



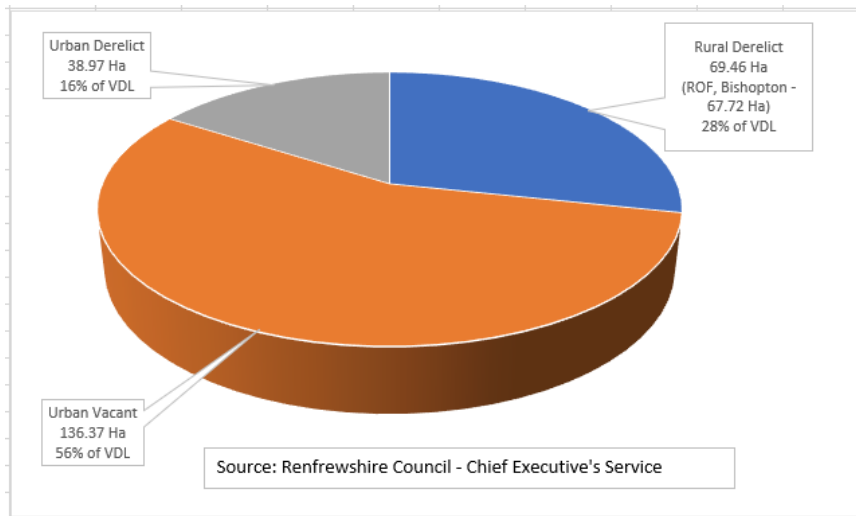
Renfrewshire Vacant and Derelict Land Survey 2023

Vacant and Derelict Land Supply 2023

This report provides details of the vacant and derelict land supply, the types of sites and their distribution within Renfrewshire, along with the development take-up of land by use. The base date for the analysis of the vacant and derelict land supply is 31 March 2023.

The vacant and derelict land supply for Renfrewshire totals 244.8 hectares (ha) over 103 sites. This comprises 136.37 ha of vacant urban land, 38.97 ha of derelict urban land and 69.46 ha of rural derelict land. Appendix 1 shows the locations of the vacant and derelict sites within Renfrewshire.

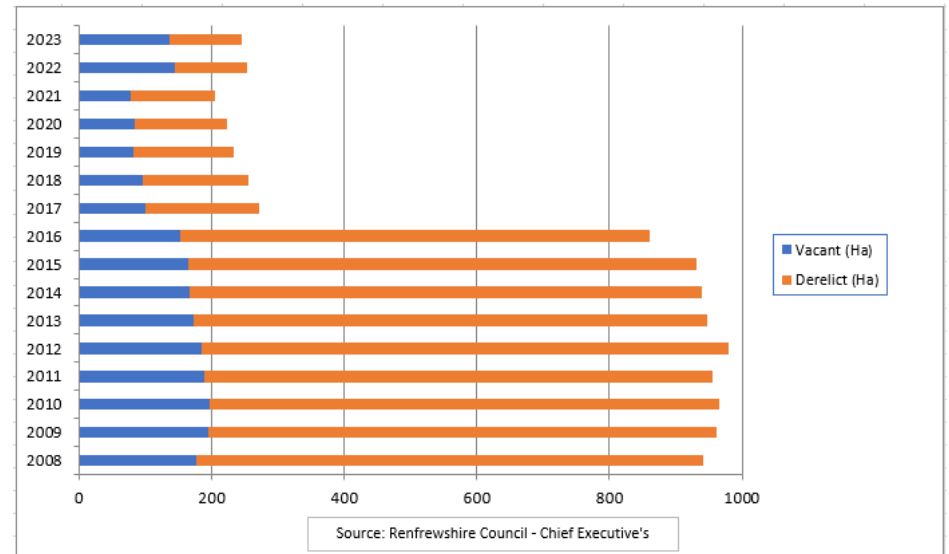
Figure 1 – Renfrewshire’s Vacant and Derelict Land Supply 2023



The amount of vacant and derelict land has decreased by 9 hectares between 2022 and 2023 (from 253.8 Hectares to 244.8 Hectares). One new site has been added this year.

The land that has been removed across Renfrewshire is a result of new industrial development, residential development, retail development, and sites being used for storage. The amount of land developed for housing this year (1.6 Ha) is lower than last year's total (19.8 Ha).

Figure 2: Renfrewshire Vacant and Derelict Land 2008-2023



Age and Geographic Distribution of Vacant & Derelict Land

The age profile of the sites (Figure 3) shows that 67% of the land was recorded prior to 2008.

Most of the urban sites are located in Paisley, Renfrew, Linwood and Hillington Business Park (see Figure 4).

Figure 3 – Renfrewshire’s Vacant and Derelict Land Percentage 2023 by Year First Recorded

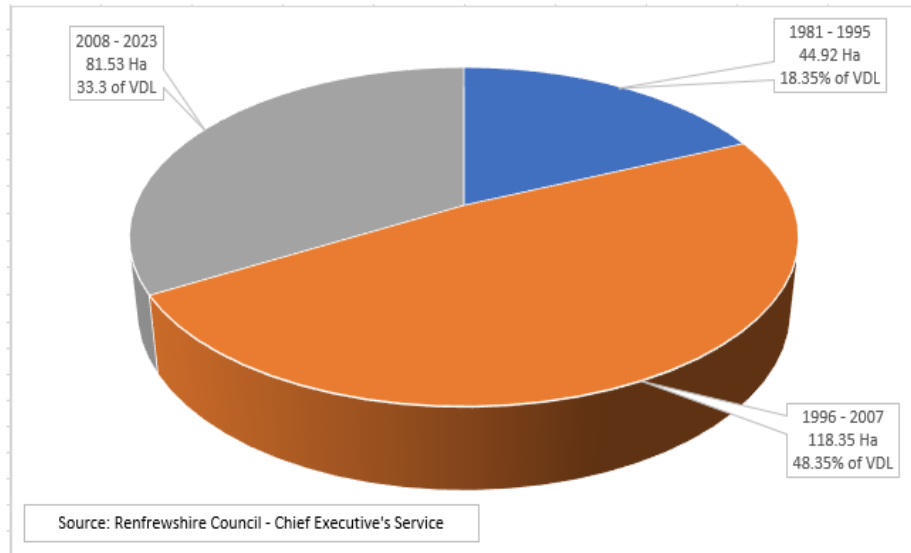
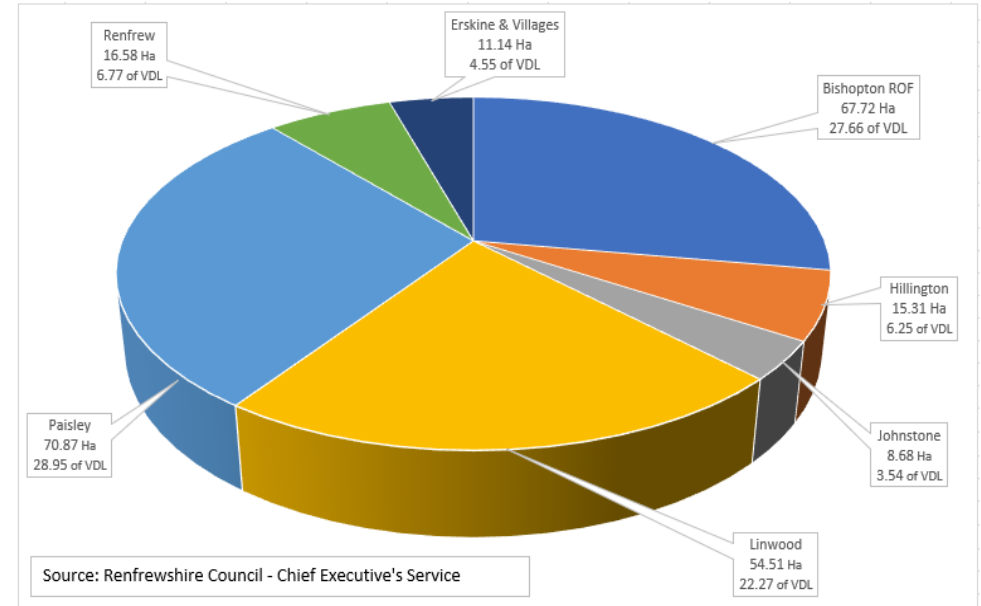


Figure 4 – Renfrewshire’s Vacant and Derelict Land Percentage 2023 by Settlement



Future Use and Ownership

The preferred future use for vacant and derelict sites is reviewed annually with the majority of sites identified as being suitable for residential or industry and business uses.

The timescale within which urban vacant and derelict sites are likely to be developed is also reviewed annually. In Renfrewshire approximately 67.9% of the urban sites recorded are considered likely to be developed within the next five years.

Renfrewshire Vacant and Derelict Land Supply 2023

Sites held within private ownership account for 70.55% of vacant and derelict land across Renfrewshire with the remaining 29.45% in public sector ownership (85% of which is Council-owned).

Development Take-Up of Vacant & Derelict Land 2023

The take-up of vacant and derelict land is monitored annually and includes development sites that are under construction or have been completed during the last year.

Development take-up of vacant and derelict land for 2022/23 totals 11.13 hectares – a mix of both urban and rural land. There has been a decrease in new residential development this year, with take-up dropping from 19.80 hectares to 1.6 hectares during the last year.

The continued goal is for the supply of vacant and derelict land across Renfrewshire to be reduced - in line with the Spatial Strategy of the Renfrewshire Local Development Plan which focuses on the redevelopment of brownfield and previously used land.

