

# North Lanarkshire Council Report

## Enterprise and Fair Work Committee

Does this report require to be approved?  Yes  No

Ref LN/PH

Date [02/05/25](#)

## City Deal Programme Update

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### Executive Summary

The North Lanarkshire City Deal Programme Update Report seeks to inform the Enterprise and Fair Work Committee of the current status of North Lanarkshire City Deal Infrastructure Programme and its subprojects.

### Recommendations

It is recommended that the Committee:

- (1) Acknowledges the status and recent progress of North Lanarkshire City Deal infrastructure subprojects and revised Programme.

### The Plan for North Lanarkshire

Priority	Improve economic opportunities and outcomes
Ambition statement	(5) Grow and improve the sustainability and diversity of North Lanarkshire's economy
Programme of Work	Transforming Places

## 1. Background

1.1 The Glasgow City Region (GCR) City Deal is an agreement between the UK and Scottish Governments and the eight GCR Local Authorities, with the sole focus of creating additional economic growth. The 20-year GCR Deal was accepted by GCR Council Leaders on 20 August 2014 and incorporated:

- implementing a £1.13bn Infrastructure Fund to improve the regional transport network, regenerate sites for economic use and improve public transport provision;
- supporting growth in the life sciences sector;
- helping small and medium enterprises to grow and develop;
- establishing programmes to support the unemployed; and
- piloting new ways of boosting the incomes of low wage employees.

- 1.2 As Committee is aware, a strategic review and prioritisation of all projects within the North Lanarkshire City Deal programme has been carried out and formed part of the consideration of the council's Strategic Capital Investment Programme 2024/25 to 2028/29 approved by Policy & Strategy Committee on 14 March 2024.
- 1.3 The review of City Deal Programme was to ensure the Programme remained fit for purpose and aligned to the Plan for North Lanarkshire and Programmes of Work and to manage project delivery and, importantly, to assess cost pressures on the projects. Following Committee approval in May 2024 and Glasgow City Region Cabinet approval in August 2024, the revised Programme now allows for a stronger focus on strategic connectivity, and new road infrastructure to enable regeneration and development.
- 1.4 The City Deal Programme for North Lanarkshire, as part of the infrastructure fund comprises the following sub projects:
- A8/M8 Corridor Access Improvements
    - Strategic Active Travel
    - Orchard farm Roundabout
  - Glenboig Link Road (complete)
  - Pan-Lan Orbital Transport Corridor
    - East Airdrie Link Road
    - Ravenscraig Access Infrastructure South (Motherwell to Ravenscraig and Airbles Road Improvements)
    - Motherwell Town Centre Transport Interchange (complete)
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## **2. Report**

### **2.1 East Airdrie Link Road**

- 2.1.1 As Committee is aware, the East Airdrie Link Road (EALR) will provide a new strategic link between the M8 and south of Cumbernauld. The proposed link road will also provide the access to the Monklands Replacement Hospital at Wester Moffat, Airdrie. The Monklands Replacement Hospital Project is moving forward with enabling works commencing spring 2025 after having secured an Outline Business Case in July 2023 and Planning permission in June 2024. NHS Lanarkshire are working with their contractor, Laing O'Rourke, alongside their consultancy design team to progress the Project to Full Business Case in 2025.
- 2.1.2 The EALR project team continue to liaise with NHS Lanarkshire through regular technical meetings and a Project Interface Board provides governance around coordination, manage risk, secure efficiencies, and maximise benefits.
- 2.1.3 With the approval of the EALR Outline Business Case in August 2024 and the project in DMRB Stage 3 (preliminary design and planning), the agreed programme is progressing at pace with the final road alignment design being concluded in September 2025. Public and landowner engagement took place during November 2024 to January 2025 on the first draft of the proposed road alignment design. Feedback and comments received during the engagement has informed the second draft road alignment design.
- 2.1.4 AtkinsRéalis, our lead design consultants, alongside the EALR project team, following the public engagement and discussions with landowners, have reviewed the first draft road design. Alongside, survey work and further design, the engagement feedback has allowed a greater focus on the positioning of the road structures, better integration of the new road with local roads, and importantly, more refinement of the alignment to lessen the impact on land, ecology, landscape and woodland.

