

**MINUTES of MEETING of OBAN LORN & THE ISLES AREA COMMITTEE held in the CORRAN  
HALLS, OBAN  
on WEDNESDAY, 9 APRIL 2014**

**Present:** Councillor Alistair MacDougall (Chair)

Councillor Mary-Jean Devon                      Councillor Roderick McCuish  
Councillor Iain Angus MacDonald      Councillor Duncan MacIntyre  
Councillor Elaine Robertson

**Attending:** Douglas Hendry, Executive Director of Customer Services  
Shirley MacLeod, Area Governance Manager  
Callum Robertson, Roads Performance Manager  
Martin Gorringer, Marine Operations Manager  
David Clements, IOD Programme Manager  
Linda Houston, Oban Regeneration Project Manager  
Ishabel Bremner, Economic Development Manager  
Moya Ingram, Strategic Transportation Manager  
Shaun Paul Davidson, Area Manager - Adult Care  
Iain MacKinnon, Environmental Health Manager  
Margaret Burnip, Contract and Supply Monitoring Officer  
Laura MacDonald, Community Development Officer  
Mark Calder, Communications Officer  
Euan Paterson, Oban Times  
Rita Campbell, Press and Journal  
Kate Winton, Oban Community Council  
Mr Leddie

## **1. APOLOGIES**

Apologies were received from Councillor Louise Glen-Lee.

The Chair ruled and the Committee agreed, that the business as dealt with at item 16 of this Minute be dealt with as a matter of urgency by reason of the need to consider the recent incident which took place at Oban Primary Campus.

The Chair ruled and the Committee agreed to take the agenda items out of sequence. They agreed to take agenda item 4(a) of this Minute in private session in order for the outcome of this decision to be reported in the CHORD update, followed by 4(b) and 4(c) (in public session), with the remainder of the agenda then taken as publicised.

## **2. DECLARATIONS OF INTEREST**

Councillor Mary-Jean Devon declared a non financial interest in relation to the Third Sector Grant Application for Mull and Iona Community Trust which was dealt with at item 5 (3.13) of this Minute, because she is a member of Mull Musical Minds. She stayed in the room and took no part in the discussion of this item.

Councillor Elaine Robertson declared a non financial interest in relation to the

Third Sector Grant Application for Dunollie Projects Ltd and Kerrera STAG/Road Options update, which were dealt with at items 5 (3.4) and 8 of this Minute, because her husband is a factor of Dunollie Estate. She left the room and took no part in the discussion of these items.

Councillor Elaine Robertson declared a non financial interest in relation to the Third Sector Grant Application for Oban Disability Forum, which was dealt with at item 5 (3.15), of this Minute because she is a member of the shopmobility board. She left the room and took no part in the discussion of these items.

Councillor Iain MacDonald declared a non financial interest in relation to Kilbowie House which was dealt with at item 19 of this Minute, because he carried out previous work for a developer. He left the room and took no part in the discussion of this item.

### **3. MINUTES**

(a) **OBAN, LORN AND THE ISLES AREA COMMITTEE - 12 FEBRUARY 2014**

The Minutes of the Oban Lorn and the Isles Area Committee held on 12<sup>th</sup> February 2014 were approved as a correct record.

(b) **OBAN, LORN AND THE ISLES COMMUNITY SAFETY FORUM - 24 FEBRUARY 2014 (FOR NOTING)**

The Minutes of the Oban Lorn and the Isles Community Safety Forum held on 24<sup>th</sup> February 2014 were noted.

(c) **OBAN COMMON GOOD FUND - 25 FEBRUARY 2014 (FOR NOTING)**

The Minutes of the Oban Common Good Fund held on 25<sup>th</sup> February 2014 were noted.

(d) **OBAN, LORN AND THE ISLES SPECIAL AREA COMMITTEE - 12 MARCH 2014**

The Minutes of the Oban Lorn and the Isles Special Area Committee held on 12<sup>th</sup> March 2014 were approved as a correct record.

The Committee resolved in terms of Section 50(A)(4) of the Local Government (Scotland) Act 1973 to exclude the public for the following item of business on the grounds that it was likely to involve the disclosure of exempt information as defined in Paragraphs 8 & 9 of Part 1 of Schedule 7A to the Local Government (Scotland) Act 1973.

### **4. OBAN CHORD**

(a) **OBAN BAY ENHANCEMENT SCHEME/PUBLIC REALM**

The Oban Regeneration Project Manager spoke to a report regarding the Public Realm Enhancement Scheme.

#### **Decision**

The Committee agreed the recommendations in the report.

