

# INVERNESS CAMPUS

A place to inspire



**inverness | làrach**  
**campus | inbhir nis**



Highlands and Islands Enterprise  
Iomairt na Gàidhealtachd 's nan Eilean



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## INVERNESS CAMPUS

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# A PLACE TO INSPIRE

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One of the most ambitious projects in Scotland, Inverness Campus is a nationally and internationally significant location for business, research and education. With the first buildings opened to the public in 2015, Inverness Campus offers a high quality environment for learning, innovation, collaboration and business development.

Developed by Highlands and Islands Enterprise (HIE), the Campus occupies 215 acres of prime development land at Beechwood, east Inverness, adjacent to Raigmore Hospital, LifeScan Scotland and the Centre for Health Science on one side and Inverness Retail and Business Park on the other.

A number of key organisations are already supporting the Inverness Campus project, including the University of The Highlands and Islands (UHI), the Centre for Health Science and Scotland's Rural College (SRUC). These partners are working together to develop new projects and grow opportunities for the region. HIE is currently marketing a number of fully serviced plots to companies wishing to join this collaborative partnership and grow their business.

In addition to those organisations who will have a presence on the new Campus, other strategic partners such as NHS Highland, Highland Council and the Scottish Funding Council are involved in the development.

Inverness Campus will be an important driver of the economy of the Highlands and Islands for generations to come. With its outstanding purpose built environment, world class facilities, well designed sustainable buildings and generous landscaped green space, it is a place where business and the community thrive. Inverness Campus will attract businesses, professionals and students to the region and by 2020 almost 1300 full time jobs are expected on site.

The Scottish Government considers Inverness Campus to be one of Scotland's key development opportunities. John Swinney, Deputy First Minister, chairs the Inverness Campus Partnership Forum and the Campus enjoys the benefits of having Enterprise Area status for Life Sciences. This reflects the development's significant potential to create jobs, stimulate private investment and boost economic growth, particularly in the Life Sciences sector.





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## INVERNESS CAMPUS IS A MODERN LEARNING AND BUSINESS ENVIRONMENT WITH A DISTINCTIVE HIGHLAND CHARACTER.

The public realm, landscape and infrastructure at Inverness Campus provides an exceptionally high quality setting for development. The outstanding design and attention to detail makes this site both a stunning location for business and provides civic amenity of which the community can be proud.