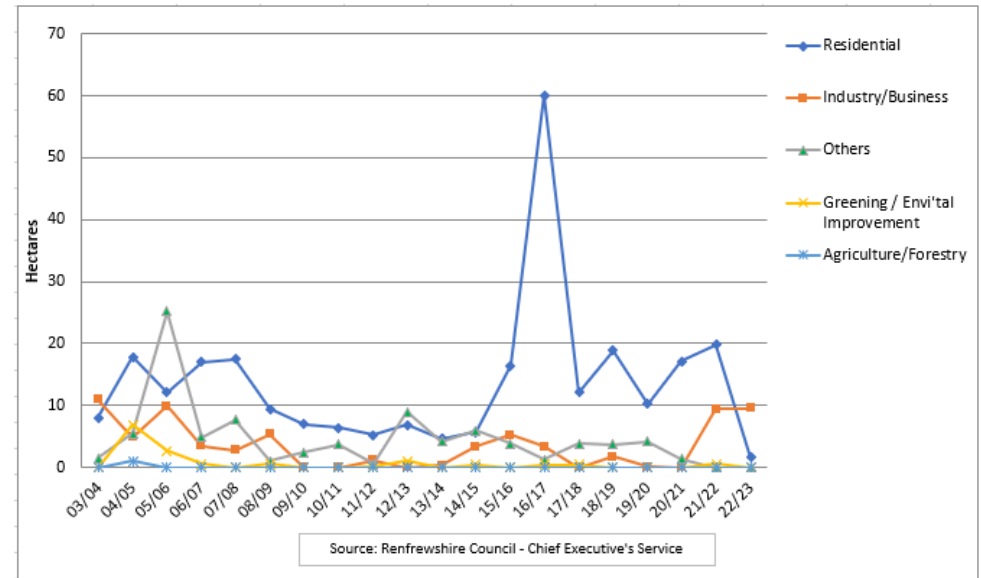


Figure 5 – Renfrewshire's Development Take-Up of Vacant and Derelict Land 2003/04 – 2022/23

Renfrewshire Vacant and Derelict Land Supply 2023

At 11.13 hectares, the amount of vacant and derelict land developed this year has decreased since last year. That figure is approximately 9 Hectares below the annual take-up average for the 2006/07 to 2022/23 period. The successful redevelopment of land at Dargavel Community Growth Area continues, whilst the other key residential site developed was at Laymoor Avenue in Renfrew – just off King’s Inch Road.

It is anticipated that Renfrewshire’s City Deal Projects, the Simplified Planning Zone at Hillington Business Park and Town Centre Strategies and Action Plans will support new developments on vacant and derelict land over the next 5 years.

Produced in 2018 – and updated in 2022 - the Council’s Vacant and Derelict Land Strategy identifies a range of actions to further reduce the amount of vacant and derelict land and regenerate and enhance neighbourhoods across Renfrewshire. Those measures continue to play an important role. The Strategy is available on the Council’s website via the following link - [Vacant and Derelict Land Strategy - Renfrewshire Website](#)



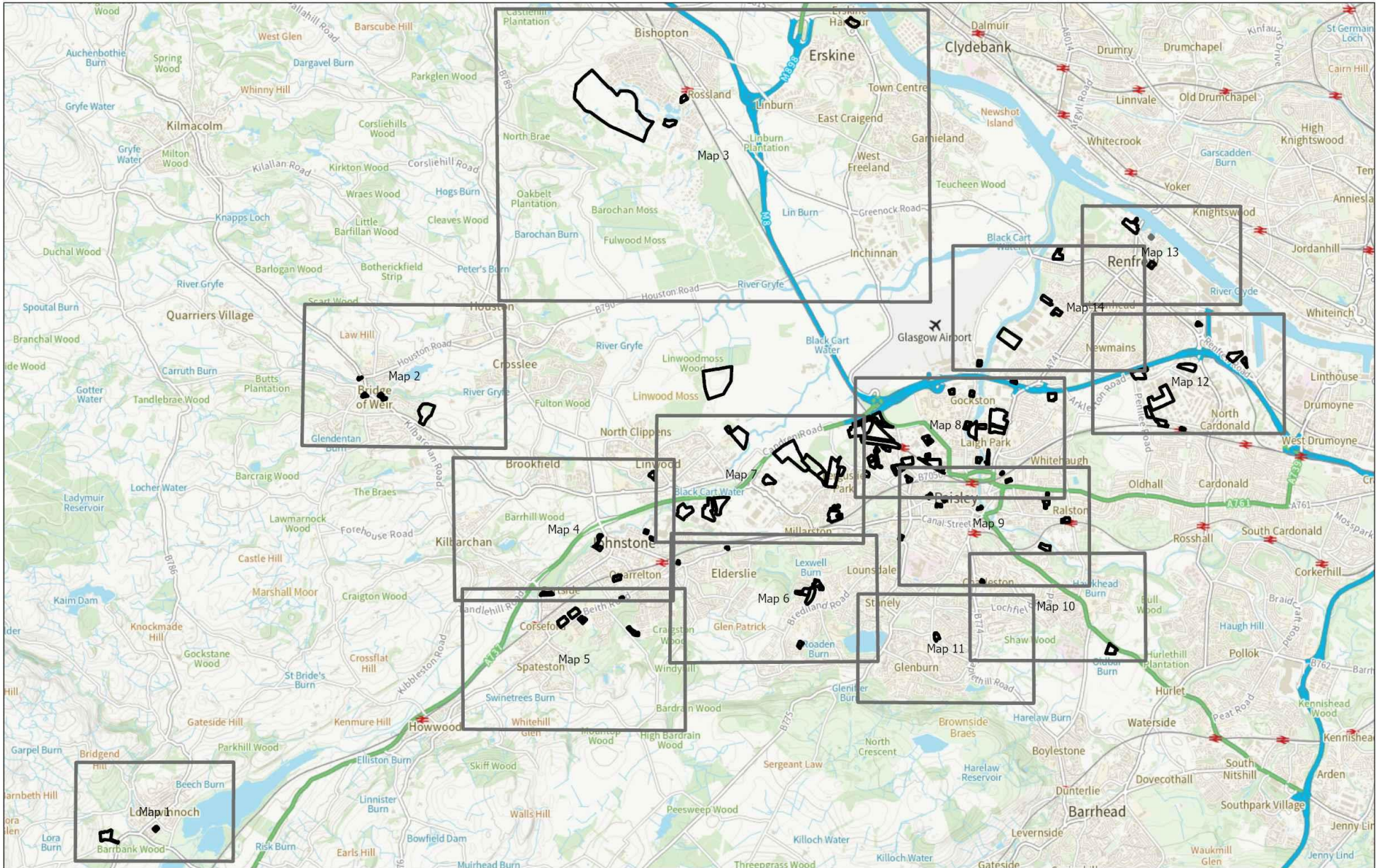
APPENDIX 1 - Vacant and Derelict Land Maps

