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**To:** Economy & Jobs Policy Board

**On:** 20 May 2015

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**Report by:** Director of Development and Housing Services

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**Heading:** Paisley Heritage Asset Strategy: Progress Report 3

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**1. Summary**

- 1.1. The Paisley Town Centre Heritage Asset Strategy (PTCHAS) highlights the world class standard of Paisley's built and cultural heritage and provides a framework for investment that will drive the economic and social regeneration of Renfrewshire.
- 1.2 This is the third update report to the Board and covers the period from October 2014 to March 2015. This period has seen significant progress in the series of ambitious projects and long term partnerships with local, national and international organisations.

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**2 Recommendations**

- 2.1 It is recommended that the Board:
  - (i) Notes the significant progress that has been made in the delivery of the Paisley Town Centre Heritage Asset Strategy

### **3. Background**

- 3.1 Paisley and its town centre is vital to the economic and social performance of all of Renfrewshire. The Paisley Heritage Asset Strategy brings forward a strategy for the town centre that seeks to exploit its wealth of heritage and cultural assets as a basis for regeneration.
- 3.2 It sets out an ambitious vision for Paisley including the development of a signature museum project of national status, developing opportunities to improve the visitor offer and rebrand Paisley as a visitor destination, providing employment and regeneration opportunities. As a regeneration platform the Strategy identifies the 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 In addition many of the assets involved are located close to areas of deprivation, offering the potential to connect those communities with economic and job opportunities created by the delivery of projects. The Strategy highlights the potential to significantly improve the performance of Paisley's tourism economy, creating around 800 new jobs in the town.

### **4 Progress to date**

- 4.1 This is the third update report to the Board and covers the period from October 2014 to March 2015. This period has seen significant progress in mobilising the series of ambitious projects and forging important long term partnerships and working relationships with local, national and international organisations as detailed in the paragraphs below.

#### **Museum Refurbishment / Extension**

- 4.2 A team of specialist consultants led by the internationally regarded museum designers Metaphor as well as Page & Park Architects has been appointed to deliver the transformation of the museum. This will provide the robust Outline Business Case required to gain wider support and funding for project delivery from organisation such as Heritage Lottery Fund, Historic Scotland and a range of other organisations. A client team has been established within the Council to drive and manage this seven month programme of work and a final report will be to a future meeting of the Economy and Jobs Board.
- 4.3 The project programme follows HM Treasury and RIBA guidance for the development of capital projects and indicates that finalised design and approvals of the museum will emerge during 2017. Construction will take two years with the museum operational in late 2019 / early 2020. The project team will continually review delivery timescales at each stage of the programme and where possible seek to expedite the processes involved. Furthermore it is intended to commission fundraising and sponsorship work to build the external funding package to deliver the project.

## **Relocation of Renfrewshire Museum Stores**

- 4.4 This project seeks to relocate the Council's museum collections storage facility from Whitehaugh Barracks into the lower ground floor of the former Littlewoods store on Paisley High Street. This vacant space is owned by Associated British Foods (ABF). A significant proportion of the collections are not on display at the Council's museums. The project will make them available for controlled public access, bringing people into the town centre and providing a decant space during the museum refurbishment / extension of the Museum.
- 4.5 Lease arrangements with ABF are nearing completion but in advance of this a license to occupy has been prepared to allow the Council's design team access to develop the refurbishment proposals.
- 4.6 An application to the Heritage Lottery Fund (HLF) has been submitted for £300,000 towards the costs of cataloguing and preserving the collections prior to the relocation. HLF requires dedicated staff to deliver funded projects, but allow for staff costs to be reclaimed. On this basis appropriate provisions for staff have been made within this application to cover both development and implementation phases.
- 4.7 An application for a further £500,000 to the Scottish Government's Regeneration Capital Grant Fund (RCGF) will also be submitted in May.

## **InCube Business Incubator**

- 4.8 In October 2014 Council approved the lease and refurbishment the former H.M Samuel unit at 27 High Street as a business incubator for the Invest in Renfrewshire programme. This service has now launched under the name InCube with a full opening of the unit due to be open in June.

## **Townscape Heritage/Conservation Area Regeneration Scheme II**

- 4.9 As reported to the Board on 18 March 2015 the Heritage Lottery Fund has approved a Stage 1 award with £113,300 allocated to develop detailed plans for a large-scale project to restore buildings on the High Street and in the area around Shuttle Street. This funding allows for dedicated project staff to be employed to develop the full Stage 2 application for submission in early 2016, staff recruitment has now concluded. An application for Historic Scotland's Conservation Area Regeneration Scheme will be submitted in the same timescale.

