

Finance and Resources Committee

10.00am, Tuesday, 2 February 2016

Present

Councillors Rankin (Convener), Bill Cook (Vice-Convener), Corbett, Dixon, Godzik, Griffiths, Bill Henderson, Ricky Henderson, Jackson, McVey, Mowat (substituting for Councillor Whyte for the consideration of items 3 to 29), Walker and Whyte (present for the consideration of items 1(a) to 2(f)).

1(a) Deputation: City Cabs – Taxicard Services

The Committee agreed to hear a deputation from Les McVay on behalf of City Cabs in relation to item 7.14 – Taxicard Services.

The main points raised by the deputation were:

- City Cabs had served Taxicard users for many years and offered a choice of three types of vehicle to suit the client. Many users with mobility users opted specifically for a saloon car.
- The report considered today was the third version submitted and concerns were raised about the amendments that had been made to the report, specifically in the equalities impact section. A legal challenge would be pursued if the contract was awarded to the recommended bidder.
- City Cabs were working closely with various organisations to obtain funding for electric vehicles. This would be in addition to their existing fleet and would not affect services.
- Concerns were raised about why the results of the service user consultation were not attached to the report and whether these reflected the needs of the client given the lack of vehicle choice from the preferred bidder.

The Convener thanked the Deputation for his presentation and invited him to remain for the Committee's consideration of the report by the Executive Director of Place.

1(b) Deputation: Seven Sevens Cars Ltd – Taxicard Services

The Committee agreed to hear a deputation from Steven Hill from Seven Sevens Cars Ltd in relation to item 7.14 – Taxicard Services.

The main points raised by the deputation were:

- Seven Sevens Cars had the infrastructure in place to provide an appropriate service for taxicard users.
- Four charging stations for electric vehicles had been installed and key-rings developed to allow clients to easily summon a taxi. These had GPS to allow the

driver to pinpoint the user location and could also be used in an emergency to call for help or track a customer's whereabouts.

The Convener thanked the Deputation for his presentation and invited him to remain for the Committee's consideration of the report by the Executive Director of Place.

1(c) Deputation: Edinburgh Private Hire Cab Association – Taxicard Services

The Committee agreed to hear a deputation from Kevin Woodburn from the Edinburgh Private Hire Cab Association in regards to item 7.14 – Taxicard Services.

The deputation provided the following main points:

- On average, around 600 to 700 of the 2000 taxicard user journeys a week requested a saloon vehicle. It would be unfeasible and disruptive to the service to award the contract to a company who could not provide this.
- It was stated that clients had injured themselves trying to get in/out of Black Cabs and could only use saloon vehicles. After making the Council aware of this, the Council's legal department provided a written response which stated that saloon cars were not necessary and all accessibility needs could be met with Black Cabs.

The Convener thanked the Deputation for his presentation and invited him to remain for the Committee's consideration of the report by the Executive Director of Place.

1(d) Taxicard Services

The Committee considered a report which sought approval to appoint Central Radio Taxis Ltd to provide the Taxicard Services for a period of two years.

Decision

To approve the appointment of Central Radio Taxis (Tollcross) Ltd ("Central") to supply Taxicard Services for the City of Edinburgh Council commencing on 1 April 2016 for a period of two years with an optional extension of up to a further two periods of 12 months each, undertaken at the sole discretion of the Council.

(Reference – report by the Executive Director of Place, submitted.)

2(a) Deputation - East Edinburgh Muslim Forum - Lease, 63 Niddrie Mains Terrace - Amended Area of Let

The Committee agreed to hear a deputation from Mohammed Sarfraz of the East Edinburgh Muslim Forum in regards to item 8.1.

The main points raised by the deputation were:

- The East Edinburgh Muslim Forum (EEMF) comprised of volunteers who organise various educational and social groups serving a community of 2000 members.
- It was stated that the timescales provided to EEMF by the Council to vacate the premises where erratic and Council officers had acted in a disrespectful manner.

- Alternative accommodation offered by the Council had been unsuitable and EEMF would like to negotiate the option to relocate to the first floor of the existing premises if the space was made suitable for their needs.

