

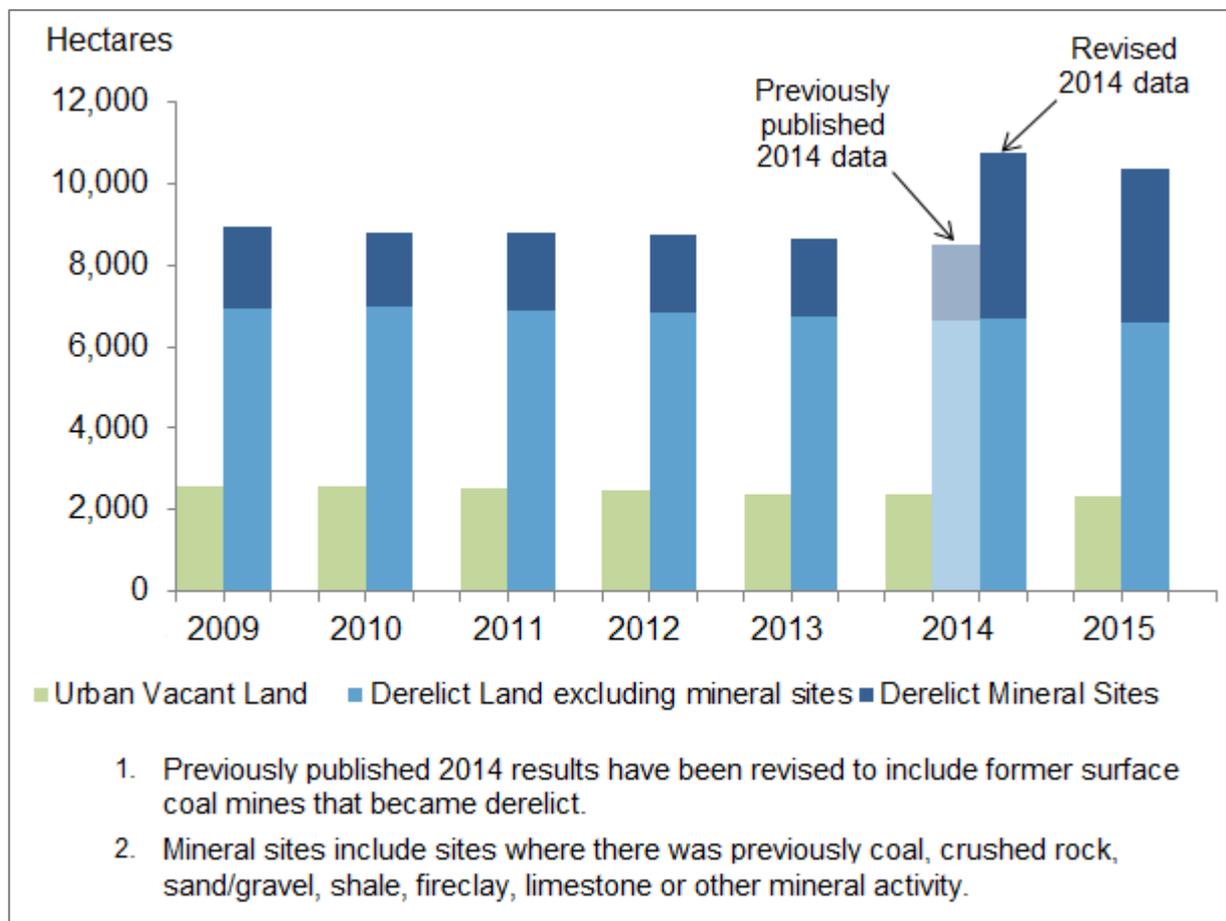
PEOPLE, COMMUNITIES AND PLACES

SCOTTISH VACANT AND DERELICT LAND SURVEY 2015

1 Background to the survey

1.1 The Scottish Vacant and Derelict Land Survey (SVDLS) is a data collection undertaken to establish the extent and state of vacant and derelict land in Scotland. The survey has been operating since 1988, and is managed by the Scottish Government Communities Analysis Division. The data is sourced from local authorities and the Loch Lomond and Trossachs National Park Authority. Most authorities submit data annually with a Survey base date of 31st March. This bulletin presents a summary of the results.

Chart 1: Total Derelict and Urban Vacant Land, 2009-2015^{1,2}



1.2 Results for 2014 have been revised based on the latest data received to incorporate areas of former surface coal mine sites in East Ayrshire which became derelict following the liquidation of Scottish Coal and ATH Resources in 2013. This has led to an upward revision of 2,217 hectares in the total amount of derelict land in 2014. Along with some other smaller revisions this has increased the total amount of derelict land in 2014 from 8,509 hectares to 10,753 hectares. The revised results now show that the total amount of derelict land increased by 2,108 hectares (24.4%) between 2013 and 2014, from 8,645 hectares to 10,753 hectares. There has been a reduction in the total amount of derelict land between 2014 to 2015 from 10,753 hectares to 10,365 hectares. This is mainly due to the reduction recorded in the size of the former Westfield opencast site near Kinglassie in Fife, from 305 hectares to 97 hectares.

1.3 Excel versions of tables are available on the Planning Statistics webpages, along with a site-level dataset and selected maps and charts. These are published at: <http://www.gov.scot/Topics/Statistics/Browse/Planning/Publications>

1.4 The main purpose of these statistics is to provide the evidence base for monitoring the extent and state of urban vacant and derelict land, the remediation of vacant and derelict land and progress in bringing it into re-use, and to inform the programming of rehabilitation, planning and reuse of urban vacant and derelict sites. The statistics are used by the Scottish Government to help allocate and monitor the impact of the Vacant and Derelict Land Fund (VDLF). The VDLF is one of three elements of the Capital Investment Fund, which supports physical development and focuses on key regeneration interventions. The statistics contribute to the Government's performance indicator for sustainable communities that measures progress on Housing and Regeneration outcomes. Further information on this can be found at:

<http://www.gov.scot/Topics/Built-Environment/Housing/reform/HARO/Indicators>. Other uses of the statistics by Scottish Government and other stakeholders are published at: <http://www.gov.scot/Topics/Statistics/Browse/Planning/DataUses>

1.5 In 2015, all 33 authorities submitted survey data. [Annex Table E](#) records local authority annual participation in the survey each year since 1996.

1.6 During the collection of the 2015 survey data, a number of revisions to previous year's data have been identified. In particular, for 2014 an additional 2,217 hectares of derelict land in East Ayrshire, that were previously surface coal mines have been added retrospectively. Some previous survey returns for the years 2009 to 2014 have been revised to remove sites that have been taken out of the survey for definitional reasons (for example, when new information comes to light such as a presumption about ground contaminants from a previous use has been shown to be incorrect and so the site no longer meets the criteria for vacant or derelict land). There were a total of 52 sites (320 hectares) split/amalgamated, naturalised or removed for definitional reasons in the 2015 survey. The majority of this area (217 hectares) was removed from the former Westfield opencast site near Kinglassie in Fife. In addition, some previous survey returns have also been revised to incorporate updates to underlying data. This revisions process is carried out so that any time series analysis presented within this bulletin is as accurate as

possible. The revision to 2014 data to include the former surface coal mines that were in East Ayrshire as well as revisions for other Local Authorities gives an increase at Scotland level of 21% (2,257 hectares) compared to the previously published figure. At Scotland level, apart from the big increase in 2014, differences between the revised data and the previous versions have been at most 0.4% (39 hectares) for any particular year. Further information is available in section A4 of the Annex, along with unrevised historical data for 1996 to 2008.

1.7 Vacant land is land which is unused for the purposes for which it is held and is viewed as an appropriate site for development. This land must either have had prior development on it or preparatory work has taken place in anticipation of future development.

1.8 The main part of this bulletin covers vacant land (referred to as **Urban Vacant**) that is **located within settlements of over 2,000 in population** (as defined in council local plans, see [Annex Section A.6](#)). Some local authorities have also surveyed for vacant land within settlements of under 2,000 in population. Further information on those results can be found in [Annex Table B](#).

1.9 Derelict land (and buildings) is land which has been so damaged by development, that it is incapable of development for beneficial use without rehabilitation. In addition the land must currently not be used for the purpose for which it is held or a use acceptable in the local plan. Land also qualifies as derelict if it has an un-remedied previous use which could constrain future development. For both vacant and derelict land, site records must be at least 0.1 hectares in size to be included.

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Presentation of figures in the bulletin throughout the bulletin:

- **a dash (-) is used to represent zero,**
- **an asterisk (*) is used to represent numbers between 0 and 0.5 and**
- **n/a indicates data that is not available.**

Land has been measured in hectares.

1 hectare = 10,000 square metres (100 metres x 100 metres)

The maximum playing area of an international-sized rugby union pitch is just over one hectare, 70 metres x 144 metres.

The total area of derelict and urban vacant land in Scotland (12,674 hectares) is roughly equivalent to the area of the island of Bute (12,200 hectares).

Availability of the bulletin

A copy of this bulletin and a set of tables in Excel format can be found on the Planning Statistics page of the Scottish Government Web site. In addition a dataset of current sites as well as a selection of GIS maps are also published. These are all available at:

<http://www.gov.scot/Topics/Statistics/Browse/Planning/Publications>

Further information about what the Scottish Vacant and Derelict Land Survey covers and how local authorities are guided to enter site information for this return can be found in the Survey Guidance Document, also available on the Scottish Government Web site at:

<http://www.gov.scot/Topics/Statistics/Browse/Planning/DataSupplierArea>

Information on the uses of the data and the revisions policy are available at:

<http://www.gov.scot/Topics/Statistics/Browse/Planning/DataUses>

<http://www.gov.scot/Topics/Statistics/Browse/Planning/Revisions>

2 Main Points

- There has been a large upward revision to the total amount of derelict land reported for 2014, from 8,509 to 10,753 hectares. This increase was mainly due to the addition of 2,217 hectares of land that became derelict in East Ayrshire due to the liquidation of Scottish Coal and ATH Resources causing several surface coal mines to fall out of use.
- The total amount of derelict and urban vacant land in Scotland decreased by 458 hectares or 3.5 per cent, from 13,132 hectares in 2014 to 12,674 hectares in 2015.
- The decrease of 458 hectares is explained by 356 hectares that were brought back into use and 317 hectares that were naturalised or removed for definitional reasons, 217 hectares of which is accounted for by changes to the Westfield former opencast mining site near Kinglassie in Fife. This balances against 176 hectares of new derelict and vacant land reported by local authorities, along with a net increase of 39 hectares in the sizes of existing derelict and urban vacant land.
- Of the 12,674 hectares of derelict and urban vacant land recorded in the 2015 survey, 2,309 hectares (18%) were classified as urban vacant and 10,365 hectares (82%) were classified as derelict.
- Since 2009, there has been an increase of 1,145 hectares (10 per cent) in the total amount of derelict and urban vacant land recorded in the survey, from 11,530 hectares in 2009 to 12,674 hectares in 2015. This increase is mainly due to the addition of 2,217 hectares of former surface coal mines that became derelict in East Ayrshire in 2014. Excluding derelict mineral sites there has been a decrease of 643 hectares (7%) in the total amount of derelict and urban vacant land since 2009.
- The local authority with the highest amount of recorded derelict and urban vacant land is East Ayrshire, containing 2,536 hectares (20% of the Scotland total). Highland has the second highest amount with 1,342 hectares (11%), North Ayrshire is third with 1,333 hectares (11%), followed by North Lanarkshire with 1,266 hectares (10%).
- 29.7% of Scotland's population are estimated to live within 500 metres of a derelict site in 2015, this compares with an estimate of 28.9% for the previous year.
- 58% of people living in the most deprived decile in Scotland are estimated to live within 500 metres of derelict land, compared to 11% of people in the least deprived decile.

- For those sites where the previous use is known, 38% of derelict land recorded in 2015 had been previously used for mineral activity (3,768 hectares), 19% for defence (1,941 hectares), and a further 18% for manufacturing (1,835 hectares). The most common previous use for urban vacant land, where previous use is known, was agriculture (19%, or 382 hectares) and the second most common previous use was residential development (18%, or 355 hectares).
- 3,250 hectares (28%) of derelict and urban vacant land in 2015 was reported to be developable in the short term, with an expectation of development within five years. A total of 3,053 hectares (26%) of derelict and urban vacant land is seen by local authorities as being uneconomic to develop and/or is viewed as suitable to reclaim for a 'soft' end use (i.e. non-built use).
- The most common new use for derelict land was residential, with 43% (88 hectares) of the derelict land that was brought back into use since the previous survey reclaimed for this purpose. The second most common new use was for mineral activity, accounting for 31% (63 hectares). For urban vacant land the most common new use was residential, with 45% (67 hectares) of the land reclaimed for this purpose.
- Of the 176 hectares of new derelict and urban vacant land reported by local authorities, the most common previous land uses were manufacturing (61 hectares), community and health (24 hectares), education (18 hectares), utility services (16 hectares), mineral activity (14 hectares) and housing (10 hectares).
- Of the 356 hectares of land reused in 2015, a total of 66 hectares involved some form of public funding, either a full or partial contribution.
- Since its inception in 2005/06, the Scottish Government's Vacant and Derelict Land Fund has contributed (either fully or partially) to the reuse of 332 hectares (in total) of previously vacant and derelict land across Dundee City, Glasgow City, Highland, North Lanarkshire and South Lanarkshire.

3 Former Surface Coal Mines

A number of opencast coal mining sites were affected by the liquidation of Scottish Coal and ATH Resources in 2013 across sites in East Ayrshire, Fife and South Lanarkshire. Opencast coal sites normally have an associated restoration bond in place that provides a financial guarantee so that land can be returned to its original condition upon the expiry of the relevant operating licence. Where the value of the bond covers the necessary restoration work, sites would not be expected to be reported in the survey results, as there will be plans in place to restore the land. For this reason, sites in South Lanarkshire and Fife were not added to SVDLS register and have not been included in the survey results.

Sites in East Ayrshire were affected by a shortfall in restoration bonds that meant the level of financial guarantees fell short of the amount of money required to return all the land to its original condition. For the 2014 survey, East Ayrshire Council submitted information on 13 former surface coal mines with a total area of 4,513 hectares. This was based on the planning application boundary of each mining site, without a more detailed assessment of the status of the land within these sites. For example, some sites included areas that were unworked and still in their natural state or were partially restored or naturalisation had taken place. The details of how to record these former surface coal mines were not fully resolved at the time of the 2014 SVDLS publication and therefore the East Ayrshire former surface coal mines were reported in a separate paragraph and not included in the overall total of derelict land at that time.

Over the past year Scottish Government representatives have met with officials from East Ayrshire, Fife, North Lanarkshire and South Lanarkshire Councils to agree on how former surface coal mines should be assessed and recorded in the survey. Following this, East Ayrshire Council have undertaken a thorough analysis of their affected sites (see Annex F for detailed examples) and have been able to identify in detail, areas of sites classified as derelict on the following basis:

- Large areas have been broken down into smaller areas to distinguish between parcels of land that still need to be restored to their original condition, parcels that are unworked and parcels derelict or naturalised.
- Areas of abandoned sites where the only element of activity is the maintenance of the site for health and safety reasons have been considered derelict.
- Areas which have been subject to partial restoration which are below the standard expected within the original planning permissions, but which are not considered to be of such poor quality as they would present a significant health and safety danger or environmental risk, are not considered derelict. Only areas of land identified as being unsafe or of very poor environmental quality and requiring further remediation have been recorded as derelict.
- Any former compounds, coal wash areas or haul routes that are still being used for another operational site have not been considered derelict.

This has resulted in a total of 2,217 hectares of former surface coal mines in East Ayrshire being identified as derelict, and these sites have been included in the SVDLS publication results for the years 2014 and 2015.

The table below shows the initial set of data submitted in 2014 based on the planning application boundary of each site, along with the data submitted in 2015 based on the categorisation of land as described above. It can be seen that the detailed categorisation approach has reduced the area of land considered to be derelict by over 50%, from 4,513 hectares to 2,217 hectares.

Table A: Data Submitted for Former Surface Coal Mines in East Ayrshire

	Data submitted in 2014 - based on sizes of planning application boundary	Data submitted in 2015 - based on detailed categorisation of each site
	<i>Data was not included in the 2014 SVDLS publication total</i>	<i>Data has been included in the 2015 SVDLS publication totals (for both 2014 and 2015 survey years)</i>
SITE NAME	Size (hectares)	Size (hectares)
Benbain Remainder		193.6
Benbain Remainder North		138.3
Benbain Remainder TOTAL	591.0	331.9
Chalmerston		40.7
Chalmerston Backfill		23.1
Chalmerston Compound		10.1
Chalmerston Extraction		19.3
Chalmerston Overburden		7.6
Chalmerston Processing		11.3
Chalmerston TOTAL	842.0	112.1
Chalmerston North	274.0	109.9
Dalfad	321.0	164.4
Darnconner	43.8	43.8
Dunstonhill	353.0	197.2
Galawhistle	724.0	507.3
Garleffan 1 & 2	183.0	134.9
Garleffan South	0.0	4.2
Grievehill	133.0	121.6
Piperhill	392.0	132.7
Powharnal	340.0	245.6
Skares Area D	66.3	57.4
Skares		30.9
Skares Earthworks		4.2
Skares Extraction		3.7
Skares Muir Farm		3.9
Skares Processing		11.2
Skares TOTAL	250.0	53.8
OVERALL TOTAL	4,513.1	2,216.5

Over the last year Fife also reviewed their Westfield former opencast site near Kinglassie. As a result, the amount of derelict land on this site has reduced in size from 305 hectares in 2014 to 97 hectares in 2015.

4 Derelict and Urban Vacant Land: Location and Trends

4.1 Table 1 shows that in 2015 there were 12,674 hectares of derelict and urban vacant land, of which 82% was classified as derelict (10,365 hectares). Six councils (East Ayrshire, Highland, North Ayrshire, North Lanarkshire, Glasgow City and Renfrewshire) together contain more than two thirds of all recorded derelict and urban vacant land.

