

CRAIGAVON BOROUGH COUNCIL

MINUTES OF THE MEETING OF THE DEVELOPMENT COMMITTEE HELD IN COMMITTEE ROOM 2, CIVIC CENTRE, LAKEVIEW ROAD, CRAIGAVON ON MONDAY 9 FEBRUARY 2015 AT 7.00 PM

PRESENT:	Councillor M T R Baxter (Chairman) Councillor P Duffy (Vice-Chairman) Aldermen: Mrs M E Crozier, G A Hatch (7.03 pm), Mrs C Lockhart BA (Hons) (7.23 pm) and Mrs G McCullough Councillors: L Mackle BA Hons, P W J Moutray BSc, N McGeown, J J Nelson MSc, K Savage
APOLOGIES:	(11) The Worshipful The Mayor, Councillor C C McCusker (ex officio) The Deputy Mayor, Councillor Ms C Seeley (ex officio) Councillors: D J Causby, Mrs O'Dowd
IN ATTENDANCE:	Director of Development (Ms O Murtagh) Head of Economic Development (Mrs N Wilson) Head of Community Development (Acting) (Mrs D Clarke) Development Manager (Mr R Griffin) Member Services Officer (Mrs H Doyle)

D25/2015 MINUTES

The meeting of the Development Committee Meeting held on 12 January 2015, adopted by Council at its meeting on 2 February 2015, with the exception of:

D9/2015 Mullahead & District Centenary Celebration & 100th Match Launch Event

which was adopted by Council at its meeting held on 19 January 2015, were noted.

URGENT BUSINESS

D26/2015 PURCHASE AND DISTRIBUTION OF BURGLARY PACKS

As part of its current action plan for 2013-2015, the PCSP in partnership with the police had delivered and would continue to deliver a range of burglary crime prevention initiatives aimed at helping to reduce this crime in the Borough and to assist with reducing the fear of crime.

This work had been carried out in response to concerns raised by the PCSP through its Policing Committee and by the wider community, and to assist with meeting the objectives in the Local Policing Plan regarding working with the PCSP to develop initiatives aimed at reducing burglaries, and to achieve a reduction in the number of burglaries in Craigavon.

At the Council Mid-Monthly meeting on 19 January 2015, Members raised a number of concerns regarding burglaries in the Borough of Craigavon. A number of actions were subsequently agreed at the Council meeting on 2 February 2015.

Quotations were therefore sought from a number of suppliers, who had previously been used by the PCSP, for the purchase of 500 burglary packs to include Timer

D26/2015 PURCHASE AND DISTRIBUTION OF BURGLARY PACKS (contd)

Switch, SafeCan, ID Card Magnifier, Door Handle Alarm and Personal Alarm. The lowest cost was £3,660.

It was recommended that the PCSP was the key conduit for distribution with the proposal that the PCSP work closely with the police to assess the level of risk and distribute the packs, where possible through existing networks, including Neighbourhood watch groups.

In response to a query from Alderman Mrs McCullough, the Director advised that the burglary packs would be distributed through PCSP, community groups and Neighbourhood Watch.

Alderman Mrs McCullough requested that the burglary packs were also circulated amongst churches as many elderly people would be keen to avail of them.

It was proposed by Alderman Mrs Crozier, seconded by Councillor McGeown, and

RECOMMENDED:

- (1) That approval be given to purchase of 500 burglary packs at a cost of £3,660;
- (2) That Members approve the recommendations for distribution; and
- (3) That the matter be referred to the Mid Monthly meeting of Council to be held on 16 February 2015 for adoption.

(Alderman Hatch joined the meeting at 7.03 pm)

D27/2015 QUB SPATIAL PLANNING EVENT

The Queens University Belfast Architecture Masters students were focusing their work this year on a study of Central Craigavon. This work included analysis of the place, reflections on it's evolution over 50 years, as well as visioning of the future, including site specific studies of lands such as the shore of the South Lake. Officers had reviewed the emerging work which was of a very high quality, and had also facilitated discussions between QUB and the design team leading the preparation of the South Lake Masterplan.

The legacy funding of £5,500 had been set aside in relation to the preparation of a short publication expanding on the community story of the new town with input from design professionals who worked for the Craigavon Development Commission. This publication would form part of the wider heritage lottery funded project involving Brownlow Community Festival.

While the students would not have completed their work until the end of the academic year in June 2015, it was proposed that an event be hosted in Craigavon with an emphasis on the legacy of the new town, as well as future opportunities for place making and spatial planning, particularly in the context of Local Government Reform.

It was proposed that the event would comprise the launch of the publication referred to above, alongside an exhibition of the QUB students' work, including drawings and models of Central Craigavon. The event could also serve as an opportunity for

D27/2015 QUB SPATIAL PLANNING EVENT (contd)

presentation or discussion around the work of the respective design teams preparing the South Lake masterplan, and the review the CIDF.

The event would therefore be both a celebration and critique of the past led by designers involved in the process in the 1960s/70s, alongside the work of emerging design professionals who may be involved in the future. The event would therefore be both celebratory of the legacy of Craigavon, as well as beginning to set the agenda for the future of the new Council with it's broadened remit regarding spatial planning and regeneration. A budget of up to £1000 was sought to cover any direct costs relating to print costs, room hire, catering, travel, facilities.

It was proposed by Councillor Mackle, seconded by Councillor Savage, and

RECOMMENDED:

- (1) That Council host an event in March 2015 to showcase the emerging work of QUB Architecture Masters students regarding Central Craigavon;
- (2) That the event also mark the launch of a legacy publication being prepared alongside the HLF project for Craigavon/Brownlow, as well as emerging findings from the South Lake Masterplan and the review and refresh of the Craigavon Integrated Development Framework (CIDF); and
- (3) That a budget of up to £1,000 be set aside to cover direct costs related to the event.

D28/2015 JOBS FAIR

The Jobs Fair was held on 5 February 2015 and opened with a speech by the Mayor, Councillor McCusker. There was a queue of jobseekers waiting to enter and early indications are that more than 1,700 attended.

Feedback from employers was that the quantity and quality of those visiting their stands was excellent.

The Chair, Councillor Baxter congratulated the staff involved and said that it had been a very high profile event which was well received in the community.

DIRECTOR OF DEVELOPMENT'S REPORT

D29/2015 PORTADOWN RIVERSIDES (D2/2015)

Ove ARUP were appointed to prepare outline designs and cost estimates for the Portadown Riversides project. The project would identify a series of physical interventions to improve the quality of Council-owned lands adjacent to the River Bann on the edge of Portadown Town Centre.

The consultant team had issued outline design information for the subject area. These were working drawings which would be subject to minor changes and would be supplemented by a report and 3D illustrations. A further briefing of Members would be arranged in due course. In the meantime it was recommended that approval in principle be granted for the outline designs, which had been circulated previously, for the Portadown Riversides project.

The Development Manager took Members through a detailed presentation illustrating the outline designs.

Alderman Mrs McCullough congratulated the Development Manager and the team for the comprehensive overview and innovative ideas presented. She said that the area was in much need of enhancement and asked if any thought had been given to security in light of anti social behaviour along the riverside, especially in the evenings.

In response, the Development Manager advised that Officers and the consultant team would be engaging with the PSNI early in the process to highlight the areas of concern. He also reported that additional lighting and illuminated bollards would be utilised to increase visibility and further details would emerge as the plans progressed.

Following a query from Alderman Mrs McCullough, the Development Manager confirmed that a time capsule had been buried last year adjacent to the site of the bowling club by the Mayor, Councillor Baxter and a plaque was in place at the site in recognition of the event.

Alderman Hatch sought clarification regarding land situated beside the boat house and asked if the project would encompass that area.

The Development Manager advised that whilst the bulk of the land involved in the project was controlled by Craigavon Borough Council, the area being referred to was owned by Portadown Boat Club. Alderman Hatch suggested that Officers liaise with representatives from the Boat Club on the matter.

In response to a query from Alderman Hatch, the Development Manager advised that the Old Town Quay was situated opposite Haldene and Fisher and the slip way element of the project was being reviewed.

It was proposed by Alderman Mrs McCullough, seconded by Alderman Hatch, and

RECOMMENDED:

- (1) That approval be granted in principle to the outline designs for the Portadown Riversides project;
- (2) That Members receive a further briefing on the project as information became available;
- (3) That the matter be referred to the Mid Monthly meeting of Council to be held on 16 February 2015 for adoption.

A number of regeneration and spatial planning projects and initiatives were being advanced which represent priorities for Craigavon Borough Council to be taken forward by the Armagh, Banbridge and Craigavon Council.

These projects would continue to be developed during February and March 2015 and briefings would be arranged for Members as recommendations and findings emerged. It was anticipated that these projects would be some of the priority regeneration initiatives to be developed and delivered during February/March and taken forward by the Armagh, Banbridge and Craigavon Council:

Craigavon Integrated Development Framework Review & Refresh

Craigavon and Armagh Council's had jointly commissioned the Paul Hogarth Company to undertake a review and refresh of the CIDF and the Armagh City masterplans. This work would help to inform regeneration strategy for the key urban centres of the new Council. Stakeholder engagement had been undertaken and the team was presenting initial findings and recommendations in early February 2015.

South Lake Masterplan

GM Design were appointed in December 2014 to prepare a South Lake masterplan which would consider how best to release the collective regenerative impact of the complementary emerging projects, SRC/Leisure/Private Sector within the area, which in addition to attracting significant numbers of visitors/shoppers/students to the area, had the potential to re-shape the town centre physically and broaden the offer of the area as a whole. The masterplan would explore potential for further development opportunities within Council-owned land, as well as improvements to local infrastructure including public transport, and would also seek to address severance issues associate with local roads infrastructure in particular.

Portadown Linkages

RPS had been instructed to complete the second phase of work on this project, which would involve the completion of detailed designs, statutory approvals, and the preparation of works information. The work would develop the project to the extent that it would effectively be 'shovel ready', leaving the new Council in a position to progress delivery swiftly if funding became available for all or part of the scheme. DSD remained supportive of the scheme and hoped to be in a position to commit some funding to the project during 2015/16.

Portadown Pump House

A contractor would be appointed to oversee essential repairs to the pump-house building in Portadown. These works would enable the subsequent fit-out and re-use of the building, which had also been considered through the Portadown Riversides project. Potential interest in principle had been expressed from one local business person regarding a commercial use for the building.

Lurgan Public Realm Phase 3

McAdam Design had been appointed to design and deliver the final phase of Public Realm works for Lurgan. The team were currently preparing design information and engaging with key stakeholders.

Castle Lane Environmental Improvements

Officers were procuring a professional team to develop design proposals for a pocket park, further landscaping, and screening of the existing privately owned site west of Castle Lane in Lurgan.

Brownlow Urban Village

A paper was submitted making the case for Brownlow's potential designation as an urban village. Correspondence had been issued to Junior Ministers inviting them to visit Brownlow to discuss the proposal and to see first-hand the issues and opportunities identified. A meeting had subsequently been arranged with departmental officials to discuss the Brownlow submission in greater detail. Two further urban village designations were announced in late January 2015.

It was proposed by Alderman Hatch, seconded by Alderman Mrs McCullough, and

RECOMMENDED:

- (1) That Members reviewed information provided in relation to the projects; and
- (2) That a series of briefings be arranged during February and March 2015.

D31/2015 BLEARY CREATIVE COMMUNITY CENTRE (D371/2014)

The new centre in Bleary was partly handed over to Council staff on 19 January 2015. However budgetary constraints had meant that the bitmac finish was only to the front, with the remainder of the site a stone finish. The quantity surveyor had produced estimates in the region of £20,000 for this work.

The appearance of the completed building had prompted much favourable comment in recent weeks.

Officers were seeking to have the building designated as "Low Carbon" and were investigating whether this was a first for a government building in Northern Ireland. Low carbon meant that a building used no carbon fuel to directly heat or power it.

Officers had been consulting with DARD about a suitable date for a single ceremony Official Launch of all SOAR funded Craigavon projects. It was envisaged that this would take place in the Bleary centre in March 2015. Members would be invited to attend the Official Launch as soon as a date was confirmed.

In response to a query from Councillor Nelson as to why the expenditure had not been included in the original estimate, the Head of Economic Development advised that the initial request for the usage of the facility had been for a crèche but was now being utilised for a playgroup and the finish had not been acceptable for the usage of children.

It was proposed by Councillor Nelson, seconded by Councillor Savage and

RECOMMENDED:

- (1) That approval be granted for a budget of up to £20,000 to complete the bitmac surface at the centre; and
- (2) That the matter be referred to the Mid-Monthly meeting of Council to be held on 16 February 2015 for adoption.

The design and installation of an exhibition in Brownlow House exploring the USA Army residency in Brownlow House and the surrounding area during World War II was approved as a key project through the Reserves Working Group in December 2014. Brownlow House currently had an active commercial and historical portfolio, staging events, hosting conferences, running historical tours and providing very popular tea rooms.

PKF– FPM Accountants Limited had been appointed through the Council's procurement policy at a cost of £4,950 to undertake a Green Book Economic Appraisal for the project and consider the context for a Letter of Offer that would be issued to Brownlow House allowing the recipients to sign a legal agreement which guaranteed the Council the opportunity to 'claw back' a proportion of the grant calculated on a sliding scale over a 10-year period in the event of the organization ceasing and/or the asset funded being disposed of or not utilized for the purpose as described in an agreed action plan.

Photographs of the proposed exhibition area and map of the area were circulated previously for Members' information.

Members noted that remedial works to the fabric of the walls within the exhibition area would be required; these works were deemed essential to allow for the installation of the exhibition in a safe environment, with appropriate lighting, signage and heating employed.

Councillor Moutray commented that he was looking forward to viewing the exhibition and said he would be happy to propose the recommendation.

Alderman Mrs Lockhart stated it was a project she was very passionate about and felt the exhibition would be excellent. She extended congratulations to the Officers for all their hard work in moving the project forward.

In response to a query from Councillor Nelson, the Head of Economic Development advised that the £5k expenditure to appoint independent financial appraisers was included in the overall £100k spend.

D32/2015 BROWNLOW HOUSE EXHIBITION (contd)

It was proposed by Councillor Moutray, seconded by Alderman Mrs Lockhart, and

RECOMMENDED:

- (1) That delegated authority be granted for the Chief Executive (Acting) to appoint the exhibition designer and main contractor to deliver the installation of the exhibition in Brownlow House exploring the USA Army residency in Brownlow House and the surrounding area during World War II as the timescale to deliver this project is 31 March 2015;
- (2) That the Council's procurement process was applied to appoint independent financial appraisers for the project PKF-FPM Accountants Limited at a cost of £4,950 be noted;
- (3) That this project was approved through the 'Reserves Working Group' in December with a working budget of £100K be noted; and
- (4) That due to the timescales the matter be referred to the Mid Monthly meeting of Council on 16 February 2015 for adoption.

D33/2015 HISTORICAL SIGNAGE PROJECT FOR PORTADOWN TOWN CENTRE – APPOINTMENT OF A CONTRACTOR (D367/2014)

Council was successful in a funding application to the Department for Social Development for £25,000 funding to deliver a historical signage scheme for Portadown town centre.

Following Member approval, MWA Partnership Ltd had been appointed to oversee the scheme however, approval was also required for the appointment of a suitably qualified contractor to manufacture and install the signage panels.

If Member approval was granted for delegated authority to the Director of Development to appoint a suitably qualified contractor this would be done in line with Council's procurement policy.

It was anticipated that the DSD funding allocated to this project would deliver four signage panels in the town centre however for consistency, efficiency and pending Member approval the appointed contractor would also manufacture and install signage for other Council projects including regeneration work at Watson Street/Hoys Meadow.

Members were asked to note signage panels were proposed for installation in the vicinity of West Street (at the Pork Market), Church Street (at the junction of William Street), Woodhouse Street (close to the Train Station entrance), High Street (adjacent to the Ulster Bank) and Edenderry (Watson Street).

The content which would be developed in conjunction with Council's Museum Services would reflect the content of the popular Portadown Town Trail publication including, the Railway, the Pork Market, Portadown Foundry, local churches, the

D33/2015 HISTORICAL SIGNAGE PROJECT FOR PORTADOWN TOWN CENTRE – APPOINTMENT OF A CONTRACTOR (D367/2014) (contd)

Fair Green, the Bann Bridge, Hoys Meadow, the establishment and successes of local industry and Portadown's reputation as the 'Hub of the North'.

It was proposed by Alderman Mrs McCullough, seconded by Alderman Hatch, and

RECOMMENDED:

- (1) That delegated authority be granted to the Director of Development to appoint a suitably qualified Contractor to manufacture and install historical signage in Portadown town centre in line with Council's procurement policy; and
- (2) That the matter be referred to the Mid-Monthly meeting of Council to be held on 16 February 2015 for adoption.

