

**To: Communities, Housing and Planning Policy Board**

**On: 29 August 2017**

---

**Report by: Director of Finance & Resources**

---

**Heading: Disposal of land adjacent to 8 Kilearn Road, Paisley**

---

**1. Summary**

- 1.1 The purpose of this report is to declare the area of land adjacent to 8 Kilearn Road, Paisley shown on the attached plan, as surplus to requirements.
- 

**2. Recommendations**

**It is recommended that the Board:**

- 2.1 Declare the area of land located adjacent to 8 Kilearn Road, Paisley shown on the attached plan as surplus to requirements, with a view to disposing to the adjacent owner.
- 

**3. Background**

- 3.1. The area of land, which is held on the Housing Revenue Account, comprises a total of 118 sq m. This is approximately one third of the grassed open space located between 6 and 8 Kilearn Road. The applicant proposes to incorporate the land into their garden ground to facilitate a possible future extension to their property, subject to obtaining the appropriate planning consent.
- 3.2. The area of land concerned is such that the purchase price/value of the land will be at a level upon which delegated powers granted to the Head of Property for the disposal of surplus property will be utilised.

- 3.3. The purchasers will be required to seek planning consent for the change of use from open space.
- 3.4. The purchasers will be liable to meet the Council's reasonable professional and legal expenses in processing this transaction.
- 3.5. The Head of Planning & Housing has confirmed that the area of land has no operational requirement and would not be opposed to the land being declared surplus.
- 3.6. The Head of Planning & Housing Services will place an advert in the local press in terms of the Town and Country Planning (Scotland) Act 1959 for the proposed sale of an area of open space.
- 3.7. In accordance with changes to Scottish Ministers Consent from March 2016, when disposing of HRA assets, any future disposal of this garden ground will be under the General Consent available and will be self certified by the Council.

---

## Implications of the Report

1. **Financial** – The HRA will benefit from a capital receipt.
2. **HR & Organisational Development** - *None*.
3. **Community Planning** –
  - Children and Young People** – None
  - Community Care, Health & Well-being** – None
  - Empowering our Communities** - None
  - Greener** - None
  - Jobs and the Economy** - None
  - Safer and Stronger** - None
4. **Legal** – Conclude the legal terms of the sale contract.
5. **Property/Assets** – Conclude negotiation and completion of the property disposal.
6. **Information Technology** – None.
7. **Equality & Human Rights** -

- (a) The Recommendations contained within this report have been assessed in relation to their impact on equalities and human rights. No negative impacts on equality groups or potential for infringement of individuals' human rights have been identified arising from the recommendations contained in the report. If required following implementation, the actual impact of the recommendations and the mitigating actions will be reviewed and monitored, and the results of the assessment will be published on the Council's website.

8. **Health & Safety** – None.
9. **Procurement** – None.
10. **Risk** – None.
11. **Privacy Impact** – None.
12. **Cosla Policy Position** – None.

---

### List of Background Papers

- (a) None

---

**Author:** Kalesha Mayne  
Student Valuer  
0141 618 7789  
kalesha.mayne@renfrewshire.gov.uk



Renfrewshire  
Council

# Proposed Disposal - Kilearn Road, Paisley

## Disposal Plan Ref. E2612



1:1,250

User: howardhaughj2

Date: 08/05/2017



Notes:

### Legend

Proposed disposal to proprietor of 8 Kilearn Road (118sqm or thereby)

Ordnance Survey Mapping - © Crown Copyright and database right 2017. All rights reserved. Ordnance Survey Licence number 100023417. Aerial Photography 2009 - Cities Revealed © copyright by The GeoInformation Group, 2009 and Crown Copyright © All rights reserved. Aerial Photography 2004/6 - © 2004 Getmapping plc © 2006 Getmapping plc Aerial Photography 2001 - Cities Revealed © copyright by The GeoInformation Group, 2009 and Crown Copyright © All rights reserved. Historic Map Data - © Crown Copyright and Landmark Information Group Limited 2012. All rights reserved.