

PORT GLASGOW TOWN CENTRE REGENERATION FORUM (TCRF) MEETING AGENDA

THURSDAY 20 JUNE 2024, COMMENCING AT 3PM BY HYBRID FORMAT

* Please note – for physical attendance, please attend Inverclyde Council's Customer Service Centre at the Greenock Municipal Buildings, 10 minutes prior to the start of the meeting, the meeting is being held in Customer Services Meeting Room 4. Virtual attendees can access as normal via the Webex Videoconferencing link, sent in the meeting invite.*

BUSINESS

- | | | |
|----------|---|------------|
| 1 | Welcome, Apologies and Declarations of Interest | CC |
| 2 | Approval of Minutes and Matters Arising | CC |
| | 2.1 Draft Port Glasgow TCRF Minute (14 March 2024) | |
| 3 | Port Glasgow TCRF Budget (Report) | JAW |
| | 3.1 Floral Display Princes Street | JH |
| 4 | Town Centre Action/Master Plan (Verbal) | JH |
| 5 | PG Shipbuilder Environments (Verbal) | JH |
| 6 | Inverclyde Council and Partnership Updates | |
| | 6.1 VERBAL UPDATES | |
| | a. Trader Engagement (Scotland's Towns Partnerships) | JH |
| | b. John Wood Street | JH |
| | c. Canopies – Town Centre | JH |
| | d. Possible Suggested Projects | JH |
| | e. RCH TC Maintenance Responsibilities Update. | EC |
| | f. Heritage Fund Update (ICDT) | RA |
| | g. King George VI – Community Hub | GM |
| | h. Scottish Water Top Up Point | GM |
| | i. Business Support and Property Update | EB |
| | j. Port Glasgow 2025 (PG25) Update | KG |
| 8 | River Clyde Homes – Statistical Information (Verbal) | SV |
| | <ul style="list-style-type: none"> • Total number of owned RCH properties • Number of voids, broken down as follows:- <ul style="list-style-type: none"> * Low demand * High demand * Out of Management • Highlighting any increase/decrease since last meeting • Example of incentives offered and level of success. | |

- | | | |
|-----------|---|-----------|
| 9 | River Clyde Homes – Planned Works (Verbal) | RO |
| 10 | Any Other Competent Business (AOCB) | |
| 11 | Dates of Next Meeting | CC |
| | <ul style="list-style-type: none">• Thursday 19 September 2024 at 3pm | |

End of Document.

Port Glasgow Town Centre Regeneration Forum (PGTCRF)

Minute of Meeting

Held Thursday 14 March 2024 from 12.30pm, by Hybrid Format at Greenock Municipal Buildings, Boardroom 2 and via Microsoft Teams Videoconferencing.

ATTENDANCE

Cllr C Curley (Chair)	Inverclyde Council - Ward 1
Cllr S McCabe	Inverclyde Council - Ward 1
Cllr K Law	Inverclyde Council - Ward 2
A Ross	Port Glasgow West Community Council - Chair
T Rodgers	Port Glasgow West Community Council - Secretary
D Blaney	Port Glasgow West Community Council
D Robertson	Trader Representative - Squared Insurance, Managing Director
K Green	Port Glasgow 2025 - Director
R Orr	River Clyde Homes - Head of Asset and Regeneration
E Cannon	River Clyde Homes - Senior Housing Manager
J Barrett	Ironside Farrar - Chartered Town Planner
J Farrar	Ironside Farrar - Managing Director
S Jamieson	Inverclyde Council - Director Environment and Regeneration
N McIlvanney	Inverclyde Council – Head of Service, Regeneration & Planning
J Horn	Inverclyde Council - Regeneration Manager
E Montgomery	Inverclyde Council - Head of Physical Assets
G Leitch	Inverclyde Council - Team Leader Consultancy (Roads)
JA Wilson	Inverclyde Council - Accountant
G Murray	Inverclyde Council - Technical Services Manager
S Christie	Inverclyde Council - Cultural Service Manager
A Johnston	Inverclyde Council - Business Development Officer Town Centres
AM Bagstad (Minute)	Inverclyde Council - Committee Officer

1.0 **Welcome, Apologies and Declarations of Interests**

1.1 Cllr Curley welcomed everyone to the meeting. New member, employee and guest attendees as follows:-

- J Barrett - Ironside Farrar (Guest consultant)
- J Farrar - Ironside Farrar (Guest consultant)
- N McIlvanney - Newly appointed IC's Head of Service for Regeneration & Planning
- K Green - Port Glasgow 2025, Director - New Forum Member

Cllr Curley, Cllr McCabe, A Ross, T Rodgers, K Green, N McIlvanney, J Horn, G Murray and AM Bagstad present, all other attendees accessed the meeting remotely.

1.2 Apologies received from Cllr R Moran, E Dickie, K Orr, C Hart, and R Ahlfeld.

1.3 There were no declarations intimated.

1.4 Mr. Green highlighted their agenda is to celebrate the 250th anniversary of Port Glasgow next year as well as the following:-

- How to fix Port Glasgow.

- How to celebrate Port Glasgow.
- How to grow Port Glasgow.

Looking at how they can draw the high level of footfall who visit the retail park into the TC, as well as attracting additional footfall from outside the Inverclyde area.

2.0 Approval of Minute and Matters Arising

2.1 The Minute from the meeting held 14 December 2023, was disseminated prior to the meeting,

2.1.1 Email received from Ms. Hart, highlighting wrong title.

2.1.2 Mr. Green referred to item 2, Custom House Quay should be Custom House Lane.

2.1.3 Cllr McCabe and Cllr Curley approved the Minute.

2.2 Matters Arising

2.2.1 Litter Issues within PGTC Alley's

RCH will undertake weekly litter picking in the Alleys.

2.2.2 Placed Based Funding (PBF) E&R Report

A report identifying regeneration projects across Inverclyde and submitted to IC's Environment and Regeneration Committee on 2 November 2023, was disseminated prior to the meeting.

The report was for noting potential future PG PBF for 2025/26.

2.2.3 It was highlighted the Forum should be thinking and discussing projects for 2025/26 now, to link this in with the other PBF TC Actions plans, TC Enlivening plans and TC Active Travel improvement plans.

Decided:-

- **Ms. Horn will add this to the agenda for the next meeting for a wider discussion. The current TC Action plans work, and outcomes will inform/identify projects for progressing in 2025/26. PG also has a share of the £190k Shared Prosperity Fund (SPF) to take forward improvements identified from the TC Action Plan.**

2.2.4 Ms. Horn advised SPF needs to be spent within 2025/26, whereas PBF needs to be committed by end of March of that financial year but can be carried over to September.

Current Budget PBF projects are underway, and funding has been committed.

3.0 Port Glasgow TCRF Budget

3.1 A Budget snapshot as of February 2024, was disseminated prior to the meeting. The format has been updated to reflect an aggregated spend for completed projects, with more focus on current projects and unallocated funds.

The Current unallocated £48k has been earmarked for Forum suggested projects which are currently being collated. The following projects have been suggested:-

1. Landscaping works at the Drydock Mural.
2. Work Around Coronation Park.

3. New seating and landscaping at High Flats.
4. Planting at Newark Castle.
5. New fence Surrounding the perimeter of the Comet public space.
6. Tourist signs throughout the TC.
7. Renovating fountain in Coronation Park.
8. Measured paths in Coronation Park (to encourage fitness).
9. Stabilisation and security works at old WW2 observation point.
10. General Clean-up of TC.
11. Litter pick.
12. Repainting.
13. Power washing.
14. Investment in empty retail units to bring back into use.

It was noted that some of the suggested items above are being dealt with under other IC funding/work streams and in partnership with RCH.

Decided:-

- **Ms. Horn to bring back a categorised listing items already being dealt with; list of items being taken forward and list of items that will exceed budget.**
- **All forum members to consider project ideas and submit them to Ms. Horn.**

4.0 Town Centre Action/Master Plan

- 4.1 Consultants, Ironside Farrar, have been appointed for developing Action Plans for Inverclyde's three Town Centres. The consultant's brief was read out at the meeting, and it was highlighted that Port Glasgow's Lower Quarter will also be included, for developing a public open space. (Appendix 1 separate file)

Mr. Farrar spoke about their plans highlighting key points/actions as follows:-

- Most small towns face challenges.
- Each town will be unique with its own challenges.
- There has been a general lack of investment in TCs over the last 20/30 years.
- Engage with community, to identify what affects their everyday lives, what loss/issues with shopping locally are and what local facilities is lacking to them.
- Identify real problem areas.
- Categorise into short, medium, and long-term plans towards attracting investment and secure development.
- Identify successes and lessons learned from other TC's.
- Look at locality planning, and previous issues raised from the Charrette and how to move viable outstanding projects forward.
- Making the PGTC a more liveable place, safer, more accessible, addressing dereliction and making it a more attractive place to live, visit and invest in.
- They will also look at gathering demographic information in relation to population, age, health, and wellbeing as well as levels of deprivation.

A TC walkaround will be scheduled for the end of March 2024. Consultations and Investigation will continue in March, April, May into early June towards producing a draft Action Plan by mid-Summer 2024.

- 4.2 It was requested that the Forum receive examples of how other Town Centres have been successful with bringing their TC's back to life and made more vibrant.
- 4.3 Cllr Curley referred to the 2014 Charrette, stating many projects have been carried out, but larger projects concerning demolition and relocation of Health Centre have not come to fruition and would this new Action Plan be similar to the Charrette or will it identify new opportunities.

