

## **CASTLEREAGH BOROUGH COUNCIL**

Minutes of the proceedings of the Special Technical & Environmental Services Committee meeting, held in committee, in the Council Chamber, Civic & Administrative Offices, Bradford Court, Upper Galwally, Castlereagh, BT8 6RB on Tuesday 9 August 2011 at 6.00 p.m.

- PRESENT:** Alderman G Robinson  
(in the chair)
- ALDERMEN:** Mrs S Duncan  
M Henderson MBE (from 6.12 p.m.)
- COUNCILLORS:** M Copeland MLA (from 6.10 p.m.)  
M Gregg  
C Hall  
B Hanvey  
Mrs C Howard  
T Jeffers  
M Long  
Mrs V McCoy (from 6.10 p.m.)  
T Morrow  
P O'Reilly  
T Sandford  
J White  
D Vitty (until 6.35 p.m.)
- APOLOGIES:** Apologies were received on behalf of Aldermen Beattie, Rice, Councillors Beattie, Chambers, Spratt, Drysdale and Cochrane
- IN ATTENDANCE:** Director of Technical & Environmental Services, Client Manager, Planning Officer and Assistant Member Services Officer

### **T&ES/2011/225 : DECLARATIONS OF INTEREST**

There were no declarations of interest put forward.

Noted.

### **REPORT FROM THE CLIENT MANAGER (copy previously circulated)**

### **T&ES/2011/226 : CONSTRUCTION OF NEW PLAY PARK AT CLONDUFF DRIVE**

The Client Manager reminded Members that at the Council meeting held on 28 July 2011, the Committee had been granted executive powers to award the contract for the construction of the new play park at Clonduff Drive. He referred Members to a report from the Capital Projects Officer outlining the detail of the proposed work and the tenders received. He asked Members to note that 8 tenders had been received

and assessed in accordance with the tender criteria, previously approved by Council. He advised that the Capital Projects Officer was recommending that, based on the scoring, the Committee award the contract to Wicksteed Playscapes. In the event that the company withdrew its tender, MP Coleman Ltd be awarded the contract.

Councillors McCoy and Copeland arrived at the meeting at 6.10 p.m.

Alderman Robinson updated the recently Elected Members on the matter by explaining that the local residents' group had previously attended a Council meeting to make a case for the provision of a new play facility in the area. Consequently the Council had set aside financial provision in this year's estimates and had carried out the tender process. The Councillors for that area had met with the residents' group to discuss the tender report and had been happy with the recommendations therein. He indicated that providing the residents with an input and subsequently a feeling of ownership of the new facility had been a worthwhile exercise.

Councillor Vitty proposed that the Committee agree to the Officers' recommendation, and this was seconded by Councillor McCoy.

RESOLVED : That the Council be recommended to agree to accept the tender submitted by Wicksteed Playscapes for the construction of a play park at Clonduff Drive.

#### **T&ES/2011/227 : PLAY AUDIT**

The Client Manager referred to his report providing Members with detailed background information in respect of the above and updated Members on decisions taken at previous Council, Technical & Environmental Services and Leisure Services Committee meetings.

He asked Members to note that the Technical & Environmental Services and Leisure Services Committees had been given executive powers to consider a consultation response questionnaire which had been prepared by Officers in relation to the Draft Play and Leisure Implementation Plan. He advised that the document had been approved, subject to the following addition:

“Full consideration of the actions outlined cannot be undertaken until the costs are detailed and the source of funding is agreed”.

The Client Manager advised that the Play Audit had been approved at the Council meeting held in March 2011 and it was agreed that it be forwarded to OFMDFM. He then referred to a report from the Planning Officer, the lead Officer for the project, which contained a number of recommendations for progressing the Castlereagh Play Audit and Action Plan.

The Planning Officer outlined that it was recognised that the Council was not solely responsible for providing play facilities/sites and that the only way forward was through a partnership approach with statutory agencies and representatives from the local community. She outlined that in Castlereagh, the partnership was known as

C-PAL which comprised representatives from the Council, the community, Planning Service and Housing Executive.

She advised that the Northern Ireland Executive had recognised the importance of delivering a range of play opportunities and had provided initial funding to the Council through OFMDFM to establish the Partnership and carry out an audit of existing play areas across the Borough. In order to provide a more accurate overview of the facilities and opportunities within the Borough, a further audit must be carried out to incorporate other Council facilities and land in the ownership of other agencies.

