

WATER ROW MASTERPLAN / Govan

September 2020

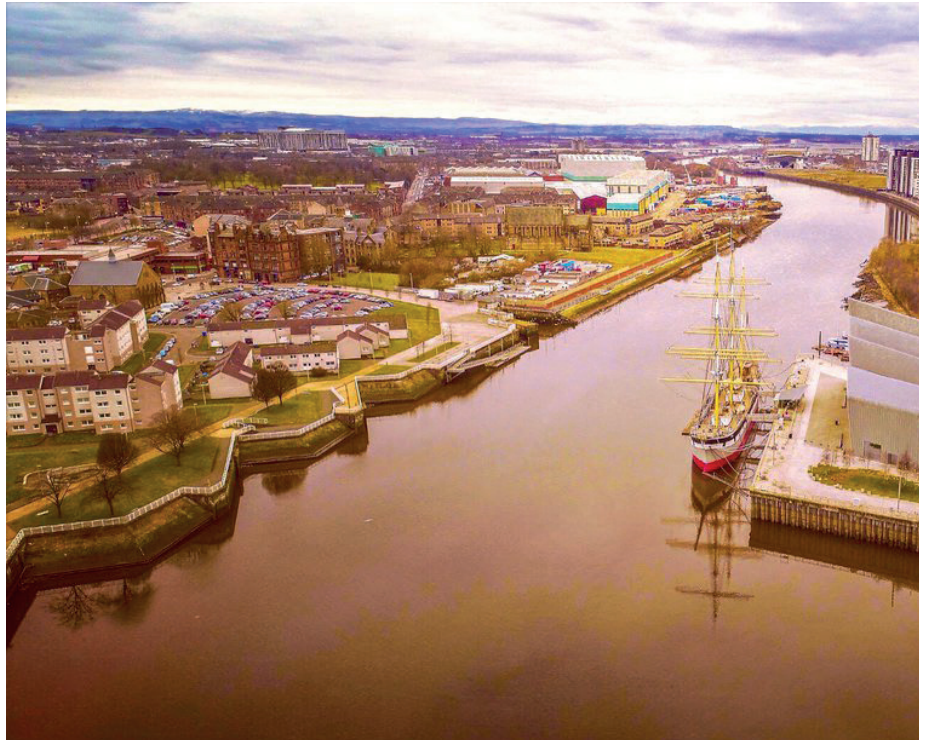
Water Row – heart of Govan riverside town. An inspiring neighbourhood and destination ranged around the Govan-Partick Bridge.

September 2020 Update

Development proposals for Water Row have continued to be refined since the launch of the Masterplan in January 2019.

This third newsletter, provides a specific update on a study examining the potential for a water sports facility at Water Row and lets you know how to get involved.

It also touches on the growing relationship with Glasgow University and efforts being made to ensure Govan is at the heart of the Glasgow Riverside Innovation District (GRID) proposals.



1. What is Proposed?

Planning Permission in Principle was recently granted for the mixed-use regeneration of Water Row, and included around 200 new homes as well as 3,500 square metres of commercial space and new public space. In the earlier consultations that shaped the Water Row proposals, many people expressed a desire to see Govan re-engage with the River and have new facilities delivered for use by the local community; views that reflect city-wide aspirations for greater use of the River Clyde leading to a more vibrant, healthy and prosperous city. This project is investigating options to realise these aims by testing the viability of having a water sports based facility as part of the wider Water Row development.

2. What will study consider?

The study will investigate the wider constraints and opportunities for water sports activity on the Clyde, the market for water sports and related leisure activities, the needs of river users and the local Govan community, and the type of building any new facility would require. While the primary focus is on water sports, a wide range of complementary uses and activities will be considered to increase the benefits, attractions, viability and resilience of the new facility and gateway building.

3. How has this project come about?

The project is part of the Glasgow Riverside Innovation District (GRID) proposals being led by Glasgow University, which seek to grow the innovation industry sector in the city and harness the benefits of this growth for places like Govan. The possibility of the University's Water Sports being an anchor tenant for a water sports facility that is located in and becomes an asset and driver of regeneration in Govan, is one of many potential GRID community benefits being pursued through this study and others.



