

PERTH COMMON GOOD FUND COMMITTEE**24 February 2016****USE OF LAND – CITY OF PERTH PONTOON****Report By Director (Environment)**

The purpose of this report is to seek consent for the installation of a pontoon on land held in the Perth Common Good Fund on the foreshore of the River Tay, located near the Fergusson Gallery

1. BACKGROUND / MAIN ISSUES

- 1.1 The area of land located to the south west of the Fergusson Gallery, Perth on the attached plan (Appendix 1) is held in the Perth Common Good Fund.
- 1.2 Following survey and design work, the site has been identified as the most appropriate location for a pontoon, and will link Perth with other proposed pontoons located at Willowgate and Elcho Castle. The installation of the pontoons represents the first stage of improving infrastructure along the River Tay, as the Council and its partners seek to utilise the river as an asset. This is to improve the leisure tourism offering in and around the city region to support economic growth, as outlined in the Perth City Plan and Inner Tay Masterplan 2012-2022. Our aspiration is to eventually connect Perth with Dundee City Centre. The project has been developed in partnership with Tay Salmon Fisheries and the Tay & Earn Trust, which provides capacity to act as a vehicle for further investment along the Tay Estuary.

2. PROPOSALS

- 2.1 The proposals for a series of pontoons along the River Tay are outlined in the Inner Tay Masterplan 2012-2022, which identifies a demand for a series of landing stages to improve accessibility to leisure facilities located along the River Tay. The pontoons will be in addition to the development of the City Activity Centre at Willowgate, which has been delivered by the following partners: Scottish Enterprise, Perth College, Tay Salmon Fisheries and the Council. The establishment of a Park & Ride at Walnut Grove will improve connectivity between the City Centre and Activity Centre, and help further promote Perth as a leisure tourism destination.
- 2.2 In partnership with Tay Salmon Fisheries and the Tay & Earn Trust, Perth and Kinross Council submitted a funding application to the Coastal Communities Fund and successfully obtained £592,000 for phase 1 of the project. This will support the development of the Tay & Earn Trust and its activities as a charitable organisation and installation of the pontoons. Planning consent in principle was granted for the pontoons in December 2014. Detailed planning applications are to be submitted along with applications for Marine Licence, building warrant and Crown Estates in early 2016 following the award of a

design and build and contract. It is intended to procure and install the pontoons during the summer of 2016.

- 2.3 The phasing of the grant allocation in 2015/16 is £166,000 (£100,000 capital, £66,000 revenue) and in 2016/17, it is £426,000 (£360,000 capital, £66,000 revenue), to the total of £592,000.
- 2.4 Current proposals identify an operating season of April to September, with the pontoons being removed from the River Tay between October and March. This is due to the limited market potential for visitors during the winter and adverse weather conditions. It is believed that developing pontoons along the River Tay will provide capacity to attract visitors via boat trips, provide opportunities for local recreational use and improve the connectivity of the cultural attractions between Perth and Dundee.
- 2.5 For the purpose of this report, the Common Good Fund will not incur any cost or receive any income from the River Tay pontoons. Any future income will be used to offset future revenue costs.

3. BEST VALUE AND DISPOSAL OF LAND REGULATIONS

3.1 The Council is required to fulfil its statutory duties under Best Value as set out in Section 1 of the Local Government in Scotland Act 2003. Relevant aspects of this duty include:

- Making best use of public resources, including land and property
- Being open and transparent in transaction
- Ensuring sound financial controls are in place to minimise the risk of fraud and error
- Assessing the full financial consequences of decisions at an appropriate level before major financial decisions are taken or commitments entered into
- Demonstrating responsiveness to the needs of communities, citizens, customers and other stakeholders, where relevant

3.2 The Council is also required to comply with the Disposal of Land by Local Authorities (Scotland) Regulations 2010.

3.3 The content of this report complies with the Council's requirement to fulfil its statutory duties in respect of Best Value and Best Consideration and also complies with the Council's Disposal of Land and Buildings policy.

