

EAST AYRSHIRE COUNCIL

DEVELOPMENT SERVICES COMMITTEE: 4 MAY 2004

PLANNING AND BUILDING CONTROL DIVISION'S CAPITAL PROGRAMME 2004-2005

Report by the Executive Director of Development and Property Services

1 PURPOSE OF REPORT

- 1.1 The report is to seek Committee approval for the allocation of that part of the General Services Capital Programme 2004/05, which is to be implemented by the Planning and Building Control Division of the Department of Development and Property Services.

2. BACKGROUND

- 2.1 The Council at a Special Meeting held on 12 February 2004 agreed the basis for the capital allocations to each Service Committee in relation to the Financial years 2004/05 to 2006/07. The agreed operational allocation for Development & Property Services for 2004/05 is £2.4million. The Council also agreed that Directors should submit detailed Capital Programmes for the utilisation of capital allocations to their Service Committees for consideration.

3. DEVELOPMENT AND PROPERTY SERVICES CAPITAL PROGRAMME 2004-2005 – PROPOSED ALLOCATIONS

- 3.1 The Planning and Building Control Division has prepared projects under the following project themes:-

- Development Projects
- Environmental Improvements
- Heritage and Tourism
- Restoring Communities Programme

- 3.2 The following are the proposed projects to be funded within each of the project themes.

3.2.1 Development Projects

- i) **Templeton Roundabout, Auchinleck** – Within the East Ayrshire Local Plan a 6.18ha site at the Templeton Roundabout on the northern outskirts of Auchinleck has been identified as a preferred location for the development of a new strategic industrial site. It is proposed to develop an Action Plan utilising in-house staff and external consultants for the implementation of the industrial development site, similar to the Action Plan prepared for Moorfield Industrial site, Kilmarnock that assisted in securing significant ERDF funding for its development.

3.2.2 Environmental Improvements

- i) **Sturrock Street, Kilmarnock** – This is a highly visible site on the one-way system around the town centre of Kilmarnock, and adjacent to the major entrance to Kilmarnock from Queens Drive. The current landscaping consists of concrete slabs a few stand-alone trees and raised brick flowerbeds is in a poor state of repair. Limited funding has already been allocated to this project from the Quality of Life funding, however, to successfully transform this area will require further additional funding.
- ii) **Main Street, Kilmaurs** – The central area within the Main Street, Kilmaurs Conservation Area has a high concentration of listed buildings in need of improvement. Within this area there is potential to secure funding to assist in the regeneration of the overall environment of this area through a potential Town Scheme or public realm improvements. If external funding is to be secured evidence of match funding from the local authority will be required.

3.2.3 Heritage and Tourism

- i) **Newmilns Townscape Heritage Initiative** –This five year heritage based regeneration project has been very successful to date with five full restoration projects complete and occupied including the Brown's Institute, the former Westgate Co-op, 73-77 Main Street, 24 High Street, and 26-28 High Street. The new build project at the former Covenanters Hotel is also complete and fully occupied, and a public realm project renovating gardens at 82 Main Street was completed and renamed Kirkgate Gardens in 2001. In addition over a dozen small projects involving reinstatement of architectural details have also now been successfully completed. The final two main projects, the new build at the former Rex Cinema site, and an office development project at 53-55 Main Street, are due to complete later this year. The project has secured continued funding from Historic Scotland as part of a Town Scheme subject to match funding from the Council. These funds will therefore lever in match funding that will enable further properties and public realm areas within the historic Main Street, Newmilns Outstanding Conservation Area to be regenerated.
- ii) **Catrine Environmental Heritage Project** – This project is being developed with the support of Catrine Voes Trust, Catrine Environment Group, East Ayrshire Coalfield Area SIP, Historic Scotland, Scottish Natural Heritage, River Ayr Salmon Fishery Board, Scottish Wildlife Trust, and Daldorch House Autistic Society. The CEHP aims to establish and implement a range of proposals that conserve, enhance and promote the historic and environmental importance of Catrine, maximising the potential for related educational and recreational uses. A contribution has already been approved for this project from the SIP budget, and this together with a recently approved development grant from the Heritage Lottery Fund will enable the proposal to be further developed and costed by consultants. This proposed allocation will allow further significant funding applications to be made to external funding bodies.

A constituted group consisting of representatives of the partner groups will be set up specifically to implement the project.

3.2.4 Restoring Communities Programme (RCP)

- i) **One Stop Shop, Auchinleck** – The development of a One Stop Shop in Auchinleck that will serve the East Ayrshire Coalfield Area is being progressed by the community in partnership with the Coal Industry Social Welfare Organisation (CISWO), the Council and the SIP. A constituted Management Group has been formed and an options appraisal report is being produced to assist the Management Group in identifying a suitable site. Initial funding has been secured from the SIP however, this is a major capital project and will require development funding to progress the project.

- 3.3 The following table sets out the proposed allocations for the above projects based on consideration of the project requirements.

PLANNING AND BUILDING CONTROL DIVISIONS CAPITAL PROGRAMME 2004/05	£
Development Projects	
Development of an Action Plan for Templeton Roundabout, Auchinleck Industrial Development site East Ayrshire Local Plan Ref. 006B	£20,000
	£20,000
Environmental Improvements	
Implementation of an Environmental Improvement Scheme at Sturrock Street, Kilmarnock	£20,000
Implementation of an Environmental Improvement Scheme at Main Street, Kilmaurs	£20,000
	£40,000
Heritage & Tourism	
Newmilns Townscape Heritage Initiative, Townscheme Improvement Grants	£30,000
Catrine Environmental Heritage Project	£15,000
	£45,000
Restoring Communities Programme	
Development of One Stop Shop, Auchinleck	£40,000
	£40,000
TOTAL	£145,000

4. FINANCIAL AND LEGAL IMPLICATIONS

- 4.1 The Development and Property Services Capital Programme 2004/05 will be funded from the General Services Capital Programme 2004/05.
- 4.2 There are no direct legal implications as a result of this report.

5. POLICY IMPLICATIONS

- 5.1 The projects within the Planning and Building Control Division's Capital Programme –2004/05 will contribute to the "Improving the Environment" and

“Improving Opportunities” Action Plans within the East Ayrshire Community Plan.

6. RECOMMENDATIONS

- 6.1 It is recommended that the Committee agree the proposed allocations identified in section 3 above.**

James Lavery
Executive Director of Development and Property Services Department

26 April 2004 (CMcK/SA)
FV/AN

LIST OF BACKGROUND PAPERS

- 1. Report to Policy & Resources Committee “General Services Capital Programme 2004/05 – 2006/07” – 12 February 2004**
- 2. Minutes of the Special Council Meeting –12 February 2004.**

For further information on the content of the report contact Colin McKee, Principal Planning Officer Policy and Projects, on 01563 576769.

Implementation Officer: Alan Neish

General Services Capital Programme 2004-2005