A community cafe and cycle hub could be part of the new facility

4. What is GRID?

Glasgow Riverside Innovation District (GRID) is an ambitious attempt to grow the city region economy by establishing a cluster of world-leading research and innovation industries along the banks of the Clyde, including nano, quantum, digital technology and life science businesses. GRID incorporates Glasgow University's West End Campus, the Queen Elizabeth Hospital and a new purpose-built campus at Linthouse. Central Govan and Water Row are located at the heart of the newly conceived district at the Govan Partick Bridge crossing point, and are therefore well placed to derive long lasting benefits from the GRID investment and to also contribute to its growth.

5. Who is involved in the water sports facility study?

The project is being led by the University of Glasgow. A Steering Group oversees the project, which includes Govan Housing Association, Central Govan Action Plan (CGAP), Glasgow City Council and Scottish Enterprise. The Glasgow based consultancy team researching and investigating options is led by Gleeds, Stantec and Architect Holmes Miller.



Watersports could form a core part of the offer and create engagement with the River



A gym and studio space could provide a health and wellbeing offer for the community

6. Where will the new facility be located?

There is no fixed site for the facility within the Water Row masterplan area yet. This will be refined through potential user requirements and stakeholder feedback. Land-based and offshore options, such as a floating pontoon option, will be considered.

7. Is this facility likely to happen and, if so, when?

The water sports facility is at a very early stage, and the first aim of the project is to test the feasibility and viability of the proposal, including identifying the advantages offered by Water Row as opposed to other river sites. If it proves viable, a development timescale will be set. This will be subject to further engagement, development of options and a business case and obtaining necessary planning permissions, other statutory consents and funding.

8. Why will it benefit Govan?

The project is a direct response to feedback from the Water Row Masterplan and will aim to introduce new uses into the local area that serve community needs, attract visitors, establish new enterprise and complement existing local business activity to bring real benefits to the area. The building project would provide new facilities for local residents to use and enjoy. The resulting investment would create local jobs and aim to attract visitors from the north of the river across into Govan capitalising on new opportunities through increased footfall and spending capacity within the local area.

9. When will we hear more and how can I get involved?

The team is currently carrying out research into the market, river user and community requirements as well as wider constraints and opportunities for water sports activity on the Clyde. Due to the ongoing restrictions around Covid-19 the team is working with the Steering Group to identify the best ways to engage with as many community interests as possible over the remainder of 2020. In addition to this newsletter, information is available at www.getintogovan.com and interactive engagement opportunities, either virtual or in person, will be advertised and communicated in due course once initial research has been compiled.



Flexible meeting areas and work spaces reflecting new trends would bring an exciting amenity to the area

10. What's happening with the wider Water Row development and the Govan Partick Bridge?

The Water Row Masterplan received Planning Permission in Principle in February 20. It is anticipated that development will be brought forward in at least three phases each subject to separate planning consent. The first phase, to be built on the existing car park, is at a detailed design stage, as are proposals for the Govan Partick Bridge.

The proposed Water Row facility will

- Help facilitate the regeneration of the social and communal life of Govan and reactivate the riverside frontage through a gateway building at Water Row.
- Establish a flagship facility that introduces opportunities for all to engage in activities with the aim of improving health+wellbeing, and bringing renewed enterprise / employment to the area.
- Create a new popular visitor attraction in Govan taking advantage of the new bridge and footfall in the area opposite the Riverside Museum and Glasgow Harbour to draw people into the local area.
- Provide training and educational space for water sports and other related training.
- Be run on a financial model that is sustainable and which will be underpinned by a business-like ethos, with preference given to a community owned and controlled model.

Full project details and timescales will be provided in a future newsletter, with details also available at www.getintogovan.com and www.glasgow.gov.uk. You can get in touch anytime with ideas and questions or to join the mailing list by contacting: GetIntoGovan@glasgow.gov.uk