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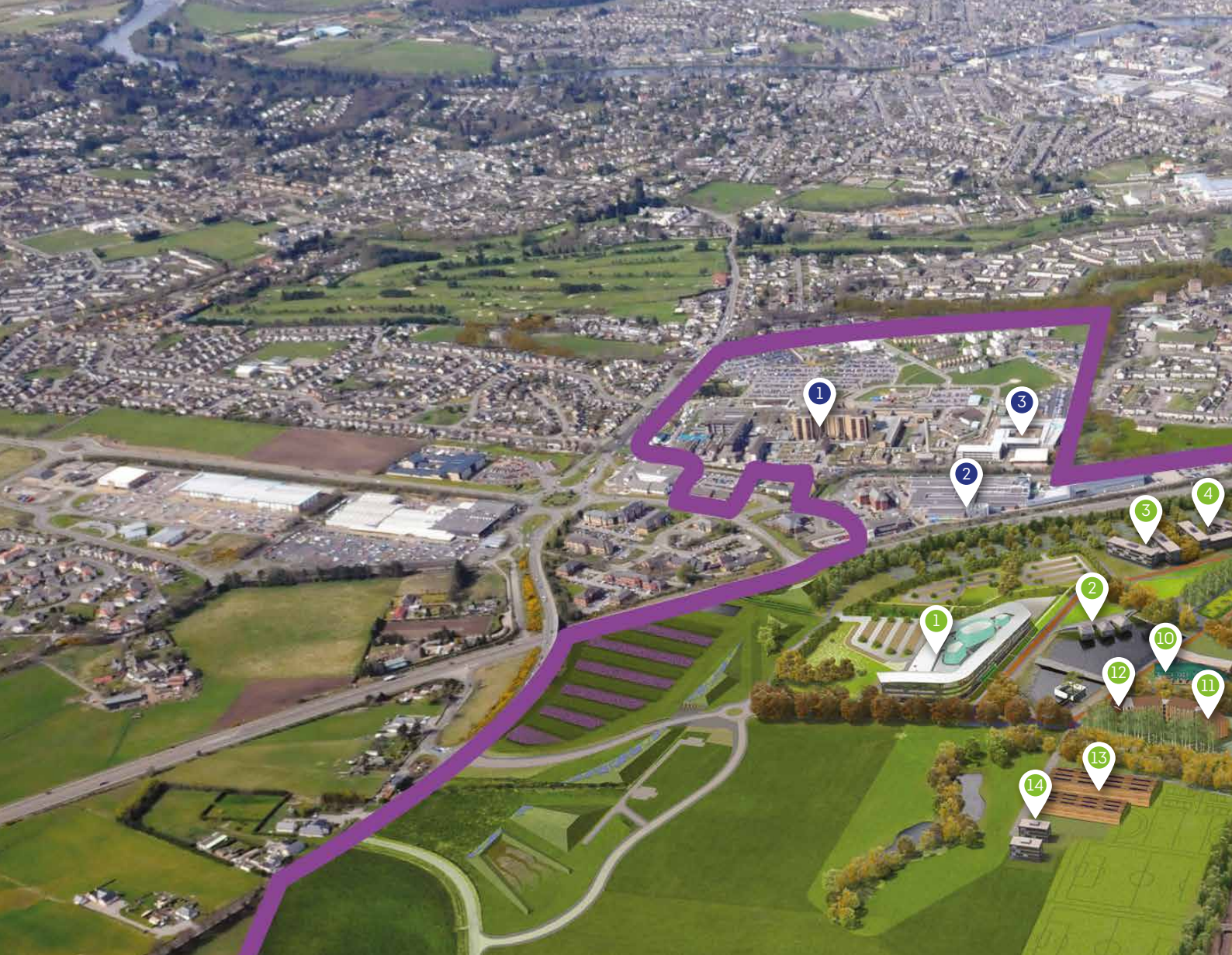


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- 1 Connected lochans create a focal point around which the Campus plots are situated.
- 2 Drystone walls make an attractive Highland feature.
- 3 Looking across the community parkland to Aurora House, the Life Sciences building.

- 4 Locally sourced materials are featured across the central parkland.
- 5 The 'golden bridge' provides a pedestrian and cycle link to the neighbouring Life Sciences district and the city beyond.
- 6 An t-Eilean, the Island, is an open air events space and meeting place.





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## INVERNESS CAMPUS

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# A PLACE TO COLLABORATE

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There are a number of organisations involved in the development of Inverness Campus. Some, like Inverness College UHI, own their building and have defined projects to deliver. Others, the NHS and Centre for Health Science for example, are involved in supporting collaborative projects which will develop opportunities in the healthcare sector.

Each partner organisation has a voice on the Partnership Forum which provides an opportunity to work together and ensure that the potential of the Campus is realised.

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## UNIVERSITY OF THE HIGHLANDS AND ISLANDS (UHI)

Scotland's newest university, UHI, has a significant presence at Inverness Campus.

A unique partnership, UHI consists of 13 colleges and research centres located across the Highlands and Islands. The university has some of the best online learning technologies meaning that flexible blended learning options are offered with face to face classroom based learning as well as online and remote study.

The largest partner in the university, Inverness College UHI, opened its doors to students in August 2015 in a new state of the art building at Inverness Campus.