The Convener thanked the Deputation for his presentation and invited him to remain for the Committee's consideration of the report by the Acting Executive Director of Resources.

2(b) Deputation - Niddrie Independent Parents Support/Craigmillar Labour - Lease, 63 Niddrie Mains Terrace - Amended Area of Let

The Committee agreed to hear a deputation from Paul Nolan who was speaking on behalf of Craigmillar Labour and the Niddrie Independent Parents Support (NIPS) in regards to item 8.1 – Lease, 63 Niddrie Mains Terrace – Amended Area of Let.

Mr Nolan spoke on the following points:

- A history of the use of the building was provided which included social functions, political group meetings and education classes.
- It was suggested that it was unfair of the Council to pitch community groups against each other for the lease.
- Craigmillar was a multi-cultural hub which EEMF were pivotal to. Niddrie Independent Parents Support (NIPS) and Craigmillar Labour support the shared use of the community centre between groups.
- The Craigmillar area had lost much of its green-space and one of the attractive features of the community centre was its garden. NIPS would welcome the opportunity to use the garden again.

The Convener thanked the Deputation for his presentation and invited him to remain for the Committee's consideration of the report by the Acting Executive Director of Resources.

2(c) Deputation – Edinburgh and Lothian's Regional Equality Council - Lease, 63 Niddrie Mains Terrace - Amended Area of Let

The Committee agreed to hear a deputation from Foysol Choudhury and Shami Khan of the Edinburgh and Lothian's Regional Equality Council (ELREC) in regards to item 8.1 – Lease, 63 Niddrie Mains Terrace – Amended Area of Let.

The main points raised by the deputation were:

- It was felt that Council Officers approaching other Mosques in the area regarding premises for EEMF was inappropriate and that they were not aware of the practical and cultural needs involved.
- The equalities impact assessment was conducted five years ago and was therefore out of date and would need re-examined. A full consultation with the community should be conducted before any decision on the lease could be made.

- The Council needed to find a long term solution to premises for community groups. ELREC would be happy to work with the Council to ensure the individual needs of these groups were catered for.

The Convener thanked the Deputation for their presentation and invited them to remain for the Committee's consideration of the report by the Acting Executive Director of Resources.

2(d) Deputation – Caring in Craigmillar - Lease, 63 Niddrie Mains Terrace - Amended Area of Let

The Committee agreed to hear a deputation from Midge Lamb on behalf of Caring in Craigmillar in regards to item 8.1 – Lease, 63 Niddrie Mains Terrace – Amended Area of Let.

The main points raised by the deputation were:

- Caring in Craigmillar (CiC) wished to move back to their original premises on 63 Niddrie Mains Terrace to allow increased day-care provision, improve specialist activities and provide access to a garden.
- A development plan and feasibility study was undertaken in 2012 to ensure the premises could cater for the complex needs of CiC's clients. Since then, they had met with the Council and EEMF on various occasions in an attempt to resolve the accommodation issue.
- It was stated that without suitable premises, CiC would be forced to close with 11 staff made redundant. The Council have a duty of care for service users and would have to intervene at great cost.

The Convener thanked the Deputation for her presentation and invited her to remain for the Committee's consideration of the report by the Acting Executive Director of Resources.

2(e) Deputation – Kenny MacAskill MSP - Lease, 63 Niddrie Mains Terrace - Amended Area of Let

The Committee agreed to hear a deputation from Kenny MacAskill MSP in regards to item 8.1 - Lease, 63 Niddrie Mains Terrace – Amended Area of Let.

The main points raised by the deputation were:

- Mr MacAskill emphasised that his desire was to achieve the best outcome for the community in relation to 63 Niddrie Mains Terrace.
- It was suggested that EEMF were aware that their lease of the premises was temporary and would be returned to CiC at a future date.
- Council officers had attempted to conclude the Lease at 63 Niddrie Mains Terrace under challenging circumstances.
- CiC specifically required the premises at 63 Niddrie Mains Terrace and had designed the space to meet their needs.

