

CASTLEREAGH BOROUGH COUNCIL

Minutes of the proceedings of the Technical & Environmental Services Committee held, in committee, in the Function Suite, Civic & Administrative Offices, Bradford Court, Upper Galwally, Castlereagh, BT8 6RB on Tuesday, 2nd September 2008 at 6.30 p.m.

PRESENT:-

Alderman J Norris MBE
Alderman J White (Deputy Mayor)

Councillor Mrs A M Beattie (Mayor)
Councillor J Beattie
Councillor D Drysdale
Councillor Mrs S Duncan
Councillor G Robinson (Chairman)
Councillor B Hanvey
Councillor T Jeffers
Councillor Mrs V McCoy
Councillor L Walker

IN ATTENDANCE:-

Chief Executive, Director of Technical and Environmental Services, Director of Finance, Client Manager, Building Control Manager, Acting Environmental Health Manager, Operational Services Manager and Assistant Members' Services Officer

APOLOGIES:-

An apology was recorded on behalf of Alderman Mrs Rice

T&ESC/2008/315 : PRESENTATION BY ARC 21

The Chairman welcomed Mr John Quinn and Mr Jonathon Gray from Arc 21, to tonight's meeting.

Mr Quinn commenced his presentation by outlining the background to Arc 21 since its formation in 1999. He referred to the initial Arc 21 Waste Management Plan and indicated that once this document had been produced, it had made economic sense to implement the Plan collectively to maximise economies of scale, provide a central administration, and to share the costs and advice. Furthermore, Arc 21 would collectively become a more powerful lobby and provide Best Value.

He then updated Members on the following information relating to Arc 21, namely:-

- An update on Arc 21 Governance
- Update on the Joint Committee
- Outline of the Tender Award Process
- Arc 21 Waste Management Plan and Functions
- Eastern Region Waste Management Group
- Waste Management Plan 2003
- Operational Structure and Finance of the Arc 21 Organisation

Mr Quinn referred to the costs involved with waste management, which was one of the most critical issues facing Local Government. He outlined the Operation and Finance as follows:-

- the Arc21 organisation
- the cost of Waste Management
- Central Government Financial Support
- Finances

Mr Gray then spoke about the finances of Arc 21 and gave an overview of the very substantive amounts of expenditure that required proper management.

He then detailed the following issues, namely:-

- Contracts and Procurements
- Current Contracts
- Landfill Tax Avoided
- Achieving Better Value
- Contract Benchmark Savings
- Current Position and Next Steps
- Performance –v- targets
- Requirement for Residual Waste Treatment facilities
- Strategic Outline Case
- Results of the Strategic Outline Case
- Outline Business case
- Details of the MBT Process
- Photographs/examples of typical MBT plants in Germany and Italy
- EfW process
- Photographs of EfW plant in Vienna and Isle of Man
- Some Possible Residual Waste Contract Partnership Models
- Supplementary Agreement
- Current situation
- Arc21 Residual Waste Infrastructure Project

- Project Team
- Reference Project (OBC)
- Sites and Planning
- Indicative Timetable
- Procurement Strategy Overview

Mr Gray then informed Members that further details of Arc 21 were available on their website at www.arc.21.org.uk

At this point the Chairman thanked Mr Quinn and Mr Gray for their lengthy and informative presentation and opened the floor for a question and answer session.

The Chief Executive referred to the potential fines that councils could incur in 2011/2012.

Mr Quinn responded that the Arc 21 councils, as a whole, should not be in deficit, as the MBT plant would be put in place very quickly and would enable Arc 21 to get over the first couple of years until the EfW plant had been constructed.

Councillor Harvey referred to the 3 waste management groups within the Northern Ireland Waste Management Strategy and asked what measures were taken to bring unification between the groups following RPA and he asked if Arc 21 had a potential all-Ireland approach.

Furthermore, he referred to the public's perception and concerns relating to the incineration of waste and he asked what measures Arc 21 were presently carrying out to convince the public to go down this route.

Mr Quinn concurred that following RPA, he personally, would like to see an entirely bigger group which would maximise the potential economies of scale and felt that this could be achieved under a Single Waste Authority for Northern Ireland which would procure as a single entity.

He advised that Arc21 had presently reached an optimum size for MBT and EfW.

Mr Quinn then referred to the Irish Waste Management Strategy and advised that some areas were currently exporting their waste for treatment and there was a case for critical mass to be applied to those materials, e.g. paper mills, to make items which were currently unsustainable, more sustainable in an all-island context.

He agreed that there was a very challenging timescale ahead for Arc 21 especially with regard to public acceptability and they had always tried to encourage public and politically acceptable issues.

However, Mr Quinn further advised that Arc 21 were also investigating other options as a contingency measure in the interim.

Alderman White commented that it made sense for Northern Ireland to have one major facility and asked why this option had not been pursued.

Mr Quinn gave his perspective on the other 2 groups and outlined several reasons why they perhaps had not wanted to achieve this goal. He felt there was also an issue with political acceptability and many people in the other groups therefore did not want to be associated with incineration measures and were considering other possibilities, which were albeit more expensive to implement.

Mr Quinn went on to comment that Arc 21 regarded incineration as a technical and economic solution to Northern Ireland's waste management issue and he felt that eventually, the Department may have to intervene.

Councillor Spratt stated that, in his view, the matter had been very badly handled in relation the plant proposed by others to deal with chicken waste etc. and it was imperative that the public was properly educated as they had a false perception of the nuisance value of incineration plants and intervention was required very quickly to remedy the situation.

Mr Quinn advised Members that Arc 21 were also working in the background to implement educational measures and had continuously worked with the press/media. He stated that the press had a number of articles in the pipeline to broadcast, and he advised that Officers were also engaging communities and business sectors to promote Arc 21.

Mr Gray concurred that until the waste management strategy was site specific, it would be extremely difficult to engage with the public.

The Chief Executive referred to discussions at NILGA and Solace in which there had been serious concerns expressed about the other two groups' viability. He advised Members that Arc 21 had been regarded as a success and although there were major legal issues still to be resolved, Officers were presently looking at this matter.

Mr Quinn commented that, in previous years, he had pressed for one waste management authority.

Mr Gray had also raised the issue of the Supplementary Agreement which was necessary to build financial confidence in the market which would be an important development in the Arc 21 project.

