



<b>Title of Report:</b>	<b>Consideration of proposals for Ramore Head Shelter</b>
<b>Committee Report Submitted To:</b>	<b>Environmental Services Committee</b>
<b>Date of Meeting:</b>	<b>13<sup>th</sup> February 2024</b>
<b>For Decision or For Information</b>	<b>For Decision</b>
<b>To be discussed In Committee YES/NO</b>	<b>No</b>

<b>Linkage to Council Strategy (2021-25)</b>	
Strategic Theme	Protecting, promoting and enhancing our unique natural environment and assets
Outcome	Enhance visitor experience by improving visual amenity of Ramore Head through removal or enhancement of Ramore Head Shelter facility.
Lead Officer	Head of Estates

<b>Budgetary Considerations</b>	
Cost of Proposal	See report
Included in Current Year Estimates	<b>NO</b>
Capital/Revenue	Capital
Code	
Staffing Costs	See report

<b>Legal Considerations</b>	
Input of Legal Services Required	<b>NO</b>
Legal Opinion Obtained	<b>NO</b>

<b>Screening Requirements</b>	Required for new or revised Policies, Plans, Strategies or Service Delivery Proposals.		
Section 75 Screening	Screening Completed:	No	Date:
	EQIA Required and Completed:	No	Date:
Rural Needs Assessment (RNA)	Screening Completed	No	Date:
	RNA Required and Completed:	No	Date:
	Screening Completed:	No	Date:

Data Protection Impact Assessment (DPIA)			
	DPIA Required and Completed:	No	Date:

## 1.0 **Purpose of Report**

- 1.1 To consider the viability of retaining Ramore Head Shelter, Ramore Head Portrush.

## 2.0 **Background**

- 2.1 Ramore Head shelter is a small facility sited on the exposed and ruggedly beautiful Ramore Head. The structure dates from the early 1900s (See illustrations in Appendix A). It was described by a visitor some time ago on Trip Advisor as: “a little Shelter with a seat where you can sit in peace and quiet and admire the view over Portrush”.

The facility is generally of robust construction, is structurally sound and has and continues to resist all extremes of weather it has been subjected to over the past 100 plus years. It is currently in need of refurbishment, primarily in respect of the roof construction.

The facility continues to effectively fulfil its intended purpose and provides beneficial shelter from the elements on the exposed headland for all responsible and reasonable users.

Regrettably the Shelter has been subject to an ever-increasing number of instances of both overt and covert anti-social behaviour over recent years. This has included vandalism and alcohol abuse on the site. More recently this has culminated in the frequent posting of anti-social, racist and political graffiti. (See Appendix B)

The outcome of this is the site could be perceived as a negative and threatening place to many locals and visitors using the Ramore Head paths and which could be considered seriously detrimental to the amenity of the beautiful natural environment of the area.

Council are also sustaining ever increasing costs arising from the regular painting over and removal of graffiti from the surfaces of the facility.

Necessity to regularly undertake this work also affects the ability of Councils Estates resources carrying out other more beneficial maintenance works across our Estate

## 3.0 **Proposals**

- 3.1 Potential proposals incorporate consideration of two approaches:

- 3.2 Remove the facility in its entirety. This approach will remove a landmark historic structure and all the benefits that go with it in terms of the purpose it serves on the headland for responsible users. This proposal will cost in the region of £10K
- 3.3 Retain the facility. This approach involves significant input from Council Officers from several departments on an ongoing basis. The costs associated with retention of the facility can be summarised as follows:

Each occasion requiring routine remedial work to remove/paint over graffiti carried out during Normal working hours:

Est. £185.30

Where graffiti has been of a particularly threatening and intimidating nature remedial work has to be carried out outside normal working hours/weekend work (ie as soon as reasonably practicable)

Each occasion requiring remedial work carried out outside normal working hours: Est. £232.60

Remedial works to roof: Est. £7.5K

Additional promotional materials and work: Est £1k + Officer time

#### **4.0 Options**

- 4.1 **Option 1:** Demolish the shelter and clear the site.
- 4.2 **Option2:** Repair and refurbish the facility. Raise public awareness of the historic and local relevance of the site and use the surfaces of walls to explain the views and surrounding birdlife, industry and culture.

#### **5.0 Recommendation(s)**

**It is recommended** that the Environmental Services Committee recommends to Council Option 1: Demolish the shelter and clear the site.

## Appendix A: Historical Images including Ramore Head Shelter



Photo 1: Claimed to be taken circa 1910



Photo 2: Claimed to be taken circa 1920

## Appendix B: Recent Images of Ramore Head Shelter

Photos Taken 05th December, 2023



Photos Taken 06th February, 2024

