

MAJOR CAPITAL REGENERATION PROJECTS – UPDATE REPORT AS AT 4  
NOVEMBER 2016

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1. EXECUTIVE SUMMARY

- 1.1 The purpose of this report is to update the Policy & Resources Committee on progress in delivering the 12 major capital regeneration projects, excluding the nine Lorn Arc projects, led by Development and Infrastructure Services through to procurement stage and implementation. The Oban Phase 2 public realm works (Oban Square); Rothesay Pavilion Enabling works and Queen's Quay works are on site. Following approval of the design for the Helensburgh Waterfront development at the Helensburgh Waterfront, Committee officers have through a procurement exercise secured a suitably qualified and experienced design team and are progressing the project forward from concept design stage to detailed design stage and approval.
- 1.4 Since the last report the projects remain on track and are progressing within reported timescales.
- 1.5 Budget: Following the August revision to the Capital Regeneration Budget allocation of £1.95million, was made for the Dunoon Regeneration along with the Helensburgh Waterfront project the Council has a medium risk of being delivered within the reported budget. Additional funds is to enable these projects to progress and to seek additional external funding thereby releasing the Council's wider economic regeneration aspirations. Budget details are contained within Appendix A.

1.6 It is recommended that the Policy and Resources Committee:-

Note the current progress and agreed It iuraf th -0e04 T p04 TTc ( )]8(jw (s)4 Tc(t)ts)Tj





**Rothesay Pavilion** – The FBC was approved in April 2015, total cost £9,057,873. Funding applications of circa £6m have been approved. Grant applications continue to be made to close the funding gap. - see Appendix A for further details. Following intrusive surveys at the end of 2015 the projected construction costs rose by £1.9m, making the total project cost circa £11m. Subsequently the February 2016 Budget made provision for an additional £1.9m to be made available to progress the project whilst the Rothesay Pavilion Charity (RPC) and council officers continued to seek additional funding.

The advance works exposed a number of issues with the integrity of the building, including the condition of the concrete ceilings and the fire rating of key components. The scope of the advance works was therefore extended to enable these issues to be addressed. All of the advance works are now complete and the practical completion certificate was issued on 21 October.

The Production Information, which forms a key component of the Tender Documentation package is being updated with the information etc resulting from the advance works and the project is on programme to issue the Invitation to Tender at the beginning of January 2017, with Tender Returns programmed for end February 2017.

#### 4.1.5 **Dunoon - Queens Hall** - planning application approved



Development and Infrastructure Services  
Economic Development and Strategic Transportation.  
Tel: 01369 708457                      Mobile: 07901 516 106

## **APPENDICES**

### **Appendix A –**