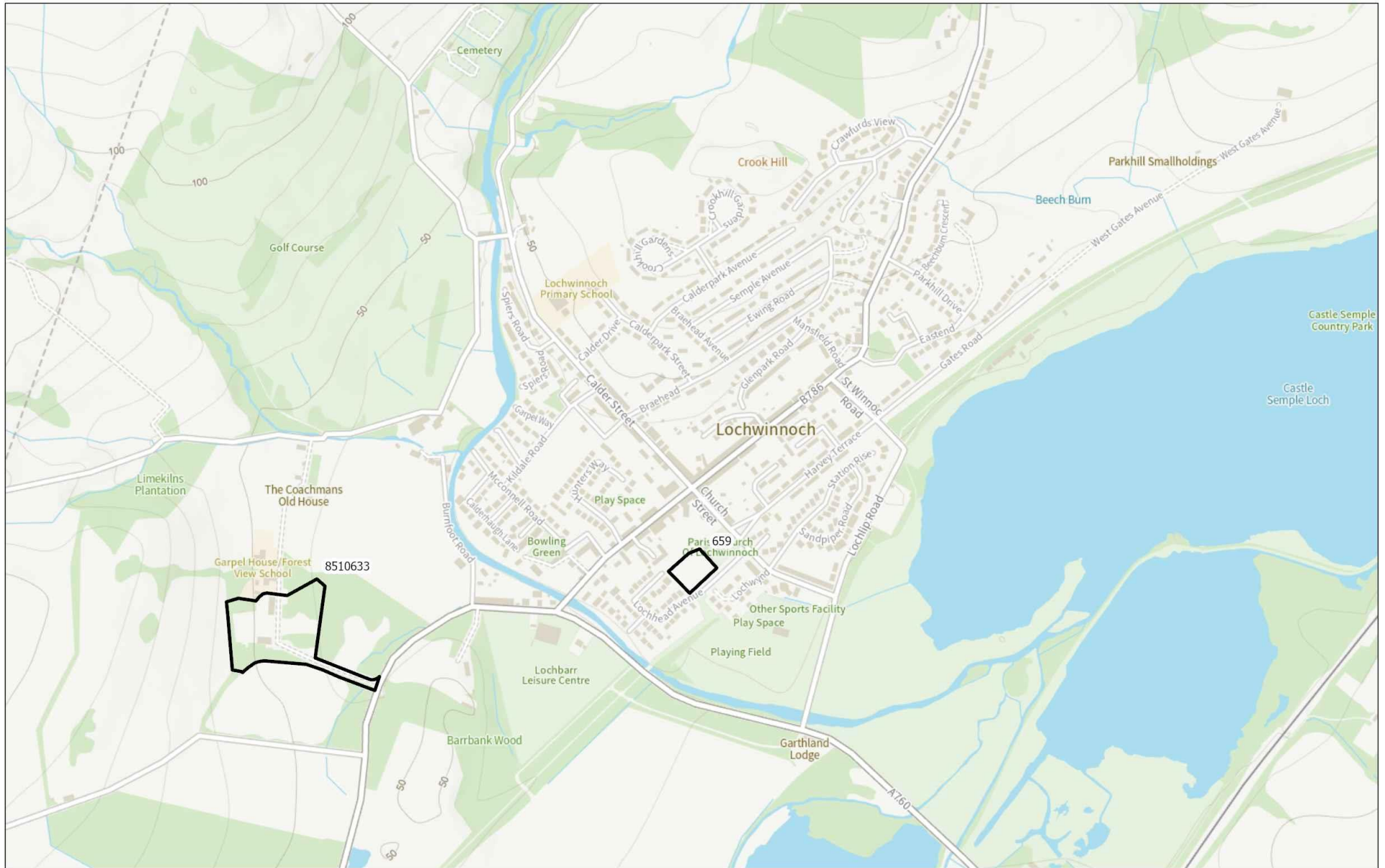
- Index Map

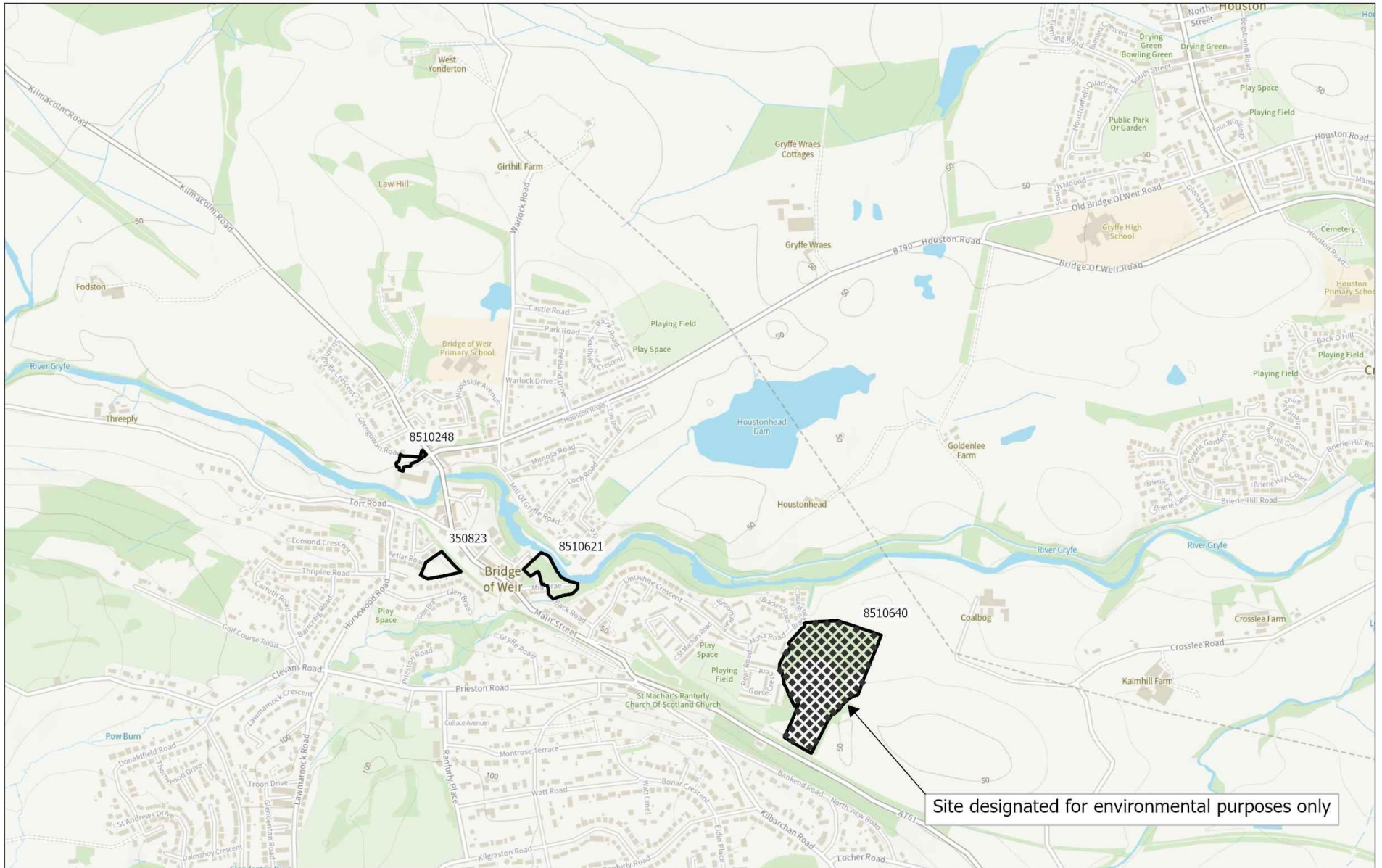
- Map 1 – Lochwinnoch
- Map 2 – Bridge of Weir & Houston
- Map 3 – Bishopton & Erskine
- Map 4 – Johnstone North & Kilbarchan
- Map 5 – Johnstone South & Howwood
- Map 6 – Paisley West & Elderslie
- Map 7 – Linwood & Phoenix
- Map 8 – Paisley North
- Map 9 – Central Paisley
- Map 10 – Paisley East
- Map 11 – Paisley South
- Map 12 – Hillington & Renfrew North
- Map 13 – Braehead
- Map 14 – Renfrew



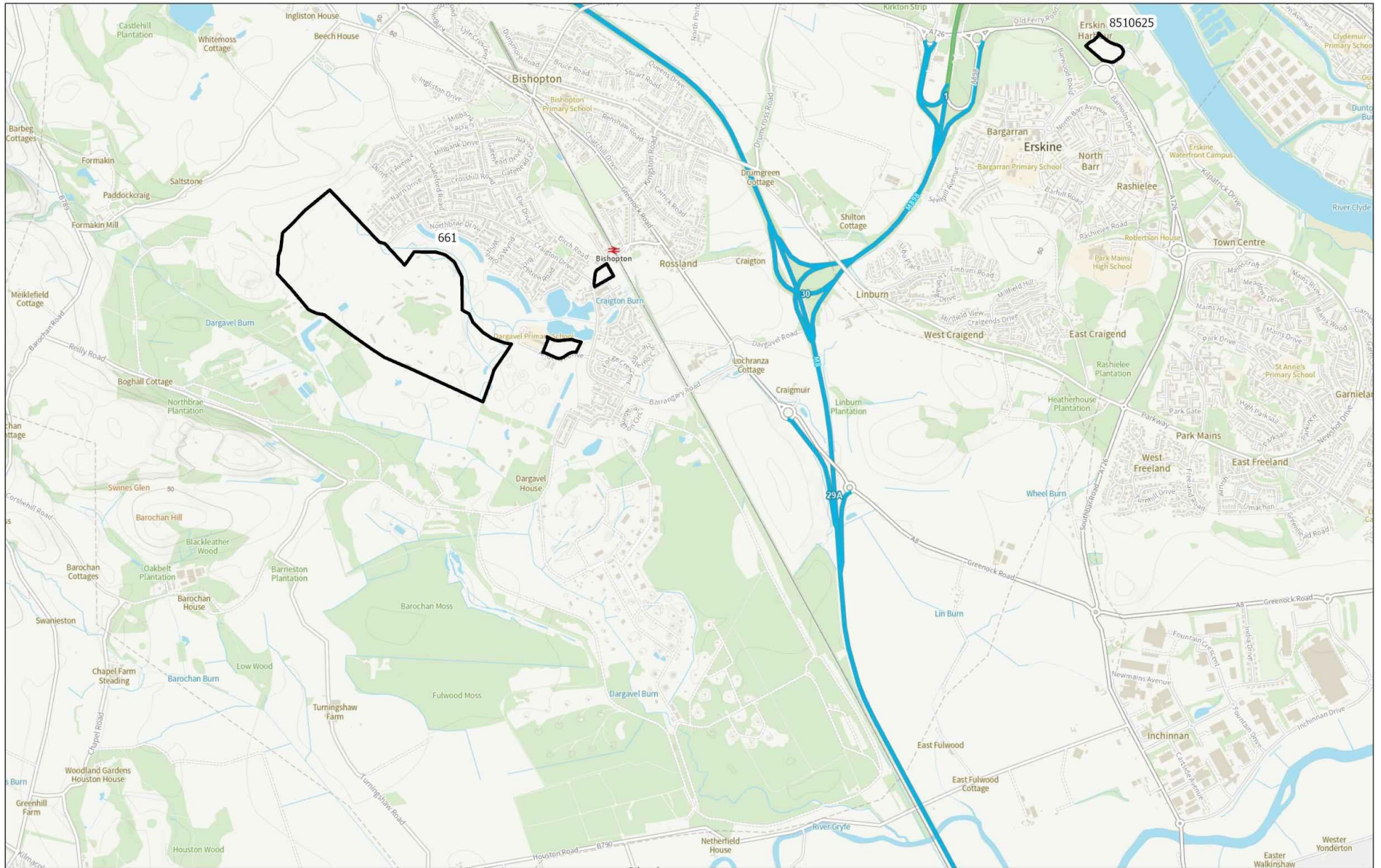
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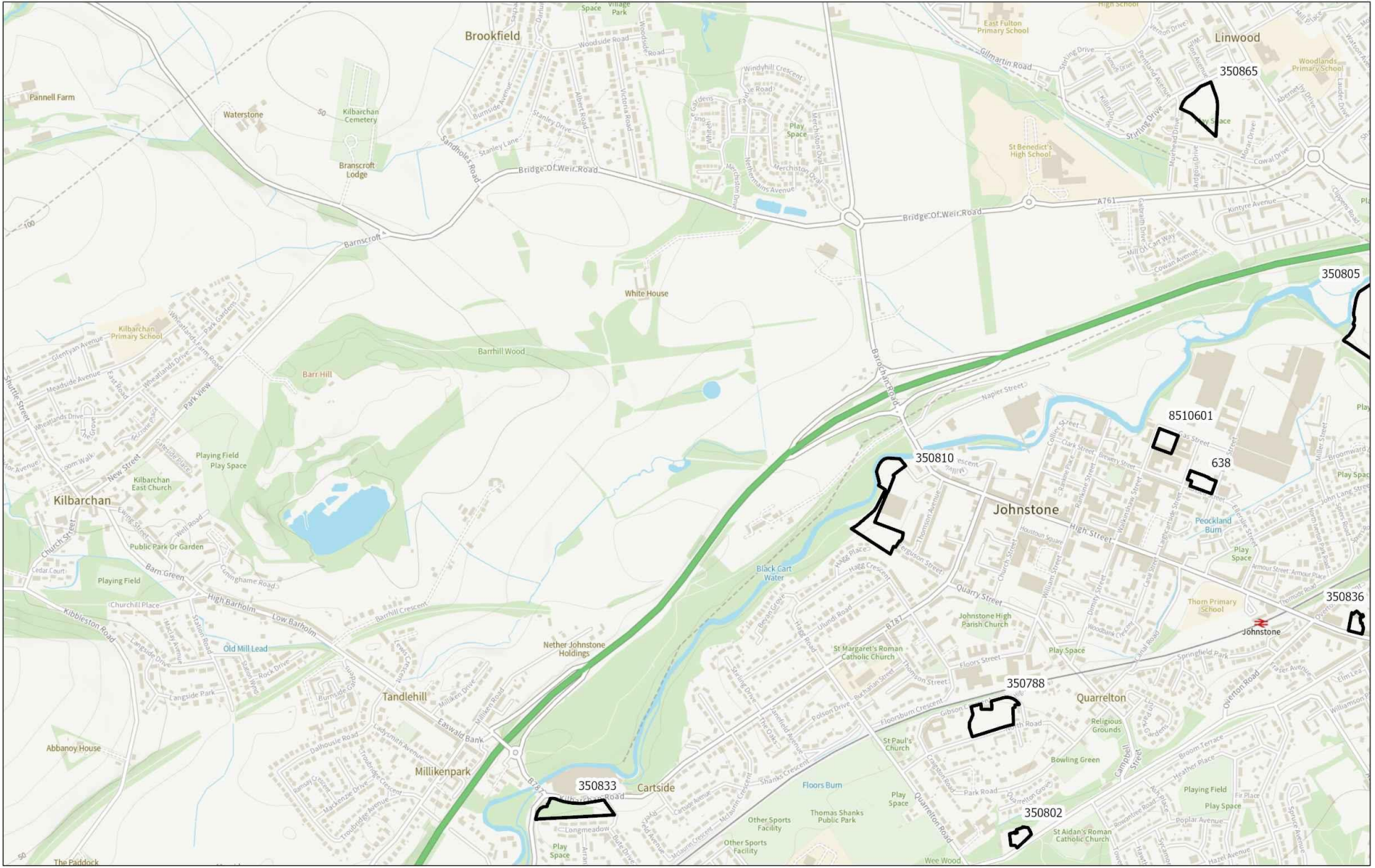


