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Council Building
2 High Street
Perth
PH1 5PH

13 April 2021

A virtual meeting of **Property Sub-Committee** will be held on **Monday, 19 April 2021** at **10:00**.

If you have any queries please contact Committee Services on (01738) 475000 or email Committee@pkc.gov.uk.

BARBARA RENTON
Interim Chief Executive

Those attending the meeting are requested to ensure that all electronic equipment is in silent mode.

Please note that the public section of the meeting will be broadcast live via Microsoft Teams

Members:

Councillor Murray Lyle (Convener)
Councillor Roz McCall (Vice-Convener)
Councillor Alasdair Bailey
Councillor Grant Laing
Councillor Tom McEwan
Councillor Caroline Shiers
Councillor Willie Wilson

Property Sub-Committee

Monday, 19 April 2021

AGENDA

MEMBERS ARE REMINDED OF THEIR OBLIGATION TO DECLARE ANY FINANCIAL OR NON-FINANCIAL INTEREST WHICH THEY MAY HAVE IN ANY ITEM ON THIS AGENDA IN ACCORDANCE WITH THE COUNCILLORS' CODE OF CONDUCT.

- 1 WELCOME AND APOLOGIES**
- 2 DECLARATIONS OF INTEREST**
- 3 MINUTE OF MEETING OF THE PROPERTY SUB COMMITTEE 5 - 6
OF 26 OCTOBER 2020
(copy herewith)**
- 4 SCHOOL ESTATE PROGRAMME - PROGRESS UPDATE 7 - 24
Report by Executive Director (Education & Children's Services)
(copy herewith 21/51)**

IT IS RECOMMENDED THAT THE PUBLIC AND PRESS SHOULD BE EXCLUDED DURING CONSIDERATION OF THE FOLLOWING ITEM(S) IN ORDER TO AVOID THE DISCLOSURE OF INFORMATION WHICH IS EXEMPT IN TERMS OF SCHEDULE 7A TO THE LOCAL GOVERNMENT (SCOTLAND) ACT 1973

- P1 PROPOSED DISPOSAL OF SITE 4 AT KINROSS WEST, KINROSS**
- Exempt Reason 6 - Information relating to the financial or business affairs of any particular person (other than the authority).
 - Exempt Reason 8 - The amount of any expenditure proposed to be incurred by the authority under any particular contract for the acquisition of property or the supply of goods or services.
- P2 DISPOSAL OF 0,396 HECTARES OF LAND AT STRATHHTAY ROAD, PERTH**
- Exempt Reason 6 - Information relating to the financial or business affairs of any particular person (other than the authority).
 - Exempt Reason 8 - The amount of any expenditure proposed to be incurred by the authority under any particular contract for the acquisition of property or the supply of goods or services.

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PROPERTY SUB-COMMITTEE

Minute of virtual meeting of the Property Sub-Committee of the Strategic Policy and Resources Committee held via Microsoft Teams on Monday 26 October 2020 at 9.30am.

Present: Councillors R McCall, C Ahern, (substituting for M Lyle), G Laing, T McEwan, (substituting for vacant position), A Parrott, C Shiers and C Stewart.

In Attendance: D Littlejohn, K Leer, M McCaskie and S Nicoll (all Housing and Environment); G Boland and C Taylor (both Education and Children's Services), A Brown, C Flynn, C Irons and P Mair, L McGuigan, B Parker, M Pasternak and C Wright (all Corporate and Democratic Services).

Apologies: Councillor M Lyle.

Councillor R McCall, Vice-Convenor, Presiding

1. WELCOME AND APOLOGIES

The Vice-Convenor welcomed all those present to the meeting. An apology and substitutions were noted as above.

2. DECLARATIONS OF INTEREST

There were no Declarations of Interest made in terms of the Councillors' Code of Conduct.

3. MINUTES

The minutes of the meeting of 21 October 2019 and the special meetings of 18 February 2020 and 24 August 2020 were submitted and approved as a correct record.

