

Report To: Environment and Regeneration Committee **Date:** 26 October 2017

Report By: Corporate Director Environment, Regeneration & Resources **Report No:** ENV/028/17/SA/FM

Contact Officer: Scott Allan **Contact No:** 01475 712762

Subject: Riverside Inverclyde - Project Update

1.0 PURPOSE

- 1.1 The purpose of this report is to update the Committee on Riverside Inverclyde's progress relating to the regeneration projects within Port Glasgow, Greenock and Gourock.

2.0 SUMMARY

- 2.1 The Environment and Regeneration Committee on 1 May 2014 asked to be kept up to date on Riverside Inverclyde's regeneration projects. This report provides the Committee with an update on all Riverside Inverclyde's ongoing projects.

3.0 RECOMMENDATION

- 3.1 It is recommended that:
- a. the Committee notes progress to date and that further progress reports will be brought back for Members' information and consideration in due course.
 - b. the Committee delegate authority to the Corporate Director Environment, Regeneration and Resources be delegated to release funds in respect of the regeneration initiative in Kilmacolm as set out in paragraph 5.1.

Scott Allan
Corporate Director, Environment, Regeneration & Resources

4.0 DEVELOPMENT PROJECT UPDATE

4.1 Custom House Phase 4

The Custom House is currently in its 12 months Defects Liability LP period.

The restoration works to the Crest above the North Entrance Doors is now complete. The Custom House was open to the public on Doors Open Day on 9 September 2017 and had over 200 visitors.

4.2 Port Glasgow Roundabout Spur and Public Realm

The works at the new spur road into Princes Street/Shore Street are proceeding well. The contractor hopes to partially complete the first phase of works within the next 4 weeks before moving onto another phase of works in Shore Street.

4.3 The Shipbuilders Sculpture

The relocation of the Shipbuilders Sculpture from the western entrance roundabout to a site within Coronation Park was agreed by all members of the Port Glasgow Regeneration Forum at their meeting on Monday 18 September 2017. Negotiations are progressing with the sculptor in respect of the necessary contract variations.

4.4 Gourock Pierhead Redevelopment

The end of the defects liability period has now expired and the road adoption process is underway.

4.5 Gourock Municipal Buildings

This project is currently in the defects liability period until November 2017.

4.6 Kilmacolm Self Build at Leperstone Avenue

This project is currently in the defects liability period until July 2018.

4.7 Bakers Brae Road Realignment

The demolition and clearance of the garage buildings is well underway with the contractor working towards an anticipated completion date of mid/end October. The main contract is currently being tendered with a return date expected at the end of October 2017. An update on the total development costs will be reported to Members at the next meeting.

4.8 Towns and Villages Environmental Improvements

Members previously agreed an allocation of £500,000 (£300,000 agreed February 2015 budget meeting and £200,000 agreed March 2016 budget meeting) to take forward a range of environmental improvements in the towns and villages. Riverside Inverclyde is acting as delivery agent for this allocation except shop front improvements which are being progressed by the Council. Tenders in respect of the element of spend being directly delivered by Riverside Inverclyde were returned on 26 September 2017 and the contract will be awarded to the preferred contractor in due course.

4.9 Town Centre Regeneration Forums

Regeneration Forum meetings are held every three months in the town centres of Port Glasgow, Greenock and Gourock. At each of the three meetings the announcement of the allocation of funding from the Town & Village Centre Improvement Fund was discussed.

At the meeting of the **Greenock** Town Centre Regeneration Forum on Wednesday 6 September members reviewed the town centre regeneration sketch proposals put forward by the Corporate Director Environment, Regeneration & Resources and gave their backing to working up an urban realm proposal for West Blackhall Street and an enhanced pedestrian route between the Town Centre and Ocean Terminal to improve connectivity with the proposed new Cruise Ship Terminal.

BT is currently surveying the town centre infrastructure for the Town Centre Wi-Fi proposition. The next meeting takes place on Wednesday 13 December 2017.

The most recent **Gourock** Town Centre Regeneration Forum meeting took place on Friday 13 October. Main topics of discussion were the Proposed Heritage Centre and the plans to celebrate the festive season.

The **Port Glasgow** Town Centre Regeneration Forum met on 18 September and discussed the relocation for the Shipbuilders Sculpture, the Toll Boys Sculpture, the refurbishment of the King George VI building, the potential for urban realm improvement in Princes Street and tourist signage within Port Glasgow Town Centre. The next meeting takes place on Monday 4 December.

5.0 TOWN AND VILLAGE CENTRE REGENERATION – FUNDS ALLOCATED MARCH 2017

- 5.1 An update on the progress of the above fund as allocated in March 2017 was provided to this Committee on 31 August 2017. Progress continues across Regeneration Forums as outlined above. A specific request has been received in respect of a request for funding in Kilmacolm. The Kilmacolm Heritage Centre Company is progressing a project to install interpretive panels on the second floor of the Community Centre to capture the history of the parish and the influential people who have originated from Kilmacolm. The total project cost is estimated at £20,000 and the group anticipates achieving approximately £13,500, leaving a funding gap of £6,500. Consequently a request has been made for funds to be allocated from the Town and Village Centre Regeneration budget. It is recommended that this project fits with the objective of the allocation for villages and that an allocation of up to £10,000 be made for this project. The allocation of £10,000 would provide flexibility in the event that not all external funding is achieved. It is recommended that authority be delegated to the Corporate Director Environment, Regeneration and Resources to release funds to this value as appropriate.

6.0 IMPLICATIONS

6.1 Financial Implications

This report is a general project update report only and does not contain Financial Implications. All Financial Implications are reported fully within the Revenue Budget and Capital Programme progress reports which appear on this agenda.

There is no change to the financial position reported previously however the additional risk of increased contamination costs on the Bakers Brae site has been raised and will be considered following the tender return.

One off Costs

Cost Centre	Budget Heading	Budget Year	Proposed Spend this Report	Virement From	Other Comments

Annually Recurring Costs / Savings

Cost Centre	Budget Heading	With Effect from	Annual Net Impact	Virement From (if applicable)	Other Comments

6.2 **Legal**

The Head of Legal and Property Services has been consulted on this report.

6.3 **Human Resources**

There are no human resource issues arising from this report.

6.4 **Equalities**

There are no equalities issues arising from this report.

YES (see attached appendix)

NO This report does not introduce a new policy, function or strategy or recommend a change to an existing policy, function or strategy. Therefore, no Equality Impact Assessment is required)

6.5 **Repopulation**

The regeneration works undertaken within the Port Glasgow town centre and Broomhill should contribute to retaining and increasing the population within the area.

7.0 CONSULTATIONS

7.1 The Head of Regeneration and Planning has been consulted on this report.

7.2 The Chief Financial Officer has been consulted on this report.

7.3 The Head of Environmental and Commercial Services has been consulted on this report.

8.0 BACKGROUND PAPERS

8.1 None.