Councillor Beattie thanked the Arc 21 representatives for a very informative and in-depth presentation which had highlighted the serious consequences if local councils fail to meet their targets.

Mr Quinn invited Councillors to come along to the Arc 21 Members' Briefing Session on 17th September 2008 which would help explain the myths and acronyms surrounding incinerator plants etc.

At this point, the Chairman thanked Mr Quinn and Mr Gray and hoped that the Council would be kept updated, and the two men subsequently left the meeting.

T&ESC/2008/316 : PRESENTATION BY MR DEENY & MR CURRAN, CARRYDUFF COLTS

The Client Manager gave Members a background to the history of the Carryduff Colts and advised that the club had approximately 200 members from the Carryduff area. The club were hoping to enter into a partnership with the Council to develop facilities at Lough Moss.

Mr Deeny and Mr Curran were then welcomed to the meeting by the Chairman.

Mr Deeny thanked the Committee for giving him the opportunity to make a presentation and he advised Members that the Carryduff Colts were currently the fastest growing and most progressive football club in the Borough.

He stated that 50% of the children in the club were under 10 years old and each of the coaches had undergone child protection training. Over the past 5 years, the Carryduff Colts had almost built up a senior team which hoped to participate in the Amateur League and talks were also ongoing with the IFA to progress a Girls Team.

Mr Deeny outlined the difficulty in obtaining football pitches for friendly matches and further indicated that the Colts were having to turn children away because of a lack of practice times. This was especially important in the winter months when many of the pitches did not have lighting facilities. He therefore asked the Committee if they would consider giving the Club preferential status in order that they could set up a mini-weekly under-10 football tournament as the current pitch provision hours were insufficient.

Mr Deeny stated that the Carryduff Colts were paying substantial fees to Lough Moss and the Henry Jones playing fields and he reiterated that all of the children participating in the club came from families of ratepayers living within the Borough.

He also suggested that the club would ask the Council to agree a preferential management arrangement in return for maintenance work which the Club would carry out and he advised Members that Belfast City Council were already looking on similar schemes with other clubs in their jurisdiction.

Mr Curran then outlined the Football Club's financial position for Members' information. He reported that the club was self-financing and had successfully been given grant-aid. He reiterated that the Carryduff Colts were committed to planning for the future and building up financial reserves.

Mr Deeny therefore concluded that if the Council would grant preferential treatment for the booking of the 3G pitch, Carryduff Colts would work with the Council to create a mini-football centre for boys and girls in the Borough and he hoped that the Council would enter into discussions with the club to improve sports and facilities for the Carryduff area.

Councillor Robinson commented that there was a need to look at ways to review the Council's facilities in relation to block-booking on the basis that Club Members residing within the Borough would be given preferential treatment.

Councillor Hanvey, however, referred to the two senior teams also playing in Carryduff and asked Mr Deeny how they were promoting their senior teams and if there was any liaison between the other two teams to accommodate them and encapsulate all three teams.

Mr Deeny responded that he was happy to work with other football clubs and reiterated that there were 200 children in the club, including 15-16 year olds who had participated in the club since they were 6-7 years old and now had an affinity with the club.

Councillor Drysdale asked about the cost of transporting teams and in response to a request relating to the number of managers, Mr Deeny confirmed that the Carryduff Colts currently had three managers.

Councillor Drysdale asked Mr Deeny if he could clarify the club's vision for the future and how this proposed partnership would benefit the Council.

Mr Deeny responded that there was obviously a hotbed for football in the Borough and he hoped to establish a Saturday mini-football festival with ultimately a cross-community event in conjunction with the Council and also have a Senior ladies team in the Ladies Football league.

Councillor Walker referred to the sum which the IFA had asked the Club to submit for coaching fees and suggested that the Carryduff Colts go back to the IFA to renegotiate a reduction in these costs.

Mr Deeny commented that the Carryduff Colts had participated in a major tournament in Ayr last year and all three teams had reached the finals. He felt that this major achievement was a reflection that children in the Borough were developing in the right way and the club were not just providing opportunities to play football.

Councillor Robinson indicated that the Committee was supportive of the Carryduff Colts and he asked Officers to look at a copy of Mr Deeny's presentation as the Council had its own Grants Officer who could possibly help the club to access further grant funding and he suggested a possible meeting with Council Officers in the future.

Councillor Hanvey referred to the Castlereagh Sports Advisory Committee which was seeking progressive sports clubs within the Borough and he advised that this Committee may be of some benefit for funding applications as promotion and coaching was always being encouraged. He therefore suggested that the Carryduff Colts make a presentation at the next meeting of the Castlereagh Sports Advisory Committee.

Councillor Drysdale wished to confirm to Mr Deeny and Mr Curran that there had been no determination made as yet by the Council regarding the provision of cages etc. for the pitches at Lough Moss and improvements of this nature were totally dependant on finances being available in the budget.

At this point, Mr Deeny and Mr Curran left the meeting.

Councillor Drysdale expressed concern that Carryduff Colts were of the assumption that the Council were carrying out modifications to the pitches at Lough Moss when no determination had as yet been made.

Councillor Hanvey also advised that there were two other clubs within the Carryduff area which had had a longer history than the Carryduff Colts and he was concerned that these clubs would be excluded despite already having amateur league status. He therefore felt that it was important that each of the three clubs got together for discussion.

Councillor Robinson suggested that Officers speak to the Carryduff Colts and update the Committee with regard to the possible way forward and to investigate if there were any links that could be pursued with the Leisure Services Committee with a view to involving the three clubs together.

Councillor Mrs Duncan reminded Members that there were other clubs within the Borough which featured sports other than football, and she reiterated that the Council had only a limited amount of funding available to cover all sport within the Borough.

RESOLVED:- that, Officers be instructed to consider the matter and report back to the Committee.

REPORT FROM BUILDING CONTROL MANAGER

T&ESC/2008/317 : SCHEDULE OF APPLICATIONS

The Building Control Manager referred to the Schedule of Applications approved by the Building Control Service for the period 01/05/2008 to 31/07/2008.

Noted.

T&ESC/2008/318 : REPORTS ON APPLICATIONS, INSPECTIONS AND SOLICITORS ENQUIRIES

The Building Control Manager referred Members to the reports on applications received, plan fees raised, inspections undertaken, inspection fees raised and Solicitors' enquiries attached to his report.