The Planning Officer indicated that OFMDFM and Playboard had issued further guidance on how the Play Audit and Action Plan needed to progress. She outlined that it was expected that further funding would be made available from OFMDFM for the development of the Action Plan and to grant-aid capital projects. The Management Team, at its meeting on 2 June 2011, agreed that the Play Action Plan should include an audit of all Council play and leisure services, in particular, those provided by the Leisure Services Department, through its centres and Community Services Department, through its centres, programmes and projects.

She outlined that in completing the Action Plan it was hoped that C-PAL would be able to:

- Make effective use of available funding.
- Embed a consideration of play and leisure within key strategic plans and initiatives across the partnership member base, tied into the Council Corporate Strategy.
- Support and sustain play and leisure provision over the long-term.
- Recognise and support the improvement of public spaces as positive, viable environments for play and leisure activities
- Enhance and improve children and young people's access to safe places which support play and leisure
- Provide an increased level/better quality local and inclusive play opportunities where they are most needed

The Planning Officer indicated that apart from an initial cost for census information, the main resource implication to the Council to date was staff time, with most of the input to date from staff within the Technical & Environmental Services Department. As the Play Action Plan progressed, support would be required from Leisure Services and Community Services.

She advised Members that unfortunately the Northern Ireland Housing Executive had not provided any information in regard to land in its ownership which was used for formal and informal play.

Councillor Hanvey indicated that given that the initial audit report had been considered during the previous Council term, it may be beneficial to the newly Elected Members to be provided with a copy. Alderman Robinson stated that it would be useful for other Members to have an opportunity to look at the document again. The Planning Officer agreed to forward the Play Audit report to all Elected Members.

Councillor Long expressed the view that Members would be best placed to determine and prioritise need across the Borough and he suggested that a meeting be convened in order that the Members could collate their views and come up with a Council perspective. He suggested that Members meet in order to come up with an agreed position.

In response to a query from Councillor Long regarding funding, the Planning Officer outlined that whilst OFMDFM had a certain level of funding available, it was hoped that as the Partnership developed there would be funding opportunities from the other agencies. She indicated that the Council had initially advised OFMDFM that it would not provide any additional funding for the project.

Councillor Harvey indicated that he did not find any mention of land ownership within the audit report and he was disappointed that the Northern Ireland Housing Executive was not prepared to provide information in respect of potential sites. He suggested that the Council write to OFMDFM expressing concern at the NIHE's lack of co-operation.

Members considered whether it would be worthwhile contacting the Castlereagh District Manager to seek his assistance in obtaining the information. The Planning Officer explained that NIHE Headquarters had advised that this detail was held centrally in their Estates file and could not be given out. On the basis of the Officer's comments, it was agreed to write to OFMDFM in this regard.

Following discussion, it was agreed that the Council write to the OFMDFM expressing concern at the NIHE's lack of co-operation in the play audit process and seeking support in obtaining the required information.

Councillor Harvey outlined the need for developers' contribution in the play audit process, given that a vast proportion of land across the Borough was in their ownership. He added that whilst he would like to see a fair balance of play provision across the Borough, due consideration had to be given to the current economic climate and difficult financial times ahead.

The Planning Officer referred to her report detailing a number of recommendations, as follows:

- (i) Member representation on the C-PAL Partnership
- (ii) Full support from all Council Departments at an appropriate decision-making level
- (iii) The Council adopts a phased approach to improving play and leisure opportunities in Castlereagh
- (iv) The C-PAL Partnership meets regularly to develop the Play Action Plan, to include:
  - preparation of an improvement programme
  - co-ordination of the management of the land surrounding each play space to improve the play experience
  - audit of the play spaces in the ownership of other agencies
  - audit of other play and leisure facilities in the Borough

- Mapping the play and leisure facilities on land in the ownership of other agencies in relation to the distribution of children and young people

Following discussion, Councillor White proposed the Committee approve the Officer's recommendations and this was seconded by Councillor Sandford.

In relation to representation on the C-PAL Partnership, Councillor Vitty proposed that one Member from each political party plus the Chairman of the Technical & Environmental Services represent the Council on the Partnership. Councillor Gregg seconded the proposal.

Councillor Duncan suggested that the appointed Members needed to be representative of the District Electoral areas.

Party Whips to forward their nominations to the Planning Officer.

