

Report

Report to:	Finance and Corporate Resources Committee
Date of Meeting:	2 June 2021
Report by:	Executive Director (Finance and Corporate Resources Resources)

Subject:	Common Good - Update
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1. Purpose of Report

1.1. The purpose of the report is to:-

- ◆ request approval for funding of £8,000 from the Biggar Common Good Fund for the installation of 4 lighting units along the path between Campsie's Garage on Coulter Road and the Boghall Estate
- ◆ provide an update on the cyclical spend currently committed against the Common Good Repairs and Maintenance budget for Lanark, specifically in respect of the dampness at the Tolbooth, Lanark
- ◆ provide an update on the Lanark Loch project

2. Recommendation(s)

2.1. The Committee is asked to approve the following recommendation(s):-

- (1) that £8,000 of Biggar Common Good Funding for the installation of 4 lighting units along the path between Campsie's Garage on Coulter Road and the Boghall Estate (section 4), be approved;
- (2) that £10,180 of the £15,000 Lanark Repairs and Maintenance budget to be spent on the Tolbooth (section 5), be noted; and
- (3) that the update on the Lanark Loch project (section 6), be noted.

3. Background

- 3.1. The Common Good is a fund of money/assets and is administered by a Scottish local authority in respect of each former burgh within the area of the local authority.
- 3.2. Common Good property is administered separately from other local authority assets for accounting purposes. What the authority can do with the assets is subject to a system of statutory control. This control has the potential to limit the extent to which the authority can dispose of or deal with the asset and on what terms.
- 3.3. The Common Good funds held within South Lanarkshire Council are Lanark, Biggar, Hamilton and Rutherglen. Accounts are prepared on an annual basis, as part of the Council's year end process. The Accounts for 2020/2021 will be presented to this Committee in September 2021.
- 3.4. The Common Good Accounts in Lanark and Hamilton hold a number of properties. A proactive approach to maintenance supports the viability of these assets and reduces the Council's risk to greater liability in the future.

3.5. The Finance and Corporate Resources Committee, at its meeting on 2 October 2013, approved an annual cyclical maintenance plan of £15,000 for both Lanark and Hamilton Common Good properties. The Executive Director (Finance and Corporate Resources) has delegated authority to approve maintenance work up to the value of £15,000 for each fund. If inspections highlight requirements to undertake investment which would be beyond routine maintenance, this will be considered separately for approval and will be the subject of a report to this Committee.

3.6. This report will provide background on the request for funding from Biggar Common Good Fund (section 4) and will provide an up-to-date position on the planned maintenance for Lanark Common Good (section 5). An update in relation to the works carried out at Lanark Loch will be provided at section 6.

4. Biggar Common Good – Request for funds for Lighting Installation

4.1. A request for funding from the Biggar Common Good fund for additional lighting units has been made by a member of the public in respect of poor lighting on the path between Campsie's Garage on Coulter Road and the Boghall Estate. Finance and Corporate Resources has consulted with Local Members and Biggar Community Council on the proposal to fund the lighting from the Biggar Common Good Fund at a cost of £8,000.

4.2. Biggar Community Council arranged a consultation with the public of Biggar and 84% of those consulted were in support of the use of funds.

4.3. As at 31 March 2021, Biggar Common Good fund has a value of £0.033 million. Biggar Common Good has no assets to maintain, so it is proposed that funds are used to install 4 lighting units on the footpath between Campsie's Garage on Coulter Road and the Boghall Estate.

5. Lanark Common Good – Works to address dampness at the Tolbooth, Lanark

5.1. There is an issue of dampness within the Tolbooth building in Lanark. Housing and Technical Resources arranged for a site visit from a contractor which has identified a number of remedial works.

5.2. The estimated cost of the works is £10,180 which will be funded from the £15,000 Lanark Common Good allocation for Repairs and Maintenance for 2021/2022. This is the only commitment to date from the 2021/2022 Repairs and Maintenance budget, leaving a remaining budget of £4,820.

6. Lanark Loch Project Update

6.1. The works are now complete at Lanark Loch. Changes to the original scope of works were required, which included a change to the repair method of the damaged scour valve and due to unforeseen ground conditions, the contractor was required to change the retaining wall design. The costs associated with these changes are currently being assessed however, the costs will still remain within the budget allocated. An update on the final costs of the project will be provided to the next Committee in September 2021.

7. Employee Implications

7.1. None.

8. Financial Implications

8.1. All costs identified will be met from the Common Good funds held within both Biggar and Lanark.

9. Climate Change, Sustainability and Environmental Implications

- 9.1. There are no implications for climate change, sustainability or the environment in terms of the information contained in this report.

10. Other Implications

- 10.1. The ongoing repairs and maintenance support the viability of Common Good assets and reduces the Council's risk to increased liabilities in the future.

11. Equality Impact Assessment and Consultation Arrangements

- 11.1. This report does not introduce a new policy, function or strategy or recommend a change to an existing policy, function or strategy, and therefore, no impact assessment is required.
- 11.2. There is also no requirement to undertake any consultation in terms of the information contained in this report.

Paul Manning

Executive Director (Finance and Corporate Resources)

4 May 2021

Link(s) to Council Values/Ambitions/Objectives

- ◆ Accountable, effective, efficient and transparent

Previous References

- ◆ Finance and Corporate Resources Committee, 2 October 2013
- ◆ Finance and Corporate Resources Committee, 19 August 2020
- ◆ Finance and Corporate Resources Committee, 20 January 2021

List of Background Papers

- ◆ None

Contact for Further Information

If you would like to inspect the background papers or want further information, please contact:-

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