Ironside Farrar advised they will liaise with IC as to why certain projects stalled as they may not have been realistic in the first place. However, this plan will also look at bus station size and need, town hall, retail floor space and how to connect the TC with the Retail Park.

- 4.4 It was noted that the Charrette is 10 years old, which makes it difficult to justify/attract funding, therefore a new Action Plan is required. Nevertheless, the Charrette will be used as a stepping stone, as many people had given their time and ideas when forming the Charrette.

Decided:-

- **Town Centre Walkaround to be arranged for end of March 2024.**
- **Ongoing Investigations and Consultations to take place March, April, May, and early June.**
- **Draft Action Plan developed by Mid-Summer.**
- **Examples of other TCs' successes with making their TC's more vibrant to be brought back to next meeting.**

5.0 PG Shipbuilder Environments

- 5.1 On 17 April 2023, IC's Environment and Regeneration (E&R) Committee approved an allocation of £150k from the Shared Prosperity Fund, to improve PG's Shipbuilders Environments ([Item 2 and Minute can be viewed here](#)).
- 5.2 Ms. Horn shared a presentation of the proposed environmental improvements for the Coronation Part and Shipbuilders area (Appendix 2 separate file).
- 5.3 The project has been split into 4 elements as follows:-
1. Lighting;
 2. Refurbishment of Elizabeth Wood Inglis (EWI) Fountain;
 3. Planting and;
 4. Visitor Information Boards.
- 5.4 It was noted that a Scottish Water Top-Up point is being installed within the Coronation Park therefore, the EWI Fountain would not be a working drinking fountain.
- 5.5 It was highlighted that congested parking on the road and carparks leading to the Sculpture hinder the visitors' experience.
- Roads Services confirmed a Traffic Regulation Order ([here](#) and [Appendix 3](#)) will be implemented at the start of April 2024 for the access road. Both Carpark works will be started this year, the full project is expected to take 12 to 18 months to conclude.
- 5.6 Cllr Curley asked when it would be possible to see a combined plan of works with timescales and would the works remove the unofficial duck pond.

Ms. Horn advised works need to be completed before the next financial year and works will be coordinated across a number of IC Services. However, she will bring back a draft plan and timescale to the next Forum meeting.

Decided:-

- **Ms. Horn to bring draft Plan and Timescales to next Forum meeting.**
- **TRO to be in place by April 2024.**

6.0 Inverclyde Council Projects and Partnership Updates

6.1 REPORT UPDATES

6.1.1 A report was disseminated prior to the meeting with updates on the following:-

- a) RCH TC Maintenance Responsibilities.
- b) ICDT Heritage Fund.
- c) King George VI – Community Hub.
- d) Port Glasgow 2025 (PG25).

6.1.2 RCH TC Maintenance Responsibilities

Ms. Cannon added that the weekly Litter Pick within the Alleys was meant to start week commencing 18 March 2024 however, they brought it forward and it started today. They will monitor this work on a weekly basis, measure the impact and provide an update at the next meeting.

Decided:-

- **Ms. Cannon to feedback on progress of litter picking project at next meeting.**

6.1.3 King George VI – Community Hub

As a result of a previous forum request, Mr. Murray gave a presentation on the extensive works carried out to date, with the refurbishment of the King George VI building (Appendix 4 separate file). The presentation showed/detailed the following works:-

- Demolition and Strip Out
- Floor works.
- Ground Water works.
- Ground reinforcement, insulation, and tanked concrete works.
- Internal and External Airtightness works.
- Proposed Layouts and Floor Plans.

6.1.3.1 It was noted the intended completion date of May 2024 has slipped, due to the complex Airtightness works. Officers are working towards the completion of the Airtightness works and will advise of completion date thereafter.

6.1.3.2 Cllr McCabe asked who will manage the facility after the works are complete.

Mr. Jamieson advised he would liaise with IC's Community Learning and Development (CLD) Service, for an answer and feedback at a future meeting.

Cllr McCabe suggested that someone from CLD attend a future meeting to give an overview of how the facility will be managed and the purpose of use.

Decided:-

- **Mr. Murray to provide proposed completion date after Airtightness works are completed.**
- **Mr. Jamieson to liaise with CLD to either submit a report or attend future Forum meeting, to explain planned management and purpose of the KGVI facility upon completion.**

6.1.4 Port Glasgow 2025 (PG25)

Mr. Green provided an update within the report sent prior to the meeting with a list of intended projects (adding all their projects can be viewed [here](#) and [here](#)). In December 2023 they opened a hub at 15 John Wood Street.

6.1.4.1 Phase 1 aims are to identify and work in partnership with other agencies towards fixing things within Port Glasgow.

6.1.4.2 Phase 2 are the 250th Anniversary Celebrations, with four major projects as follows:-

1. New Year First Footing.
2. Comet Festival – bring it back to what it was.
3. Hold a New Lower Clyde Festival in August – aim to make this a yearly event.
4. Winter Festival.

There was a discussion around the desire for IC Events Team to be involved with the PG 2025 celebrations to compliment Mr. Green's ideas. Contact had been made with various IC employees, seeking constructive feedback towards moving projects forward.

Decided:-

- **Mr. Jamieson will act as a main point of contact for Mr. Green towards providing constructive feedback with joined up PG 2025 celebration projects and any other identified projects.**

6.1.4.3 Phase 3 is aiming at growing Port Glasgow via Retail, Hospitality and Leisure.

There was a discussion in relation to Mr. Green wishing to use/rent current TC premises which are in a state of disrepair, and it was suggested that Mr. Green take this offline with Mr. Jamieson.

Decided:-

- **Mr. Green to liaise with Mr. Jamieson going forward.**

6.2 VERBAL UPDATES

6.2.1 Trader Engagement (Scotland's Town Partnerships STP)

STP work closely with Scotland's Business Improvement Districts (BIDs) and senior officers met with them at the end of January. STP and BIDs are keen to visit the three TC's, engaging with Traders towards promoting BIDs and identifying what other help can be provided to traders.

Officers are seeking the Chair's approval to send notification of visit dates and times for engagement via the Forum.

6.2.1.1 It was highlighted it is key/important that such an event requires Officers to reach or and engage with Traders.

Ms. Horn advised that STP and BIDs will physically come to each TC and pop into the Place of Business, so that traders do not have to close their premises.

Decided:-

- **Officers, STP and BIDs to engage with traders via the Forum.**

6.2.2 Canopies – Town Centre

Tender issued, only one quote received. Senior Officers took advice and have been given the go ahead to proceed with engaging this provider/contractor for the works.

Decided:-

- **Project Manager to progress with engaging contractor for Canopy works.**
- **Roads will liaise with Regeneration on Bollard issues.**

6.2.3 John Wood Street

Senior Officers and RCH are meeting on 27 March 2024, to discuss issues with John Wood Street.

Decided:-

- **Ms. Horn will provide feedback to Forum after the meeting with RCH.**
- **Property Services to carry out damp survey on 12 Bay Street, to ascertain problems.**

6.2.4 Scottish Water Top Up Point

Scottish Water advised installation is planned for week commencing 6 May 2024; all going well with Roads Authority.

7.0 Comet Sub-Group Update

7.1 The next Comet Sub-Group meeting is scheduled for Friday, 12 April 2024.

8.0 River Clyde Homes Update - Statistical Information

8.1 Ms. Cannon provided an update at the meeting and subsequently followed this up by email as follows:-

Total RCH Properties Port Glasgow Town Centre	328
Total Factored Properties Glasgow Town Centre	122
Total RCH Empty Properties	54 (39 Lettable & 15 Out of Management)
Total RCH Properties in Fore Street, John Wood Street, King Street, Station Road	169
Total Empty Properties Fore Street, John Wood Street, King Street, Station Road	38 (23 lettable and 15 Out of Management)

8.2 RCH is proactively marketing properties in all areas of Port Glasgow town centre and the multis and Bay Street are in high demand. RCH offer a range of incentives to

attract new customers in lower demand areas. A number of the empty properties will have already been advertised, shortlisted, and accepted and await repairs to be completed before entry is granted.

- 8.3 When advertising lower demand properties, RCH will offer additional incentives, such as white goods, carpets and physically support people to move. Staff continue to look at other incentives that will attract customers/tenants to Port Glasgow TC properties.

9.0 River Clyde Homes Update – Housing Investment

Cllr Curley asked Mr. Orr what RCH's strategy is for dealing with the high rate of voids within the TC.

RCH stated, their Investment Strategy is currently focusing on ongoing inspections of High-rises and TC roofs and timber outriggers. Their investment plans are not focused on specific voids, but more so on the building fabrics and making properties compliant with Housing Quality Standards

It was suggested that RCH consider the remodelling of unlettable properties under the Investment Strategy and the Wider Housing strategy, utilising funds from the Affordable Housing Programme or transfer funding from New Builds and the Buy Backs programme; for reinvestment within PGTC. RCH concurred with comments, but highlighted there is a Capital risk if remodelling does not work.

It was noted that Port Glasgow TC could be made more attractive to young people, especially for those commuting to Glasgow, however the derelict Star Hotel, derelict Shops on Princes Street and derelict building on Scarlow Street do let the TC down.

It was requested, as a short-term solution, that the empty properties on John Wood Steet are dressed up to make them look occupied, as the voids can also put off potential new traders to the area.

Decided:-

- **Ms. Cannon and Mr. Orr to discuss and look at improving the appearance of the empty RCH properties.**
- **Ironside Farrar to meet with RCH to discuss TC living opportunities and issues.**
- **RCH to consider remodelling TC properties under their investment plan to encourage TC letting.**

10.0 Any Other Competent Business (AOCB)

10.1 Remembering Together - Coronation Park Labyrinth

The Remembering Together Initiative is a Scottish Government backed initiative which seeks to co-create memorials which will honour the people we have lost, mark what has been lost and changed in our lives and preserve the best of what we have learned and created together during the Covid pandemic.