## MAP KEY

- 1 Inverness College UHI (page 10)
  - 2 Development plot
  - 3 4 5 Business development plots
  - 6 Development plot
  - 7 Student residences (page 10)
  - 8 Aurora House - Life Sciences Building
  - 9 Development plot
  - 10 An Lòchran - Enterprise and Research Centre
  - 11 12 Hotel plots
  - 13 Sports Facilities (page 11)
  - 14 Scottish Vet Referrals
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- 1 Raigmore Hospital
  - 2 LifeScan Scotland Ltd
  - 3 Centre for Health Science

Catering for over 6500 students, the College delivers a wide ranging curriculum from national certificate to post graduate degree. In addition, Inverness College UHI works closely with the local business community offering a large selection of commercial courses, many of them bespoke, which cater for the needs of numerous employers and sectors.

Key university research departments are also located in An Lòchran. Activities will include Life Sciences education and research, teaching in offshore surveying and marine technology, pedagogy and research into both the rural economy and rural health.

### AN LÒCHRAN ENTERPRISE AND RESEARCH CENTRE

An Lòchran houses a new collaboration between three of the region's strategic organisations – economic and community development agency HIE, UHI and Scotland's Rural College (SRUC).

The purpose-built facility is designed to encourage sharing of facilities, knowledge and experience. Digital technologies are being used to promote the region to potential investors and to support higher and further education across the region. An Lòchran is also home to **#hellodigital** - a digital demonstration centre, and an innovative science academy.

SRUC has relocated its existing Inverness based research and consultancy services to the Campus. SRUC's research centre into comparative epidemiology and medicine will work alongside complementary activities within UHI and collaborate with Life Sciences projects across the Campus.

### AURORA HOUSE LIFE SCIENCES BUILDING

Aurora House developed by HIE, offers a purpose built facility for businesses in the Life Sciences sector.

This building, which extends to some 1,000 sq.m, is fitted out for tenants; it is flexible so that it can provide accommodation to suit client requirements.

It is extendable to facilitate growth over time, and the building is located to take advantage of Enterprise Area incentives available for eligible Life Sciences businesses.



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## INVERNESS CAMPUS

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# A PLACE TO INVEST

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The Highlands and Islands have an established and ever-growing reputation for enterprise and innovation, and the region provides new opportunities across key sectors including Energy, Creative Industries and Life Sciences.

Inverness Campus presents enterprising organisations with the opportunity to locate, or relocate, to a progressive environment within a spectacular location beside others inspired by the chance to work together innovatively. It offers the opportunity for collaboration; to share knowledge and further develop specific projects, products and services and indeed, to create new business.

Inverness Campus has been built adjacent to an existing cluster of healthcare activity, including the Centre for Health Science, Raigmore Hospital and LifeScan Scotland – one of the country's largest private sector Life Sciences company. The Centre for Health Science highlights the significant advantages of co-locating organisations with related objectives. It's an approach that Inverness Campus has learnt from, is implementing and building on.

Scotland has an internationally renowned reputation for its education system and for producing high quality university graduates. Inverness alone has in excess of 650 academics and staff directly involved in scientific research. Given Scotland's excellence in research and teaching,

it is no surprise that one of the country's greatest assets is its talented workforce. Within a 45 minute drive time Inverness has a working population of 100,000 and the city's population has grown 17% over the last 10 years.

Inverness Campus sits alongside the A9 and A96, the main trunk roads linking Inverness to Scotland's other cities. Inverness train and bus stations are a short drive away, as is Inverness Airport, which is connected internationally to Amsterdam and Dublin and to over a dozen UK airports with three flights a day to London.

The designation of Inverness Campus as an Enterprise Area for Life Sciences brings with it a range of incentives, including rates relief, opportunity to access superfast broadband, and a streamlined planning process for eligible companies interested in locating on the site. In addition, a wide range of business support is available through HIE to help support ambitious companies to help them grow.

HIE is currently marketing a number of fully serviced development plots to organisations looking to establish themselves on the Campus and participate in this exciting, integrated and actively collaborative environment.