The Convener thanked the Deputation for his presentation and invited him to remain for the Committee's consideration of the report by the Acting Executive Director of Resources.

2(f) Lease, 63 Niddrie Mains Terrace - Amended Area of Let

Committee considered the report on the proposal to extend the area of let of 63 Niddrie Mains Terrace and to amend the lease on the revised provisionally agreed terms.

Decision

- 1) To approve the proposed amendment to the area of let, on the terms outlined in the report, and on the other terms and conditions to be agreed by the Acting Executive Director of Resources.
- 2) To instruct officers to assist to expedite the refurbishment of the building by Caring in Craigmillar at 63 Niddrie Mains Terrace and secure temporary accommodation for the East Edinburgh Muslim Forum and to work with the group to secure a lease on the property at 63 Niddrie Mains Terrace as quickly as possible.

(References – Finance and Resources Committee, 30 September 2014 (item 24); report by the Acting Executive Director of Resources, submitted.)

3. Minutes

Decision

To approve the minute of the Finance and Resources Committee of 14 January 2016 as a correct record.

4. Business Bulletin

The Finance and Resources Committee Business Bulletin for 2 February 2016 was presented.

Decision

To note the Business Bulletin.

(Reference - Finance and Resources Committee Business Bulletin, 2 February 2016, submitted.)

5. Key Decisions Forward Plan

The Finance and Resources Committee Key Decisions Forward Plan from 2 February 2016 to 17 March 2016 was submitted.

Decision

To note the Key Decisions Forward Plan from 2 February 2016 to 17 March 2016.

(Reference – Finance and Resources Committee Key Decisions Forward Plan, 2 February 2016 to 17 March 2016, submitted.)

6. Rolling Actions Log

The Finance and Resources Committee Rolling Actions Log for 4 June 2015 to 14 January 2016 was submitted.

Decision

- 1) To note that Items 1, 2, 6, 7 (action 2), 9 and 12 had been closed.
- 2) To investigate the delay in the planning application process for Redhall House and Lawn and report back to the Finance and Resources Committee in May 2016.

(Reference – Rolling Actions Log, 4 June 2015 to 14 January 2016, submitted.)

7. Building Capacity for Transformational Leadership

Committee considered a report which sought approval to waive standing orders to allow the appointment of a new leader for the Transformation Programme.

Decision

To approve the waiver of Contract Standing Orders to appoint Steve Radcliffe Associates for the next phase of the work to build the organisation's capacity for transformation leadership, ensuring a successful City of Edinburgh Council transformation.

(Reference – report by the Acting Executive Director of Resources, submitted.)

8. Managing Workforce Change – Workforce Dashboard

An update was provided on the figures related to Workforce Change which included the numbers of VERA applications submitted and associated annual savings.

Decision

- 1) To note progress made to date.
- 2) To note that the dashboard in Appendix 1 of the report was being redesigned to include further information on Voluntary Redundancy (VR) and Career Transition.
- 3) To note that the dashboard in Appendix 1 of the report would be reported to the Finance and Resources Committee on a four weekly cycle and that, in addition, it would be circulated to the Chief Executive, Group Leaders and the Trade Unions fortnightly from 8 February 2016 onwards.

(References – Finance and Resources Committee, 29 October 2015 (item 1(d)); report by the Acting Executive Director of Resources, submitted.)

9. Annual Treasury Strategy 2016/17

Details were provided of the Council Treasury Management Strategy for 2016/17.

Decision

- 1) To note the Treasury Management Strategy for 2016/17.
- 2) To refer the report to Council for approval and remit to the Governance, Risk and Best Value Committee for scrutiny.

(References – Finance and Resources Committee, 14 January 2016 (item 11); report by the Acting Executive Director of Resources, submitted.)

10. Award Extension and Transfer of Health and Social Care Contracts

Approval was sought for the award of a number of health and social care contracts and details were provided of the work involved to facilitate their good management.

