

# **ANGUS COUNCIL**

MINUTE of MEETING of the **KIRRIEMUIR CONSERVATION AREA REGENERATION SCHEME (CARS) STEERING GROUP** held in the Lesser Hall, Kirriemuir on Tuesday 16 December 2014 at 9.15 am.

**Present:** Councillors IAIN GAUL, JEANETTE GAUL and RONNIE PROCTOR MBE.

**Non Councillor Members of the Group:** PAUL FRETWELL, DEREK MARSHALL and CATHY STEPHENSON.

**Officers in Attendance:** KIRSTY MACARI (Senior Planning Officer - Environment and Development Plan (EDP)), KAREN WEST (CARS Project Officer) and LAURA STEWART (Committee Assistant).

**1. CHAIR OF THE MEETING**

In accordance with the constitution of the Steering Group, the chair rotating between elected members, Councillor Iain Gaul chaired the meeting.

**2. APOLOGIES**

An apology for absence was intimated on behalf of Graeme Hodge (Communities Officer).

**3. DECLARATIONS OF INTEREST**

Derek Marshall declared an interest in item 7 (16 Glengate) as a member of the Strathmore Fellowship. He indicated that he would take part in any discussion or voting.

Paul Fretwell declared an interest in item 7 (21 Marywell Brae) as he was the agent who had dealt with the original planning application on behalf of the applicant. He indicated that he would take part in any discussion or voting.

**4. MINUTE OF PREVIOUS MEETING**

The minute of meeting of the Steering Group of 18 November 2014 was submitted and approved as a correct record.

**5. MATTERS ARISING**

With reference to Article 5 of the minute of previous meeting, there was circulated a Report by the Head of Technical and Property Services which provided members of the Steering Group with an update on the proposals to position an enclosed shelter outside the Ironmongers on Bank Street.

The Report indicated that the Transport Team had written to the occupier of the Ironmongers which had subsequently resulted in an objection being raised from the proprietor and details of the alternative proposals for the shelter were outlined within the Report.

The Steering Group noted their dissatisfaction that the Transport Team had not met personally with the occupier of the Ironmongers and indicated that, had a direct discussion regarding the proposals taken place, the objection may not have been lodged.

Following discussion, and having noted that the objector was yet to have received a response from the Transport Team, it was agreed that Karen West, Project Officer and a Transport Officer would arrange to meet with the occupier of the Ironmongers to discuss the proposed location of the shelter and an update would be provided at the next meeting of the Steering Group.

**6. CARS PROJECT OFFICER'S REPORT**

With reference to Article 6 of the minute of previous meeting, there was submitted a Report by the CARS Project Officer summarising progress in relation to the following priority projects:-

- **Glengate Hall**

Members of the Steering Group noted that the Glengate Hall Priority Project was the overall winner in the Town Centre Regeneration category of the Scotland's Independent Regeneration Network Awards for Best Practice and Innovation in Community regeneration. The Project Officer also indicated that the project was also winner of the Best Use of Media Award at the Scottish Empty Homes Partnership's Scottish Champion of the Year Awards.

- **1-3 Roods**

The Project Officer advised the Steering Group that the applicant's solicitor had recently raised concerns over the joint ownership of the building which had consequently impacted on the applicant's ability to reclaim the VAT associated with the grant eligible works.

The Project Officer indicated that the applicant had therefore requested that the Steering Group re-assess the grant which had previously been awarded to allow the VAT element to now be included in the grant awarded.

Following discussion, the Steering Group agreed that the VAT element should be included in the funding and that the grant awarded be amended from £77,550 to £93,060.

- **Warehouse/Store, Ogilvy's Close**

The Project Officer indicated that the building was expected to change ownership some time in December after which it was expected that the new owners would pursue any proposed new use and grant monies allocated.

- **Former Airlie Arms, St Malcolm's Wynd**

The Steering Group noted that the new owners were about to appoint their conservation accredited architect to progress tenders for repair works to the building and their CARS grant application. The Project Officer indicated that she would be involved in discussions with the appointed architect and the owners over the grant eligible works and the requirement to make use of the grant monies allocated.

- **Small Grants Scheme**

The Steering Group noted that letters and publicity leaflets, to highlight the revised boundary in the Small Grants Scheme and the additional properties that could benefit from grant funding, had now been sent out to respective properties.

- **Public Realm Works**

The Project Officer indicated that the Landscape Services Officer had now met with the Art Teacher at Webster's High School who had indicated that they were very interested in their students being involved with the project.

## 7. **CARS GRANT APPLICATIONS**

There was submitted a Report by the Project Officer indicating that two grant applications had been received, namely:-

- **Small Grant Scheme- 21 Marywell Brae, Kirriemuir**

The description of the grant eligible works included replacement windows, replacement of existing modern entrance door and surface finishes.

The total amount of grant eligible works amounted to £7,043.31 with the grant award at 85%, giving a grant of £5,986.81.

The Steering Group agreed to approve the grant application based on the grant eligible works, subject to conditions as detailed in the Report.

- **Small Grant Scheme – 16 Glengate, Kirriemuir**

The description of the grant eligible works included repairs to the roof in particular sarking repaired and re-slatted on both front and rear pitches, the reinstatement of lead and zinc to valleys, abutments and ridge, the repair/replacement and repainting of the cast iron gutter and downpipe on the front elevation, stonework repairs, sash window repairs and the timber entrance door to the common close to be overhauled and repainted.

The total amount of grant eligible works amounted to £31,790 with the grant award at 85%, giving a grant of £27,021.50.

The Steering Group noted that the above figure exceeded the limit for small grant claims and that the maximum grant that could be awarded was £20,000.

Thereafter, the Steering Group agreed to approve the grant application and award a maximum grant of £20,000 based on the grant eligible works, subject to conditions as detailed in the Report.

## **8. DATE OF NEXT MEETING**

The Steering Group noted that the next meeting would be held on Tuesday 13 January 2015 at 9.15 am in the Lesser Hall, Kirriemuir.