Port Glasgow's Labyrinth layout and location appendix 5 (separate file).

Cllr Curley advised this will be a good addition to the other regeneration works for Coronation Park.

10.2 **Town Twinning with Newark**

Mr. Rodger was seeking the approval of the Forum to repursue the possibility of twinning Port Glasgow with Newark USA.

Decided:-

It was noted that IC do not have any available funding to support this request, as there is a lot or work involved and can be costly. Additionally, Forum approval is not required, and Mr Rodger can pursue the possibility via his role in the Port Glasgow West Community Council. It was further suggested the Inverclyde Tourist Group may be able to assist him.

10.3 Ms. Roberston asked what was happening with the derelict building on Scarlow Street, as windows are being smashed and was broken into.

It was advised the building is in private ownership and a planning application has been submitted for the Proposed erection of drive through coffee shop and formation of associated parking, landscaping, and site infrastructure (planning application number 22/0160/IC).

11.0 **Date of Next Meeting**

Thursday 20 June 2024.

Chair Signature Date

End of Document.

APPENDIX 1

Port Glasgow Town Centre Regeneration Forum

Town Centre Action Plan

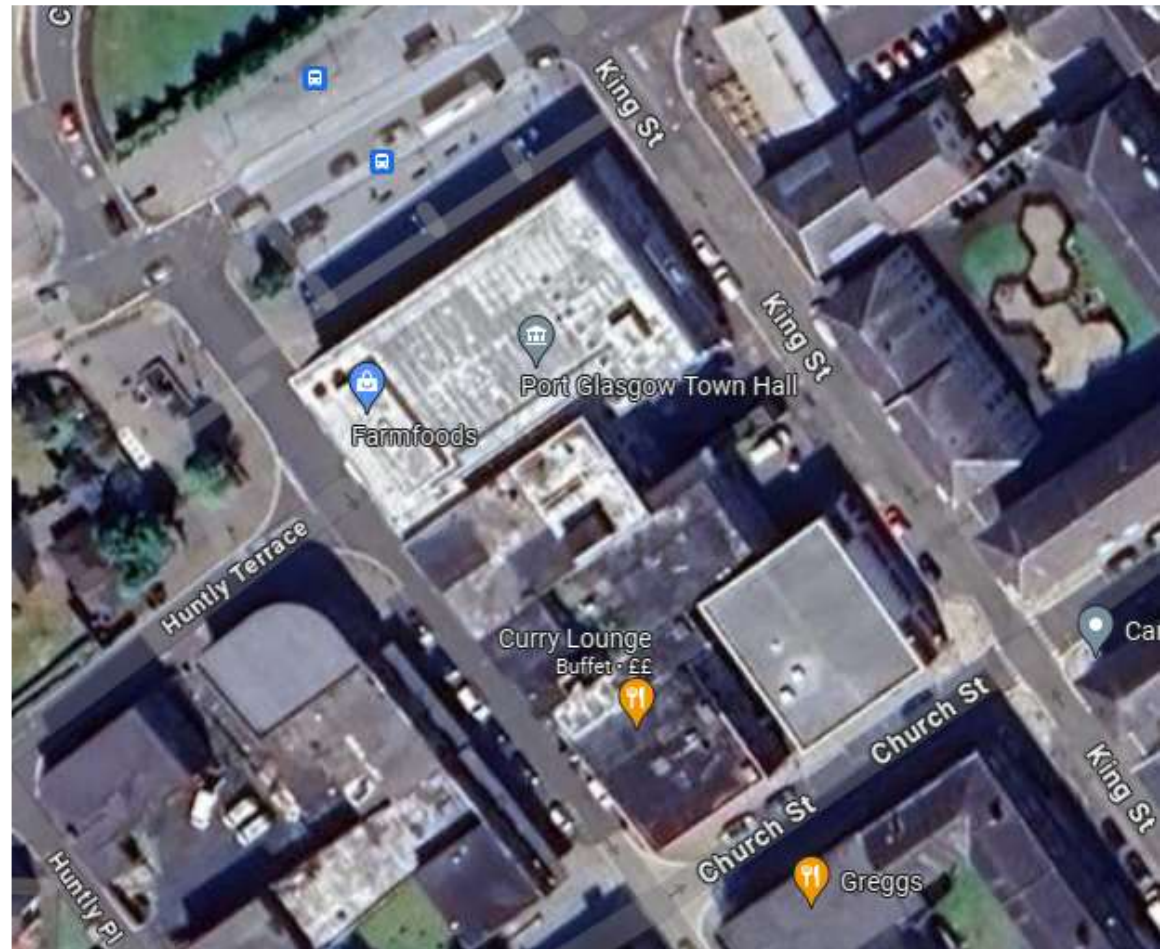
The Regeneration Service will procure consultants to create Town Centre Action Plans for Inverclyde's 3 town centres, Greenock, Gourock and Port Glasgow. The team will work the residents, businesses and Town Centre Regeneration Forums to complete town centre health checks and then, through consultation with the local community, propose short, medium and long term projects which would improve the vitality and vibrancy of our town centres. The action plans would provide high level costings which would support the Regeneration Team to move towards delivery and leverage further funding to support this.

Consultant Brief

- Policy framework
- Local context of the town centres and relevant history of the area
- Assessment of the health of the town centre:
 - understanding the place, community, and local business.
- Appraisal of the area and surroundings, including analysis of opportunities and development sites, constrains and current/condition of the town centres.
- Issues considered: footfall, vacancy rates, quality of urban fabric, an understanding of how the town centre has evolved, demographic and population profile, understanding of retail, land use and economic functions, public realm and accessibility, access to community facilities, transport and parking, green infrastructure etc.
- Placemaking, environmental and economic considerations
- Consultation must take place with a range of stakeholders to develop plans.
- Vision, aims and objectives
 - Actions which will be detailed and costed projects – short term, medium term and long term (with detailed project brief and where appropriate concept design) – developed to allow submission potential funding bids.
- Delivery of the strategy – actions must be deliverable and the consultant must work with the Council team to establish lead services for actions.

Lower Quarter

- For Port Glasgow only there is additional requirements to develop the Port Glasgow Lower quarter (area bounded by Shore Street, Church Street, Princes Street and King Street) to realise the creation of public open space. Development Plans should be taken to a design stage which would allow submission for planning permission. Plans should also be consulted upon with members of the public.



APPENDIX 2

Port Glasgow Town Centre Regeneration Forum

Coronation Park and Shipbuilders

Following the completion of the iconic Shipbuilding Statues, the Roads and Environmental Service are aiming to improve the visitor experience to the statue by delivering environmental improvements to Coronation Park to improve the accessibility, provide information and landscaping to enhance the natural environment.

- Improvement in lighting
- Refurbishment of the Elizabeth Inglis Fountain
- Enhance visitor experience through information signage
- Planting

Lighting



- Enhance the Street Lighting within Coronation Park by providing additional lighting to the internal paths
- Improve accessible
- Make people feel safer

Inverclyde
council
Roads & Transportation

Environment & Regeneration
Shari Jamson, Director
Municipal Buildings
Clyde Square
Glasgow, PA13 1LY
Tel: 01475 712711
Fax: 01475 712731
shari.jamson@inverclyde.gov.uk

Plan Creator: Plan Clerk
Date: 12/03/2024
Scale: 1:688



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Refurbishment of Fountain

- The Memorial Fountain in Coronation Park is to be renovated by:
 - removing and replacing all the lime mortar pointing with new, and carefully cleaning the lichen staining off the entire granite structure.
 - Carefully cleaning and repainting engraving
 - Replacing broken fountain taps – although may be a decorative fountain rather than functional.