Noted.

T&ESC/2008/319 : PERFORMANCE INDICATORS – FULL PLAN APPLICATIONS FOR APRIL 2008 TO JUNE 2008

The Building Control Manager referred to the Business Plan 2008/2009 for the Building Control Service which had set performance indicators and had taken account of the Council's objectives and customer's views.

He detailed the actual performance achieved for the first quarter of the 2008/2009 financial year which had been attached to his report for Members' information.

Alderman White congratulated the Officer on achieving his targets.

Councillor Robinson referred to the current reduction in new build numbers and assumed that this would create less work for the Council's Building Control Service.

The Building Control Manager responded that although the number of new builds had substantially reduced, there had been an increase in the amount of house extensions within the Borough.

Noted.

T&ESC/2008/320 : RESPONSE TO FLOODING ON SATURDAY 16TH AUGUST 2008

The Building Control Manager referred to the flooding which had occurred due to exceptionally heavy rain on Saturday 16th August 2008.

He detailed how the Building Control Service had responded to the effects of the flooding and commented that his staff had coped very efficiently.

The Chairman concurred with the Officer's comments in relation to the staff and asked if he could pass on the Committee's thanks and appreciation for the work they had carried out during the recent flooding incident. Furthermore, he asked that his appreciation and thanks also be extended to all the Technical and Environmental Services staff involved in the recovery phase of this incident.

RESOLVED:- That, the Managers pass on the thanks and appreciation of the Chairman and Members of the Technical & Environmental Services Committee for their hard work and effective handling of the recent flooding incident to the relevant staff of the Technical and Environmental Services Department.

T&ESC/2008/321 : STREET NAMING AT 20 BALLYKEEL ROAD, MONEYREAGH.

Following a request from H Construction, it was

RESOLVED:- That, the street name of 'FAIRVIEW COURT' be allocated to the 10 No properties, under construction by H Construction, at 20 Ballykeel Road, Moneyreagh.

SUPPLEMENTARY REPORT FROM BUILDING CONTROL MANAGER

T&ESC/2008/322 : STREET NAMING AT MILLTOWN ROAD, SHAW'S BRIDGE

The Building Control Manager informed Members that the Council, had proposed the name of 'Lock Keeper's Lane', for the unnamed access road leading to the Existing Listed Cottage & New Visitors Centre included tea rooms, on a site at Milltown Road, Shaw's Bridge.

RESOLVED:- That, the Street name of "Lock Keeper's Lane" be allocated to the unnamed access road leading to the Existing Listed Cottage and New Visitors'

Centre including tea rooms, under construction by Castlereagh Borough Council at Milltown Road, Shaw's Bridge.

REPORT FROM THE OPERATIONAL SERVICES MANAGER

T&ESC/2008/323 : UPDATE ON PUBLIC RIGHT OF WAY – BETWEEN GILNAHIRK ROAD AND GILNAHIRK AVENUE

The Operational Services Manager advised that an application for the diversion of the above Asserted Public Right of Way was received on 31 July 2008 and the Council had subsequently requested further technical information from the developer which had now been received and attached to his report.

He indicated that the developer and Officers were engaged in public consultation and he would update Members at the next Council meeting in relation to the outcome.

Noted.

T&ESC/2008/324 : CYCLE NORTHERN IRELAND BROCHURE

Members were informed that the Countryside Access & Activities Network (CAAN) and the Northern Ireland Tourist Board (NITB) had formed a partnership to launch the Cycle Northern Ireland Brochure to provide 45,000 copies with an anticipated life span of 18 months (July 2010). This Brochure would include information on the National Cycle Network and other cycle routes throughout Northern Ireland.

The Operational Services Manager reported that there were two main cycle routes that passed through Castlereagh, namely the Lagan & Lough Cycle Path and Comber Greenway. Although the cost was £100 per cycle path, Castlereagh Borough Council would only be charged £25 and £33.33 respectively for the above routes, as the fee is shared between other associated Councils.

RESOLVED:- that the Technical & Environmental Services Committee recommends the inclusion of the Lagan & Lough Cycle Path and Comber Greenway in the Cycle Northern Ireland Brochure for a charge of £25 and £33.33 respectively.

T&ESC/2008/325 : CAREER BREAK REQUEST

Following discussion, it was

RESOLVED:- that the Technical & Environmental Service Committee recommend the approval of a career break request, received on 9 July 2008, from Mr S. Eccles, LGV Driver within the Cleansing section.

T&ESC/2008/326 : BELFAST DEAF UNITED

The Operational Services Manager reported that, further to the Council meeting held on 24 July 2008, the Council's Solicitors King & Gowdy had been requested to make initial comments on the Council's Football Allocation Criteria and this was now available and attached to his report for Members' information.

He advised that he was still awaiting a response from the Council's Solicitors in relation to further detailed comments on the current Football Allocation Criteria and information had also been sought from other Local Authorities which would form part of the review process.

Councillor Robinson stated that the Council would have to review its criteria within its Booking System and would await the outcome of the review process.

The Operational Services Manager stated that 12 bookings had been accepted from Belfast Deaf United and a review of the Council's booking system was currently underway.

Councillor Walker agreed with Councillor Robinson and stated that it was important to ensure that the booking criteria was concise and could not be challenged.

Following legal advice from the Council's Solicitors and the Council's Equality Officer it was therefore

RESOLVED:- that the Operational Services Manager be instructed to obtain further legal advice in relation to the booking criteria and update Members at a future meeting. However, in light of the initial legal advice received from the Council's Solicitors and Equality Officer, the Technical & Environmental Services Committee will permit hire of the Billy Neill Soccer Centre of Excellence for Belfast Deaf United until the review has been completed.

SUPPLEMENTARY REPORT FROM THE OPERATIONAL SERVICES MANAGER

T&ESC/2008/327 : PROPOSED UPGRADE OF CROSS -TOWN MAINS WATER EXTENSION

The Operational Services Manager referred to Capita's presentation of the proposed route for the upgrade of the cross-town main water extension route at an August meeting called by the Director of Administration and Community Services and involving relevant officers and a copy of the presentation was now attached to his report for Members' information.

He went on to advise that a revised plan had now been received and once he had engaged with Capita, he would report back to the next meeting of the Technical & Environmental Services Committee.

