**MEETING OF CLYDE GATEWAY URC**

**Minutes of Meeting of 27 February 2026**
**held in the Olympia, Bridgeton Cross, Glasgow**

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| **Present:** | Alison Thewliss (Chair)<br>Councillor Robert Brown (South Lanarkshire Council)<br>Victoria Carmichael (Scottish Enterprise) *<br>Councillor Greg Hepburn (Glasgow City Council) *<br>Councillor Cecilia O'Lone (Glasgow City Council) *<br>Martin McKay (Chief Executive)<br>Robert McLeary (South Lanarkshire Community Representative) |
| **Apologies:** | Councillor Margaret Cowie (South Lanarkshire Council)<br>Alison Munro (Scottish Enterprise)<br>Stuart Patrick (Glasgow Business Community Representative)<br>Rosie Robertson (Glasgow Community Representative) |
| **In attendance:** | Dougie Cameron (Clyde Gateway)<br>Rowan Carmichael (Clyde Gateway)<br>Allan Drysdale (Clyde Gateway)<br>Martin Joyce (Clyde Gateway)<br>Bernadette Pollock (Clyde Gateway)<br>Angela Rowley (Clyde Gateway)<br>Jamie Shields (Clyde Gateway)<br>Niki Spence (Clyde Gateway) |
| | ** attendance by video link* |

## 1. Welcome, apologies and declarations of interest

Alison Thewliss welcomed those present to the meeting and noted that apologies had been received from Margaret Cowie, Alison Munro, Stuart Patrick and Rosie Robertson.

Robert Brown declared an interest as Chair of Rutherglen 900 and Niki Spence also declared an interest as a Board Member of Routes to Work South in relation to the Business and Community Growth Programme report on the agenda.

## 2. Minutes of previous meeting and any matters arising

The Minutes of the Board Meeting held on 12 December 2025 were submitted and approved.

## 3. Chair's Report

The Chair provided a verbal update and covered the following items:

- Welcomed the successful launch of Rutherglen 900 at Rutherglen Town Hall and congratulated Robert Brown for his efforts, noting that there was an associated report on the agenda.

- Noted that Clyde Gateway had hosted the Director of Jobs and Wellbeing Economy, along with wider Scottish Government colleagues – during the visit they met local organisations and visited Baltic Street Adventure Playground.

- Advised that it was Martin Joyce's last meeting before taking up the role as Chief Executive of Western Isles Council and thanked him on behalf of the Board for his contribution to Clyde Gateway.

The Board noted the verbal update from the Chair.

**4. Chief Executive's Report**

Martin McKay provided an update in which he:

- Noted the formal invitation from University of Strathclyde for Clyde Gateway to join the Glasgow City Innovation District (GCID) Board and that continued dialogue on the shared opportunities between GCID and CG Innovation were taking place.

- Mentioned that he had advised the board of CGDL that Clyde Gateway has been selected as the preferred location for a university backed innovation organisation with Unit 01, Shawfield and Red Tree Magenta as a combined facility, with discussions underway on terms.

- Advised that Clyde Gateway had recently hosted delegations from:

    - The UK Department of Culture Media and Sport Chief Scientific Advisor and University of Glasgow.
    - Japan Sports Agency and Nomura Research Institute

- Informed that initial discussions underway in relation to the King's Baton Relay for the 2026 Commonwealth Games.

The Board noted the verbal update by the Chief Executive.

**5. Business**

For Approval

5.1 NBD Shawfield update including UK Government Funding – CG26(FEB)01

Martin Joyce presented a report which provided a continuing update in respect of the three NBD Shawfield Phase 2 projects which are being supported by a UK Government funding contribution of £14.6m, against total project costs of £21.46m.

It was advised that the Clyde Gateway Developments Limited Board had considered and approved reports on Polmadie Burn and 241 Glasgow Road at their meeting.

After consideration the Board noted the continuing progress being achieved against the three projects against an overall approved project budget of £21.46m and approved the paper as part of the UKG governance process

5.2 Clyde Gateway Innovation Masterplan – CG26(FEB)02

Dougie Cameron presented a paper which provided an overview of the Clyde Gateway Innovation Masterplan and sought approval for its strategic intent and the aspiration for the delivery of its component projects.

It was advised that the paper highlighted that the two main development areas within Clyde Gateway were formerly the Shawfield masterplan and South Dalmarnock Integrated Urban Infrastructure Framework (SDIUIF). To ensure a strategic approach to planned development, and in response to changing market conditions, the Clyde Gateway Innovation Masterplan was developed to cover both areas in one concise masterplan to support and deliver new development priorities going forward.

The main change to approach was that more High Value Manufacturing space was being proposed rather than the office space previously planned. It was anticipated that this was expected to provide more commercial viability and the examples of Clyde Gateway East and Rutherglen Links helped illustrate this.

After consideration the Board noted the overview of the Clyde Gateway Innovation Masterplan and approved its strategic intent and the aspiration for the delivery of its component projects.