D34/2015 PROPOSAL FROM THE SPACE (PEOPLE'S PARK) PROJECT TO UTILISE PORTADOWN TOWN CENTRE BANNER LOCATIONS TO PROMOTE THE OVERALL SPACE PROJECT AND THE 'BE PART OF THE PEOPLE'S PARK BRAND (D37/2015)

Management and monitoring of town centre banners across the Borough falls within the remit of Town Centre Management and the protocol recommended that banner sites were to be used to promote Council events and initiatives.

In relation to Portadown town centre, the banner sites in use were as follows:

- i) 8 on the Bann Bridge
- ii) 15 in Portadown Town Centre

The current banners depict the historical heritage of Portadown and had been in situ since January 2013.

A proposal to dress the town using banners and a wrap around graphic at Portadown Train Station was being considered at the February 2015 meeting of the SPACE Steering Group.

It was proposed by Councillor Nelson, seconded by Councillor McGeown, and

RECOMMENDED:

That the proposal arising from the SPACE (People's Park) project to utilise the Portadown town centre banner positions to promote the SPACE Project and the 'Be Part of the People's Park' brand be noted.

D35/2015 CRAIGAVON VILLAGE RENEWAL PROJECT

£150,000 had been allocated from reserve funding to deliver a Village Renewal project across Craigavon Borough Council. The Village Renewal Project was identified through the Craigavon Village Plans consultation process. Prior to the development of the Craigavon Village Plans, local rural communities came together to help develop the Craigavon Rural Heritage Trail booklet and following on from this

D35/2015 CRAIGAVON VILLAGE RENEWAL PROJECT (contd)

there was strong support through the village plan consultation to develop this project further which would include the implementation of interpretation panels in each of the main Villages in the Craigavon Rural Heritage Trail booklet.

This innovative village heritage trail project would instill a sense of pride and identity, enhance the visitor experience and improve way finding and orientation for visitors around the rural areas of Craigavon Borough Council. The project would celebrate the heritage of Craigavon's villages, providing information on historic buildings, people and places of interest through authentic interpretation provision in a number of rural villages, floodlighting at Magheralin Church Ruins and the development of an audio trail App and Map to bring the rural heritage trail to life.

Due to the timescales involved Members were asked to approve delegated authority for the Chief Executive (Acting) to appoint the ICT team and main contractor to deliver the Village Renewal project and to approve that the matter be referred to the Mid- Monthly meeting of Council.

It was proposed by Councillor Nelson, seconded by Councillor McGeown, and

RECOMMENDED:

- (1) That delegated authority be granted to the Chief Executive (Acting) to appoint the ICT team and main contractor to deliver the Village Renewal project due to the tight timescales; and
- (2) That the matter be referred to the Mid Monthly meeting of Council to be held on 16 February 2015 for adoption.

D36/2015 DISCOVER CRAIGAVON MARKETING PLATFORMS (D370/2014)

A promotional DVD was compiled featuring a range of venues such as Oxford Island Nature Reserve; Moneypenny's Lock House; Millennium Court Arts Centre; Newforge House and Zio across a range of themes including attractions; activities; cultural heritage; hospitality; retail; dining/nightlife across Craigavon and illustrating a storyboard visitor journey concept.

The film footage was accessible via the following link:
<https://www.youtube.com/watch?v=5pfaPkpvrQ&feature=youtu.be>

It was proposed by Councillor Moutray, seconded by Councillor Savage, and

RECOMMENDED:

That the film footage profiling the tourism product across the Borough be reviewed.

D37/2015 FACILITY CHARGES 2015-2016

Craigavon Borough Council had set hire costs relating to the hire of Town Halls, Community Centres and resources/equipment hire.

Officers were conscious that costs for community facility hire in particular would vary across the new ABC Council and that work would need to be carried out to review charges under the direction of the Services Committee.

D37/2015 FACILITY CHARGES 2015-2016 (contd)

To avoid making changes to hire charges for customers in the 2015/2016 financial year which were likely to change again in 2016/2017, Officers would suggest that hire charges for 2015-2016 remain as per charges for the current year.

A copy of the suggested hire charges for 2015 -2016 was previously circulated.

It was proposed by Alderman Hatch, seconded by Councillor Nelson, and

RECOMMENDED:

- (1) That facility and hire costs as per current charges for 2015-2016 financial year be retained; and
- (2) That facility and hire costs across the new ABC Council with the aim of standardising charges in 2016-2017 be examined.

D38/2015 ERECTION OF NEIGHBOURHOOD WATCH SIGNS

Members were reminded that Craigavon Borough Council had agreed to erect signs for accredited Neighbourhood Watch schemes within the Borough. The Regents Wood and Glencroft, Magheralin schemes had now been accredited and as agreed the potential locations for the erection of signs had been proposed, in consultation with the residents.

Committee had previously agreed in principle that Neighbourhood Watch signage be erected by Technical Services invoking Section 115 of the Local Government Act, subject to specific proposals being presented to the Development Committee for consideration and referral to the Environmental Services Committee. Officers therefore recommended that Section 115 be invoked to erect the signage, as the expenditure, in terms of labour costs, was in the interests of the residents of the Borough. Officers further recommended that the matter be referred to the Environmental Services Committee. A copy of the proposed locations was circulated previously for Members' consideration.

It was proposed by Councillor Moutray, seconded by Councillor Savage, and

RECOMMENDED:

- (1) That the erection of signs at Regents Wood and Glencroft, Magheralin be approved and the matter is forwarded to Environmental Services for approval
- (2) That the Committee's decision was referred to Environmental Services for action.

D39/2015 LURGAN OPTIONS APPRAISAL (D373/2014)

Members at the Development Committee in December 2014 expressed a desire to have firm proposals and recommendations in place for the Lurgan Community Centres that could be brought to the new ABC Council for consideration.

Reference was also made to open up negotiations with Lurgan Rugby Club due to the club's plans to develop their facility at Pollock Park.

In order to progress, the Members were advised of the following developments:

Council's building surveyor visited North Lurgan, Mourneview and Avenue Road Community Centres on 15 December 2014 to compile costs for various proposals for construction works. The survey report was circulated previously.

Councillor Savage had facilitated a meeting between Officers and a representative of Lurgan Rugby Club on 30 January 2015 to discuss the Club's progress to date for their capital project. A copy of the summary of the meeting with Lurgan Rugby Club was circulated previously for Members' information.

A meeting was arranged on 2 February 2015 to allow Development Committee Members and Lurgan and Loughside Councillors to have further discussions with the Council's Consultant regarding options taking into consideration information and costings supplied from the surveyor.

Members were asked to note that given the timescales involved, it had not been possible to supply visual aids but Officers had provided the same information in a report format.

Members had expressed a desire to have firm proposals and recommendations in place for the options for the future of North Lurgan, Mourneview and Avenue Road Community Centres which could then be brought to the new ABC Council for consideration. Officers would ask Members for direction as to how they wished to proceed for each of the facilities and in relation to Council's approach to community centre provision in North West Lurgan which would also enable the Consultant to finalise his Options Appraisal Report.

A copy of the Consultant's latest Options Appraisal update was circulated previously for Members' information.

Councillor Nelson said that he would be happy to propose the recommendation that £500K be spent on North Lurgan Community Centre, £150K on Mourneview Community Centre and £150K at Avenue Road Community Centre.

Councillor Mackle concurred with Councillor Nelson's remarks and said that he had noted the consultant's recommendations and wished to second the proposal.

It was proposed by Councillor Nelson, seconded by Councillor Mackle, and

RECOMMENDED:

- (1) That £500k be spent on North Lurgan Community Community Centre, £150k on Mourneview Community and £150k on Avenue Road Community Centre.

Alderman Mrs Lockhart stated that a substantial amount of work had taken place around the Lurgan Options Appraisal and the matter had been discussed at great length within Council. She stressed there was a huge difference in community provision in the Lurgan area and was of the opinion that Mourneview and Avenue Road Community Centres were not heavily used because the facilities were not fit for purpose. Alderman Mrs Lockhart pointed out that North Lurgan community centre had been upgraded in recent years and said that she would like to propose that Council move forward with an equal spend of £500k each on North Lurgan, Mourneview and Avenue Road community centres. She also felt that Council

should work with Mount Zion House to look at community centre provision in North West Lurgan.

Councillor Moutray concurred with Alderman Mrs Lockhart's remarks and said that he would second her proposal.

It was proposed by Alderman Mrs Lockhart, seconded by Councillor Moutray, and

RECOMMENDED:

- (1) That £500k be spent on North Lurgan Community Community Centre, £500k on Mourneview Community and £500k on Avenue Road Community Centre.

Councillor Mackle said that it was the last meeting of Craigavon Borough Council's Development committee and a decision required to be reached.

Councillor Nelson noted that the consultant's report was very clear and their recommendation had been based on need and usage figures. He expressed dissatisfaction that another consultant's report was being dismissed.

Councillor McGeown felt there was no need to spend £500K on Avenue Road and Mourneview community centres.

In response to a comment from Councillor Mackle that the DUP did not wish to spend £500K in North Lurgan, Alderman Mrs Lockhart said that was not the case and she wanted equality in the community centre provision throughout Lurgan.

Councillor Savage felt that the consultant had failed and referred to the capital project at Lurgan Rugby Club and advised that a survey had been carried out to establish the needs within the neighbourhood by going out into the community. Councillor Savage stressed that the situation had to be handled fairly as there was much division in the Lurgan area.

Alderman Mrs Crozier remarked that Portadown had achieved two community centres at Brownstown and Killicomaine which were a great success. She said that the current community centres at Avenue Road and Mourneview did not serve the people who lived there and Council did not know what they could achieve until there were better facilities in place. Alderman Mrs Crozier commented that it was the last chance for these areas as Craigavon Borough Council came to an end.

The Chair, Councillor Mark Baxter called for a vote on Councillor Nelson's proposal which resulted as follows:

FOR: 4 AGAINST: 7 ABSENTIONS: 0

(Councillors Mackle and McGeown retired from the meeting at 7.44 pm)

The Chair, Councillor Mark Baxter called for a vote on Alderman Mrs Lockhart's proposal which resulted as follows:

FOR: 7 AGAINST: 2 ABSENTIONS: 0

Alderman Mrs Lockhart's proposal was declared **CARRIED**

D39/2015 LURGAN OPTIONS APPRAISAL (D373/2014) (contd)

It was proposed by Alderman Mrs Lockhart, seconded by Councillor Moutray, and

RECOMMENDED:

- (1) That a spend of £500K at North Lurgan, Mourneview and Avenue Road Community Centres be approved and;
- (2) That Council works with Mount Zion House to look at community centre provision in North West Lurgan.

D40/2015 DEVELOPMENT DEPARTMENT FINANCIAL PERFORMANCE REPORT APRIL TO DECEMBER 2014 (D380/2014)

The Department was £16k over budget for the first 9 months of the 2014/2015 financial year. This was primarily through additional employee costs within the Department.

The continuing improvement in provision of management information would assist budget holders in their decision making in order to continue to provide services within budget constraints.

Detailed performance reports had been forwarded to the Departments with high level figures shown in Committee reports.

It was

RECOMMENDED:

That content of the report was noted.

D41/2015 ABSENCE MANAGEMENT (D14/2015)

Details had been circulated previously of absence statistics for the Development Directorate for the 2014/2015 financial year, month of December 2014. 91.2% of employees within Development recorded no absence in December 2014.

The absence figure for December 2014 relating to the year to date was 6.27 %.

It was

RECOMMENDED:

That content of the report was noted.

ITEMS FOR INFORMATION

D42/2015 SOAR CELEBRATION EVENT (D376/2014)

Declarations of Interest

Alderman Mrs McCullough and Councillor Savage declared Non Pecuniary interests as Members of SOAR.

Councillor Nelson declared a Non Pecuniary interest as Chair of JCC.

Councillor Duffy declared a Non Pecuniary interest as a Member of LAG.

SOAR was a company limited by guarantee set up by the three partner Councils of Armagh, Craigavon, and Newry and Mourne Council to develop Axis 3 & 4 of the NI Rural Development Programme. This limited company was overseen by Joint Council Committee, which was a body corporate set up in 2009 to oversee the delivery of the N I Rural Development Programme. Its membership was representative of elected members from each partner Council of Armagh, Craigavon and Newry and Mourne.

SOAR had a contract with the Department of Agriculture and Rural Development for £16.7million from 2007 to 2013 to deliver Axis 3 of the NI Rural Development Programme across the 3 Council areas. Officers had the ability to issue letters of offer up until December 2013 and vouch claims for spend up until March 2014.

To date SOAR had processed 1,066 applications. This included those submitted and under appraisal, those withdrawn, those rejected; those successful with Letters of Offer (LoOs) and those that had completed their projects.

Council had approved 265 letters of offer with a total value of £13.9 million. Of this budget SOAR had spent £12.4 million to date and would have completed the remainder of projects by April 2015.

To date Council had created 206 jobs in the rural areas across the 3 partner Councils which was a great achievement in this economic climate. To celebrate this success SOAR were hosting a celebration event on 5 February 2015 at the Armagh City Hotel.

The Minister of Agriculture and Rural Development, Ms Michelle O'Neill had agreed to attend the event. The compere for the evening was Mr Richard Wright, BBC Agricultural Correspondent.

Over 560 Invitations were issued to all of our successful projects, Council representatives, DARD representatives, Local Action Group and Joint Committee members and SOAR staff.

Council had produced a DVD and a Celebration booklet to help showcase some of our key achievements at the event. There would also be a free prize draw on the evening with a wide range of prizes donated from the projects which Council had supported.

In order to promote the successes of the programme SOAR had secured financial support from the three partner councils of Armagh, Craigavon and Newry to help fund this event. The Local Action Group and Joint Committee were very grateful for this contribution to help celebrate the successes.

D42/2015 SOAR CELEBRATION EVENT (D376/2014) (contd)

Alderman Mrs Crozier said that she was in attendance at the SOAR Celebration Event and commended the staff involved. She said that it was a superb evening and it was amazing to see how many projects Council had supported.

D43/2015 CRAIGAVON JOBS FAIR

Department for Employment and Learning and Council were jointly running a Jobs Fair in the Seagoe Hotel, Portadown on 5 February 2015. Minister Stephen Farry opened the Fair.

It was reported that 38 private sector employers with over 300 current job vacancies would attend the fair. In addition five support agencies, plus Council managed business development and growth projects would also attend.

Alderman Mrs Lockhart extended congratulations to the staff and said it was one of the best attended events ever hosted by Council, with some 1700 people at the fair. She commented that it would be meaningful to receive feedback if any jobs had been obtained by those who were present.

D44/2015 AGRI-FOOD AND DRINK BUSINESS DEVELOPMENT PROGRAMME (D273/2014)

Craigavon Agri-Food Forum

Craigavon Agri-Food Forum met for their third workshop on 15 January 2015 in Craigavon Civic Centre. The workshop was attended by 25 people, including 11 local businesses, Economic Development Officers, Food NI, Invest NI and the Venturei Network.

John Farrand, the Managing Director of the Guild of Fine Food gave a presentation on the Guild and the importance of the Great Taste Awards – the ‘Oscars’ of the speciality food world. Many of our local companies had gained these awards over recent years and the Guild was aware of the exceptional quality of food and passion of Producers in this region. Attendees thoroughly enjoyed a mini blind tasting session.

AV Browne delivered a presentation on potential branding concepts to promote the importance of the Agri-Food Sector in Craigavon. A voluntary working group consisting of local business leaders, Food NI and a Council Officer was established to take this project forward. The group had their first meeting on 4 February 2015 in Irwin’s Bakery.

Other projects the Forum was keen to explore include; a food map for the area, a local food producers guide and opportunities to showcase local produce.

The Forum currently funded by Council and DARD would meet again on 5 March 2015 and Shane McArdle, INI Business Development Director for Food (Ireland and International) would be advising companies on ‘Meet the Buyer’ events and how INI could assist all food companies.

The recent workshop gained significant coverage organised by Stakeholder Communications through the Craigavon Means Business Project. Coverage included BBC Radio Ulster interview with John Farrand, the front of the Irish News Business Supplement, The story also ran online on NI Business Now. The Belfast Telegraph would also run a feature on the Forum in the Business Month magazine, which comes out at the start of February.

D44/2015 AGRI-FOOD AND DRINK BUSINESS DEVELOPMENT PROGRAMME (D273/2014) (contd)

Craigavon Agri-Food Support Programme for Industry

The Craigavon SME Agri-Food & Drink Business Support Programme was Council funded to the tune of £40,000 until March 2015. It was delivered by the Venturei Network to provide tailored support to 30 local businesses.