4. SCHOOL ESTATE PROGRAMME – PROGRESS REPORT

There was submitted a report by the Executive Director (Education and Children's Services) (20/195) (1) updating the Property Sub-Committee on the progress and proposals for delivering current projects within the Education and Children's Services School Estate Programme and (2) detailing key milestones which had been achieved since the last update to the sub-committee on 21 October 2019 (Report 19/288 refers).

Resolved:

- (i) The significant milestones achieved since the previous sub-committee on 21 October 2019, as detailed in Appendix A to Report 20/195, be noted.
- (ii) The projects where significant milestones had been rescheduled and updated as detailed in Report 20/195, be noted.

- (iii) That the Project Teams continue to manage the impact of Covid-19 on all projects, be noted.

IT WAS AGREED THAT THE PUBLIC AND PRESS SHOULD BE EXCLUDED DURING CONSIDERATION OF THE FOLLOWING ITEM IN ORDER TO AVOID THE DISCLOSURE OF INFORMATION WHICH IS EXEMPT IN TERMS OF SCHEDULE 7A TO THE LOCAL GOVERNMENT (SCOTLAND) ACT 1973

P1. SCHEDULE OF PROPERTY MATTERS APPROVED UNDER DELEGATED POWERS

There was submitted and noted a report by the Head of Planning and Development (20/196) on property transactions undertaken by the Estates and Commercial Investment Team and approved under delegated powers in the period June 2019 – September 2020.

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# PERTH AND KINROSS COUNCIL

## Property Sub-Committee

19 April 2021

### SCHOOL ESTATE PROGRAMME - PROGRESS UPDATE

Report by Executive Director (Education and Children's Services)

Report No. (21/51)

#### PURPOSE OF REPORT

This report updates the Property Sub-Committee on the progress and proposals for delivering the current school projects within the Education and Children's Services School Estate Programme. It details key milestones which have been achieved since the last update to Property Sub-Committee on 26 October 2020 ([Report No. 19/288 refers](#)).

#### 1. BACKGROUND/MAIN ISSUES

- 1.1 The School Estate Strategy sets out the Council's aspirations for our schools, and in particular, the high value we place on learning, through our vision for well designed, maintained and managed schools.
- 1.2 The strategy is delivered through the School Estate Management Plan (SEMP) which is primarily funded through the Council Capital Programme.
- 1.3 The Education and Children's Services (ECS) Capital Programme details the priorities for the School Estate over a ten year period and is reviewed on an annual basis.

#### 2. PROPOSALS

- 2.1 This report updates Committee on progress and proposals for delivering the current projects within Education and Children's Services Learning Estate Programme. The focus of the programme is on:
  - Early Learning and Childcare (ELC) Expansion;
  - Primary School Upgrades/Replacements; and
  - Secondary School Upgrades/Replacement.
- 2.2 In March 2020, construction activity stopped across all projects as a result of the COVID-19 pandemic. Design work continued, where possible, on projects still in the pre-construction phase. The long term impact of the pandemic to project timescales is yet to be fully understood, but there is an expectation that new methods for working will result in extended construction programmes and associated possible increases in costs exacerbated by supply chain uncertainty. The impact of Brexit is yet to be determined but there is currently an increase in steel prices being experienced on projects across the country.

- 2.3 Key internal professional resources have been focused on COVID-19 recovery priorities, including working on ventilation projects which will continue to impact on the progress of some capital projects. Furthermore, due to COVID-19 mitigation measures, non-essential works and surveys within operational schools were put on hold when pupils returned in August 2020.
- 2.3.1 These activities continued to be disrupted following government advice on non-essential works in December 2020 which has, and will continue to, impact on the progress of some projects.
- 2.4 Project Teams have regular dialogue regarding options and solutions to manage the impact of the changing situation. Work is constantly undertaken to develop various business continuity approaches in responses to the ongoing pandemic.