5.3 Baltic Street Adventure Playground - Investment Decision – CG26(FEB)03

Rowan Carmichael presented a paper which provided an update on the Baltic Street Adventure Playground project and sought approval to enter into contract with the preferred main contractor.

It was advised that the RCGF funding required to be committed by 31 March 2026 and the paper also asked the Board to accept potential future financial risk related to the project.

During discussion in relation to operational risk it was informed that both development and community teams in Clyde Gateway had been working to ensure there was contingency options in place should there be any delay to the project.

After consideration the Board noted the procurement and cost clarification progress for Baltic Street Adventure Playground (BSAP), a new community building, and approved:

(i) To grant delegated authority to the Chief Executive to appoint [redacted]

(ii) [redacted]

(iii) That Clyde Gateway URC accepts any potential future financial risk associated with the zero-rated VAT position adopted as part of this contract.

5.4 Business and Community Growth Programme 2026/27 – CG26(FEB)04

Martin Joyce introduced the report on the Business and Community Growth Programme for 2026/27, which provided an overview of the programme, an update on activity during the last twelve months and the recommended option for budget approval, before handing over to Niki Spence who took the meeting through the paper in detail.

During discussion it was commented that the scope of work being carried out across this area of the organisation was impressive and it was important to share this with other agencies and promote achievements.

After consideration the Board approved a budget of [redacted] for the 2026/27 Business and Community Growth (B&CG) programme.

The Board also noted:

i) The overview of the activities and interventions that are currently being delivered within the programme

ii) That of the [redacted] programme budget for 2026/27, [redacted] already been secured from external sources, the remaining balance of [redacted] would be allocated from the company's charitable reserves, including a carry forward of underspend from 2025/26 of [redacted];
iii) That the recommended option, associated projects and budget were set out at Appendix 1 of the report;
iv) That, subject to full approval of the 10 Year Business Plan, the B&CG staff resource would increase by 1 Full Time Equivalent in 2026/27; and
v) That the paper would be presented to the Community Committee on 5 March 2026 for discussion and endorsement.

5.5 Rutherglen 900 – Project Approval – CG26(FEB)05

Dougie Cameron introduced a paper which provided an update on the progress of the Rutherglen 900 project and confirmed the funding package and planned activities to date.

After consideration the Board noted the progress of the Rutherglen 900 project and:

(i) Also noted the award of further funding of [redacted] from the Creative Scotland National Lottery Open Fund; and
(ii) Approved additional expenditure towards the project for this [redacted] funding, which when combined with the previous approval of [redacted] provided a total project approval of [redacted]

5.6 Risk Register – CG26(FEB)06

Allan Drysdale presented for approval the Risk Register following the most recent review.

It was advised that there were no proposed changes to risks in the red and amber categories in terms of probability and impact, and narrative updates on risk mitigation had been made where required.

After consideration the Board approved the most recent iteration of the Risk Register.

For Information

5.7 Clyde Gateway Strategic Review – CG26(FEB)07

Martin McKay presented a paper which provided the Board with an update on progress of a strategic review of the future operations of Clyde Gateway following the approval of the draft 10-year Business Case at the October Board.

After consideration the Board noted the update in relation to the strategic review and further noted that final approval of the 10-Year Business Case would be brought to the Board later in 2026 aligned to a revised Members Agreement.

5.8 Board Recruitment – CG26(FEB)08

Martin McKay presented a paper which provided an update on Board membership and proposals to undertake a recruitment campaign to provide capacity for the boards of Clyde Gateway URC and Clyde Gateway Developments Limited to attract skills and expertise matched to future demands.

It was advised that a recent internal audit report had recommended a review of the maximum length of service for Board Members. During discussion the meeting provided some feedback on the Board Recruitment pack and that these would be take into consideration when finalising the document.

After consideration the Board noted the update on Board membership and recruitment.

5.9 Health & Safety Committee Annual Report – CG26(FEB)09

Jamie Shields presented the Health & Safety Committee Annual Report for 2025 to the Board for information.

After consideration the Board noted the contents of the Health & Safety Committee Annual Report.

5.10 Capital Programme Update – CG26(FEB)10

Jamie Shields presented a report which provided an update on the capital development programme, including projects at the pre-development stage.

The Board noted the Capital Programme update.

5.11 Financial Update to 31 January 2026 – CG26(FEB)11

Bernadette Pollock presented a paper which provided an overview of financial activity for the period to 31 January 2026.

The Board noted the financial update.

5.12 Committee Meetings - Oversight of Business Conducted – CG26(FEB)12

Allan Drysdale presented a paper which provided an oversight of committee business conducted since the last Board meeting.

The Board noted the report.

**6. Any other business**

There were no other items of business raised.

**7. Date, time and venue of next meeting**

The Board noted that the next meeting would be held on Friday 24 April 2026 at 2:30pm, in the Olympia, Bridgeton Cross, Glasgow.