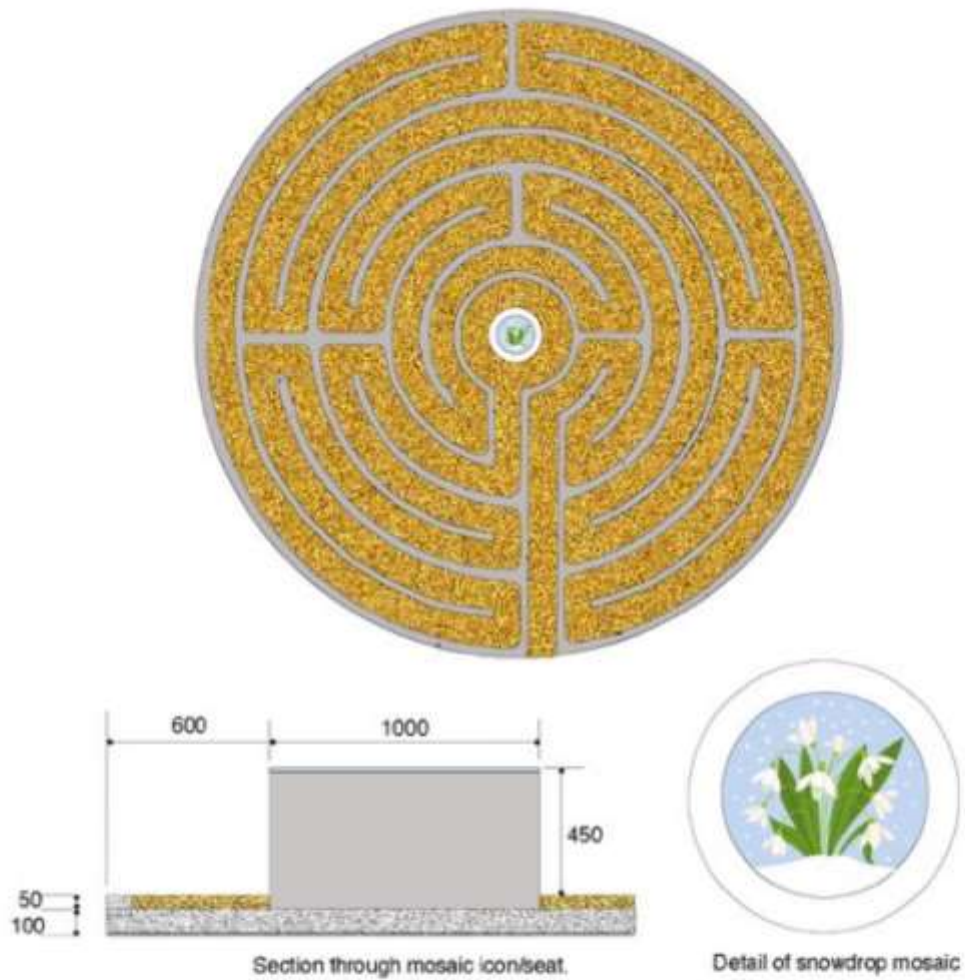


Planting and Visitor Information

- creation of wildflower meadows consisting of annual and perennial urban pollinators interspersed with desire lines
- perimeter planting of native species trees
- Appropriate siting of benches within the area
- Information boards relating to the Shipbuilders statue and historical information of the park.



APPENDIX 4



Remembering Together

Circular Labyrinth
Coronation Park
Port Glasgow

Alan Potter
November 2023

Dimensions:

12M wide x 12m.
Path width 600mm.

Flush with surrounding
ground level.

Materials:

Base - Type1 compacted to a depth of 100mm.
Top finish - CEDEC gold path gravel compacted
to a depth of 50mm.

Silver grey granite setts 100 x 100 x 50mm to
delineate pathway.

Snowdrops icon/seal - Porcelain mosaic on a C20
concrete plinth 1000mm dia. x 450mm high.



Coronation Park, Port Glasgow, PA14 5EQ



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232403,674710. Produced on 24 November 2023 from the OS National Geographic Database. Supplied by
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KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM

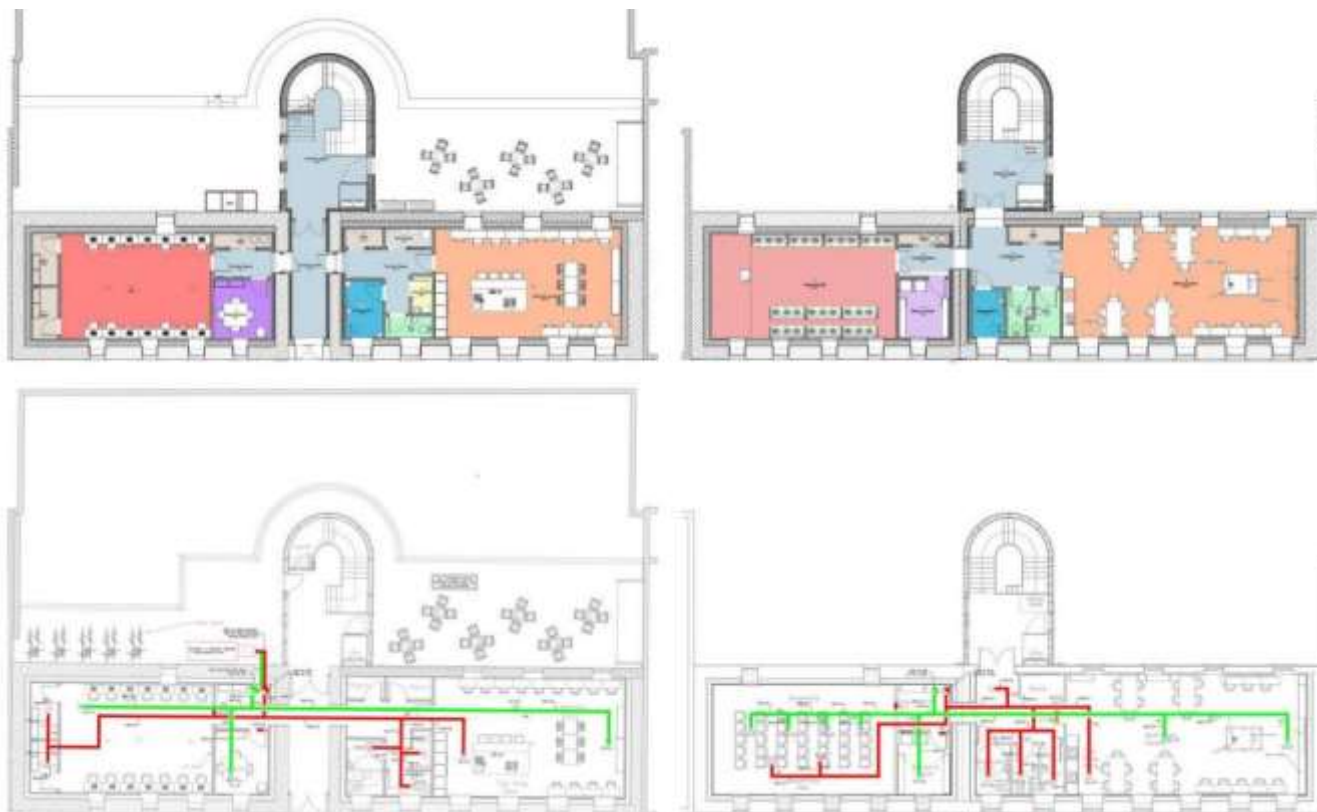
APPENDIX 5



- AERIAL VIEW

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



A Brief Description of The Project

The Phase 2 objective of retrofitting the King George VI (KGV) buildings was to transform it into a sustainable community facility while preserving its historical significance. The project's scope includes updating and refurbishing the two-storey Category B-listed building by integrating sustainable design features and improving energy efficiency. The revamped structure will be airtight, heavily insulated, and equipped with a mechanically ventilated heat recovery system. It will also have PV panels installed to generate energy and an underfloor heating system powered by air-source heat pumps.

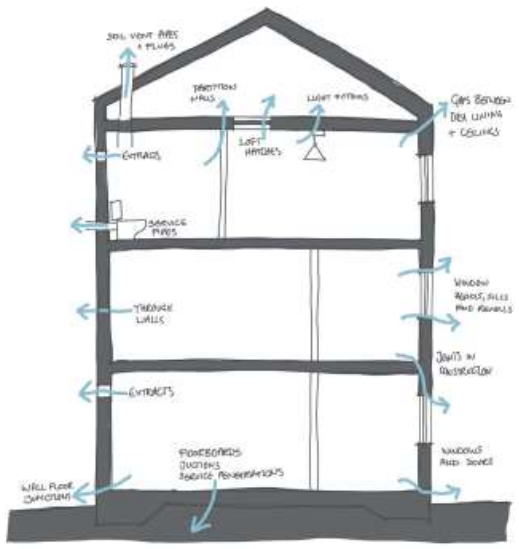
Project Outcomes: Creating the KGV Community Hub

The objective is creation of a transformative Community Hub in Port Glasgow with accessible space, providing a wide range of facilities and services to local residents. It will provide training programs, adult literacy, employment pathways, and health and wellbeing assistance. Also space for various cultural and heritage activities, strengthening community cohesion.

- OVERVIEW OF PROJECT DESCRIPTION AND OUTCOMES

KING GEORGE VI BUILDING – PORT GLASGOW

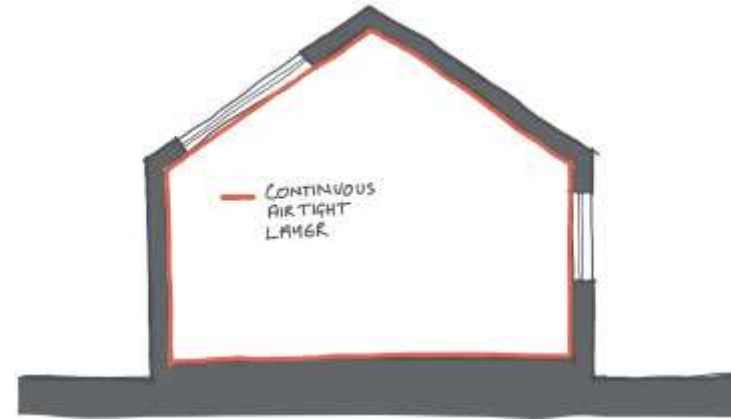
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



Methods for achieving airtightness

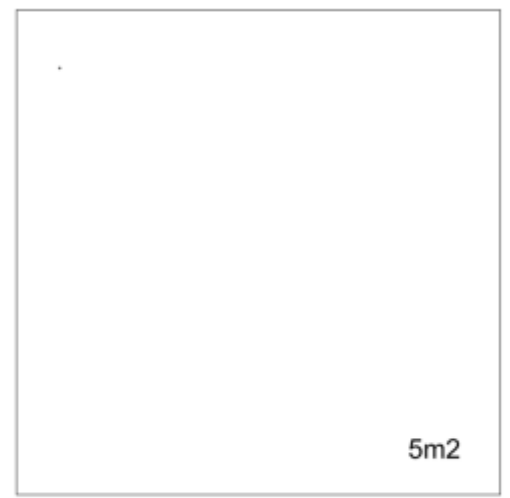
The most important factor for achieving airtightness is to create a continuous robust single airtight layer or air barrier.

