



WATER ROW PHASE 1

— Surf Awards —
Shared Learning Event 2025

2025

SURE Awards Learning Event



HIGHLIGHTS

- 92 x 2 bedroom flats
- 10% Wheelchair Adaptable
- Most have a balcony
- 23 parking spaces
- Mid-market rent
- 6 commercial units
- Courtyard
- Play area
- External feature lighting
- Public realm

PROCESS

FLAGSHIP PROJECT

For both Govan and
Glasgow

COMMUNITY FOCUSED

Put Govan at the
heart of the
development

EXCEPTIONAL PLACE

Rooted in its location
and history.

ENERGY EFFICENCY

Almost Passivehaus
Standard.

QUALITY SPACE

Positive relationship
with Clyde and
public realm

FLAGSHIP PROJECT

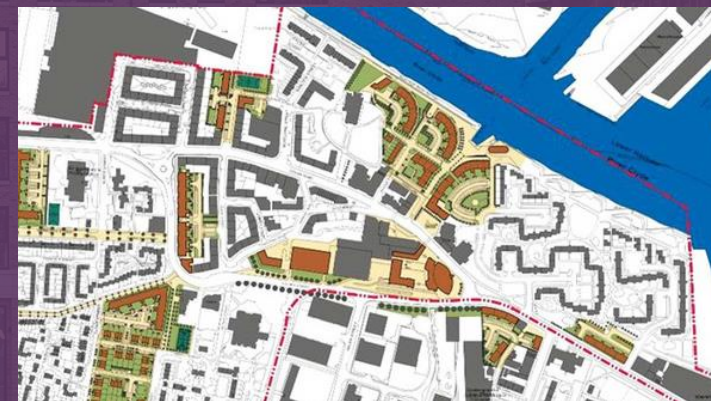
A project that puts Govan back on the map!



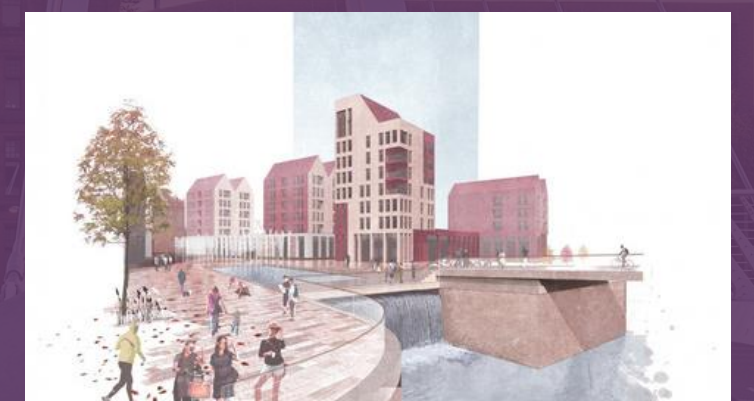
Potential of Riverside



Connectivity



Reimagining Govan



Quality Homes



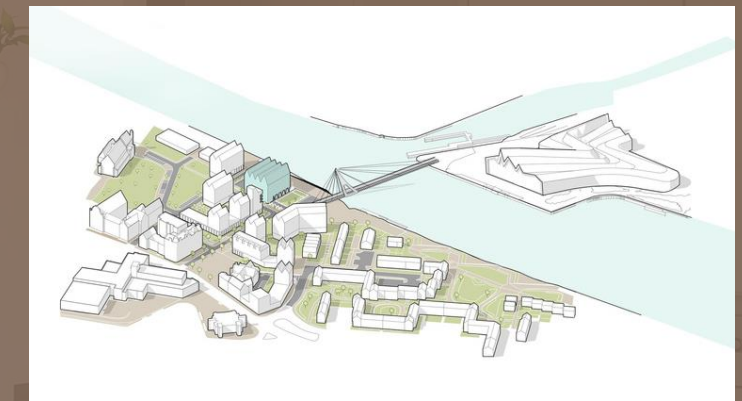
CGAP



THI



G/P SDF



Masterplan

COMMUNITY FOCUSED

Enduring and extensive community consultation

EXCEPTIONAL PLACE

Rooted in its historic and riverside context



Historic context



Public Realm



Relationship with the river



New Commercial Uses

ENERGY EFFICIENCY

Glasgow Standard

- Space standards
- Reduced carbon emissions
- Energy efficiency
- Secure by design
- 'Home office' space
- Recycling facilities

Additional Features

- Quality materials
- 'Fabric First' approach
- Sprinkler system
- Heat retention storage
- Photo voltaic panels on the roof
- Waste water heat recovery

09/13

Presentation

CREATION OF A QUALITY NEW SPACE

2025

SURF Awards Learning Event

CREATION OF A NEW SOCIAL ENTERPRISE

- New Housing Tenure in the form of Mid-Market Rent in Govan.
- Use of factoring role to further preserve Govan's heritage and contribute to a well maintained community.
- Develop role as landlord of commercial properties to contribute towards placemaking in Govan.
- Deliver Money Advice Service to Govan Housing Association tenants and the wider community.
- All delivered with a focus on Community Wealth Building.

CHALLENGES

Construction process

Design-led vs delivery focus

Social housing vs MMR

CHALLENGES

Accusations of gentrification

Rate of short-term policy changes

Funding for future phases

ANY QUESTIONS?

Contact

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