

Community Wealth Building (Scotland) Bill 2025 - Stage 3 Briefing

February 2026

Scottish Community Coalition on Energy view on Community Wealth Building

The Scottish Community Coalition on Energy (SCCE) views the concept of Community Wealth Building (CWB) and its application in law as fundamental to transitioning to a wellbeing economy delivering sustainable economic, social and environmental development that enhances the prosperity of all of Scotland's people and places on an equitable basis. CWB must be at the heart of tackling the climate and biodiversity crises in ways that enable communities to benefit from the wealth associated with land and other assets, rather than such wealth being extracted from the places where they live, to little or no community benefit.

CWB needs to be done by communities for communities. That is not to dismiss the crucial multi-faceted role that local authorities and other public bodies have in delivering CWB. However, SCCE contend that a major part of that role must be for local authorities and other public bodies to act as supportive enablers for communities to generate and retain community 'wealth' from the bottom-up, both for their benefit and the wider public good.

Stage 3 amendments

At Stage 3, SCCE welcome the following amendments:

Group 1: measures that may be taken

Amendments 2 and 6 in the name of Richard Leonard

Amendments 14 and 18 in the name of Lorna Slater

These amendments provide a broader definition of financial opportunities without using the term investment, which is both narrower and can indicate a level of extraction.

Amendment 13 in the name of Paul Sweeney

Group 2: Targets, indicators and reporting

Amendment 20 and 31 in the name of Daniel Johnson

These amendments provide clarity on action plans as well as indicators of success and possible use of targets. However, this is weaker than current Section 6A *Monitoring and*

Evaluation Plan which amendments 20 and 31 seek to replace. Our preference is that Section 6A is retained, however if amendment 29 (which removes Section 6A) is passed, then amendments 20 and 31 should be passed.

Group 3: Reviews

Amendment 15 in the name of Daniel Johnson

Procurement and community empowerment legislation are key to delivering CWB and supporting local economic development, yet they are currently not as effective as they could be. This amendment would provide a means of assessing and changing this.

Amendment 11 in the name of Richard Leonard

Community groups in Glasgow who are seeking to develop key assets in their local areas are currently struggling under non-domestic rate changes which treat them like absentee landlords. This amendment would ensure these groups are not subjected to unfair taxation which can delay their development of assets that will build community wealth.

Group 4: consultation on statements, plans and guidance

Amendment 21-27 and 33 in the name of Lorna Slater

These amendments identify the crucial role of community development trusts and anchor organisations in the private and public sector for delivering CWB. These amendments are important steps toward recognising the importance of the community and private sectors in this legislation.

Key areas for the Stage 3 debate

Scottish Community Coalition on Energy view on the Community Wealth Building (Scotland) Bill

We welcome the progress made during Stage 2 of the Community Wealth Building (Scotland) Bill. Several important amendments have been agreed that significantly strengthen the Bill's potential to deliver tangible and lasting benefits for communities across Scotland:

- Strengthening the definition of economic growth to be “inclusive and sustainable” and aligning this with the UN Sustainable Development Goals. This recognises that financial wealth cannot be separated from social, cultural, environmental, and community wealth.
- Reframing the measures to be set out in the Community Wealth Building Statement, from measures that Scottish Ministers ‘may’ take to those they ‘must’ take, helping to ensure greater consistency and impact across Scotland.
- Explicit inclusion of energy assets on the face of the Bill, recognising the transformative role that community and local ownership of energy can have in increasing community wealth.
- Ensuring common good property is used to deliver Community Wealth Building, acknowledging the important role common good assets can play in local wealth creation, including through transfer to community ownership.
- Introducing stronger monitoring and reporting requirements to enable a more holistic assessment of the progress of Community Wealth Building activity across Scotland.
- Committing to more detailed guidance facilitating & supporting the development of community-owned renewable energy.

However, various important amendments which would have increased the scope and impact of the Bill were missed at Stage 2. These include:

- Inclusion of the private sector within the scope of the Bill, recognising the important role that private interests will play in achieving CWB aims. Without drawing in private interests, there is a risk of ongoing economic leakage with wealth continuing to be extracted from local areas.
- Formal recognition of third sector and community groups as essential delivery partners in shaping and delivering CWB action plans, ensuring they are

meaningfully consulted with and recognising the important role they already play in driving CWB across many parts of Scotland.

- Inclusion of the Scottish National Investment Bank, National Park Authorities, Forestry and Land Scotland and Crown Estate Scotland in the list of ‘relevant public bodies’ (rather than ‘specified public bodies’) due to the size of the landholdings they have a controlling interest in, as well as the significant financial resources they are responsible for managing.
- Mandating a role for the Scottish National Investment Bank in providing finance for CWB activities, noting that ‘place’ is one of SNIB’s three missions.
- Establishing a Scottish Community Wealth Fund which would support communities to acquire revenue-generating assets.¹
- Alignment of CWB Action Plans with Community Action Plans, Local Place Plans and Local Development Plans which would ensure community needs and priorities are centred in the creation of action plans.
- Recognition of Joint Venture opportunities between communities and public bodies as a key measure that can successfully reduce economic and wealth inequality, as well as support local and inclusive economic growth.
- A duty for Local Authorities to assess economic leakage from their local area and the measures most appropriate to address this, enabling meaningful action that can be taken to ensure wealth is retained within communities.

Whilst these issues cannot be addressed at Stage 3, they must feature in the forthcoming guidance for the Bill and the eventual reviews of the legislation. We would emphasise that for this legislation to have tangible, real-world impact, the accompanying guidance will have much work to do. It must emphasise how public bodies can work with the community sector and ensure community-led approaches are embedded in practice. There must also be robust mechanisms for monitoring the implementation and impact of the guidance and associated CWB action plans.

Attention must also be paid to how this legislation intersects with other policy and legislation which can also have an important role in delivering CWB outcomes, such as the Land Reform Act 2025, the review of Community Right to Buy and review of Compulsory Purchase and Sales Orders. It is essential that such legislation and policy reviews are considered with CWB aims in mind to bolster the CWB Bill.

¹ [A proposal for a Scottish Community Wealth Fund - Community Land Scotland](#)



About the Scottish Community Coalition on Energy

The Scottish Community Coalition on Energy (SCCE) is a coalition made up of [Community Land Scotland](#), [Community Energy Scotland](#) and [Development Trusts Association Scotland](#). The SCCE aim to secure a Fair Energy Deal for Scottish communities. This means maximising the positive impacts of the renewables revolution by unlocking community-owned energy and putting Community Wealth Building principles at the heart of wider energy policy and economic transformation.

We represent hundreds of member organisations across Scotland. Our policy recommendations are based on what our members tell us they need, to overcome barriers and unlock benefits for the climate, communities and local economies across the country.

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