To date, 28 businesses had been recruited onto the Programme and work was progressing to fill the remaining 2 places. Each business has been base-lined through the Business Engagement Project to identify their key issues. Each business had then been matched with appropriate mentors based on their expertise and the businesses requirements.

Mentoring plans had been prepared with each of the business owners and mentoring is underway. Each participant would benefit from 2.5 days of one-to-one support. Each business would also benefit from a sales strategy plans and/or new product development/innovation plan which the mentor will develop in partnership with the owner to set out how they can move forward.

A range of workshops would also be delivered as part of the programme under the following themes:

- Business strategy and planning for agri-food and drink businesses
- Funding available for agri-food and drink businesses
- Marketing strategy for agri-food and drink businesses
- Digital marketing and social media
- Food Safety and Labeling
- Quality management and sensory assessment

During February 2015 the Mayor would be visiting some of the participating businesses to help highlight Council's support for this sector.

The Programme was on track to be completed by 31 March 2015.

Officers were currently exploring future funding streams to continue the Forum and Support Programmes for the sector beyond April 2015, including expanding it to the ABC Council area.

D45/2015 BROWNLOW COMMUNITY HUB (D19/2015)

Brownlow Hub hosted a PCSP event in partnership with NI Policing Board on 20 January 2015. A production of the hard hitting drama "Popping Candy" produced by "Spanner in the Works" Theatre Company was screened at the Hub. The drama explored the complex and controversial issues surrounding mephedrone use and the mental health problems facing young people. Approximately 100 people attended and PCSP were very happy with the venue and high level of customer service. Income for the month of January 2015 was £8,343.53.

D46/2015 BROWNSTOWN JUBILEE COMMUNITY CENTRE (D20/2015)

There had been a number of new bookings to the centre: Currently a ladies 'boot camp' was operational three evenings per week, a new Yoga class had started on Wednesday evenings. Yoga/Pilates class had also started on Thursday mornings. Speech and Drama classes took place every Sunday from 12pm to 8pm and a six week badminton class also started in January on Tuesdays from 3.30pm to 5pm.

D46/2015 BROWNSTOWN JUBILEE COMMUNITY CENTRE (D20/2015) (contd)

With festival season fast approaching, there had been an increase in the number of private individuals booking the Studio for dance rehearsals.

Birthday parties had also increased in number, with Saturdays being the most popular day.

New entrance signage had been erected saying 'Brownstown Park Leading to Brownstown Jubilee Community Centre and The Queen Elizabeth II Playing Fields'.

Quotations were currently being received for internal directional signage to be erected by end of February 2015.

Any issues identified during the snagging period were currently being rectified including improvements to the acoustics. Income for the month of January 2015 was £1306.60.

D47/2015 KILLICOMAIN JUBILEE COMMUNITY CENTRE (D21/2015)

Killicomaine Jubilee Community Centre had started the New Year with a number of new bookings. The NI Scouts Association had shown an Interest in setting up a Group at the centre and held a Public Information evening during January 2015 to promote it and gain interest from the local area.

A Weigh to Health Programme had started at the centre through the Council's Investing for Health Programme and Council presently had 12 people from the local area taking part in this.

The Jubilee Club, which was the over 50 group had been growing in numbers and have recently just started an IT for Beginners Course which had proved very popular.

Bookings continued to rise in numbers with Birthday Parties and other groups using the centre on an as and when basis. Income for December 2014 was £2,713.87

D48/2015 COUNCIL'S PLAYScheme (D22/2015)

All Playschemes had now re-opened after the Christmas Holidays. 5 Playleaders completed and passed their First-Aid training which ran the first week in January 2015.

Work continued with Belong to ensure Council receive their Inclusive Award.

The Farm to Fork project which the children in the Hub had completed, would now be undertaken by the Portadown and Lurgan Playschemes. All playschemes would continue to take part in activities such as dance, badminton, volleyball and other physical activities with the Active Communities team. Playleaders had also been encouraging children to eat healthily and had a variety of fruit available for children's breaks.

D49/2015 TOURIST INFORMATION ENQUIRIES AT LURGAN, PORTADOWN AND LOUGH NEAGH DISCOVERY CENTRE TIPs (D23/2015)

SLA agreements were operational at Lurgan Town Hall, Millennium Court Arts Centre and Lough Neagh Discovery Centre VIPs for the provision of visitor information.

Monthly enquiry statistics were detailed below.

DECEMBER 2014			
	COUNTER	TELEPHONE	TOTALS
Lough Neagh Discovery Centre	407	56	463
Millennium Court Arts Centre	332	23	355
Lurgan Town Hall	75	0	75

CONFIDENTIAL BUSINESS

D50/2015 BLEARY CREATIVE COMMUNITY CENTRE (D360/2014)

A Confidential report on this item of business can be found at **Appendix 1.**

D51/2015 SOAR STAFFING CONTRACTS

A Confidential report on this item of business can be found at **Appendix 2.**

D52/2015 CASTLE LANE CAR PARK, LURGAN

A Confidential report on this item of business can be found at **Appendix 3.**

The meeting finished at 8.03 pm.

CHAIRMAN

DATE

ITEM FOR DECISION

3.1 PURCHASE AND DISTRIBUTION OF BURGLARY PACKS

Report by: Alison Clenaghan, PCSP Manager

Purpose of Report

To advise Members of the cost to purchase burglary packs and to recommend options for distribution

Recommendation

- 1 That Members approve the purchase of 500 burglary packs at a cost of £3,660;**
- 2 That Members approve the recommendations for distribution; and**
- 3 That the matter is referred to the Mid-Monthly meeting of Council.**

Background

As part of its current action plan for 2013-2015 the PCSP in partnership with the police has delivered and will continue to deliver a range of burglary crime prevention initiatives aimed at helping to reduce this crime in the Borough and to assist with reducing the fear of crime.

This work has been carried out in response to concerns raised by the PCSP through its Policing Committee and by the wider community, and to assist with meeting the objectives in the Local Policing Plan regarding working with the PCSP to develop initiatives aimed at reducing burglaries, and to achieve a reduction in the number of burglaries in Craigavon.

At the Council Mid-Monthly meeting on 19 January 2015 Members raised a number of concerns regarding burglaries in the Borough of Craigavon. A number of actions were subsequently agreed at the Council meeting on 2 February 2015.

Quotations were therefore sought from a number of suppliers, who have previously been used by the PCSP, for the purchase of 500 burglary packs to include Timer Switch, SafeCan, ID Card Magnifier, Door Handle Alarm and Personal Alarm. The lowest cost was £3,660.

It is recommended that the PCSP is the key conduit for distribution with the proposal that the PCSP work closely with the police to assess the level of risk and distribute the packs, where possible through existing networks, including Neighbourhood watch groups.

3.1 PURCHASE AND DISTRIBUTION OF BURGLARY PACKS – Cont.

Employee Implications

The PCSP team can co-ordinate distribution of the packs

Financial Implications

Purchase of the packs at a cost of £3,660.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

3.2 QUB SPATIAL PLANNING EVENT

Report by: Richard Griffin, Development Manager

Purpose of Report

To advise Members of ongoing collaboration with Queens University Belfast Architecture students.

Recommendation

- 1 That Council host an event in March 2015 to showcase the emerging work of QUB Architecture Masters students regarding Central Craigavon;**
- 2 That the event also mark the launch of a legacy publication being prepared alongside the HLF project for Craigavon/Brownlow, as well as emerging findings from the South Lake Masterplan and the review and refresh of the Craigavon Integrated Development Framework (CIDF); and**
- 3 That a budget of up to £1,000 be set aside to cover direct costs related to the event.**

Background

Members may be aware that Queens University Belfast Architecture Masters students are focusing their work this year on a study of Central Craigavon. This work includes analysis of the place, reflections on it's evolution over 50 years, as well as visioning of the future, including site specific studies of lands such as the shore of the South Lake. Officers have reviewed the emerging work which is of a very high quality, and have also facilitated discussions between QUB and the design team leading the preparation of the South Lake Masterplan.

Members will also be aware that legacy funding (£5,500) has been set aside in relation to the preparation of a short publication expanding on the community story of the new town with input from design professionals who worked for the Craigavon Development Commission. This publication will form part of the wider heritage lottery funded project involving Brownlow Community Festival.

While the students will not have completed their work until the end of the academic year in June 2015, it is proposed that an event be hosted in Craigavon with an emphasis on the legacy of the new town, as well as future opportunities for place making and spatial planning, particularly in the context of Local Government Reform.

It is proposed that the event would comprise the launch of the publication referred to above, alongside an exhibition of the QUB students' work, including drawings and models of Central Craigavon. The event could also serve as an opportunity for presentation or discussion around the work of the respective design teams preparing the South Lake masterplan, and the review the CIDF.

The event would therefore be both a celebration and critique of the past led by designers involved in the process in the 1960s/70s, alongside the work of emerging design professionals who may be involved in the future. The event would therefore be both celebratory of the legacy of Craigavon, as well as beginning to set the agenda for the future of the new Council with it's broadened remit regarding spatial planning and regeneration. A budget of up to £1000 is sought to cover any direct costs relating to print costs, room hire, catering, travel, facilities etc.

3.2 QUB SPATIAL PLANNING EVENT – Cont.

Employee Implications

N/A

Financial Implications

£1,000 to cover direct costs incurred.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

ITEM FOR INFORMATION

3.3 JOBS FAIR

Report by: Paul Kavanagh, Economic Development Officer

The Jobs Fair opened at 10.00am with a speech by Mayor Councillor Colin McCusker. There already was a queue of jobseekers waiting to enter.

Early indications are that more than 1,700 attended.

Feedback from employers is that the quantity and quality of those visiting their stands was excellent.

ITEMS FOR DECISION

4.1 PORTADOWN RIVERSIDES (D2/2015)

Report by: Richard Griffin, Development Manager

Purpose of Report

To advise Members of progress with the Portadown Riversides project, and to seek approval in principle of the outline designs prepared for the project.

Recommendation

- 1 That Members approve in principle the outline designs for the Portadown Riversides project;
- 2 That Members receive a further briefing on the project as information becomes available.;
- 3 That the matter be referred to the Mid-Monthly meeting of Council.

Background

Members will recall the appointment of Ove ARUP to prepare outline designs and cost estimates for the Portadown Riversides project. The project will identify a series of physical interventions to improve the quality of Council-owned lands adjacent to the River Bann on the edge of Portadown Town Centre.

The consultant team has issued outline design information for the subject area. These are working drawings which will be subject to minor changes and will be supplemented by a report and 3D illustrations. A further briefing of Members will be arranged in due course. In the meantime it is recommended that approval in principle be granted for the outline designs for the Portadown Riversides project.

Appendix 1A – 1F

Employee Implications

N/A

Financial Implications

N/A

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.2 REGENERATION PROJECT

Report by: Richard Griffin, Development Manager

Purpose of Report

To advise Members of progress with a number of development and regeneration projects currently being advanced.

Recommendation

- 1 That Members review information provided in relation to the projects; and**
- 2 That a series of briefings be arranged during February and March 2015.**

Background

Members will be aware that a number of regeneration and spatial planning projects and initiatives are being advanced which represent priorities for Craigavon Borough Council to be taken forward by the Armagh, Banbridge and Craigavon Council.

These projects will continue to be developed during February and March 2015 and briefings will be arranged for Members as recommendations and findings emerge. It is anticipated that these projects will be some of the priority regeneration initiatives to be developed and delivered during February/March and taken forward by the Armagh, Banbridge and Craigavon Council:

Craigavon Integrated Development Framework Review & Refresh

Members will be aware that Craigavon and Armagh Council's have jointly commissioned the Paul Hogarth Company to undertake a review and refresh of the CIDF and the Armagh City masterplans. This work will help to inform regeneration strategy for the key urban centres of the new Council. Stakeholder engagement has been undertaken and the team is presenting initial findings and recommendations in early February 2015.

South Lake Masterplan

GM Design were appointed in December 2014 to prepare a South Lake masterplan which will consider how best to release the collective regenerative impact of the complementary emerging projects (SRC/Leisure/Private Sector) within the area, which in addition to attracting significant numbers of visitors/shoppers/students to the area, have the potential to re-shape the town centre physically and broaden the offer of the area as a whole. The masterplan will explore potential for further development opportunities within Council-owned land, as well as improvements to local infrastructure including public transport, and will also seek to address severance issues associated with local roads infrastructure in particular.

Portadown Linkages

RPS has been instructed to complete the second phase of work on this project, which will involve the completion of detailed designs, statutory approvals, and the preparation of works information. The work will develop the project to the extent that it would effectively be 'shovel ready', leaving the new Council in a position to progress delivery swiftly if funding becomes available for all or part of the scheme. DSD remain supportive of the scheme and hope to be in a position to commit some funding to the project during 2015/16.

4.2 REGENERATION PROJECT – Cont.

Portadown Pump House

A contractor will be appointed to oversee essential repairs to the pump-house building in Portadown. These works will enable the subsequent fit-out and re-use of the building, which has also been considered through the Portadown Riversides project. Potential interest in principle has been expressed from one local business person regarding a commercial use for the building.

Lurgan Public Realm Phase 3

McAdam Design has been appointed to design and deliver the final phase of Public Realm works for Lurgan. The team are currently preparing design information and engaging with key stakeholders.

Castle Lane Environmental Improvements

Officers are procuring a professional team to develop design proposals for a pocket park, further landscaping, and screening of the existing privately owned site west of Castle Lane in Lurgan.

Brownlow Urban Village

Members will recall the submission of a paper making the case for Brownlow's potential designation as an urban village. Correspondence had been issued to Junior Ministers inviting them to visit Brownlow to discuss the proposal and to see first-hand the issues and opportunities identified. A meeting has subsequently been arranged with departmental officials to discuss the Brownlow submission in greater detail. Members may also be aware that two further urban village designations were announced in late January 2015.

Employee Implications

N/A

Financial Implications

N/A

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.3 BLEARY CREATIVE COMMUNITY CENTRE (D371/2014)
Report by: Paul Kavanagh, Economic Development Officer

Purpose of Report

To seek Members' approval to complete the bitmac surfacing at the new centre.

Recommendation

- 1 That Council approves a budget of up to £20,000 to complete the bitmac surface at the centre; and**
- 2 That the recommendation should be submitted to Mid-Monthly of Council meeting for approval.**

Background

The new centre in Bleary was partly handed over to Council staff on 19 January 2015. However budgetary constraints have meant that the bitmac finish is only to the front, with the remainder of the site a stone finish. The quantity surveyor has produced estimates in the region of £20,000 for this work.

The appearance of the completed building has prompted much favourable comment in recent weeks.

Low Carbon designation

Officers are seeking to have the building designated as "Low Carbon" and are investigating whether this is a first for a government building in Northern Ireland. Low carbon means that a building uses no carbon fuel to directly heat or power it.

Official Opening

Officers have been consulting with DARD about a suitable date for a single ceremony Official Launch of all SOAR funded Craigavon projects. It is envisaged that this will take place in the Bleary centre in March 2015. Members will be invited to attend the Official Launch as soon as a date is confirmed.

Employee Implications

N/A

Financial Implication

Up to a value of £20,000 to be drawn from overall Council under spend.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.4 BROWNLOW HOUSE EXHIBITION

Report by: Sandra Durand, Tourism Development Manager

Purpose of Report

To seek Members' approval of delegated authority for the Chief Executive (Acting) to appoint the exhibition designer and main contractor to deliver the installation of the exhibition in Brownlow House exploring the USA Army residency in Brownlow House and the surrounding area during World War II.

Recommendation

- 1 That Members approve delegated authority for the Chief Executive (Acting) to appoint the exhibition designer and main contractor to deliver the installation of the exhibition in Brownlow House exploring the USA Army residency in Brownlow House and the surrounding area during World War II as the timescale to deliver this project is 31 March 2015;**
- 2 That Members note Council's procurement process was applied to appoint independent financial appraisers for the project PKF – FPM Accountants Limited at a cost of £4,950;**
- 3 That Members note this project was approved through the 'Reserves Working Group' in December 2014 with a working budget of £100k; and**
- 4 That due to the time scales involved this matter is referred to the Mid-Monthly meeting of Council.**

Key Issues

Members will be aware that the design and installation of an exhibition in Brownlow House exploring the USA Army residency in Brownlow House and the surrounding area during World War II was approved as a key project through the Reserves Working Group in December 2014. Brownlow House currently has an active commercial and historical portfolio, staging events, hosting conferences, running historical tours and providing very popular tea rooms.