4.2 3,851 sites were recorded in the 2015 survey. The nineteen largest sites (all over 100 hectares each) collectively account for 36% of all recorded derelict and urban vacant land. Those sites (all of which are derelict) include ten of the former opencast coal sites in East Ayrshire (1,945 hectares in total), the former Royal Ordnance site at Bishopton, Renfrewshire (666 hectares), Fearn and Fendom Airfields (collectively 681 hectares) as well as Ardersier Port (255 hectares) in Highland, two sites in North Ayrshire (553 hectares), a former munitions site and airfield in Dumfries & Galloway (collectively 309 hectares) and the former Ravenscraig site in North Lanarkshire (144 hectares). As an aside, the 200-hectare former airbase at Edzell, Aberdeenshire appears in this bulletin, but only in annex B, given that it is a vacant site in a small settlement.

Table 1: Derelict and Urban Vacant Land by local authority area, 2015¹

Local Authority	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area) ²	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area) ²	No. of Sites	Area (ha)	% of Total V&D Land (by Area) ²	No. of Sites
Aberdeen City	20	*	19	15	1	13	36	*	32
Aberdeenshire	33	*	19	38	2	26	71	1	45
Angus	112	1	30	53	2	22	164	1	52
Argyll & Bute ³	37	*	11	22	1	28	59	*	39
Clackmannanshire	12	*	12	16	1	15	28	*	27
Dumfries & Galloway	427	4	33	6	*	11	433	3	44
Dundee City	16	*	18	200	9	189	215	2	207
East Ayrshire	2,481	24	99	55	2	46	2,536	20	145
East Dunbartonshire	61	1	15	8	*	9	68	1	24
East Lothian	71	1	25	9	*	7	80	1	32
East Renfrewshire	35	*	23	19	1	23	54	*	46
Edinburgh, City of	95	1	34	88	4	48	183	1	82
Falkirk	105	1	29	88	4	62	193	2	91
Fife	548	5	151	102	4	61	650	5	212
Glasgow City	641	6	294	504	22	516	1,145	9	810
Highland	1,276	12	103	66	3	81	1,342	11	184
Inverclyde	28	*	31	136	6	90	164	1	121
Loch Lomond & the Trossachs ³	25	*	10	3	*	5	28	*	15
Midlothian	185	2	55	11	*	11	197	2	66
Moray	8	*	11	7	*	11	15	*	22
Na h-Eileanan Siar	1	*	4	8	*	4	10	*	8
North Ayrshire	1,125	11	132	208	9	128	1,333	11	260
North Lanarkshire	1,109	11	394	157	7	96	1,266	10	490
Orkney Islands	39	*	4	-	-	-	39	*	4
Perth & Kinross ³	25	*	28	20	1	8	45	*	36
Renfrewshire	748	7	41	164	7	127	912	7	168
Scottish Borders	49	*	59	29	1	22	77	1	81
Shetland Islands	5	*	6	1	*	2	6	*	8
South Ayrshire	74	1	34	34	1	24	108	1	58
South Lanarkshire	339	3	117	122	5	131	461	4	248
Stirling ³	131	1	16	33	1	36	164	1	52
West Dunbartonshire ³	167	2	64	15	1	15	182	1	79
West Lothian	341	3	44	72	3	19	413	3	63
Scotland	10,365	100	1,965	2,309	100	1,886	12,674	100	3,851

1. Figures may not sum due to rounding.

2. As a percentage of the total vacant/derelict land recorded in Scotland.

3. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

4.3 The distribution of derelict and urban vacant land located within Scotland's National Parks is shown in Table 2. This shows that there are 47 hectares of urban vacant and derelict land located within National Parks (19 hectares in Cairngorms and 28 hectares in Loch Lomond and the Trossachs). Cairngorms National Park (CNP) intersects parts of Aberdeenshire, Angus, Highland, Moray and Perth & Kinross local authorities. Loch Lomond and the Trossachs National Park (LLTNP) intersects parts of Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire.

Table 2: Derelict and Urban Vacant Land located within Scotland's National Parks, 2015¹

National Park	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area) ²	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area) ²	No. of Sites	Area (ha)	% of Total V&D Land (by Area) ²	No. of Sites
Cairngorms	12	32	7	7	70	7	19	40	14
Loch Lomond & the Trossachs	25	68	10	3	30	5	28	60	15
Total	37	100	17	10	100	12	47	100	29

1. Figures may not sum due to rounding.
2. As a percentage of the total vacant/derelict land recorded in Scotland's National Parks.

4.4 The distribution of derelict and urban vacant land located within Scotland's Strategic Development Plan (SDP) areas is shown in Table 3. This shows that there are 6,382 hectares of urban vacant and derelict land located within Strategic Development Plan Areas (67% in Glasgow & Clyde Valley and 24% in SESplan SDP areas).

Table 3: Derelict and Urban Vacant Land located within Scotland's Strategic Development Plan Areas, 2015¹

Strategic Development Plan Area	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area) ²	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area) ²	No. of Sites	Area (ha)	% of Total V&D Land (by Area) ²	No. of Sites
Aberdeen City & Shire	54	1	38	53	3	39	107	2	77
Glasgow & Clyde Valley	3,126	68	979	1,125	64	1,007	4,251	67	1,986
SESplan	1,242	27	324	306	17	162	1,548	24	486
TAYplan	198	4	120	278	16	225	476	7	345
Total	4,620	100	1,461	1,762	100	1,433	6,382	100	2,894

1. Figures may not sum due to rounding.
2. As a percentage of the total vacant/derelict land recorded in Scotland's Strategic Development Plan Areas.

4.5 The SDP areas comprise:

- Aberdeen City and Shire Strategic Development Plan Areas (**Aberdeen City and Shire SDP** area): Aberdeen City and Aberdeenshire local authority areas (except the part of Aberdeenshire that forms part of CNP).
- Glasgow and the Clyde Valley Strategic Development Plan area (**Glasgow & Clyde Valley SDP** area): East Dunbartonshire, East Renfrewshire, Glasgow City, Inverclyde, North Lanarkshire, Renfrewshire, South Lanarkshire and West Dunbartonshire local authority areas (except the part of West Dunbartonshire that forms part of LLTNP).

- Edinburgh and South East Scotland Strategic Development Plan area (**SES plan** area): City of Edinburgh, East Lothian, Midlothian, Scottish Borders, West Lothian and Fife (Kirkcaldy, Mid-Fife and Dunfermline local planning areas only) local authority areas.
- Dundee, Perth, Angus and North Fife Strategic Development Plan area (**TAYplan** area): Angus (except the part of Angus that forms part of CNP), Dundee City, Perth & Kinross (except the part of Perth & Kinross that forms part of LLTNP) and Fife (St. Andrews and North Fife local planning areas only) local authority areas.

4.6 More information about SDP areas is available from [Planning Circular 3/08](#) on the Scottish Government website.

4.7 Table 4 shows the area of recorded derelict and urban vacant land for the years 2009-2015. It should be noted that a small number of councils did not participate in every survey during those years. In these cases, the previous years' data is rolled forward until new data becomes available. Details of participation in the survey is available in annex A.14.

4.8 The period covered by the most recent survey showed a net decrease of 458 hectares in Scotland's total amount of derelict and urban vacant land, from 13,132 hectares in 2014 to 12,674 hectares in 2015. The decrease was largely due to the reduction in size recorded by Fife for the former opencast site at Kinglassie (from 305 hectares in previous years down to 97 hectares for 2015). This follows an increase of 2,090 hectares in derelict and urban vacant land recorded between 2013 and 2014. The large increase can be explained by the addition of 2,217 hectares (23 sites) of former opencast coal sites in East Ayrshire. Excluding derelict mineral sites there has been a decrease of 643 hectares (7%) in the total amount of derelict and urban vacant land since 2009.

4.9 Overall, the total amount of derelict and urban vacant land in Scotland has shown a net increase of 10% since 2009 (from 11,530 hectares in 2009 to 12,674 hectares in 2015). This net change is caused by the rehabilitation and reuse of some sites and others becoming vacant or derelict, illustrated by the figures in Tables 17 and 21. In addition, there are some changes in the areas of several existing sites. Excluding derelict mineral sites, the total amount of derelict and urban vacant land has decreased from 9,148 hectares in 2013 to 9,064 hectares in 2014 (1% decrease from 2013) and to 8,906 hectares in 2015 (2% decrease from 2014).

4.10 The change in the recorded amount of derelict and urban vacant land during 2009 to 2015 is much more varied by council. 22 councils had decreases in levels of recorded derelict and urban vacant land, including Moray (down 44%), Aberdeen City (down 37%), Shetland and West Lothian (both down 33%) and Midlothian (down 30%). Ten councils have recorded more derelict and urban vacant land in 2015 than they did in 2009, this includes East Ayrshire with almost eight times as

much recorded derelict and urban vacant land in 2015 as in 2009. Percentage changes for some councils are volatile due to there being only a small base of recorded land in 2009

4.11 From 2011 urban vacant and derelict land within Loch Lomond and the Trossachs National Park Authority (LLTNP) is separately identified. Previously sites within the national park boundaries were recorded within the relevant local authority boundary. Therefore the amount of vacant and derelict land within Argyll and Bute, Perth and Kinross, Stirling and West Dunbartonshire local authorities for 2011, 2012, 2013 & 2014 is not directly comparable with that for years prior to this.

Table 4: Total Derelict and Urban Vacant Land by local authority area, 2009-2015^{1,2,3}

Local Authority	Total Derelict and Urban Vacant Land Area (ha)							% Change 2009-2015 ⁵
	2009	2010	2011	2012	2013	2014	2015	
Aberdeen City	57	59	50	53	51	46	36	-37%
Aberdeenshire	66	66	81	83	75	71	71	7%
Angus	164	172	170	173	173	183	164	0%
Argyll & Bute ⁴	34	30	29	34	34	31	59	76%
Clackmannanshire	32	28	29	21	24	32	28	-14%
Dumfries & Galloway	466	461	461	463	463	461	433	-7%
Dundee City	211	225	198	187	197	211	215	2%
East Ayrshire	322	333	330	330	346	2,548	2,536	688%
East Dunbartonshire	70	69	62	68	64	59	68	-2%
East Lothian	86	86	83	65	67	65	80	-7%
East Renfrewshire	53	54	54	55	60	58	54	1%
Edinburgh, City of	225	217	222	210	211	207	183	-19%
Falkirk	173	156	157	156	171	183	193	12%
Fife	831	829	870	851	855	860	650	-22%
Glasgow City	1,355	1,329	1,305	1,239	1,196	1,171	1,145	-16%
Highland	1,392	1,454	1,455	1,455	1,382	1,373	1,342	-4%
Inverclyde	122	122	124	141	149	146	164	34%
Loch Lomond & the Trossachs ⁴	n/a	n/a	35	32	31	31	28	n/a
Midlothian	280	274	272	270	270	215	197	-30%
Moray	26	27	19	17	22	21	15	-44%
Na h-Eileanan Siar	11	10	10	10	10	10	10	-12%
North Ayrshire	1,316	1,313	1,350	1,341	1,335	1,341	1,333	1%
North Lanarkshire	1,463	1,438	1,424	1,378	1,307	1,301	1,266	-13%
Orkney Islands	40	41	41	41	39	39	39	-2%
Perth & Kinross ⁴	51	49	48	48	44	46	45	-11%
Renfrewshire	962	963	955	979	956	926	912	-5%
Scottish Borders	100	90	86	89	85	78	77	-22%
Shetland Islands	9	9	9	8	8	7	6	-33%
South Ayrshire	87	95	96	99	103	103	108	24%
South Lanarkshire	510	500	471	467	472	471	461	-10%
Stirling ⁴	176	177	176	178	176	164	164	-7%
West Dunbartonshire ⁴	221	212	194	193	188	189	182	-17%
West Lothian	618	477	478	478	478	484	413	-33%
Scotland	11,530	11,366	11,344	11,211	11,042	13,132	12,674	10%

1. Figures may not sum due to rounding.

2. See Annex Table E for details of council participation in different years.

3. During 2015, historical data for the years 2009-2014 were revised to remove sites that had been taken out of the survey for definitional reasons and to correct any revisions to the data highlighted in the 2015 survey returns. Further information on this process is available in the Annex along with un-amended historical data for the survey years of 1996-2008.

4. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

5. Previous SVDLS bulletins have used different base years for percentage change and so these percentages should not be compared with those in previous bulletins.

5 Derelict Land: Levels and Location

5.1 This section focuses exclusively on derelict land, its levels over the past 7 years and its location within Scotland. As previously stated, derelict land is land which has been so damaged by development, that it is incapable of development for beneficial use without rehabilitation. The land must currently not be used for the purpose for which it is held or a use acceptable in the local plan. Land also qualifies as derelict if it has an un-remedied previous use which could constrain future development.

5.2 Table 5 shows the area of recorded derelict land in the years 2009-2015, split by local authority. It should be noted that a small number of councils did not participate in every survey between 2009 and 2015.

5.3 Overall, the total amount of derelict land has shown a net increase of 1,424 hectares (16%), from 8,941 hectares in 2009 to 10,365 hectares by 2015. Some councils have seen large percentage decreases (Dundee City, down 61% and West Lothian and Perth & Kinross, both down 38%) whereas others have seen increases in levels of derelict land. East Ayrshire has almost nine times the amount of derelict land in 2015 compared to 2009. This large increase is due to the addition of 2,217 hectares of land that became derelict due to the liquidation of Scottish Coal and ATH Resources in 2013 causing several surface coal mines to fall out of use. Some of the larger percentage changes for other councils (for example Argyll & Bute, Moray and Shetland Islands) are due to there only being a small base of recorded land in 2009. Excluding derelict mineral sites, the total amount of derelict land in Scotland has shown a net decrease of 5% (364 hectares) since 2009 (from 6,960 hectares in 2009 to 6,597 hectares in 2015).

5.4 The six councils recording the largest amount of derelict land are East Ayrshire (2,481 ha), Highland (1,276 ha), North Ayrshire (1,125 ha), North Lanarkshire (1,109 ha), Renfrewshire (748 ha), and Glasgow City (641 ha). Together these councils account for more than 70% of all derelict land recorded in 2015. East Ayrshire on its own accounts for nearly a quarter of all derelict land recorded in 2015.

5.5 Out of these 6 councils East Ayrshire had the biggest increase in its amount of derelict land from 279 hectares in 2009 to 2,481 hectares (almost nine fold increase). North Ayrshire increased only slightly from 1,114 hectares in 2009 to 1,125 hectares in 2015 (up 1%). Glasgow City had the largest decrease in its amount of derelict land from 719 to 641 hectares (down 11%), North Lanarkshire from 1,146 hectares to 1,109 hectares (down 3%), Highland from 1,303 hectares to 1,276 hectares (down 2%) and Renfrewshire decreased from 767 hectares to 748 hectares (down 3%).

Table 5: Total Derelict Land by local authority area, 2009-2015^{1,2,3}

Local Authority	Total Derelict land Area (ha)							% Change 2009-2015 ⁵
	2009	2010	2011	2012	2013	2014	2015	
Aberdeen City	29	20	20	26	28	24	20	-30%
Aberdeenshire	38	38	35	35	35	33	33	-13%
Angus	112	119	119	124	124	126	112	0%
Argyll & Bute ⁴	6	9	8	8	9	8	37	513%
Clackmannanshire	11	11	14	11	11	15	12	9%
Dumfries & Galloway	452	448	448	455	455	454	427	-6%
Dundee City	40	37	14	14	14	18	16	-61%
East Ayrshire	279	279	277	277	285	2,493	2,481	788%
East Dunbartonshire	56	56	48	56	56	52	61	9%
East Lothian	77	77	74	57	57	56	71	-8%
East Renfrewshire	37	37	38	39	39	34	35	-6%
Edinburgh, City of	130	121	125	112	111	110	95	-27%
Falkirk	90	75	79	79	89	101	105	16%
Fife	747	746	782	764	755	761	548	-27%
Glasgow City	719	693	669	657	644	638	641	-11%
Highland	1,303	1,373	1,373	1,373	1,302	1,299	1,276	-2%
Inverclyde	24	24	25	24	26	26	28	14%
Loch Lomond & the Trossachs ⁴	n/a	n/a	28	26	26	25	25	n/a
Midlothian	260	259	255	253	253	204	185	-29%
Moray	6	3	2	3	9	9	8	24%
Na h-Eileanan Siar	1	1	1	1	1	1	1	0%
North Ayrshire	1,114	1,114	1,125	1,119	1,120	1,132	1,125	1%
North Lanarkshire	1,146	1,137	1,160	1,150	1,139	1,132	1,109	-3%
Orkney Islands	39	40	40	40	39	39	39	-1%
Perth & Kinross ⁴	40	38	40	39	37	25	25	-38%
Renfrewshire	767	765	766	794	783	760	748	-3%
Scottish Borders	70	62	57	58	54	49	49	-30%
Shetland Islands	7	7	7	7	7	5	5	-24%
South Ayrshire	73	70	70	70	69	69	74	1%
South Lanarkshire	378	378	366	346	353	344	339	-10%
Stirling ⁴	139	140	136	137	131	131	131	-6%
West Dunbartonshire ⁴	197	189	174	172	168	168	167	-15%
West Lothian	554	417	416	416	416	412	341	-38%
Scotland	8,941	8,780	8,793	8,748	8,645	10,753	10,365	16%

1. Figures may not sum due to rounding.
2. See Annex Table E for details of council participation in different years.
3. During 2015, historical data for the years 2009-2014 were revised to remove sites that had been taken out of the survey for definitional reasons and to correct any revisions to the data highlighted in the 2015 survey returns. Further information on this process is available in the Annex along with un-amended historical data for the survey years of 1996-2008.
4. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.
5. Previous SVDLS bulletins have used different base years for percentage change and so these percentages should not be compared with those in previous bulletins.