- 2.1.5 The second draft road alignment now comprises a well-defined road alignment including structures, associated road infrastructure and interfaces with the local road network. A Pre-Application Notice (PAN) will be submitted in summer 2025 in advance of the planning application for the Link Road being submitted in November 2025. The second draft road alignment will form the basis of the Pre-Application Notice and the associated Pre-Application consultation. (PAC). The statutory consultation as part of the PAN is intended to take place during the summer and then in autumn 2025. The outcome of the PAN/PAC will lead to a third and final road alignment design being concluded to allow for the submission of the planning application.
- 2.1.6 To support the design work and planning application, environmental surveys are taking place across the extent of the proposed link road. Additional Ground Investigation work will take place over summer 2025 to confirm the final preliminary design. It will also inform the construction methodology for the link road and provide further certainty of construction costs and overall project budget.
- 2.1.7 Committee will be aware, that the council will require to acquire the land to construct the EALR. As the road alignment progresses and becomes fixed, this allows the land take required to be better understood and for the land strategy to be developed and implemented. Given the scale and length of the EALR, the number of landowners is substantial and the risk of acquiring all the land at the same time to build the entire link road is considered by the EALR project team to be of a level that will require a compulsory purchase order (CPO). It is therefore intended to bring further information back to Committee on the land strategy including the potential for voluntary acquisition and CPO for the EALR. In time, a proposal for consideration and approval to promote a CPO for the necessary land for the link road delivery would be submitted to this Committee.
- 2.1.8 The EALR Project team intend to have further briefings with local members in advance of the planned statutory consultation as part of the Pre Application Notice.

## **2.2 Ravenscraig Access Infrastructure**

- 2.2.1 As committee is aware, the Ravenscraig Access Infrastructure project, following the removal of the RIAN sub project, now comprises 2 sub projects:
- a new road connection between Motherwell and Ravenscraig from Airbles Road, passing under the West Coast Main Line railway, and on to the Regional Sports Facility
  - completing the dualling of Airbles Road between Airbles Farm Road and Hamilton Road and improving facilities for pedestrians and cyclists.
- 2.2.2 A revised procurement and delivery strategy for the development of the new road between Windmillhill Street and the Ravenscraig Sports Facility is now being taken forward as a series of related work phases. The first phase of work comprised the demolition of the buildings acquired for the road scheme – at Manse Road (formerly Cook & Indis and Yesss Electrical), the former Evans Halshaw dealership and the adjacent vacant commercial unit at Windmillhill Street. The demolition works are now complete, and the sites have been secured.
- 2.2.3 With the former Evans Halshaw site being cleared, it is proposed that the front part of the site becomes a temporary car park for North Lanarkshire Council employees. This parking facility will provide much needed car parking for NLC and will utilise the existing hard standing and with minimum effort and cost should provide in the region of 100

spaces. It is proposed that the car park will be lined and have temporary lighting, a barrier access and be available for approximately 18 months. Providing this temporary car parking arrangement, should take the pressure for parking away from local residential streets and town centre car parks. This car park however will be removed when the site is needed for the link road into Ravenscraig.

- 2.2.4 A Value Engineering Review is taking place to ensure the design and layout of the Motherwell to Ravenscraig road link remains fit for purpose and links in with ambitions across the road network especially the Motherwell to Ravenscraig and Wishaw Corridor, and to where possible, improve drainage provision to support wider development opportunities for Motherwell. The Review is also an opportunity to examine the design and construction methods to manage costs and where possible create efficiencies in the delivery phases to minimise disruption and impact on the town centre.
- 2.2.5 As previously reported, the progression of the works through a series of packages including the demolition contract, subsequent proposed groundworks and advanced utilities works will assist in maintaining progress and will de-risk the main works contract.
- 2.2.6 The Value Engineering Review will also review the delivery programme for the enabling and main works for RIA S project. This programme will be continuously reviewed and updated. The programme for the proposed remaining works phases currently is:
- Enabling works - November 2025 to September 2026
  - Main Works – October 2026 to August 2027
- 2.2.7 The Value Engineering Review may alter these dates to allow for additional survey work, to facilitate the efficient delivery of the enabling works and main works and to co-ordinate with other planned works within Motherwell to minimise disruption. Committee will be updated of any changes to the programme in due course.
- 2.2.8 Design work will continue for the Airbles Road Improvement sub project with the delivery of the works now programmed for February 2028 to March 2029 as per the approval at the May Committee.