### **3. UPDATES ON CURRENT PROGRAMME**

- 3.1 Detailed updates on all current projects are provided in Appendix A.
- 3.2 The following is an update on significant project milestones since previously reported to the Property Sub-Committee on 26 October 2020. Updates have also been provided where significant project milestones have been rescheduled or updated as a result of the COVID-19 pandemic.
- 3.3 **Early Learning and Childcare Expansion**
  - 3.3.1 As part of the ELC Expansion Plan ([Report No. 17/314 refers](#)), various infrastructure projects were identified to expand ELC capacity in response to the Scottish Governments commitment to increase ELC delivery to 1140 hours per annum.
  - 3.3.2 As a result of COVID-19 lockdown restrictions, construction of an extension to the nursery at Oakbank Primary School and a new nursery building at Inchtute Primary School were delayed. Construction works were completed at Oakbank Primary School in November 2020 and Inchtute Primary School in December 2020.
- 3.4 **Longforgan Primary School – Extension and Refurbishment**
  - 3.4.1 On 22 June 2016, Council approved funding for a number of projects as part of the Modernising Primaries Programme ([Report No. 16/277 refers](#)), now known as Investment in the Learning Estate. Longforgan Primary School was one of these priorities.
  - 3.4.2 The scope of the project focused on the refurbishment of the historic B-listed main building and construction of a new extension. The extension provides a new gym/dining hall, dedicated nursery and three classrooms.
  - 3.4.3 Construction was completed in January 2021 and the school became operational on 2 February 2021.



### **3.5 North Muirton/Balhousie Primary Schools - New Build School**

- 3.5.1 On 24 January 2018, as part of the School Estate Transformation Programme, Council approved funding from the Composite Capital Budget ([Report No. 18/15 refers](#)) for the construction of a new primary school on the playing field of the existing North Muirton Primary School site. This new building will accommodate pupils from both North Muirton and Balhousie Primary Schools.
- 3.5.2 The Stage 1 report was accepted by the Project Team on 16 November 2020.
- 3.5.3 A bid made to the Scottish Government Learning Estate Investment Programme – Phase 2 for funding towards the project was successful. This will provide funding of up to 50% of the cost of the project over a period of 25 years, assuming the terms and conditions of the offer are met.
- 3.5.4 The planning application was submitted on 22 January 2021.
- 3.5.5 A User Reference Group (URG) meeting, with representatives from both schools, was held virtually on 24 February 2021.

### **3.6 Perth High School - Replacement**

- 3.6.1 On 20 June 2018, Council approved £50m of funding from the Composite Capital Budget ([Report No. 18/212 refers](#)) for the replacement of Perth High School.
- 3.6.2 The Stage 1 report for the project was accepted by the Council in February 2021.
- 3.6.3 A bid made to the Scottish Government Learning Estate Investment Programme – Phase 2 for funding towards the project was successful. This will provide funding of up to 50% of the cost of the project over a period of 25 years, assuming the terms and conditions of the offer are met.

## **4. CONCLUSION AND RECOMMENDATIONS**

- 4.1 This report updates the Property Sub-Committee on the progress of ECS School Estate projects.
- 4.2 It is recommended that the Committee:
- (i) Notes the significant milestones achieved since the previous Property Sub-Committee meeting held on 26 October 2020; and
    - As part of the ELC expansion plan to deliver 1140 hours, an extension to the nursery at Oakbank Primary School and a new standalone nursery at Inchtute Primary School were completed in November and December 2020 respectively (3.3);

- The Longforgan Primary School project was completed in January 2021 and became operational in February 2021 (3.4); and
- Stage 1 Reports have been accepted and bids to the Scottish Government Learning Estate Investment Programme have been successful for funding towards North Muirton/Balhousie Primary School and Perth High School projects (3.5 and 3.6).

(ii) Notes that project teams continue to manage the impact of COVID-19 on projects.

