

MINUTES OF SPECIAL MEETING OF THE DEVELOPMENT COMMITTEE, OF DUNGANNON & SOUTH TYRONE BOROUGH COUNCIL, HELD ON MONDAY 4 OCTOBER 2004 IN THE COUNCIL OFFICES, CIRCULAR ROAD DUNGANNON

MEMBERS PRESENT: In the Chair, Councillor Gildernew (Chairman)

Councillors Badger, Burton, Canning, Cuddy, Currie, Donnelly, Gillespie, Hamilton, Irwin, McGonnell, McGuigan, McLarnon, Molloy, Monteith and Mulligan

OFFICERS PRESENT: Messrs Beattie, Frazer, Mrs Kerr and Mrs Smith

The meeting started at 7.30 pm

1 TORRENT VALLEY INITIATIVE – PHASE II – FINANCIAL SUPPORT

The Chairman welcomed Mr John O'Neill and invited him to make his presentation. Mr O'Neill introduced his colleagues; Ms Rosemary Paisley, Mr Jim McKeown and Mr Martin Nugent. Mr O'Neill with the use of power point slides introduced the scheme to members (appendix 1). The group was asking the Council to back the development of 8000 sq foot of enterprise space. The community is committed to raising £150,000 and asks that the Council provide matching funding of £150k over 4 years for TVI Business Park phase II, letters of support and the influence of elected members and officers.

Councillor Cuddy arrived at 7.40 pm during the presentation.

In response to queries Mr O'Neill stated that the group need to commit to IFI CRISP Funding by December 2004 and that group currently repaying loan for first phase.

In response to query the Chief Executive advised that there was no reason why any decision made this evening could not go forward for ratification at the Council meeting in October.

Director of Development sought clarification in that investment appraisal shows £1.175m expenditure and now talking about £1.63m. Mr O'Neill stated that investment appraisal was in draft form, original proposal revised and investment appraisal still to be updated.

The Chairman thanked the representatives for their presentation following which they left the meeting at 8.05 pm.

Concern expressed at how this group was handled by officers of the Council and the fact that proposal comes to Council and Council forced to take decision within short period of time. Questions were asked if the group was made aware of workspace programme and that it was closed and what is position in relation to ownership of real estate.

The Director of Development stated that Group applied under workspace programme, project was at early stage, advised to complete project and come back to Council. At that time contribution requested from Council was £50k. There maybe slippage in workspace programme and this project could be brought into the programme. With contributions such as this Solicitor usually advises that Council should make a first charge on property.

The Director of Development stated that the Council do not have a policy in relation to dealing with requests such as this but each is considered on merit and the Council has always encouraged self-development. The proposal outlined shows that economic development funding social development and this type of community project should be encouraged.

Members pointed out a number of other community developments that will possibly come to the Council for financial support eg Moy, Oona, Fivemiletown and Coalisland Development Association.

Councillor McGuigan declared a non pecuniary interest as he is a member of the management committee of the play group.

Head of Finance stated that contribution of £150,000 over 4 years would put $\frac{3}{4}$ pence on rates.

After further discussion

Proposed by Councillor Currie
Seconded by Councillor Canning and

Resolved That this Council approve in principle to allocate a maximum of £150,000 over 4 years from April 2005 to Torrent Valley Initiative for the provision of work space units subject to agreed checks and balances and to the other funders coming on board.

Councillor Burton recorded his opposition to the proposal at this time feeling he had insufficient information to make an informed decision.

Councillor Burton left at 8.35 pm.

2 BREAKTHRU – FINANCIAL CONTRIBUTION

The Director of Development stated that consideration of this application for financial support would have to be held as status of organisation needs to be verified. Detailed accounts received refer only to the Breakthru project and there was need to get parent companies accounts, Dungannon Development Association. Also statutory base to fund this project needs to be investigated. Director of Development stated that Council's commitment to the project was the land currently leased at a peppercorn rent.

In response to suggestion Director of Development agreed to investigate this project under advice funding.

3 ISSUE PAPER – PLANNING POLICY STATEMENT 14 SUSTAINABLE DEVELOPMENT IN THE COUNTRYSIDE

The Director of Development stated issue paper had been prepared by Department of Regional Development for the purpose of seeking the views from those with an interest in the rural area and the countryside. A draft summary response along with response by NILGA has been circulated with the agenda.

After discussion

Proposed by Councillor Molloy
Seconded by Councillor McGonnell and

Resolved That the Council support the NILGA response and adopt draft response as Council's submission.

Councillor Mulligan asked to be recorded as voting against for the reason that he had grave reservations about accepting carte blanche approval for developments in the countryside.

4 TYRONE MINOR GAA FOOTBALL TEAM

Congratulations were extended to the Tyrone Minor Team on winning the All Ireland Final and it was suggested that the Mayor host a reception to mark this achievement.

5 DURATION OF MEETING

The meeting was called for 7.30 pm and ended at 8.50 pm.