(Ref: Report by Oban Regeneration Project Manager dated 13<sup>th</sup> March 2014, submitted).

The press and public were invited to rejoin the meeting at this point.

**(b) OBAN CHORD UPDATE STATEMENT**

A report updating the Committee on the progress that has been made and actions taken since the last Area Committee was considered.

The Oban Regeneration Project Manager advised the Committee that if the Business Case gets approved in September of this year, the work on Stafford Street will commence in October.

**Decision**

The Committee noted the update provided.

(Ref: Report by Oban Regeneration Project Manager dated 13<sup>th</sup> March 2014, submitted).

**(c) NORTH PIER MARITIME VISITOR FACILITY**

A report updating the Committee on the concept design for the North Pier Maritime Visitor Facility was considered.

The report explains the design process and options considered prior to making a final recommendation of a concept design that meets the terms of the initial brief, can be provided within our tight budget parameters, can be delivered by 2014-2016 and offers flexibility for longer term strategic/regeneration projects in the wider Oban area.

**Decision**

The Committee:

1. Agreed to the consultants moving forward with the recommended concept design – option 5 in the report, to detailed design stage (RIBA Stage 3);
2. Agreed to the consultants carrying out more detailed design and technical work than would normally be required at this stage whilst the overall approved design fee, to enhance the full business case, reduce the risks associated with the next stage of the project and allow for an earlier construction start;
3. Agreed to programming option 2 as this allows for the earliest delivery of the project, with demolition of the White Building in January 2015 – August 2015, assuming approaches of a full Business Case in September 2014;
4. Noted that a planning application will be submitted for the detailed design during June 2014 to allow for a full Business Case to be

- brought to the Area Committee/Business Day and Full Council during September 2014; and
5. Agreed to hold a Special Area Committee in advance of the Business Day on 10<sup>th</sup> September 2014 to consider the full Business Case.

(Ref: Report by Oban Regeneration Project Manager dated 13<sup>th</sup> March 2014, submitted).

## 5. PUBLIC AND COUNCILLOR QUESTION TIME

There were no questions intimated.

Councillor Mary-Jean Devon, having declared a non financial interest in Mull and Iona Community Trust, stayed in the room and took no part in the discussion of that item.

Councillor Elaine Robertson, having declared a non financial interest in Dunollie Projects Ltd and Oban Disability Forum, left the meeting and took no part in the discussion of these items.

## 6. THIRD SECTOR GRANTS

A report detailing recommendations for the award of Third Sector Grants (including Events and Festivals) to Third Sector organisations for Oban Lorn and the Isles was considered.

### Decision

The Committee agreed to award the grant recommendations as follows:-

	Organisation	Total Project	Recommendation
1	Aros Hall	16,000	£3,000
2	Coisir Ceann an Turic (Argyll Male Voice Choir)	£500	£50
3	Coisir Ghaidhlig Taigh an Uillt / Taynuilt Gaelic Choir	£640	£0
4	Dunollie Projects Ltd	£7,496	£2,500
5	Dyslexia Oban and Lorn	£1,250	£500
6	Highlands and Islands Music and Dance Festival*	£33,754	£1,500
7	Hogmanay in Oban*	£29,149	£2,400
8	Iona Village Hall Committee*	£13,560	£2,600
9	Lorn Agricultural Society	£2,300	£450
10	Lorn Group - Scottish Women's Rural Institute*	£2,014	£500
11	Luing Social Committee	£915	

			£170
12	Mendelssohn on Mull Trust	£38,360	£3,000
13	Mull and Iona Community Trust	£8,666	£3,000
14	Oban Community Singers	£1,556	£550
15	Oban Disability Forum	£2,600	£550 To be used by Oban Disability Forum and not Shopmobility
16	Oban Sailing Club	£672	£130
17	Oban Winter Festival*	£15,500	£3,000
18	Oban Youth Café	£4,000	Agreed to defer this item to the June Area Committee
19	Tiree Music Festival*	£4,450	£2,000
20	Tiree Resource Centre	£25,572.89	£3,000
21	Tobermory and Mull Gun Club	£3,450.34	£1,500
22	Tobermory Harbour Association	£3300	£1,300

(Ref: Report by Community Development Officer dated 18<sup>th</sup> March 2014, submitted).

## 7. UPDATE ON AREA SCORECARDS FQ3

The Committee considered a report which presented the Area Scorecard with exceptional performance for financial quarter 3 of 2013-14 (October to December 2013).

### Decision

The Committee noted the exceptional performance presented on the Scorecard.