#### Author

| Name        | Designation                    | Contact Details                                                                        |
|-------------|--------------------------------|----------------------------------------------------------------------------------------|
| Greg Boland | Head of Business and Resources | <a href="mailto:ECSCCommittee@pkc.gov.uk">ECSCCommittee@pkc.gov.uk</a><br>01738 475000 |

#### Approved

| Name          | Designation                                                           | Date                 |
|---------------|-----------------------------------------------------------------------|----------------------|
| Sheena Devlin | <b>Executive Director<br/>(Education and<br/>Children's Services)</b> | <b>12 April 2021</b> |

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## 1. IMPLICATIONS, ASSESSMENTS, CONSULTATION AND COMMUNICATION

| <b>Strategic Implications</b>                       | <b>Yes/None</b> |
|-----------------------------------------------------|-----------------|
| Community Plan/Single Outcome Agreement             | <b>Yes</b>      |
| Corporate Plan                                      | <b>Yes</b>      |
| <b>Resource Implications</b>                        |                 |
| Financial                                           | <b>Yes</b>      |
| Workforce                                           | <b>No</b>       |
| Asset Management (land, property, IST)              | <b>Yes</b>      |
| <b>Assessments</b>                                  |                 |
| Equality Impact Assessment                          | <b>Yes</b>      |
| Strategic Environmental Assessment                  | <b>Yes</b>      |
| Sustainability (community, economic, environmental) | <b>Yes</b>      |
| Legal and Governance                                | <b>Yes</b>      |
| Risk                                                | <b>Yes</b>      |
| <b>Consultation</b>                                 |                 |
| Internal                                            | <b>Yes</b>      |
| External                                            | <b>Yes</b>      |
| <b>Communication</b>                                |                 |
| Communications Plan                                 | <b>No</b>       |

### 1. Strategic Implications

#### Community Plan/Single Outcome Agreement

- 1.1 This section sets out how the proposals relate to the delivery of the Perth and Kinross Community Plan/Single Outcome Agreement in terms of the following priorities:

- (i) Giving every child the best start in life;
- (ii) Developing educated, responsible and informed citizens;
- (iii) Promoting a prosperous, inclusive and sustainable economy;
- (iv) Supporting people to lead independent, healthy and active lives; and
- (v) Creating a safe and sustainable place for future generations.

This report relates to all these objectives.

#### Corporate Plan

- 1.2 This section sets out how the proposals relate to the achievement of the Council's Corporate Plan Objectives.

- (i) Giving every child the best start in life;
- (ii) Developing educated, responsible and informed citizens;
- (iii) Promoting a prosperous, inclusive and sustainable economy;
- (iv) Supporting people to lead independent, healthy and active lives; and
- (v) Creating a safe and sustainable place for future generations.

This report relates to all these objectives.

- 1.3 The report also links to the Education & Children's Services Vision, Values and Priorities in respect of the following key Priority area:

- Learning and Achievement

## **2. Resource Implications**

### Financial

- 2.1 The meeting of the Council on 30 September 2020 approved the Investment Blueprint & Capital Budget 2020/21 – 2028/29 Update ([Report No. 20/175 refers](#)).

- 2.1.1 Any additional revenue implications identified through either the existing capital programme, or future capital programmes, will require to be submitted as part of an expenditure pressure with a corresponding saving through the ECS revenue budget process.

- 2.1.2 There are no direct financial implications arising from this report other than those reported within the body of the main report and related business cases.

### Workforce

- 2.2 There are no direct workforce implications arising from this report.

### Asset Management (land, property, IT)

- 2.3 There are no direct asset management implications arising from this report other than those reported within the body of the main report.

## **3. Assessments**

### Equality Impact Assessment

- 3.1 Under the Equality Act 2010, the Council is required to eliminate discrimination, advance equality of opportunity, and foster good relations between equality groups. Carrying out Equality Impact Assessments for plans and policies allows the Council to demonstrate that it is meeting these duties.

- 3.1.1 The information contained within this report has been considered under the Corporate Equalities Impact Assessment process (EqIA) with the following outcome and has been assessed as **not relevant** for the purposes of EqIA.

### Strategic Environmental Assessment

- 3.2 The Environmental Assessment (Scotland) Act 2005 places a duty on the Council to identify and assess the environmental consequences of its proposals.

- 3.2.1 However, no action is required as the Act does not apply to the matters presented in this report. This is because these matters relate to the School Estate Strategy which is being considered under the Act as part of The Council's Asset Management Plan.