5.6 Table 6 shows the number, location and average size of derelict sites by local authority in 2015. The average size of a derelict site in Scotland is 5.3 hectares. Just over three quarters of all Scotland's derelict sites are found within a settlement. The remaining quarter are within the countryside. Whilst a clear majority of derelict sites are located within settlements, there is actually more derelict land outside of settlements (in the countryside) than within. This is because the average size of a countryside site is 14.7 hectares, whereas the average size of a settlement-based derelict site is only 2.2 hectares. Averages have been calculated from the sizes of each reported separate parcel of land rather than the combined size within any one particular site such as those for former surface coal mines. 7,112 hectares of derelict land is currently located within the countryside. This is 69% of the total derelict land in Scotland, whereas the remaining 31% (3,253 hectares) is located within a settlement. It is notable that the 666 hectare former Royal Ordnance site in Renfrewshire and the 507 hectare former surface coal mine near Glenbuck, East Ayrshire between them increase the average size of countryside sites from 12.3 to 14.7 hectares, an increase of 19%.

5.7 North Lanarkshire has the largest number of settlement-based derelict *sites* with 305 recorded in 2015. North Lanarkshire also has the largest amount of derelict *land* recorded within settlements in 2015 (798 hectares). This accounts for a quarter of all settlement-based derelict land.

5.8 North Lanarkshire also has the largest number of countryside-based derelict sites with 89 (312 hectares) recorded in 2015. East Ayrshire and Highland collectively account for almost half of all countryside-based derelict land. This is due mainly to the presence of some very large derelict sites, namely the former surface coal mines (collectively 2,217 hectares) in East Ayrshire and the Fearn/Fendom Airfields (collectively 681 hectares) as well as Ardersier Port (255 hectares) in Highland.

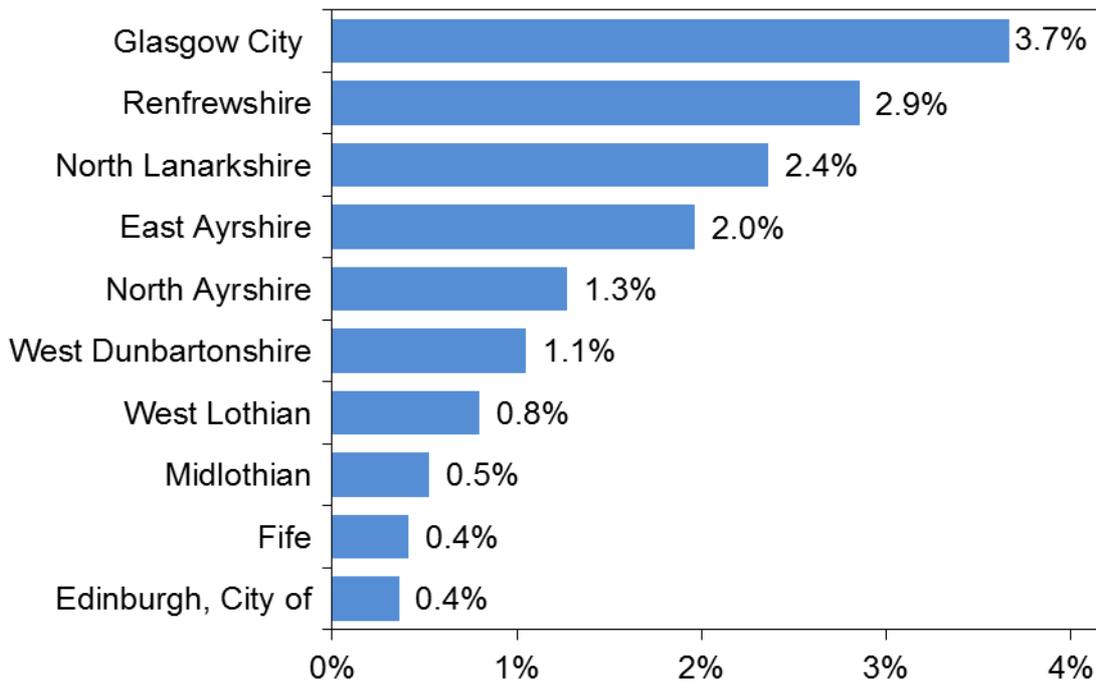
Table 6: Location of Derelict Sites by local authority and average site size, 2015^{1,2}

Local Authority	In a Settlement					In the Countryside					All Derelict Land		
	Area (ha)	% of LA's sites in settlements (by Area)	No of Sites	Average Site Size	% of Scottish sites in settlements (by Area) ³	Area (ha)	% of LA's sites in the Countryside (by Area)	No of Sites	Average Site Size	% of Scottish sites in the Countryside (by Area) ⁴	Area (ha)	No of Sites	Average Site Size
Aberdeen City	20	100	19	1.1	1	-	-	-	-	-	20	19	1.1
Aberdeenshire	20	60	17	1.2	1	13	40	2	6.7	*	33	19	1.7
Angus	28	25	13	2.1	1	84	75	17	4.9	1	112	30	3.7
Argyll & Bute ⁵	8	21	8	1.0	*	29	79	3	9.8	*	37	11	3.4
Clackmannanshire	12	100	12	1.0	*	-	-	-	-	-	12	12	1.0
Dumfries & Galloway	30	7	22	1.3	1	397	93	11	36.1	6	427	33	12.9
Dundee City	16	100	18	0.9	*	-	-	-	-	-	16	18	0.9
East Ayrshire	66	3	44	1.5	2	2,415	97	55	43.9	34	2,481	99	25.1
East Dunbartonshire	32	52	8	4.0	1	29	48	7	4.1	*	61	15	4.0
East Lothian	22	32	9	2.5	1	49	68	16	3.0	1	71	25	2.8
East Renfrewshire	33	94	21	1.6	1	2	6	2	1.0	*	35	23	1.5
Edinburgh, City of	93	98	33	2.8	3	2	2	1	1.8	*	95	34	2.8
Falkirk	51	49	16	3.2	2	53	51	13	4.1	1	105	29	3.6
Fife	218	40	99	2.2	7	329	60	52	6.3	5	548	151	3.6
Glasgow City	605	94	289	2.1	19	36	6	5	7.2	1	641	294	2.2
Highland	174	14	75	2.3	5	1,102	86	28	39.4	15	1,276	103	12.4
Inverclyde	28	100	31	0.9	1	-	-	-	-	-	28	31	0.9
Loch Lomond & the Trossachs ⁵	25	100	10	2.5	1	-	-	-	-	-	25	10	2.5
Midlothian	12	6	13	0.9	*	173	94	42	4.1	2	185	55	3.4
Moray	8	100	11	0.7	*	-	-	-	-	-	8	11	0.7
Na h-Eileanan Siar	1	100	4	0.3	*	-	-	-	-	-	1	4	0.3
North Ayrshire	327	29	86	3.8	10	798	71	46	17.3	11	1,125	132	8.5
North Lanarkshire	798	72	305	2.6	25	312	28	89	3.5	4	1,109	394	2.8
Orkney Islands	3	9	1	3.5	*	35	91	3	11.7	*	39	4	9.6
Perth & Kinross ⁵	19	76	24	0.8	1	6	24	4	1.5	*	25	28	0.9
Renfrewshire	64	9	37	1.7	2	684	91	4	171.0	10	748	41	18.2
Scottish Borders	33	68	51	0.6	1	16	32	8	2.0	*	49	59	0.8
Shetland Islands	1	10	1	0.5	*	5	90	5	0.9	*	5	6	0.8
South Ayrshire	73	98	33	2.2	2	1	2	1	1.4	*	74	34	2.2
South Lanarkshire	146	43	83	1.8	4	192	57	34	5.7	3	339	117	2.9
Stirling ⁵	19	14	6	3.1	1	112	86	10	11.2	2	131	16	8.2
West Dunbartonshire ⁵	167	100	64	2.6	5	-	-	-	-	-	167	64	2.6
West Lothian	103	30	17	6.1	3	238	70	27	8.8	3	341	44	7.7
Scotland²	3,253	31	1,480	2.2	100	7,112	69	485	14.7	100	10,365	1,965	5.3

1. Figures may not sum due to rounding.
2. Settlements as defined by Local Authorities in their latest council approved local plans (see Annex Section A.6).
3. As a percentage of the total amount of derelict land that is within a settlement in Scotland.
4. As a percentage of the total amount of derelict land that is within the countryside in Scotland.
5. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

5.9 Chart 2 shows the ten councils with the largest amount of derelict land in relation to the size of their administrative area. The figures for all councils can be found in [Table C](#) in the annex. Approximately 3.7% of Glasgow City’s total land area is derelict. The comparative figures for the next highest councils are 2.9% in Renfrewshire, 2.4% in North Lanarkshire, 2.0% in East Ayrshire, 1.3% in North Ayrshire and 1.1% in West Dunbartonshire. Across Scotland as a whole 0.1% of all land is derelict.

Chart 2: Local Authorities with the largest amount of Derelict Land as a percentage of local authority administrative area, 2015



5.10 Table 7 shows the characteristics of derelict land in Scotland during 2015. Of the 1,965 derelict sites recorded in the 2015 survey 1,560 (79%) were given a characteristic. In terms of land the response rate is 8,919 out of 10,365 hectares of derelict land (86%) classified by characteristic.

5.11 Table 7 also shows the variation in the characteristics of derelict land (for the 86% of land that has been classified by characteristic). 30% of this derelict land (2,717 hectares and 121 sites) is recorded as having a mixture of possible left over chemicals/substances and rubble, stone deposits and other material. A further 26% of derelict land (2,316 hectares and 193 sites) is characterised by building remains and possible left over chemicals/substances. Whilst accounting for only 8% of characterised derelict land, it is worth noting that the most common derelict characteristic in terms of sites affected is the remains of buildings, with 599 sites recorded as having this as a single characteristic. It should be noted that there is potential for a lot of overlap in these categories, so the results should be treated with some caution.

Table 7: Derelict Land characteristics, 2015^{1,2}

Derelict Characteristics	Derelict Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites
Building remains	749	8	599
Possible left over chemicals/substances	859	10	257
Abandoned physical material (stone deposits, rubble etc)	553	6	182
Building remains and possible left over chemicals/substances	2,316	26	193
Building remains and abandoned physical material (stone deposits, rubble etc)	441	5	143
Possible left over chemicals/substances and rubble, stone deposits and other material	2,717	30	121
Building remains, possible left over chemicals/substances and abandoned physical material (stone deposits, rubble etc)	1,285	14	65
Percentage of categorised sites		100	
Unknown ²	1,446	-	405
Total	10,365		1,965

1. Figures may not sum due to rounding.

2. Unknown values are excluded from the calculation of percentages

6 Derelict Land: People's Proximity to Derelict Land

6.1 This section focuses exclusively on derelict land and people's proximity to such sites throughout Scotland. In 2015 there were 1,965 derelict sites recorded in the SVDLS.

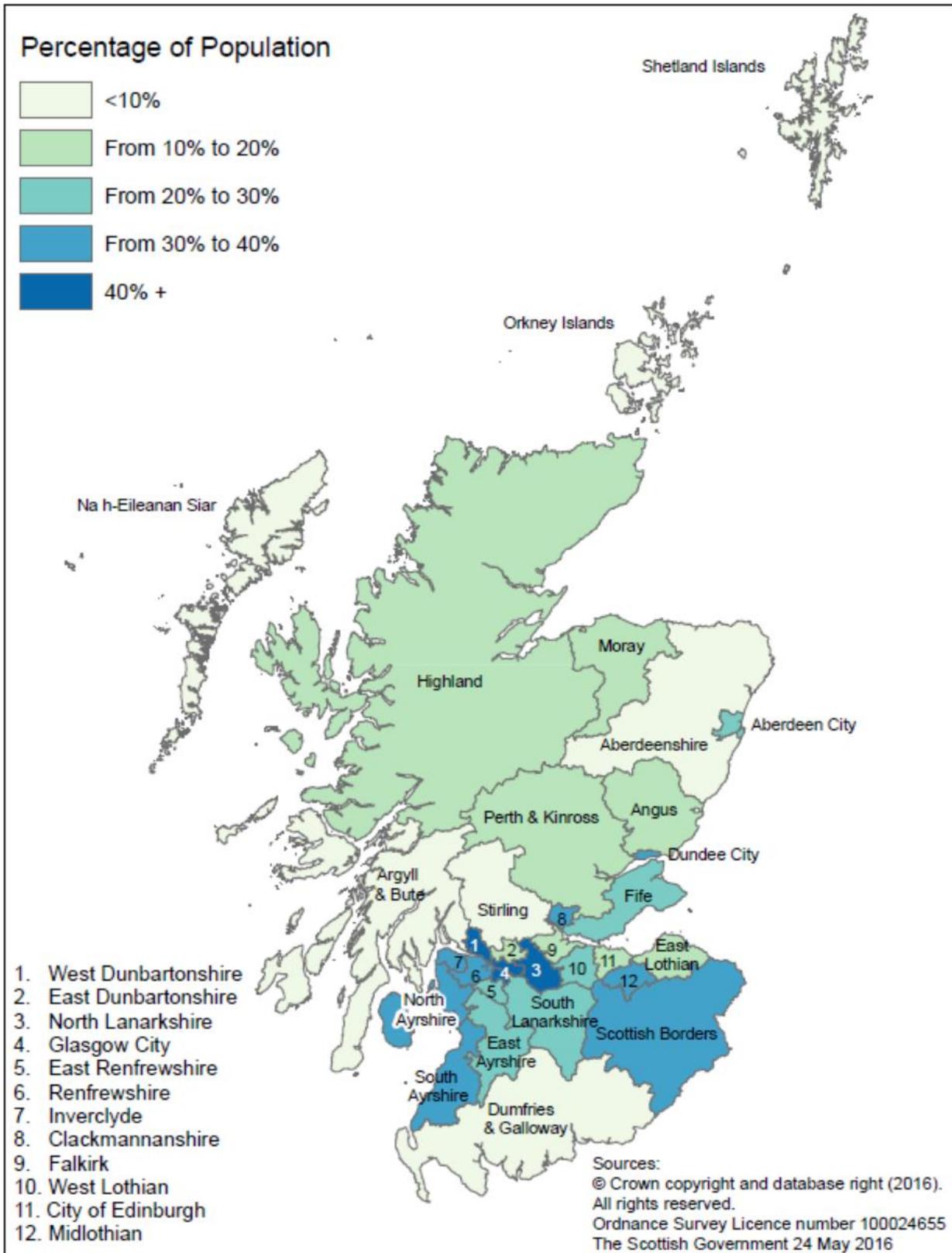
6.2 Table 8 shows the percentage of local authority population that is estimated to live within various distances of derelict land in 2015. This is an estimated measure of people's proximity to derelict land and not their exposure to it.

Table 8: Estimated percentage of local authority population living within various distances of Derelict Land, 2015^{1,2,3}

Local Authority	Population	Distance from Derelict Land in 2015		
		Less than 500m	500m to Less than 1,000m	1,000m or further
Aberdeen City	228,990	26.4	25.0	48.6
Aberdeenshire	260,500	6.8	10.4	82.7
Angus	116,660	18.9	18.0	63.1
Argyll & Bute	87,660	8.9	11.6	79.4
Clackmannanshire	51,190	35.0	28.7	36.3
Dumfries & Galloway	149,940	8.7	11.8	79.5
Dundee City	148,260	31.4	38.0	30.5
East Ayrshire	122,150	28.0	24.0	48.0
East Dunbartonshire	106,730	16.4	35.3	48.3
East Lothian	102,050	17.9	32.6	49.5
East Renfrewshire	92,380	22.3	28.9	48.8
Edinburgh, City of	492,680	13.7	27.7	58.6
Falkirk	157,640	13.0	20.1	66.9
Fife	367,260	27.9	27.2	44.9
Glasgow City	599,650	61.8	33.1	5.1
Highland	233,100	12.6	13.9	73.5
Inverclyde	79,860	35.0	24.4	40.6
Midlothian	86,210	36.4	44.4	19.2
Moray	94,750	15.0	23.2	61.7
Na h-Eileanan Siar	27,250	4.7	13.5	81.7
North Ayrshire	136,450	39.5	33.4	27.1
North Lanarkshire	337,950	73.5	23.7	2.8
Orkney Islands	21,590	0.6	3.5	95.8
Perth & Kinross	148,880	15.2	23.1	61.7
Renfrewshire	174,230	30.9	34.9	34.1
Scottish Borders	114,030	38.4	14.5	47.1
Shetland Islands	23,230	0.8	4.4	94.7
South Ayrshire	112,510	30.9	14.8	54.4
South Lanarkshire	315,360	27.9	23.9	48.2
Stirling	91,580	9.7	17.1	73.2
West Dunbartonshire	89,730	64.0	24.3	11.7
West Lothian	177,150	20.0	29.1	50.9
Scotland	5,347,600	29.7	24.9	45.3

1. Figures may not sum due to rounding
2. Population figures used for each local authority are the latest mid-year estimates published by NRS (in this case 2014).
3. Further information on how this data was calculated is available in Annex Section A.7.

Map 1: Percentage of population within 500 metres of a Derelict Site, 2015



6.3 The map shows the estimated percentage of each local authority’s population that lives with 500 metres of derelict land in 2015, based on the results from Table 8.

6.4 29.7% of Scotland's population is estimated to live within 500 metres of a derelict site. A further 24.9% live between 500 metres to less than 1,000 metres of a derelict site. The remaining 45.3% live at least 1,000 metres from a derelict site.

6.5 People's proximity to derelict land varies significantly at council level. For example, 61.8% of Glasgow's population lives within 500 metres of a derelict site, whereas the figures for Aberdeen, Dundee and Edinburgh are 26.4%, 31.4% and 13.7% respectively. Other councils with an above-average proportion of their population living close to derelict land include North Lanarkshire (73.5%), West Dunbartonshire (64.0%) and North Ayrshire (39.5%). The population of the Orkney Islands is least likely to be living close to derelict land with only 0.6% within 500 metres of a derelict site.