- The airtightness zone can be achieved:
- with monolithic construction of airtight materials
 - with an airtightness membrane over materials that are permeable
 - taping all joints and junctions and lapping and taping all membranes



WINDWARD (+VE PRESSURE)

LEEWARD (-VE PRESSURE)



- AIRTIGHTNESS

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- DEMOLITIONS AND STRIP OUT AS PART OF PHASE 1 WORKS

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- EARTH FLOOR LEFT AT THE END OF PHASE 1 WORKS- SOLUM HAD TO BE FULLY REMOVED

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- GROUND WATER INGRESS REQUIRED FURTHER INVESTIGATION AND A SOLUTION

KING GEORGE VI BUILDING – PORT GLASGOW

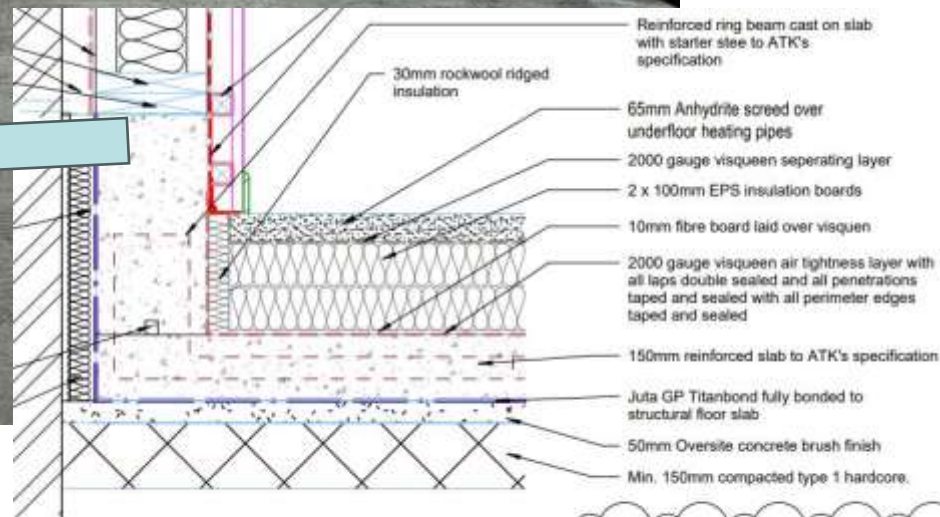
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



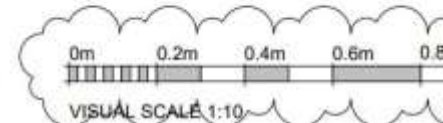
- REINFORCED, INSULATED AND FULLY TANKED CONCRETE FLOOR INSTALLED

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



Ground Floor -Wall Junction

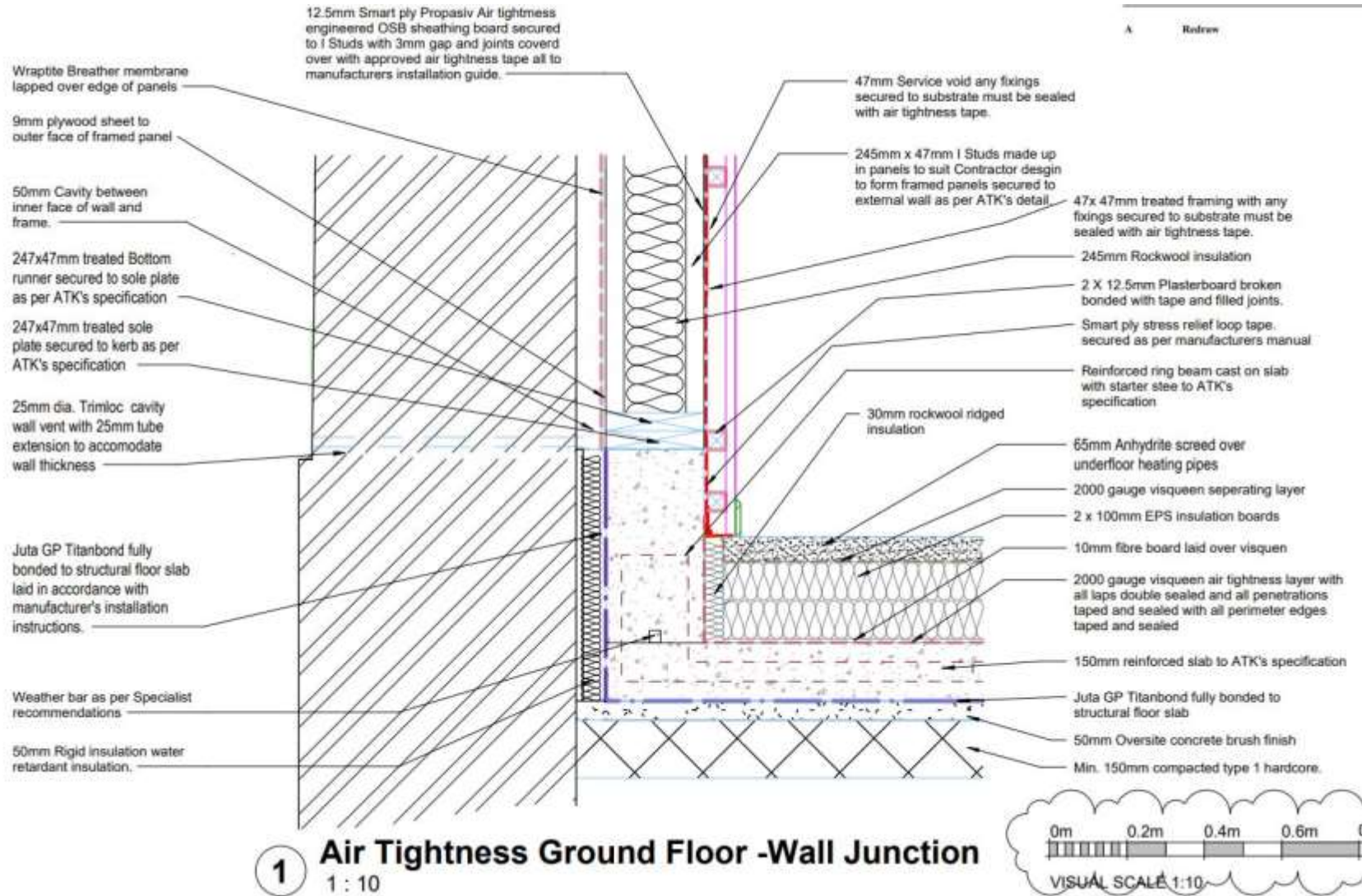


- TANKED AND REINFORCED STRUCTURAL SLAB WITH UPSTAND FOR INTERNAL FRAME.

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM

A Retrow



- BUILDING INSIDE OUT TO ACHIEVE AIRTIGHTNESS

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- BUILDING INSIDE OUT TO ACHIEVE AIRTIGHTNESS – PREFABRICATED WALL CASSETTES

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PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- AIRTIGHT INTERIOR TAPED SMART PLAY

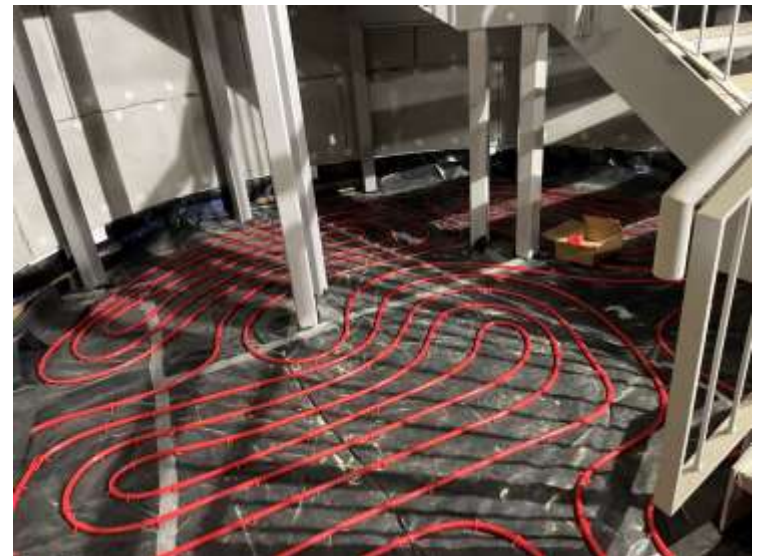
UNDERFLOOR HEATING

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- INSULATION BEHIND SMART PLY



- INSULATED UPPER FLOOR AND STAIR UFH

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- NEW ROOF STRUCTURE AS PART OF PHASE 1 WORKS