PKF– FPM Accountants Limited has been appointed through the Council's procurement policy at a cost of £4,950 to undertake a Green Book Economic Appraisal for the project and consider the context for a Letter of Offer that will be issued to Brownlow House allowing the recipients to sign a legal agreement which guarantees the Council the opportunity to 'claw back' a proportion of the grant calculated on a sliding scale over a 10-year period in the event of the organization ceasing and/or the asset funded being disposed of or not utilized for the purpose as described in an agreed action plan.

Photographs of the proposed exhibition area and map of the area are attached **for Members' information. Appendix 2A & 2B**

Members should note that remedial works to the fabric of the walls within the exhibition area will be required; these works are deemed essential to allow for the installation of the exhibition in a safe environment, with appropriate lighting, signage and heating employed.

4.4 BROWNLOW HOUSE EXHIBITION – Cont.

Employee Implications

N/A

Financial Implication

The budget of £100k for this project has been approved through the Reserves Working Group.

Level of Delegated Authority Sought

Chief Executive (Acting).

Equality Screening

N/A

4.5 HISTORICAL SIGNAGE PROJECT FOR PORTADOWN TOWN CENTRE – APPOINTMENT OF A CONTRACTOR (D367/2014)

Report by: Lyn McNeill, Town Centre Manager

Purpose of Report

To seek Members' approval for delegated authority to the Director of Development to appoint a suitably qualified contractor to manufacture and install historical signage in Portadown town centre as this project has to be delivered by 31st March 2015.

Recommendation

- 1 That Members approve delegated authority to the Director of Development to appoint a suitably qualified Contractor to manufacture and install historical signage in Portadown town centre in line with Council's procurement policy; and**
- 2 That due to the timescales involved the matter is referred to the Mid-Monthly meeting of Council.**

Background

As Members are aware Council was successful in a funding application to the Department for Social Development for £25,000 funding to deliver a historical signage scheme for Portadown town centre.

Following Member approval, MWA Partnership Ltd has been appointed to oversee the scheme however approval is also required for the appointment of a suitably qualified contractor to manufacture and install the signage panels.

If Member approval is granted for delegated authority to the Director of Development to appoint a suitably qualified contractor this will be done in line with Council's procurement policy.

It is anticipated that the DSD funding allocated to this project will deliver four signage panels in the town centre however for consistency/efficiency and pending Member approval the appointed contractor will also manufacture and install signage for other Council projects including regeneration work at Watson Street/Hoys Meadow.

Members are asked to note signage panels are proposed for installation in the vicinity of West Street (at the Pork Market), Church Street (at the junction of William Street), Woodhouse Street (close to the Train Station entrance), High Street (adjacent to the Ulster Bank) and Edenderry (Watson Street).

The content which will be developed in conjunction with Council's Museum Services will reflect the content of the popular Portadown Town Trail publication including, the Railway, the Pork Market, Portadown Foundry, local churches, the Fair Green, the Bann Bridge, Hoys Meadow, the establishment and successes of local industry and Portadown's reputation as the 'Hub of the North'.

Employee Implications

N/A

4.5 HISTORICAL SIGNAGE PROJECT FOR PORTADOWN TOWN CENTRE – APPOINTMENT OF A CONTRACTOR (D367/2014) – Cont.

Financial Implications

£25,000 of DSD funding secured to deliver this project in full with no additional cost to Council; with funding approved through the Reserves Working Group to deliver the signage at Hoy's Meadow/Watson Street.

Level of Delegated Authority Sought

Officers request that delegated authority is granted to the Director of Development to appoint a suitably qualified contractor to manufacture and install the signage in line with Council's procurement policy.

Equality Screening

N/A

4.6 PROPOSAL FROM THE SPACE (PEOPLE'S PARK) PROJECT TO UTILISE PORTADOWN TOWN CENTRE BANNER LOCATIONS TO PROMOTE THE OVERALL SPACE PROJECT AND THE 'BE PART OF THE PEOPLE'S PARK' BRAND (D37/2015)

Report by: Lyn McNeill, Town Centre Manager

Purpose of Report

To provide outline information on a proposal being considered by the SPACE Steering Committee to utilize the Portadown town centre banner positions to promote the SPACE Project and the 'Be Part of the People's Park' brand.

Recommendation

That Members note the proposal arising from the SPACE (People's Park) project to utilize the Portadown town centre banner positions to promote the SPACE Project and the 'Be Part of the People's Park' brand.

Background

As Members are aware management and monitoring of town centre banners across the Borough falls within the remit of Town Centre Management and the protocol recommends that banner sites are to be used to promote Council events and initiatives (D27/2012).

In relation to Portadown town centre, the banner sites in use are as follows:

- i) 8 on the Bann Bridge
- ii) 15 in Portadown Town Centre

The current banners depict the historical heritage of Portadown and have been in situ since January 2013.

A proposal to dress the town using banners and a wrap around graphic at Portadown Train Station is being considered at the February 2015 meeting of the SPACE Steering Group.

Employee Implications

N/A

Financial Implications

The full cost for design, manufacture and installation is available from the SPACE budget.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.7 CRAIGAVON VILLAGE RENEWAL PROJECT

Report by: Patricia Lappin, Rural Development Officer

Purpose of Report

To provide Members with an update on the Craigavon Village Renewal Project and to seek Members' approval of delegated authority for the Chief Executive (Acting) to appoint the ICT team and main contractor to deliver the Village Renewal project.

Recommendation

- 1 That Members approve delegated authority for the Chief Executive (Acting) to appoint the ICT team and main contractor to deliver the Village Renewal project due to the tight timescales; and**
- 2 That due to the timescales involved the matter is referred to the Mid-Monthly meeting of Council.**

Background

Members will be aware that £150,000 has been allocated from reserve funding to deliver a Village Renewal project across Craigavon Borough Council. The Village Renewal Project was identified through the Craigavon Village Plans consultation process. Prior to the development of the Craigavon Village Plans, local rural communities came together to help develop the Craigavon Rural Heritage Trail booklet and following on from this there was strong support through the village plan consultation to develop this project further which would include the implementation of interpretation panels in each of the main Villages in the Craigavon Rural Heritage Trail booklet.

Key Issues

This innovative village heritage trail project will instill a sense of pride and identity, enhance the visitor experience and improve way finding and orientation for visitors around the rural areas of Craigavon Borough Council. The project will celebrate the heritage of Craigavon's villages, providing information on historic buildings, people and places of interest through authentic interpretation provision in a number of rural villages, floodlighting at Magheralin Church Ruins and the development of an audio trail App and Map to bring the rural heritage trail to life.

Due to the timescales involved Members are asked to approve delegated authority for the Chief Executive (Acting) to appoint the ICT team and main contractor to deliver the Village Renewal project and to approve that the matter is referred to the Mid-Monthly meeting of Council.

Employee Implications

N/A

Financial Implications

Funding to implement this project has been previously agreed by Members.

Level of Delegated Authority Sought

Delegated authority sought for the Chief Executive (Acting) to appoint the ICT team and main contractor to deliver the Village Renewal project due to the tight timescales.

Equality Screening

N/A

4.8 DISCOVER CRAIGAVON MARKETING PLATFORMS (D370/2014)

Report by: Bronagh Harbinson, Project Officer

Purpose of Report

To update Members on the compilation of a tourism promotional DVD, featuring a range of venues across the Borough.

Recommendation

That Members review the film footage profiling the tourism product across the Borough.

Background

A promotional DVD was compiled featuring a range of venues such as Oxford Island Nature Reserve; Money Penny's Lock House; Millennium Court Arts Centre; Newforge House and Zio across a range of themes including attractions; activities; cultural heritage; hospitality; retail; dining/nightlife across Craigavon and illustrating a storyboard visitor journey concept.

The film footage is accessible via the following link:

<https://www.youtube.com/watch?v=5pfaPkpvrQ&feature=youtu.be>

Employee Implications

N/A

Financial Implications

N/A

Level of Delegated Authority

N/A

Equality Screening

N/A

4.9 FACILITY CHARGES 2015-2016

Report by: Diane Clarke, Head of Community Development (Acting)

Purpose of Report

To seek Members' approval to retain hire charges at the current level (2014-2015) and also for approval for a further report to be presented to Services Committee recommending standardised hire charges for community facilities and equipment hire across the ABC Council area for the 2016-2017 financial year.

Recommendation

- 1 That Members agree to retain facility and hire costs as per current charges for 2015-2016 financial year; and**
- 2 That Officers examine facility and hire costs across the new ABC Council with the aim of standardising charges in 2016-2017.**

Background

Craigavon Borough Council has set hire costs relating to the hire of Town Halls, Community Centres and resources/equipment hire.

Officers are conscious that costs for community facility hire in particular will vary across the new ABC Council and that work will need to be carried out to review charges under the direction of the Services Committee.

To avoid making changes to hire charges for our customers in the 2015/2016 financial year which are likely to change again in 2016/2017, Officers would suggest that hire charges for 2015-2016 remain as per charges for the current year.

A copy of the suggested hire charges for 2015 -2016 is attached.

Appendix 3

Employee Implications

N/A

Financial Implications

Income in region of £300k.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.10 ERECTION OF NEIGHBOURHOOD WATCH SIGNS

Report by: Alison Clenaghan, PCSP Manager

Purpose of Report

To advise Members of the new Neighbourhood Watch scheme at Regents Wood and Glencroft, Magheralin

Recommendation

- | | |
|----------|---|
| 1 | That Members approve the erection of signs at Regents Wood and Glencroft, Magheralin and forward to Environmental Services Committee for approval; |
| 2 | That the Committee's decision is referred to Technical Services for action. |

Background

Members are reminded that Craigavon Borough Council agreed to erect signs for accredited Neighbourhood Watch schemes within the Borough. The Regents Wood and Glencroft, Magheralin schemes have now been accredited and as agreed the potential locations for the erection of signs have been proposed, in consultation with the residents.

Other Implications

Committee had previously agreed in principle that Neighbourhood Watch signage be erected by Technical Services invoking Section 115 of the Local Government Act, subject to specific proposals being presented to the Development Committee for consideration and referral to the Environmental Services Committee. Officers would therefore recommend that Section 115 be invoked to erect the signage, as the expenditure (in term of labour costs) is in the interests of the residents of the Borough. Officers would further recommend that the matter be referred to the Environmental Services Committee. A copy of the proposed locations is attached for Members' consideration.

Appendix 4

Employee Implications

N/A

Financial Implications

N/A

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.11 LURGAN OPTIONS APPRAISAL (D373/2014)

Report by: Diane Clarke, Head of Community Development (Acting)

Purpose of Report

To ask Members to confirm their proposals and recommendations in relation to the Lurgan Community Centre Options Appraisal.

Recommendation

- 1 That Members confirm proposals and recommendations for North Lurgan, Mourneview and Avenue Road Community Centres that they wish to bring to the new ABC Council for consideration; and**
- 2 That Members confirm proposals and recommendations in relation to community centre provision in North West Lurgan that they wish to bring to the new ABC Council for consideration.**

Background

Members at the Development Committee in December 2014 expressed a desire to have firm proposals and recommendations in place for the Lurgan Community Centres that could be brought to the new ABC Council for consideration.

Reference was also made to open up negotiations with Lurgan Rugby Club due to the club's plans to develop their facility at Pollock Park.

In order to progress the above Members are advised of the following developments:

Council's building surveyor visited North Lurgan, Mourneview and Avenue Road Community Centres on 15 December 2014 to compile costs for various proposals for construction works. The survey report is attached. **Appendix 5A**

Councillor Savage facilitated a meeting between Officers and a representative of Lurgan Rugby Club on 30 January 2015 to discuss the club's progress to date for their capital project. A copy of the summary of the meeting with Lurgan Rugby Club is attached for Members' information. **Appendix 5B**

A meeting was arranged on 2 February 2015 to allow Development Committee Members and Lurgan and Loughside Councillors to have further discussions with our Consultant regarding options taking into consideration information and costings supplied from the surveyor.

Members are asked to note that given the timescales involved it has not been possible to supply visual aids but Officers have provided the same information in a report format. **Appendix 5C**

Members expressed a desire to have firm proposals and recommendations in place for the options for the future of North Lurgan, Mourneview and Avenue Road Community Centres which can then be brought to the new ABC Council for consideration. Officers would ask Members for direction as to how they wish to proceed for each of the facilities and in relations to Council's approach to community centre provision in North West Lurgan which will also enable the Consultant to finalise his Options Appraisal Report.

A copy of the Consultant's latest Options Appraisal update is attached for Members' information. **Appendix 5D**

4.11 LURGAN OPTIONS APPRAISAL (D373/2014)– Cont.

Employee Implications

N/A

Financial Implications

Consultant recommendation:

North Lurgan Community Centre	£500k
Mourneview Community Centre	£150k
Avenue Road Community Centre	£150k

North West Lurgan – cost dependent on any partnership approach agreed by Council.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.12 DEVELOPMENT DEPARTMENT FINANCIAL PERFORMANCE REPORT APRIL TO DECEMBER 2014 (D380/2014))

Report by: Olga Murtagh, Director of Development

Purpose of Report

To consider the financial performance report which shows how the Department's actual spend varied from its budgeted spend for the 2014/2015 financial year from April 2014 to December 2014.

Recommendation

- | | |
|----------|--|
| 1 | That the report at Appendix 6 is noted along with the explanations for variances at Appendix 7. |
|----------|--|

Background

Management information is now being reported to budget holders in a timely, relevant and accurate manner. Finance will continue to provide this information moving forward to assist budget holders manage their budgets as effectively as possible.

Overall Position

The Department is £16k over budget for the first 9 months of the 2014/2015 financial year. This is primarily through additional employee costs within the Department.

Please note that any expenditure that Council has agreed to be funded from Council's reserves have been removed from the current reported budget position.

Employee Implications

The continuing improvement in provision of management information will assist budget holders in their decision making in order to continue to provide services within budget constraints.

Financial Implications

Detailed performance reports have been forwarded to the Departments with high level figures shown in Committee reports.

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

4.13 ABSENCE MANAGEMENT (D14/2015)

Report by: Olga Murtagh, Director of Development

Purpose of Report

To update Members on absence within Development Directorate.

Recommendation

That Members note the content of the report.

Background

The tables attached set out absence statistics for the Development Directorate for the 2014/2015 financial year, month of December 2014. Comparison figures are provided for the 3 previous years. 91.2% of employees within Development recorded no absence in December 2014.

Appendix 8

The Council's target for 2014/2015 is 4%.

The Department figure for the month of December 2014 is 3.95%. The year-to-date figure 6.27%. Officers are actively managing case reviews relating to long-term sick absences within the Department. Absence is being monitored in liaison with the Council's new attendance policy and training in attendance management is being rolled out to all Managers.

Currently there are 3 members of staff off on long-term sick absence in the Department.

Referrals are also being made to the Occupational Health service.

Employee Implications

N/A

Financial Implications

N/A

Level of Delegated Authority Sought

N/A

Equality Screening

N/A

ITEMS FOR INFORMATION

4.14 SOAR CELEBRATION EVENT (D376/2014)

Report by: Maria Magennis, Deputy Programme Manager

SOAR is a company limited by guarantee set up by the three partner Councils of Armagh, Craigavon, and Newry and Mourne Council to develop Axis 3 & 4 of the NI Rural Development Programme. This limited company is overseen by Joint Council Committee, which is a body corporate set up in 2009 to oversee the delivery of the NI Rural Development Programme. Its membership is representative of elected members from each partner Council of Armagh, Craigavon and Newry and Mourne.

SOAR has a contract with the Department of Agriculture and Rural Development for £16.7million from 2007 – 2013 to deliver Axis 3 of the NI Rural Development Programme across the 3 Council areas. Officers have the ability to issue letters of offer up until December 2013 and vouch claims for spend up until March 2014.

Progress to Date

To date SOAR has processed 1,066 applications. This includes those submitted and under appraisal, those withdrawn, those rejected; those successful with Letters of Offer (LoOs) and those that have completed their projects.

To date we have approved 265 letters of offer with a total value of £13.9 million. Of this budget SOAR have spent £12.4 million to date and will have completed the remainder of projects by April 2015.

Celebration Event

To date we have created 206 jobs in the rural areas across the 3 partner Councils which is a great achievement in this economic climate. To celebrate this success SOAR are hosting a celebration event on 5th February 2015 at the Armagh City Hotel.

The Minister of Agriculture and Rural Development, Ms Michelle O'Neill has agreed to attend the event. The compere for the evening will be Mr Richard Wright, BBC Agricultural Correspondent.

Over 560 Invitations have been issued to all of our successful projects, Council representatives, DARD representatives, Local Action Group and Joint Committee members and SOAR staff.

We have produced a DVD and a Celebration booklet to help showcase some of our key achievements at the event. There will also be a free prize draw on the evening with a wide range of prizes donated from the projects which we have supported.