6.6 Table 9 shows the estimated percentage of local authority population that lives within 500 metres of derelict land for the years 2009-2015. It also shows this proximity information for some long term derelict sites.

6.7 In 2009, an estimated 30.1% of Scotland's population lived within 500 metres of a derelict site. This has fallen slightly to 29.7% in 2015.

6.8 Between 2009 and 2013, the percentage of Scotland's population that lived within 500 metres of a site that has been derelict since before 1991 fell from 13.9% to 12.2%. For the years 2013 to 2015 the percentage of Scotland's population that live within 500 metres of a site that has been derelict since before 2001 fell from 16.4% to 15.7%. The only increases in proximity to pre-1991 and 2001 sites are usually caused either by the entry of "new" sites that have been derelict for a long time, or where old sites change type from vacant to derelict. New residential developments will also have a small effect. Those councils with the largest percentage of people within 500 metres of a site derelict before 2001 are West Dunbartonshire (42.3%), Glasgow City (40.6%), North Lanarkshire (34.0%) and Midlothian (29.0%).

6.9 The increase recorded in Orkney in 2010 was due to the appearance in the 2010 survey of numerous previously unrecorded sites, especially around Kirkwall. The decrease in 2014 is due to the removal of eight sites, seven for definitional reasons and one for retail development.

Table 9: Estimated percentage of local authority population living within 500 metres of Derelict Land, 2009-2015^{1,2}

Local Authority	Proximity to Derelict Land														
	% of Population within 500m of any Derelict Site							% of Population within 500m of long term derelict land							
								prior to 1991					prior to 2001		
	2009	2010	2011	2012	2013	2014	2015	2009	2010	2011	2012	2013	2013	2014	2015
Aberdeen City	22.0	24.4	30.6	35.8	31.3	27.8	26.4	7.1	6.6	5.3	7.4	4.8	8.0	8.0	7.7
Aberdeenshire	8.1	7.2	6.3	7.7	6.9	7.4	6.8	1.1	0.3	0.2	1.5	0.2	1.2	1.2	1.0
Angus	16.4	16.2	13.3	17.3	16.0	16.0	18.9	10.1	9.9	9.8	11.4	10.0	12.3	12.3	11.7
Argyll & Bute	13.5	9.3	9.4	12.6	9.3	7.0	8.9	3.6	1.9	1.9	5.7	4.6	5.9	5.8	5.8
Clackmannanshire	25.3	20.0	28.6	24.2	22.8	31.7	35.0	19.1	14.4	10.7	12.1	10.3	13.4	13.4	13.0
Dumfries & Galloway	12.8	9.1	9.3	11.7	10.6	10.6	8.7	3.9	3.8	3.8	5.2	4.0	4.2	4.2	2.4
Dundee City	30.1	29.7	27.0	29.2	27.8	30.2	31.4	11.3	10.7	9.9	12.0	10.2	16.1	16.1	12.3
East Ayrshire	25.5	25.1	28.1	28.9	28.1	28.0	28.0	10.9	10.5	9.2	10.2	8.8	11.0	11.0	10.4
East Dunbartonshire	19.4	19.0	18.8	20.1	20.8	18.4	16.4	13.4	13.0	13.0	14.4	13.7	15.2	15.2	15.1
East Lothian	21.5	17.5	16.8	17.6	16.2	18.7	17.9	4.7	4.3	4.3	5.2	3.9	18.8	18.7	13.2
East Renfrewshire	22.2	22.4	22.2	26.5	23.6	22.5	22.3	10.7	10.5	10.4	11.2	8.6	13.5	13.5	13.2
Edinburgh, City of	24.3	23.0	23.1	17.9	16.7	15.2	13.7	3.4	2.5	2.5	4.7	2.6	3.8	3.8	2.7
Falkirk	13.8	12.6	11.7	12.7	11.3	11.1	13.0	4.4	4.4	4.1	5.2	4.4	10.0	10.0	9.9
Fife	32.0	30.6	29.0	28.8	25.7	28.0	27.9	4.1	3.6	3.5	5.1	3.5	11.4	11.4	11.0
Glasgow City	59.9	60.3	60.1	60.6	59.1	57.5	61.8	41.7	40.9	40.7	41.7	35.9	40.3	40.2	40.6
Highland	18.7	19.4	20.2	20.9	13.9	15.2	12.6	13.4	13.0	12.9	13.7	9.0	11.3	11.3	9.8
Inverclyde	25.9	25.8	27.7	28.2	34.7	34.1	35.0	18.4	18.4	18.3	19.1	18.1	24.0	24.1	22.8
Midlothian	45.2	45.0	44.9	45.9	45.5	41.4	36.4	36.0	35.8	35.6	36.5	35.9	33.9	33.7	29.0
Moray	7.0	5.9	4.0	6.5	13.2	14.8	15.0	3.5	3.3	1.4	4.0	3.7	5.7	5.7	2.5
Na h-Eileanan Siar	4.8	5.0	4.9	5.5	4.8	4.7	4.7	2.3	2.3	2.3	2.9	2.2	3.8	3.9	3.9
North Ayrshire	41.1	39.9	45.2	43.3	39.3	39.9	39.5	17.9	17.8	17.8	18.7	18.1	23.3	23.5	21.0
North Lanarkshire	55.7	56.3	57.8	62.1	67.0	69.6	73.5	24.6	24.0	21.8	23.9	23.7	33.9	33.9	34.0
Orkney Islands	0.7	23.2	23.4	23.9	22.0	0.6	0.6	0.7	0.7	0.7	1.4	0.6	0.6	0.6	0.6
Perth & Kinross	18.7	18.3	19.0	20.8	20.4	16.4	15.2	3.5	3.0	2.9	5.3	2.9	5.3	5.3	5.4
Renfrewshire	32.3	32.0	32.1	33.1	31.9	21.1	30.9	11.1	10.5	9.5	10.8	9.5	21.1	21.1	21.2
Scottish Borders	44.4	44.3	43.3	43.6	40.9	38.4	38.4	18.3	17.7	17.9	16.4	15.1	23.0	22.9	22.8
Shetland Islands	1.0	1.0	1.0	1.9	0.9	0.9	0.8	0.9	0.9	0.9	1.7	0.8	0.8	0.8	0.8
South Ayrshire	22.7	20.1	20.4	22.5	24.8	25.0	30.9	7.0	4.7	4.7	6.1	5.0	16.2	16.2	16.2
South Lanarkshire	26.6	28.0	28.6	28.8	28.3	28.0	27.9	10.9	10.6	10.6	11.5	9.8	12.8	12.8	13.1
Stirling	13.2	12.0	12.5	18.6	11.3	9.0	9.7	10.1	8.9	8.0	10.9	3.3	4.3	4.2	4.9
West Dunbartonshire	62.5	67.6	62.0	59.5	60.7	62.1	64.0	42.8	40.3	39.4	37.9	36.2	41.1	41.4	42.3
West Lothian	25.4	25.0	25.3	25.7	24.7	20.3	20.0	10.7	10.4	10.4	10.9	10.2	11.3	11.3	9.9
Scotland	30.1	29.8	30.1	30.9	29.7	28.9	29.7	13.9	13.3	12.8	14.2	12.2	16.4	16.4	15.7

1. Population figures used for each local authority for 2015 are the latest mid-year estimates published by NRS (in this case 2014).
2. Further information on how this data was calculated is available in Annex Section A.7.

7 Derelict and Urban Vacant Land: Location relative to Deprivation

7.1 This section focuses on derelict and urban vacant land and where it is situated relative to the 15% most deprived datazones in Scotland (as identified by the 'Scottish Index of Multiple Deprivation' (SIMD 2012)). The SIMD identifies small area concentrations of multiple deprivation across all of Scotland. It contains 38 indicators in seven domains: Current Income, Employment, Health, Education, Skills and Training, Geographic Access to Services, Housing and Crime. SIMD 2012 was published in December 2012.

Table 10: Derelict and Urban Vacant Land located within the 15% most deprived datazones, 2011-2015^{1,2,3,4,5}

Local Authority	% of LA Datazones within Scotland's 15% most deprived (SIMD 2012)	2011		2012		2013		2014		2015	
		Area of Vacant & Derelict Land (Hectares)	Sites	Area of Vacant & Derelict Land (Hectares)	Sites	Area of Vacant & Derelict Land (Hectares)	Sites	Area of Vacant & Derelict Land (Hectares)	Sites	Area of Vacant & Derelict Land (Hectares)	Sites
Aberdeen City	8	5	4	5	4	5	4	5	4	4	4
Aberdeenshire	2	4	8	4	8	4	8	3	6	2	5
Angus	2	-	-	-	-	-	-	-	-	-	-
Argyll & Bute	8	3	7	3	8	2	6	2	6	3	7
Clackmannanshire	22	3	2	3	2	4	3	6	5	6	7
Dumfries & Galloway	7	4	1	4	1	4	1	4	1	4	1
Dundee City	31	90	93	80	92	89	99	91	100	94	102
East Ayrshire	21	19	16	19	16	29	17	25	17	24	16
East Dunbartonshire	2	1	1	1	1	1	1	1	1	1	1
East Lothian	3	*	1	-	-	-	-	-	-	-	-
East Renfrewshire	6	1	3	1	4	1	2	1	2	1	3
Edinburgh, City of	10	34	13	31	11	30	10	30	10	30	10
Falkirk	9	2	3	2	3	2	4	1	3	1	3
Fife	13	52	24	53	24	55	26	56	28	55	28
Glasgow City	42	748	565	720	559	701	536	702	520	679	508
Highland	6	91	40	90	37	82	30	82	30	76	24
Inverclyde	40	70	82	72	82	74	90	74	92	61	78
Midlothian	3	3	1	3	1	3	1	3	1	3	1
Moray	-	-	-	-	-	-	-	-	-	-	-
Na h-Eileanan Siar	-	-	-	-	-	-	-	-	-	-	-
North Ayrshire	26	91	52	90	54	89	53	112	51	112	51
North Lanarkshire	24	380	103	376	98	370	99	381	109	375	105
Orkney Islands	-	-	-	-	-	-	-	-	-	-	-
Perth & Kinross	3	-	-	-	-	-	-	-	-	-	-
Renfrewshire	22	87	82	85	79	82	76	82	77	77	70
Scottish Borders	4	-	-	-	-	-	-	-	-	-	-
Shetland Islands	-	-	-	-	-	-	-	-	-	-	-
South Ayrshire	12	7	7	7	7	5	7	2	7	2	7
South Lanarkshire	13	88	59	83	59	84	62	93	70	93	69
Stirling	6	15	11	15	11	17	11	9	9	9	8
West Dunbartonshire	26	24	24	24	23	23	21	26	22	27	20
West Lothian	6	7	5	7	5	7	5	7	5	7	5
Scotland	15	1,828	1,207	1,776	1,189	1,765	1,172	1,798	1,176	1,745	1,133

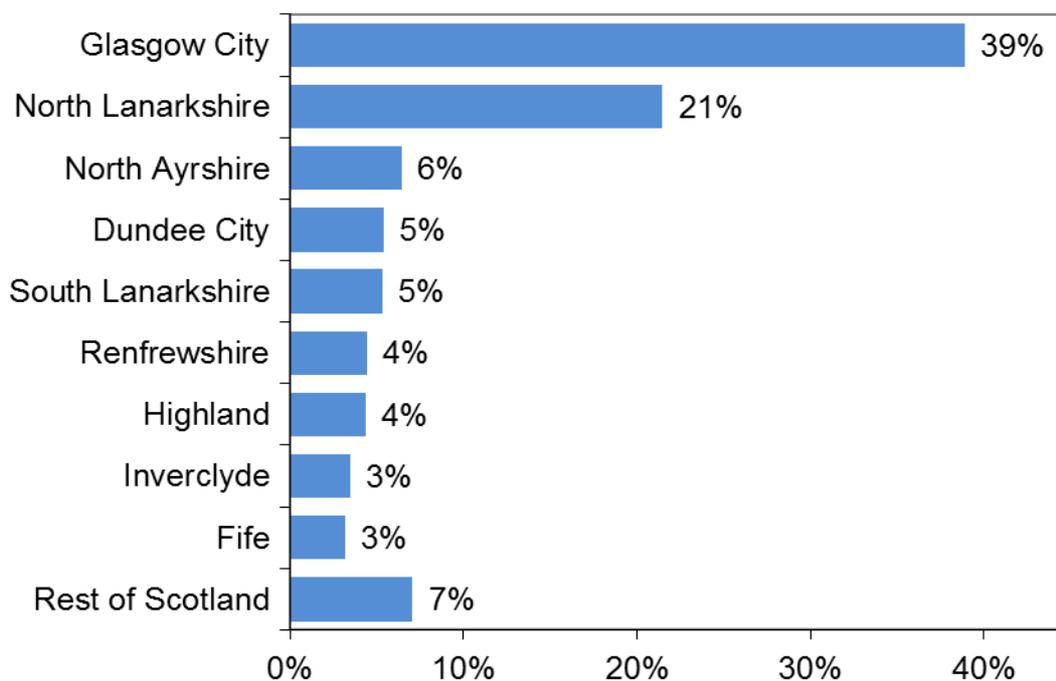
1. Figures may not sum due to rounding.
2. 2011-2015 analysis uses the results of SIMD 2012 published in December 2012. These results should not be compared with those published in previous bulletins due to the updated SIMD index.
3. See Annex Table E for details of council participation in different years.
4. Further information on how this data was calculated is available in Annex Section A.8
5. During 2015, historical data for the years 2009-2014 were revised to remove sites that had been taken out of the survey for definitional reasons and to correct any revisions to the data highlighted in the 2015 survey returns. Further information on this process is available in the Annex along with un-amended historical data for the survey years of 1996-2008.

7.2 Table 10 shows the proportion of each local authority's datazones that are within Scotland's 15% most deprived, and the amount of derelict and urban vacant land that is situated within those datazones for the years 2011-2015. In 2011, 1,828 hectares of derelict and urban vacant land were situated within the 15% most deprived datazones. By 2015 this had decreased to 1,745 hectares. This represents 14% of all derelict and urban vacant land recorded in Scotland in 2015.

7.3 Glasgow City has the largest amount of derelict and urban vacant land located within the 15% most deprived datazones for each of the last 5 years. This figure has decreased by 69 hectares between 2011 and 2015 from 748 hectares to 679 hectares. North Lanarkshire has the second highest amount of derelict and urban vacant land located within the 15% most deprived datazones for 2015. This figure has dropped between 2011 and 2015 from 380 hectares to 375 hectares.

7.4 At the other end of the scale Moray, Na h-Eileanan Siar, Orkney Islands and Shetland Islands have no datazones within Scotland's 15% most deprived, thus no derelict or urban vacant land could be recorded in Table 10. In addition to this, whilst Angus, East Lothian, Perth & Kinross and Scottish Borders do have datazones within Scotland's 15% most deprived, they did not have any derelict or urban vacant land situated within those areas in 2015.

Chart 3: Percentage of Derelict and Urban Vacant Land located within the 15% most deprived datazones, 2015



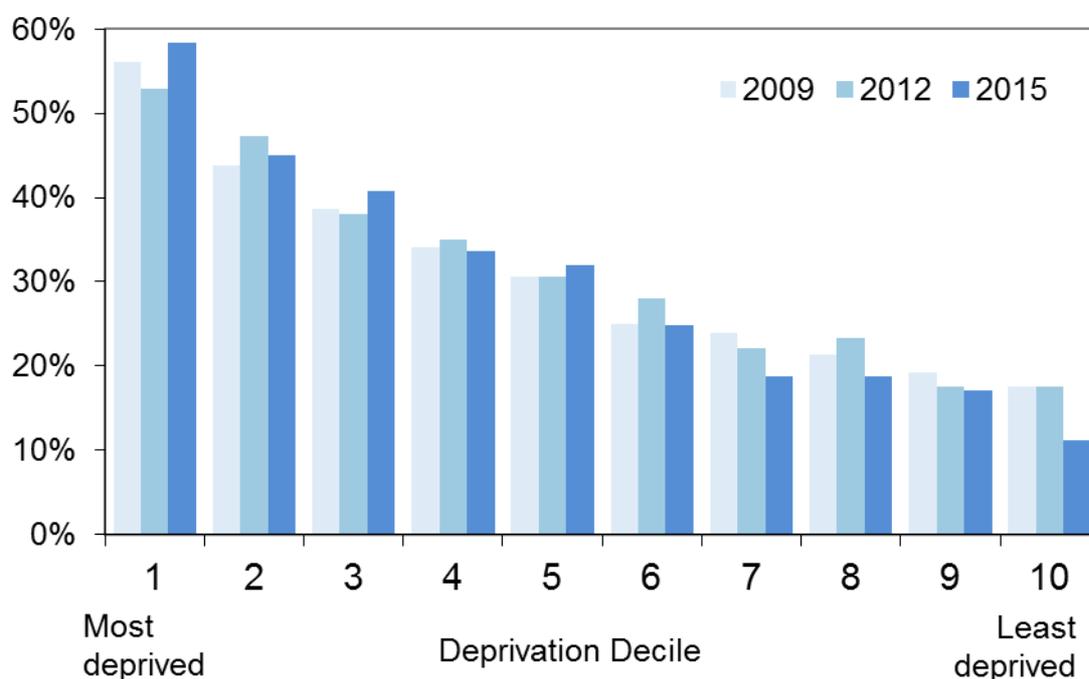
7.5 Chart 3 shows the amount of derelict and urban vacant land located within the 15% most deprived datazones in 2015, split by local authority. Glasgow City has the highest proportion, with 39% of all derelict and urban vacant land within the 15% most deprived datazones being located within this council's boundaries. North Lanarkshire is second; containing 21% of all derelict and urban vacant land located within the 15% most deprived datazones. Some distance behind those 2 councils lie North Ayrshire (6%) then Dundee City and South Lanarkshire (each with 5%)

and Renfrewshire and Highland (each with 4%). Across Scotland as a whole, three fifths of all derelict and urban vacant land located within the 15% most deprived datazones are in either Glasgow City or North Lanarkshire.