KING GEORGE VI BUILDING – PORT GLASGOW

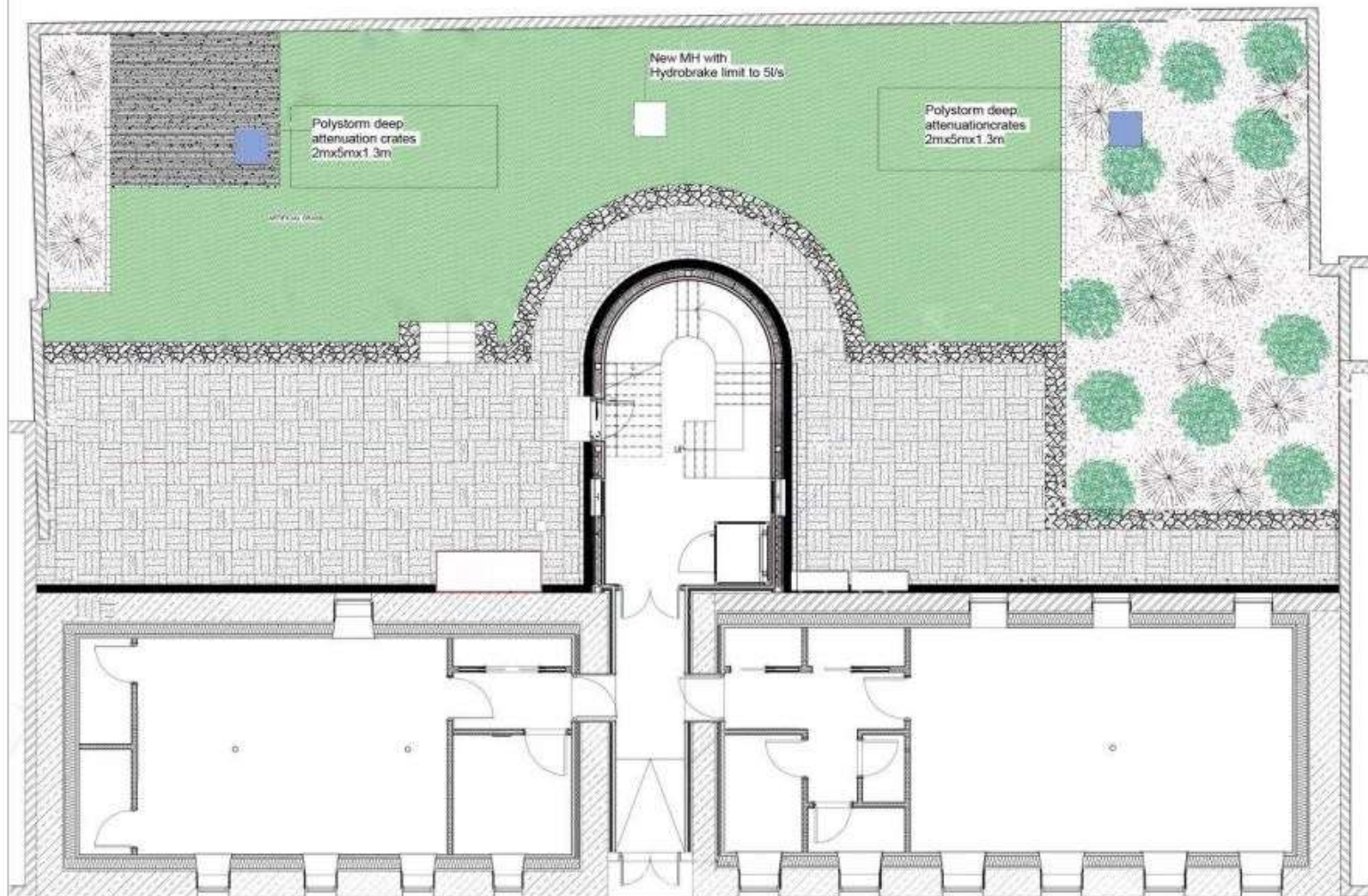
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- FIRST FLOOR AND ROOF AIRTIGHTNESS – TAPED SEALS AT EVERY INTERSECTION AND JOINT

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- LANDSCAPING AND SURFACE WATER ATTENUATION

KING GEORGE VI BUILDING – PORT GLASGOW

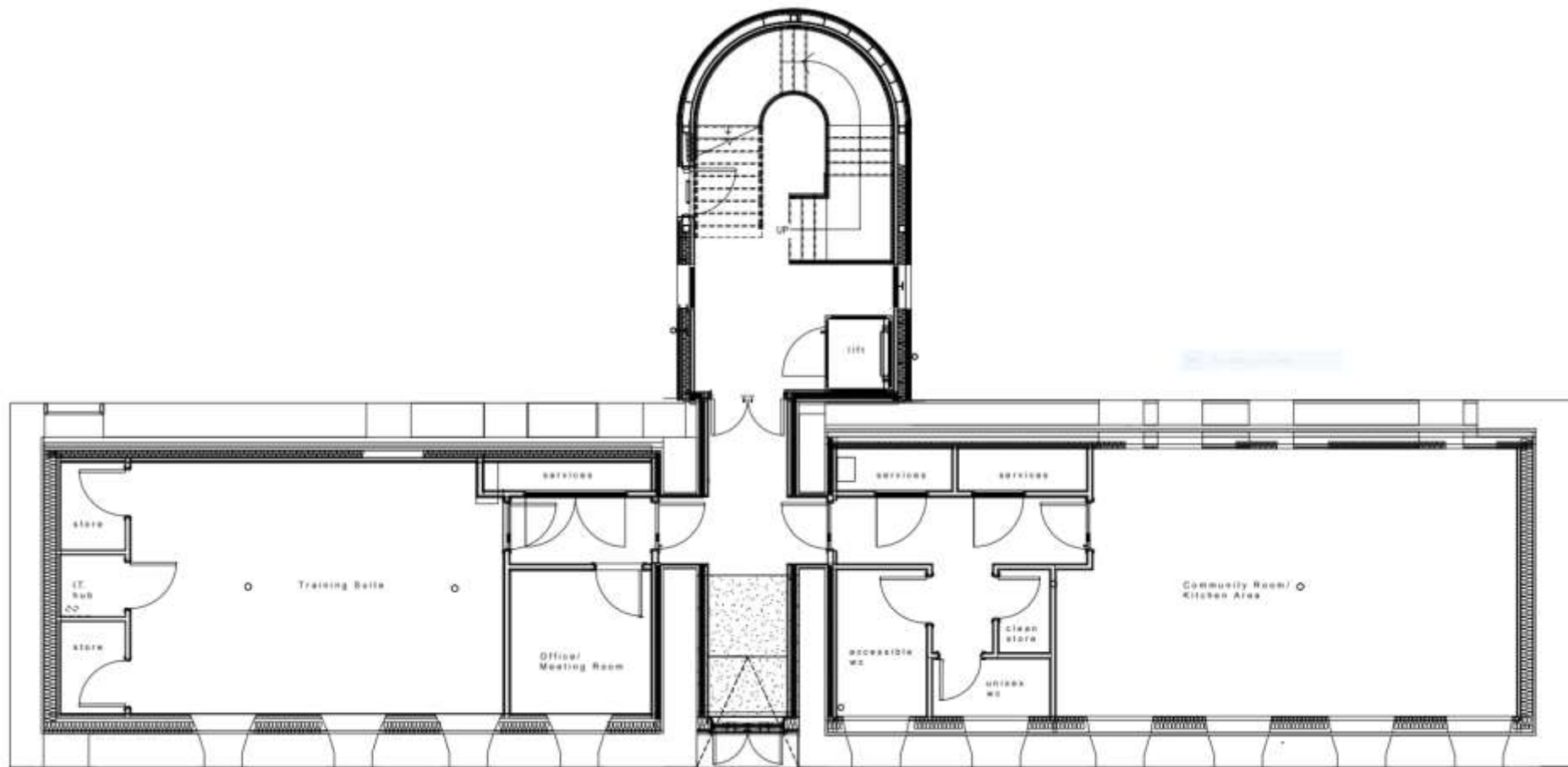
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- SURFACE WATER ATTENUATION CELLS

KING GEORGE VI BUILDING – PORT GLASGOW

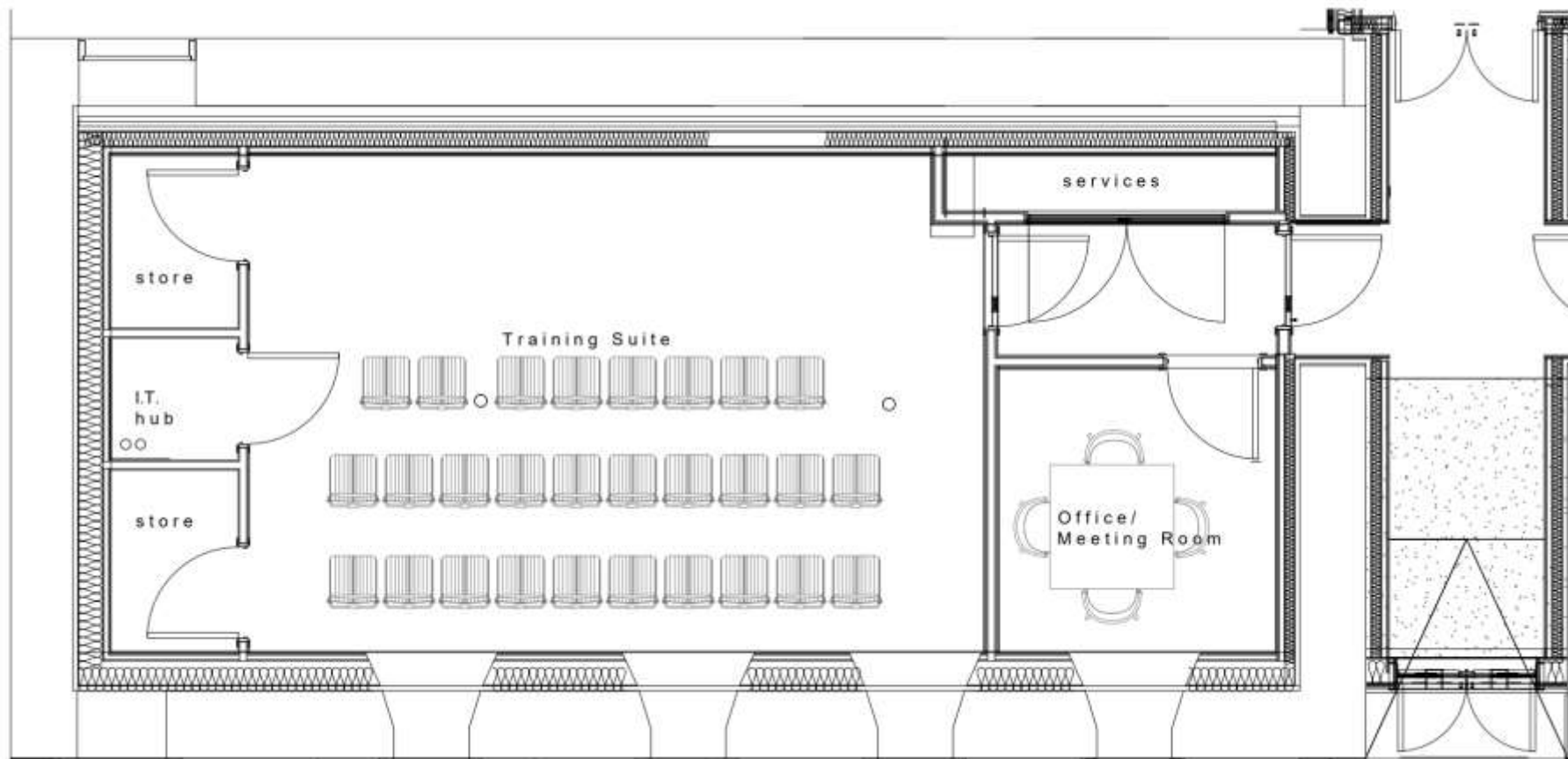
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- GROUND FLOOR PLAN