### Sustainability

- 3.3 Under the provisions of the Local Government in Scotland Act 2003 the Council has to discharge its duties in a way which contributes to the achievement of sustainable development. In terms of the Climate Change Act, the Council has a general duty to demonstrate its commitment to sustainability and the community, environmental and economic impacts of its actions.
- 3.3.1 The information contained within this report has been considered under the Act. However, no action is required as the Act does not apply to the matters presented in this report.

### Legal and Governance

- 3.4 The Head of Legal and Governance Services has been consulted in the preparation of this report.
- 3.5 N/A

### Risk

- 3.6 Individual risk profiles are in place for individual projects listed.

## **4. Consultation**

### Internal

- 4.1 The Head of Finance, Head of Legal and Governance Services and Head of Property Services have been consulted in the preparation of this report.

### External

- 4.2 Participation and involvement of the community are critical to the ongoing and future success of school estate investment and an emphasis is placed on ensuring consultation, over and above that which might be required in terms of planning requirements and statutory consultation requirements.
- 4.2.1 A User Reference Group (URG), or equivalent, is set up for all major and large projects. The purpose of the URG is to assist with providing relevant local input to allow the Design Team to develop the outline concept design into an operational design. The formation of a URG is an invaluable source of information, and any project is reliant on this level of local detail.

## **5 Communication**

- 5.1 A stakeholder communication plan is developed for all major and large projects. The plan aims to support effective communication and engagement with all project stakeholders.

## **2 BACKGROUND PAPERS**

- 2.1 No background papers, as defined by Section 50D of the Local Government (Scotland) Act 1973 (other than any containing confidential or exempt information) were relied on to any material extent in preparing the above report.

## **3 APPENDICES**

- 3.1 Appendix A – Detailed Updates on Current Projects (Oct 2020 – Mar 2021)

## Detailed Updates on Current Projects (Oct 20 – Mar 21)

### Milestones

Milestones are key tasks within a project plan which mark completion of a significant or critical phase of work or a decision point.

In terms of the following projects the milestones have the following dates:

- The planned date is the original date planned for the project and does not change in the life of the project. These are generally aspirational dates based on a typical project;
- The actual date is the date the milestone is completed; and
- The forecast date is the date which is currently projected for completion.

## AIRGOWRIE RECREATION CENTRE - REPLACEMENT

### Overview

On 22 June 2016, Council ([Report No. 16/277 refers](#)) approved a replacement Recreation Centre at Blairgowrie High School.

### Sources of Funding

At Council on 30 September 2020 ([Report No. 20/175 refers](#)), it was agreed that a funding solution to address the Passivhaus option (see below) will be determined in September 2021.

### Progress Update

The first User Reference Group (URG) was held virtually by email during May 2020 with two subsequent meetings held in September and November 2020.

Cost options have been provided to achieve energy efficiency and quality in line with Perth & Kinross Council's (PKC) Interim Climate Emergency Report and Action Plan ([Report No. 19/362 refers](#)). At Council on 30 September 2020 ([Report No. 20/175 refers](#)), approval was given to proceed on the basis of Passivhaus standard for energy efficiency and quality.

### Key Milestones

| Milestone                                           | Planned Date   | Actual Date    | Forecast Date |
|-----------------------------------------------------|----------------|----------------|---------------|
| End of Consultation Period and Development of Brief | November 2018  | November 2018  |               |
| Submit NPR                                          | November 2018  | June 2019      |               |
| HubCo Stage 1 Formal Commencement                   | September 2019 | September 2019 |               |
| Stage 1 Agreed                                      | November 2020  |                | April 2021    |
| Planning Application Submitted                      | TBC            |                |               |
| Planning Application Agreed                         | TBC            |                |               |
| Stage 2 Agreed                                      | TBC            |                |               |
| Financial Close                                     | TBC            |                |               |
| Site Start                                          | TBC            |                |               |
| Centre Operational                                  | March 2023     |                | Nov 2023      |
| Completion of External Works                        | TBC            |                | June 2024     |

### Current Issues

The project programme is currently being reviewed in relation to the COVID-19 pandemic and Stage 1 acceptance.



