

UPDATE - NEW SCHOOLS REDEVELOPMENT PROJECT – OBAN HIGH SCHOOL



Visualisation of New Oban High School viewed from the South West

1.0 Background

- 1.1 This note provides an update on the project to provide a new secondary school in Oban.
- 1.2 The Council and hubNorth Scotland Ltd (hubNorth) are continuing to progress the Design, Build, Finance and Maintain (DBFM) Project to construct the new Oban High School. The Council is expecting the Stage 2 Submission from hubNorth during November 2015, and on receipt, this will mark the beginning of the final review of the design of the new school and its associated cost prior to reaching Financial Close.
- 1.3 It is a condition of Scottish Government funding support that the project is externally validated by the Scottish Futures Trust (SFT).

2.0 Oban High School Key Dates

The key dates for this project are:

Date	Description	Comment
August 2015	Stage 1 Approval	Received from SFT and Council.
Dec 2014 – October 2015	Stage 2 design period	Stage 1 and 2 design periods overlap to shorten overall programme length. Final designs for the

		<p>external and internal layouts have been agreed through consultation with Planning, Roads, Environmental Health, Health and Safety, and the school community.</p> <p>This includes the external fabric of the building, the internal layout of each room, and fixtures, fittings and furniture.</p>
19 Aug 2015	Planning application for Oban High School approved but notification submitted to Scottish Government due to HSE objection	Written confirmation received from Scottish Government (17 Sept 2015) that it is not Scottish Ministers' intention to intervene in this application by either issuing a direction restricting the granting of planning permission or by calling in the application for their own determination.
November 2015	Stage 2 submission expected from HubNorth Scotland Ltd.	
Nov / Dec 2015	Stage 2 review and approval, including development of Full Business Case (FBC)	Overlap period with Council review and SFT approval through Key Stage Review (KSR)
	Financial Close	Await SFT and Council approval to reach Financial Close.
	Construction Start and End Dates	The construction programme for the new Oban High School will only be able to be determined by hubNorth through their Tier 1 Contractor following Financial Close being reached.

3.0 HubNorth Stage 2 Submission - Oban High School

3.1 The Stage 2 submission for the Oban project is due from HubNorth Scotland Ltd

during November 2015.

- 3.2 The Stage 2 submission has to undergo a full review by the Council's project team with support from AECOM, the Council's external technical advisors. This review requires an estimated 4 - 6 weeks to complete.
- 3.3 It is a condition of Scottish Government funding support that the project is externally reviewed and validated also by the Scottish Futures Trust (SFT). The SFT's Key Stage Review (KSR) process is designed to support the successful delivery of projects by providing an assessment of the readiness of a project before it moves on to the next stage in the procurement process. In the case of Oban, that next stage would be to progress to Financial Close.

4.0 Conclusion

- 4.1 The Stage 2 Submission for Oban High School will mark a significant milestone in the redevelopment project for the new school. A full review of the Stage 2 submission will be undertaken by the Council's project team, AECOM the council's technical advisers, and also through the SFT's Key Stage Review.
- 4.2 The timescale to achieve Financial Close for the Project will be determined by the date of delivery of the Stage 2 Submission by hubNorth and its subsequent approval by the SFT.
- 4.3 The construction programme for the new Oban High School will only be able to be determined by hubNorth through their Tier 1 Contractor as the Project approaches Financial Close.



Visualisation of the New Oban High School viewed from the main avenue leading to the School (avenue formed once the current school has been demolished)