KING GEORGE VI BUILDING – PORT GLASGOW

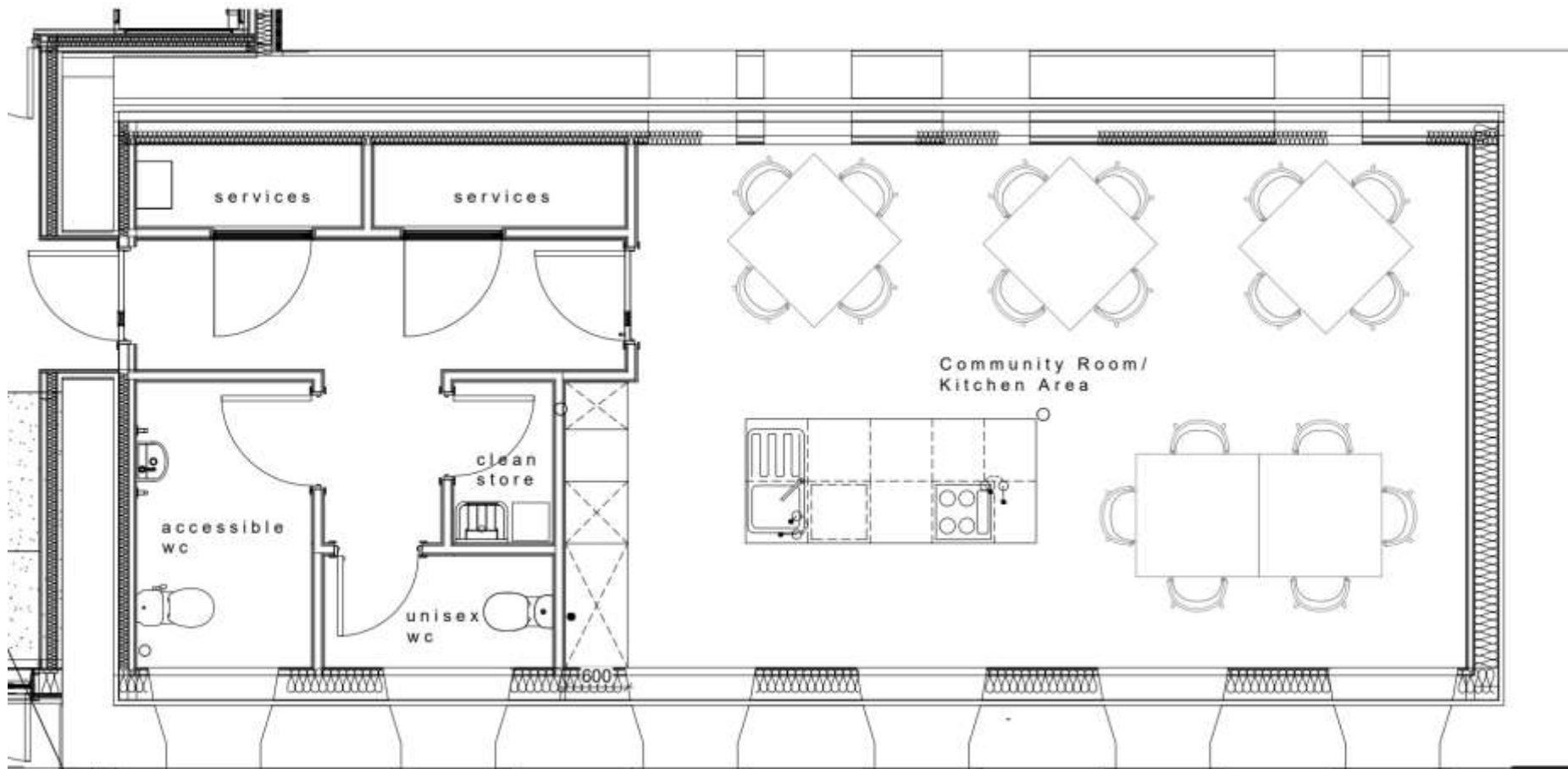
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- GROUND FLOOR PLAN

KING GEORGE VI BUILDING – PORT GLASGOW

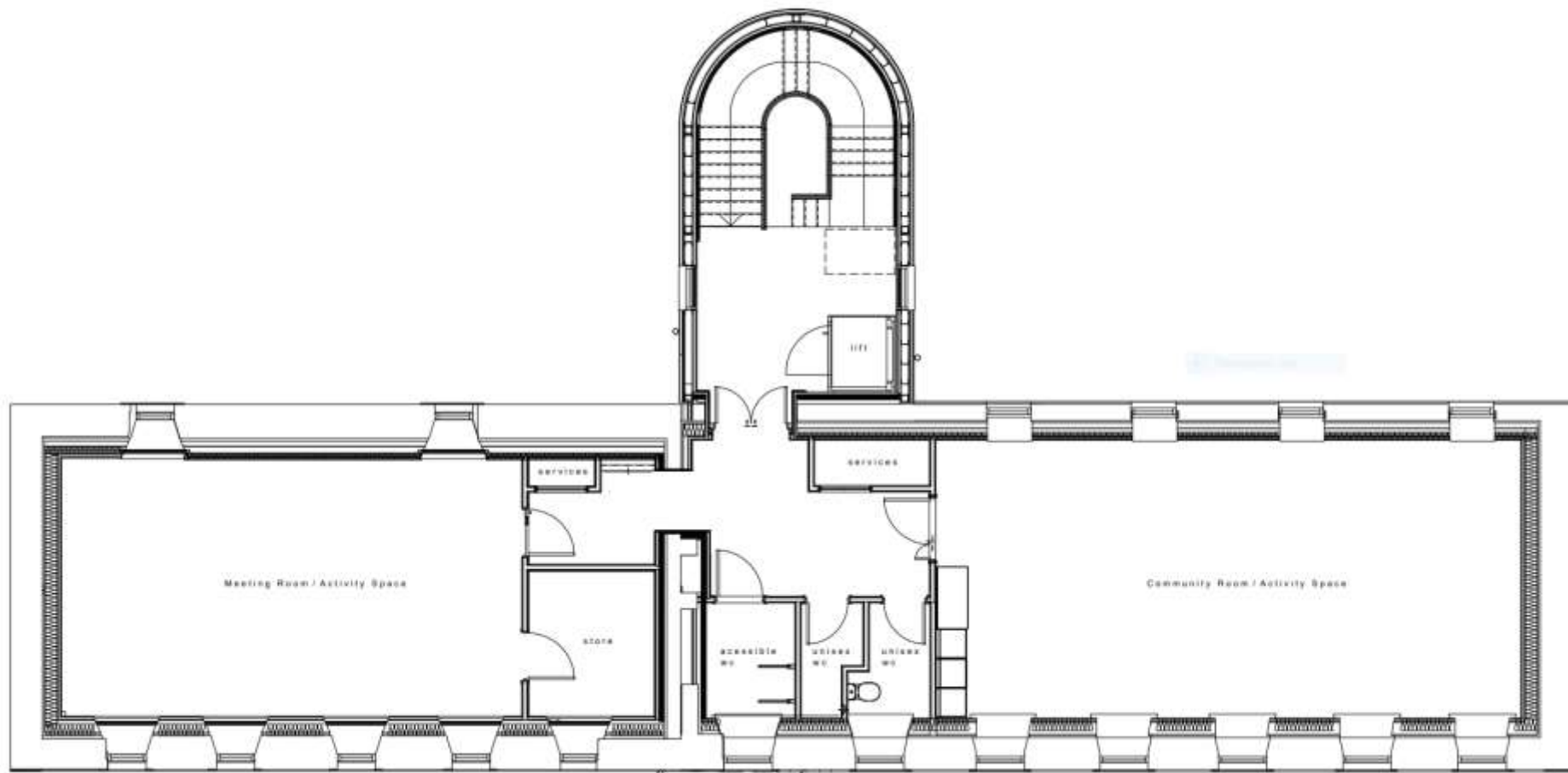
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- GROUND FLOOR PLAN