(Ref: Report by IOD Programme Manager dated 9<sup>th</sup> April 2014, submitted).

## 8. ECONOMIC DEVELOPMENT ACTION PLAN

The Committee gave consideration to a report by the Economic Development Manager, the purpose of which was to seek approval on taking forward the Oban, Lorn and the Isles Economic Development Action Plan (EDAP) as a working document.

### Decision

The Committee approved the area EDAP as a working document for the financial year 2014/15 and for the next three financial years up to 2017/18.

(Ref: Report by Head of Economic Development and Strategic Transportation dated 9<sup>th</sup> April 2014, submitted).

Councillor Elaine Robertson, having declared a non financial interest in Kerrera STAG, left the meeting and took no part in the discussion of this item.

## **9. KERRERA STAG/ROAD OPTIONS UPDATE**

The Committee considered an update report from the Strategic Transportation Manager on Kerrera STAG/Road Options.

The report identifies that despite the island of Kerrera being served by 3 ferry services, residents are concerned that current services do not meet the needs of islanders and are not financially sustainable.

The Strategic Transportation Manager advised that the Deputy Leader and Strategic Transportation Manager had visited Kerrera and met with residents of the island on 13<sup>th</sup> March and noted that there was a willingness to expand their population and work towards securing external funding for road infrastructure improvements to drive down costs to the Council.

### **Decision**

The Committee noted the contents of the report.

(Ref: Report by Head of Roads and Amenity Services and Head of Economic Development and Strategic Transportation dated 9<sup>th</sup> April 2014, submitted).

## **10. SCOTTISH FERRIES PLAN**

A report updating the Committee on the issues relating to the Scottish Ferries Plan published by Transport Scotland in December 2012 was considered.

### **Decision**

The Committee noted the report.

(Ref: Report by Marine Operations Manager dated 18<sup>th</sup> March 2014, submitted).

## **11. QUALITY ASSURANCE AND CONTRACT MONITORING ARRANGEMENTS - CARE AT HOME**

A report updating the Committee on the findings of the 3<sup>rd</sup> quarterly evaluation of the Care at Home Provision within the Oban, Lorn and the Isles area was considered.

The report has been broken down to show the progress and joint working that has been recognised that this service is provided to vulnerable individuals predominately by lone workers, in the home environment.

### **Decision**

The Committee noted that the remit of the Procurement and Commissioning Team together with the Homecare Procurement Officers was to ensure best value, contract compliance, quality of services and customer satisfaction which would assist the commissioning of quality care at home services.

(Ref: Report by Area Manager, Oban Lorn and the Isles dated 9<sup>th</sup> April 2014, submitted).

## **12. OBAN/CONNEL BACK ROAD - SPEED LIMIT**

A report requesting the Committee's support to Officer's assessment that the UC19 Barren – Connel road does not merit the introduction of a speed limit was considered.

### **Decision**

The Committee:

1. Noted the information given in the report to the Oban, Lorn and the Isles Community Safety Forum; and
2. Confirmed agreement with Roads Officers' assessment that the speed of traffic on the UC19 Barren – Connel road is "self-enforcing" and does not merit the introduction of a Traffic Regulation Order, for a 40mph speed limit.

(Ref: Report by Roads, Performance Manager dated 28<sup>th</sup> March 2014, submitted).

## **13. GLEN LONAN - SCHOOL BUS/WINTER SERVICE**

A report informing the Committee of the current status of C32 Glen Lonan Road, within the 2013-14 Winter Service Policy agreed by Full Council, October 2013 was considered.

### **Decision**

The Committee:

1. Noted the information given in the report regarding the hierarchy of treatment route priorities within the Winter Service Policy and the trigger for escalation to pre-treatment, for additional sections of the network travelled by School Transport vehicles, out with the Priority 2 pre-treatment regime; and
2. Confirmed agreement with Roads Officers' assessment that the current status of C32 Glen Lonan road is a WRC4 (Winter Route Category 4 "next most important roads" for treatment) due to the current arrangement of two individuals school bus trips to Taynuilt carrying less than 12 passengers each.

(Ref: Report by Roads, Performance Manager dated 28<sup>th</sup> March 2014, submitted).

## **14. SCHOOL HOLIDAYS AND IN-SERVICE DAYS 2014-15**

The Committee gave consideration to a report on the final patterns of in-service days and school holidays which have now been identified for all schools in Oban, Lorn and the Isles.

## **Decision**

1. Members endorsed the final patterns of school holidays and in-service days for all schools in Oban, Lorn and the Isles as outlined in Appendices 1 to 3; and
2. Members agreed that the details of school holidays and in-service days for 2015/2016 should now be circulated to schools and all relevant organisations.

