

EAST RENFREWSHIRE COUNCILCABINET14 August 2025Report by Director of EnvironmentREGENERATION CAPITAL GRANT BID 2026/27**PURPOSE OF REPORT**

1. The purpose of this report is to ask the Cabinet to approve a funding bid to the Scottish Government's Regeneration Capital Grant Fund (RCGF) 2026/27, for the proposed Rouken Glen Park Community Wellbeing and Enterprise Hub, Thornliebank.

**RECOMMENDATIONS**

2. It is recommended that the Cabinet approve a bid to the Scottish Government's Regeneration Capital Grant Fund 2026/27.

**BACKGROUND**

3. The RCGF is delivered in partnership with the Scottish Government and COSLA. This year, for the first time, RCGF will streamline the funding previously delivered through the Vacant and Derelict Investment Programme (VDLIP) and the Regeneration Capital Grant Fund (RCGF) into one dedicated fund.

4. The programme is funded by the Scottish Government and it is open to applications from local councils and Clyde Gateway Urban Regeneration Company. The Scottish Government has yet to confirm the final sum available in the fund for 2026/27.

5. The Fund supports locally developed place-based regeneration projects that involve local communities, helping to tackle inequalities and delivering inclusive growth in deprived, and fragile communities across Scotland. The fund is for capital expenditure only. Costs associated with feasibility, early design costs and future running costs are not eligible.

6. RCGF involves a competitive bidding process and all applications will be subject to scrutiny by an independent RCGF Investment Panel which will make final recommendations on projects to be funded. This fund is usually well over subscribed with requests for funding so will be a highly competitive process. There is a two-stage assessment. Applicants had to submit a summary of their project as an Expression of Interest (Stage 1 of the process). This stage was completed in accordance by the 27<sup>th</sup> June deadline (subject to Cabinet approval). Successful projects will then be invited by the panel to complete a full Stage 2 application (Autumn 2025). Applicants can apply for 100% of project costs, but projects that can demonstrate match funding will be looked on more favourably.

7. Proposals must be able to demonstrate capital projects can be delivered during financial year 2026/27 and primarily focus on areas that suffer from high levels of deprivation and disadvantage, demonstrate clear community involvement, deliver large scale transformational change with strong regeneration outcomes, encourage additional investment and address market failure in communities.

## REPORT

8. The project proposal is to renew and re-purpose the former Youth Enterprise Scotland training centre premises in Rouken Glen Park. The vision is to transform the vacant training centre over time into a pioneering Community Wellbeing and Enterprise Hub - a place that integrates nature, health, employability, business support, education, and sustainability to benefit local people, businesses and the environment. The RCGF project involves the following: developing a new entrance zone from the park to provide access to the proposed hub premises; creation of a central learning space which would be used by employability partners, schools and other educational groups; a revitalised incubator for entrepreneurs, starts-up and community groups; enhanced lighting and improved car parking at the main entrance; and upgrading of existing polytunnels and garden space and undertaking remedial works to the site's glasshouses (see map at Appendix one for location).

9. Future occupancy at the site will be subject to further research and feasibility work, but it is intended that it will be occupied by community and social enterprise organisations, as well as potentially private tenants. It is intended that the proposals will allow the hub to be self-financing in terms of ongoing rental revenue.

10. Total project costs for the proposed Rouken Glen Community Wellbeing and Enterprise Hub are estimated at £700,000. It is intended to request RCGF grant of £450,000, with an additional £250,000 to be requested from other sources including the Council's regeneration capital programme (£100,000), UK Shared Prosperity Fund and East Renfrewshire Renewable Energy Fund (ERREF). Further work on the funding package will proceed if the Council is selected to progress to a full stage 2 application.

11. A contingency allowance of 20% has been included in the budgets as well as an inflation uplift of 3%. Subject to approval and all funding being secured, work will take place in 2026/2027. Figures may change once detailed plans are developed.

## Policy Context

12. The proposed Rouken Glen Community Enterprise and Wellbeing Hub will support national, regional and local objectives around climate action, net-zero targets, and public health, offering environmental education, promoting active lifestyles, and supporting business and green innovation.

13. The project will make a positive contribution to all three pillars of the A Place to Grow strategy: Our Children and Young People Flourish; Our Communities and Places Thrive; and We all Live Well. There is a particularly strong link to connected, inclusive and green places and multi-use, accessible facilities and a wider commitment to health, wellbeing and climate resilience.

## FINANCE AND EFFICIENCY

14. £100,000 will be required from the Council's regeneration capital allocation in 2026/27 to provide match funding for the Rouken Glen Community Wellbeing and Enterprise Hub proposal if it progresses. The project's progress is dependent on sufficient funding being made available as a package from a range of proposed sources. The proposal will be reviewed again, if one part of the funding package were not to be secured.

## CONSULTATION AND PARTNERSHIP WORKING

15. Consultation has taken place with a range of stakeholders in the development of the RCGF proposals. A working group was set up to consider future development options for the site. This included current site users, East Renfrewshire Climate Action Hub, Business Gateway East Renfrewshire, Health and Social Care Partnership, East Renfrewshire Chamber of Commerce, Skills Development Scotland, Voluntary Action East Renfrewshire and Council officers.