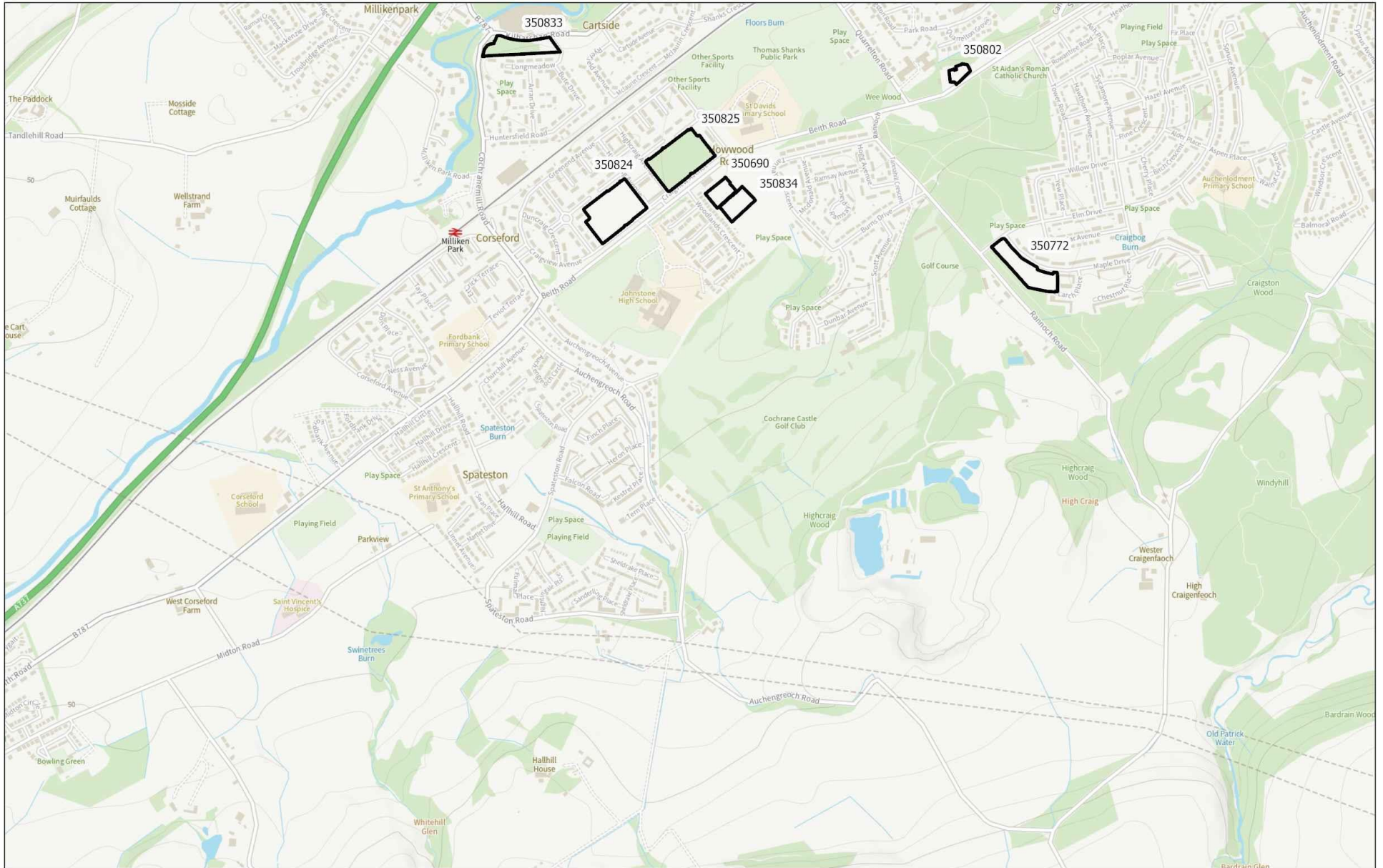


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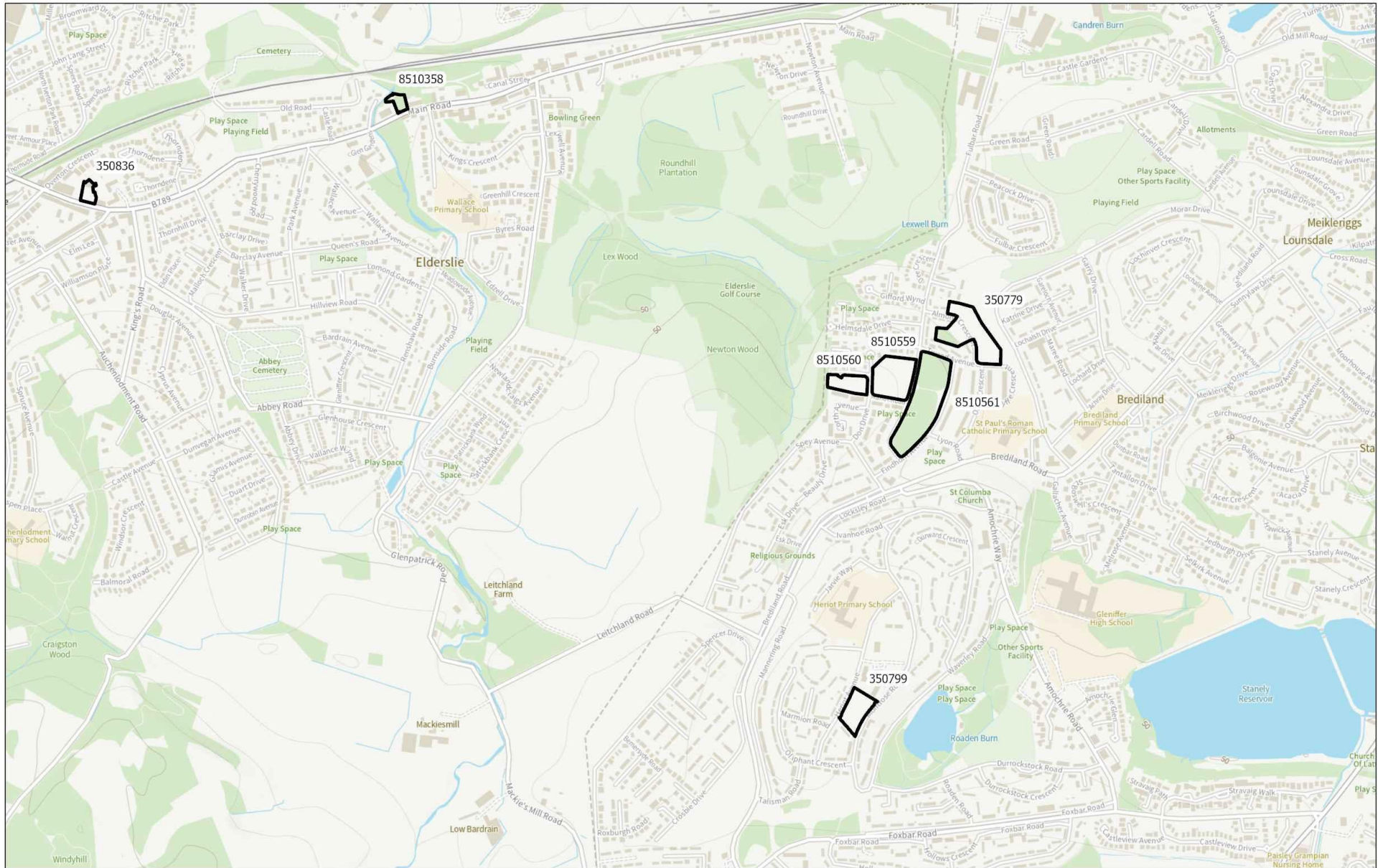