Decision

- 1) To approve the direct award of contracts to the providers for total contract values and period listed in Appendix 1 of the report.
- 2) To approve the extension of contracts with the providers for the annual values and periods listed in Appendix 2 of the report.
- 3) To approve that the budgets for contracts with the providers listed in Appendix 3 of the report should be allocated to the Health, Social Care and Housing Committee's grants portfolio from 1 April 2016 and the future funding of related services should be the subject of a grant application to that Committee.

(References – Health, Social Care and Housing Committee, 8 September 2015 (item 7); report by the Chief Officer, Edinburgh Health and Social Care Partnership, submitted.)

11. Review of the Implementation of the Homelessness Prevention Commissioning Plan and Extension of Contracts

An update was provided on the review of the pilot Advice and Support Services and approval was sought to extend the pilot and approve contracts for a range of services.

Decision

- 1) To note the progress made with the review of the first year of the pilot of Advice and Support services.
- 2) To approve the extension of the Advice and Support pilot for a further nine months to 31 December 2016.
- 3) To approve the extension of six contracts for a maximum of a further nine months to 31 December 2016, with a break clause, to allow further testing of the approach, co-production of specifications and time for the procurement of new services.
- 4) To approve the extension of the contracts (spot purchase arrangements) with four providers for services to named individuals for a further nine months to 31 December 2016.
- 5) To approve the extension of the contract for Rowan Alba's Thorntree Street service for a further year to 31 March 2017.
- 6) To approve the waiver of Contract Standing Orders, deemed to be in the Council's best interests to ensure continuity of support services.

- 7) To note that a further report would be made to a subsequent meeting of the Finance and Resources Committee which would report on the review of the pilot and future procurement options.

Declaration of Interest

Councillor Gavin Corbett declared a financial interest as an employee of Shelter Scotland.

(References – Finance and Resources Committee, 27 August 2015 (item 27); report by the Head of Service, Safer and Stronger Communities, submitted.)

12. Award of Contract – Furnishing and Furniture

Approval was sought to appoint CF Services for the supply and installation of furniture, white goods and soft furnishings to Council managed accommodation.

Decision

To approve the appointment of CF Services to supply the installation of furniture, white goods and soft furnishings to a range of accommodation managed by the Council including temporary accommodation. The contract would also supply core furnished tenancy packages to Council tenants.

(Reference – report by the Head of Service, Safer and Stronger Communities, submitted.)

13. Support for Families where Children and Young People are Affected by Parental Substance Use - Award of Contract

Committee considered a report which sought approval to award the contract for support to children and young people affected by parental substance use for a period of three years.

Decision

To approve the appointment of Circle (lead organisation) in partnership with CrossReach/Sunflower Garden for three years, with the option to extend for up to a maximum of two years.

(Reference – report by the Acting Executive Director of Communities and Families, submitted.)

14. Extension of Short Residential Breaks at Barnado's Caern Contract

Approval was sought for a two year extension of the "Short Residential Breaks at Barnado's Caern" contact.

Decision

To approve the extension of the "Short Residential Breaks at Caern" Contract for a total value not exceeding £650,000 to Barnardo's for ongoing provision of short breaks for the two year period from 1 April 2016 to 31 March 2018.

(Reference – report by the Acting Executive Director of Communities and Families, submitted.)

15. 21st Century Homes Small Sites Programme Delivery

Approval was sought to place a project order with Willmott Dixon Construction for the development of seven brownfield sites for affordable housing with a budget of £29.7 million.

Decision

- 1) To agree to place a Project Order with Willmott Dixon Construction Ltd for the development of seven sites for affordable housing using the Scape framework.
- 2) To agree a project budget of up to £29.7m for the small sites programme.
- 3) To designate the Executive Director of Place to enter into Delivery Agreements for sites through Scape on condition that total costs for the programme did not exceed the project budget.
- 4) To agree to apply for Scottish Government grant funding to support the delivery of around 165 homes for social rent across the sites.
- 5) To note that progress with development of the sites would be reported to Health, Social Care and Housing Committee.

(Reference – report by the Executive Director of Place, submitted.)