## INCHTURE PRIMARY SCHOOL – NEW NURSERY

### Overview

Lifelong Learning Committee approved Education and Children's Services (ECS) Early Learning and Childcare (ELC) Expansion Plan on 22 September 2017 ([Report No. 17/314 refers](#)). As part of the plan, it is proposed that the capacity of the nursery at Inchture Primary School will be increased by 26.

### Sources of Funding

On 1 May 2018, the Scottish Government confirmed Perth and Kinross Council's allocation of capital funding for the expansion of ELC. The budget is £1.9m.

### Progress Update

Construction completed December 2020.

### Key Milestones

| Milestone                      | Planned Date  | Actual Date    | Forecast Date |
|--------------------------------|---------------|----------------|---------------|
| Review of Feasibility Study    | May 2018      | May 2018       |               |
| Planning Application Submitted | November 2018 | February 2019  |               |
| Planning Application Agreed    | January 2019  | April 2019     |               |
| Contract Cost Agreed           | August 2019   | September 2019 |               |
| Site Start                     | October 2019  | October 2019   |               |
| Construction Works Complete    | July 2020     | December 2020  |               |
| Provision Operational          | August 2020   | January 2021   |               |

### Current Issues

None.

## LONGFORGAN PRIMARY SCHOOL – EXTENSION AND REFURBISHMENT

### Overview

On 22 June 2016, Council approved funding for a number of projects as part of the Modernising Primaries Programme ([Report No. 16/277 refers](#)), now known as Investment in the Learning Estate. Longforgan Primary School was one of these priorities.

A feasibility exercise was carried out to consider the existing school buildings and site constraints in detail. Proposals were subsequently developed for the refurbishment of the historic B-listed main building and construction of a new extension. The proposed extension will provide replacement accommodation including a new gym/dining hall, nursery and three classrooms.

### Sources of Funding

This project is funded by the ECS Composite Capital Programme. The project approved budget is £6,220,000.

### Progress Update

Construction completed January 2021.

### Key Milestones

| Milestone                      | Planned Date   | Actual Date    | Forecast Date |
|--------------------------------|----------------|----------------|---------------|
| Options Appraisal              | December 2017  | December 2017  |               |
| Developed Design               | September 2018 | September 2018 |               |
| User Reference Group           | June 2018      | June 2018      |               |
| Planning Application Submitted | October 2018   | October 2018   |               |
| Planning Application Agreed    | December 2018  | January 2019   |               |
| Site Start                     | April 2019     | April 2019     |               |
| Construction Works Complete    | April 2020     | January 2021   |               |
| School Operational             | April 2020     | February 2021  |               |

### Current Issues

None

## NORTH MUIRTON/ BALHOUSIE PRIMARY SCHOOLS – NEW BUILD SCHOOL

### Overview

On 24 January 2018, as part of the School Estate Transformation Programme, Council approved funding from the Composite Capital Budget ([Report No. 18/15 refers](#)) for the construction of a new primary school on the playing field of the existing North Muirton Primary School site. This new building will accommodate pupils from both North Muirton and Balhousie Primary Schools.

### Sources of Funding

There is currently **£16.4m** funding from the ECS Composite Capital Programme for this project. At Council on 30 September 2020 ([Report No. 20/175 refers](#)), it was agreed that a funding solution to address the Passivhaus option (see below) will be determined in September 2021.

### Progress Update

The Stage 1 submission has been received. Cost options have been provided to achieve energy efficiency and quality in line with PKC's Interim Climate Emergency Report and Action Plan ([Report No. 19/362 refers](#)). At Council on 30 September 2020 ([Report No. 20/175 refers](#)), approval was given to proceed on the basis of Passivhaus standard for energy efficiency and quality. As also agreed, a bid has been made to the Scottish Government for funding towards the project.

Stage 1 report accepted on 16 November 2020.

Full planning application was submitted in January 2021.

A bid made to the Scottish Government Learning Estate Investment Programme – Phase 2 for funding towards the project was successful.

A URG meeting was held virtually on 24 February 2021.

