

## FORMARTINE AREA VACATION COMMITTEE

### ONLINE MEETING, TUESDAY 19 JULY 2022

**Present:** Councillors I Taylor (Chair), A Hassan (Vice-Chair), J Crawley, I Davidson, A Forsyth, P Johnston, G Lang, L McAllister, J Nicol, G Owen, D Ritchie and A Stirling.

**Officers:** E Brown (Formartine Area Manager), C Young (Area Committee Officer), F Stewart (Senior Solicitor, Legal and People) and C Dalziel (Affordable Housing Officer, Environment and Infrastructure Services).

### 1. DECLARATION OF MEMBERS' INTERESTS

The Chair asked Members if they had any interests to declare in terms of the Councillor's Code of Conduct and there were no declarations intimated.

### 2. RESOLUTIONS

#### a) Equalities

In making decisions on the following items of business, the Committee **agreed**, in terms of Section 149 of the Equality Act, 2010:-

1. to have regard to the need to:-
  - (i) eliminate discrimination, harassment and victimisation;
  - (ii) advance equality of opportunity between those who share a protected characteristic and persons who do not share it; and
  - (iii) foster good relations between those who share a protected characteristic and persons who do not share it.

#### b) Exempt Information

The Committee **agreed** that under Section 50A (4) and (5) of the Local Government (Scotland) Act 1973, as amended, that the public and media representatives be excluded from the Meeting for Item 3 of the business on the grounds that it involved the likely disclosure of exempt information of the class described in Paragraph 8 of Part 1 of Schedule 7A of the Act.

### 3. SUPPLEMENTARY HOUSING AND BUILDING STANDARDS PROCUREMENT PLAN – PROCUREMENT APPROVAL FOR A NEW AFFORDABLE HOUSING PROJECT AT STRABATHIE VILLAGE, BLACKDOG

There had been circulated a report dated 17 June 2022 by the Director of Environment and Infrastructure Services which sought approval to add a supplementary item to the Housing and Building Standards Procurement Plan, as well as approval of the corresponding Procurement Approval Form, in respect of the procurement of works, goods and services, to deliver 56 social rented properties in

Blackdog. The project would be part of Phase 9 of Aberdeenshire Council's new build affordable housing programme.

During discussion, the members asked about Developer Obligations towards healthcare and education. It was confirmed that there was a Section 75 agreement in place.

Members sought clarity on the status of planning permission; what accessible ground floor facilities would be available as standard within the proposed properties; whether there was a strategy in place to deal with meeting the requirements of the circular economy and sustainable development; and whether the contract cost was a fixed price which could increase if there were any delays in accepting these proposals.

Members also noted the long-standing needs assessment and the requirement for housing at Blackdog, which would be known to the Education Service; the robust discussions that had taken place with the developer, which was important to ensure that there was good connectivity; and that a third of the proposed properties were one bedroom, when half of the Council's waiting list was for persons who required a one bedroom property.

Following consideration of all the information provided, the Committee:

- (a) **approved** the item on the Supplementary Procurement Plan as detailed in Appendix 1 of the report, noting that this item would be added to the Housing and Building Standards Procurement Plan approved by the Communities Committee on 3 February 2022,
- (b) **approved** the Procurement Approval Form at Appendix 2 of the report,
- (c) **agreed** the land purchase cost as detailed within the report as part of the project cost and instruct the Head of Legal and People, following consultation with the Head of Housing, to conclude missives for the purchase of the land, and
- (d) **agreed** not to reserve the award of the final contract for any matters over £1,000,000, **noting** that the Head of Housing would therefore have delegated powers to award the final contract.