

AMA Cramond

Land adjacent to former 34 Cramond Road North, Edinburgh

S42 Application (Reference: 20/02916/FUL)

Proposed Route Map – September 2022

This Route Map for delivering sports provision at Cramond is submitted following a period of independently chaired mediation and is a mediated agreement between AMA, the Chairs of Cramond and Barnton Community Council, The Cramond Association, Brighthouse Residents Association and Councillor Kevin Lang (on his own behalf and for the other local Councillors).

All parties above have agreed the proposed Route Map and confirmed that it represents a way forward for Cramond.

(Approximate dates have been added following approval of the above application on 10 November 2022)

AMA Cramond -Proposed Route Map

The document sets out a route-map for delivering sports provision and associated facilities on the Cramond site.

The proposed process commences with a 8 month Appraisal and Needs analysis to find a viable and sustainable solution for the site. Should a viable solution be identified following this 8 month appraisal process, the route map below highlights the on-going process for undertaking detailed design development/financial planning, the pre-application & pre-application consultation process, the application submission/determination process through to commencement of development.

The first table below assumes that the appraisal process will identify a scheme based on the current market that will require a new design and planning process. However, should the appraisal and needs analysis identify a solution which could viably deliver the original permission or one of the existing 3 minded to grant PPP schemes we also outline the on-going process for these options should either of these routes be pursued.

Month	Stage	Tasks/Activities
1-7 <i>(mid Nov 22' – mid June 23')</i>	Appraisal and Needs Analysis	<p>Undertake full new options appraisal for the site for sport and physical activity options. To include consultation with the community, CEC, Governing Bodies of sport, Sports Scotland and the commercial leisure sector.</p> <p>Aim to identify current local, Edinburgh, Regional and Scotland sports needs/opportunities to fully consider all scales of opportunities. To future proof the site as a sporting legacy for all – Recognition of greenspace , test community ideas Early sketch designs to test the site with potential partners</p> <p>The key is to find a viable /sustainable option for all.</p> <p>AMA to also test market for supporting commercial elements including all options in 2013 Minded to Grant permissions e.g. care home, assisted living, nurse, health hub, physio clinic, shops.</p> <p>Bi-monthly updates to assigned working group members</p>

Month	Stage	Tasks/Activities
8 <i>(mid June – mid July 23')</i>	Outcomes Review	Appraise outcomes of needs analysis. Viable options & key parties with a brief for the site (maybe options) to be taken forward
9-14 <i>(mid July 23' – mid Jan 24')</i>	Design Development and Financial Planning	Fully test financial viability of the options, business planning phase and identify partners contribution to aid delivery. Undertake design development to test cost of options. Continued liaison with stakeholder /partners /funders/community. Detailed review of above and viable/sustainable solution to be taken forward. Bi-monthly updates to assigned working group members
15-18 <i>(mid Jan -mid May 24')</i>	Heads of Terms PAN Submission, pre-application consultation and preparation of planning application package (Statutory minimum 3 month process)	Heads of Terms to be agreed & signed prior to PAN submission. Identified/ agreed scheme PAN submitted with knowledge that community working group, CEC, and Sport Scotland generally agrees to principle of approach and submitted option. Undertake continued design development and site studies. Statutory and continued engagement with sports bodies and wider community and all parties who are now involved in delivery proposals. Preparation of planning application package. Bi-monthly updates to assigned working group members in addition to statutory pre-application consultation
19 – 22	Application submission and determination	Formal Submission of Application for Preferred Scheme Assessment of Planning Application

Month	Stage	Tasks/Activities
<i>(mid May – mid Sept 24')</i>	(4 month statutory decision period)	Determination of application by Development Management Sub- Committee Agreed bi-monthly updates to assigned working group members
23 onwards <i>(mid Sept 24' onwards)</i>	Discharge of conditions, other statutory requirements and commencement of development	Commencement of Development - substantial progress made Ongoing quarterly update to CEC and community groups provided by AMA.

Route map if original proposals viable/sustainable after appraisal and needs analysis stage

Month 1-8 as per above

Month	Stage	Tasks/Activities
9-21	Development of original proposals as consented	Planning permission in place. Progression of this option as per the original condition. Works commenced on site and the sports facilities substantially delivered within 12 months . Ongoing bi-monthly CEC and community groups provided by AMA.

Route map for pursuing one of the 2013 PPP Options if viable/sustainable after appraisal and needs analysis stage

Month 1-8 as per above

Month	Stage	Tasks/Activities
9-14	Design Development and Financial Planning	<p>Fully test financial viability of the option, business planning phase and identify partners contribution to aid delivery</p> <p>Undertake design development to test cost of option.</p> <p>Continued liaison with stakeholder /partners /funders/community.</p> <p>Review of the current planning applications submitted and report back of the proposals to the Development Management Sub Committee for consideration.</p> <p>Substantial Progression/ review of any legal agreement included within this timeframe.</p> <p>Consideration of the withdrawal of superfluous applications.</p> <p>Bi-monthly updates to assigned working group members</p> <p>Detailed review of above and viable/sustainable solution to be taken forward.</p>
15-18	Heads of Terms Pre-application stage and application preparation	<p>Heads of Terms to be agreed and signed.</p> <p>Design-development and preparation of AMSC application submission.</p> <p>Bi-monthly updates to assigned working group members</p>
18-22	Application submission and determination	<p>Formal Submission of Application for Preferred Scheme</p> <p>Approval of Matters specified in Condition Application</p> <p>Assessment of Planning Application</p>

Month	Stage	Tasks/Activities
		Determination of application by Development Management Sub- Committee
23 onwards	Discharge of conditions, other statutory requirements, commencement of development	<p>Commencement of Development - substantial progress made</p> <p>Ongoing quarterly update to CEC and community groups provided by AMA.</p>