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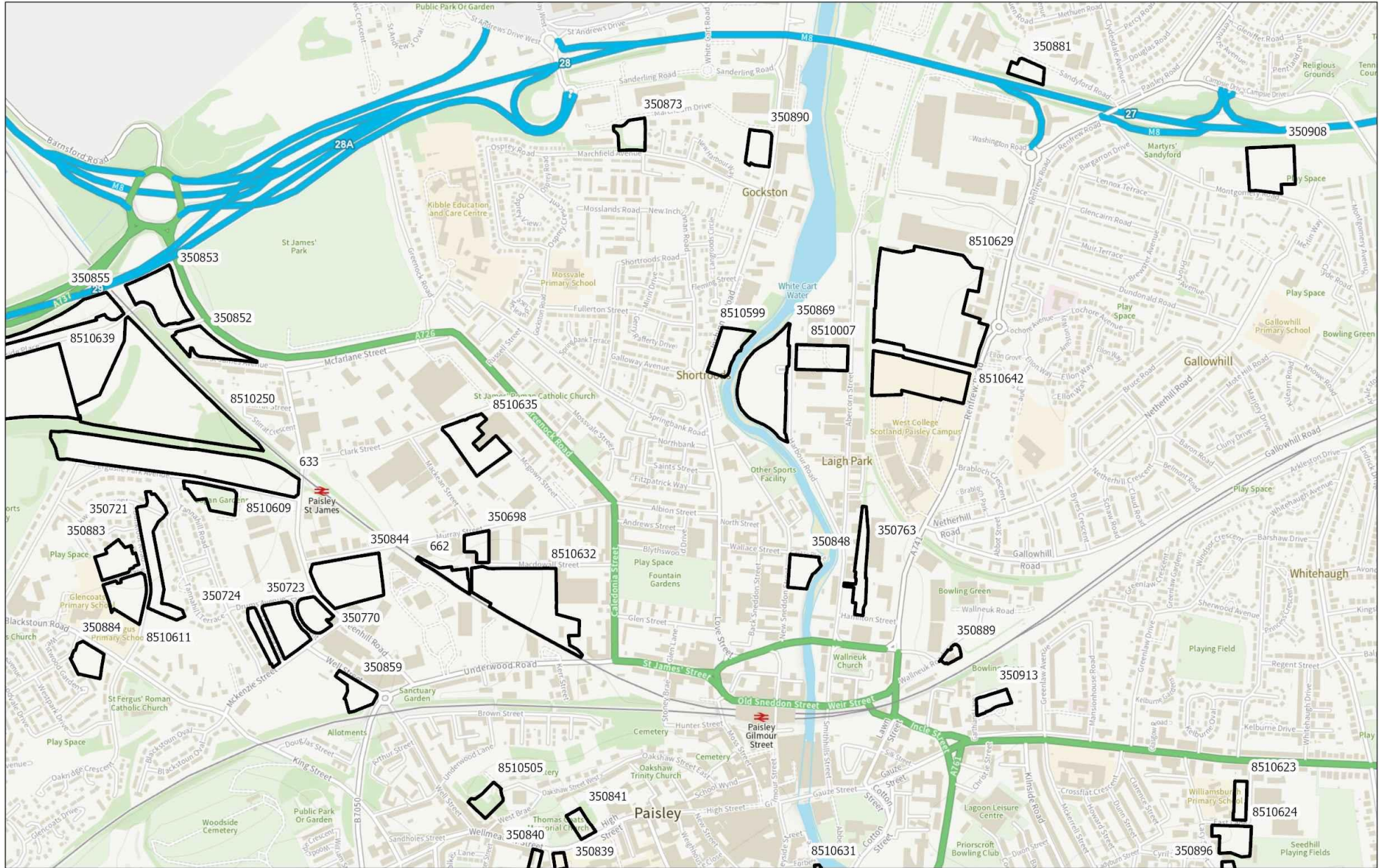