4. CONCLUSION AND RECOMMENDATION

4.1 It is recommended that the Common Good Fund Committee agree to give consent for the area of land located to the south west of Fergusson Gallery,

Perth on the attached plan (Appendix 1), to be used as the location for the Perth City Centre pontoon, subject to approval of detailed design through planning, building standards and granting of all necessary licenses.

Author

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Approved

Name	Designation	Date
Barbara Renton	Director (Environment)	25 January 2016

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1. IMPLICATIONS, ASSESSMENTS, CONSULTATION AND COMMUNICATION

Strategic Implications	
Community Plan / Single Outcome Agreement	None
Corporate Plan	Yes
Resource Implications	
Financial	None
Workforce	None
Asset Management (land, property, IST)	Yes
Assessments	
Equality Impact Assessment	Yes
Strategic Environmental Assessment	Yes
Sustainability (community, economic, environmental)	Yes
Legal and Governance	Yes
Risk	Yes
Consultation	
Internal	Yes
External	None
Communication	
Communications Plan	None

1. Strategic Implications

Community Plan / Single Outcome Agreement

1.1 This section is not applicable to this report.

Corporate Plan

1.2 The Council's Corporate Plan 2013 – 18 lays out five outcome focussed strategic objectives which provide clear strategic direction, inform decisions at a corporate and service level and shape resources allocation. They are as follows:

- (i) Giving every child the best start in life;
- (ii) Developing educated, responsible and informed citizens;
- (iii) Promoting a prosperous, inclusive and sustainable economy;
- (iv) Supporting people to lead independent, healthy and active lives; and
- (v) Creating a safe and sustainable place for future generations.

1.3 This report relates to (iii), (iv) and (v) above.

2. Resource Implications

Financial

- 2.1 The Head of Finance has been consulted in the preparation of this report and has indicated agreement with the contents of the Report.

Capital

- 2.2. There are no capital resource implications associated with this report, in addition to those funded by the grant.

Revenue

- 2.3 Maintenance of pontoons will be undertaken by the Tay and Earn Trust via a Service Level Agreement. Costs of maintenance will be met from TES revenue budget. A report on the funding, roles and responsibilities will be considered by the Enterprise and Infrastructure Committee.

Workforce

- 2.4 This section is not applicable to this report.

Asset Management (land, property, IT)

- 2.5 The asset management implications arising from this report are delegated to the Director (Environment).

3. Assessments

Equality Impact Assessment

- 3.1 Under the Equality Act 2010, the Council is required to eliminate discrimination, advance equality of opportunity, and foster good relations between equality groups. Carrying out Equality Impact Assessments for plans and policies allows the Council to demonstrate that it is meeting these duties.

(i) Assessed as **not relevant** for the purposes of EqIA

Strategic Environmental Assessment

- 3.2 The Environmental Assessment (Scotland) Act 2005 places a duty on the Council to identify and assess the environmental consequences of its proposals.
- 3.3 The contents of the Report have been considered under the Act and no further action is required as it does not qualify as a PPS as defined by the Act and is therefore exempt.

Sustainability

- 3.4 This section is not applicable to this report.

Legal and Governance

- 3.5 The Head of Legal and Governance Services and Head of Democratic Services have been consulted in the preparation of this report.

Risk

- 3.6 There are no direct risk implications arising from this report other than those reported within the body of this report.

4. Consultation

Internal

- 4.1 The Director (Environment), the Head of Legal and Governance Services, the Head of Democratic Services and the Head of Finance have been consulted in the preparation of this report.

External

- 4.2 This section is not applicable to this report.

