

# Committee Minutes

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**Minutes of** Management Committee Meeting  
**Date** Monday 2<sup>nd</sup> February 2026  
**Held** at NGHHA offices at 200 Crown Street, Glasgow, G5 9AY at 6.30pm

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**Present** Jean Miller (Chair), Iain McCreaddie, Catherine Docherty (Co-optee), Liz Peden, Kirsten Adams-MacKenzie (Secretary), Linda Malone, Bob McNally, Aaron Reilly (Vice Chair), Przemek Pikula, Carol Ann Duffy

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**In Attendance**

Fraser Stewart	- Director
Chris Rothnie	- Head of Governance & Communications
Gregor Colville	- Head of Housing
Lauchlan Mitchell	- Head of Development
Michael Doherty	- Health and Safety Manager (part)
Catherine Sloey	- Corporate Services Assistant

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Fraser opened the meeting by welcoming Lauchlan Mitchell, Head of Development, to his first Management Committee meeting.

## 1. APOLOGIES

Apologies were submitted by Pauline McKeever, Shahila Mandaniya and Andrew Donat (special leave).

Fraser requested approval from Committee to grant special leave requests to both Mari Clark and Raymond Shannon.

Committee **approved** the above requests.

## Resignation

It was noted by Committee that Maureen McEnroe had submitted her resignation to the Management Committee.

## 2. PREVIOUS MINUTES – 8 DECEMBER 202

The above minutes were **approved** as a true and accurate record.

Proposed by: Linda Malone  
Seconded by: Liz Peden

## **For Ratification:**

- |     |                                    |          |
|-----|------------------------------------|----------|
| i.  | Wider Action Sub-Committee Meeting | 06.10.25 |
| ii. | NGPM Board Meeting                 | 26.08.25 |

### **3. DECLARATIONS OF INTEREST**

None.

### **4. MATTERS ARISING**

#### **Factoring and Communication**

Fraser reported that concerns previously raised by Committee about factoring communications had been reviewed and, while the level of communication was found to be satisfactory, there is scope for improvement. The Head of Housing Services, with oversight from the Property Services Sub Committee, will lead on strengthening future communications to ensure standards are maintained.

### **5. HEALTH AND SAFETY MATTERS**

#### **i Management Committee Health and Safety Briefing**

Committee received a verbal fire evacuation briefing from the Health and Safety Manager and **noted** that an annual H&S briefing will be held, the minute taker will record the fire register, staff attendees will act as fire marshals, and H&S training will be offered to Committee members.

Michael left the meeting.

#### **ii. Tenant Safety Strategy Update 2026**

Committee noted the previously distributed Tenant Safety Strategy update report written by the Head of Maintenance and presented by the Director.

Committee noted progress on SHSN Health Checks and the timetable for remaining assessments in 2026, and further noted Brodies' assurance that current Damp, Condensation and Mould arrangements remain robust and compliant ahead of new regulations.

### **6. RENT INCREASE**

#### **i. Rent Consultation Feedback and Proposed Increase 2026/27**

Committee noted the corrected rent report and key consultation findings. Following discussion - including feedback on older properties, which will be

covered at this year's Tenant Conference - Committee **approved** a 4.8% rent and service charge increase from 1 April 2026.

Committee noted that assurance will be provided, through the Property Services Sub Committee, on ongoing cyclical investment and value for money. An example stock condition survey report will be shared. Staff will also contact all tenants who requested assistance.

## **7. BUSINESS PLAN**

Committee received an update on plans for the Business Planning Day on 28 February and agreed to proceed with the tour option and remove the afternoon Committee business session. The agenda was approved subject to these adjustments.

## **8. TENANT CONFERENCE 2026**

Committee noted the update on the forthcoming Tenant Conference with agenda focussing on maintenance and investment, 'you said we did,' and promoting the range of tenant groups and participation opportunities available.

Following discussion, it was agreed that a short item on Committee membership would be added to support tenant awareness of the role. Gregor confirmed that all Committee members are invited to attend. The agenda will be revised to reflect.

## **9. HUMAN RESOURCES**

### **i. HR Update**

Committee noted the HR update report. Fraser advised that the report summarised recruitment activity since December 2025 and confirmed that the recruitment panel for the Head of Finance post will include the Chair of the Finance Sub Committee.

## **10. RISK STRATEGY**

### **i. Strategic Risk Register Review**

Committee **approved** the previously distributed report, which proposed two changes to the Strategic Risk Register, including the addition of a new risk relating to Damp, Mould and Condensation (DMC). Chris outlined the changes, and during discussion Committee asked whether support for tenants struggling with heating costs could be reflected within the controls. Fraser confirmed that Fuel Poverty support is already in place and that this will be included within the Risk Register's controls and assurance measures.

## **11. LEGAL AND REGULATORY UPDATE: SHR, OSCR, SPSO, SCOTTISH GOVERNMENT**

### **i. Notifiable Events**

The Internal Auditor has changed name to Cameron Audit Ltd; this had been submitted as a notifiable event as per guidance.

### **ii. Legal and Regulatory Update**

Committee noted the Legal and Regulatory update. Chris highlighted the SHR's assessment that the main risks for landlords relate to evidencing strong control over tenant safety, stock quality and core services - in the context of rising costs, limited financial headroom and increasing affordability pressures on tenants. She emphasised the regulator's continued focus on compliance across safety areas, service performance, and the quality of asset and assurance data. Chris also highlighted the publication of the draft Investigation and Commencement of Repair (Scotland) Regulations 2026, which will introduce new duties on damp and mould response from October 2026. A brief update was also provided on revised SHR engagement plans across the sector.

## **12. GOVERNANCE UPDATE**

### **i. Governance Update**

Committee **approved** the previously circulated report. Chris advised that Jean Miller had been elected as Chair of the Wider Action Sub Committee and that Tressa Burke had resigned from her coopted position. She also reported that the Internal Auditor had changed its name to Cameron Audit Ltd and confirmed this had been submitted as a notifiable event. The Director's appraisal was noted as scheduled for 10 February 2026.

### **ii. Sub Committee Round Up**

Committee noted the previously distributed report.

## **13. DEVELOPMENT**

Fraser highlighted key points from his report.

### **Caledonia Road – Demolition Contract**

The project is expected to reach full completion by the end of February.

### **Caledonia Road – New Build**

It was clarified that this item was presented for noting rather than approval. Fraser also provided an update on the two heating systems under review, confirming that the new Head of Development will lead this work going forward. Committee requested feedback on the performance of the systems at Pine Place, and Fraser will follow up with the Head of Maintenance and report back.

### **Coliseum – New Build**

The project is progressing smoothly.

### **North Laurieston Masterplan**

Glasgow City Council has agreed that the Association will lead on the overall development plan.

### **61 Bridge Street**

Update provided for information.

### **Gorbals Police Station**

The Association is progressing the acquisition without any known competitors. Committee discussed tenant engagement with Police surgeries held at the Association's offices. Following discussion, it was agreed that communication and promotion would be increased to improve turnout.

## **14. MEMBERSHIP APPLICATION**

One membership application was presented and **approved** by Committee.

## **15. SETTLEMENT AGREEMENT AND SEVERANCE PAYMENTS POLICY**

Fraser outlined the background and purpose of the report and sought approval for the draft Settlement Agreement and Severance Payments Policy. He advised that the policy allows the Director to initiate settlement discussions, with final approval resting with the Office Bearers, and confirmed that the policy does not restrict public accountability or whistleblowing.

Committee **approved** the policy.

## **16. A.O.C.B.**

Committee entered closed session to discuss report tabled under A.O.C.B

**Meeting closed at 8.10pm**