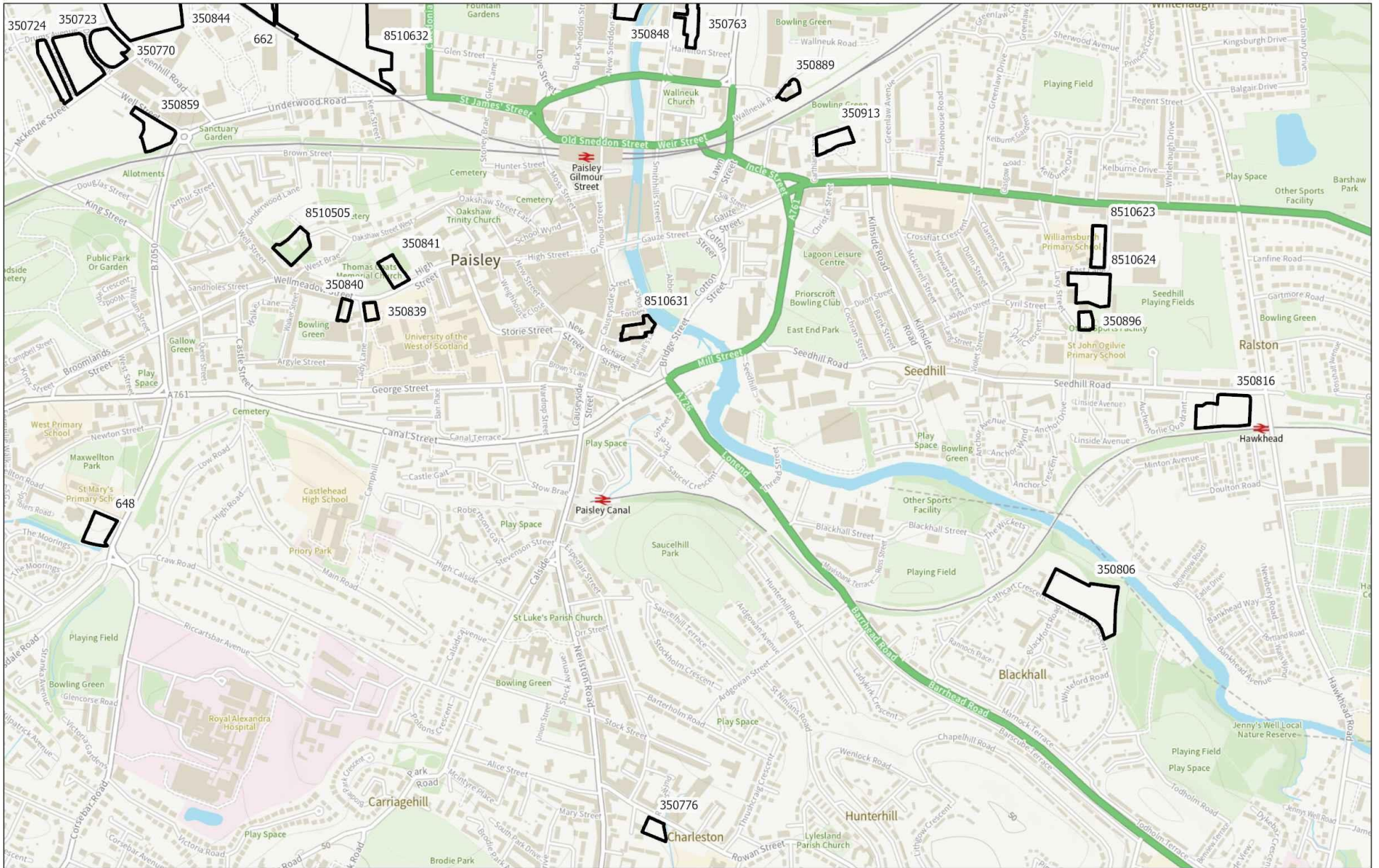
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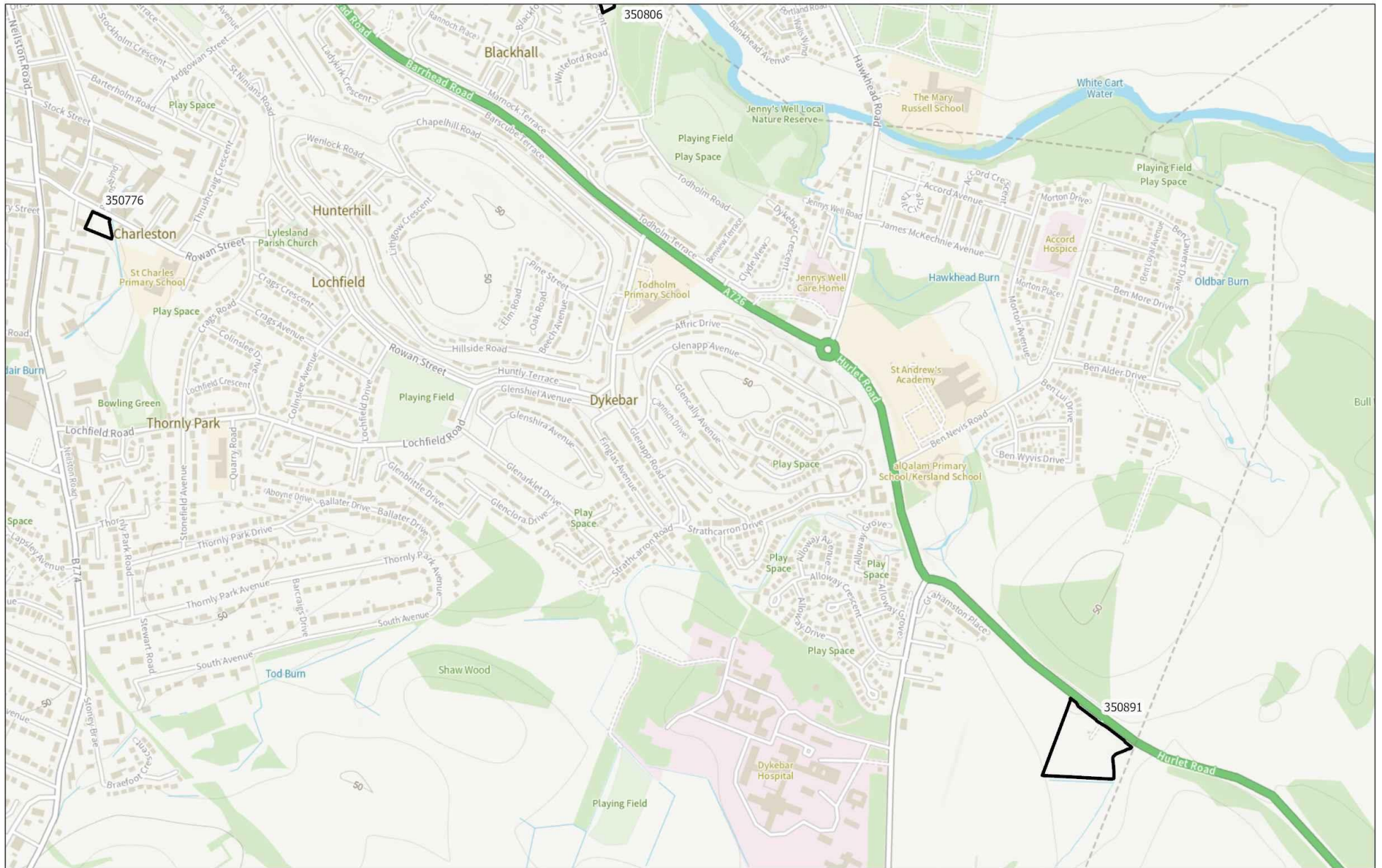
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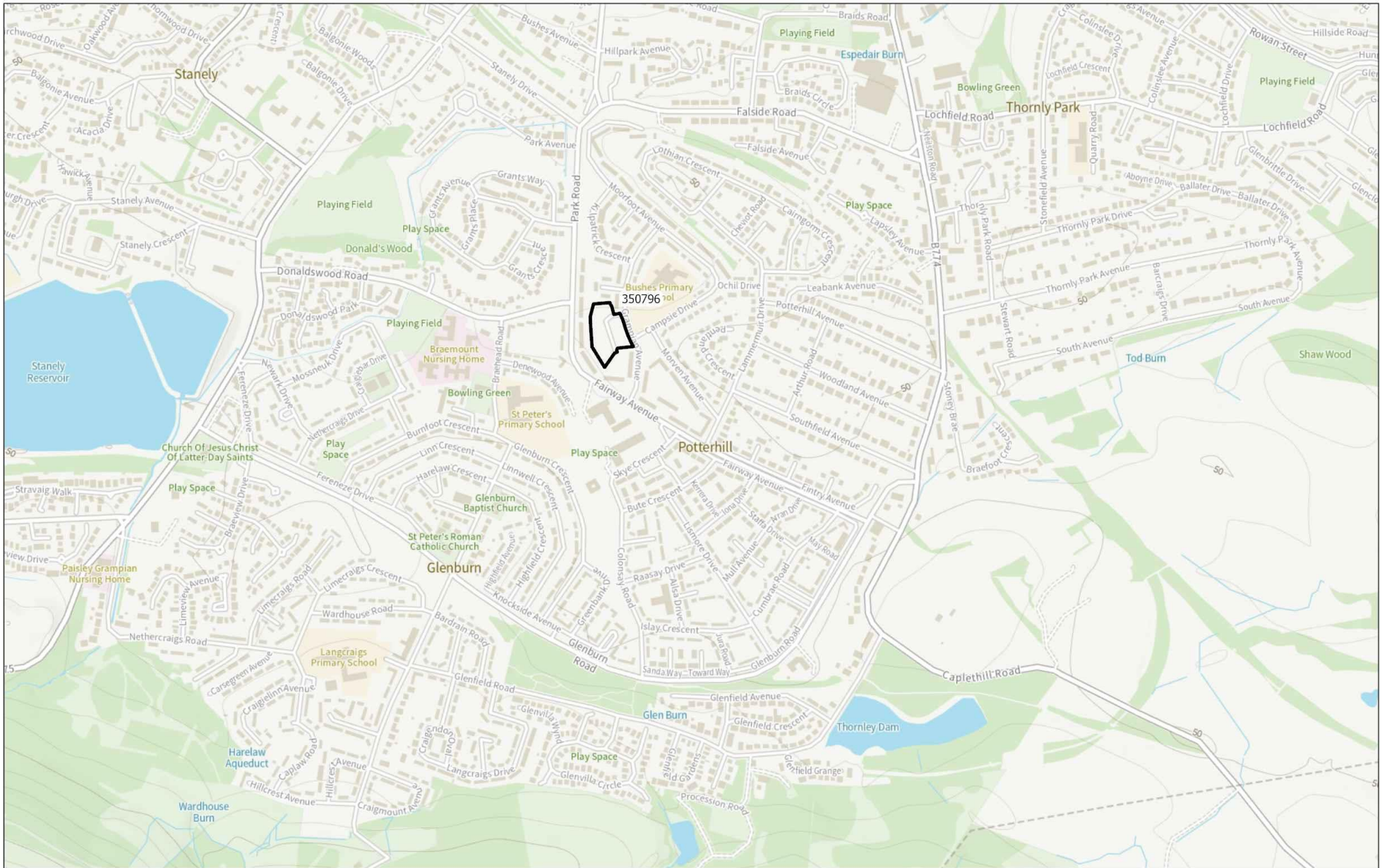
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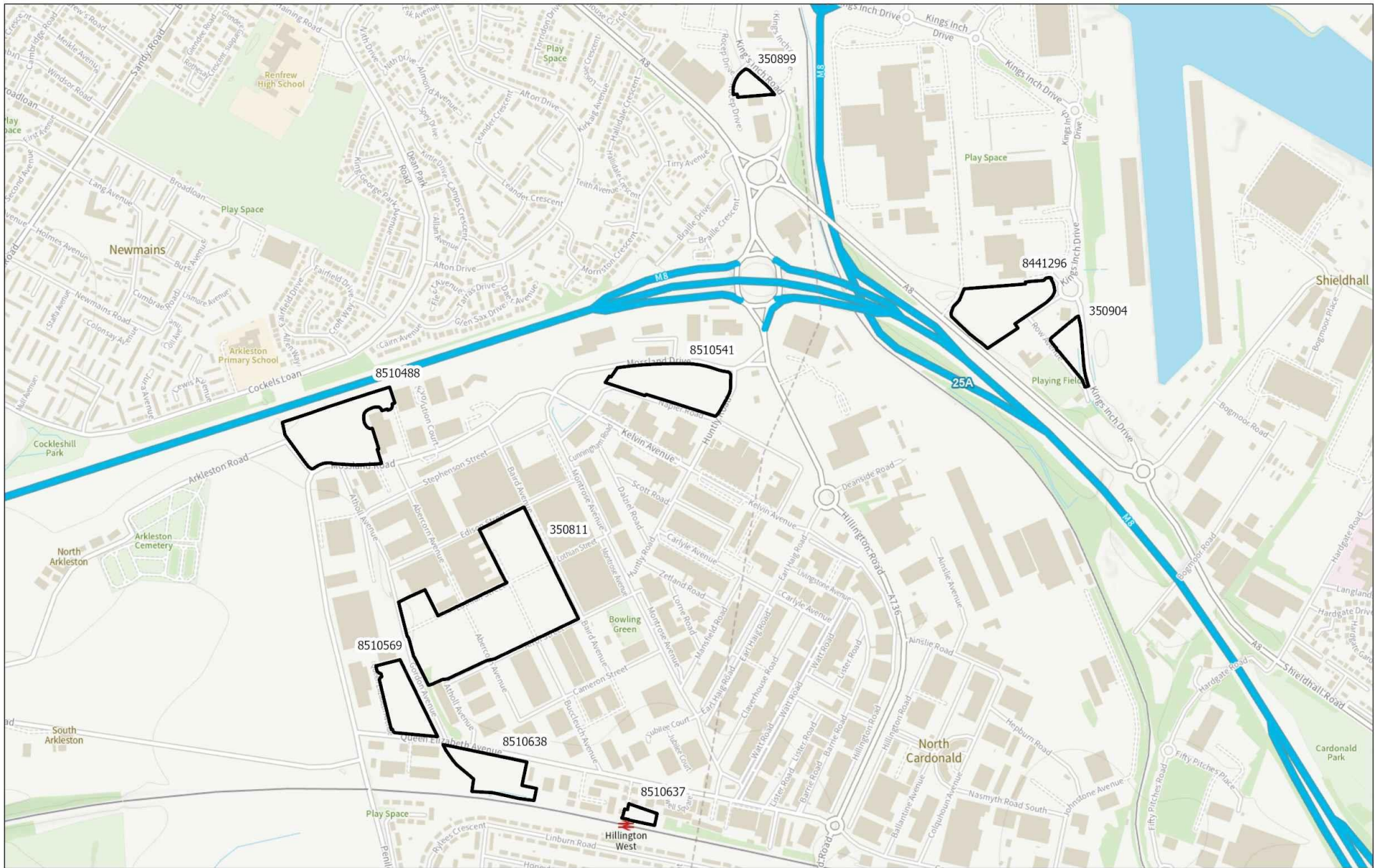