16. Redevelopment at Coatfield Lane – referral from the Health, Social Care and Housing Committee

The Health, Social Care and Housing Committee on 26 January 2016 considered a report which sought approval to proceed with the proposals for the redevelopment of homes, garages and car park at Coatfield Lane. The report was referred to the Finance and Resources Committee to approve the purchase of five properties and to end leases for 25 Council owned garages at 17 Coatfield Lane.

Decision

To approve the purchase of five properties and to end leases for 25 Council owned garages at 17 Coatfield Lane.

(References – Health, Social Care and Housing Committee, 26 January 2016 (item 19); report by the Executive Director of Place, submitted.)

17. Review of Council Depots Estate – Investment Strategy

Committee considered a report on the maintenance backlog in the Council's current depot estate. Approval was sought to commence the first phase of the rationalisation strategy with the development of a waste services facility at Seafield and to begin design work for an upgrade of facilities at Bankhead and Russell Road. The rationalisation of the estate would release income to reinvest in the creation of a consolidated service.

Motion

- 1) To note the significant backlog of maintenance and out dated facilities in the depots estate.
- 2) To note the potential opportunities for service improvement and savings that the review of the estate could deliver.
- 3) To note the requirement for new waste transfer stations to serve the city once the new Millerhill waste facility was operational.
- 4) To note the estimated capital cost associated with the upgrade of the depots estate and approve the principle that this was funded through the application of prudential borrowing and the capital receipts released as a result of the depots review.
- 5) To approve the first phase of the construction of a new depot facility at Seafield to accommodate Waste Collection and Task Force services in the east of the City at a capital cost of £5.8m.
- 6) To agree to the commencement of design work for the remaining new facilities.
- 7) To request further reports on progress at gateway intervals once the strategy was implemented.
- 8) To refer the report to Council, on 4 February 2016, for approval of the prudential borrowing of £20.85m as outlined in the report.

- Moved by Councillor Rankin, seconded by Councillor Cook.

Amendment

- 1) To note the report.
- 2) To note that previous partner proposals put forward under the ABM programme in 2011/12 would have provided upgrades and a rationalisation of the Council's depots as part of a wider programme that would have given guaranteed service improvements at a reduced financial cost to the taxpayer.
- 3) To agree to ensure Best Value by market testing the services involved including delivery, operation and upgrades of depots to ensure the Council was complying with its statutory requirements and giving value for money to the taxpayer

- Moved by Councillor Jackson, seconded by Councillor Mowat.

Voting

- For the motion - 9
- For the amendment - 2

Decision

To approve the motion by Councillor Rankin.

(Reference – report by the Acting Executive Director of Resources, submitted.)

18. Temporary Lease at 31 Bath Road – Waste Management Services

Approval was sought for a seven month lease of premises at 31 Bath Road, Leith from Forth Ports. This was required as workspace for the waste and task force services teams until the completion of the new depot at Fillyside.

Decision

To approve a seven month lease of premises at 31 Bath Road, Leith, Edinburgh from 1 April 2016 as outlined in the report, and on other terms and conditions to be agreed by the Acting Executive Director of Resources.

(References – Economy Committee, 24 June 2014 (item 17); report by the Acting Executive Director of Resources, submitted.)

19. Approval for the Appointment of Consultants to Design Cycling and Walking Schemes

Committee considered a report on the appointment of consultants to design package one of a sixteen tranche cycling and walking scheme at a fixed price of £317,357.

Decision

To approve the award of Cycle Design Schemes Work Package 1 to AECOM for a value of £317,357.

(References – Transport and Environment Committee, 17 March 2015 (item 10); report by the Executive Director of Place, submitted.)

20. Property Conservation – Programme Momentum Progress Report and Edinburgh Shared Repairs Service Update

An update was provided on the progress of Programme Momentum and the Edinburgh Shared Repairs Services (ESRS).

Decision

- 1) To note the management information dashboard reports in Appendix 1 of the report.
- 2) To note the progress of debt recovery work.
- 3) To note the progress of the settlement process.
- 4) To note the status of the remaining legacy projects.
- 5) To note the update on the pilot progress.