(Ref: Report by Head of Education dated February 2014, submitted).

## **15. BRIDGE OF ORCHY HALL**

A report requesting that the Committee consider the request from the “Bridge of Orchy Village Hall Trust” to nominate an elected Member to serve on the trust as per the original deed, was considered.

## **Decision**

The Committee:

1. Noted the terms of the extract from the trust deed of the “Bridge of Orchy Village Hall Trust” (Appendix 1) which makes this a historical request for an appointment to be made;
2. Noted the purposes of the trust which are fully in keeping with the duties incumbent on a modern day Councillor; and
3. Agreed to nominate Councillor Louise Glen-Lee to serve on the trust as per the original deed.

(Ref: Report by Area Governance Manager dated 9<sup>th</sup> April 2014, submitted).

## **16. ROAD SAFETY AT PRIMARY SCHOOL CAMPUS**

The Strategic Transportation Manager updated the Committee on the recent incident that took place on McCaig Road, Oban on 28<sup>th</sup> March.

She advised that the Police Scotland report states that a 7 year old child was clipped by a car and taken to hospital that day but had no injuries and there had been no charge to the driver.

She informed the Committee that Road Safety are working closely with Mr Wylie, the Head Teacher of the Campus and a meeting has been arranged for 23<sup>rd</sup> April to discuss the incident further.

## **Decision**

The Committee:

1. Noted the information provided;
2. Agreed that an elected Member from each of wards 4 and 5 would attend the meeting on 23<sup>rd</sup> April along with 2 representatives from the Parent Council; and



3. Agreed that an updated report would come to the May Business Day to keep all Members informed.

(Verbal update by Strategic Transportation Manager dated 9<sup>th</sup> April 2014, submitted).

The Committee resolved in terms of Section 50(A)(4) of the Local Government (Scotland) Act 1973 to exclude the public for the following items of business on the grounds that it was likely to involve the disclosure of exempt information as defined in Paragraphs 6, 8 & 9 of Part 1 of Schedule 7A to the Local Government (Scotland) Act 1973.

#### **17. IONA PIER**

The Marine Operations Manager updated the Committee on the current position at Iona Pier.

##### **Decision**

The Committee noted the update provided.

(Ref: Verbal update by Marine Operations Manager dated 9<sup>th</sup> April 2014, submitted).

#### **18. BENDERLOCH TURNING CIRCLE**

A report advising Members of the current position with regard to the proposed acquisition by the Council of the turning circle site lying to the north of Ford Spence Court at Benderloch was considered.

##### **Decision**

Members noted the terms of the report.

(Ref: Report by Legal Services Manager dated 20<sup>th</sup> March 2014, submitted).

#### **19. SNACK BAR SITE, GANAVAN CAR PARK, GANAVAN**

A report advising Members of the offers received in respect of the Snack Bar Site, Ganavan Sands Car Park, Ganavan, which was advertised for let over the summer of 2014 season, was considered.

##### **Decision**

The Committee agreed the recommendations at 2.1 and 2.2 of the report.

(Ref: Report by Asset Manager dated 27<sup>th</sup> March 2014, submitted).

Councillor Iain MacDonald, having declared a non financial interest in Kilbowie House, left the meeting and took no part in the discussion of this item.

#### **20. KILBOWIE HOUSE**

The Executive Director of Customer Services spoke to a report regarding Kilbowie House, Gallanach Road, Oban.

### **Decision**

The Committee agreed the recommendations at 2.1, 2.2, 2.3 and 2.4 of the report and provided further instruction to the Executive Director of Customer Services in regards recommendation 2.3.

(Ref: Report by Asset Manager dated 31<sup>st</sup> March, submitted).

## **21. OBAN LORNE RUGBY FOOTBALL CLUB**

The Executive Director of Customer Services spoke to a report regarding the lease of the Oban Lorne Rugby Football Club.

### **Decision**

The Committee agreed the recommendations at 2.1 and 2.2 of the report.

(Ref: Report by Asset Manager dated 28<sup>th</sup> February 2014, submitted).

## **22. SITE AT MCCAIGS TOWER**

The Executive Director of Customer Services spoke to a report in regard to the Snack Bar Site at McCaig's Tower, Oban.

### **Decision**

The Committee agreed to change the policy position in regard to the snack bar sites, and instructed Estates to issue an advert and invite applications to be submitted.

(Ref: Report by Asset Manager dated 28<sup>th</sup> March 2014, submitted).