7.6 Chart 4 draws together the analysis on people’s proximity to derelict land in 2009, 2012 and 2015 and the information on deprivation levels contained within SIMD. Each deprivation decile is shown on the x-axis, decile 1 represents the 10% most deprived datazones in Scotland, through to decile 10, which represents the 10% least deprived datazones in Scotland. For each decile, the proportion of the total datazone population that lives within 500 metres of a derelict site in 2009, 2012 and 2015 is given.

7.7 A clear relationship can be seen in Chart 4, showing that as datazones get progressively less deprived, the proportion of their population that lives within 500 metres of a derelict site generally becomes smaller. This relationship holds for 2009, 2012 and 2015. The chart also shows that between 2009 and 2015, for the most deprived deciles, there are increases in the percentages of Scotland’s population living within 500 metres of derelict land whereas for the least deprived deciles the opposite is true.

Chart 4: Percentage of Scotland’s population living within 500 metres of Derelict Land by deprivation decile, 2009, 2012 & 2015¹

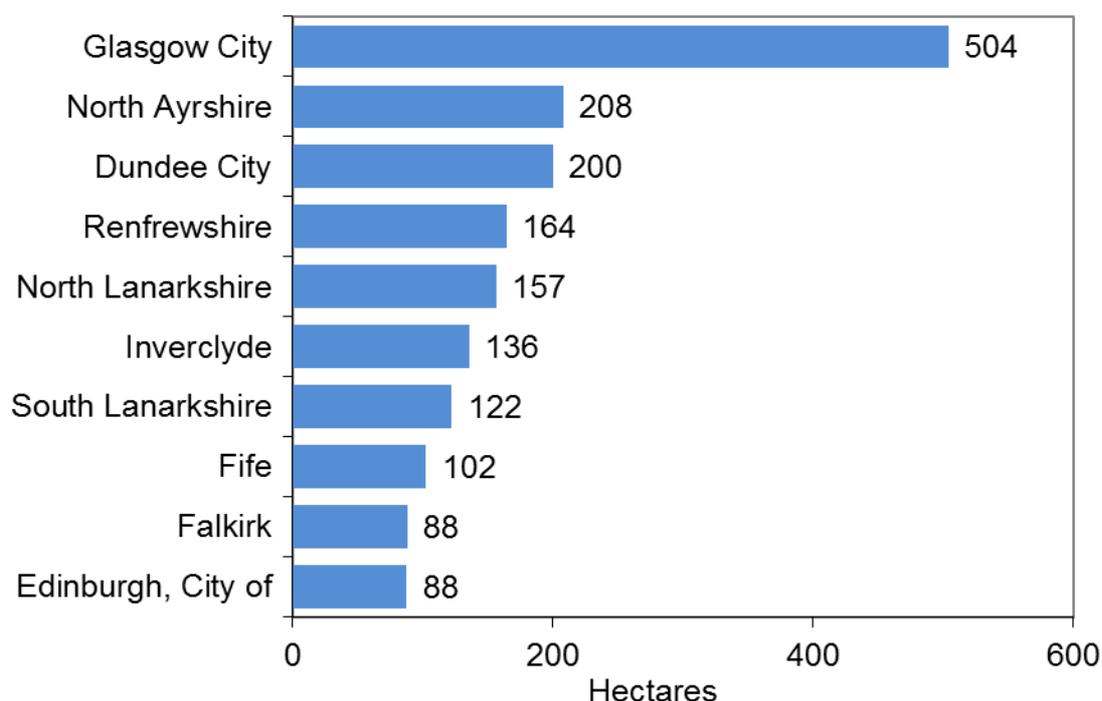


1. 2009 analysis uses 2008 mid-year population estimates and SIMD 2006 deciles, 2012 analysis uses 2011 mid-year estimates and SIMD 2009 deciles and 2015 analysis used 2014 mid-year population estimates and SIMD 2012 deciles.

8 Urban Vacant Land: Levels and Location

8.1 This section focuses exclusively on urban vacant land, its levels over the past seven years and its location within Scotland. As previously stated, vacant land is land which is unused for the purposes for which it is held and is viewed as an appropriate site for development. The land must either have had prior development on it or preparatory work has taken place in anticipation of future development. Vacant land is described as urban when it is located within settlements of over 2,000 in population. Unlike derelict land, urban vacant land is generally not in need of rehabilitation before new development can commence.

Chart 5: Local Authorities with the largest amount of Urban Vacant Land, 2015



8.2 Table 11 shows the amount of urban vacant land in Scotland, split by local authority for the years 2009-2015. Chart 5 shows the ten councils with the largest amounts of urban vacant land in 2015. There were 2,309 hectares of urban vacant land recorded in Scotland in 2015. Glasgow City has the most urban vacant land with 504 hectares, followed by North Ayrshire (208 hectares) and then Dundee City (200 hectares). In 2015, the largest areas of urban vacant land in Scotland were sites in Redburn, Irvine, North Ayrshire (22 hectares), Claverhouse Business Park, Dundee (22 hectares), the former Inverkip Power Station, Inverclyde (21 hectares) and Orchardbank Business Park, Angus (21 hectares).

8.3 Table 11 shows that in 2009 there were 2,588 hectares of urban vacant land in Scotland. This figure has fallen to a low of 2,309 hectares in 2015. Between 2009 and 2015 there has been an overall 11% (279 hectares) reduction in the amount of urban vacant land in Scotland. A small number of councils did not participate in every survey between 2009 and 2015. In those cases, previous years' data is rolled forward until new data becomes available.

Table 11: Total Urban Vacant Land by local authority area, 2009-2015^{1,2,3}

Local Authority	Total Urban Vacant Land Area (ha)							% Change 2009-2015 ⁵
	2009	2010	2011	2012	2013	2014	2015	
Aberdeen City	28	39	30	27	23	22	15	-45%
Aberdeenshire	28	28	46	48	40	38	38	34%
Angus	52	53	50	49	49	57	53	1%
Argyll & Bute ⁴	28	21	21	26	25	23	22	-20%
Clackmannanshire	21	17	16	10	13	17	16	-26%
Dumfries & Galloway	14	13	12	8	8	8	6	-57%
Dundee City	171	188	184	172	182	194	200	17%
East Ayrshire	43	54	53	53	61	55	55	30%
East Dunbartonshire	14	14	14	12	8	8	8	-46%
East Lothian	9	9	9	8	10	10	9	1%
East Renfrewshire	16	17	17	15	21	24	19	16%
Edinburgh, City of	95	96	97	97	100	97	88	-8%
Falkirk	83	81	77	77	82	82	88	7%
Fife	84	84	88	86	100	99	102	23%
Glasgow City	636	636	635	581	552	533	504	-21%
Highland	89	81	82	82	80	74	66	-26%
Inverclyde	98	98	98	117	123	120	136	39%
Loch Lomond & the Trossachs ⁴	n/a	n/a	7	6	6	6	3	n/a
Midlothian	20	15	17	17	17	11	11	-42%
Moray	20	24	17	14	12	12	7	-66%
Na h-Eileanan Siar	10	9	9	9	9	9	8	-13%
North Ayrshire	202	199	225	222	215	209	208	3%
North Lanarkshire	317	301	264	228	169	169	157	-51%
Orkney Islands	1	1	1	1	*	-	-	-100%
Perth & Kinross ⁴	11	11	9	9	8	21	20	87%
Renfrewshire	195	199	188	185	173	166	164	-16%
Scottish Borders	30	29	29	31	31	29	29	-4%
Shetland Islands	3	2	2	2	2	2	1	-57%
South Ayrshire	14	24	26	29	34	34	34	138%
South Lanarkshire	132	122	105	121	119	127	122	-7%
Stirling ⁴	37	37	40	41	44	34	33	-12%
West Dunbartonshire ⁴	24	23	20	20	20	21	15	-36%
West Lothian	64	61	61	61	62	72	72	12%
Scotland	2,588	2,586	2,550	2,463	2,397	2,379	2,309	-11%

1. Figures may not sum due to rounding.

2. See Annex Table E for details of council participation in different years.

3. During 2015, historical data for the years 2009-2014 were revised to remove sites that had been taken out of the survey for definitional reasons and to correct any revisions to the data highlighted in the 2015 survey returns. Further information on this process is available in the Annex along with un-amended historical data for the survey years of 1996-2008.

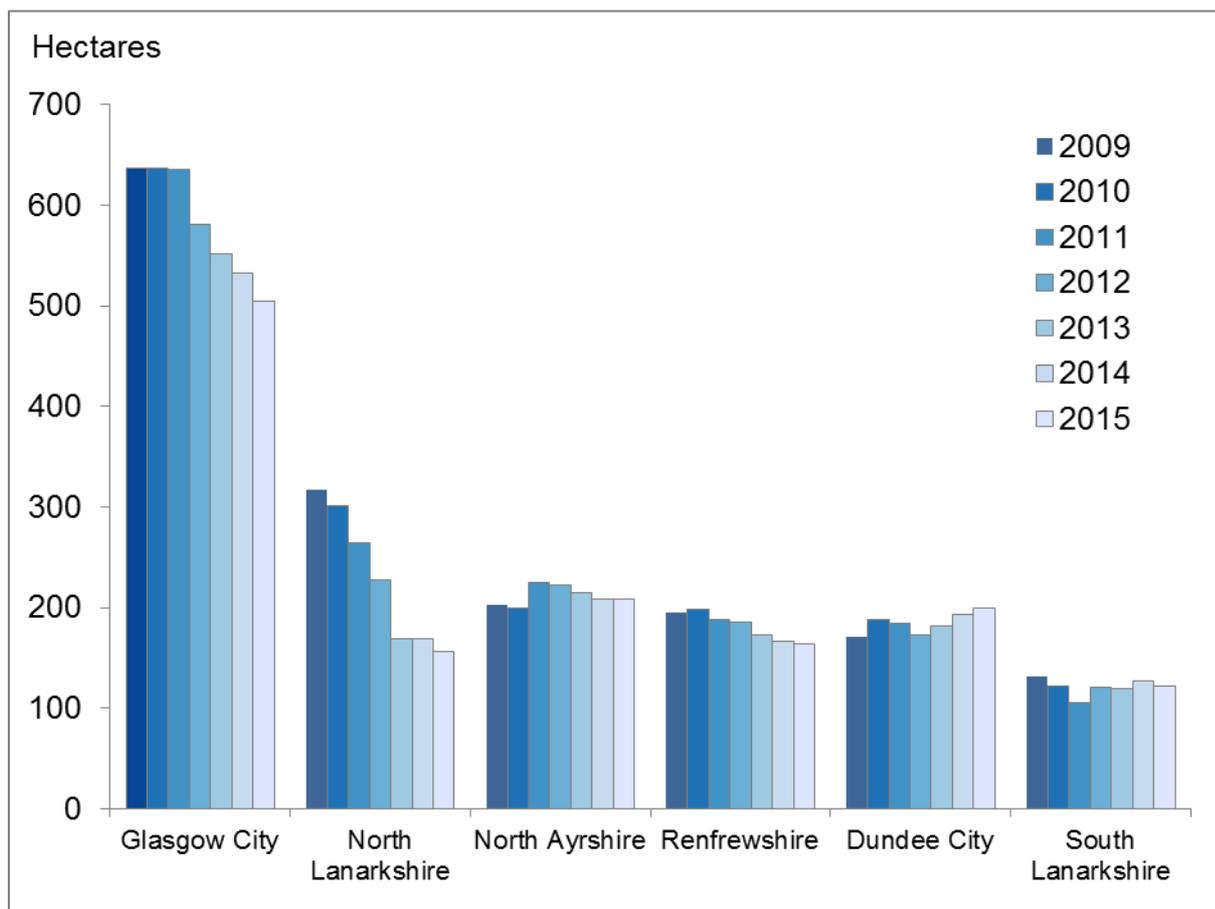
4. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

5. Previous SVDLS bulletins have used different base years for percentage change and so these percentages should not be compared with those in previous bulletins.

8.4 Changes in the relative amount of urban vacant land in Scotland show greater variation at council level. The largest absolute reduction was seen in North Lanarkshire, down by 160 hectares (51%) from 317 hectares in 2009 to 157 hectares in 2015. Some of the larger percentage changes for certain councils (for example South Ayrshire and Orkney islands) are due to there only being a small base of recorded land in 2009.

8.5 Looking at the 6 councils with the most urban vacant land in 2009, Chart 6 shows the change since 2009 in total levels of urban vacant land. Glasgow City has consistently had the highest amount of urban vacant land in Scotland for the period 2009-2015. Glasgow reported 636 hectares of urban vacant land in 2009, decreasing to 504 hectares (a net decrease of 21%) by 2015. The other three authorities recording percentage decreases are North Lanarkshire (51%), Renfrewshire (16%) and South Lanarkshire (7%). In contrast Dundee City (17%) and North Ayrshire (3%) have seen increases in their level of urban vacant land during the past 6 years.

Chart 6: Total level of Urban Vacant Land in top 6 local authorities (as at 2009), 2009-2015



9 Derelict and Urban Vacant Land: Previous Uses and Other Characteristics

9.1 This section focuses on what the previous uses were for derelict and urban vacant land before it fell out of use. Information is also provided on how long derelict and urban vacant land has lain out of use and how developable that land is.

In previous surveys local authorities were asked to indicate up to three preferred future uses for sites as defined in the most recent local plan or other approved local authority planning policy documents. After consultation with relevant stakeholders it was agreed that these data would no longer be collected. Therefore from the 2013 bulletin onwards there is no analysis of future use provided.

The previous uses of derelict and urban vacant sites are shown in Table 12. Former agricultural land should only be included if it is characterised by specific unsightliness or neglect. However, local authorities have explained that in some instances former agricultural land is released for development and is then classed as vacant where either the land is prepared for development or development starts on the land.

The previous use was unknown for 660 hectares of land (3% of the total amount of derelict and 14% of the total amount of urban vacant land recorded in 2015). For those sites where the previous use is known, 38% of derelict land recorded in 2015 had been previously used for mineral activity (3,768 hectares), 19% for defence (1,941 hectares) and a further 18% for manufacturing (1,835 hectares). The most common previous use for urban vacant land, where previous use is known, was agriculture (19%, or 382 hectares) and the second most common previous use was residential development, accounting for 18% of recorded urban vacant land (355 hectares).

Table 12: Previous uses of Derelict and Urban Vacant Land, 2015¹

Previous Use	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area)	No. of Sites	Area (ha)	% of Total V&D Land (by Area)	No. of Sites
Agriculture	211	2	116	382	19	156	593	5	272
Business Class	5	*	11	9	*	13	14	*	24
Community & Health	622	6	126	99	5	81	721	6	207
Defence	1,941	19	37	33	2	22	1,974	16	59
Education	107	1	87	208	11	141	315	3	228
Forestry/Woodland	14	*	9	34	2	11	48	*	20
Green/Environmental	-	-	-	-	-	-	-	-	-
Manufacturing	1,835	18	304	274	14	127	2,109	18	431
Mineral Activity	3,768	38	283	22	1	6	3,790	32	289
Nature Conservation	8	*	1	-	-	-	8	*	1
Offices	8	*	13	12	1	22	20	*	35
Other General Industry ²	428	4	123	144	7	125	572	5	248
Passive Open Space	26	*	16	63	3	54	89	1	70
Prepared Ground	-	-	-	-	-	-	-	-	-
Recreation & Leisure ³	112	1	71	58	3	68	170	1	139
Residential	163	2	204	355	18	443	519	4	647
Retailing	15	*	43	34	2	53	49	*	96
Storage	188	2	84	51	3	52	240	2	136
Transport	268	3	138	76	4	74	344	3	212
Utility Services	137	1	31	30	2	17	167	1	48
Wholesale Distribution	14	*	8	23	1	9	36	*	17
Other	168	2	85	70	4	72	238	2	157
<i>% of categorised sites</i>		<i>100</i>			<i>100</i>			<i>100</i>	
Unknown ⁴	327	-	175	332	-	340	660	-	515
Total	10,365		1,965	2,309		1,886	12,674		3,851

1. Figures may not sum due to rounding

2. Excluding manufacturing

3. Excluding passive open space

4. Unknown values are excluded from the calculation of percentages

Where the length of time a site has lain unused was known, 34% (1,732 hectares) of urban vacant or derelict land within settlements and 31% (2,166 hectares) of derelict land within the countryside had been unused since before 1991 (Tables 13 and 14). Taken as a whole, 32% (3,898 hectares) of all vacant and derelict land across Scotland has been lying unused for at least 24 years. There is a large degree of variation at council level for how long vacant and derelict land has been unused.