In order to promote the successes of the programme SOAR has secured financial support from the three partner councils of Armagh, Craigavon and Newry to help fund this event. The Local Action Group and Joint Committee are very grateful for this contribution to help us celebrate our successes.

4.15 CRAIGAVON JOBS FAIR (D372/2014)

Report by: Paul Kavanagh, Economic Development Officer

Department for Employment and Learning and Council are jointly running a Jobs Fair in the Seagoe Hotel, Portadown on 5 February 2015. Minister Stephen Farry will open the Fair.

At the date of writing, 38 private sector employers with over 300 current job vacancies will attend the fair. In addition five support agencies, plus Council managed business development and growth projects will also attend.

4.16 AGRI-FOOD AND DRINK BUSINESS DEVELOPMENT PROGRAMME (D273/2014)

Report by: Sarah-Jane Macdonald, Regeneration & Economic Development Officer

Craigavon Agri-Food Forum

Craigavon Agri-Food Forum met for their third workshop on 15 January 2015 in Craigavon Civic Centre. The workshop was attended by 25 people, including 11 local businesses, Economic Development Officers, Food NI, Invest NI and the Venturei Network.

John Farrand, the Managing Director of the Guild of Fine Food gave a presentation on the Guild and the importance of the Great Taste Awards – the ‘Oscars’ of the speciality food world. Many of our local companies have gained these awards over recent years and the Guild is aware of the exceptional quality of food and passion of Producers in this region. Attendees thoroughly enjoyed a mini blind tasting session.

AV Browne delivered a presentation on potential branding concepts to promote the importance of the Agri-Food Sector in Craigavon. A voluntary working group consisting of local business leaders, Food NI and a Council Officer was established to take this project forward. The group had their first meeting on 4 February 2015 in Irwin’s Bakery.

Other projects the Forum is keen to explore include; a food map for the area, a local food producers guide and opportunities to showcase local produce.

The Forum currently funded by Council and DARD will meet again on 5 March 2015 and Shane McArdle, INI Business Development Director for Food (Ireland and International) will be advising companies on ‘Meet the Buyer’ events and how INI can assist all food companies.

The recent workshop gained significant coverage organised by Stakeholder Communications through the Craigavon Means Business Project. Coverage included BBC Radio Ulster interview with John Farrand, the front of the Irish News Business Supplement, The story also ran online on NI Business Now. The Belfast Telegraph will also run a feature on the Forum in the Business Month magazine, which comes out at the start of February.

Craigavon Agri-Food Support Programme for Industry

The Craigavon SME Agri-Food & Drink Business Support Programme is Council funded to the tune of £40,000 until March 2015. It is delivered by the Venturei Network to provide tailored support to 30 local businesses.

To-date, 28 businesses have been recruited onto the Programme and work is progressing to fill the remaining 2 places. Each business has been base-lined through the Business Engagement Project to identify their key issues. Each business has then been matched with appropriate mentors based on their expertise and the businesses requirements.

Mentoring plans have been prepared with each of the business owners and mentoring is underway. Each participant will benefit from 2.5 days of one-to-one support. Each business will also benefit from a sales strategy plans and/or new product development/innovation plan which the mentor will develop in partnership with the owner to set out how they can move forward.

4.16 AGRI-FOOD AND DRINK BUSINESS DEVELOPMENT PROGRAMME (D– Cont.

A range of workshops will also be delivered as part of the programme under the following themes:

- Business strategy and planning for agri-food and drink businesses
- Funding available for agri-food and drink businesses
- Marketing strategy for agri-food and drink businesses
- Digital marketing and social media
- Food Safety and Labeling
- Quality management and sensory assessment

During February 2015 the Mayor will be visiting some of the participating businesses to help highlight Council's support for this sector.

The Programme is on track to be completed by 31 March 2015.

Officers are currently exploring future funding streams to continue the Forum and Support Programmes for the sector beyond April 2015, including expanding it to the ABC Council area.

4.17 BROWNLOW COMMUNITY HUB (D19/2015)

Report by: Chris Cassidy, Facility Development Manager

New Groups

Brownlow Hub Hosted a PCSP event in partnership with NI Policing Board on 20 January 2015. A production of the hard hitting drama "Popping Candy" produced by "Spanner in the Works" Theatre Company was screened at the Hub. The drama explored the complex and controversial issues surrounding mephedrone use and the mental health problems facing young people. Approximately 100 people attended and PCSP were very happy with the venue and high level of customer service.

Income - January 2015: £8,343.53.

4.18 BROWNSTOWN JUBILEE COMMUNITY CENTRE (D20/2015)

Report by: Stephen Black, Centre Manager

New Groups

There have been a number of new bookings to the centre:

Currently a ladies 'boot camp' is operational three evenings per week.

A new Yoga class has started on Wednesday evenings.

A Yoga/Pilates class has also started on Thursday mornings.

Speech and Drama classes take place every Sunday 12pm – 8pm.

A six week badminton class also started in January - Tuesdays 3.30pm-5pm.

With festival season fast approaching there has been an increase in the number of private individuals booking the Studio for dance rehearsals.

Birthday parties have also increased in number, with Saturdays being the most popular day.

Centre Improvements

New entrance signage has been erected saying 'Brownstown Park Leading to Brownstown Jubilee Community Centre and The Queen Elizabeth II Playing Fields'.

Quotations are currently being received for internal directional signage to be erected by end of February 2015.

Any issues identified during the snagging period are currently being rectified including improvements to the acoustics.

Any issues identified during the snagging period are currently being rectified including improvements to the acoustics.

Income

£1306.60 - January 2015.

4.19 KILLICOMMAINE JUBILEE COMMUNITY CENTRE (D21/2015)

Report by: Laura McGrath, Centre Manager

Killicommaine Jubilee Community Centre has started the New Year with a number of new bookings. The NI Scouts Association has shown an Interest in setting up a Group at the centre and held a Public Information evening during January 2015 to promote it and gain interest from the local area.

A Weigh to Health Programme has started at the centre through the Council's Investing for Health Programme and we presently have 12 people from the local area taking part in this.

The Jubilee Club, which is our over 50 group have been growing in numbers and have recently just started an IT for Beginners Course which has proved very popular.

Bookings still continue to rise in numbers with Birthday Parties and other groups using the centre on an as and when basis.

Income for December 2014 - £2,713.87

4.20 COUNCIL'S PLAYScheme (D22/2015)

Report by: Joanne Cochrane, Acting Senior Play Leader

All Playschemes have now re-opened after the Christmas Holidays. 5 Playleaders completed and passed their First-Aid training which ran the first week in January 2015.

Work continues with Belong to ensure we receive their Inclusive Award.

The Farm to Fork project which the children in the Hub have completed will now be undertaken by the Portadown and Lurgan Playschemes. All playschemes will continue to take part in activities such as dance, badminton, volleyball and other physical activities with the Active Communities team. Playleaders have also been encouraging children to eat healthily and have a variety of fruit available for children's breaks.

4.21 TOURIST INFORMATION ENQUIRIES AT LURGAN, PORTADOWN AND LOUGH NEAGH DISCOVERY CENTRE TIPs (D23/2015)

Report by: Bronagh Harbinson, Project Officer

SLA agreements are operational at Lurgan Town Hall, Millennium Court Arts Centre and Lough Neagh Discovery Centre VIPs for the provision of visitor information.

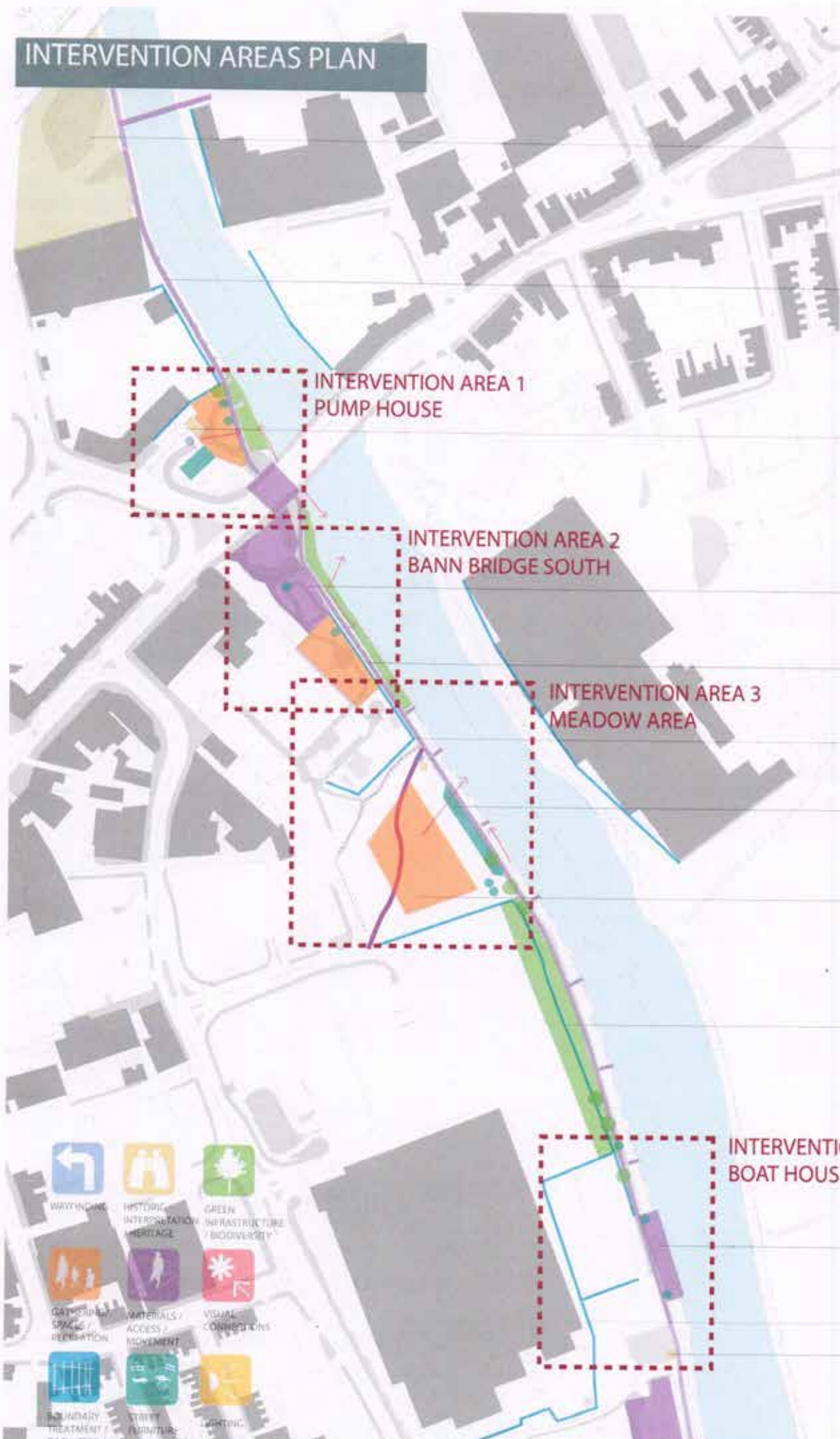
Monthly enquiry statistics are detailed below.

DECEMBER 2014			
	COUNTER	TELEPHONE	TOTALS
Lough Neagh Discovery Centre	407	56	463
Millennium Court Arts Centre	332	23	355
Lurgan Town Hall	75	0	75

INTERVENTION AREAS PLAN

Appendix 1A

Old Town Quay Proposed Scheme



INTERVENTION AREA 1
PUMP HOUSE

INTERVENTION AREA 2
BANN BRIDGE SOUTH

INTERVENTION AREA 3
MEADOW AREA

INTERVENTION AREA 4
BOAT HOUSE

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- WAYFINDING
- HISTORIC INTERPRETATION / HERITAGE
- GREEN INFRASTRUCTURE / BIODIVERSITY
- GAMING / SPACES / RECREATION
- MATERIALS / ACCESS / MOVEMENT
- VISUAL CONNECTIONS
- BOUNDARY TREATMENT / DECLUSTER
- STREET FURNITURE
- LIGHTING

-
-
-
-
-



OR TABLES WITH BENCHES FOR COFFEE
AND PICNIC USE



ISH PUMP HOUSE
FFEE KIOSK WITH
OR AREA

O HALDANE FACTORY
S ENQUIRY

DS TO BE REFURBISHED
AGE TO PROPOSED



ING AND INTER-
IN BOARD WITH
ED LIGHTING

HALDANE FACTORY BOUNDARY

NEW RIVERBANK PLANTING WITH SUITABLE
ORNAMENTAL GRASSES AND SHRUBS.
POTENTIAL FOR COIR BLANKET

AMENITY GRASSED AREA

NEW LIGHTED BOLLARDS TO DEFINE
FOOTPATH AND IMPROVE SAFETY

PROPOSED LITTER BIN

COLOURED TARMAC OR RESIN
BONDED TO OUTDOOR COFFEE
AREA

CYCLE RACKS

RESURFACING OF SLIPWAY

RELOCATION OF EXISTING
MONOLITH

UPLIGHTERS TO HIGHLIGHT
BANN BRIDGE ARCHITECTURE

REALIGNMENT AND RESURFACING OF
FOOTPATH WITH COLORED TARMAC
OR RESIN BOND AGGREGATE

WILDFLOWER MEADOW
PLANTING

USE ENTRANCE AND SCREEN
IE FACADE WITH EXTRA PLANTING
NATIVE SHRUBS AND CLIMBERS

AL AREA TO ACCOMMODATE
UND IF PARKING TO BE
ERRED TO NEARBY PARKING

+101





EXISTING TREE
(approx. location)

PROPOSED ORNAMENTAL
SHRUBS AND GRASSES

PLANTED SPECIMEN TREES
RIVERSIDE FOOTPATH
NCE. SEMI-MATURE
m girth, i.e. Tilia
a, Quercus flex.

PLANTED MIXED SCREEN
PLANTING

PLANTED BOLLARDS TO
FOOTPATH AND

GRASSED AREA

SHADE TOLERANT MIXED
WILDFLOWER & FERNS
PLANTING

EXISTING FOOTPATH ALING-
MENT AND PLEASURE GAR-
DENS LAYOUT TO BE

REMOVE FENCE AROUND
PLEASURE GARDENS AND
AND SET BACK ALONG END
OF BOWLING GREEN

REALIGNMENT AND RESURFACING OF FOOTPATH
WITH COLORED TARMAC OR RESIN BOND AGGREGATE.
DIFFERENT COLOUR TO ADJACENT SEATING AREA

WAYFINDING AND
INTERPRETATION BOARD

EXISTING OLD LIGHTING
COLUMNS TO BE REPLACED

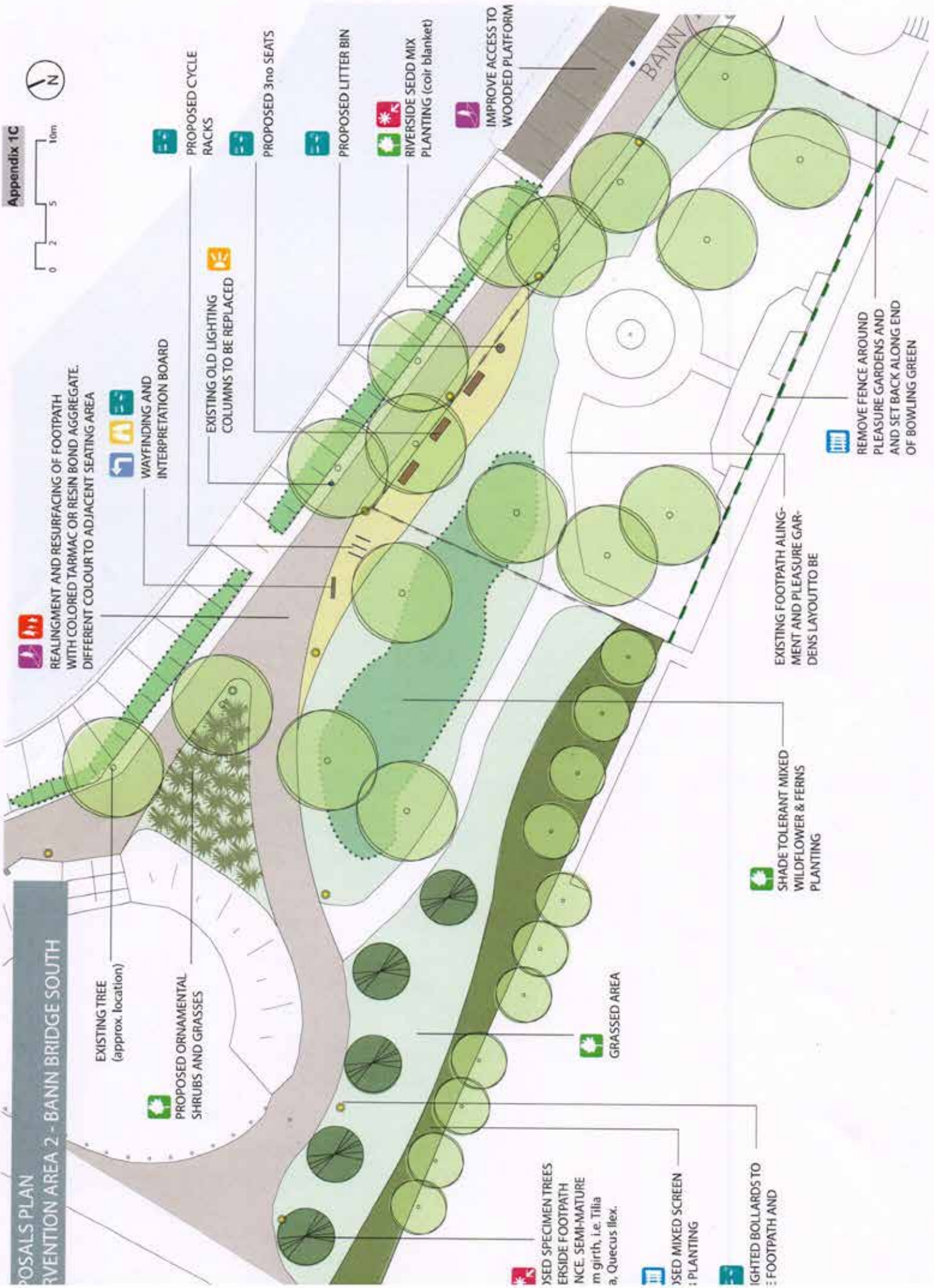
PROPOSED CYCLE
RACKS

PROPOSED 3no SEATS

PROPOSED LITTER BIN

RIVERSIDE SEDD MIX
PLANTING (coir blanket)

