



Glasgow City Council

Contracts and Property Committee

Report by Executive Director of Neighbourhoods, Regeneration and Sustainability

Item 5

17th September 2026

Contact: George McMillan

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AUTHORITY TO NEGOTIATE AN OFF-MARKET DISPOSAL OF LAND AT BOGMOOR ROAD, GLASGOW TO FORTUM ENERGY LIMITED.

Purpose of Report:

To seek Committee authority to commence negotiations for an off-market disposal of land at Bogmoor Road, Glasgow to Fortum Energy Limited.

Recommendations:

That Committee:

1. notes the content of this report;
2. approves the principle of an off-market disposal of the subject to Fortnum Energy Limited;
3. approves the Managing Director of City Property (Glasgow) LLP to negotiate terms and conditions of the disposal: and
4. notes that further appropriate Committee authority would be sought for the approval of agreed terms and conditions.

Ward No(s): 4 - Cardonald

Citywide:

Local member(s) advised: Yes ☐ No ☒ consulted: Yes ☐ No ☒

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Report to: Contracts and Property Committee

From: Managing Director of City Property (Glasgow) LLP

Date: 17 September 2026

Subject: Authority to negotiate an off-market disposal of land at Bogmoor Road, Glasgow to Fortum Energy Limited.

1. Description

- 1.1 The subject is located at Bogmoor Road, within the Cardonald Ward some 4 miles west of Glasgow City Centre.
- 1.2 The subject is a wedge shaped open piece of land which is bounded by the M8 embankment to the north and the site of the South Clyde Energy Centre to the south. It has been leased by Fortum Energy Limited since 2022 in connection with the energy centre development, and amounts to approximately 0.15 hectares (0.36 acres), as shown hatched and edged black on the enclosed plan

2. Planning

- 2.1 [The Glasgow City Development Plan](#) was adopted on 29 March 2017. The new local development plan replaces Glasgow City Plan 2 (2009) and sets out the Council's land use strategy providing the basis for assessing planning applications. The City Development Plan does not identify land use zones to direct particular types of development. Instead, overarching policies CPD1 Placemaking and CDP 2 Sustainable Spatial Strategy encourage development to be informed by a placed base approach.

3. Background

- 3.1 City Property (Glasgow) LLP (City Property) was instructed by Neighbourhoods, Regeneration and Sustainability (NRS) – Property Consultancy Services on 19th September 2025 to progress with the disposal of the subject to the tenant, Fortum Energy Limited and to negotiate the heads of terms for the disposal on the basis that the above-mentioned authority is granted.

- 3.2 The City Administration Committee at its meeting on [10 October 2019](#) approved a policy for off-market disposals. It is considered that the proposed disposal is compliant with 3.1.1 of the policy: Disposal to an adjoining proprietor where there is good reason for considering such sales e.g. land for extending gardens, extensions to residential or business premises.
- 3.3 Fortum Energy Limited propose to bring the subject land, as shown hatched and edged black on the enclosed plan, into the curtilage of the South Clyde Energy Facility to be used as an ancillary area to the main use.
- 3.4 The proposed purchaser is the current tenant of the subject; therefore, the current lease would continue until the point of any future sale. Due to this, the surplus process has not yet been undertaken but will be progressed once Heads of Terms are agreed.
- 3.5 Common good wording will be reported when the appropriate authority is sought for the approval of agreed terms and conditions.
- 3.6 The subject has not been opted to tax.
- 3.7 Following authority to negotiate being granted, City Property will negotiate heads of terms to include conditions that will protect Glasgow City Council's interest if the use is to change in the future. The appropriate authority will be sought for the approval of the agreed terms and conditions.

4. Purchaser

- 4.1 Fortum Energy Limited.

5. Policy and Resource Implications

Resource Implications:

Financial: Authority to negotiate an off-market disposal will generate a capital receipt for the Council.

Legal: The legal team will need to conclude this transaction.

Personnel: No direct personnel issues.

Procurement: No Procurement implications

Council Strategic Plan: Grand Challenge 2: Increase opportunity and prosperity for all our citizens.

Mission 2.2: Support the growth of an innovative, resilient and net zero carbon economy

Equality and Socio-Economic Impacts:

Does the proposal support the Council's Equality Outcomes 2025-29? Please specify.

No specific equality related outcomes

What are the potential equality impacts as a result of this report?

No equality impacts identified.

Please highlight if the policy/proposal will help address socio-economic disadvantage.

The proposal supports investment in strategic energy infrastructure which may contribute to economic activity and employment opportunities within the city.

Climate Impacts:

Does the proposal support any Climate Plan actions? Please specify:

The proposal supports the development of strategic energy infrastructure and aligns with the Council's ambition to support a resilient and net zero carbon economy

What are the potential climate impacts as a result of this proposal?

The land sale will facilitate the continued development and operation of an energy recovery facility, with associated positive impacts on resource efficiency and energy generation.

Will the proposal contribute to Glasgow's net zero carbon target?

The proposal is considered likely to make a positive contribution to Glasgow's net zero carbon ambitions through supporting energy infrastructure and the recovery of energy from residual waste.

Common Good:

Common good wording will be reported when the appropriate authority is sought for the approval of agreed terms and conditions.

6. Recommendations

That Committee:

6.1 notes the contents of this report;

- 6.2 approves the principle of an off-market disposal of the subject to Fortum Energy Limited;
- 6.3 approves the Managing Director of City Property (Glasgow) LLP to negotiate the terms and conditions of the disposal; and
- 6.4 notes that further appropriate authority will be sought for approval of agreed terms and conditions.