## **UK City of Culture Bid**

- 4.10 Following a consultation process over December and January the Department of Culture, Media and Sport (DCMS) have confirmed that the bid process will progress in 2017 with 2021 as the delivery year. Preliminary work to prepare for the bid has commenced. A partnership approach is a prerequisite of a bid and planning is underway to form an appropriate structure for Paisley's bid. This will inform the approach to bid preparation, opportunities and funding, marketing and communications, community engagement, volunteering, events and venue development. A report to Council will be made in June on the recommended way forward.

## **Events, Festivals and Cultural Strategy**

- 4.11 The traditional autumn and pre Christmas events were supplemented this year with a new Halloween Event. The aim is to make Paisley's autumn festivals the best of their kind in Scotland.
- 4.12 The development of the Events Programme continue into 2015 and the Spring/Summer events programme have already witnessed great success with the newly developed Paisley Beer & Food Festival. This will be followed by the StreetVelodrome, Sma' Shot Day, British Cycling's National Youth Circuit Race Championships, Paisley Pipe Band competition, Fire Engine Rally and Doors Open Day.
- 4.13 Arrangements are progressing to host a 'Paisley Takeover' event where up to sixty local 15 to 24-year-olds will work with the Royal Scottish National Orchestra in the build up to a major concert, for which the date and venue is still to be decided. The engagement and learning aspect of the project will see RSNO to deliver one-hour musical workshops to more than 500 primary school pupils around Renfrewshire.

## **Partner Engagement**

- 4.14 The Organisation for Economic Co-operation and Development (OECD) has been engaged to assist the Council to explore best practice in heritage and cultural led regeneration from across Europe including an examination by an international peer group.
- 4.15 This was reported to the Board in November 2014 and two 'missions' have been held to date. The first in January set the scene for the review and was well supported by national agencies and local partners. The second focussed on the potential for growth of creative sector business in Renfrewshire particularly around textiles, design and university spin off business incubation. The third session will take place in June and will focus on maximising benefits from economic regeneration.

The engagement with the Organisation for Economic Co-operation and Development has highlighted the benefit to be gained from the exchange of knowledge and best practice across Europe and to this end visits from French, Italian as well as UK and Irish regeneration experts has proved invaluable in raising Paisley and Renfrewshire's profile to an international audience.

## **5 Award success**

- 5.1 The Paisley Heritage Asset Strategy was successful in picking up two awards in the recent UK Placemaking Awards (formerly the Regeneration Awards). It won the national award for best use of arts, culture or sport in place-making and the regional award for Scotland.

## **6 Next Steps**

- 6.1 Many of the next steps for the project have been highlighted above but in summary the next quarter will see –
- Commencement of the OBC for the Museum extension;
  - Commencement of the design process for the relocation of the Museum stores;
  - Development of the vision for the Paisley Textile/Design Centre;
  - The launch of the Invest in Renfrewshire Business Incubator, InCube;
  - Appointment of the team and start of the Townscape Heritage development project;
  - Development of a draft cultural strategy for Renfrewshire;
  - The third OECD review visit;
  - Delivery of the spring/summer events programme;
  - Commissioning of fundraising and sponsorship resources to support the museum project and the wider capital and events programme.

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## **Implications of the Report**

1. **Financial** – All funding of all projects and workstreams is being undertaken utilising the approved Council budgets for the implementation of the Paisley Heritage Asset Strategy, approved by Council in February 2014 and February 2015. The monitoring of this budget is undertaken by the Project Steering Board. Significant external resources are being sought to supplement this budget.
2. **HR & Organisational Development** – None

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** – Provision of ICT infrastructure to the Business Incubator has been discussed with IT Business Relationship Officers to ensure a timely delivery.

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** – The fundraising and sponsorship commission referred to in this report will be procured through the appropriate procedures set out in the Council's Standing Orders Relating to Contracts.

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.

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**List of Background Papers**

- (a) Report to Economy and Jobs Policy Board, 29 January 2014, Paisley Heritage Asset Strategy
  - (b) Report to Economy and Jobs Policy Board, 21 May 2014, Paisley Heritage Asset Strategy: Progress Report 1
  - (c) Report to Economy and Jobs Policy Board, 3 September 2014, Paisley Heritage Asset Strategy: Submission of Funding Applications
  - (d) Report to Economy and Jobs Policy Board, 19 November, Paisley Heritage Asset Strategy: Progress Report 2
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