### Key Milestones

| Milestone                         | Planned Date  | Actual Date   | Forecast Date |
|-----------------------------------|---------------|---------------|---------------|
| Submit NPR                        | July 2019     | July 2019     |               |
| HubCo Stage 1 Formal Commencement | November 2019 | November 2019 |               |
| Stage 1 Agreed                    | May 2020      | Nov 2020      |               |
| Planning Application Submitted    | Jan 2021      | Jan 2021      |               |
| Planning Application Agreed       | May 2021      |               |               |
| Stage 2 Agreed                    | July 2021     |               |               |
| Financial Close                   | Aug 2021      |               |               |
| Site Start                        | Sep 2021      |               |               |
| School Operational                | August 2022   |               | April 2023    |
| Completion of External Works      | July 2023     |               |               |

### Current Issues

None.

## OAKBANK PRIMARY SCHOOL – NURSERY EXTENSION

### Overview

Lifelong Learning Committee approved ECS ELC Expansion Plan on 22 September 2017 ([Report No. 17/314 refers](#)). As part of the plan, it is proposed that the capacity of the nursery at Oakbank Primary School will be increased by 38.

### Sources of Funding

On 1 May 2018, the Scottish Government confirmed PKC's allocation of capital funding for the expansion of ELC. The Scottish Government grant award is £1.1m to deliver this project.

### Progress Update

Construction completed November 2020.

### Key Milestones

| Milestone                      | Planned Date   | Actual Date    | Forecast Date |
|--------------------------------|----------------|----------------|---------------|
| Review of Feasibility Study    | May 2018       | May 2018       |               |
| Planning Application Submitted | November 2018  | December 2018  |               |
| Planning Application Agreed    | January 2019   | January 2019   |               |
| Contract Cost Agreed           | September 2019 | September 2019 |               |
| Site Start                     | November 2019  | October 2019   |               |
| Construction Works Complete    | July 2020      | November 2020  |               |
| Provision Operational          | August 2020    | November 2021  |               |

### Current Issues

None.

## PERTH ACADEMY – REFURBISHMENT

### Overview

Funding has been secured to undertake a partial refurbishment of the existing school facilities to improve the condition and suitability. Due to the live school environment, ongoing works are being phased into manageable packages as part of a rolling programme.

### Sources of Funding

This project is funded by the ECS Composite Capital Programme. The original budget was £16.9m.

### Progress Update

Works commenced to enable a programme of Fire Compliance works in 2018. Pupil toilet refurbishment and significant external drainage works have also been carried out.

A contractor was appointed in November 2019 to undertake Phase 1 of the ongoing programme of refurbishment works. Works completed during the 2020 summer holiday period included installation of a new CCTV system and corridor lighting replacement.

External structural repairs are now concluded, new improved access to courtyard is complete, new ventilation installed in Craft, Design and Technology (CDT) and major infrastructure upgrades have commenced in the Physical Education (PE) building.

A programme is being developed for Phase 2 to improve social space and undertake classroom refurbishments within COVID-19 restrictions and infrastructure upgrade works are on-site in the PE building.

### Key Milestones

| Milestone                                    | Planned Date  | Actual Date   | Forecast Date |
|----------------------------------------------|---------------|---------------|---------------|
| Phase 1 Refurbishment Works started on site  | November 2019 | November 2019 |               |
| Phase 1 Refurbishment Works complete on site | June 2021     |               |               |

### Current Issues

None.

## PERTH GRAMMAR SCHOOL – REFURBISHMENT

### Overview

Funding is available to undertake major infrastructure upgrades to the existing school building. Additionally, approval was given for works to improve the entrance, reception and administration facilities which were carried out. Due to the live school environment, ongoing works are being phased into manageable packages as part of a rolling programme.

### Sources of Funding

This project is funded by the ECS Composite Capital Programme. The original budget was £7.05m.

### Progress Update

Works to improve the entrance and reception have been completed.

A contractor has now been appointed and Phase 1 of the pupil toilet upgrades has commenced and is scheduled for completion by the end of April 2021. It is then anticipated phase 2 of the toilet works will commence immediately following completion of phase 1 and being permitted within COVID-19 restrictions.

