

REPORT

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| To: Bellshill and District Local Area Partnership | Subject: | |
| From: Head Of Planning And Development | Ravenscraig Development - Update | |
| Date: 21 February 2008 | Ref: WLS | |

1. Purpose of Report

- 1.1 The purpose of this report is to provide an update on the current position of the redevelopment of the former Ravenscraig Steelworks, and to advise the Local Area Partnership of forthcoming developments.

2. Background

- 2.1 Outline planning permission has been granted for the redevelopment of the Ravenscraig site, involving housing, business and industry, a new town centre, major leisure facilities, community facilities, parkland and transport improvements. The overall development is being taken forward by Ravenscraig Limited, a Joint Venture Partnership between Corus, Scottish Enterprise Lanarkshire and Wilson Bowden Developments. It is expected to take up to 20 years to complete the development.

3. Current Developments

- 3.1 The groundworks being carried out in the northern part of the site in preparation for the first phase of housing have been completed, and work is progressing in the central and western parts of the site; this has required the temporary closure of the spine road to allow the contractors to carry out infrastructure works. This contract is expected to be completed later this year.
- 3.2 Work has begun on the site of the new Motherwell College Campus, which will provide a new 5 storey main teaching block, a workshop block, a 7 storey student residence block with 50 flats, and a children's nursery. The College intends be operational for the beginning of the 2009-10 academic year.

4. Future Developments

- 4.1 The Planning and Transportation Committee on January 17 agreed to grant planning permission to David Wilson Homes for 252 houses and flats in the first phase of the housing development. However, because of an objection by the Health and Safety Executive, this application has had to be referred to the Scottish Ministers; a decision as to whether or not the Ministers will call-in the application is awaited.

4.2 A Building Warrant application for the first stage of the Regional Sports Facility will be submitted shortly. Work is expected to start on-site this year, with completion by late 2009.

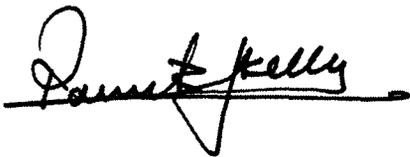
5 Other Issues

5.1 The Scottish Government's reform of the Enterprise Network includes the removal of the Local Enterprise Companies and their replacement by five regional operations. As noted in paragraph 2.1 above, Scottish Enterprise Lanarkshire is a partner in Ravenscraig Limited. It is the Government's intention that "local regeneration activity" will become the responsibility of local authorities, but it is not yet clear if Ravenscraig will be viewed as a "local" regeneration project, or whether it would be a national or regional priority which would remain with the new West of Scotland region. Clarification on this matter is awaited.

5.2 The Scottish Government has also published its draft Second National Planning Framework (NPF2), to take forward the spatial aspects of the Government's economic strategy. This document identifies a number of major transport, energy and environmental infrastructure projects which Ministers consider to be essential elements of the strategy for Scotland's long-term development. The Framework is not itself a spending document, but it is closely linked to the Government's Infrastructure Investment Plan, and will inform the investment programmes of public agencies and infrastructure providers. Ravenscraig is noted in NPF2 as being one of several key locations for regeneration and renewal in North Lanarkshire, but is not given any further status. The Council has been consulted on the draft document, and a report will be considered by the Planning and Transportation Committee in due course; the consultation period ends in April, and it is anticipated that the final version of NPF2 will be published towards the end of this year.

6 Recommendation

6.1 That the Local Area Partnership notes the content of this report.

A handwritten signature in black ink, appearing to read 'Daniel Kelly', written over a horizontal line.

HEAD OF PLANNING AND DEVELOPMENT

(28 January 2008)

Local Government Access to Information Act: for further information about this report, please contact Les Stevenson on 01698 302088.