Members asked that the Officer ensure that the pitch itself did not create any problems, and it was therefore

RESOLVED:- that the Technical & Environmental Services Committee recommends the approval of Officers to engage with Capita regarding the proposed upgrade of the cross- town mains water extension and to report back to Committee at a later stage with more detailed proposals when these are available.

T&ESC/2008/328 : UPDATE REGARDING PURCHASE OF ONE RUBBER TYRED FOUR WHEEL DRIVE BACK HOE LOADER

The Operational Services Manager advised that leasing provision was made to purchase two replacement Refuse Collection Vehicles (RCV's) in the 2008/09 estimates. However following consultation with the Northern Ireland Environment Agency (NIEA) both vehicles could now be purchased from the Waste Management Grant, as per the Council's Implementation Action Plan (IAP).

He outlined that at the March meeting of the Technical & Environmental Services Committee, approval had been given to purchase One Rubber Tyred Four Wheel Drive Back Hoe Loader for use at the Carryduff HRC site via the Waste Management Grant. However following further consultation with the NIEA, it was not possible to deviate from the Council's original Implementation Action Plan (IAP), therefore the Waste Management Grant only permitted the purchase of the RCV's and not the One Rubber Tyred Four Wheel Drive Back Hoe Loader, as previously outlined.

He referred to the earlier Arc 21 presentation and stated that this machine would enable additional on-site compaction, reducing gate fees, the numbers of trips to landfill and fuel costs.

Following discussion, it was therefore

RESOLVED:- That, the Technical & Environmental Services approve the purchase of one Rubber Tyred Four Wheel Drive Back Hoe Loader to be financed through a leasing agreement.

REPORT FROM THE ACTING ENVIRONMENTAL HEALTH MANAGER

T&ESC/2008/329 : ACTING SENIOR ENVIRONMENTAL HEALTH OFFICER

The Acting Environmental Health Manager introduced Mr Gerard Delargy, the Acting Senior Environmental Health Officer, to the Committee and the Chairman welcomed him to the meeting as part of the Officer's development training.

Noted.

T&ESC/2008/330 : AIR QUALITY – PROGRESS REPORT

The Acting Environmental Health Manager advised Members of correspondence received on 30 July 2008 from the Northern Ireland Environment Agency in relation to a recent report submitted by his Service Unit on Air Quality.

He outlined that the Agency was unwilling to accept the monitoring data and required a detailed assessment to be conducted in Dundonald for Nitrogen Dioxide levels. This detailed assessment would require the use of additional passive monitoring in the form of diffusion tubes. The cost of this addition to this Service Unit's existing Air Quality Monitoring Programme is £700.00 (9 tubes per month over a period of 9 months).

RESOLVED:- that, Members noted the comments and approved the expenditure of £700.00 (9 tubes per month over a period of 9 months) for the purchase of an addition to the Environmental Health Services Unit's existing Air Quality Monitoring Programme, on the basis that there was budgetary provision for this expenditure.

T&ESC/2008/331 : SCORES ON THE DOORS RISK RATING SCHEME

The Acting Environmental Health Manager referred to the considerable demand from the public for greater information in relation to food hygiene of food premises. Subsequently, a public rating scheme for Northern Ireland will come into effect from 1 April 2009 and was currently being piloted by 4 Local Authorities in the Province and had proven to be a great success in increasing food hygiene standards.

He stated that correspondence had been sent to all food businesses in the Borough inviting them to a seminar delivered by the Environmental Health Service Unit in relation to the requirements of the Scheme and he detailed the procedures relating to the scoring system.

Noted.

T&ESC/2008/332 : NORTHERN IRELAND WATER – DRINKING WATER QUALITY REPORT (NI) 2007

The Acting Environmental Health Manager advised that the Drinking Water Quality Report for Northern Ireland 2007 issued by Northern Ireland Water had now been received and was available in the Environmental Health Service Unit should Members wish to peruse its contents.

Noted.

T&ESC/2008/333 : BELFAST HEALTHY CITIES – POLICY BRIEF – PLANNING FOR HEALTHIER PEOPLE

Members were informed that the second issue of Belfast Healthy Cities policy brief series Planning for Healthier People which focuses on the health impacts of fear of crime on older people and the factors that can underlie older people's fear had been received and a copy of the policy brief was available in the Environmental Health Service Unit should Members wish to peruse its contents.

Noted.

T&ESC/2008/334 : TOBACCO CONTROL – THE ENFORCEMENT OF UNDERAGE SALES OF CIGARETTES

The Acting Environmental Health Manager referred to the increase in the age of the sale of tobacco products from 16 to 18 from 1 September 2008, namely The Children and Young Persons (Sale of Tobacco, etc) Regulations (Northern Ireland) 2008.

He advised that the Council's Environmental Health Service Unit had informed all retailers of this age change, providing new signage and advice on due diligence to prevent retail sales. Test purchasing exercises would continue as planned to ensure retailers complied with the legislation and ensure that children were unable to purchase cigarettes.

Councillor Hanvey expressed the view that although this new legislation had been well advertised in the press, there was very little differential between 16 and 18 year olds and he was concerned about enforcement action on tobacconists who unintentionally did not comply with the legislation.

The Environmental Health Manager advised Members that a number of “test purchases” would be carried out throughout the year and all premises would be advised prior to any survey.

Noted.

T&ESC/2008/335 : CONSULTATION ON THE FUTURE OF TOBACCO CONTROL

The Officer advised that the public consultation exercise on the future of tobacco control, launched by the Department of Health In London, had been extended to Northern Ireland as a result of the large numbers of fatalities it caused each year, despite being the single greatest preventable cause of premature death and avoidable illness in Northern Ireland

The consultation addresses the need to protect children and young people and the importance of helping smokers to quit and sought views on a range of issues, including the need for further controls on advertising at point of sale and tobacco vending machines.

He referred to the Five Year Tobacco Action Plan (2003-2008) which would be reviewed by the Department of Health, Social Services and Public Safety

The Officer outlined that the Tobacco Control Group of Eastern Environmental Health Committee intended to comment on the Consultation and their comments will be available for Members’ perusal.

Noted.