IMPROVE ACCESS TO
WOODED PLATFORM



SALES PLAN ENTENTION AREA 3 - MEADOW AREA

EXISTING OLD LIGHTING
COLUMNS TO BE REPLACED

RIVERSIDE SDO MIX
PLANTING (not marked)

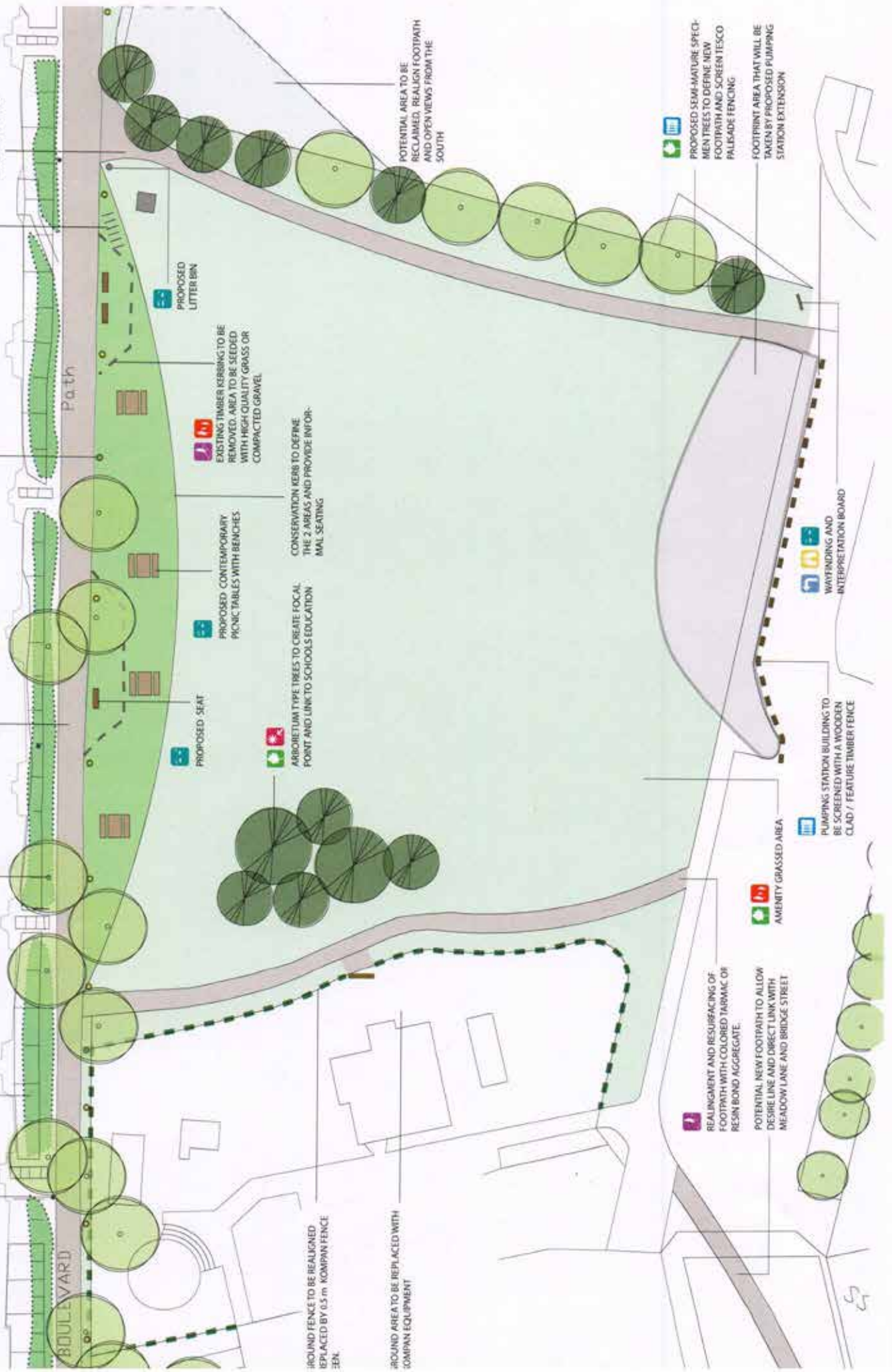
EXISTING TREES
(approx. location)

RESURFACING OF FOOTPATH WITH COLORED TARMAC
OR RESIN BOND AGGREGATE

NEW LIGHTED BOLLARDS TO DEFINE
FOOTPATH AND IMPROVE SAFETY

PROPOSED CYCLE
BACKS

PROPOSED FOOTPATH TO ALLOW FOR
DESIRE LINE COLORED TARMAC OR RESIN
BOND AGGREGATE



ROUND FENCE TO BE REALIGNED
REPLACED BY 6.5m KOMPAN FENCE
SEN

ROUND AREA TO BE REPLACED WITH
KOMPAN EQUIPMENT

POTENTIAL AREA TO BE
RECLAIMED, REALIGN FOOTPATH
AND OPEN VIEWS FROM THE
SOUTH

REALIGNMENT AND RESURFACING OF
FOOTPATH WITH COLORED TARMAC OR
RESIN BOND AGGREGATE

POTENTIAL NEW FOOTPATH TO ALLOW
DESIRE LINE AND DIRECT LINK WITH
MEADOW LANE AND BRIDGE STREET

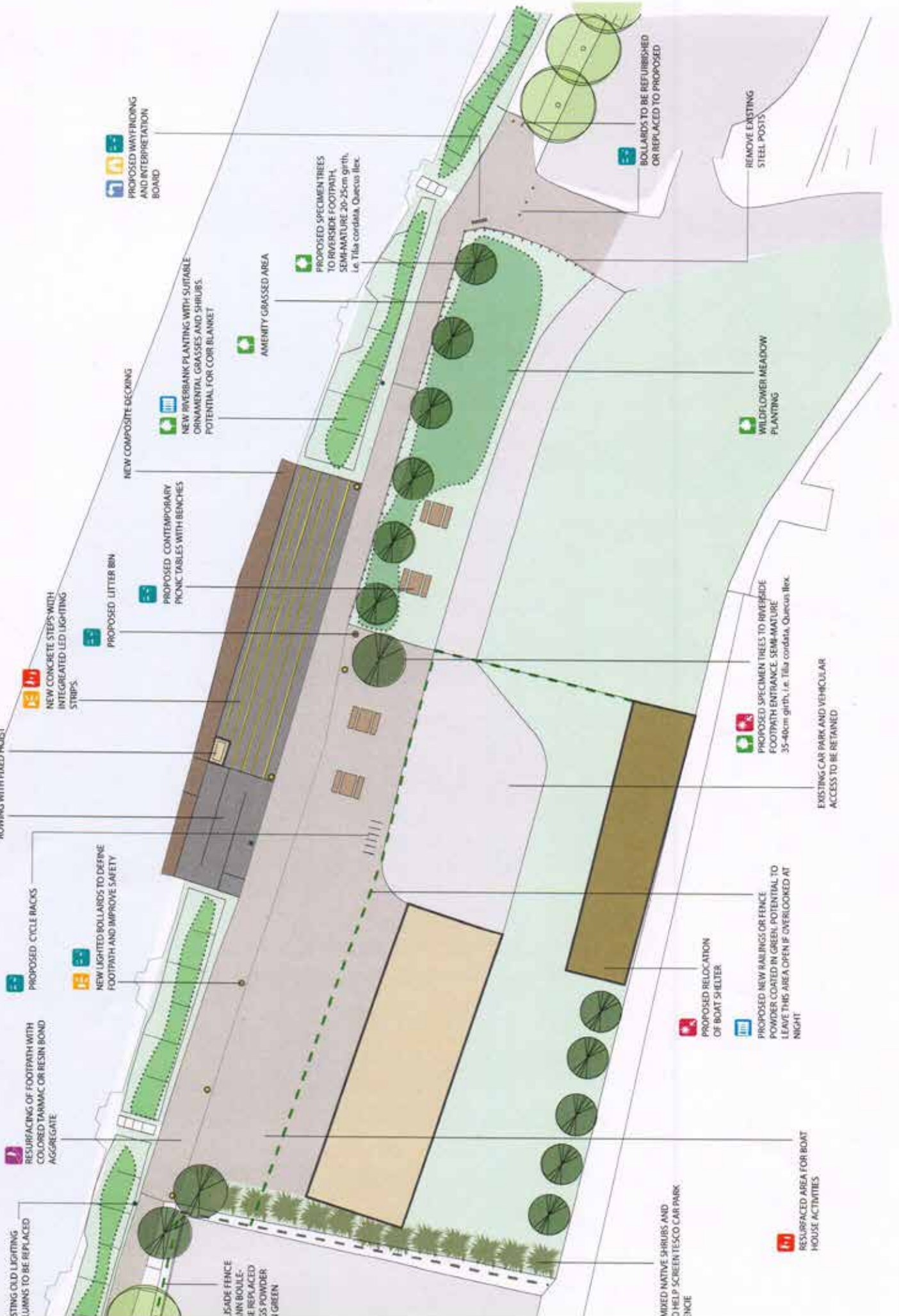
AMENITY GRASSSED AREA

PUMPING STATION BUILDING TO
BE SCREENED WITH A WOODEN
CLAD / FEATURE TIMBER FENCE

WAYFINDING AND
INTERPRETATION BOARD

PROPOSED SEMI-MATURE SPECI-
MEN TREES TO DEFINE NEW
FOOTPATH AND SCREEN TESCO
PALEADE FENCING

FOOTPRINT AREA THAT WILL BE
TAKEN BY PROPOSED PUMPING
STATION EXTENSION



EXISTING OLD LIGHTING LUMENS TO BE REPLACED

RESURFACING OF FOOTPATH WITH COLORED TARMAC OR RESIN BOND AGGREGATE

PROPOSED CYCLE RACKS

RAMP FOR DISABLED ACCESS / ADAPTIVE ROWING WITH FIXED HOIST

NEW CONCRETE STEPS WITH INTEGRATED LED LIGHTING STRIPS

PROPOSED LITTER BIN

NEW RIVERBANK PLANTING WITH SUITABLE ORNAMENTAL GRASSES AND SHRUBS. POTENTIAL FOR COR BLANKET

AMENITY GRASSED AREA

PROPOSED SPECIMEN TREES TO RIVERSIDE FOOTPATH, SEMI-MATURE 20-25cm girth, i.e. Tilia cordata, Quercus ilex.

PROPOSED WAYFINDING AND INTERPRETATION BOARD

JADE FENCE IN BOULEVARD TO BE REPLACED 25 POWDER GREEN

PROPOSED CONTEMPORARY PICNIC TABLES WITH BENCHES

PROPOSED SPECIMEN TREES TO RIVERSIDE FOOTPATH ENTRANCE, SEMI-MATURE 35-40cm girth, i.e. Tilia cordata, Quercus ilex.

EXISTING CAR PARK AND VEHICULAR ACCESS TO BE RETAINED

PROPOSED RELOCATION OF BOAT SHELTER

PROPOSED NEW RAILINGS OR FENCE POWDER COATED IN GREEN. POTENTIAL TO LEAVE THIS AREA OPEN IF OVERLOOKED AT NIGHT

RESURFACED AREA FOR BOAT HOUSE ACTIVITIES

MIXED NATIVE SHRUBS AND HELP SCREEN/TESCO CAR PARK

BOLLARDS TO BE REFINISHED OR REPLACED TO PROPOSED

REMOVE EXISTING STEEL POSTS

WILDFLOWER MEADOW PLANTING

ODHOUSE CODA RANGE



BENCH

CYCLE STAND

BOLLARD

LITTER BIN

VESTRE PICNIC TABLE

WAYFINDING

SIGNAGE

LUMINAIRE

XAP RANGE



DESFORD BENCH

BX12 INGLEBY BENCH

BX12 DESFORD PICNIC TABLE

BX12 INGLEBY SEAT

BX21 BREDBURY SEAT

BX11 BUDWORTH BIN

BX11 BLAKEMERE BIN

BX14 BOLLARD

SHEFFIELD CYCLE STNAD

NITUBES RANGE



EAST BOLLARD



DW WINDSOR VERTICAL ILLUMINATED BOLLARD

VEKSO ILLUMINATED BOLLARD

STREETLIFE R&R CYCLE STAND

STREETLIFE INTERPRETATION BOARD

STREETLIFE CYCLE STAND

BESPOKE INTERPRETATION BOARDS

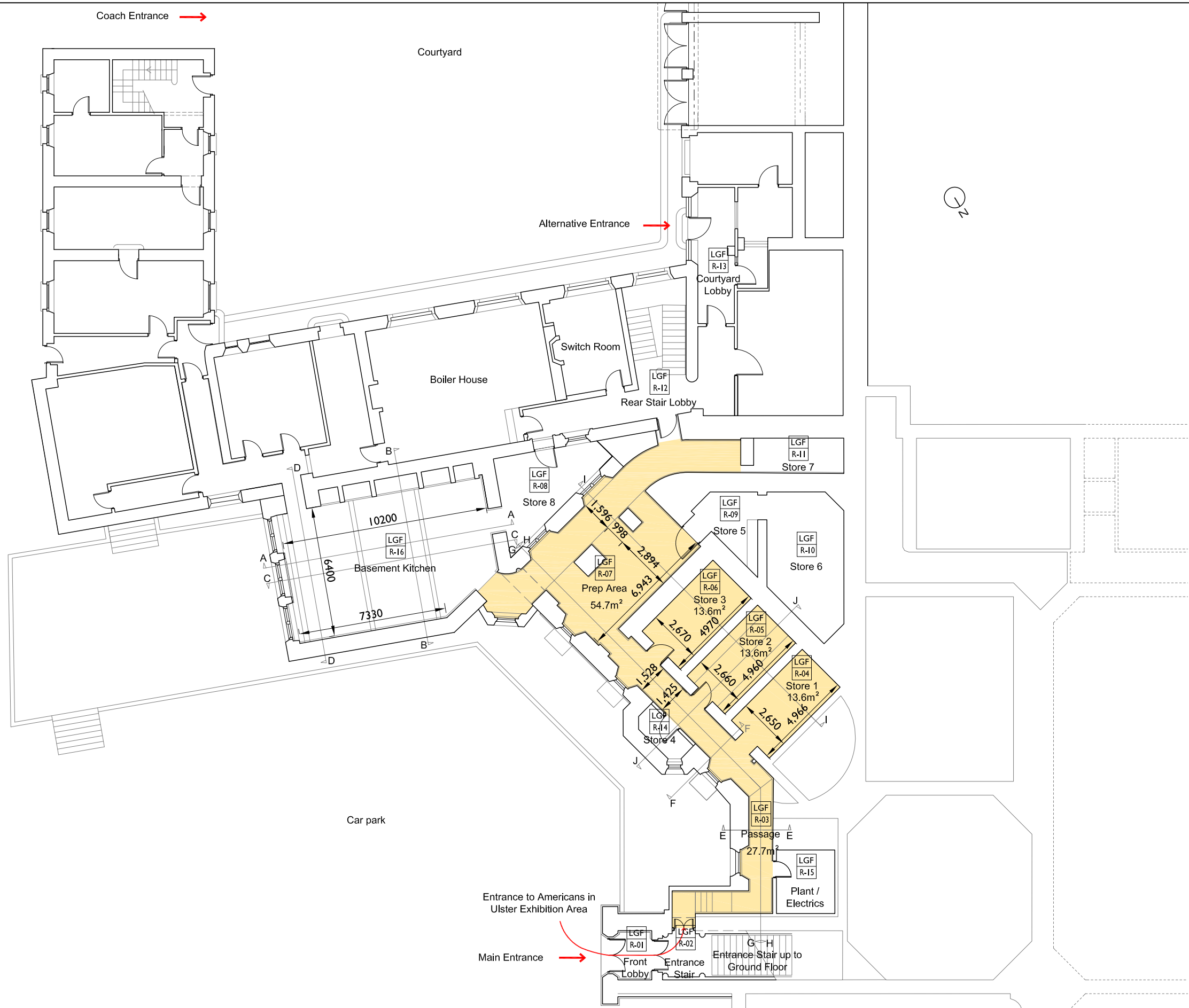
COLOURED TARMAC IN BUFF (LAFARGE ULTICOLOUR)