## IMPLICATIONS OF THE PROPOSALS

16. There are no staffing, property, legal, IT, Subsidy Control, equalities, sustainability and climate change implications associated with this report. A full stage 2 application, if the Council is selected from the Expressions of Interest process, will have implications for Council owned property in terms of investment in an existing council facility and new lease agreements. The proposal will support equalities with a focus on excluded groups benefiting from the services available. The proposal will also help to support get to zero ambitions, reducing the energy load of the facilities by design. This will be assessed in detail and reported if the project proceeds to Stage 2. A full Equality, Fairness and Rights Impact assessment will be completed if the Council is invited to stage 2.

## CONCLUSIONS

17. The proposed project will create a new Community Wellbeing and Enterprise Hub at Rouken Glen Park. The proposal will make a positive contribution to 3 pillars of the A Place to Grow Strategy: Our Children and Young People Flourish; Our Communities and Places Thrive; and We all Live Well.

## RECOMMENDATION

18. It is recommended that the Cabinet approve a bid to the Scottish Government's Regeneration Capital Grant Fund 2026/27.

Director of Environment

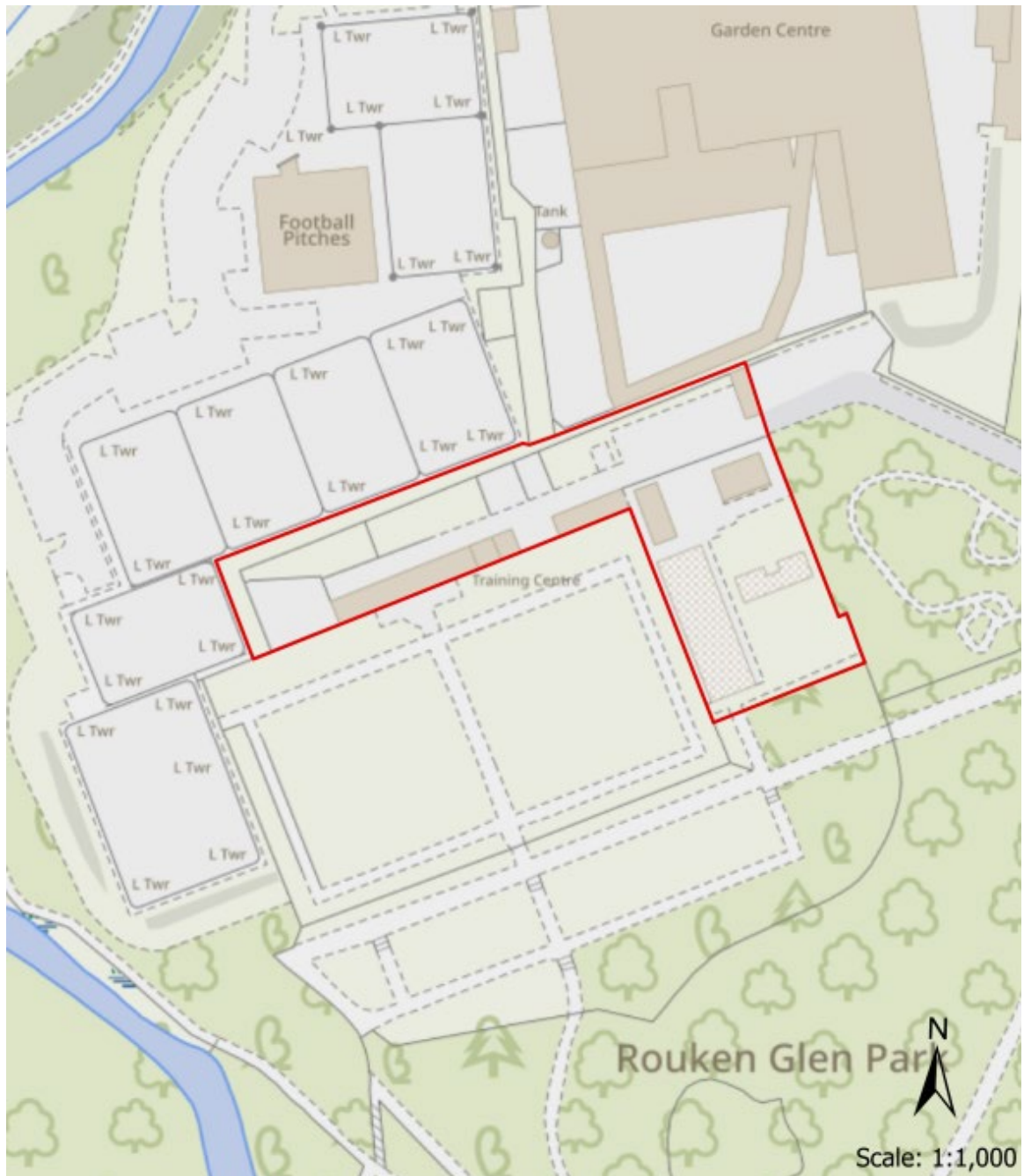
For further information contact: Michaela Sullivan, Head of Place  
[michaela.sullivan@eastrenfrewshire.gov.uk](mailto:michaela.sullivan@eastrenfrewshire.gov.uk)

June 2025

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## Appendix 1 – Site Location

### Rouken Glen Community Enterprise and Wellbeing Hub, Thornliebank



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