T&ESC/2008/336 : PROPERTY CERTIFICATES – 2008/2009 BUDGET

The Acting Environmental Health Manager outlined that the Property Certificate fee income for the year 2008/2009 was likely to be less than that budgeted for. He reported that the budget, to date, for period 4 was estimated to be £16,666.68, however, the actual income is £6,501.00 and he commented that the recent reduction in house sales within the Borough had had a detrimental impact not just on Environmental Health, but also on the Building Control budgets.

He reported that as this was a loss of income of £10,165.68, based on the trend continuing, the Service Unit would be likely to fall significantly short of the anticipated income of £50,000.00 for the 2008/2009 financial year.

Noted.

T&ESC/2008/337 : PETROLEUM CONSOLIDATION ACT (NI) 1929 - RENEWAL OF A PETROLEUM LICENCE

The Acting Environmental Health Manager reported that, under the above legislation, an application for the renewal of a licence to store petroleum had been received for Jamisons of Carryduff Ltd, 636 Saintfield Road, Carryduff.

RESOLVED:- that, approval be granted for the application for the renewal of a licence to store petroleum at Jamisons of Carryduff Ltd, 636 Saintfield Road, Carryduff.

T&ESC/2008/338 : THE LOCAL GOVERNMENT (MISCELLANEOUS PROVISIONS) (NI) ORDER 1985 - ARTICLE 3 – LICENSING OF PLACES OF ENTERTAINMENT – RENEWAL OF A LICENCE

The Acting Environmental Health Manager reported that under the above legislation, an application for the renewal of an Entertainment Licence at the Ramada Hotel, 117 Milltown Road, Belvoir had been received.

RESOLVED:- That, approval be granted for the application for the renewal of an Entertainments Licence at the Ramada Hotel, 117 Milltown Road, Belvoir, under the above legislation.

T&ESC/2008/339 : REGISTRATION OF A PERSON TO CARRY OUT EAR PIERCING

Members were informed that an application for registration had been received from the following person to carry on the business of ear piercing under Article 13 and 14 of the above-mentioned legislation. The premises that the person would be operating from had been inspected and found to comply with the Bye-Laws made under the above Order:

- Miss Kelly Emma Peacock, 8 Galway Park, Dundonald, BT16 2AN

RESOLVED:- That, the Council be recommended to grant a Certificate of Registration to Miss Kelly Emma Peacock, 8 Galway Park, Dundonald, BT16 2AN to carry on the business of ear piercing at Kelly's Beauty Salon and Oasis Tan, 59A Comber Road, Dundonald, BT16 9AE.

T&ESC/2008/340 : CONSUMPTION OF INTOXICATING LIQUOR IN DESIGNATED PLACES - DRINKING IN DESIGNATED AREAS

The Acting Environmental Health Manager referred to his report for the rolling table of offences for drinking in designated areas.

Noted.

T&ESC/2008/341 : ADULTS FOR PROPOSED LEGAL ACTION

The Acting Environmental Health Manager reported that Witness Statements had been received from the PSNI who had detected eight adult males, as noted in his report, drinking in designated areas in the Borough of Castlereagh contrary to the Council's Bye-Laws.

Councillor Drysdale enquired how much the cost would be to the Council should legal proceedings be instigated.

The Environmental Health Manager responded that court action would cost in the region of £150 and that the Solicitor's costs, which if successful, were nearly always awarded.

RESOLVED:- That, as the offenders were adults, the Council be recommended therefore, in line with Council policy, to approve the instigation of legal proceedings.

ANY OTHER BUSINESS

T&ESC/2008/342 : CONTAMINATION FROM SEWERAGE

Councillor Hanvey enquired if there had been any analysis carried out, in light of the recent flooding incidents, with regard to sewerage contamination around those people's homes who had been affected by flooding, especially from an environmental and community safety perspective. He expressed concern that those members of the public who were re-entering their homes following flooding would be susceptible to contamination and asked if there was some form of testing to ensure that this was not the case.

The Officer responded that householders should have their own insurance policy to cover damage caused by sewerage contamination and that the Council's Environmental Health Service was not responsible for this issue. However, he commented that the NIHE would be responsible for the safety of its own tenants and that following the recent flooding incident, both the Council and NIHE had used the same contractor for this matter.

Noted.

REPORT FROM THE CLIENT MANAGER

T&ESC/2008/343 : TONNAGES DEPOSITED AT LANDFILL

The Client Manager reported that during the month of June 2008, 1627.38 tonnes were deposited at landfill compared to 1670.28 in June 2007. During the month of July, 1826 tonnes were deposited at landfill as opposed to 1898.26 in the previous year, showing a slight improvement.

Noted.

T&ESC/2008/344 : ECOLOGICAL FOOTPRINTS CONFERENCE AND EXHIBITION 2008 - A STEP IN THE RIGHT DIRECTION FOR COUNCILS ARMAGH CITY HOTEL, THURSDAY 16TH OCTOBER 2008

Noted.

T&ESC/2008/345 : LANDS AT CREGAGH GLEN

The Client Manager referred to correspondence received from the National Trust in which they had expressed an interest in acquiring the portion of the Cregagh Glen, currently owned by the Council.

As it was his belief that the Council did not have a strategic interest in retaining ownership of this piece of ground, he felt that the Council should consider transferring it to the National Trust, if suitable terms be agreed.

RESOLVED:- that, Officers be authorized to enter into discussions with the National Trust to consider terms for the transferring of this ground to the National Trust

T&ESC/2008/346 : OUR LADY AND SAINT PATRICK'S COLLEGE, KNOCK

Members recalled that the Council had agreed to rent the site of the former nursery at Tullycarnet Park to facilitate the decanting from existing classrooms to temporary classrooms, to enable the new school to be constructed.

The Client Manager reported that the lease terms and conditions will be brought before Council for approval but that the contractor, O'Hare McGovern, would be the lessor as the contract for the construction of the school was a PPP / PFI arrangement. He advised that a response from O'Hare McGovern was still awaited regarding the lease terms and conditions.

Councillor Robinson asked that the Officers ensure that the compensation is received by the Council from O'Hare McGovern prior to the commencement of the lease.

RESOLVED:- That, Officers will ensure that the compensation is received by the Council from O'Hare McGovern prior to the commencement of the lease for the site of the former nursery at Tullycarnet Park.

