



DRAFT PORTFOLIO HOLDER DECISION NOTICE

PROPOSED INDIVIDUAL DECISION BY THE PORTFOLIO HOLDER FOR FINANCE AND EFFICIENCY

TOPIC – CAPITAL FUNDING FOR THE RE-SURFACING OF THE WALTON TERRACE AND WALKWAY.

PROCEDURAL INFORMATION

The Access to Information Procedure Rules – Part 4, Section 22 of the Council's Constitution provides for a decision to be made by an individual member of Cabinet.

In accordance with the Procedure Rules, the Corporate Director (Governance), the Chief Executive and the Head of Finance are consulted together with Chairman and Vice Chairman of the Principal Scrutiny Committee and all Members of the relevant Scrutiny Panel (individual Ward Members are consulted separately where appropriate). In addition, all Members are notified.

Five or more of these consulted Members can require that the matter be referred to Cabinet for determination.

If you wish to make representation on this proposed Decision please contact the relevant Portfolio Holder and the following Committee Administrator by 5pm 20 April 2009

Contact Officers:

Case Officer:

Clive Broomfield, Head of Contracts and Property Services, Tel No 01962 848149, e-mail: cbroomfield@winchester.gov.uk

Committee Administrator:

Ellie Hogston, Tel: 01962 848155, e-mail: ehogston@winchester.gov.uk

SUMMARY

- The Walton Terrace and Walkway is part of the Guildhall Building. It is a popular facility that is rented out to the public as well being used by the City Council for corporate functions and meetings.
- The waterproof layer to both the walkway and terrace has reached the end of its useful life and consequentially the building has been subject to leaks over the last few years. Associated works will include the replacement of the life expired re-constituted stone copings.

- Tenders have been received in compliance with standing orders, and the lowest of these tenders is within the budget estimate.
- Funding of up to £70,000 has been allocated in the capital programme for 2008/2009 for the renewal of this building element.
- Works need to be programmed around the existing bookings already scheduled for the Walton Room, and the proposed work has been scheduled for September 2009. Following approval of this decision notice an order can be raised for the works.

PROPOSED DECISION

- To approve the release under Financial Procedure Rule 6.4 of £70,000 from the pre-allocated capital funds, to finance the replacement of the waterproof layer and protective covering, as well as replacement of the stone copings to the Walton Terrace and walkway.

REASON FOR THE PROPOSED DECISION AND OTHER ALTERNATIVE OPTIONS CONSIDERED AND REJECTED

- The proposals are necessary to maintain the building in a useable and safe condition.
- Failure to carry out remedial works will have an increasing detrimental effect on the structure and fabric of the building.
- Failure to incorporate within the works the replacement of the coping stones, may well increase the Health and Safety issues. This would be due to the increased risk of falling masonry onto a public footpath due to de-lamination of the re-constituted stonework.
- Unfeasibility of carrying out temporary patch repairs due to the construction of the terrace and walkway. Terrace construction is concrete paving slabs bedded on sand over an asphalt waterproof layer.

The risks of not carrying out the remedial work:

- a) Higher and more frequent repairs required to affected rooms due to leaks
- b) Increasing health and safety risk to public due to spalling coping stones
- c) Risk of causing incrementally increasing damage to the structure and fabric of the building over time.

**FURTHER ALTERNATIVE OPTIONS CONSIDERED AND REJECTED
FOLLOWING PUBLICATION OF THE DRAFT PORTFOLIO HOLDER DECISION
NOTICE**

N/A

**DECLARATION OF INTERESTS BY THE DECISION MAKER OR A MEMBER OR
OFFICER CONSULTED**

N/A

DISPENSATION GRANTED BY THE STANDARDS COMMITTEE

N/A

Approved by: (signature)

Date of Decision

Councillor Frederick Allgood – Portfolio Holder for Finance and Efficiency