### 2.3 **A8/M8 Corridor Strategic Active Travel**

- 2.3.1 The provision of 10 km of Strategic Active Travel Links, connecting Eurocentral/Maxim Office Park/Newhouse and Mossend to surrounding local communities and local rail stations was approved by GCR Cabinet on 30 August 2022 as the new preferred option for the Eurocentral sub-project.
- 2.3.2 The routes identified are to the south of Eurocentral between Bellshill Rail Station/town centre and the M8 cycle route at North Road; Bellshill town centre, Mossend and Holytown, connecting into Eurocentral from Holytown and between Holytown and Newhouse.
- 2.3.3 To the north of Eurocentral, a route has also been identified from Whifflet rail station to the M8 cycle route at Shawhead. These routes are designated as Strategic Network Routes within the North Lanarkshire Active Travel Strategy.
- 2.3.4 The proposed shared use walking and cycling routes will be delivered by both City Deal investment and other external funding. The routes importantly link with other planned

active travel route improvements as part of the East Airdrie Link Road project and with other projects under the Active Travel Strategy being taken forward by the Infrastructure and Transportation team.

- 2.3.5 Due to the scale of the project, a phased approach will be taken to design and delivery. Detailed design work is well under way and will be progressed over 2024 and 2025.
- 2.3.6 Subject to Committee agreement, it is proposed to submit a first phase Full Business Case in Autumn 2025. It would be intended to commence construction in January 2026, with completion of the first phase of work in Summer 2026.

## **2.4 Orchard Farm Roundabout**

- 2.4.1 The Orchard Farm Roundabout project will be procured and delivered by the private sector Mossend International Rail Freight Park (MIRP) partnership. City Deal funding will provide a contribution towards provision of a four-arm roundabout on the A8 at Orchard Farm, which will provide new and improved access from the A8 to strategic employment and commercial development sites north and south of the A8 at Carnbroe and Mossend. The proposed roundabout will support the expansion of Mossend Railhead and development of the International Railfreight Park (MIRP) and the development and expansion of new employment opportunities at Carnbroe.
- 2.4.2 The council is in ongoing discussions with the railhead developer, PD Stirling Ltd, and their partners to determine the programme, delivery and funding requirements for this project. Progress has stalled over recent months due to construction cost pressures and a corresponding need for the development partnership to undertake a value engineering review and develop an associated revised design solution for the roundabout junction. This has resulted in a proposal which is more cost and time efficient to deliver, meets the in-principle approval of Transport Scotland but requires the acquisition of areas of land to the north of the A8 from another commercial party.
- 2.4.3 Positive progress has been made by the private sector partnership, in relation to acquisition negotiations on land required for construction of the revised roundabout layout with agreed Heads of Terms intended to be in place in Spring 2025. This will enable the revised roundabout layout to be taken forward through final approval stages with Transport Scotland, revised planning application submission and subsequent procurement action.
- 2.4.4 Subject to Committee agreement, it is proposed to submit the Full Business Case in August 2026. Construction work is programmed to commence in October 2026 with completion by October 2027.

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## **3. Measures of success**

- 3.1 The North Lanarkshire City Deal Programme construction timescales have been updated following a programme review and approval of the Strategic Capital Investment Programme are as follows (construction only):

### **Glenboig/Gartcosh Community Growth Area:**

- Glenboig Link Road – May 2017 to June 2018 (complete)

## **Pan Lanarkshire Orbital Transport Corridor:**

- Muir Street – January 2022 to June 2023 (complete)
- Ravenscraig Access Infrastructure – March 2022 to March 2029 (no longer including RAI N but including the reprofiling of Airbles Road)
- East Airdrie Link Road – May 2028 to Sept 2030

## **A8/M8 Transport Corridor:**

- Orchard Farm Roundabout – October 2026 to October 2027
- Eurocentral Strategic Active Travel – January 2026 – August 2027 (delivered in phases)

