

SFT OUTCOMES

2023

Place based approach to deliver better outcomes in Lochgilphead

PRIMARY OUTCOME

01

A CLEAR PICTURE OF
INFRASTRUCTURE NEEDS

Health and Social Care services and facilities within Lochgilphead are part of a wider regional cluster of health and social care provision within central Argyll provided by NHS Highland.

Following the opening of a replacement health facility (the Mid Argyll Community Hospital), a significant part of the wider estate at the Lochgilphead site was declared surplus to operational requirements and has been lying vacant and needs a plan for future use.

The site is vast, covering approximately 20% of Lochgilphead and its future use and redevelopment can play a significant role in shaping what services the town can provide for its residents.

Simply selling the site without any strategic input would have been a missed opportunity to use a substantial public asset to make a potential transformational change for the local community.

Building upon key findings of an earlier master plan and a subsequent assessment of the potential for redeveloping the site, at the beginning and with the guidance of our Real Estate team together with colleagues from hub North, the health board pursued a place-based review (PBR) to understand the role that the Lochgilphead site could play within the wider community.

The PBR was not just for the site, but considered the whole of Lochgilphead, engaging with a wide range of stakeholders and partners who all have a stake in the community. Our Real Estate team were able to draw upon the expertise of our Place, Housing and Economic Investment teams as well as from hub North to put in place an ambitious vision for the future to drive improved outcomes that linked national, regional and local opportunity in Lochgilphead.

SECONDARY

02

08

10

OUR CORPORATE PRIORITIES



NET
ZERO



SUSTAINABLE
PLACES



INCLUSIVE
GROWTH

The main benefits of this approach for the Lochgilphead community were:

- Creation of a shared and 'connected story' for the community
- Understanding what a place needs and ensure infrastructure investment is prioritised
- A cohesive basis to attract inward investment
- Improves outcomes for people and service providers
- Supporting the resilient recovery from COVID19
- A framework to develop the sustainable delivery of public services
- Support for community wealth building and increased social impact
- Opportunity for efficiencies across portfolios via savings, opportunity costs, early intervention
- A prioritised implementation plan reflecting capacity requirements
- A clearer focus on the future uses to be targeted in terms of demand and supply
- Corporate property reviews considered as anchor projects, buildings identified as surplus having an appropriate disposal strategy
- Strategic Masterplan - to reflect the stakeholders agreed current priorities in the corporate property reviews