Table 13: Sites in Settlements: Date when Urban Vacant or Derelict Land was first identified, by local authority area, 2015^{1,2,3}

Local Authority	Pre-1991		1991-1995		1996-2000		2001-2005		2006-2010		2011-2015		Unknown ⁴	Total
	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	Area (ha)
Aberdeen City	4	18	-	-	2	8	3	14	5	22	9	38	11	36
Aberdeenshire	1	2	2	6	2	7	4	14	16	56	4	14	29	58
Angus	9	12	7	9	5	6	26	33	13	17	18	23	3	80
Argyll & Bute ⁵	7	43	*	2	-	-	-	-	4	24	5	32	14	30
Clackmannanshire	5	17	-	-	-	-	6	20	1	3	17	59	-	28
Dumfries & Galloway	7	60	-	-	2	13	3	24	*	2	-	-	23	36
Dundee City	43	20	11	5	35	17	31	15	43	20	49	23	2	215
East Ayrshire	51	45	24	21	2	2	19	17	9	8	7	6	9	121
East Dunbartonshire	21	53	12	30	-	-	2	4	-	-	5	13	-	40
East Lothian	1	5	-	-	2	8	1	3	6	24	16	61	6	31
East Renfrewshire	9	18	15	30	1	2	16	31	2	4	7	14	-	51
Edinburgh, City of	11	9	2	2	25	21	11	9	52	43	20	17	59	181
Falkirk	46	36	12	9	3	2	21	17	19	15	26	20	13	139
Fife	80	25	13	4	81	26	90	29	32	10	18	6	7	321
Glasgow City	448	40	129	12	154	14	113	10	189	17	77	7	-	1,109
Highland	173	78	13	6	14	6	15	7	4	2	3	2	17	240
Inverclyde	23	14	7	5	21	13	11	7	26	16	75	46	*	164
Loch Lomond & the Trossachs ⁵	10	39	1	2	-	-	16	59	*	*	-	-	2	28
Midlothian	12	69	*	1	1	3	3	19	-	-	2	8	5	23
Moray	4	35	-	-	2	17	2	15	1	9	3	24	2	15
Na h-Eileanan Siar	1	27	2	60	*	7	*	6	-	-	-	-	6	10
North Ayrshire	191	36	53	10	92	17	83	16	96	18	14	3	6	535
North Lanarkshire	198	21	343	36	51	5	43	5	236	25	78	8	6	954
Orkney Islands	3	100	-	-	-	-	-	-	-	-	-	-	-	3
Perth & Kinross ⁵	7	20	2	5	2	5	9	26	15	42	1	2	5	39
Renfrewshire	59	26	13	6	28	12	27	12	85	37	16	7	-	228
Scottish Borders	4	37	4	33	-	-	-	-	2	22	1	7	51	62
Shetland Islands	-	-	-	-	-	-	1	100	-	-	-	-	1	2
South Ayrshire	55	66	3	3	9	11	3	4	13	15	*	1	24	107
South Lanarkshire	90	41	7	3	6	3	17	8	49	22	51	23	49	268
Stirling ⁵	1	4	-	-	7	27	1	4	14	50	4	15	25	52
West Dunbartonshire ⁵	82	46	28	15	8	4	28	16	14	8	20	11	1	182
West Lothian	74	71	-	-	*	*	15	14	14	13	2	2	70	175
Scotland	1,732	34	703	14	554	11	621	12	959	19	547	11	447	5,562

1. Figures may not sum due to rounding.
2. Figures are for total vacant land in settlements of 2,000 and over and derelict land in all settlements. Settlements as defined by local authorities in their latest council approved local plans (see Annex Section A.5).
3. See Annex Table E for details of council participation in different years.
4. Unknown values are excluded from the calculation of percentage values.
5. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

Table 14: Sites in the Countryside: Date when Derelict Land was first identified, by local authority area, 2015^{1,2,3}

Local Authority	Pre-1991		1991-1995		1996-2000		2001-2005		2006-2010		2011-2015		Unknown ⁴	Total
	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	%	Area (ha)	Area (ha)
Aberdeen City	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Aberdeenshire	13	100	-	-	-	-	-	-	-	-	-	-	*	13
Angus	55	66	1	1	2	2	-	-	18	21	8	9	1	84
Argyll & Bute ⁵	-	-	-	-	-	-	-	-	-	-	-	-	29	29
Clackmannanshire	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Dumfries & Galloway	359	91	37	9	-	-	-	-	*	*	-	-	*	397
Dundee City	-	-	-	-	-	-	-	-	-	-	-	-	-	-
East Ayrshire	153	6	1	*	-	-	-	-	-	-	2,217	93	44	2,415
East Dunbartonshire	9	44	1	3	-	-	2	12	-	-	8	41	9	29
East Lothian	12	25	2	4	14	30	-	-	19	41	-	-	2	49
East Renfrewshire	-	-	2	83	*	17	-	-	-	-	-	-	-	2
Edinburgh, City of	-	-	-	-	-	-	-	-	-	-	-	-	2	2
Falkirk	25	62	-	-	3	8	7	16	6	15	-	-	13	53
Fife	128	41	-	-	71	23	73	23	40	13	1	*	17	329
Glasgow City	23	65	12	32	1	3	-	-	-	-	-	-	-	36
Highland	725	67	18	2	64	6	256	24	23	2	-	-	16	1,102
Inverclyde	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Loch Lomond & the Trossachs ⁵	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Midlothian	133	83	2	1	26	16	-	-	-	-	-	-	12	173
Moray	-	-	-	-	-	-	-	-	-	-	-	-	-	-
Na h-Eileanan Siar	-	-	-	-	-	-	-	-	-	-	-	-	-	-
North Ayrshire	42	5	32	4	19	2	635	80	67	8	1	*	1	798
North Lanarkshire	107	35	1	*	25	8	16	5	6	2	154	50	3	312
Orkney Islands	35	100	-	-	-	-	-	-	-	-	-	-	-	35
Perth & Kinross ⁵	2	40	-	-	-	-	2	31	2	29	-	-	1	6
Renfrewshire	-	-	-	-	666	97	-	-	-	-	18	3	-	684
Scottish Borders	7	100	-	-	-	-	-	-	-	-	-	-	9	16
Shetland Islands	1	100	-	-	-	-	-	-	-	-	-	-	4	5
South Ayrshire	-	-	-	-	-	-	-	-	-	-	-	-	1	1
South Lanarkshire	99	67	9	6	*	*	35	24	5	4	-	-	44	192
Stirling ⁵	109	98	*	*	2	1	-	-	*	*	-	-	1	112
West Dunbartonshire ⁵	-	-	-	-	-	-	-	-	-	-	-	-	-	-
West Lothian	129	56	32	14	-	-	69	30	-	-	-	-	7	238
Scotland	2,166	31	150	2	893	13	1,094	16	186	3	2,406	35	217	7,112

1. Figures may not sum due to rounding.
2. Figures are for derelict land in the countryside.
3. See Annex Table E for details of council participation in different years.
4. Unknown values are excluded from the calculation of percentage values.
5. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

Table 15: Development Potential of Derelict and Urban Vacant Land, 2015¹

Development Potential	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area)	No. of Sites	Area (ha)	% of Total Land (by Area)	No. of Sites
Developable - Short Term ²	2,275	24	467	975	45	731	3,250	28	1,198
Developable - Medium Term ³	2,350	25	492	828	38	657	3,178	27	1,149
Developable - Undetermined	1,840	19	553	311	14	320	2,151	18	873
Uneconomic to Develop/Reclamation for 'Soft' End Use <i>Percentage of categorised sites</i>	2,992	32	237	61	3	72	3,053	26	309
Unknown ⁴	908	-	216	134	-	106	1,042	-	322
Total	10,365		1,965	2,309		1,886	12,674		3,851

1. Figures may not sum due to rounding.
2. Expectation of development within five years.
3. Expectation of development between five to ten years.
4. Unknown values are excluded from the calculation of percentage values.

Table 15 shows the development potential of derelict and urban vacant land within Scotland. 24% of all derelict land within Scotland (with known development potential) is developable in the short term, compared to 45% of all urban vacant land with known development potential. The higher proportion of urban vacant land being developable in the short term, compared to derelict land, is not surprising given derelict land (by definition) requires some form of rehabilitation before new development can commence. Overall, 28% of all derelict and urban vacant land within Scotland (with known development potential) is developable in the short term. Across Scotland, 32% of derelict land and 3% of urban vacant land is seen by local authorities as being uneconomic to develop and/or is viewed as suitable to reclaim for a 'soft' end use (i.e. non-built use).

Table 16: Ownership of Derelict and Urban Vacant Land, 2015¹

Ownership	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area)	No. of Sites	Area (ha)	% of Total Land (by Area)	No. of Sites
Single Owner: Public	1,527	16	429	939	46	814	2,466	21	1,243
Single Owner: Private	7,463	79	1,060	943	46	741	8,406	73	1,801
Multiple Owners: Public	72	1	25	22	1	21	94	1	46
Multiple Owners: Private	63	1	26	40	2	23	103	1	49
Mixed Owners <i>Percentage of categorised sites</i>	305	3	71	116	6	62	421	4	133
Single Owner: Unknown ²	935	-	354	249	-	225	1,184	-	579
Total	10,365		1,965	2,309		1,886	12,674		3,851

1. Figures may not sum due to rounding.
2. Unknown values are excluded from the calculation of percentage values.

In 2015, a majority of all derelict and urban vacant land with known ownership had a single private owner (73% or 8,406 hectares). 21% or 2,466 hectares of derelict and urban vacant land with known ownership had a single public owner. The remaining 6% of derelict and urban vacant land with known ownership is split 1% (103 hectares) multiple private owners, 4% (421 hectares) mixed public and private ownership and 1% (94 hectares) multiple public owners. Out of all the 12,674

hectares of derelict and urban vacant land recorded in 2015, 9% (1,184 hectares) has ownership unknown to the local authority.

10 Derelict and Urban Vacant Land: New and Reclaimed Sites

10.1 Table 17 shows the area and number of new distinct sites in 2015 that have been identified as vacant or derelict since the last survey was conducted. This does not include the 2,217 hectares of derelict land identified in East Ayrshire, as this has been added to both 2014 and 2015. There were 98 hectares (55 sites) of newly identified derelict land since the previous survey. Of these 30 hectares (4 sites) were in Argyll & Bute. There were 78 hectares (66 sites) of newly identified urban vacant land since the previous survey. Of these, 30 hectares (6 sites) were in Inverclyde, 10 hectares (8 sites) in Renfrewshire and 8 hectares (9 sites) were in Dundee City. Note that these figures relate only to completely new sites identified. Sites listed in the previous survey which changed in size or changed from derelict to vacant or vice versa are not included in Table 17. This increase accounts for approximately 176 additional hectares of land.

Table 17: New Sites identified since the previous survey by local authority area, 2015^{1,2}

Local Authority	Derelict Land		Urban Vacant Land		Total Derelict and Urban Vacant Land	
	Area (ha)	No. of Sites	Area (ha)	No. of Sites	Area (ha)	No. of Sites
Aberdeen City	-	-	1	2	1	2
Aberdeenshire	-	-	3	1	3	1
Angus	1	1	1	1	2	2
Argyll & Bute ³	30	4	1	3	31	7
Clackmannanshire	1	1	1	4	2	5
Dumfries & Galloway	-	-	-	-	-	-
Dundee City	2	4	8	9	10	13
East Ayrshire	-	-	1	3	1	3
East Dunbartonshire	9	1	-	-	9	1
East Lothian	16	2	-	-	16	2
East Renfrewshire	-	-	*	1	*	1
Edinburgh, City of	-	-	4	5	4	5
Falkirk	8	2	6	3	13	5
Fife	-	-	-	-	-	-
Glasgow City	10	12	2	4	12	16
Highland	1	1	3	1	3	2
Inverclyde	4	2	30	6	34	8
Loch Lomond & the Trossachs ³	-	-	-	-	-	-
Midlothian	-	-	-	-	-	-
Moray	-	-	-	-	-	-
Na h-Eileanan Siar	-	-	-	-	-	-
North Ayrshire	-	-	2	4	2	4
North Lanarkshire	7	11	*	1	7	12
Orkney Islands	-	-	-	-	-	-
Perth & Kinross ³	-	-	-	-	-	-
Renfrewshire	-	-	10	8	10	8
Scottish Borders	-	-	-	-	-	-
Shetland Islands	-	-	-	-	-	-
South Ayrshire	8	11	1	2	9	13
South Lanarkshire	1	1	3	6	5	7
Stirling ³	-	-	-	-	-	-
West Dunbartonshire ³	1	2	2	2	3	4
West Lothian	-	-	-	-	-	-
Scotland	98	55	78	66	176	121

1. Figures may not sum due to rounding.
2. Sites identified since the previous survey but recorded as falling out of use prior to 2014 are not included in the above table. However, where the local authority does not know when a site first became vacant or derelict then it will appear in the above.
3. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011 onwards. Prior to 2011, these sites were classified within the relevant local authority boundary.

10.2 Tables 18 to 24 relate only to sites (or parts thereof) which were brought back into actual use. Sites removed for definitional reasons or due to naturalisation are not included. 16 sites and 55 hectares of formerly derelict and urban vacant land in 2015 were removed due to naturalisation in the 2015 survey. Details of land removed for definitional reasons can be found in Table D in the Annex.

Table 18: Derelict Land reclaimed and Urban Vacant Land brought back into use since the previous survey, by local authority area, 2015¹

Local Authority	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area)	No. of Sites	Area (ha)	% of Total Land (by Area)	No. of Sites
Aberdeen City	3	1	4	7	5	6	10	3	10
Aberdeenshire	*	*	2	3	2	4	3	1	6
Angus	-	-	-	5	3	5	5	1	5
Argyll & Bute ²	*	*	1	*	*	2	1	*	3
Clackmannanshire	5	3	3	1	1	2	6	2	5
Dumfries & Galloway	*	*	1	2	1	1	2	1	2
Dundee City	*	*	1	6	4	13	6	2	14
East Ayrshire	*	*	2	1	*	1	1	*	3
East Dunbartonshire	*	*	1	-	-	-	*	*	1
East Lothian	*	*	1	1	*	1	1	*	2
East Renfrewshire	1	*	1	5	3	3	6	2	4
Edinburgh, City of	14	7	4	14	9	9	28	8	13
Falkirk	4	2	2	-	-	-	4	1	2
Fife	3	1	5	1	1	2	4	1	7
Glasgow City	15	7	20	25	17	37	40	11	57
Highland	10	5	6	11	7	14	21	6	20
Inverclyde	1	*	2	16	11	22	17	5	24
Loch Lomond and the Trossachs ²	-	-	-	3	2	2	3	1	2
Midlothian	18	9	12	-	-	-	18	5	12
Moray	-	-	-	6	4	2	6	2	2
Na h-Eileanan Siar	-	-	-	1	*	1	1	*	1
North Ayrshire	*	*	1	6	4	7	7	2	8
North Lanarkshire	36	18	28	7	4	10	43	12	38
Orkney Islands	-	-	-	-	-	-	-	-	-
Perth & Kinross ²	1	*	2	*	*	1	1	*	3
Renfrewshire	14	7	4	12	8	18	26	7	22
Scottish Borders	*	*	1	1	*	2	1	*	3
Shetland Islands	-	-	-	1	*	1	1	*	1
South Ayrshire	2	1	4	1	1	1	3	1	5
South Lanarkshire	*	*	1	15	10	20	15	4	21
Stirling ²	*	*	1	1	*	3	1	*	4
West Dunbartonshire ²	3	1	4	1	*	2	3	1	6
West Lothian	71	35	5	*	*	1	71	20	6
Scotland	205	100	119	150	100	193	356	100	312

1. Figures may not sum due to rounding.

2. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

10.3 Table 18 shows that a total of 356 hectares (312 sites) were reclaimed or brought back into use since the previous survey, this figure includes vacant sites that were previously derelict and excludes those sites removed for definitional reasons or due to naturalisation. 205 hectares of land reclaimed back into use was previously derelict, of which 18% was in North Lanarkshire (36 hectares). Of the 150 hectares of urban vacant land brought back into use 17% was in Glasgow City (25 hectares). The largest individual derelict or urban vacant site brought back into use in 2015 was the former Drumshoreland bing (32 hectares) in West Lothian, now in use for mineral activity.

10.4 The new use of sites, or part of sites, that were reclaimed or brought back into use (excluding sites removed for definitional reasons) are shown in Table 19. The most common new use for derelict land was for residential development, with 43% (88 hectares) of the land reclaimed for this purpose. The second most common new use was for mineral activity, accounting for 31% (63 hectares). For urban vacant land the most common new use was also residential development, with 45% (67 hectares) of the land reclaimed for this purpose, followed by passive open space with 9% (14 hectares) reclaimed.

Table 19: Reclaimed Derelict Land and Urban Vacant Land brought back into use since the previous survey, by new use, 2015¹

New Use	Derelict Land			Urban Vacant Land			Total Derelict and Urban Vacant Land		
	Area (ha)	% of Derelict Land (by Area)	No. of Sites	Area (ha)	% of Urban Vacant Land (by Area)	No. of Sites	Area (ha)	% of Total Land (by Area)	No. of Sites
Agriculture	15	7	4	-	-	-	15	4	4
Business Class	1	*	2	7	4	13	7	2	15
Community & Health	1	1	3	2	1	3	3	1	6
Defence	-	-	-	-	-	-	-	-	-
Education	*	*	1	2	1	5	2	1	6
Green/Environmental	-	-	-	1	1	2	1	*	2
Manufacturing	-	-	-	9	6	3	9	3	3
Mineral Activity	63	31	2	-	-	-	63	18	2
Offices	-	-	-	1	*	3	1	*	3
Other General Industry ²	3	2	6	9	6	10	13	4	16
Passive Open Space	1	*	2	14	9	23	15	4	25
Recreation & Leisure ³	8	4	9	9	6	13	16	5	22
Residential	88	43	65	67	45	75	155	44	140
Retailing	4	2	7	5	4	11	9	2	18
Storage	2	1	4	9	6	13	12	3	17
Transport	18	9	12	9	6	13	28	8	25
Utility Services	*	*	1	2	1	1	3	1	2
Wholesale Distribution	-	-	-	2	1	1	2	1	1
Woodland (Community-Based)	-	-	-	-	-	-	-	-	-
Woodland (Non-Community-Based)	-	-	-	-	-	-	-	-	-
Vacant Pending New Use	-	-	-	-	-	-	-	-	-
Other	-	-	-	2	1	4	2	*	4
Unknown ⁴	*	-	1	-	-	-	*	-	1
Total	205	100	119	150	100	193	356	100	312

1. Figures may not sum due to rounding.

2. Excluding Manufacturing.

3. Excluding Passive Open Space.

4. Unknown values are excluded from the calculation of percentages.

10.5 Table 20 shows the sources of funding used for bringing derelict and urban vacant land back into use since the previous survey. The most common source of funding was the private sector (53%). Public sector funding accounted for 13% of reclaimed land, and the source of funding was unknown for 23% of reclaimed land. Midlothian had the greatest area brought back into use by public funding (17 hectares), whereas North Lanarkshire reclaiming the most land with private funding (38 hectares).

10.6 For land receiving public/mixed funding the largest area of new use was for residential development (52%), followed by transport (27%). For privately funded land the largest area of new use was also for residential development (61%), followed by recreation & leisure (5%).