KING GEORGE VI BUILDING – PORT GLASGOW

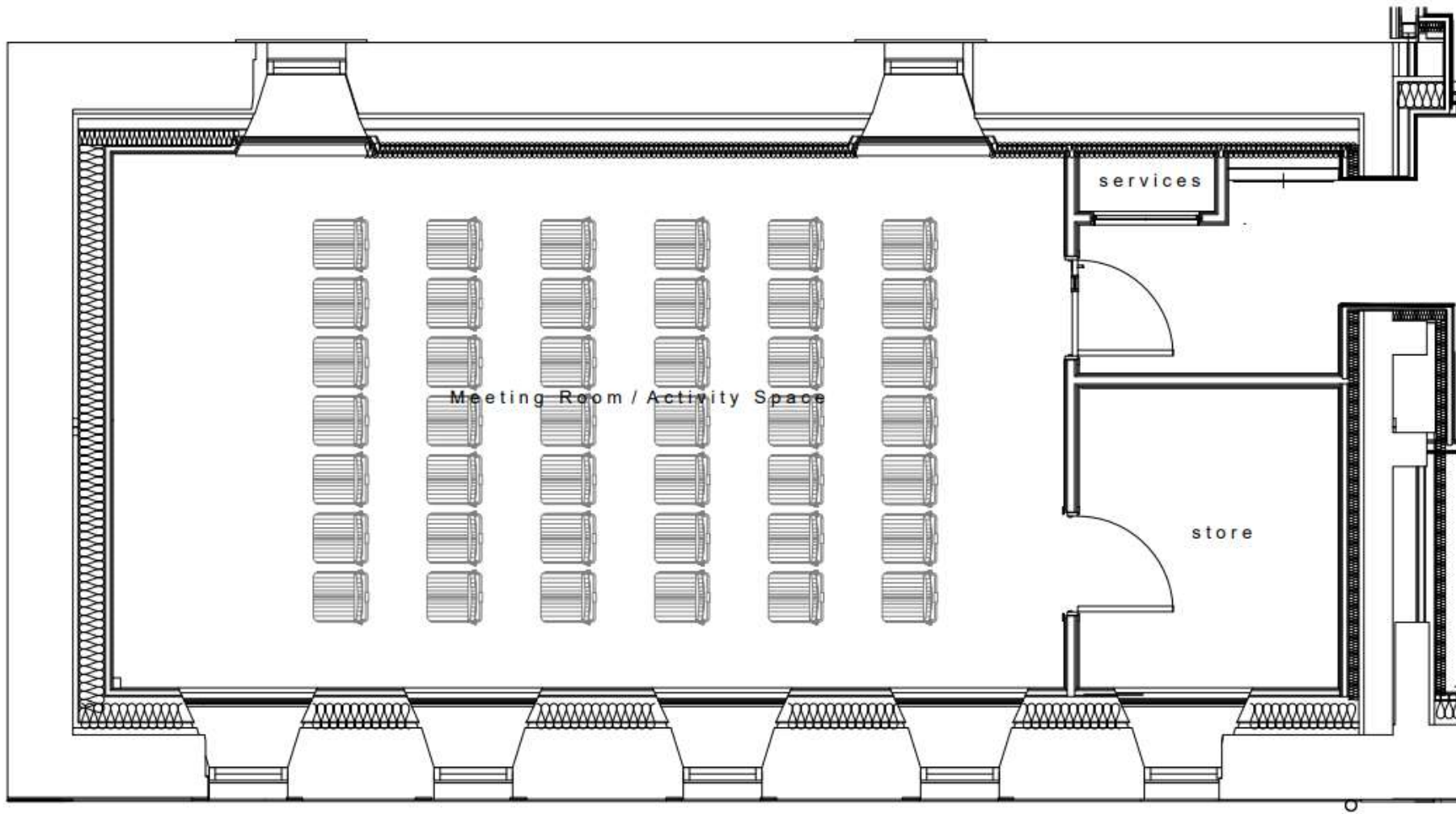
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- FIRST FLOOR PLAN

KING GEORGE VI BUILDING – PORT GLASGOW

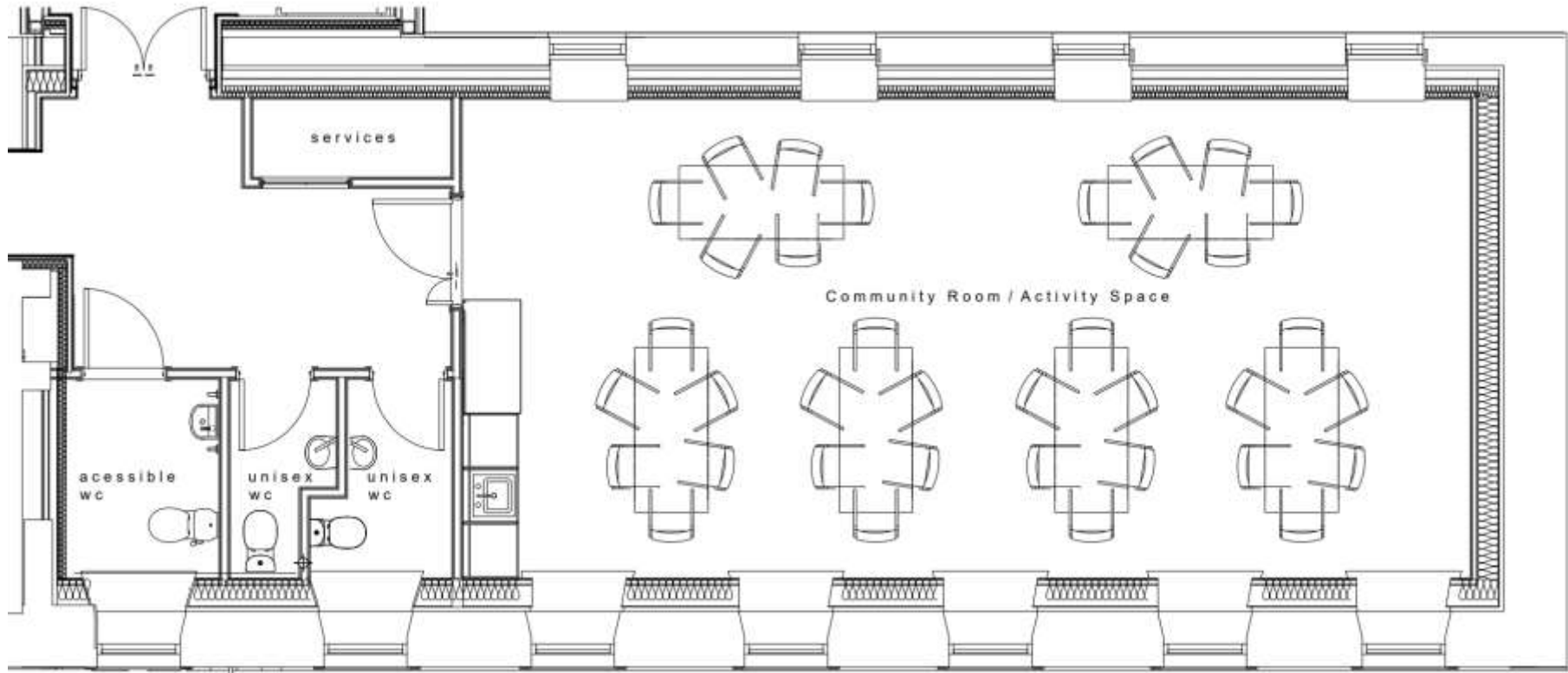
PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- FIRST FLOOR PLAN

KING GEORGE VI BUILDING – PORT GLASGOW

PRESENTATION TO THE PORT GLASGOW TOWN CENTRE REGENERATION FORUM



- FIRST FLOOR PLAN

TVC Projects Financial Summary - Port Glasgow

2024/25 June 2024

<u>Project</u>	<u>Approval</u>	<u>Allocated Budget/Grant Funding</u> £	<u>Virement</u> £	<u>Approved Budget/Grant Funding</u> £	<u>Actual To Date</u> £	<u>Variance to Date</u> £	<u>Projection</u> £	<u>Projected Shortfall/ (Surplus)</u> £	<u>Project Status</u>	<u>Date funding has to be utilitised by if applicable</u>
Completed Projects		402,273	(775)	401,498	401,488	(10)	401,499	0	Complete	
King George Vi		205,000	0	205,000	0	(205,000)	205,000	0	Ongoing	
Civic Square - 48/50 Princes St PG	ERR Sept 2016	0	20,000	20,000	16,385	(3,615)	20,000	0	Ongoing	
Port Glasgow Princes Street Canopy Improvements	ER 03/03/22	0	31,000	31,000	7,875	(23,125)	31,000	0	Ongoing	30/09/22
Port Glasgow Comet Interpretation Boards	ER 03/03/22	0	10,000	10,000	0	(10,000)	10,000	0	Ongoing	30/09/22
PG Lamont Mural Lighting	ER 03/03/22	0	6,500	6,500	647	(5,853)	6,500	0	Ongoing	30/09/22
PG Town Centre Property Improvement Scheme	ER 25/08/22	85,000	0	85,000	20,124	(64,876)	85,000	0	Ongoing	0
PG Town Centre Regeneration Forum	ER 25/08/22	40,000	0	40,000	0	(40,000)	40,000	0	Uncommitted	31/03/23
Unallocated monies		103,770	(95,330)	8,440	0	(8,440)	8,440	0	Uncommitted	
		836,043	(28,605)	807,438	446,519	(360,919)	807,439	0		
Total unallocated funds				48,440						