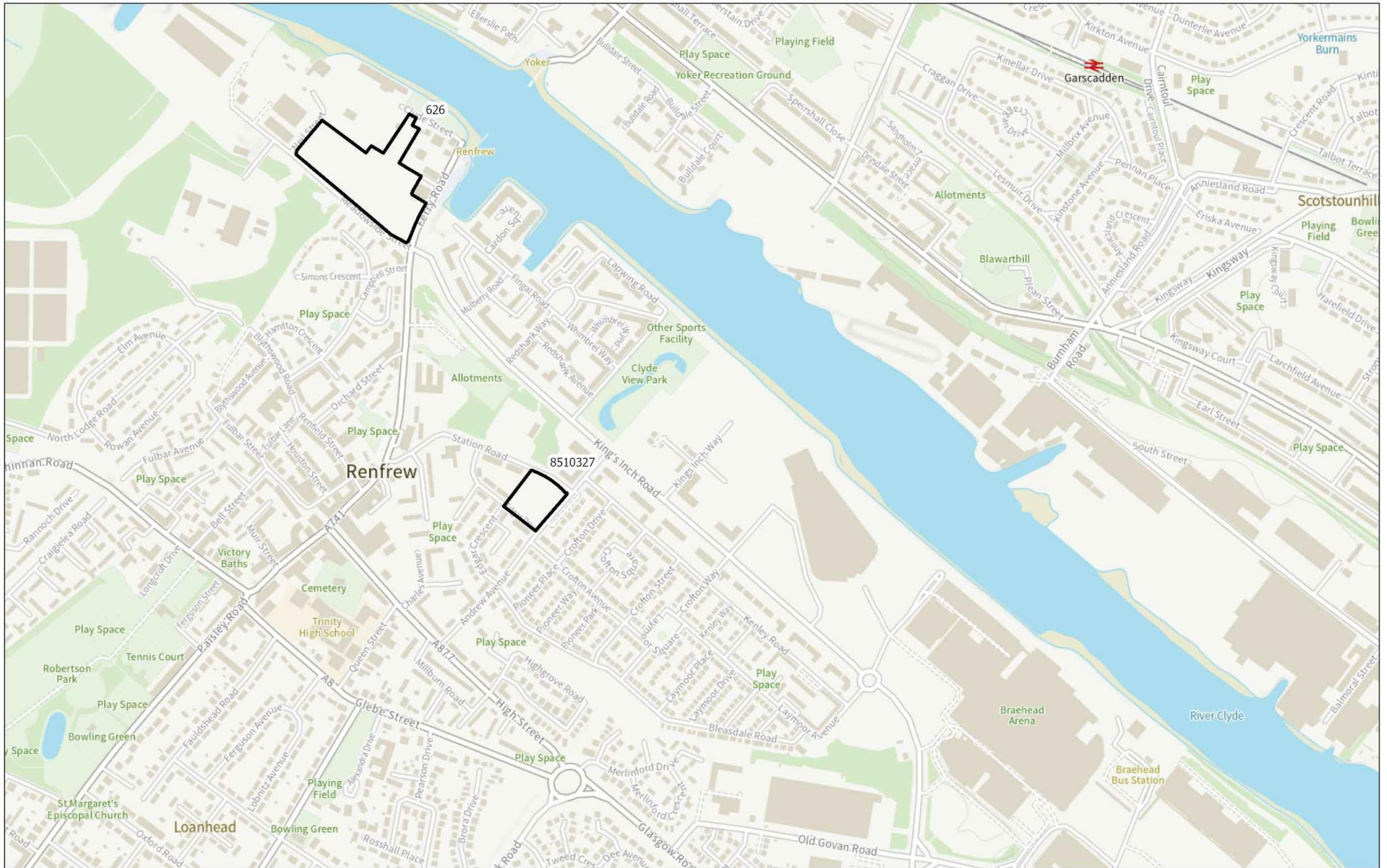
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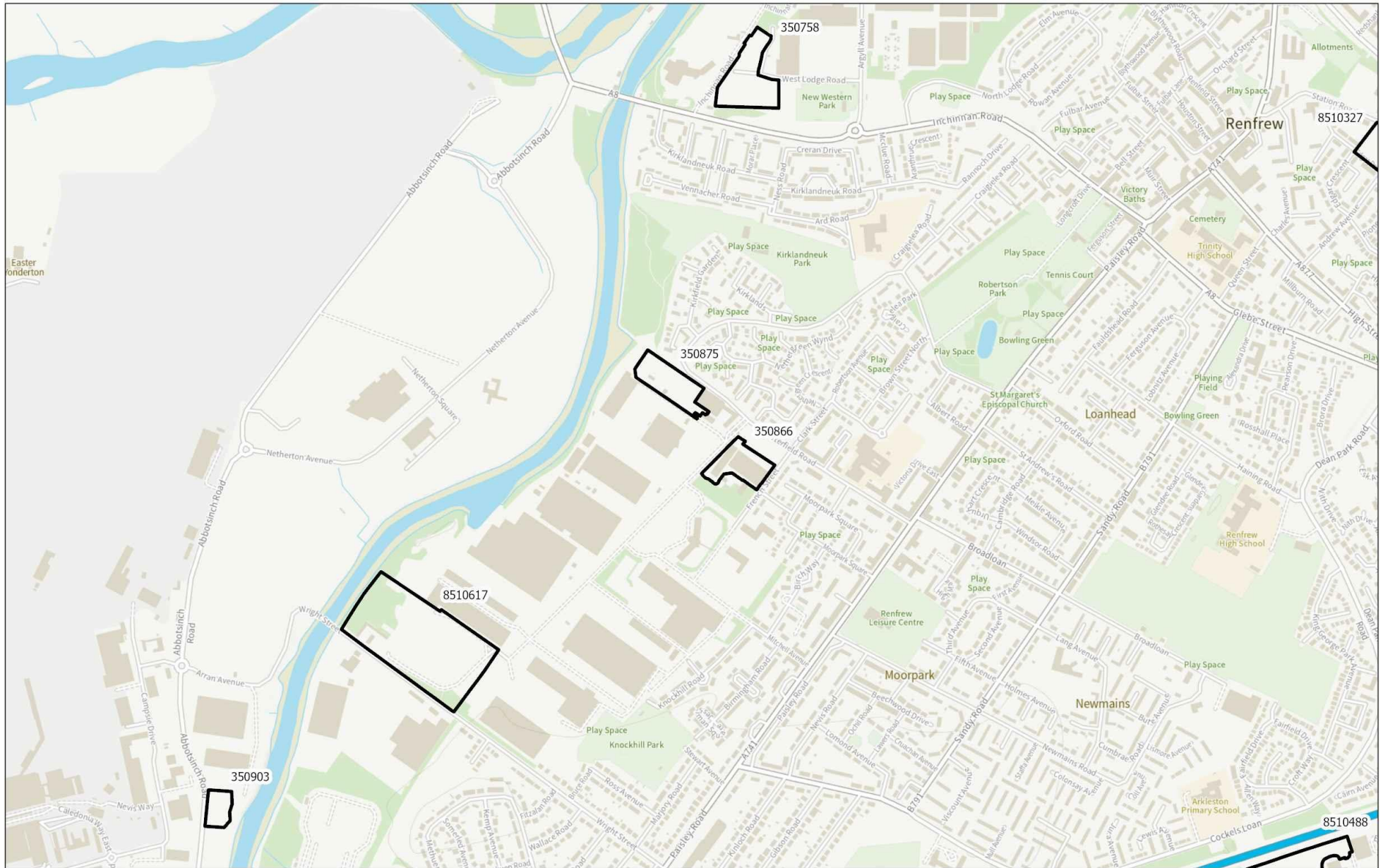
Renfrewshire Vacant and Derelict Land Supply 2023







Renfrewshire Vacant and Derelict Land Supply 2023



Renfrewshire Vacant and Derelict Land Supply 2023

APPENDIX 2:

Renfrewshire's Vacant and Derelict Land Sites 2023:

SITECODE	STREET	TOWN	SITE SIZE (Hectares)	YEAR FIRST RECORD	INTEND USE CODE	INTEND USE	OWNERSHIP
661	FORMER ROYAL ORDNANCE	BISHOPTON	67.72	1998	88	Mixed	Private
350823	FETLAR ROAD	BRIDGE OF WEIR	0.39	2008	88	Other community benefits	Private
8510248	KILMACOLM ROAD	BRIDGE OF WEIR	0.15	1983	12	Residential	Private
8510621	MILL BRAE	BRIDGE OF WEIR	0.68	1996	6	Green / Environmental	Private
8510640	GORSE CRESCENT	BRIDGE OF WEIR	5.1	2022	99	Green / Environmental	Private
8510358	MAIN ROAD	ELDERSLIE	0.15	1986	6	Green Spaces	Private
8510625	ERSKINE HARBOUR	ERSKINE	1.67	2019	12	Residential	Private
350811	BUCCLEUCH AVENUE	HILLINGTON	7.45	2007	9	General Industry	Private
8510488	MOSSLAND ROAD (WEST)	HILLINGTON	2.72	1990	18	Business Class	Private
8510541	NAPIER ROAD (WEST)	HILLINGTON	2.2	1992	9	General Industry	Private
8510569	QUEEN ELIZABETH AVENUE	HILLINGTON	1.32	1993	9	General Industry	Private
8510637	QUEEN ELIZABETH AVENUE	HILLINGTON	0.24	2022	9	General Industry	Private
8510638	QUEEN ELIZABETH AVENUE	HILLINGTON	1.38	2022	9	General Industry	Private
638	RUSSELL STREET	JOHNSTONE	0.27	1997	9	General Industry	Private
350690	BEITH ROAD	JOHNSTONE	0.35	2000	88	Residential	Private
350772	MAPLE DRIVE (2)	JOHNSTONE	0.96	2003	12	Residential	Public
350788	NORTH ROAD (EAST)	JOHNSTONE	0.87	2004	12	Residential	Public
350802	BEITH ROAD (EX HOTEL)	JOHNSTONE	0.19	2006	88	Other	Private