5. Communication

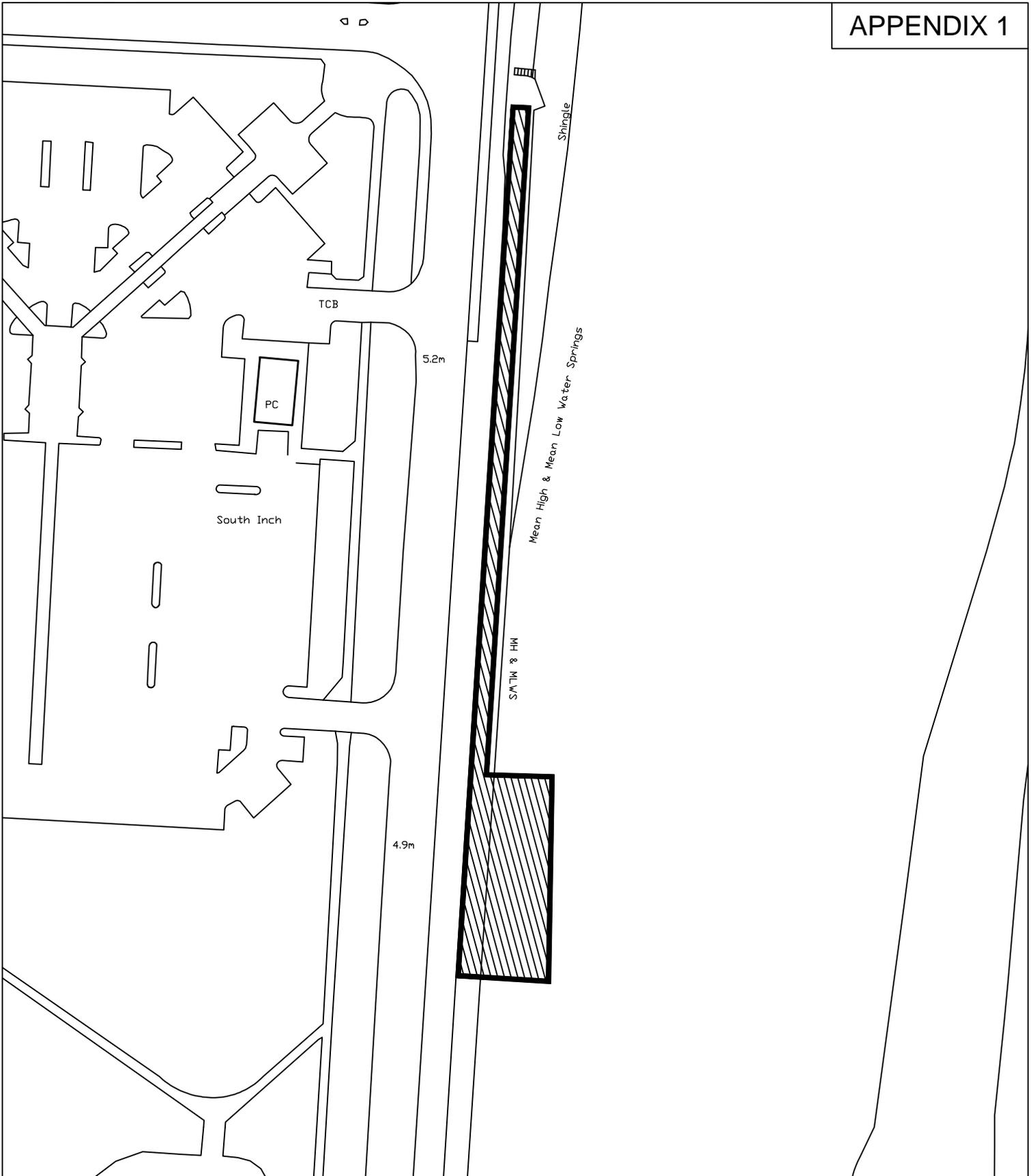
- 5.1 This section is not applicable to this report.

2. BACKGROUND PAPERS

- 2.1 No background papers, as defined by section 50D of the Local Government (Scotland) Act 1973 (other than any containing confidential or exempt information) were relied on to any material extent in preparing the above report.

3. APPENDICES

- 3.1 Appendix 1 – Location Plan outlining proposed location of pontoon.



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PERTH & KINROSS COUNCIL

The Environment Service

FG Pontoon Location Shore Road Perth

COMMITTEE REPORT PLAN



Printed at
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Contact Officer: Michael Morgan
 Ref:
 Date: 13/11/2015
 Dwg No: CRP 0276