T&ESC/2008/347 : LAND AND PROPERTY SERVICES CHARGES AND TERMS OF ENGAGEMENT FOR EVALUATION SERVICES

The Client Manager referred to the charges and terms of engagements for evaluation services to be levied by Land and Properties Services. He reiterated that Land and Properties Services (formally the VLA) had provided this service to the Council for a number of years and were regarded as a competent professional authority who were independent of, but would act for the Council on a range of evaluation matters.

RESOLVED:- That, the Council be recommended to accept and approve the charges and terms of engagement from Land & Property Services.

T&ESC/2008/348 : TEMPORARY STAFF

The Client Manager advised that approval had been given last year to restructure the Garage and Administrative Support staff arrangements. This restructuring had enabled more efficient use of resources and produced a small saving to the Council. The staff movements in this process included a transfer of a member of staff to another department, which facilitated the making of that post part time and the upgrading of another post. The upgrading of the other post had since taken place and an appointment had been made but the post has not yet been taken up. It has also not yet been possible to fill the part time post. Consequently these posts have been filled on a temporary basis with agency staff.

He advised that it had also been necessary to fill a full time post with a member of staff from an agency as the full time post holders are on maternity / maternity related illness leave.

RESOLVED:- That, the Council grant approval for the filling of the above detailed posts with agency staff and the individual salary and wages codes be allowed to be over spent to facilitate this employment as long as the amounts included for in the estimates for salaries and wages in Client Services are not exceeded.

T&ESC/2008/349 : LAND AT MONEYREAGH

The Client Manager advised that the Council had received notification that the Northern Ireland Housing Executive was proposing to dispose of lands in Moneyreagh. These lands about the Council's playground in the Village and it may be appropriate that the Council's lands and Northern Ireland Housing Executive's lands are rolled into the one package for disposal, generating an increased price for the sites and benefit both the Council and Northern Ireland Housing Executive. Any income from the sale of the playground site could then be used to construct a new playground adjacent to the new Moneyreagh Community Centre.

Councillor Robinson commented that whilst he agreed with the Officer's recommendation, Members should know the details of the proposed costs and percentages before any agreement is signed with the NI Housing Executive.

He further stated that many of the Moneyreagh residents had contacted Elected Members requesting that the land be used for a MUGA and he asked if this site would be suitable for a facility of this nature. The Client Manager replied that the informal kick-about area adjacent to the new community centre would be a more suitable size for a MUGA.

The Client Manager advised that the Administration Department was currently looking into establishing the ownership of the site, but it was the general understanding that the playground land was owned by the Council.

RESOLVED:- That, the Council be recommended to grant approval for Officers to investigate the sale of the playground site at Moneyreagh in the same parcel as the sale of the Northern Ireland Housing Executive land. An appropriate proportion of the funds, to be determined, to be used for the construction of a new playground adjacent to the new Community Centre in Moneyreagh.

Furthermore, that Members are kept updated with regard to the proposed costs and percentages prior to the signing of the agreement.

T&ESC/2008/350 : WPPC REGISTER

The Client Manager informed Members that the Council was obliged to maintain a copy of the WPPC register, which was held by the Northern Ireland Environment Agency. This was to facilitate inspection by members of the public. Currently there is only one site on the register, which is the Newtownbreda Waste Water Treatment Works.

Noted.

T&ESC/2008/351 : TREATMENT AND DISPOSAL OF STREET SWEEPING RESIDUES

The Client Manager advised that, in order to comply with the Landfill Directive 1999/31/EC, street-sweeping residues must undergo pre-treatment to ensure any liquid wastes are removed from the sweepings prior to being land filled.

At the Waste Management Working Group meeting on 13 May 2008 Members granted approval for the de-watering and land filling of street sweeping residues at a cost of £38/t and £11/t respectively (Minute No. WMWG/2008/22 refers). The service is being provided as part of the Belfast City Council tender, open to arc21 councils, in partnership with Irish Wastes Ltd.

The Belfast City Council tender was up for renewal on 1 July 2008 and has again been awarded to Irish Wastes Ltd., with a new de-watering rate of £42/t, effective from 1 July 2008. It is expected that the increase in rate can be met through current budgets.

RESOLVED:- that, the Technical & Environmental Services Committee recommend that retrospective approval be granted for the dewatering of street sweeping residues at a cost of £42/t, effective from 1 July 2008.

T&ESC/2008/352 : 2008/2009 ANNUAL TENDER FOR THE COLLECTION, REMOVAL AND RECYCLING OF RUBBLE/HARDCORE FROM COUNCIL HOUSEHOLD RECYCLING CENTRE, COMBER ROAD, CARRYDUFF

Members were informed that the above annual tender was awarded to MacNabb Bros. with Avenue Recycling being accepted as the next lowest tender should MacNabb Bros. be unable to provide service.

As of 7 July 2008 MacNabb Bros. were no longer able to provide service at the accepted tender rate of £7.90/t, £20/mth container rental and £90-£100/t contamination charge. They have therefore been forced to withdraw from the

contract. In line with the annual tender recommendation Avenue Recycling are now providing this service as of 4 July 2008 at the tender rate of £9.90/t with a contamination charge of £30/t plus landfill tax. The increase in cost can be met through current budgets.

Councillor Hanvey asked if there was any likelihood that the Council would encounter any further defaults in other contracts.

The Client Manager advised that the Council had a series of approximately 20 different contractors contracted for each individual material, therefore any impacts from default were likely to be modest for the majority of contracts.

Noted.

T&ESC/2008/353 : REFUSE CONTAINERS

Members were informed that since the introduction of the Tri - Cycle Scheme, the Council had maintained a stock and supplied a range of bins and containers in different colours and sizes for domestic use i.e.

Grey wheeled bins, 140, 240, 360 litre
Brown wheeled bins, 140, 240 litre
Blue wheeled bins, 140, 240 litre
Kerbie boxes, black and red.

A review was carried out of the stock levels and rate of purchase to ensure that, as far as it is possible to predict, these are appropriate.

This review indicates that the stock and purchasing levels for each container type, colour and size is appropriate with a possible exception of 240 litre blue bins. 12,810 of these bins were purchased in July 2005 to facilitate the roll out of the Tri - Cycle Scheme to approximately 12,000 households in the Borough. Approximately 1,640 of these bins remain not distributed (some households declined to accept the blue bin where as others requested a 140 litre blue bin). 1,300 of the bins are currently on loan to Moyle Council and are expected to be replaced in the Autumn. The current annual rate of usage of blue bins is approximately 261. This rate of usage is anticipated to continue until the introduction of the next significant initiative, probably the inclusion of kitchen waste in the brown bin in perhaps one to two years. At that time there will be an education programme, which will stimulate the use of recycling containers and possibly the limiting of the number of grey bins per household. These changes may increase the demand for blue bins.