02/12/2014 15:35

Coach Entrance →

DO NOT SCALE THIS DRAWING



American's in Ulster Exhibition Area

Total Area - 123.2m²

Rev	Date	Description	By
I	xxxxxx	-	xx
revisions			



KRITERION
CONSERVATION ARCHITECTS

HAMILTON HOUSE
3 JOY STREET, BELFAST, BT2 8LE
t: +44 (0) 28 9024 3911 f: +44 (0) 28 9023 3249
e: belfast@kriterion.co.uk

client
Friends of Brownlow House
project
Brownlow House Americans in Ulster Exhibition

drawing
Existing Lower Ground Floor Plan
job no
K1427
dwg no
S01
revision

scale
1:200/A3
date
15.01.15
drawn
SM
checked
NM

Also at: 20 Queen Street, Derry BT48 7EQ t: +44 (0) 28 7137 0017 f: +44 (0) 28 7137 4794 e: derry@kriterion.co.uk
DO NOT SCALE FROM THIS DRAWING All dimensions are in millimetres unless otherwise indicated © Copyright Kriterion Conservation Architects

COMMUNITY DEVELOPMENT FACILITY CHARGES

TOWN HALLS, BROWNLOW HUB

& COMMUNITY CENTRES

ROOM & EQUIPMENT HIRE CHARGES

1ST APRIL 2015 – 31ST MARCH 2016



COMMUNITY RESOURCES

ALL PRICES ARE DOUBLED ON PUBLIC HOLIDAYS & COMMERCIAL/STATUTORY ACTIVITIES

**ALL CENTRES/HALLS CLOSE AT 2.00 AM
(UNLESS PREVIOUS WRITTEN PERMISSION HAS BEEN GRANTED)**

PERFORMING RIGHTS MINIMUM CHARGE £2.36 PER SESSION

Large functions will be required to pay an advanced deposit (25% of booking cost).

TOWN HALLS

		2015/2016
Main Hall	Per Hour	21.00
Stage	Per Hour	15.00
Minor Hall (inc sml Kitchen)	Per Hour	15.00
Basement (LTH only)	Per Hour	10.00
Rehearsal Rate	Per Hour	15.00
Large Room	Per Hour	10.00
Medium Room	Per Hour	7.00
Small Room	Per Hour	5.00
Large Kitchen	Per Hour	8.00
Small Kitchen	Per Hour	5.00
<u>Youth Rate</u>	(i.e. up to 18 yrs old)	
Main Hall	per hour	9.00
<u>Senior Citizens/Disability Rate</u>	(Senior Citizens 60 yrs+)	
All Rooms	per hour	5.00
Pre-school/Mothers & Toddlers	per hour	5.00

BROWNLOW HUB

Main Hall	Per Hour	21.00
Large Room	Per Hour	10.00
Medium Room	Per Hour	7.00
Small Room	Per Hour	5.00
Large Kitchen	Per Hour	8.00
Small Kitchen	Per Hour	5.00
Child Care Space	Per Hour	10.00
<u>Youth Rate</u>	(i.e. up to 18 yrs old)	
Main Hall	per hour	9.00
<u>Senior Citizens/Disability Rate</u>	(Senior Citizens 60 yrs+)	
All Rooms	Per Hour	5.00

COMMUNITY CENTRES

Main Hall (inc kitchen)	Per Hour	13.00
Large Room	Per Hour	10.00
Medium Room	Per Hour	7.00
Small Room	Per Hour	5.00
Kitchen	Per Hour	5.00

<u>Youth Rate</u>	(i.e. up to 18 yrs old)	
Main Hall	Per Hour	9.00
Birthday Parties (Room & Kitchen)	Per Hour	13.00

<u>Senior Citizens/Disability Rate</u>	(Senior Citizens 60 yrs+)	
All Rooms	Per hour	5.00

Pre-school/Parent & Toddlers	Per hour	5.00
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Childcare Space – Killicomaine (pre- school playgroup only)	Per hour	7.50
Childcare Space – Killicomaine	Per hour	10.00

Weddings (Service only)		
Monday – Friday	Per hour	- 30.00
Saturday	Per hour	- 40.00

All Facilities

Weddings/Private/Large Functions:

Up to 100 Guests for maximum of 5 hours & including use of kitchen	120.00
Over 100 Guests for maximum of 5 hours & including use of kitchen (after 5 hours normal room rates will be charged)	250.00

Large Function	pre set up charge	25.00
Large Function	post set up charge e.g. dishwashing/clearance	25.00

Refreshment Facility

Tea & Coffee (biscuits optional)	per head	0.75
Tea, Coffee & scone	per head	1.25

*Stage Set-up Design	per session	35.00
*Use of Car Park for Car Boot Sales	per session	22.00

NI Blood Transfusion	FREE OF CHARGE
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Room reservation to be charged per day	25.00
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Cancellation Policy

Cancellations of bookings by Community Groups must be made with the Bookings Officer 48 hours/ 2 working days before the start of booking. Long standing users may be reallocated another date at Managers Discretion.

Large productions/concerts/events must give 10 day's notice to accommodate staff rotas and resources.

Refunds will only be made if above terms are adhered to or in exceptional circumstances.

EQUIPMENT HIRE CHARGES

ITEM	DAILY	PER WEEK OR PART THEREOF	RETURNABLE DEPOSIT WHERE APPLICABLE
Chairs per 10 (min.)	5.00	12.00	
Chairs per 100	40.00	80.00	
Tables Large (each)	3.00	8.00	
Tables Small (each)	2.00	5.00	
Tables per 10 (or more pro rata)	2.50	(each) 6.00	
Crockery per 50 settings minimum (ie cups, saucers side plates) each	8.00	24.00	20.00
Dinner plates per 50	5.00	16.00	
Cutlery per 50 settings (knives, forks, soup and dessert spoons)	5.00	12.00	
Glasses 1 – 100 (extra pro rata)	5.00	12.00	
Bain Marie	10.00 per session		
Other items each (sugar Bowls, jugs, teapots, gravy boats etc)	1.00	2.00	
Staging Units each	12.00	20.00	
Portable Stage (Hub)	35.00 per session		
Curtains & Steps	5.00	10.00	
Portable Dance Floor (2x25m ²)	12.00	50.00 (each)	
Flip Chart & Paper	10.00 per session		
*Piano (on site only)	8.00 per session		
Stage Star Cloth	25.00 per booking		
Platform Steps (suitable for choir)			
3 Pieces	12.00	20.00	5.00
6 Pieces	24.00	35.00	10.00
*Data Projector	5.00 per session		
*Lap Top	5.00 per session		
*Screen	5.00 per session		

OFFICE SERVICES

		Per Sheet
Photocopying (black)	A3 or A4	0.10
Colour per copy	A3 or A4	0.50

*** A session is equal to half a day e.g. 4 hours maximum.**

MOBILE STAGING UNIT

MOBILE STAGING UNIT:

Hire charge	£500
Returnable Deposit	£250

CONDITIONS

Conditions of hire of Mobile Staging Unit:

- Provision of public liability insurance
- That the hirer accepts responsibility for injury to persons etc using the equipment
- The hirer agrees to meet the cost of making good all damage etc. to the equipment
- The Council shall not be responsible for any loss, damage or injury to any person or persons suffered by reason of act, neglect or default of the Council, its agents, servants or workmen or any defect in the equipment etc.

DEPOSIT

A deposit equivalent to the hire charge to be lodged prior to the date of booking. This will be refunded in full subject to the unit being returned undamaged.

POLICY

It is recommended that:

- No reduction in the quoted rates be given to commercial organisations or where the proposed event is being held for commercial purposes
- That where a charitable or non-profit making organisation requests the use of the equipment a reduction on the normal hire charge of 50% will be given, except where the organisation is already in receipt of Council support for the event. On such an occasion no reduction in the normal hire charge will be made.
- All Community Associations/Groups in receipt of Council support for an event, requesting the use of the staging unit be offered a 50% reduction on the normal hire charge.

CONDITIONS FOR EQUIPMENT HIRE

- (i) No items will be hired unless a Resource Hire Form is completed and goods paid for in advance .
- (ii) Items may be collected one day prior to usage and returned not later than 10.00am on the day following usage. Times kept in excess before or after will be charged at the appropriate rate.
- (iii) Weekend use will count as one day provided that items are returned not later than 10.00am on Monday.
- (iv) Any damage or failure to return the item/s may result in forfeiture of deposit. Where costs of repairs exceed deposits the Council reserve the right to recoup such excess from hirers.
- (v) All items must be returned in a clean condition and all catering equipment will be properly washed and dried by the hirer prior to return. Failure to do so may result in total forfeiture of deposit.
- (vi) It will be the responsibility of the hirer to check on the numbers of items and condition of same at the time of collection/acceptance.
- (vii) Transport of all goods/equipment is the responsibility of the hirer.
- (viii) Suitable transport must be used, when hirer collects/returns all resource items.
- (ix) The Council reserve the right to alter these conditions without notice.

Appendix 4

Locations for NHW Signs – Regents Wood, Magheralin	
Street Light No.	Location
0101	
0104	
0107	
0109	
0302	Second entrance to the left

Locations for NHW Signs – Glencroft, Magheralin	
Street Light No.	Location
01	
04	
07	
08	
15	

Appendix 5A

COSTINGS LURGAN OPTIONS APPRAISAL

CENTRE	OPTION 1 (£150K)	OPTION 2 (£500K)
NORTH LURGAN COMMUNITY CENTRE	1 x Multi-purpose sports/ dance studio (small) £45K 1 x Meeting Room (small) £9K 1 x Meeting Room (large) £15K 1 x Storage (small) £5K 1 x Office space (small) £4K 1 x Kitchen (small) £8K 1 x Toilets inc disabled (small) £2K General upgrading £25K Equipment inc I.T. £15K Fees/costs £22K	1 x Multi-purpose sports/ dance studio (large) £62K Improvements/extensions Main Hall £120K 2 x Meeting Rooms (small) £18K 2 x Meeting Room (Large) £30K 3x Storage (large) £24K Office space (large) £15K Kitchen (small) £4K Kitchen (large) £11K 2 x Toilets inc disabled (large) £7K General upgrading £50K Equipment £20K Miscellaneous – Circulation routes Security & Underfloor heating £95K Fees/Costs £44K
MOURNEVIEW COMMUNITY CENTRE	1 x Multi-purpose sports/ dance studio (small) £45K 1 x Meeting Room (small) £9K 1 x Meeting Room (large) £15K 1 x Storage (small) £5K 1 x Office space (small) £4K 1 x Kitchen (small) £8K 1 x Toilets inc disabled (small) £2K	1 x Multi-purpose sports/ dance studio (large) £62K Improvements/extensions Main Hall £120K 2 x Meeting Rooms (small) £18K 2 x Meeting Room (Large) £30K 3x Storage (large) £24K Office space (large) £15K Kitchen (small) £4K

	General upgrading Equipment inc I.T. Fees/costs	£25K £15K £22K	Kitchen (large) 2 x Toilets inc disabled (large) General upgrading Equipment Miscellaneous – Circulation routes Security & Underfloor heating Fees/Costs	£11K £7K £50K £20K £95K £44K
AVENUE ROAD COMMUNITY CENTRE	1 x Multi-purpose sports/ dance studio (small) 1 x Meeting Room (small) 1 x Meeting Room (large) 1 x Storage (small) 1 x Office space (small) 1 x Kitchen (small) 1 x Toilets inc disabled (small) General upgrading Equipment inc I.T. Fees/costs	£45K £9K £15K £5K £4K £8K £2K £25K £15K £22K	1 x Multi-purpose sports/ dance studio (large) Improvements/extensions Main Hall 2 x Meeting Rooms (small) 2 x Meeting Room (Large) 3x Storage (large) Office space (large) Kitchen (small) Kitchen (large) 2 x Toilets inc disabled (large) General upgrading Equipment Miscellaneous – Circulation routes Security & Underfloor heating Fees/Costs	£62K £120K £18K £30K £24K £15K £4K £11K £7K £50K £20K £95K £44K

Appendix 5B

LURGAN RUGBY CLUB PROPOSAL

Lurgan Rugby Club wish to redevelop their current site which will include upgrading of sports and training facilities as well as their club house.

The club currently has a site of approximately 14 acres

It Is proposed that the new facility would involve a merger between the Rugby Club, Cricket Club and Lurgan Hockey Club.

Representatives of Lurgan Rugby Club have been working on redevelopment proposals since late 2013 through the engagement of a consultant to consider development options and the carrying out of a community audit and production of a draft plan (funded by DSD Neighbourhood Renewal)

Lurgan Rugby Club Management would welcome an approach from Council to consider how community needs could be factored into their plans for the redevelopment of their club house should Council wish to pursue this option.

Lurgan Rugby Club's Management are aware that this would involve a form of partnership agreement as a means of protecting local community interests as well as Councils financial investment.

Lurgan Rugby Club's current plans for the redevelopment of their club house includes a social area, changing rooms, gym and the provision of community space could be built into these draft proposals should Council wish to peruse this option.

Lurgan Rugby Club are of the view that the transfer of community centre activities to its development proposal would benefit both sports and community interest in a number of ways not least in terms of sustainability.

Appendix 5C

Community Centers within the borough.

Estimated costs for various proposals of construction works, covering:

- Modest refurbishment
- Restructuring
- Extension

This report is to be seen as estimated costs only-providing a general but simple approach in creating facilities required to that of a community centre to a basic standard- however, all construction works are site specific, therefore these figures should only be used as an estimate to work from, taking into consideration other factors off importance.

Facilities required:

1. Studio/ dance facility
2. Large meeting room
3. Small meeting room
4. Large storage area
5. Small storage area
6. Office space
7. Kitchen facility
8. Toilets Male/Female
9. Toilets Children
10. Disabled unisex unit
11. General upgrading- redecoration, repainting and refurbishment (aesthetics)- site specific

1. Studio/ dance space

Approx size: This type of facility is deemed as a **flexible** space- therefore various sizes can be created and implemented into the site specific and its existing environment. Due to the current size and formation of the centers under review, it was felt that a studio space of the following dimensions would deem appropriate:

60m²/80m²- allows for approx 10-14 people

Estimated cost for building type:

Assembly: Hall @ 763- £/m²

60m²= £45k approx

80m²=£62k approx

2+3. Meeting rooms

Approx size: This type of facility is also deemed as a **flexible** space- therefore various sizes can be created and implemented into the site specific and its existing environment. If more than

one, make them different sizes. Alternatively, have one space that can be divided using sliding folding doors; although some of these do not provide adequate sound insulation. At least one meeting room should have direct access to the main hall.

Small meeting room: - 12m²- allows for approx 6 people

Large meeting room: - 19m²- allows for approx 8-12 people

Estimated cost for building type:

Assembly: Hall @ 763- £/m²

12m²= £9.2k approx

19m²=£15k approx

4+5 Storage rooms

Approx size: This type of facility is also deemed as a **flexible** space- therefore various sizes can be created and implemented into the site specific and its existing environment. Alternatively, have one space that can be divided using sliding folding doors or temporary wall partitions that can adapt to the space, as well as various user types and their equipment. A separate store should be provided for each main facility as well as the centers user groups:

i.e.

