



Development Director

Edinburgh

Crosswind Developments is backed by Global Infrastructure Partners, a company with a global reputation for delivering infrastructure projects of scale. Crosswind is a unique opportunity to develop an area in the west of Edinburgh that is strategically important for the whole of Scotland.

It is one of the best-connected sites in Scotland with air, road and rail connections right on its doorstep; a brownfield site, ripe for redevelopment that will enhance the surrounding area. Crosswind will host a unique digital destination which will help drive significant growth in the technology sector in Scotland and support Edinburgh's aims to be one of the top European tech cities.

Crosswind will be a place that provides a way of life resonating beyond work and meets the ambition and expectations of its occupants as an environment that has a different way of living. It will have the smartest networks and great connectivity.

The site will include affordable housing, commercial development, retail and leisure and its housing, infrastructure and layout will be optimised to ensure it fits the needs of its occupants.

Crosswind will build dynamic architecture, with sustainability and inclusion at the heart of the project, designed to grow with the digital businesses and support collaboration.

We are looking to appoint an experienced Development Director to:

- be a key part of the senior management team accountable for the development and delivery of the strategy for the Crosswind site including identifying and quantifying value add opportunities, costs, and timescales, in addition to demonstrating returns, cashflows and appropriate appraisal of options
- formulate a planning strategy and timetable together with highlighting identifiable risks and costs to achieve planning consent.
- formulate a development strategy highlighting the opportunities beyond the masterplan and subsequent options and considerations for the Board
- report to the Board on progress of the agreed development strategy including option appraisals when seeking Board approval
- deliver the project in line with budgetary, compliance, regulatory and planning controls

- support identification of funding solutions, and complete assessments for Board recommendations
- appoint on behalf of Crosswind as required, and liaise with and direct other design team members as required
- work with the Project Manager to ensure activity and output from consultants is maximised and high quality outcomes are delivered within the programme timescales
- proactively engage with Local Authorities to promote the site and manage the entire Planning Application process
- negotiation of conditions and the terms of any Section 75 or other Planning Agreements
- oversee the preparation of masterplan reviews and make recommendations for opportunities to amend and optimise further the development site
- work with CFO, Project Manager and costing consultant to produce plans, schedules and track budgets
- lead the project risk management strategy and oversee the maintenance of the project risk register
- be a visible and vocal external advocate of the site and the importance it plays for the development of the west Edinburgh, across a variety of stakeholders including national and local government and key digital and sustainable influencers across Scotland

Candidates should have a degree or professional qualification in Building Services, Construction Management, Design, Development, or other relevant discipline. In addition they should have demonstrable experience in delivering high quality well designed projects including place making, and development management, ideally in similar types of masterplanning, i.e. smart city/sustainable and inclusive design projects, across residential, commercial and leisure sectors.

We are looking for a commercially orientated Development Director with solid business experience and the ability to build and manage stakeholder relationships across both private and public sectors. You will be a confident and enthusiastic self-starter with a can do attitude and a creative, innovative and conceptual approach.

To apply, please send your CV to Caroline Cuthbertson at caroline.cuthbertson@crosswinddevelopments.com or call 7814 463400 to discuss the role in more detail.