

**Glasgow City Council****Contracts and Property Committee****Report by George Gillespie, Executive Director of  
Neighbourhoods, Regeneration and Sustainability****Contact: George McMillan Ext: 76151****AUTHORITY TO NEGOTIATE THE OFF-MARKET DISPOSAL OF LAND AT  
BATSON ST GLASGOW TO THE ADJOINING OWNER, HANISON ESTATES  
LIMITED****Purpose of Report:**

To seek Committee authority to commence negotiations for an off-market disposal of land at Batson Street, Glasgow, to the adjoining owner, Hanison Estates Limited.

**Recommendations:**

That Committee

1. notes the content of this report;
2. approves in principle the off-market disposal of the subject site to Hanison Estates Limited;
3. approves the Managing Director of City Property (Glasgow) LLP to negotiate terms and conditions of the disposal; and
4. notes that appropriate authority will be sought for approval of agreed terms and conditions.

Ward No(s): 08 – Southside Central      Citywide:

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

**PLEASE NOTE THE FOLLOWING:**

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**Report to:** Contracts and Property Committee

**From:** Managing Director of City Property (Glasgow) LLP

**Date:** 27 August 2026

**Subject:** Authority to negotiate the off-market disposal of land at Batson Street, Glasgow to the adjoining owner, Hanison Estates Limited.

## **1 Description**

- 1.1 The subject is a small plot of land which is currently designated as adopted road/footpath, located within the Govanhill area, approximately 1.8 miles south of Glasgow city centre.
- 1.2 The land forms the eastern half of the southern portion of Batson Street which is bound by a Multi-Use Games Area (MUGA) to the north, Holycross Primary School to the east and Bankhall Street to the south. The land extends to 0.0417 hectares (0.103 acres) or thereby, as shown edged and hatched black on the attached plan.

## **2 Planning**

- 2.1 [Glasgow City Development Plan](#) was adopted on 29 March 2017. The new local development plan replaced 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, having overarching policies CPD1 Placemaking & CDP 2 Sustainable Spatial Strategy encouraging development to be informed by a placed base approach.

## **3 Background**

- 3.1 As owner of the adjoining land, Hanison Estates Limited (HEL), approached Glasgow City Council (GCC) with a view to acquiring the subject site to facilitate the development of their warehouse/retail facility at 45-49 Bankhall Street.
- 3.2 The City Administration Committee, at its meeting on 10 October 2019, approved a policy for off-market disposals ([see link Report Details](#)). 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 In response to the above, the subject was declared surplus on 19 August 2022 following the procedural non-operational process with no notes of interest being received, however the sale did not proceed.
- 3.4 City Property (Glasgow) LLP was instructed on 17 June 2026 by GCC, Property and Consultancy Services to progress the disposal of the subjects to HEL.
- 3.5 The premises at 45-49 Bankhall Street (formerly Govanhill Picture House) is currently used as a retail establishment, providing a range of clothing, accessories and other textiles.
- 3.6 The subject site is regularly subject to extensive fly-tipping, which is having a detrimental effect on the adjoining business and local residents in addition to placing additional pressure on GCC cleansing services.
- 3.7 By acquiring the subject, HEL intend to apply for a stopping up order to enable the site to be used as a designated parking area in connection with the adjoining business. This will facilitate further retail space to open within the building and help prevent fly-tipping issues.
- 3.8 A right of way, for the benefit of GCC, will be included in the terms of sale to allow maintenance and access to the MUGA and school.
- 3.9 The subject is not currently included in GCC's Log of Opted to Tax Property.
- 3.10 Common good wording will be reported when the appropriate authority is sought for the approval of agreed terms and conditions.
- 3.11 Following authority to negotiate being granted, Heads of Terms will be negotiated by City Property, to include conditions that will ensure the ground is only utilised for the proposed use and overage clauses will be included to protect GCC'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 Hanison Estates Limited (SC159510)

#### **5 Policy and Resource Implications**

##### **Resource Implications:**

##### *Financial:*

Authority to begin negotiation of an off-market disposal to generate a potential capital receipt for GCC.

*Legal:* Legal will be required to conclude this transaction.

*Personnel:* No direct personnel issue.

*Procurement:* No procurement implications.

**Council Strategic Plan:** Grand Challenge 4: Enable staff to deliver essential services in a sustainable, innovative and efficient way for our communities.

Mission 1 – Create safe, clean and thriving neighbourhoods.

**Equality and Socio-Economic Impacts:**

*Does the proposal support the Council's Equality Outcomes 2025-29? Please specify.* No specific equality related issues.

*What are the potential equality impacts as a result of this report?* No significant impact.

*Please highlight if the policy/proposal will help address socio-economic disadvantage.* The proposal has no impact on socio-economic disadvantage.

**Climate Impacts:**

*Does the proposal support any Climate Plan actions? Please specify:* Whilst not supporting specific Climate Plan actions, proposed development will be subject to statutory guidelines.

*What are the potential climate impacts as a result of this proposal?* There are no potential climate impacts for this proposal at this time.

*Will the proposal contribute to Glasgow's net zero carbon target?* It is considered that the proposal will not have either a positive or negative contribution to the City's net zero carbon target.

**Common Good:**

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

**Privacy and Data  
Protection Impacts:**

Are there any potential N  
data protection impacts  
as a result of this report  
Y/N

If Yes, please confirm that N/A  
a Data Protection Impact  
Assessment (DPIA) has  
been carried out

**6 Recommendations**

That Committee:

- 6.1 notes the contents of this report;
- 6.2 approves in principle the off-market disposal of the subject site to Hanison Estates 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 appropriate authority will be sought for approval of agreed terms and conditions.