- Kitchen
- Sports
- Seating and other furniture
- Crèche/pre-school
- Maintenance, centre equipment etc

The kitchen store should be directly accessible from the kitchen, the others from the hall. Storage space should be as generous as where possible.

Small store room: - 6m²

Large store room: - 16m²

Estimated cost for building type:

Assembly: Hall @ 763- £/m²

6m²= £5k approx

16m²=£12k approx

6. Office space

Approx size: This type of facility is also deemed as a **flexible** space- therefore various sizes can be created and implemented into the site specific and its existing environment. Office features:

- Less provision of workstations for full-time individuals
- Furniture and settings for groups, project teams, and space shared over time
- Furniture to support varied and intensive IT use
- Ability to support different users over time.

Small office space: - 5m²- allows for approx 1 person

Medium office space: - 7m²- allows for approx 2 people

Large office space: - 19.5m²- allows for approx 4 people

Estimated cost for building type:

Assembly: Hall @ 763- £/m²

5m²= £3.8k approx

7m²=£5.3k approx

19.5m²= £15k approx

7. Kitchen Facility

Approx size: This type of facility is also deemed as a **flexible** space- therefore various sizes can be created and implemented into the site specific and its existing environment. There should be little need for more than a domestic kitchen. If catered functions are expected, provide space for setting out and final preparations. Standard fittings measured overall for depth and width and from underside worktop to top of plinth for height.

Small kitchen space: - 11m²- allows for approx 4 people

Larger kitchen space: - 14m²- allows for approx 7 people

Estimated cost for building type:

Assembly: Hall @ 763- £/m²

11m²= £8.3k approx

14m²=£10.6k approx

Estimated cost for building type: Domestic level

House: @ 573- £/m²

11m²= £6.3k approx

14m²=£8k approx

8, 9 +10. Toilets Male/Female, children and disabled unisex unit

Approx size: Separate toilets will be needed for men, women and disabled people. There may also be a need for smaller toilets for little children. Unisex baby-changing facilities should be provided. If considerable sports usage is expected, showers will be necessary for each sex. This type of facility is also deemed as a **flexible** space to a certain degree- various sizes can be created and implemented into the site specific and its existing environment; however the actual dimensions for the toilets and vanity units as well as the necessary regulations are restricted to a certain standard.

2.2m² allows for approx 1 toilet and sink. 1 toilet for 1 to 5 people

4.5m² allows for approx 2 toilets and 2 sinks. 2 toilets for 6 to 25 people

3.3m² (2.2m x 1.5m) 1 disabled unisex unit

Preschool/nursery 1 toilet per 10 infants

Estimated cost for building type:

Assembly: Hall @ 763- £/m²

2.2m²= £1.7k approx

4.5m²=£3.4k approx

3.3m²=£2.5k approx

11. General upgrading- redecoration, repainting and refurbishment (aesthetics) - site specific

This sum can be calculated on various levels, both on a domestic and commercial level due to the specific works entailed and their modest environment.

Brief review of the current state of each centre

The facilities identified above as necessary (and the corresponding cost estimates compiled) following a brief review of each centre allow for a tailored specification to meet centre needs.

Mourneview

Hall

- Hall in fairly good condition- possibility of additional mirrors here, to provide a studio/dance facility also

Limited storage space

- extremely restricted for accessibility and movement of existing equipment

Projecting stage-

- health and safety hazard in recreation space
- prevents certain activities to be carried out within hall-
- Currently not in use- no genuine need

Meeting rooms

- Current meeting room is large enough to be separated (partition)
- Additional meeting room would be favorable

Overall Appearance

- Centre is very much in need of general redecoration and refurbishment such as painting, cleaning and general maintenance and repairs both internal and external.
- Re-structuring a possibility here

Avenue Road

Hall

- Hall in fairly good condition- possibility of additional mirrors here, to provide a studio/dance facility also

Storage space

- Fairly generous storage space, however limited for the four different user groups as well as fire escape
- Poor layout within current storage space- due to fire escape
- Additional storage would be needed for the pre-school facility
- Additional storage would be needed for the general storage of cleaning/maintenance equipment etc for the centre itself as well as a cleaners sink.

Overall layout-

- Extremely poor
- Relocation of main office to front of centre-easy identification of main access, better security for the main user group of the pre-school- no lockable doors within
- Current location of kitchen- extremely restricting-only access to current meeting room
- Current location of kitchen- health and safety issue with being accessed of the main hall- which is also the main preschool accommodation
- Re-structuring a possibility here

Meeting rooms

- Current meeting room is only accessed via the kitchen
- Additional meeting room would be favorable to accommodate the user's needs- as well as being better laid out, private and more accommodating.

Office space

- Additional office space would be beneficial for the pre-school as currently this facility is a desk within the hall itself- health and safety issue as well as a privacy issue.

Additional toilet Facilities

- Children's toilet is not available- preschool therefore has to use the adult toilets- no baby/ changing facilities available
- Preschool is a dominant user therefore an additional toilet for children would prove viable here- no baby/ changing facilities available

Overall Appearance

- Centre is very much in need of general redecoration and refurbishment such as painting, cleaning and general maintenance and repairs both internal and external.

North Lurgan

Limited storage space

- extremely restricted for accessibility and movement of existing equipment
- limited storage for the different user groups and their equipment
- Poor layout within current storage space
- Additional storage would be needed for the pre-school facility
- Additional storage would be needed for the general storage of cleaning/maintenance equipment etc for the centre itself
- Additional storage would be needed for the numerous user groups
- Possible extension to the rear at the fire exit location would be a possibility for additional storage without impacting on the sensory garden.

Additional toilet Facilities

- Children's toilet is available within the general adult toilets- however, all toilets could be upgraded to current regulations and standards
- Preschool is a dominant user therefore an additional toilet for children would prove viable here- no baby/ changing facilities available

Meeting rooms

- Current meeting rooms available but limited for current demand and needs
- Additional meeting room would be favorable to accommodate the user's needs- extension to the side of the building would be best suited to keep all meeting rooms etc to one side- as well as protecting the sensory garden (however access to rear would need to be maintained here)

Overall Appearance

- Centre is very much in good condition however could benefit from general redecoration and refurbishment such as painting, cleaning and general maintenance/upgrading both internal and external.

In conclusion these estimated costs provide a general approach to creating the facility required at a basic standard; however, all construction works are site specific therefore these figures should only be used as an estimate to work from, taking into consideration other factors such as:

1. **Circulation routes/spaces** to access these facilities as well as make them functional
2. **Security** elements to be imposed
3. **Materials** used
4. **Fit out**
5. **Service distribution-** to accommodate with the specific needs of the building
6. **Maintenance** access
7. **Structure** elements
8. Specific **lighting** requirements
9. Specific **sound** requirements
10. **Fire** requirements
11. **Professional services/consultancy**
12. **Standard regulations/requirements required**

Lurgan Community Centre Option Appraisal Update – 24/11/2014

On Monday 24 November the consultants met with elected members from the Lurgan area to review the initial conclusions from the work on the Lurgan Community Centres Option Appraisal. Elected members had a useful discussion in relation to the way forward noting that a wide range of factors outside Council's control, including the very divided nature of Lurgan, the existence of community centres which had been designed at a time when community needs were different and the work of independent organisations in developing sports and community facilities within the town would all impact on future provision. The following conclusions were reached:

- Craigavon Borough Council has already set aside around £900,000 in its Capital Scheme for potential capital improvements to the three community centres.
- To the larger Armagh Banbridge and Craigavon District Council, the needs of the Lurgan community may seem a lower priority, particularly as there are few Council funded community centres outside Craigavon.
- It was recognised that North Lurgan Community Centre was no longer large enough to meet community needs in the area.
- It was noted that North West Lurgan does not have access to community centre provision at present.
- Both Avenue Road and Mourneview Community Centres were felt to be poorly laid out and not suitable for many of the activities that the community would like to use them for. The nature of the facilities was considered to play a part in poor usage.
- A discussion in relation to the possible options for the future concluded that:
 - Doing nothing was not a serious option.
 - A single facility to serve the whole of Lurgan would be virtually impossible to deliver in the near future and should therefore be rejected.
 - There were strong arguments for carrying out modest refurbishment and some restructuring of provision at both Avenue Road and Mourneview to better meet current community needs.
 - There was a strong justification for extending community centre provision at North Lurgan as this facility is heavily used and cannot meet current demand.

- Council should enter into discussions with potential partners in North West Lurgan to consider how a modest community facility can be provided in conjunction with an existing organisation.
- Council should consider how to better engage the local community in relation to the programming and operation of the community centres although it was agreed that ownership of these must remain within Council's control.
- It was noted that in consultation community members strongly rejected the idea of any provision shared with the rugby club. Further facilitated discussions, between the community in Avenue Road and Mourneview and Lurgan Rugby Club, may be worth undertaking to determine whether any agreement could be reached on future development of facilities at the rugby club. It was acknowledged however that the likelihood of this achieving a successful outcome in the short term was small.

COMPARATIVE STATEMENT REPORT**APPENDIX 6****APRIL 2014 TO DECEMBER 2014****DEVELOPMENT DEPARTMENT**

Expenditure Heading	Annual Budget £000's	Budget YTD £000's	Actual Spend YTD £000's	Total Variance Overbudget/ (Underbudget) £000's
Employee Costs	2,367	1,775	1,859	84
Premises Costs	297	225	233	8
Transport Costs	29	21	39	18
Supplies & Services	1,270	1,052	1,129	77
Support Costs	86	65	65	0
TOTAL EXPENDITURE	4,049	3,138	3,325	187
Income	(1,141)	(856)	(1,027)	(171)
NET EXPENDITURE	2,908	2,283	2,298	16

NOTE: Budget figures above do not include loan charges of £630K. Total 2014/15 budget £3,537K

Summary of Variations – Development Department 2014-2015
April 2014 to December 2014

Heading	Amount Over/ (Under) budget £000's	Explanation/Comment
<u>Employee Costs</u>	84	There has been additional costs within Economic Development to assist with the large number of grant related projects. Community centre employee costs are also over budget at present. Please note this position includes all expenditure on overtime, agency and casual staff.
<u>Premises Costs</u>	8	Maintenance costs for the community centres are currently over budget.
<u>Transport costs</u>	18	There have been travel expenses for economic development programmes and attending various conferences, some of which has been funded.
<u>Supplies & Services</u>	77	There has been over spends on grant related projects such as SOAR which is covered by income shown below.
<u>Support Costs</u>	0	
<u>Income</u>	(171)	Community Centre's income is currently above budgeted figures. Additional income has been received to cover expenditure on grant related projects shown above.
<u>Total</u>	16	

Appendix 8

All Development (YTD = Year to Date LTS = Long Term Sick)												
	2011/12	YTD	LTS	2012/13	YTD	LTS	2013/14	YTD	LTS	2014/15	YTD	LTS
April	5.97	5.97	96.9	1.44	1.44	41.7	2.27	2.27	60.5	6.80	6.80	80.0
May	4.56	5.26	72.3	4.41	2.92	0.00	5.17	3.72	23.1	6.3	6.55	65.0
June	4.61	5.04	81.3	3.93	3.26	84.8	4.77	4.04	80.6	6.63	6.57	66.1
July	1.90	4.26	73.1	2.45	3.06	74.4	7.18	4.84	64.0	6.26	6.49	87.5
August	1.19	3.65	0.00	2.37	2.92	45.5	9.38	5.75	81.6	8.01	6.80	87.2
Sept	2.18	3.40	62.9	3.70	3.05	66.1	5.99	5.79	76.4	5.76	6.63	89.5
Oct	0.99	3.06	33.3	3.12	3.06	17.2	4.30	5.58	78.4	6.28	6.57	72.4
Nov	2.63	3.00	0.00	5.39	3.35	43.3	6.36	5.67	52.5	6.42	6.56	70.2
Dec	0.57	2.73	0.00	7.45	3.81	65.6	6.15	5.73	72.4	3.95	6.27	92.6
Jan	1.14	2.57	0.00	7.24	4.15	50	4.81	5.63	73.7			
Feb	3.03	2.61	0.00	4.89	4.22	70.4	4.30	5.51	54.5			
March	2.51	2.61	65.9	7.30	4.47	75.7	3.39	5.33	33.3			

Development Absence period 1 st April 2014 to 31 st December 2014	
Division	% loss rate
Administration	2.36
Community Development	9.37
Development	3.14
PCSP	0.52
Economic Development	0.92
Land and Property Services	1.45

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**Table 4 : Development Absence
Year to Date (YTD%) & Long Term Sick (LTS%)**

	Administration			Community Development			Development			PCSP		
	2014/15	YTD	LTS%	2014/15	YTD	LTS%	2014/15	YTD	LTS%	2014/15	YTD	LTS%
April	0.00	0.00	0.00	11.1	11.1	0.00	0.00	0.00	0.00	0.00	0.00	0.00
May	1.67	0.83	0.00	9.83	10.4	68.47	0.00	0.00	0.00	0.00	0.00	0.00
June	3.97	1.88	0.00	9.97	10.3	71.19	0.00	0.00	0.00	0.00	0.00	0.00
July	1.64	1.82	0.00	8.67	9.89	87.13	11.81	2.95	100	4.76	1.19	0.00
August	0.00	1.46	0.00	11.23	10.16	65.57	13.87	5.14	100	0.00	0.95	0.00
Sept	0.00	1.21	0.00	7.95	9.79	92.39	0.00	4.28	0.00	0.00	0.79	0.00
Oct	5.13	1.77	0.00	9.58	9.76	81.42	0.00	3.66	0.00	0.00	0.68	0.00
Nov	8.82	2.65	0.00	9.47	9.73	80.81	2.59	3.53	0.00	0.00	0.59	0.00
Dec	0.00	2.36	0.00	6.54	9.37	95.59	0.00	3.14	0.00	0.00	0.52	0.00
Jan												
Feb												
March												
	Land and Property			Economic Development			Development Employees			Council		
	2014/15	YTD	LTS%	2014/15	YTD	LTS%	2014/15	YTD	LTS%	2014/15	YTD	LTS%
April	0.00	0.00	0.00	0.00	0.00	0.00	6.80	6.80	80.0	4.78	4.78	63.9
May	0.00	0.00	0.00	0.87	0.43	0.00	6.30	6.55	65.0	3.84	4.31	60.9
June	0.00	0.00	0.00	0.83	0.56	0.00	6.63	6.57	66.1	4.45	4.35	66.3
July	0.00	0.00	0.00	0.00	0.42	0.00	6.26	6.49	87.5	5.99	4.76	70.6
August	0.00	0.00	0.00	0.68	0.48	0.00	8.01	6.80	87.2	7.58	5.33	87.2
Sept	0.00	0.00	0.00	4.76	1.19	77.25	5.76	6.63	89.5	6.00	5.44	75.4
Oct	13.04	1.86	0.00	0.65	1.11	0.00	6.28	6.57	72.4	6.38	5.57	77.1
Nov	0.00	1.63	0.00	0.00	0.97	0.00	6.42	6.56	70.2	6.98	5.75	75.3
Dec	0.00	1.45	0.00	0.50	0.92	0.00	3.95	6.27	92.9	5.63	5.74	76.1
Jan												
Feb												
March												

Development Average Days Lost per employee for the Period 1st April to 31st December 2014 YTD

Division	% loss rate
April	1.3
May	2.5
June	3.8
July	4.9
August	6.4
September	7.7
October	9.0
November	10.2
December	10.6
January	
February	
March	

Days Lost Per Department by Month 2013/14

Directorate	Admin (6)	Community Development (54)	Development (7)	PCSP (3)	Economic Development (20)	Land& Property (1)	Total (91)
April	0	115	0	0	0	0	115
May	1	107	4	0	4	0	116
June	5	113	6	0	0	0	124
July	2	88	17	4	0	0	111
August	0	122	19	0	3	0	144
September	0	92	0	0	23	0	115
October	6	115	0	0	3	3	127
November	12	99	3	0	0	0	114
December	0	68	0	0	2	0	70
January							
February							
March							

Reasons for Absence

Table 4 below shows the reasons given for absence year to date 2014/15. The category of Neurological accounts for the highest at over 24 %.

Table 4 Reasons for absence YTD at 31st December 2014		
Absence Category	Days Lost	% of Total
Heart, Circulatory & BP	34	3.28
Chest & Respiratory	9	0.86
Back & Neck	142	13.71
Stomach , liver, kidney	91	8.78
Other Musculo-Skeletal	181	17.47
Pregnancy Related	34	3.28
Infections	90	8.69
Stress, Depression, Mental Health	179	17.28
Eye, Ear & Nose	7	0.68
Other	17	1.64
Neurological	252	24.32