Following further discussion, it was

RESOLVED : That the Council be recommended to

- (a) Approve the recommendations within the Planning Officer's report in respect of the Castlereagh Play Audit and Action Plan, as follows:
  - (i) Member representation on the C-PAL Partnership
  - (ii) Full support from all Council Departments at an appropriate decision-making level
  - (iii) The Council adopt a phased approach to improving play and leisure opportunities in Castlereagh
  - (iv) The C-PAL Partnership meet regularly to develop the Play Action Plan, to include:
    - the preparation of an improvement programme
    - the co-ordination of the management of the land surrounding each play space to improve the play experience
    - an audit of other play facilities in the Borough
    - mapping the play and leisure facilities on land in the ownership of other agencies in relation to the distribution of children and young people
- (b) Agree that the Chairman of the Technical & Environmental Services plus one Member from each political party be appointed to represent the Council on the C-PAL Partnership. The appointed Members should be representative of the District Electoral areas. The Party Whips to forward the names to the Planning Officer.
- (c) Agree that the Chief Executive write to the Office of the First Minister and Deputy First Minister expressing the Council's concern at the lack of co-operation from the Northern Ireland Housing Executive in providing information on land in its ownership to develop play facilities. The Chief Executive to seek OFMDFM's support in obtaining this information.

- (d) Agree that the Planning Officer forward a copy of the audit report that had been approved at the March 2011 Council meeting to all Members

**T&ES/2011/228 : MR HERBIE JOHNSTONE – FORMER ULSTER UNIONIST COUNCILLOR AND MAYOR OF CASTLEREAGH**

Councillor Vitty advised Members of the sad passing of Mr Herbie Johnstone.

RESOLVED : That Member Services obtain the details of Mr Johnstone's funeral arrangements and forward to all Members.

Councillor Vitty left the meeting at 6.35 p.m.

**T&ES/2011/229 : FORSTER GREEN SITE – PLAYGROUND QUESTIONNAIRE AND RESULTS**

The Client Manager outlined that the questionnaire in relation to the possible provision of a playground at the Forster Green site, together with an analysis of the results had been tabled at the June Committee meeting. It had been agreed to defer consideration of this matter to a special meeting of the Committee. He referred Members to a copy of the questionnaire and an analysis of the results and he briefed Members on the detail therein. He asked Members to note that whilst the results indicated that there was a strong demand for a playground in the area, there was a significant minority who felt that there was no need for a playground. He reminded Members that Beechgrove/Glencregagh Residents' Association had sought permission to address the Committee.

He outlined that in considering this matter Members may wish to bear in mind the following:

- the audit report
- the Forster Green questionnaire
- ownership issues
- statutory approvals
- financial constraints

Alderman Robinson proposed that the Council write to Minister Poots asking if he would reconsider the decision taken by the former Minister for the Department of Health, Social Services & Public Safety in terms of the lease and rental agreement. The letter to extend an invitation for him to meet with the Chairman of the Committee, Alderman Duncan and the Client Manager on site.

Alderman Duncan seconded the proposal.

Councillor Morrow suggested that Officers investigate potential funding opportunities under the Peace III Programme.

It was proposed by Alderman Robinson and seconded by Alderman Henderson that the Client Manager represent the Council, for a short limited period, at Beechgrove/Glencregagh Residents' Group meetings for the purpose of assisting

them in exploring funding opportunities. It was suggested that Members representing the area attend Residents' Group meetings.

Alderman Robinson referred back to the issue of the Play Audit and Councillor Long's suggestion for the Council to draw up a collective perspective in terms of play provision. He suggested that an informal Play Audit meeting be convened on Tuesday 16 August, immediately following the Special Planning Committee meeting. He added that the meeting would be open to all Members in order for them to put forward their views on where they feel play provision was required within their particular Wards.

Members could also put forward their views on areas where play provision had already been provided but may need upgraded or relocated to a more suitable area. He added that any Member unable to attend the meeting should contact the Planning Officer to put forward their views. The Planning Officer to prepare a report on the findings for Members' consideration.

Following further discussion, it was

**RESOLVED** : That the Council be recommended to agree that

- (a) the Chief Executive write to the Minister for Health, Social Services & Public Safety asking if he would review the decision of the former Minister's in relation to the lease and rental agreement to locate a playground at the Forster Green site. The letter to also invite the Minister to meet with the Chairman of the Committee, Alderman Duncan and the Client Manager at the Forster Green site.
- (b) on behalf of the Council, the Client Manager attend Beechgrove/Glencregagh Residents' Group meetings for a short limited period for the purpose of assisting them to explore potential funding opportunities and that Members representing the area be authorised to also attend
- (c) Officers investigate potential Peace III funding opportunities for the provision of play facilities at the Forster Green site.

