

ANGUS COUNCIL

NEIGHBOURHOOD SERVICES COMMITTEE – 25 FEBRUARY 2010

J.M. BARRIE LEGACY PROJECT, THE HILL ENHANCEMENTS, KIRRIEMUIR

REPORT BY DIRECTOR OF NEIGHBOURHOOD SERVICES

**ABSTRACT:** This report updates the Committee on the outcome of the planning application regarding the Kirriemuir Hill Enhancement proposals, the design and funding package for phase 1 of the works and seeks authority to proceed with the works.

**1. RECOMMENDATIONS**

It is recommended that the Neighbourhood Services Committee: -

- (i) Notes that the Development Standards Committee has granted planning permission for the project;
- (ii) Agrees to proceed with the design of the phase 1 project as outlined in this report, and;
- (iii) Notes that the estimated costs of £340,000 for the phase 1 works will be met by a confirmed funding package made up of: successful grant applications to Rural Tayside LEADER (£60,000) and to Angus Environmental Trust (£30,000); a contribution of £20,000 through the Roads capital budget; £115,000 from the 2009/2010 Recreation Renewal and Repairs Fund; and a further contribution of £115,000 from the 2010/2011 Recreation Renewal and Repairs Fund;
- (iv) Agree to seek competitive tenders in April followed by a tender report to this Committee on the 27 May 2010 with a proposed commencement of works in August with completion in October 2010.

**2. INTRODUCTION**

- 2.1 In October 2009, the Committee approved in principle to celebrate the 150<sup>th</sup> anniversary of JM Barrie's birth in 2010 by enhancing Kirriemuir Hill with a package of improvement works. The Committee also agreed to remit the Director of Neighbourhood Services to submit an application for planning permission for the proposals, to progress the design for the proposed phase 1 works and to develop the overall funding package for these works (report No. 714/09 refers).

**3. CURRENT POSITION**

- 3.1 A planning application for the overall proposals for Kirriemuir Hill has been submitted by the Director of Neighbourhood Services and planning permission has been granted through the Development Standards Committee.
- 3.2 The first phase of this improvement programme has been designed to take into account the opinions voiced by the community during the consultation process. A package of works has therefore been assembled to address these views and a plan of the proposals is available for viewing under [Appendix 1](#). Further phases of the Barrie Legacy project will subsequently be reported to committee in line with the available finance.

- 3.3 The major development will be the new play facility, the Neverland Play Area, which celebrates the world of Peter Pan in a combined adventure and toddler play park (**see Appendix 2**). The area will provide play equipment that is geared towards a wide age range and provides a variety of activities for everyone. The design of the equipment will be sensitive to the location on the Hill and its proximity to the woodland within. Bespoke wooden play figures of Peter Pan characters and paraphernalia of an island/ pirate environment will enhance the feeling of the place.
- 3.4 A key element of the enlarged play area is the provision of bespoke pieces of equipment, one of which will depict the pirate ship of Captain Hook and another unit will represent the Lost Boys' Hideout or the Wendyhouse. The intention is to provide interesting and unique units in the play area, which provide imaginative play that cannot be found anywhere else. As this is a very specialist activity, four companies were invited to submit draft proposals for the unit, which will be assessed against pre-determined criteria e.g. originality, variety, durability, maintenance. The company that is considered to best meet the requirements will be nominated as the sub-contractor for the supply and installation of the unit under the Scheme of Delegation to Officers (subject to the project proceeding). This will allow the company to work with the Council's designers in developing the detailed designs thus avoiding any unnecessary delay in progressing the project. Other additional play equipment has been selected to complement the units.
- 3.5 To improve safety on the access road to the hill the whindust track around the east side to Double Dykes Road will be closed off for vehicular traffic. New passing places at regular intervals and barriers installed at both sides of the road while retaining the existing road widths will reduce traffic speeds.
- 3.6 A Heritage and Nature Trail to celebrate the rich local heritage and diverse natural habitats on the Hill will be introduced. This trail will inform and interpret a variety of points of interest around the Hill through the use of interpretation panels. Introductory boards at the car parks will inform on the overall history and provide maps, and waymarkers will be erected along the route to aid orientation. The text and design of the interpretation boards will be developed with the help of local schoolchildren.
- 3.7 New improved directional signage will guide visitors to the facilities on the Hill. Additional picnic tables near the main car park and rustic timber seats within the woodland area will be erected to cater for visitors.
- 3.8 A bespoke entrance feature to the park will be produced as a community art project, which will also have a JM Barrie and Peter Pan connection. The design for this community project has not been finalised yet but its conception and implementation is envisaged to be carried out by children and adults from Kirriemuir with the help of an arts consultant.
- 3.9 Project Programming:  
Assuming that the Committee agrees to proceed with the development works, it is intended that competitive tenders will be sought in April with a further report on the tender outcomes to the Neighbourhood Services Committee on 27 May 2010, with an anticipated commencement on site in early August with completion in October 2010.

