

SCOTTISH BORDERS COUNCIL **Item No. 4**
LAUDER COMMON GOOD FUND WORKING GROUP

MINUTE of the MEETING of the LAUDER
COMMON GOOD FUND WORKING GROUP
held in Committee Room 1, Council
Headquarters, Newtown St Boswells on 4
September 2012 at 11.00 a.m.

Present:- Councillors D. Parker (Chairman), N. Watson.
Apology:- Councillor J. Torrance
In Attendance:- Managing Solicitor – Commercial Services, Senior Financial Analyst (A. Mitchell),
 Estates Surveyor - Property and Facilities Management (J. Morrison), Committee
 and Elections Officer (V. MacMillan).

MINUTE

1. The Minute of Meeting of 8 June 2012 had been circulated.

DECISION

APPROVED for signature by the Chairman.

FINANCIAL OUTTURN 2011/12

2. There had been circulated a report by the Chief Financial Officer providing a monitoring statement of the financial outturn for 2011/12, variances against the 2011/12 final budget and the effect upon Revenue and Capital Reserves at 31 March 2012. Appendix 1 was a new introduction which brought together key financial data on the Revenue Performance and Balance Sheet situation for 2011/12. Appendices 2 to 6 provided details on the Revenue budget, Grants paid and payable, Revenue and Capital reserves, a full Balance Sheet and details of the performance of the property portfolio. Appendix 4 showed the effect on accumulated reserves of the outturn for 2011/12. Appendix 5 showed an analysis of the Balance Sheet as at 31 March 2012. Members discussed the report and officers answered Members' questions.

DECISION

(a) **AGREED to APPROVE the financial performance for 2011/12 as shown in Appendix 2 and Grants Analysis provided in Appendix 3.**

(b) **NOTED:-**

- (i) **the key figures shown in Appendix 1;**
- (ii) **the balances on Revenue and Capital Reserves as shown in Appendix 4;**
- (iii) **the balance sheet as at 31 March 2012 provided in Appendix 5; and**
- (iv) **the Property Portfolio Performance provided in Appendix 6.**

BUDGET SETTING AND MONITORING FOR 3 MONTHS TO 30 JUNE 2012

3. There had been circulated copies of a report by the Chief Financial Officer providing a proposed budget for the year to 31 March 2013 for which approval was sought, together with details of transactions for the 3 months to 30 June 2012 and projections of the annual outturn with variances from the final budget and the effect on Revenue and Capital Reserves at 31 March 2013. Appendix 1 was a new introduction which brought together key financial data on Revenue performance and Balance Sheet situation for 2012/13. Appendices 2 to 5

provided details on the Revenue budget, Grants paid and payable, Revenue and Capital reserves and property income and expenditure. The proposed budget for 2012/13 was set out in Appendix 2 and had been prepared on a basis of prior year transaction levels and known changes. Appendix 4 showed the effect on accumulated reserves of the projected outturn for 2012/13. The Senior Financial Analyst answered Members' questions. Members enquired about the rental charges for Lauder Common Farm. The Estates Surveyor advised that a review was required of the rent and an inspection would have to be carried out. The tenants were required to have twelve months notice to carry out the inspection. The tenants had reported that some of the buildings on the farm were in poor condition and this would have to be taken into consideration when deliberating a rental increase. Members asked about the rental agreement and the Estates Surveyor advised that the current agreement dated back to the 1980's and was not up-to-date. Members asked if the rental agreement could be modified and the Managing Solicitor agreed to look into this before the next Working Group meeting.

DECISION

(a) AGREED to APPROVE the proposed budget for 2012/13.

(b) AGREED:-

- (i) that the Estates Surveyor would arrange for an inspection of Lauder Common Farm to be carried out with a view to increasing rental charges and repairing buildings that were in a poor condition; and**
- (ii) that the Managing Solicitor would investigate the current rental agreement for Lauder Common Farm with a view to updating it.**

(c) NOTED:-

- (i) the key figures shown in Appendix 1;**
- (ii) the financial performance for 2012/13 as shown in Appendix 2 and Grants Analysis provided in Appendix 3;**
- (iii) the projected balances on Revenue and Capital Reserves as shown in Appendix 4; and**
- (iv) the detailed property income and expenditure provided in Appendix 5.**

BMX TRACK REQUEST VERBAL UPDATE

4. The Estates Manager provided a verbal update on the BMX and skate track request. Two potential sites had been identified in Lauder's Burnmill area. The application was subject to planning permission and no comments about the application had been received from Lauderdale Community Council. A report would be submitted to next meeting of the Community Council for approval. Members advised that caution should be exercised in terms of how the land at Burnmill would be used. The land could be financially viable in the future and the BMX and skate park may only be used for a short period of time and the land could be abandoned. It was important that the land could be used for another purpose in the future. The Estates Surveyor advised Members that a clause would be entered into the lease to allow the land to be used for other purposes in the future. Planners had commented that there could be the potential for noise that would disturb the neighbours living near the track.

DECISION

NOTED.

PRIVATE BUSINESS

DECISION

AGREED under Section 50A(4) of the Local Government (Scotland) Act 1973 to exclude the public from the meeting during consideration of the business detailed in the Appendix to this Minute on the grounds that it involved the likely disclosure of exempt information as defined in paragraphs 6 and 8 of Part 1 of Schedule 7A to the Act.

SUMMARY OF PRIVATE BUSINESS

Minute

1. The private section of the Minute of 8 June 2012 was approved.

The meeting concluded at 11.30 a.m.