**T&ES/2011/230 : WINTER MAINTENANCE CONFERENCE BEING HELD IN LISBURN ON MONDAY 5 SEPTEMBER 2011**

It was recommended that Members consider whether they wish to be represented at the above conference.

Noted.

**T&ES/2011/231 : TRAINING COURSE – MAINTENANCE AND REPAIR OF VEHICLE ELECTRICS BEING HELD IN LISBURN ON 18 AND 19 OCTOBER 2011**

The Client Manager attached to his report details of the above training course. He advised that the Council's annual appraisal process provided staff with the opportunity to identify training that they felt would enable them to carry out their

duties more effectively. The mechanics had identified the need for a specialist course such as this, and the Client Manager recommended that one mechanic be authorised to attend the course at a total cost of £290.00 plus VAT.

Following discussion, it was

RESOLVED : That the Council be recommended to agree that approval be granted for one of the mechanics to attend the Maintenance and Repair of Vehicle Electrics Training Course on 18 and 19 October 2011 at a total cost of £290.00 plus VAT.

### **T&ES/2011/232 : LAGAN RENEWAL PARTNERSHIP - VILLAGE RENEWAL FUND, MONEYREAGH**

The Client Manager advised that one of the elements of the above proposal was the construction of a new playground adjacent to the community centre in Moneyreagh, which would attract up to 75% funding. In the past it had proved beneficial to engage with the local community when developing proposals for a new playground.

He recommended that Officers be granted permission to engage with the Moneyreagh Residents' Association to develop proposals for the playground.

Alderman Robinson outlined that the need for play facilities in the Moneyreagh area and should be included in the play audit.

Following discussion, it was

RESOLVED : That the Council be recommended to authorise Officers to engage with Moneyreagh Residents' Association to develop proposals for the playground.

### **T&ES/2011/233 : STREET NAMING AT 31-33 OLD DUNDONALD ROAD, DUNDONALD COMPRISING 7 RESIDENTIAL PROPERTIES**

The Client Manager reminded Members that at the Committee meeting held on 7 June 2011, approval had been granted for the above development to be named 'Thurlough Gate'. He outlined that the developer had subsequently contacted Officers to advise that they had misspelled the name in their original submission. The developer clarified the name associated with the original house on the site and the correct spelling of the new street name should be 'Thurlow Gate'.

Following discussion, it was

RESOLVED : That the Council be recommended to agree that the spelling of the name of the housing development at 31-33 Old Dundonald Road be corrected to 'Thurlow Gate'.

### **T&ES/2011/234 : PROPOSED HOUSEHOLD RECYCLING CENTRE TO SERVE THE DUNDONALD AREA**

The Client Manager outlined that Members may recall that following investigations to determine suitable sites for a proposed Household Recycling Centre in the

Dundonald area, it had been determined that three suitable sites lay within lands owned by the Council adjacent to Dundonald International Ice Bowl, as follows:

- a site beside the caravan park
- two option sites close to the David Lloyd Centre

In March last year the Dundonald Leisure Park Board agreed that the preferred location would be one of the sites close to the David Lloyd Centre. The Client Manager recommended that the Committee revisit this matter with a view to agreeing the location for a Household Recycling Centre to serve the Dundonald area.

Alderman Robinson outlined that given the ongoing expansion of Dundonald he expressed the need to progress this matter. He suggested that the next stage was to carry out an analysis of each site, in terms of costs of necessary infrastructure and report back.

Councillor Jeffers proposed that an analysis of each site be carried out and this was seconded by Councillor Gregg.

**RESOLVED :** That the Council be recommended to agree that an analysis be carried out of the three option sites to locate a household recycling centre to serve the Dundonald area and Officers report back to the Committee in due course.

The meeting ended at 7.00 p.m.

\_\_\_\_\_  
**CHAIRMAN**

\_\_\_\_\_  
**CHIEF EXECUTIVE**

**Adopted by the Council this \_\_\_\_\_ day of**  
**\_\_\_\_\_ 2011 with the exception of**  
**Minute Nos. \_\_\_\_\_**

\_\_\_\_\_  
**MAYOR**