Table 20: Sources of funding used for Derelict Land reclaimed and Urban Vacant Land brought back into use since the previous survey, by local authority area, 2015¹

Local Authority	Public sector funding (ha)	Private sector funding (ha)	Mixed funding ² (ha)	Unknown (ha)	None / not applicable (ha)	Total (ha)
Aberdeen City	2	8	-	-	-	10
Aberdeenshire	1	2	-	-	-	3
Angus	1	4	-	-	-	5
Argyll & Bute ³	-	-	-	1	*	1
Clackmannanshire	*	5	1	-	-	6
Dumfries & Galloway ⁴	-	*	-	-	2	2
Dundee City	4	-	-	-	2	6
East Ayrshire	-	-	-	1	-	1
East Dunbartonshire	-	*	-	-	-	*
East Lothian	-	1	-	-	-	1
East Renfrewshire	2	4	-	-	-	6
Edinburgh, City of	1	27	-	-	-	28
Falkirk	-	4	-	-	-	4
Fife	*	4	-	-	-	4
Glasgow City	1	19	20	-	-	40
Highland	-	21	-	*	-	21
Inverclyde	1	4	-	-	13	17
Loch Lomond and the Trossachs ³	2	-	-	*	-	3
Midlothian	17	*	-	1	-	18
Moray	-	-	-	6	-	6
Na h-Eileanan Siar	1	-	-	-	-	1
North Ayrshire	*	6	-	-	-	7
North Lanarkshire	2	38	1	-	2	43
Orkney Islands						
Perth & Kinross ³	1	*	-	-	-	1
Renfrewshire	1	25	-	-	-	26
Scottish Borders	-	1	*	-	-	1
Shetland Islands	-	-	-	1	-	1
South Ayrshire	-	3	-	-	*	3
South Lanarkshire	2	13	-	-	*	15
Stirling ³	1	-	-	-	-	1
West Dunbartonshire ³	3	*	-	-	-	3
West Lothian	-	-	-	71	-	71
Scotland	45	190	21	81	19	356

1. Figures may not sum due to rounding.

2. Mixed public and private sector funding or partnership.

From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

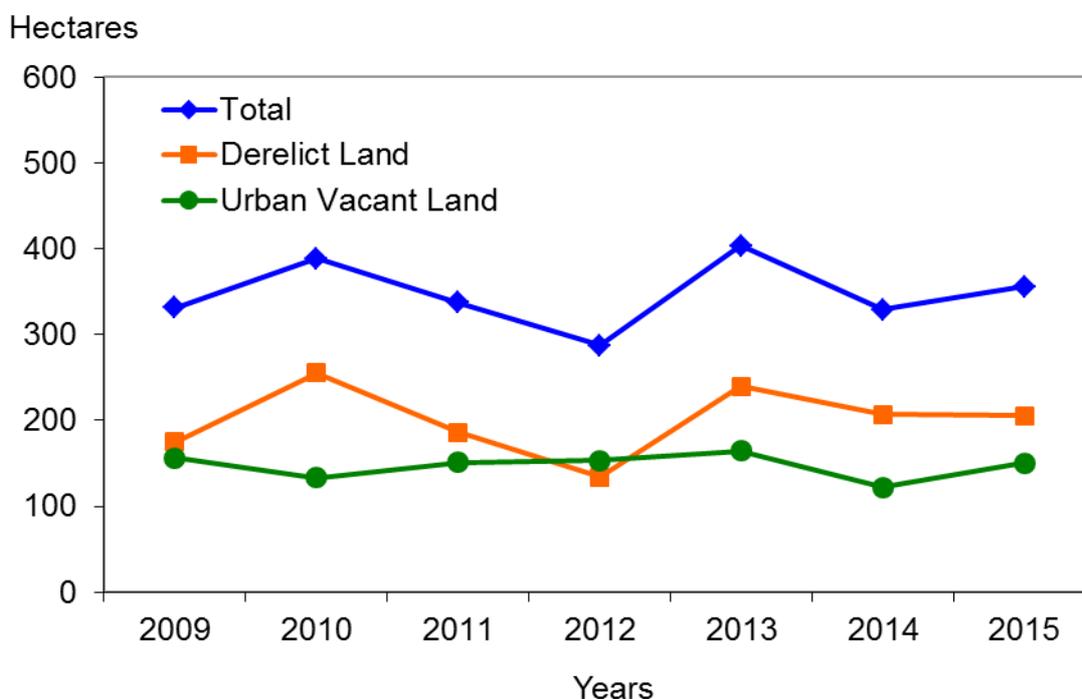
10.7 Table 21 and Chart 7 show the total amount of derelict land reclaimed and urban vacant land reused in each of the past 7 survey years. The amount of derelict land reclaimed has varied over the period 2009 to 2015, with the lowest amount reclaimed in 2012 (134 hectares). On average, 200 hectares of derelict land was reclaimed between 2009 and 2015. In 2015 there were 205 hectares of derelict land reclaimed on 119 sites. On average, 147 hectares of urban vacant land was reused between 2009 and 2015. The lowest amount of urban vacant land reused was in 2014 (122 hectares). In 2015 there were 150 hectares of urban vacant land reclaimed on 193 sites.

Table 21: Total Derelict and Urban Vacant Land reclaimed, 2009-2015^{1,2,3}

	2009	2010	2011	2012	2013	2014	2015
Derelict Land (ha)	175	256	186	134	239	207	205
<i>Total Sites</i>	139	118	113	92	133	123	119
Urban Vacant Land (ha)	156	133	151	153	164	122	150
<i>Total Sites</i>	192	158	150	141	188	140	193
Total Area Reclaimed (Derelict & Urban Vacant)	331	389	338	288	404	329	356
<i>Total Sites</i>	331	276	263	233	321	263	312

1. Figures may not sum due to rounding.
2. See Annex Table E for details of council participation in different years.
3. During 2015, historical data on the reuse of land from the years 2009-2014 were revised to correct any revisions to the data highlighted in the 2015 survey returns. Further information on this process is available in Annex A.4.

Chart 7: Total Derelict and Urban Vacant Land Reclaimed, 2009-2015



10.8 Table 22 shows the amount of formerly derelict and urban vacant land that has been reclaimed or reused with the involvement of the Scottish Government's Vacant and Derelict Land Fund (VDLF). The 3 councils in receipt of this fund since the 2005/06 financial year were Dundee City, Glasgow City and North Lanarkshire. South Lanarkshire joined the scheme in 2006/07 and then Highland joined in 2008/09. In 2015/16 Fife replaced Dundee. To date, a total of 332 hectares of formerly derelict and urban vacant land has been removed from the survey with the

VDLF making either a partial or full contribution. Glasgow City have reused 132 hectares and Dundee City have reused 87 hectares (across 71 and 60 sites respectively) of formerly derelict and urban vacant land using the fund. Any involvement the VDLF has had with existing sites in the 2015 SVDLS (i.e. those not yet removed from the survey) is not recorded in Table 21, but will appear when the sites are bought back into use in the future.

Table 22: Sites where the Vacant and Derelict Land Fund (VDLF) was a funding source used to reclaim Derelict Land and bring Urban Vacant Land back into use, 2005-2015^{1,2,3,4}

Local Authorities receiving Vacant and Derelict Land Funds	Derelict Land		Urban Vacant Land		Total Derelict and Urban Vacant Land	
	Area (ha)	No. of Sites	Area (ha)	No. of Sites	Area (ha)	No. of Sites
Dundee City	33	8	54	52	87	60
Glasgow City	59	47	73	24	132	71
Highland	7	15	19	17	26	32
North Lanarkshire	60	25	3	6	63	31
South Lanarkshire	20	6	4	11	24	17
TOTAL	180	101	153	110	332	211

1. Figures may not sum due to rounding.
2. The Scottish Government Vacant and Derelict Land Fund contributed either partially or fully to the reclamation or reuse of the 211 sites shown in the above table. This includes money used to prepare the land for development, e.g. decontamination.
3. Any involvement the Vacant and Derelict Land Fund has had with existing sites in the 2015 Vacant and Derelict Land Survey (those not yet removed from the survey) is not recorded in the above table.
4. Figures for North and South Lanarkshire have been amended compared to last year.

10.9 Table 23 shows an estimate of the number of properties (both private households and communal establishments¹) that are situated within 500 metres of a site reclaimed using the VDLF (either solely or in combination with other funds). Across the 5 councils in the Fund for 2005-2015, 145,272 properties were within 500 metres of land reclaimed with the involvement of the VDLF. Of those properties, 54% (78,962) were within 500 metres of 1 site reclaimed with the involvement of the VDLF. 24% (34,995) were within 500 metres of 2 reclaimed sites, and the remaining 22% (31,315) were within 500 metres of at least 3 reclaimed sites. To date, the largest number of properties in close proximity to land reclaimed using the fund are located within Glasgow City (55,327 properties). Dundee City has 36,253 properties within 500 metres of land reclaimed using the fund, North Lanarkshire has 19,230, South Lanarkshire has 18,286 and Highland has 16,176.

Table 23: Estimate of the number of properties within 500m of at least 1 site reclaimed using the Vacant and Derelict Land Fund (VDLF), 2005-2015^{1,2,3}

Local Authority	Properties within 500m of land reclaimed using VDLF			
	1 Site Only	2 Sites Only	3 Sites +	Total
Dundee City ⁴	10,092	12,472	13,689	36,253
Glasgow City ⁵	28,426	15,114	11,787	55,327
Highland	14,106	2,020	50	16,176
North Lanarkshire	13,663	2,728	2,839	19,230
South Lanarkshire ⁶	12,675	2,661	2,950	18,286
Total	78,962	34,995	31,315	145,272

1. Properties based on National Records of Scotland Address Register data 2015 . See Annex Note A.10 for further information.
2. Any involvement the Vacant and Derelict Land Fund has had with existing sites in the 2015 Vacant and Derelict Land Survey (those not yet removed from the survey) is not recorded in the table above.
3. Properties that are estimated to have been built on the reclaimed site have been removed from this analysis.
4. A further estimated 9 properties within Angus and 46 properties within Perth & Kinross are located within 500m of a reclaimed derelict site within Dundee City boundaries.
5. An estimated 868 properties within South Lanarkshire are located within 500m of a reclaimed derelict site within Glasgow City boundaries.
6. An estimated 2,026 properties within Glasgow City are located within 500m of a reclaimed derelict site within South Lanarkshire boundaries.

¹ A communal establishment provides managed residential accommodation, such as a hospital, care home, prison, student hall of residence or barracks. 'Managed' means full-time or part-time supervision of accommodation.

10.10 Table 24 shows an estimate of the number of properties (both private households and communal establishments) that are situated within 500 metres of a site reclaimed using the VDLF (either solely or in combination with other funds), split by deprivation level. Overall, 50% of the 145,272 properties within 500 metres of land reclaimed using the VDLF were situated within Scotland's 15% most deprived datazones (73,137 properties). The remaining 50% (72,135 properties) were located outwith the 15% most deprived datazones. At council level, in Glasgow City 38,342 or 69% of the properties in close proximity to reclaimed land were in the 15% most deprived datazones, compared to 42% (15,310 properties) for Dundee, 41% (7,505 properties) for South Lanarkshire, 38% (7,389 properties) for North Lanarkshire, and 28% (4,591 properties) for Highland.

Table 24: Estimate of the number of properties within 500m of at least 1 site reclaimed using the Vacant and Derelict Land Fund (VDLF), split by deprivation, 2005-2015^{1,2,3}

Local Authority	Properties within 500m of land reclaimed using VDLF -			
	Within 15% Most Deprived Datazones	Outwith 15% most Deprived Datazones	Total	Percent of Properties near remediated land within 15% most deprived datazones
Dundee City ⁴	15,310	20,943	36,253	42
Glasgow City ⁵	38,342	16,985	55,327	69
Highland	4,591	11,585	16,176	28
North Lanarkshire	7,389	11,841	19,230	38
South Lanarkshire ⁶	7,505	10,781	18,286	41
Total	73,137	72,135	145,272	50

1. Properties based on National Records of Scotland Address Register data 2015. See Annex Note A.10 for further information.
2. Any involvement the Vacant and Derelict Land Fund has had with existing sites in the 2015 Vacant and Derelict Land Survey (those not yet removed from the survey) is not recorded in the table above.
3. Properties that are estimated to have been built on the reclaimed site have been removed from this analysis.
4. A further estimated 9 properties within Angus and 46 properties within Perth & Kinross are located within 500m of a reclaimed derelict site within Dundee City boundaries.
5. An estimated 868 properties within South Lanarkshire are located within 500m of a reclaimed derelict site within Glasgow City boundaries.
6. An estimated 2,026 properties within Glasgow City are located within 500m of a reclaimed derelict site within South Lanarkshire boundaries.

11 Other relevant sources

Statistics on the amount of derelict and (urban) vacant land contribute to the Government's performance indicator for sustainable communities that measures progress on Housing and Regeneration outcomes. Information on other related outcomes this can be found at: <http://www.gov.scot/Topics/Built-Environment/Housing/reform/HARO/Indicators>

Statistics on land use change in the other UK nations can be found through the following link to the Department for Communities and Local Government website: <http://www.communities.gov.uk/planningandbuilding/planningbuilding/planningstatistics/landusechange/>

12 Annex: Considerations when interpreting the data

A.1 Data Quality. Local authorities may not update all historic site information every survey, consequently some site information may not be current. For example, a site may be sold and change ownership type. A change like this could happen without a local authority's knowledge. When up-to date information is reported by local authorities it is included in the historical datasets to allow improved time series analysis.

A.2 Removal and Addition of Sites. The means by which new sites are detected are largely centred on the expert knowledge of local authority planning officers. It is important to note that Table 17, which shows new sites added since the previous survey, shows only entirely new sites that are identified as falling out of use since the previous survey. Sites that have increased in size since the previous survey or those newly identified in 2015 but highlighted as being out of use prior to 2014 are not shown in Table 17. However, where the local authority does not know when a newly identified site first became vacant or derelict then it will appear in the table. Similarly, when part of a site is brought back into use, that part is detailed in the 'B' data set (sites brought back into use), and the part not brought back into use remains in the survey 'A' data set (vacant and derelict sites).

A.3 Changes in Site Details. Changes in site details can also cause other difficulties in interpreting the data. The most notable are when two separate sites become joined by the inclusion of a further piece of vacant or derelict land, and alternatively when a single site has a central area brought back into use, such that the remaining disused area does not form a single contiguous site. The first of these scenarios is the most awkward from a statistical viewpoint, as data regarding previous use etc. for both sites are unlikely to be compatible. Where this happens, details from the largest contributing site are used to describe the new, compound site.

A.4 Changes in Historic Data, 2009-2014. As each local authority returned their 2015 surveys, work was also undertaken to improve the quality of the data supplied in the previous 2009 to 2014 returns. This process was done to allow for improved time series analysis. The key aspects of this work included the removal (back to 2009) of any sites identified by the local authority as being 'removed for definitional

reasons' (and hence not suitable to have been included in the survey in the first place) as well as correcting historically any other revisions reported in 2015, in the main where the site size has changed, or where the site should have been included earlier than it was. Historical site-type changes are not included unless there is a specific requirement and explicit agreement is obtained for these changes to be made. The outcome of this work produced a revised national SVDLS data set for the years from 2009-2014. At a Scotland level, apart from 2014 (see earlier explanation in [section 1.6](#)), differences between the revised data and the previous version were at most 0.4% (39 hectares) for a particular year. The results of these datasets are given throughout the tables and time series analysis of this bulletin. The SVDLS itself has been running continuously since 1993. Historical data on the amount of derelict and urban vacant land in Scotland, for the years 1996 to 2008, is shown in Annex Table A. 1996 to 2004 data has remained completely unaltered since the 2004 survey publication. 2005, 2006, 2007 & 2008 data were revised in 2011, 2012, 2013 & 2014 publications respectively. Thus care should be taken when comparing 1996-2008 data in Annex Table A to 2009-2015 data shown in this bulletin.

Annex Table A: Total Derelict and Urban Vacant Land by local authority area, 1996-2008^{1,2,3}

Local Authority	Total Derelict and Urban Vacant Land Area (ha)												
	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2007	2008
Aberdeen City	190	184	184	139	129	152	152	105	139	139	78	63	53
Aberdeenshire	190	191	152	152	145	143	122	118	118	49	78	91	90
Angus	387	373	379	254	213	215	216	156	155	172	161	166	165
Argyll & Bute	64	55	46	46	45	45	46	46	46	28	81	60	40
Clackmannanshire	71	57	64	63	57	55	76	78	71	34	34	30	38
Dumfries & Galloway	365	371	372	364	361	364	360	358	358	225	474	465	456
Dundee City	282	279	288	254	254	259	247	224	237	212	234	219	206
East Ayrshire	564	564	568	477	441	426	355	330	319	332	323	319	319
East Dunbartonshire	109	113	109	100	86	86	135	123	121	120	115	85	77
East Lothian	261	250	236	106	139	134	127	122	86	85	71	62	85
East Renfrewshire	50	54	42	37	33	32	40	46	56	60	57	56	54
Edinburgh, City of	154	145	143	122	162	167	167	123	117	199	194	204	222
Falkirk	395	372	226	196	196	248	279	255	247	212	208	147	140
Fife	767	754	948	975	767	665	667	750	804	892	882	857	836
Glasgow City	1,617	1,580	1,581	1,558	1,476	1,392	1,383	1,345	1,315	1,313	1,286	1,270	1,332
Highland	813	813	813	813	813	813	1,181	1,154	1,147	1,110	1,071	1,369	1,369
Inverclyde	131	122	124	123	126	132	127	142	142	138	125	106	126
Midlothian	458	424	392	394	382	294	295	289	318	321	305	288	282
Moray	41	41	41	41	41	41	41	39	36	36	34	29	29
Na h-Eileanan Siar	16	13	13	11	11	11	11	11	12	11	11	11	11
North Ayrshire	366	387	378	409	391	418	428	555	542	547	1,190	1,279	1,300
North Lanarkshire	2,757	2,366	1,957	2,021	2,021	1,938	1,603	1,509	1,321	1,341	1,362	1,349	1,346
Orkney Islands	25	25	23	38	26	22	22	18	18	42	42	42	40
Perth & Kinross	94	98	132	149	139	106	111	109	114	96	88	78	40
Renfrewshire	347	259	421	413	400	428	989	1,007	1,025	976	959	950	940
Scottish Borders	76	90	87	79	79	69	69	65	65	59	55	108	89
Shetland Islands	-	-	-	-	-	-	2	2	2	2	9	9	9
South Ayrshire	111	133	152	152	164	156	152	144	144	135	135	123	114
South Lanarkshire	747	684	662	689	702	686	651	635	604	571	538	523	524
Stirling	173	173	161	219	210	200	203	210	203	188	182	166	164
West Dunbartonshire	214	230	243	230	225	216	224	222	220	229	241	223	219
West Lothian	1,100	1,100	1,100	809	809	496	573	556	560	654	657	632	617
Scotland	12,933	12,296	12,037	11,432	11,044	10,411	11,053	10,847	10,661	10,528	11,282	11,379	11,333

1. Figures may not sum due to rounding.
2. See Annex Table E for details of council participation in different years.
3. Care should be taken when comparing this data to that published for the years 2009-2015 in the main part of this bulletin. The data above has not been amended to take account of land removed for definitional reasons or other previous reporting errors.