Renfrewshire Vacant and Derelict Land Supply 2023

						community benefits	
350810	HIGH STREET (EX PATON'S MILL)	JOHNSTONE	1.15	2007	12	Residential	Private
350824	HIGHCRAIG AVENUE (WEST)	JOHNSTONE	1.59	2008	12	Residential	Public
350825	HIGHCRAIG AVENUE (EAST)	JOHNSTONE	1.63	2008	12	Residential	Public
350833	KILBARCHAN ROAD	JOHNSTONE	0.77	2009	88	Residential	Private
350834	OFF BEITH ROAD	JOHNSTONE	0.45	2009	88	Residential	Private
350836	THORNHILL	JOHNSTONE	0.17	2009	88	Residential	Private
8510601	GAS STREET	JOHNSTONE	0.28	1996	99	Mixed use	Private
350804	MIDDLETON ROAD	LINWOOD	5.07	2006	12	Residential	Public
350864	MIDDLETON ROAD (NORTH)	LINWOOD	0.56	2009	16	Utility Services	Private
350865	STIRLING DRIVE (SOUTH)	LINWOOD	0.79	2009	12	Residential	Private
8510641	MOSS ROAD	LINWOOD	17.05	2022	99	Green / Environmental	Public
350805	BURNBRAE ROAD	LINWOOD (PHOENIX)	3.7	2006	9	General Industry	Public
8510030	BURNBRAE ROAD, PHOENIX	LINWOOD (PHOENIX)	4.01	1981	99	General Industry	Private
8510384	BARSKIVEN ROAD, PHOENIX	LINWOOD (PHOENIX)	1.69	1986	99	Residential	Private
8510458	LINWOOD ROAD, PHOENIX (NORTH)	LINWOOD (PHOENIX)	5.1	1989	99	General Industry	Private
8510490	PEGASUS AVENUE, PHOENIX	LINWOOD (PHOENIX)	1.79	1990	13	Retail	Private
8510630	PEGASUS AVENUE	LINWOOD (PHOENIX)	11.35	1992	99	General Industry	Private
8510634	BURNBRAE ROAD	LINWOOD (PHOENIX)	3.4	2022	15	Transport	Private
659	CHURCH STREET	LOCHWINNOCH	0.4	1998	9	Other community benefits	Public
8510633	KILBIRNIE ROAD	LOCHWINNOCH	2.6	2022	12	Residential	Private

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350891	HURLET ROAD	PAISLEY	1.74	2012	99	Greenbelt land	Public
648	MAXWELLTON STREET	PAISLEY (CENTRAL)	0.38	1998	12	Residential	Private
350839	LADY LANE	PAISLEY (CENTRAL)	0.12	2009	88	Commercial	Private
350840	WELLMEADOW STREET	PAISLEY (CENTRAL)	0.12	2009	12	Residential	Private
350841	HIGH STREET (EX TA CENTRE)	PAISLEY (CENTRAL)	0.28	2009	12	Residential	Private
350913	GARTHLAND LANE	PAISLEY (CENTRAL)	0.32	2015	12	Residential	Public
8510505	OAKSHAW BRAE (WEST)	PAISLEY (CENTRAL)	0.4	1990	12	Residential	Public
8510631	MARSHALLS LANE	PAISLEY (CENTRAL)	0.24	2022	99	Mixed Use	Private
350776	ROWAN STREET	PAISLEY (EAST)	0.19	2004	88	Mixed use	Private
350806	CARTHA CRESCENT	PAISLEY (EAST)	1.32	2006	12	Residential	Public
350816	SEEDHILL ROAD (AUCHENTORLIE)	PAISLEY (EAST)	0.82	2007	88	Transport	Public
350896	LACY STREET	PAISLEY (EAST)	0.13	2012	88	Commercial	Private
8510623	EAST LANE, PAISLEY (FORMER FACTORY / TRAINING CENTRE)	PAISLEY (EAST)	0.3	2017	12	Residential	Private
8510624	EAST LANE, PAISLEY (FORMER ARNOLD CLARK)	PAISLEY (EAST)	0.62	2017	12	Residential	Private
633	FERGUSLIE PARK AVENUE (NORTH)	PAISLEY (FERGUSLIE)	4.26	1997	12	Residential	Public
350678	CANDREN ROAD (SOUTH)	PAISLEY (FERGUSLIE)	0.62	1999	6	Green spaces	Public
350720	BELTREES CRESCENT	PAISLEY (FERGUSLIE)	2.69	2001	6	Green Spaces	Public
350721	BANKFOOT ROAD	PAISLEY (FERGUSLIE)	1.24	2001	12	Residential	Public
350723	DRUMS AVENUE (EAST)	PAISLEY (FERGUSLIE)	0.91	2001	88	Regeneration Priority	Public

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350724	DRUMS AVENUE (WEST)	PAISLEY (FERGUSLIE)	0.38	2001	88	Regeneration Priority	Public
350770	DRUMS CRESCENT	PAISLEY (FERGUSLIE)	0.54	2003	88	Regeneration Priority	Public
350844	MURRAY STREET (WEST)	PAISLEY (FERGUSLIE)	1.83	2009	9	General Industry	Private
350855	BURNSIDE PLACE	PAISLEY (FERGUSLIE)	1.15	2009	18	Business Class	Private
350859	WELL STREET	PAISLEY (FERGUSLIE)	0.5	2009	9	Utility Services	Private
350883	CRAWFURD DRIVE	PAISLEY (FERGUSLIE)	0.66	2010	88	Regeneration Priority	Public
350884	BLACKSTOUN ROAD	PAISLEY (FERGUSLIE)	0.53	2010	12	Regeneration Priority	Public
8510250	STIRRAT STREET (WEST)	PAISLEY (FERGUSLIE)	6.25	1981	88	Regeneration Priority	Private
8510609	CRAIGIELEA DRIVE (NORTH)	PAISLEY (FERGUSLIE)	0.63	1996	7	Regeneration Priority	Public
8510611	BLACKSTOUN ROAD	PAISLEY (FERGUSLIE)	0.89	1996	6	Regeneration Priority	Public
8510636	CANDREN ROAD	PAISLEY (FERGUSLIE)	7.19	2022	23	Green / Environmental	Public
350779	ALMOND CRESCENT	PAISLEY (FOXBAR)	1.26	2004	12	Residential	Public
350799	MONTROSE ROAD	PAISLEY (FOXBAR)	0.55	2005	12	Residential	Public
8510559	DEE DRIVE	PAISLEY (FOXBAR)	1	1992	12	Residential	Public
8510560	DON DRIVE	PAISLEY (FOXBAR)	0.41	1992	12	Residential	Public
8510561	DEE DRIVE	PAISLEY (FOXBAR)	1.95	1992	12	Residential	Public
350796	LOMOND CRESCENT	PAISLEY (GLENBURN)	0.73	2005	12	Residential	Public
662	MACDOWELL STREET	PAISLEY (NORTH)	0.35	1998	9	General Industry	Private
350698	MURRAY STREET (SOUTH)	PAISLEY (NORTH)	0.38	2000	9	General Industry	Private

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350763	HAMILTON STREET	PAISLEY (NORTH)	0.66	2003	9	General Industry	Private
350848	NEW SNEDDON STREET	PAISLEY (NORTH)	0.52	2009	12	Residential	Private
350852	ST JAMES AVENUE	PAISLEY (NORTH)	0.78	2009	18	Business Class	Private
350853	GREENOCK ROAD (ST JAMES INT)	PAISLEY (NORTH)	1.29	2009	18	Business Class	Private
350869	HARBOUR ROAD	PAISLEY (NORTH)	2.4	2009	9	Transport	Private
350873	MARCHFIELD AVENUE (WEST)	PAISLEY (NORTH)	0.51	2009	18	Business Class	Private
350881	SANDYFORD ROAD	PAISLEY (NORTH)	0.36	2010	9	General Industry	Private
350889	WALLNEUK ROAD	PAISLEY (NORTH)	0.14	2010	13	Retail	Private
350890	INCHINNAN ROAD	PAISLEY (NORTH)	0.5	2010	88	Business Class	Private
350903	ABBOTSINCH ROAD	PAISLEY (NORTH)	0.48	2014	18	Business Class	Private
350908	MONTGOMERY ROAD (ARKLESTON)	PAISLEY (NORTH)	1.25	2015	12	Residential	Public
8510007	HARBOUR ROAD NORTH	PAISLEY (NORTH)	0.8	1983	99	Mixed use	Private
8510599	INCHINNAN ROAD (FILLSHILL)	PAISLEY (NORTH)	0.73	1995	88	Residential	Private
8510629	RENFREW ROAD	PAISLEY (NORTH)	6.43	2022	5	Education	Public
8510632	MACDOWALL STREET	PAISLEY (NORTH)	3.15	2022	9	General Industry	Private
8510635	CLARK STREET	PAISLEY (NORTH)	1.15	2022	9	General Industry	Private
8510639	WEST MARCH ROAD	PAISLEY (NORTH)	3.73	2022	15	Transport	Private
8510642	RENFREW ROAD	PAISLEY (NORTH)	2.11	2023	18	Business	Public
350758	INCHINNAN ROAD	RENFREW	1.66	2002	12	Residential	Private
350866	FRENCH STREET	RENFREW	1.04	2009	9	General	Private

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						Industry	
350875	PORTERFIELD ROAD (WEST)	RENFREW	1.2	2009	9	General Industry	Private
8510617	EX BABCOCKS	RENFREW	5.88	1996	9	General Industry	Private
626	MEADOWSIDE STREET	RENFREW (BRAEHEAD)	2.93	1997	12	Residential	Private
350899	ROCEP DRIVE	RENFREW (BRAEHEAD)	0.37	2013	88	Business Class	Private
350904	ROW AVENUE	RENFREW (BRAEHEAD)	0.6	2014	99	Commercial	Private
8441296	RENFREW ROAD	RENFREW (BRAEHEAD)	2.14	1989	12	Residential	Private
8510327	KINGS INCH ROAD (SOUTH WEST)	RENFREW (BRAEHEAD)	0.76	1986	12	Residential	Private