Services for Communities.

(Reference – report by the Acting Director of Services for Communities, submitted.)

48. Homelessness Prevention: Risk Management

The Committee ruled in terms of Standing Order 27(1)(b), that this item, which included an option which, if accepted, would require a change to the Finance and Resources Committee item 17 of 4 June 2015, should be considered as the decision was based on erroneous, incorrect, or incomplete information.

An update was provided on Streetwork UK Limited's performance in relation to the provision of housing support services and sought approval for the continuation of enhanced contract management alongside additional risk management by the Council.

Decision

- 1) To note that Streetwork was requesting the write off of the value of under-provision and reimbursement of additional costs which was estimated at a total value of £690,799.
- 2) To agree that Cost Group A was offset against the under-provision from the Streetwork Services Contract to a value of £109,346.
- 3) To agree that Cost Group B was also offset against the under-provision from the Streetwork Services Contract to a value of £116,212.
- 4) To agree that £38,484 was recovered from Streetwork for the Tenancy Support Services Contract and £49,521 was recovered from the Multiple Needs Service Contract. The total of this under-provision to be reclaimed is £88,005 and may be recovered through 'in kind' service provision.
- 5) To agree that officers, at the appropriate time, assess under-provision and unplanned costs for 2015/16 in line with the principles and decisions of the report.
- 6) To note that officers would apply enhanced contract management to the operation of the new contract to minimise risk of contract failure.
- 7) To note that, if the collaborative pilot did not proceed, officers would bring forward a further report on the reshaping and re-commissioning of these services, beyond March 2016.
- 8) To agree to receive an update on progress within two cycles.

(References – Finance and Resources Committee, 4 June 2015 (item 17); report by the Acting Director of Services for Communities, submitted.)