

Minutes of the Development Sub Committee Meeting held on Monday 9 March 2020 at 1.00 pm in the Soper Suite, Link House, 2c New Mart Road, Edinburgh, EH14 1RL.

Present:	Ms P Biberbach (Chair)	In attendance:	Mr C Culross
	Ms M Catterall		Ms E Taggart
	Mrs C Donaldson		Miss B Watson (Minutes)
	Mr R Martin		

BUSINESS

- | | | Action |
|------------|--|---------------|
| 1.0 | DECLARATIONS OF INTEREST | ALL |
| | There were no Declarations of Interest. | |
| 2.0 | APOLOGIES | |
| | Apologies were received from Mr Mackie and Ms Robertson. | |
| 3.0 | PRE ACQUISITION RISK ASSESSMENT – GRANTON HARBOUR, PLOT 26, EDINBURGH | CC |
| | The Committee considered and discussed the previously circulated report. | |
| | The Committee approved the request to purchase the site known as Plot 26, Granton Harbour, Edinburgh from McTaggart Construction Ltd [REDACTED]. The site will deliver 132 new build units within a flatted development with associated car parking and amenity space. This purchase will be subject to: | |
| | <ul style="list-style-type: none">• Satisfactory conclusion of the necessary due diligence.• Satisfactory conclusion of the necessary legal agreements.• A satisfactory offer of grant from the City of Edinburgh Council.• A satisfactory letter of reliance on site investigation and associated reports. | |
| 4.0 | PRE ACQUISITION & PRE TENDER RISK ASSESSMENT – 140 DUMBARTON ROAD, OLD KILPATRICK, DUNBARTONSHIRE | ET |
| | The Committee considered and discussed the previously circulated report. | |

The Committee approved the request to enter into a Purchase Missive with JR Construction (Scotland) Ltd for the acquisition of the site and a Design and Build Contract for the delivery of 48 units, parking spaces and associated amenity space [REDACTED], subject to:-

- Satisfactory conclusion of the necessary due diligence.
- Satisfactory agreement of a Design and Build contract with JR Construction (Scotland) Ltd.
- A satisfactory offer of grant from the Scottish Government.
- A satisfactory Tender Report from Link's Employer's Agent.

5.0 PRE TENDER RISK ASSESSMENT – BUTTERBIGGINS ROAD, PHASE 2, GLASGOW ET

The Committee considered and discussed the previously circulated report.

The Committee approved the request to enter into a Design and Build contract with Ashleigh (Scotland) Limited for the delivery of 121 new build flats. Sixty amenity and family units will be delivered for Govanhill HA across 4 blocks of flats, with sixty-one NSSE and MMR retirement living units being delivered for Link [REDACTED].

The Committee approved the request to enter into a Stage 1 enabling contract with PL Larkfield SVP Ltd [REDACTED]. Both contracts are subject to:

- Satisfactory conclusion of the necessary due diligence.
- Satisfactory conclusion of the necessary legal agreements.
- Satisfactory agreement of a Design and Build contract.
- A satisfactory offer of grant from Glasgow City Council Development Regeneration Services.
- Satisfactory Tender Report from Link's Employer's Agent.

6.0 PRE TENDER RISK ASSESSMENT – RIVERSIDE WALK, BLOCK 3, PAISLEY ET

The Committee considered and discussed the previously circulated report.

The Committee approved the request to purchase a further 8 completed new build units at Riverside Walk, Paisley from Nixon Blue (Old Sneddon Street) Limited [REDACTED]. The off the shelf purchase will deliver 8, 2 bedroom new build units within a flatted development with associated car parking and amenity space. This purchase will be subject to:

- Satisfactory conclusion of the necessary due diligence.
- Satisfactory conclusion of the necessary legal agreements.
- A satisfactory offer of grant from the Scottish Government.

7.0 ANY OTHER BUSINESS ALL

The Committee secured five meeting dates for the remainder of 2020.

The Chair requested a training session on the technical language used in the reports produced for the Committee.

8.0 DATE OF NEXT MEETING ALL

The date of the next meeting was confirmed as Thursday 30 April 2020 at 1.30 pm in the Soper Suite, Link House, 2c New Mart Road, Edinburgh, EH14 1RL.

The meeting closed at 1.25 pm