Given the above information, it is thought that a stock of between 600 and 700 bins would be sufficient to meet the demand for the next two to three years. This

would indicate the Council could dispose of approximately 1,000 bins there by reducing the cost of maintaining stock. Contact has been made with Arc 21 Councils and several have indicated that they would be prepared to buy these bins at the Arc 21 tender price of £15.00, the price at which the bins were purchased by the Council. Satisfactory arrangements would need to be negotiated with the company that provided the leasing arrangement to the council.

Members discussed the charges of the Council's bins in comparison to those administered by other councils.

The Client Manager suggested that the bins could be sold at the market price or at the cost price to the Council, whichever cost was the higher. However, he reiterated that the Council had held the price of its bins for a number of years and delivery to the appropriate address was included within the cost price.

Councillor Mrs Duncan referred to Moyle District Council and the loaned bins and asked if these were being returned to the Council.

The Client Manager responded that the loaned bins had now been returned but had been lent to Ards District Council who had undertaken to return new bins or pay for them, whatever Castlereagh wished.

RESOLVED:- That, the Council be recommended to sell 1000 blue bins to neighbouring Arc 21 Councils at the Arc 21 tender price of £15.00, or the current market price, whichever is the highest, but subject to satisfactory arrangements being made with the leasing company.

T&ESC/2008/354 : INTERMEDIATE PITCH AT BILLY NEILL CENTRE

The Client Manager reported that pitch no.3 at the Billy Neill Centre was to be fenced to Irish Football Association (IFA) intermediate standards. Following a meeting between officials, representatives from Donard Hospital FC, Dundonald FC and David McVeigh from the IFA an application had been lodged to the IFA on behalf of Donard Hospital FC and Dundonald FC for grant assistance towards the cost of the pitch surround and spectator fencing and dugouts.

The Client Manager indicated that the fence erection had been postponed because of the processing of the grant application but he would ensure that Councillor Robinson was kept updated.

Noted.

T&ESC/2008/355 : ENERGY MANAGEMENT

The Client Manager referred to his report and the section on energy management which would be displayed on the Council's website. This details the efforts that are being made to protect the environment, reduce unnecessary expenditure, and prolong the availability of fossil fuels.

Noted.

ANY OTHER BUSINESS

T&ESC/2008/356 : PURCHASE OF ENGINE – REFUSE COLLECTION VEHICLE

The Client Manager reported that one of the refuse vehicles required a replacement engine and he indicated the costs for a new engine and a reconditioned engine.

Following agreement, it was

RESOLVED:- that, the Technical & Environmental Services Committee recommends the purchase of a replacement re-conditioned engine at a cost of approximately £5,000 (with 1 year's warranty) due to the age of the refuse vehicle.

REPORT FROM THE DIRECTOR OF TECHNICAL & ENVIRONMENTAL SERVICES

T&ESC/2008/357 : REPORTS AVAILABLE

The Director of Technical & Environmental Services advised that the following information was available for Members' attention.

- WYG News Summer 2008
- The National Cycle Network. Route User Monitoring Report to end of 2007. Sustrans.
- The William Keown Trust. Newsletter. June 2008.
- Low Emission Strategies. Using the planning system to reduce transport emissions. Report published by CENEX.
- CL:AIRE. Research Bulletin RB7 – May 2008. Field portable X – Ray Fluorescence.

- CL:AIRE. Working with CL:AIRE: A Guide to Undertaking Technology Demonstration Projects. June 2008.
- A Strategy to Conserve and Enhance Biodiversity and Geodiversity for the Aggregates and Quarry Products Industry in Northern Ireland. Quarry Products Association. 30 May 2008.
- Northern Ireland's Historic Environment, Volume 6. Issue 2. N.I. Environment Link.
- Climate Change – The Energy Issue. Volume 6. Issue 1. N.I. Environment Link.
- The Energy Saving Trust's Work in Northern Ireland 2007-08. Energy Saving Trust.
- Annual Review 2007. The Woodland Trust.

Noted.

T&ESC/2008/358 : REVISED HISTORIC BUILDINGS GRANT SCHEME

The Director referred to correspondence dated June 2008, and subsequently received on 4 July 2008 from the Environmental and Heritage Service regarding the above-mentioned matter and which was attached to his report, along with Technical Note No. 57.

He advised that the new grant scheme had changed the criteria for eligibility for historic buildings grant aid and had been launched on 20 May 2008.

Members were informed that two of the most significant changes related to:

- 1) That most B2 buildings are now eligible for grant-aid, and
- 2) That in most circumstances the rate of grant-aid has been increased to a new flat rate of 35%.

Noted.

T&ESC/2008/359 : EC WASTE FRAMEWORK DIRECTIVE UPDATE

The Director reported that the European Commission had launched a revision of the EC Waste Framework Directive in December 2005. The Directive, which provides the legal framework for all EU waste law, had almost completed this revision process. The European Parliament voted in full plenary session on 17 June 2008 to accept a compromise agreement developed between the Parliament and National Governments in the Council of Ministers. Following this, the legal service would iron out any inconsistencies, translate the text and then publish it in the EU's Law Directory - the Official Journal. Following publication,

National Governments had two years to transpose the text into domestic legislation.

The revision of the Waste Framework Directive focused on a number of issues and the Director advised Members that he had included in his report, a document that outlines the final agreement on each of these issues, along with NILGA's policy position on a number of the issues of key importance to Local Government in Northern Ireland. As Members will note from the document, the following issues had been specifically commented upon:

- Recycling Targets
- Prevention Targets
- Energy From Waste
- Waste Hierarchy
- Separate Collection
- End – Of – Waste
- By – Products
- Extended Producer Responsibility
- Bio – Waste

The Director stressed the importance of Members acquainting themselves with these current EC Waste Directive developments.

Noted.

T&ESC/2008/360 : ARC 21 JOINT COMMITTEE MEETING OF 29 MAY 2008

The Director referred to the minutes of the Joint Committee Meeting held on Thursday 29 May 2008 at Newtownabbey Borough Council attached to his report and indicated that these had been ratified at the subsequent meeting of the Joint Committee held on Thursday 26 June 2008.

