
To: Communities, Housing and Planning Policy Board

On: 29 October 2019

Report by: Director of Communities, Housing and Planning

Heading: Tannahill Area, Ferguslie Park – Update

1. Summary

- 1.1 This report provides Members with an update on progress in implementing the housing-led investment strategy for the Tannahill area in Ferguslie Park and to note that engagement and consultation is progressing in relation to a Development Framework for the wider Ferguslie area.
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2. Recommendations

- 2.1 It is recommended that the Policy Board:
- (i) notes the positive progress being made in implementing the housing investment strategy for the Tannahill area and that further updates will be provided to the Board in relation to the Development Framework that covers the wider community across Ferguslie.
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3. Implementing the Housing Investment Strategy

- 3.1 The Communities, Housing and Planning Policy Board approved a housing investment strategy for the Tannahill area of Ferguslie Park in October 2018 involving the construction of around 100 newbuild Council homes and the preparation of a Development Framework for the wider Ferguslie Park area in consultation with the local community.
- 3.2 Following the completion of a procurement exercise, approval was granted by the Finance, Resources and Customer Services Policy Board on 4 September 2019 to award a contract to AS Homes (Scotland) Limited for the Design and Build of 101 new Council dwellings on the site of the former St Fergus' Primary School.

- 3.3 The newbuild properties will provide a mix of house types to meet housing needs including terraced / semi-detached houses, own door flats and bungalows.
- 3.4 Tenants and residents will be engaged in the design process and in this respect, arrangements are being made for the appointed design consultants to meet with local residents and groups.
- 3.5 Council Officers will also arrange site visits to new Council housing developments within Renfrewshire to provide future residents with first-hand experience of the quality of housing that is being built by Renfrewshire Council.
- 3.6 It is also noted that officers continue to meet with the Tannahill Liaison Group on a six-weekly cycle to ensure tenants and residents are kept up to date with progress.
- 3.7 In addition drop-in sessions for tenants and residents are held in the Ferguslie Library two mornings each week, while officers continue to undertake weekly walk-rounds to identify and address any local estate management issues.
- 3.8 With regard to the timetable for the new build housing it is anticipated that work will start on site on the construction of the new housing in June 2020 and be completed in late 2021.

4. Wider Area Framework

- 4.1 To complement the housing investment strategy for the Tannahill area, the Policy Board agreed that a Development Framework for the wider Ferguslie Park area should be prepared in consultation with the local community.
- 4.2 Award winning regeneration specialists, Collective Architecture have now been appointed to support the preparation of the framework, which will include a comprehensive programme of community and stakeholder engagement to inform plans.
- 4.3 Consultation and engagement on the framework will begin imminently. This will consider potential uses for vacant land and buildings, opportunities for new community and cultural activities as well as the potential that exists for greenspace and environmental improvements for the area.
- 4.4 It is also anticipated that this consultation while focussed on the existing community will also provide an opportunity for public agencies and private sector organisations to engage in a long term and strategic regeneration plan that maximises their commitment to Ferguslie and seeks to secure the most effective benefits to the existing community as well as new residents who seek to take advantage of the improvements being delivered in this area.
- 4.5 An update on the Framework and its recommendations will be provided to future meetings of the Policy Board.

Implications of the Report

1. **Financial** – None.
2. **HR & Organisational Development** – None.
3. **Community/Council Planning** –
 - Working together to improve outcomes – engaging with our communities.
4. **Legal** – None
5. **Property/Assets** – As set out in the report.
6. **Information Technology** – None
7. **Equality & Human Rights** - (a) 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** – Any contract will be procured in line with approved Standing Orders and Financial Regulations.
10. **Risk** – N/A
11. **Privacy Impact** – None
12. **COSLA Policy Position** – None
13. **Climate Risk** – N/A

List of Background Papers

Background Paper 1: Housing Investment Strategy for the Tannahill Area, Ferguslie Park. Communities, Housing and Planning Policy Board, 30th October 2018.

The foregoing background papers will be retained within Communities, Housing and Planning Services for inspection by the public for the prescribed period of four years from the date of the meeting.

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