



To: Economy & Jobs Policy Board

On: 18 March 2015

Report by: Director of Development and Housing Services

Heading: Paisley Townscape Heritage and Conservation Area Regeneration Scheme (Phase 2)

1. Summary

- 1.1. In support of the Paisley Town Centre Heritage Asset Strategy (PTCHAS), applications for funding have been submitted to the Heritage Lottery Fund and Historic Scotland for a second Paisley Townscape Heritage (TH) and Conservation Area Regeneration Scheme (CARS).
 - 1.2. This paper provides an update on the applications and the proposed next steps for project development in-line with the PTCHAS and the Council's bid for UK City of Culture 2021.
-

2. Recommendations

- 2.1 It is recommended that the Board:
 - i. Authorises the Director of Development & Housing Services to accept the Heritage Lottery Fund Stage 1 Grant of £113,300 to develop a Stage 2 Townscape Heritage submission for Paisley Town Centre Conservation Area.
 - ii. Agrees that a complementary Conservation Area Regeneration Scheme be developed with a view to a submission being made to Historic Scotland in January 2016.
-

3. Background

- 3.1. Paisley town centre is vital to the economic and social performance of all of Renfrewshire and the Paisley Town Centre Heritage Asset Strategy brings forward a vision that seeks to exploit its wealth of heritage and cultural assets as a basis for regeneration.
 - 3.2. The Strategy identifies opportunities to ensure that the economic gains made are seen across Renfrewshire and are beneficial to local people in terms of training, employment and business development.
 - 3.3. This potential has been recognised by national external funding bodies such as the Heritage Lottery Fund and Historic Scotland who have sought to work with Council Officers in developing a second TH and CARS scheme in Paisley Town Centre to follow on from the successful investment that has already been made in the Causeyside Street area.
 - 3.4. In this context the Economy and Jobs Board of September 3rd 2014, were informed that the Director of Development & Housing had submitted a Stage 1 Application to the Heritage Lottery Fund to establish a scheme that would deliver property and public realm improvements, particularly focused on the western end of the High Street, and incorporate an extensive programme of education, training, events and engagement throughout the town centre.
-

4. Progress to date

- 4.1 Following visits from HLF and HS in November 2014 the Council has been awarded funding of £113,300 as part of a Stage 1 'pass' from HLF for a new Paisley Townscape Heritage project. This award signals the start of the Development Phase of the project which will now be refined and developed with a view to a Stage 2 application being submitted in January 2016, to secure the £1.98m allocated by HLF.
 - 4.2 Discussions are on-going with Historic Scotland in relation to the application for a new Conservation Area Regeneration Scheme to run in parallel with the TH project. Work to further develop this application will continue in-line with the Townscape Heritage project with a revised CARS application being submitted early in 2016.
-

5. Next Steps

- 5.1. Utilising the match funding secured from HLF and approved Council budgets, a full-time Project Development Officer will be appointed to develop the bid and at the same time the funders have asked that a part-time 'Education and Events Officer' be appointed to raise awareness and to promote the opportunities that are available to the local community, businesses and wider population from the TH scheme.
- 5.2. Should these applications prove successful the new TH/CARS project is anticipated to be established during 2016/17. Further update reports will be brought to Board as work progresses.

- 5.3. Over the next 12 months, the development phase of the TH project will include:
- a. Engaging with partners within Paisley to develop a robust and diverse Activity, Education, Training and Events Plan;
 - b. Preparing a detailed plan for the delivery phase of the project;
 - c. Working with property owners and commissioning condition surveys for priority buildings;
 - d. Commissioning contractors to deliver physical repair works to the Category B listed boundary walls to Dunn Square;
 - e. Preparing income and expenditure profiles for the 5 year period of the project;
 - f. Developing a communication plan for the project; and
 - g. Appointing a Conservation accredited architect to support the development of the project.

Implications of the Report

1. **Financial** –The Council's contribution to the TH/CARS2 project utilises approved Council budgets for the implementation of the Paisley Heritage Asset Strategy. The monitoring of this budget is undertaken by the Project Steering Board. Significant external resources are being sought from HLF and Historic Scotland to supplement this budget for the delivery of the TH/CARS2 project.
2. **HR & Organisational Development** – Two officers (one part time and one full time) will be appointed within Development & Housing Services for a period of 12 months to develop the project. All costs of these appointments will be met by secured external funding and the Council's contribution to the overall project.
3. **Community Planning –**
Community Care, Health & Well-being - The delivery of actions within the Heritage Asset strategy have the potential to positively impact on physical, emotional and mental health and wellbeing.
Jobs and the Economy – The strategy will contribute to meeting all of the outcomes of the Plan for Renfrewshire to –
 - Be one of the best locations in Scotland to invest, in terms of its people, businesses and local communities.
 - Have a growing local economy creating employment for a well trained, qualified and motivated workforce — where unemployment is reduced and employment opportunities are growing.
 - Be the best connected local economy in Scotland, internationally, nationally and regionally.

- Have attractive environments and successful town centres created through successful area regeneration that contribute positively to local community and economic growth

Safer and Stronger - Implementing the strategy will assist Renfrewshire citizens to have a positive attitude to their community.

4. **Legal** - None
5. **Property/Assets** - None
6. **Information Technology** - None
7. **Equality & Human Rights**

The Recommendations contained within this report have been assessed in relation to their impact on equalities and human rights. No negative impacts on equality groups or potential for infringement of individuals' human rights have been identified arising from the recommendations contained in the report. If required following implementation, the actual impact of the recommendations and the mitigating actions will be reviewed and monitored, and the results of the assessment will be published on the Council's website.

8. **Health & Safety** - None
9. **Procurement** – None
10. **Risk** - The programme actively monitors key risks and issues associated with delivery in accordance with the Council's Project Management Framework.
11. **Privacy Impact** – None.

List of Background Papers

- (a) Report to Economy & Jobs Policy Board: 19th November 2014 'Paisley Heritage Asset Strategy: Progress Report 2'
- (b) Report to Economy & Jobs Policy Board: 3rd September 2014 'Paisley Heritage Asset Strategy: Submission of Funding Applications'

Author: Stuart McMillan, Policy and Regeneration Manager (Ext: 7850)