- 3.2 The Programme and its sub projects have been developed to ensure that at a North Lanarkshire level, North Lanarkshire's residents and businesses will directly benefit.
- 3.3 Each project at Outline Business Case stage and sub-project at Full Business Case stage has to demonstrate how it will deliver the direct and indirect benefits. As part of the business case process, through the Economic Impact Assessment, outputs and wider benefits are identified and are set out in a Benefits Realisation Profile. The Business Cases identify the economic impacts and the Benefits Profile quantify and details when outputs will be delivered and achieved as a result of the specific project investment.
- 3.4 The benefits will be measured over a 10-year period, reporting as part of the GCR Gateways until 2035. Gateway 2, an onerous review of the completed GCR projects and their outputs and outcomes has concluded successfully which allows for the next 5 year tranche of funding to be released.
- 3.5 All North Lanarkshire City Deal contracts seek to maximise community benefits from contracts awarded for the Project. Community Benefits will be secured through the procurement of services and works in line with the City Deal Community Benefit Strategy. The Community Benefits will be delivered through the design, planning and implementation phases, through contracts directly awarded by North Lanarkshire Council and where relevant, its partners. The Community Benefits menu within the City Deal Community Benefits Strategy will be used to target benefits that support the Council's key aims and objectives and deliver against priorities.
- 3.6 The type and number of community benefits to be delivered at a project and contract level will be determined with reference to the nature and duration of each contract and supplier. Community benefit outcomes for the Project will be linked to the Council's Single Outcome Agreement and Corporate Outcomes and the relevant local outcomes which underpin these at a Service level.
- 3.7 An update report on Community Benefits will be reported to Committee in August 2025. This will provide an opportunity to provide a general overarching position statement on the approach to Community Benefits for the City Deal Programme and to set out in more detail information on how benefits were delivered and the types of benefits each sub project achieved.
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**4. Supporting documentation**

4.1 No Supporting Documents.

A handwritten signature in black ink, appearing to read "P. Humphries".

**Pamela Humphries  
Chief Officer (Place)**

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**5. Impacts**

**5.1 Public Sector Equality Duty and Fairer Scotland Duty**  
 Does the report contain information that has an impact as a result of the Public Sector Equality Duty and/or Fairer Scotland Duty?  
 Yes  No   
 If Yes, please provide a brief summary of the impact?

The City Deal Cabinet has agreed that Inclusive Growth is to be fully embedded within the GCR City Deal programme delivery and that it is also committed to supporting the delivery of the Fairer Scotland Action Plan. Future NLC subproject OBC/FBC development will be scrutinised to ensure it meets the duties of the Fairer Scotland Action Plan.

If Yes, has an assessment been carried out and published on the council’s website? <https://www.northlanarkshire.gov.uk/your-community/equalities/equality-and-fairer-scotland-duty-impact-assessments>  
 Yes  No

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**5.2 Financial impact**  
 Does the report contain any financial impacts?  
 Yes  No   
 If Yes, have all relevant financial impacts been discussed and agreed with Finance?  
 Yes  No   
 If Yes, please provide a brief summary of the impact?

Following Committee approval (May 2024) and GCR Cabinet Approval on 6 August 2024, the revised North Lanarkshire Glasgow City Region City Deal Programme is as follows:

• Glenboig Link Road	£6.2m
• A8/M8 Corridor Access Improvements	
○ Orchard Farm	£2.2m
○ Eurocentral Active Travel	£4.3m
• Pan-Lan Orbital Transport Corridor	
○ East Airdrie Link Road	£185.3m
○ Muir Street	£3.8m
○ Ravenscraig Access	£74.2m
Infrastructure	
• <b>Total</b>	<b>£276m</b>

This is funded £149m by the GCR City Deal Infrastructure Fund and £127m by North Lanarkshire Council.

The financial implications of the City Deal Programme will be considered within the council’s Long-term Financial Plan. To date budgetary implications over the next 5 years have been approved by the Policy and Strategy Committee.



