

**MINUTES of MEETING of DUNOON CHORD PROJECT BOARD held in the QUEEN'S HALL,
DUNOON
on TUESDAY, 12 NOVEMBER 2013**

Present: Councillor D Walsh (Chair)
Councillor G Blair Councillor M Breslin
Councillor B Marshall

Attending: Shirley MacLeod, Area Governance Manager
Robert Pollock, Head of Economic Development
Audrey Martin, Development Projects and Renewables Manager
David Torrance, Project Manager
Norman Yardley, Project Manager
Callum Duncan, Malcolm Fraser Architects

1. APOLOGIES

There were no apologies for absence.

2. DECLARATIONS OF INTEREST

Councillor Walsh declared a non financial interest in item 6 in respect of any detailed discussions in relation to the Cowal Hospice Trust.

3. MINUTES OF MEETING - 4TH OCTOBER 2013

The Minutes of the Dunoon CHORD Project Board meeting held on the 4 October 2013 were approved as a correct record.

Due to the nature of business on the agenda it was agreed that agenda item 5 (Stage C Report Presentation) would be taken first.

4. STAGE C REPORT PRESENTATION

The Board were given a short presentation by Callum Duncan of Malcolm Fraser Architects, showing the preferred design option C which consists of demolition and reconstruction of the northern portion of the Argyll Street elevation. The Board were advised of a series of meetings between the Architects and the Planning and Highways authorities which had resulted in an amended proposal with a minimal change to the layout of the road. He explained that the Highways authority had issues in relation to the rights of way on the road and the quality of road surface and maintenance issues. Mr Duncan advised that on the whole the Planning Department had been happy with the development of the project, with regular updates and a pre-planning consultation taking place.

Discussion ensued in relation to the finish of the building, with possible materials being discussed. Mr Duncan explained that in order to retain the current structure, materials had to be appropriate. It was established that Stage D of the project would encompass details of all of the materials.

The Stage D process was outlined with confirmation that the updated cost was still on budget. It was established that there was still a lot of work to be done on landscaping which would also require to remain on budget.

Decision:

The Board agreed to note the presentation.

The Committee resolved in terms of Section 50A(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 6 and 6 of Part 1 of Schedule 7A to the Local Governments (Scotland) Act 1973.

The appropriate paragraphs are:-

E1 and E2

Paragraph 6 Information relating to the financial or business affairs of any particular person (other than the authority)

E1 5. HIGHLIGHT REPORT

The Board were updated by David Torrance, Project Manager, on the Highlight Report and on details of implementation of works in Phase C and the status of Phase D. The Board were given information on the risks managed as outlined in the business case. They were also updated in terms of the re-design of the building which had incurred additional costs.

Decision

The Board:-

1. Agreed to note the update on the progress of the Highlight Report;
2. Agreed with the recommendations outlined in the report; and
3. Requested that the Project Manager confirm the targeted EPC figure noted at recommendation 2.

(Ref: Report by the Project Manager dated 5 November 2013 – submitted)

E2 6. TENANT, OWNER & POTENTIAL OCCUPIERS UPDATE REPORT

The Board gave consideration to a report by the Project Manager which provided an update on the discussions that have taken place with third parties and the negotiations which are still ongoing to date.

Councillor Walsh left the room as discussion in relation to the Hospice Trust and the other occupiers took place and re-entered on completion of this section of discussion.

The Board were given a short update with regards to the waterfront and pier, where it was established that submitted applications were still being considered.

Decision

The Board:-

1. Noted this report; and
2. Agreed the recommendations outlined in the report.

(Ref: Report by the Project Manager dated 5 November 2013 – submitted)

The Chair took the opportunity at the close of the meeting to thank David Torrance for all his hard work and wished him well for the future.

