
To: Infrastructure, Land & Environment Policy Board

On: 3 November 2021

Report by: Head of Economy & Development

Heading: Disposal of Land adjacent to Moredun Park, Stanely Road, Paisley

1. Summary

- 1.1 The purpose of this report is to seek the Board's agreement to the renunciation and authorise the Head of Corporate Governance and Head of Economy and Development to deal with the renunciation, and then the sale to the adjoining proprietor, remove the area of land adjacent to Moredun park, Stanely Road, Paisley, shown on the attached plan (Title Plan Land at Glennifer View Stanely Road Paisley), from the Renfrewshire Leisure (RLL) lease and to declare this area of land as surplus to requirements.

2. Recommendations

- 2.1 It is recommended that the Board:
- i) Agree to the partial renunciation, from the RLL Lease, of the land located adjacent to Moredun Park, Stanely Road, Paisley, shown on the attached plan.
 - ii) Declare the land surplus to requirements.
 - iii) Authorise the Heads of Corporate Governance and Economy and Development to deal with the renunciation, and the subsequent sale to the adjoining proprietor, Pacific Care Limited, on such terms and conditions as may be negotiated by the Head of Economy and Development utilising delegated powers.

- iv) Note that the Head of Economy & Development 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.
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3. **Background**

- 3.1 This area of land, which is held on the General Services Account, extends to 0.224 acre or thereby and is a car parking area for the adjacent Moredun Playing Fields.
- 3.2 The applicant has expressed an interest in acquiring this land to construct a new car park to support their adjacent residential development. The reconfigured car park will provide 16 spaces (including one disabled space) which will be available for public use and not dedicated solely to the residential development. An agreed purchase price has been reached; but this is subject to the Board declaring the ground surplus.
- 3.3 In addition to the purchase price, the developer will construct a new 12 space car park (including 2 disabled spaces) within the RLL leased area to provide dedicated car parking for the playing fields.
- 3.4 The applicant will be obliged to obtain planning permission for a change of use and the new development.
- 3.5 The purchase price of the land will be at a level upon which delegated powers granted to the Head of Economy & Development for disposal purposes will be utilised.
- 3.6 The purchaser will be liable to meet the Council's reasonable professional and legal expenses incurred in processing this transaction.
- 3.7 The Director of Environment & Infrastructure has confirmed that this area of land has no operational requirement and is not opposed to the land being declared surplus.
- 3.8 The Head of Economy & Development 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.
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Implications of the Report

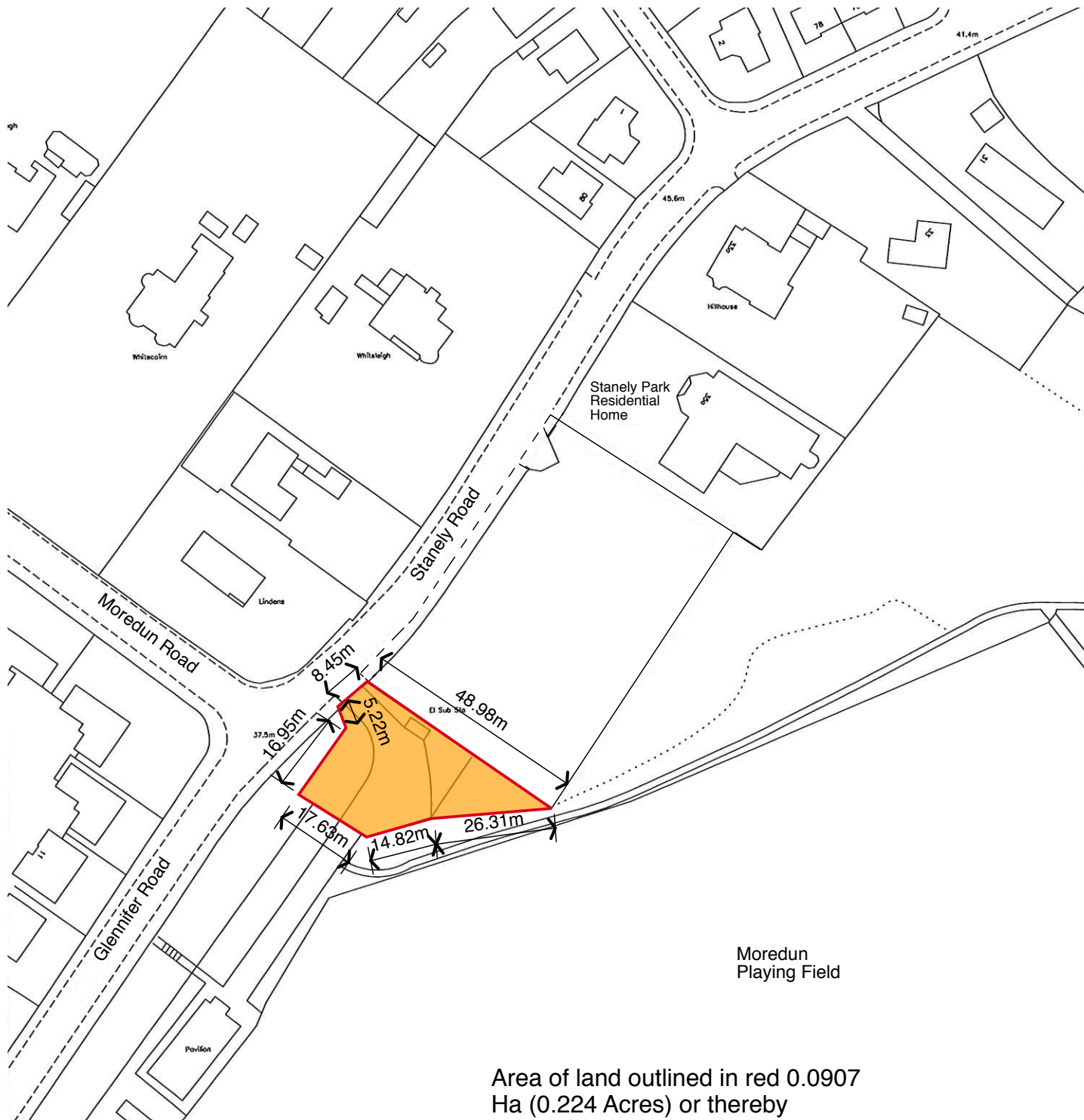
1. **Financial** – General Services will benefit from a modest capital receipt.
2. **HR & Organisational Development** – None.
3. **Community Planning** – None.

4. **Legal** – Conveyancing of land required
5. **Property/Assets** – As per report
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. 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** – N.A.
13. **Climate Risk** - None

List of Background Papers

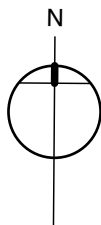
- (a) None

Author: *Margaret Law, Senior Asset & Estates Surveyor*



Area of land outlined in red 0.0907 Ha (0.224 Acres) or thereby

This is the plan referred to in the foregoing disposition by



0 10 20 50m

Scale 1:1250

Title Plan

Land at Glenniffer View,
Stanely Road,
Paisley

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ROBERT POTTER & PARTNERS

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