<p><b>5.3</b></p>	<p><b>HR policy impact</b>  Does the report contain any HR policy or procedure impacts?  Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>  If Yes, have all relevant HR impacts been discussed and agreed with People Resources?  Yes <input type="checkbox"/> No <input type="checkbox"/>  If Yes, please provide a brief summary of the impact?</p>
<p><b>5.4</b></p>	<p><b>Legal impact</b>  Does the report contain any legal impacts (such as general legal matters, statutory considerations (including employment law considerations), or new legislation)?  Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>  If Yes, have all relevant legal impacts been discussed and agreed with Legal and Democratic?  Yes <input checked="" type="checkbox"/> No <input type="checkbox"/>  If Yes, please provide a brief summary of the impact?</p> <p>The City Deal Team work closely with Legal Services on all sub projects focusing on land acquisition and CPO, procurement and contract preparation and management, funding agreements and any other related matters.</p>
<p><b>5.5</b></p>	<p><b>Data protection impact</b>  Does the report / project / practice contain or involve the processing of personal data?  Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>  If Yes, is the processing of this personal data likely to result in a high risk to the data subject?  Yes <input type="checkbox"/> No <input type="checkbox"/>  If Yes, has a Data Protection Impact Assessment (DPIA) been carried out and e-mailed to <a href="mailto:dataprotection@northlan.gov.uk">dataprotection@northlan.gov.uk</a>  Yes <input type="checkbox"/> No <input type="checkbox"/></p>
<p><b>5.6</b></p>	<p><b>Technology / Digital impact</b>  Does the report contain information that has an impact on either technology, digital transformation, service redesign / business change processes, data management, or connectivity / broadband / Wi-Fi?  Yes <input type="checkbox"/> No <input checked="" type="checkbox"/>  If Yes, please provide a brief summary of the impact?</p> <p>Where the impact identifies a requirement for significant technology change, has an assessment been carried out (or is scheduled to be carried out) by the Enterprise Architecture Governance Group (EAGG)?  Yes <input type="checkbox"/> No <input type="checkbox"/></p>

**5.7 Environmental / Carbon impact**

Does the report / project / practice contain information that has an impact on any environmental or carbon matters?

Yes  No

If Yes, please provide a brief summary of the impact?

All infrastructure projects developed by the council as part of the GCR City Deal will be subject to relevant environmental and sustainability appraisal and as part of the design process and subsequent planning application approvals and procurement.

Furthermore, to adhere with HM Treasury Greenbook best practice, each iteration of project business case seeking GCR City Deal funding will include a review of the sustainability considerations, this will include carbon management, involving categorisation, assessment and mitigation.

**5.8 Communications impact**

Does the report contain any information that has an impact on the council's communications activities?

Yes  No

If Yes, please provide a brief summary of the impact?

The City Deal programme and the delivery of the projects will continue to be promoted through Corporate Communications and the Glasgow City Region's Communications team.

In terms of East Airdrie Link Road, a joint communication plan will be developed with NHS Lanarkshire and North Lanarkshire Council to coordinate communication, stakeholder engagement and promote the projects as they develop.

**5.9 Risk impact**

Is there a risk impact?

Yes  No

If Yes, please provide a brief summary of the key risks and potential impacts, highlighting where the risk(s) are assessed and recorded (e.g. Corporate or Service or Project Risk Registers), and how they are managed?

A key risk for the City Deal Programme is the current global economic climate and its short and long term impacts on the delivery of the city deal projects. This risk is becoming a live issue for the Programme and will be assessed and recorded within the City Deal Issues Register. This is not unique to City Deal and the approach to this risk and issue management will be carried out in conjunction with Finance and the Glasgow City Region Project Management Office.

Risk management of North Lanarkshire's City Deal activity is incorporated within the council's City Deal programme risk register which is reviewed by the City Deal Manager and reported to the council's City Deal Board. The City Deal risks are also integrated in the Planning and Regeneration Service Risk Register. Each City Deal sub project has a detail risk register and is managed by the Project Manager.

**5.10 Armed Forces Covenant Duty**

Does the report require to take due regard of the Armed Forces Covenant Duty (i.e. does it relate to healthcare, housing, or education services for in-Service or ex-Service personnel, or their families, or widow(er)s)?

Yes  No

If Yes, please provide a brief summary of the provision which has been made to ensure there has been appropriate consideration of the particular needs of the Armed Forces community to make sure that they do not face disadvantage compared to other citizens in the provision of public services.

**5.11 Children's rights and wellbeing impact**

Does the report contain any information regarding any council activity, service delivery, policy, or plan that has an impact on children and young people up to the age of 18, or on a specific group of these?

Yes  No

If Yes, please provide a brief summary of the impact and the provision that has been made to ensure there has been appropriate consideration of the relevant Articles from the United Nations Convention on the Rights of the Child (UNCRC).

If Yes, has a Children's Rights and Wellbeing Impact Assessment (CRWIA) been carried out?

Yes  No