Full details can be found on our website [www.invernesscampus.co.uk](http://www.invernesscampus.co.uk)





Following rapid growth in the region over the last 15 years, largely due to diabetes research and diagnostics, the Life Sciences sector offers exciting opportunities for existing and new enterprises.

With rapidly advancing digital technologies aimed at supporting remote and rural activities, it is anticipated that the Campus will be of particular appeal to those developing technical solutions for use within the Life Sciences sector. Already in place across the Highlands there exists a key grouping of businesses focused on development, delivery, testing, monitoring and administration of software and technology that support this key sector. Companies with an interest in remote and rural healthcare delivery and monitoring and telemedicine are a particular strength.

Inverness Campus represents a tremendous chance for firms to collaborate with clinicians and academic research and to establish a base within a high quality business environment. The presence of universities, the NHS, medical teaching bodies, clinical trials, regulatory, informatics and statistical support organisations in the local community, offers an ideal base for a wide range of Life Sciences activity from research trials through to manufacturing and service delivery.

Inverness is a relatively new centre for such research and as a result there is an energy, enthusiasm and opportunity to influence and catch a research community on the rise.

Already collaborations between organisations which will be based on the Campus have gained recognition for the internationally significant research that has been carried out and work is ongoing to ensure that this leads to commercial development and community benefits. Further planned co-located projects on the Campus will increase the new products and services being produced and the economic impacts this will bring.





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## INVERNESS CAMPUS

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# A PLACE TO LEARN

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In August 2015 Inverness College UHI, one of the largest partners in the University of the Highlands and Islands, opened its doors at Inverness Campus. This new, up to the minute facility enables the College to realise its ambitious vision of creating a tertiary education environment fit for this digital age.

The £50m 18,500 sqm facility offers leading edge facilities for further and higher education courses, alongside postgraduate opportunities and in-work training. A dedicated facility assists the expansion of the existing nascent research base and offer further provision for PhD students. Inverness College UHI already offers a range of niche courses that attract students from far afield.

Over 6,500 students study through Inverness College UHI with a substantial number attending part-time or making use of distance learning facilities.

The new education building is a key part of the community and will build links with the local businesses and offer new levels of accessibility to the exciting new facilities for the general public. Further teaching is being provided by UHI at the new shared premises, An Lòchran, the Enterprise and Research Centre, on the Campus with courses linked to research specialisms.

Student accommodation is being developed on site, and in due course an exciting mix of sports and recreational amenities, all located within an attractive parkland setting. This will complement the planned provision of city centre student accommodation and offer a choice to students coming to live and study in Inverness.







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## INVERNESS CAMPUS

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# A PLACE FOR THE COMMUNITY

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Inverness Campus is a facility for everybody and with over 30 acres of parkland it provides access for all the community to a high quality public amenity. The excellent landscaping and inspiring design provides a distinctive public park. It will also feature a range of facilities for use by the general public as well as those based on the Campus.

Planning is underway for outdoor and indoor sports to be located within the Campus aimed at both student and Campus-based staff, but also open to the wider community in and around Inverness. All sport and recreational facilities will be built to complement existing and planned provision across the wider city. Links to the healthcare profession are currently being developed with a view to developing academic themes in fitness and wellbeing and improving health outcomes through sport.

The site is a stunning gathering place where people work, learn, live and spend their leisure time. It is a location for outdoor events. Facilities are in place for walkers, runners and cyclists. The core Campus area offers priority to pedestrians and those on bikes. Investment in new roads, paths, cycle-ways and public transport ensure the Campus is well connected to the city of Inverness and beyond.

Well-designed hard and soft landscaping features and the attention to detail in the high quality materials and finishes make Inverness Campus an outstanding civic amenity and a place of which the community can be very proud.





**FOR MORE INFORMATION VISIT**

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Aerial view - Wider Inverness Campus and city, 7N Architects

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