(References – Finance and Resources Committee, 14 January 2016 (item 29); report by the Acting Executive Director of Resources, submitted.)

21. Property Conservation – Irrecoverable Sum, Debt Recovery and Settlements Process

An update was provided on the current provision for impairment and settlements.

Decision

To note the provision for Impairments and Settlements in Appendix 1 of the report.

(References – Finance and Resources Committee, 14 January 2016 (item 34); report by the Acting Executive Director of Resources, submitted.)

22. Extension of Scottish Procurement Postal Services Framework

Details were provided and approval was sought for the extension of the contract for Postal Services as requested by Scottish Procurement to allow the completion of a tender exercise for the new contract.

Decision

To approve the contract extension of Whistl under the Scottish Procurement Framework for postal services until September 2016 for an estimated amount of £430,000. Scottish Procurement had extended the current framework to allow the procurement process to be completed.

(Reference – report by the Acting Executive Director of Resources, submitted.)

23. Sale of Cammo Home Farm, 37 Cammo Road, Edinburgh

The Committee considered a report which required approval to sell Cammo Home Farm, 37 Cammo Road, Edinburgh to Michael and Emily Shimwell.

Decision

To approve the sale of Cammo Home Farm, 37 Cammo Road, Edinburgh to Michael and Emily Shimwell on the main terms outlined in the report, and on other terms and conditions to be agreed by the Acting Executive Director of Resources.

(References – Finance and Resources Committee, 3 February 2015 (item 24); report by the Acting Executive Director of Resources, submitted.)

24. Proposed New Lease at 297 Canongate, Edinburgh

Approval was sought to grant a fifteen year lease at 297 Canongate, Edinburgh.

Decision

To approve a new fifteen year lease, to Mrs Mari Cagritekin, of retail premises at 297 Canongate, Edinburgh, on the terms outlined in the report and on other terms and conditions to be agreed by the Acting Executive Director of Resources.

(Reference – report by the Acting Executive Director of Resources, submitted.)

25. Proposed New Lease at 299 Canongate, Edinburgh

Approval was sought to grant a ten year lease at 299 Canongate, Edinburgh.

Decision

To approve a new ten year lease, to Michael Thomas Cassidy, of retail premises at 299 Canongate, Edinburgh, on the terms outlined in the report and on other terms and conditions to be agreed by the Acting Executive Director of Resources.

(Reference – report by the Acting Executive Director of Resources, submitted.)

26. Riddles Court and 4-6 Victoria Terrace

Committee considered a report that required approval to create a conservation burden on the title for Riddles Court and 4-6 Victoria Terrace.

Decision

To approve that a conservation burden be placed on the Council's Title at Riddles Court and 4-6 Victoria Terrace in favour of Scottish Ministers, on the terms outlined in the report, and on the other terms and conditions to be agreed by the Acting Executive Director of Resources.

(References – Act of Council (No 6), 1 May 2014; report by the Acting Executive Director of Resources, submitted.)

27. Resolution to consider in private

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 8 and 9 of Part 1 of Schedule 7(A) of the Act.

28. Further and Higher Education Training Framework – Contract

Approval was sought to establish a framework for Further and Higher Education Training and to award nine providers onto the framework.

Decision

To approve the establishment of the framework and the award of the following nine providers onto that framework:

- City of Glasgow College
- Edinburgh College
- Edinburgh Napier University
- Fife College
- Harmeny Education Trust
- SRUC
- Stirling University
- Training for Care
- West Lothian College

(Reference – report by the Acting Executive Director of Resources, submitted.)

29. Pennywell/Muirhouse Civic Centre Feasibility Study Award of Contract

Details were provided and approval was sought to award a contract on the proposal to conduct a feasibility study to enable the redevelopment of the civic centre of Pennywell and Muirhouse.

Decision

Detailed in the Confidential Schedule, signed by the Convener, with reference to this minute.

(References – Health, Social Care and Housing Committee, 21 April 2015 (item 7); report by the Executive Director of Place, submitted.)