He outlined details of some of the business addressed at that meeting, namely:

- Contracts Updates
- Professional Indemnity Insurance Claim
- Residual Waste Project
- Waste Storage Guide
- Local Government (Accounts & Audit) Regulations 2006
- Arc 21 New Premises
- Clean Neighbourhood Agenda
- AOB

Members' attention was then drawn to the need to peruse the contents of the above minutes to acquaint themselves with the current waste management issues under consideration.

Noted.

T&ESC/2008/361 : ARC 21 JOINT COMMITTEE MEETING OF 26 JUNE 2008

The Director of Technical & Environmental Services referred to the minutes of the Joint Committee Meeting held on Thursday 26 June 2008 at Carrickfergus Borough Council which were subsequently ratified at the next meeting of the Joint Committee held on Thursday 31 July 2008, at Castlereagh Hills Golf Club, hosted by Castlereagh Borough Council.

He detailed some of the business addressed at that meeting as follows:

- Contracts Update
- Residual Waste Project
- Abstract of Accounts
- Waste Framework Directive
- Balmoral Show 2008
- Planning Policy Statement 1B: Renewable Energy
- Waste Programme Steering Group
- AOB

Members' attention was then drawn to the need to peruse the contents of the above minutes to acquaint themselves with the current waste management issues under consideration.

Noted.

T&ESC/2008/362 : ARC 21 JOINT COMMITTEE MEETING OF 31 JULY 2008 – MEMBERS' BULLETIN

The Director referred to a copy of the Members' Bulletin for the above – mentioned meeting providing Members with notice of the business to be conducted at the meeting and summarising details of that business.

Noted.

T&ESC/2008/363 : ARC21 JOINT COMMITTEE MEETING OF 31 JULY 2008 – LETTER OF THANKS

The above meeting of the Joint Committee was hosted by Castlereagh Borough Council at its Castlereagh Hills Golf Club and Members referred to a letter of thanks from the Chief Executive of Arc21 expressing appreciation to the Council for hosting this meeting.

Noted.

T&ESC/2008/364 : ARC 21 JOINT COMMITTEE MEETING OF 4 SEPTEMBER 2008 – MEMBERS’ BULLETIN

The Committee was informed that the Members’ Bulletin for the above meeting had not yet been issued.

Noted.

T&ESC/2008/365 : ARC 21 JOINT COMMITTEE – SUPPLEMENTAL AGREEMENT TO THE TERMS OF AGREEMENT

Members were informed that the above–mentioned matter was given preliminary consideration by the Joint Committee Members at their meeting of 31 July 2008. As will be seen from the information included in his report, the Director advised that there was a need for more robust contractual arrangements to be in place for the major waste infrastructure contracts. These arrangements would deal with both the internal relationships between Councils and Arc21, and Contractors/ Funders.

The proposals attached have come from the legal advisors to Arc21, namely Arthur Cox/ Bevan Britton. Also in attendance at the Arc21 Joint Committee Meeting of 31 July 2008, was Ciaran Quigley, Director of Legal Services, Belfast City Council, who took Members through the background and content of the proposals.

Noted.

T&ESC/2008/366 : ARC 21 JOINT COMMITTEE – MEMBERS’ BRIEFING SESSION – WEDNESDAY 17 SEPTEMBER 2008

Members were informed that a Briefing Session was being held on Wednesday 17 September 2008 organised by Arc21.

This was an important opportunity for new and existing Members of the Joint Committee, together with other Council elected Members, to be brought up to

date on current waste management issues affecting the Council. The briefing session will also include a site visit to the Materials Recycling Facility at Mallusk, and an operational landfill site but a detailed agenda for the day will be issued in the near future.

The Director hoped that the Council would be well represented at this Members' Briefing Session, and that members of the Council's Waste Management Working Group would also attend this informative event.

RESOLVED:- That, Councillor Hanvey, Councillor Robinson and Alderman Norris will be in attendance at the Arc 21 Joint Committee Briefing Session on 17 September 2008.

T&ESC/2008/367 : TALKS WITH LISBURN CITY COUNCIL - REVIEW OF PUBLIC ADMINISTRATION (RPA)

The Director advised Members that some preliminary contact with senior Officers from Lisburn City Council had taken place to look at matters relevant to the RPA, and the implications for service delivery of technical and environmental services.

On Tuesday 24 June 2008, Officers had attended an initial meeting with Officers from Lisburn City Council to focus on some key waste management issues affecting both Councils. At the request of the relevant Chairmen of Technical and Environmental Services Committees, it was proposed to have an informal meeting in mid – September with the respective Chairmen to consider broad environmental services matters affecting Castlereagh and Lisburn.

Councillor Robinson concurred that it was in the best interest of both Councils to liaise with Members and Officers to discuss ways and methods of making the key waste management issues work.

Councillor Duncan referred to the Cottonmount and Mullaghglass landfill sites and asked if Officers could clarify how long both sites could operate before closure.

The Client Manager responded that although the present contracts will run out next April, both landowners had expressed that there was the possibility to extend the contract under existing contractual arrangements.

Noted.

T&ESC/2008/368 : WASTE MANAGEMENT WORKING GROUP MEETING

Members were informed that the next Waste Management Working Group meeting would be held on Tuesday, 9th September 2008 at 3.00 p.m.

Noted.

ANY OTHER BUSINESS

T&ESC/2008/369 : FREECYCLE WEBSITE

The Chairman commented that a member of staff had referred him to the Belfast Freecycle Website which might be of interest to ratepayers in the Borough.

RESOLVED:- that, details of the Freecycle website would be passed on to the Council's Recycling & Environment Officer for her information.

T&ESC/2008/370 : TECHNICAL & ENVIRONMENTAL SERVICES COMMITTEE MEETINGS

Following a suggestion from the Chairman, it was

RESOLVED:- that, the next, and all future meetings, of the Technical & Environmental Services Committee be held at 6.00 p.m. with hot food available from 5.30 p.m.

As there was no further business, the meeting concluded at 9.15 p.m.

CHAIRMAN

CHIEF EXECUTIVE

**Adopted by the Council this _____ day of
_____ 2008 with the exception of**

Minute Nos. _____

MAYOR