#### **4. FINANCIAL IMPLICATIONS**

##### **4.1 Capital**

- 4.1.1 The pre-tender estimated cost of £340,000 for the proposed works for phase 1 will be covered through following confirmed funding package: -

<b>Contribution</b>	<b>Total £000's</b>	<b>2009/10 £000's</b>	<b>2010/11 £000's</b>
2009/10 Recreation Renewal and Repair Fund	115	15	100
2010/11 Recreation Renewal and Repair Fund	115		115
Infrastructure Services Roads Capital Budget 2010/11	20		20
Angus Environmental Trust	30		30
Rural Tayside LEADER	60		60
<b>Totals</b>	<b>340</b>	<b>15</b>	<b>325</b>

4.1.2 In April 2009 the committee approved a programme of works from the 2009/10 Recreation Renewal and Repair Fund which identified a contribution of £115,000 from that Fund for phase 1 of the Hill enhancement works (report No 302/09). The further contribution of £115,000 can be met from the 2010/11 contribution to the Recreation Renewal and Repair Fund approved at the Special Budget Meeting of Angus Council on 17 February 2010. In addition a contribution of £20,000 towards the works to the adopted access road will be made through the Infrastructure Services – Roads capital budget 2010/11.

4.1.3 To cover the remaining costs funding applications to Rural Tayside LEADER for a funding contribution of £60,000 and to Angus Environmental Fund for a contribution of £30,000 have been submitted and fortunately both have been successful.

## 4.2 Revenue

4.2.1 The access road up to the Hill is adopted and maintained by the Council and future maintenance costs will be met from existing Infrastructure Services Roads revenue budgets. The play facilities and park furniture is currently maintained by Neighbourhood Services and this will continue after the new equipment is installed. Neighbourhood Services will be responsible for the maintenance of new signage and site furniture again met from existing revenue budgets. The additional grounds maintenance costs for both landscaping and play areas amount to £5,400.

## 5. HUMAN RIGHTS IMPLICATIONS

5.1 There are no human rights implications arising from this report.

## 6. EQUALITIES IMPLICATIONS

6.1 The issues dealt with in this report have been the subject of consideration from an equalities perspective. An [equalities impact assessment](#) has been undertaken.

## 7. SINGLE OUTCOME AGREEMENT

7.1 This report contributes to the following local outcome contained within the single Outcome Agreement for Angus: -

- We value and enjoy our built and natural environment and protect it and enhance it for future generations.

**8. CONSULTATION**

- 8.1 The Chief Executive, Director of Corporate Services, Head of Finance and Head of Law and Administration have been consulted in the preparation of this report.

**RON ASHTON  
DIRECTOR OF NEIGHBOURHOOD SERVICES**

**NOTE:** The background papers, as defined by Section 50D of the Local Government (Scotland) Act 1973 (other than any containing confidential or exempt information) which were relied on to any material extent in preparing the above report are:

- 714/09

**NS/DS/DFI/JC**