### Key Milestones

| Milestone                                    | Planned Date | Actual Date | Forecast Date |
|----------------------------------------------|--------------|-------------|---------------|
| Phase 1 Refurbishment Works started on site  | Feb 2021     | Feb 2021    |               |
| Phase 2 Refurbishment Works complete on site | May 2021     |             |               |

### Current Issues

None.

## PERTH HIGH SCHOOL – REPLACEMENT

### Overview

On 20 June 2018, Council approved the replacement of Perth High School ([Report No. 18/212 refers](#)). This project will involve the replacement of the existing school building on the playing field of the existing site.

### Sources of Funding

There is currently £50m funding from the ECS Composite Capital Programme for this project. At Council on 30 September 2020 ([Report No. 20/175 refers](#)), it was agreed that a funding solution to address the Passivhaus option (see below) will be determined in September 2021.

### Progress Update

The Stage 1 submission has been received. Cost options were provided to achieve energy efficiency and quality in line with PKC's Interim Climate Emergency Report and Action Plan ([Report No. 19/362 refers](#)). At Council on 30 September 2020 ([Report No. 20/175 refers](#)), approval was given to proceed on the basis of Passivhaus standard for energy efficiency and quality.

Stage 1 report accepted on 16 November 2020.

A bid made to the Scottish Government Learning Estate Investment Programme – Phase 2 for funding towards the project was approved.

### Key Milestones

| Milestone                         | Planned Date | Actual Date | Forecast Date |
|-----------------------------------|--------------|-------------|---------------|
| Submit Final NPR                  | June 2019    | June 2019   |               |
| HubCo Stage 1 Formal Commencement | July 2019    | July 2019   |               |
| Stage 1 Agreed                    | May 2020     | Feb 2021    |               |
| Planning Application Submitted    | April 2021   | April 2021  |               |
| Planning Application Agreed       | TBC          |             |               |
| Stage 2 Agreed                    | Jan 2022     |             |               |
| Financial Close                   | Feb 2022     |             |               |
| Site Start                        | March 2022   |             |               |
| Construction Works Complete       | June 2024    |             |               |
| School Operational                | August 2023  |             | Summer 2024   |
| Completion of External Works      | August 2025  |             |               |

### Current Issues

None.

**RATTRAY PRIMARY SCHOOL**  
**NURSERY EXTENSION & REFURBISHMENT**

**Overview**

Lifelong Learning Committee approved ECS ELC Expansion Plan on 22 September 2017 ([Report No. 17/314 refers](#)). As part of the plan, it is proposed that the capacity of the nursery at Rattray Primary School will be increased by 26.

**Sources of Funding**

On 1 May 2018, the Scottish Government confirmed Perth and Kinross Council's allocation of capital funding for the expansion of ELC. The indicative budget is £4,325,000.

**Progress Update**

Following the review of alternative design proposals, including consultation with the Scottish Futures Trust and the Care Inspectorate, the planning application was submitted in January 2019 and approved in May 2019. Construction of the nursery extension has been re-phased due to COVID-19 restrictions preventing works starting on the programmed date. It is now anticipated that enablement works will commence during Easter 2021 with the main project beginning in June 2021.

**Key Milestones**

| <b>Milestone</b>                      | <b>Planned Date</b> | <b>Actual Date</b> | <b>Forecast Date</b> |
|---------------------------------------|---------------------|--------------------|----------------------|
| <b>Review of Feasibility Study</b>    | March 2018          | March 2018         |                      |
| <b>Planning Application Submitted</b> | November 2018       | January 2019       |                      |
| <b>Planning Application Agreed</b>    | December 2018       | May 2019           |                      |
| <b>Contract Cost Agreed</b>           | April 2020          | January 2021       |                      |
| <b>Site Start</b>                     | June 2020           |                    | June 2021            |
| <b>Construction Works Complete</b>    | August 2021         |                    | August 2022          |
| <b>Nursery Provision Operational</b>  | August 2020         |                    | May 2022             |

**Current Issues**

None.