A.5 Land area eligible. Although local authorities are asked to note all derelict land for the survey (see Annex section A.11 regarding Highland Council), the recording of vacant land is restricted to all land located within any settlement as defined by the local authority in the latest council approved local plan. Consequently, the actual land area surveyed for vacant land is often considerably smaller than the total land area of each local authority, especially in the case of the more rural areas.

A.6 Settlements of population 2,000 and over. Local authorities were asked to survey for vacant land within all settlements defined in their latest council approved local plans. However, due to resource constraints on some local authorities (particularly those covering large rural areas), some were unable to do a full survey

of every settlement for vacant land. All did however survey every settlement within their boundaries that had a population of 2,000 or more. Therefore, to ensure consistency in data presentation, the statistics presented on vacant land throughout this bulletin refer only to land located within settlements that have a population of at least 2,000 (according to the local plan). Some local authorities did carry out either a full or partial survey for vacant land in settlements of under 2,000 in population. All vacant sites located within settlements of fewer than 2,000 in population are shown separately from the rest of the bulletin in Annex Table B below.

Annex Table B: Vacant Land within Settlements of under 2,000 in population, 2015^{1,2}

Local Authority	Area (ha)	No. of Sites
Aberdeenshire	206	7
Angus	24	3
East Ayrshire	20	11
East Dunbartonshire	1	1
Edinburgh, City of	16	5
Falkirk	7	6
Fife	8	7
Highland	18	7
Loch Lomond and the Trossachs	1	1
Moray	2	3
North Ayrshire	20	21
North Lanarkshire	10	3
Perth & Kinross	1	3
Scottish Borders	6	4
South Ayrshire	2	5
South Lanarkshire	9	11
West Lothian	16	2
All	363	100

1. Figures may not sum due to rounding.
2. Authorities included in this table are the only ones with any surveyed vacant land in small settlements.

All the local authorities shown in the above table have conducted either a full or partial survey for vacant land within settlements of under 2,000 in population. Any local authorities not shown in the above table either do not have any vacant land in settlements under 2,000 in population, or do not contain any settlements of under 2,000 in population according to local plans (i.e. Aberdeen City).

It is estimated that approximately 19,618 hectares (excludes Loch Lomond) of land within settlements of under 2,000 in population were surveyed for vacant land in Scotland during 2015. From this area, local authorities reported a total of 363 hectares of vacant land across 100 sites. Aberdeenshire had the highest amount of reported land within settlements of under 2,000 in population, with 206 hectares across 7 sites – this includes a site at the former Edzell air base (200 hectares).

Of the 88 sites (341 hectares) of vacant land in settlements of under 2,000 in population reported in 2014, 3 sites (1.1 hectares) were brought back into productive use.

Annex Table C: Derelict Land as a percentage of total area by local authority area, 2015^{1,2}

Local Authority	Total Derelict Land (ha)	Total Area (ha) ²	% of Local Authority Derelict
Aberdeen City	20	18,571	0.1
Aberdeenshire	33	631,261	0.0
Angus	112	218,179	0.1
Argyll & Bute ³	37	690,867	0.0
Clackmannanshire	12	15,898	0.1
Dumfries & Galloway	427	642,679	0.1
Dundee City	16	5,983	0.3
East Ayrshire	2,481	126,212	2.0
East Dunbartonshire	61	17,449	0.3
East Lothian	71	67,918	0.1
East Renfrewshire	35	17,424	0.2
Edinburgh, City of	95	26,333	0.4
Falkirk	105	29,736	0.4
Fife	548	132,503	0.4
Glasgow City	641	17,468	3.7
Highland	1,276	2,565,651	0.0
Inverclyde	28	16,045	0.2
Loch Lomond & the Trossachs ^{3,4}	25	186,340	0.0
Midlothian	185	35,369	0.5
Moray	8	223,756	0.0
Na h-Eileanan Siar	1	305,982	0.0
North Ayrshire	1,125	88,534	1.3
North Lanarkshire	1,109	46,992	2.4
Orkney Islands	39	98,880	0.0
Perth & Kinross ³	25	528,558	0.0
Renfrewshire	748	26,149	2.9
Scottish Borders	49	473,174	0.0
Shetland Islands	5	146,668	0.0
South Ayrshire	74	122,198	0.1
South Lanarkshire	339	177,192	0.2
Stirling ³	131	218,697	0.1
West Dunbartonshire ³	167	15,876	1.1
West Lothian	341	42,774	0.8
Scotland⁴	10,365	7,790,972	0.1

1. Figures may not sum due to rounding.

2. Land areas were derived from Standard Area Measurements produced by the Office for National Statistics in January 2011. Figures may not add exactly because of rounding. Source: <http://www.nrscotland.gov.uk/statistics-and-data/statistics/statistics-by-theme/population/population-estimates/mid-year-population-estimates/mid-2014/list-of-tables>

3. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011. Prior to 2011, these sites were classified within the relevant local authority boundary.

4. Although the land area for LLTNP is separately identified it is also included within the land area for the relevant local authorities that overlap the park. Therefore the total land area for Scotland does not include this separately identified land area for LLTNP.

A.7 Estimate of the proportion of local authority population living within a defined distance of a Derelict Site. Tables 8 and 9 in the publication show estimates by local authority of the percentage of their population living within various distances of derelict land. For Table 8 (using 2015 SVDLS data) a buffer zone based on the area of each derelict site was drawn around the grid co-ordinate points supplied for that site. This gives an estimated boundary for each site. Data should be treated with care as it is not the 'actual' site boundaries that are being used. Table 9 followed the same procedure with regard to 'estimating' site boundaries. The second part of Table 9 estimates the proportion of local authority population living in close proximity to land that has been derelict prior to 1991 or 2001. In this instance, only derelict sites which were either identified by local authorities as being derelict prior to 1991 or 2001 or, (where length of time derelict is unknown) where the first site inspection occurred prior to 1991 or 2001 are included.

To measure the proportion of each local authority population that lives within a certain distance of derelict land, a national data set was constructed that estimated the population of each property identified as likely to be residential in the National Records of Scotland (NRS) Address Register for 2015. Previously Ordnance Survey's Address-Point data set was used. Average household size figures were calculated by dividing NRS census (2011) population by census household counts at the Census Output Area (COA) level. All records in the 2015 Address Register that were identified as likely to be residential were assigned an estimated household size figure based on the average household size of the COA they fall within (their unit-postcodes being used to link with a COA from NRS's geographic index dataset by way of Royal Mail's 2011 Postcode Index File).

To ensure consistency with previously published population estimates, the latest available small-area estimates of population by NRS (in this case datazones for 2014) were used as a control factor on the calculated household size figures. For each property in the Address Register based dataset, the distance to the nearest estimated derelict site boundary was calculated, to highlight those properties within the defined distance of derelict land. Those properties' estimated populations were then aggregated up by datazone to give a proportion of each datazone's population (and hence each local authority's population) estimated to live within the defined distance of derelict land.

Overall it is estimated that 29.7% of the population of Scotland live within 500 metres of a derelict site in 2015. All the data published in Tables 8 and 9 on proximity will also be available at the datazone level on the Scottish Government Statistics website at <http://statistics.gov.scot/>. The website will be updated with these results at the next data update, following the publication of this bulletin.

A.8 Scottish Index of Multiple Deprivation (SIMD 2012) and Derelict/Urban Vacant land. Table 10 shows the amount of derelict and urban vacant land located within Scotland's 15% most deprived datazones. Those datazones are identified by way of the 2012 Scottish Index of Multiple Deprivation Project (the results of which

were published in December 2012). The SIMD 2012 project identifies small area concentrations of multiple deprivation across all of Scotland. It contains 38 indicators in seven domains: Current Income, Employment, Health, Education, Skills and Training, Geographic Access to Services, Housing and Crime. Sites in the SVDLS are identified as being located within Scotland's most deprived areas if their grid co-ordinate point (i.e. the centre of the site) falls within a 15% most deprived datazone. Care should be taken with this data as there could be instances of some sites (especially the larger ones) crossing datazone boundaries, hence part of the site may be in a 15% most deprived datazone, whilst the other part could be outwith. Further information on the SIMD 2012 project can be found on the Scottish Government's web page at:

<http://www.gov.scot/Topics/Statistics/SIMD/Overview>

A.9 Definitions/Interpretations. The SVDLS guidelines clearly state the definitions for the recording of derelict and urban vacant land. Where difficulties are encountered, the guidelines have been modified to assist in the provision of uniform returns, but ultimately the survey relies on the consistent application of definitions between local authorities and through subsequent years. The data revision work for 2009-2014 (described in Annex Section A.4) was carried out to improve uniformity between local authority returns for those years. Some of the changes reported in Annex Table D (sites removed for 'definitional' reasons) come about following a reappraisal of the survey guidelines (prior to the 2006 survey). The introduction of GIS systems has also allowed planning officers to improve data quality, hence also leading to some of the changes in Annex Table D. Since the last survey, there were a total of 52 sites (320 hectares) split/amalgamated, naturalised or removed for definitional reasons. The majority of this area (217 hectares) was removed from the former Westfield opencast site near Kinglassie in Fife. SVDLS guidance documents can be found at:

<http://www.gov.scot/Topics/Statistics/Browse/Planning/DataSupplierArea>

Annex Table D: Sites split/amalgamated, naturalised or removed for definitional reasons, by local authority area, 2015¹

Local Authority	Derelict Land		Urban Vacant Land		Total Derelict and Urban Vacant Land	
	Area (ha)	No. of Sites	Area (ha)	No. of Sites	Area (ha)	No. of Sites
Aberdeen City	1	1	0	0	1	1
Angus	16	5	0	0	16	5
Argyll & Bute	0	0	1	3	1	3
Clackmannanshire	0	0	1	1	1	1
Dumfries & Galloway	27	2	0	0	27	2
Dundee City	0	0	0	1	0	1
East Ayrshire	14	3	4	2	18	5
Edinburgh, City of	1	2	0	0	1	2
Fife	217	1	0	0	217	1
Highland	4	13	7	4	11	17
Inverclyde	1	1	0	0	1	1
Moray	0	0	4	4	4	4
North Lanarkshire	2	1	0	0	2	1
Renfrewshire	0	0	0	1	0	1
South Ayrshire	1	1	0	0	1	1
South Lanarkshire	10	3	1	2	11	5
West Dunbartonshire	0	0	7	1	7	1
All	294	33	26	19	320	52

1. Figures may not sum due to rounding.

A.11 Land surveyed by Highland Council. Due to the large area of land covered by Highland council, a partial survey was carried out in each year between 2002 and 2005 (inclusive). Only derelict and urban vacant sites within settlements containing a population of 2,000 or over and derelict sites within the Inner Moray Firth area were surveyed. In 2006, the (then) Scottish Executive let a contract to consultants to survey derelict sites in outlying parts of Highland council area. This was the first time since 1993 that derelict sites were surveyed in the outlying areas of Highland council. Overall it meant that a complete survey was carried out in Highland during 2006 (in terms of what was presented in the main part of the 2006 bulletin on derelict and urban vacant land). Highland council surveyed all settlements of over 2,000 in population for derelict and urban vacant land and the Inner Moray Firth area for derelict land, the consultants surveyed the remaining outer rural areas for derelict land. In 2007 the previous practice was resumed with Highland council surveying for land within settlements containing a population of 2,000 or over and derelict sites within the Inner Moray Firth area. The 2006 results of the consultants' work in most of the outer rural parts of Highland council were brought forward as the best possible estimate up to 2012. In 2013 Highland council submitted a survey based on visits made in preparation for the Inner Moray Firth Local Development Plan along with visits and knowledge from both Planning and Development and Housing and Property Services staff.

A.12 Database of Sites. A database of existing sites detailing their name, site code, type (vacant or derelict), size (in hectares) and location (by grid reference, local authority and whether or not the site is within a settlement or the countryside) is available on the Scottish Government's Planning Statistics web page at

<http://www.gov.scot/Topics/Statistics/Browse/Planning/SVDLSSiteRegister>. Copies can also be sent out by contacting Communities Analytical Services Division on 0131 244 0439.

A.13 Land surveyed by Loch Lomond and the Trossachs National Park Authority. In 2010 it was decided that Loch Lomond would take responsibility for surveying vacant and derelict land within the park's boundaries – this task had previously fallen to the local authorities that overlap the park. The authority was unable to complete a full survey of the park area for 2010, so the figures were included as part of the relevant local authorities as before. However, summary figures were published in Annex E of the 2010 SVDLS bulletin. For 2011 to 2015 LLTNP's figures have been presented in their own right in the main body of the bulletin.

Local authority participation

A.14 Participation of Local Authorities. It is important to remember throughout the interpretation of the figures reported in this bulletin that not all local authorities participate in the survey every year. There are two main impacts arising from this:

1. Comparisons between years must be made with care and only for individual local authorities where suitable data exist.
 2. Where a local authority has not provided data every year, the recorded change will be since the last survey, and will thus reflect several years' worth of change.
- Non-participating councils are identified for each year since 1996 in Annex Table E.

Annex Table E: Local Authorities NOT participating in the survey, 1996-2015

Local Authority	1996	1997	1998	1999	2000	2001	2002	2003	2004	2005	2006	2007	2008	2009	2010	2011	2012	2013	2014	2015
Aberdeen City			x				x													
Aberdeenshire									x				x							
Angus																				
Argyll & Bute ⁴				x				x	x											
Clackmannanshire																				
Dumfries & Galloway	x																			x
Dundee City		x			x															
East Ayrshire	x	x	1										x							
East Dunbartonshire																				
East Lothian																				
East Renfrewshire																				
Edinburgh, City of							x													
Eilean Siar																				
Falkirk					x															
Fife																				
Glasgow City																				
Highland	x	x	x	x	x	x	2	2	2	2		2	2	2	2	2	x			
Inverclyde																				
Loch Lomond & the Trossachs ⁴	x	x	x	x	x	x	x	x	x	x	x	x	x	x	3					
Midlothian	x																			
Moray		x	x	x		x		x					x							
North Ayrshire							x													
North Lanarkshire																				
Orkney Islands																				
Perth & Kinross ⁴																				
Renfrewshire																				
Scottish Borders					x			x	x	x										
Shetland Islands								x												
South Ayrshire				x					x		x									
South Lanarkshire																				
Stirling ⁴		x																		
West Dunbartonshire ⁴																				
West Lothian	x	x	x		x															

1. Only the SVDLS-A data file was provided.
2. See Annex Section A.11.
3. In the 2010 SVDLS bulletin (Annex E) summary figures were published for LLTNP.
4. From 2011 LLTNP took responsibility for surveying vacant and derelict land within the park boundaries. These sites are no longer recorded in Argyll & Bute, Perth & Kinross, Stirling and West Dunbartonshire local authority boundaries, and are separately identifiable as LLTNP from 2011 onwards. Prior to 2011, these sites were classified within the relevant local authority boundary.

Annex F: East Ayrshire's detailed analysis of former surface coal sites.

The following maps and text are based on information provided by East Ayrshire Council and provide examples of how two former surface coal mining sites have been categorised to determine the total amount of derelict land.

Chalmerston:

The original area of this site of 842 hectares was based on the area of the planning application site boundary. Whilst this is an accurate reflection of the planning application boundary, it does not provide an accurate reflection of the intended and actual areas of working and thus the eventual areas of derelict land.

Chalmerston was in the portfolio of The Scottish Coal Company Limited and was abandoned following the liquidation of the company in 2013. The site was coaled and unrestored and no coal remained. Negotiations for restoration insurance are not yet concluded for this site. As at March 31st 2015 the site had been transferred to liquidators KPMG and was operating through a separate company.

The land at Chalmerston has been broken down to incorporate only the areas which at 31st March 2015 were still viewed as requiring restoration. Unworked and naturalised parcels of land have been excluded from the derelict land total. Also excluded are areas which are below the restoration standard expected within the original planning permissions but are not considered to be of such poor quality as they would present a significant health and safety danger or environmental risk. The remaining land included in the submission incorporates areas of land identified as being unsafe or of very poor environmental quality and requiring further remediation works.

A review of the Chalmerston Progress Plan 2013 was undertaken to identify the prevailing physical characteristics of the site as of March 2015. Figures 1 and 2, below, illustrate the areas of land that have been excluded and included for the purposes of reporting derelict land. This has resulted in a combined area of 112.12 hectares of derelict land being identified at Chalmerston (excluding Chalmerston North), as at 31st March 2015, from a total site area of 842 hectares

FIGURE 1: CHALMERSTON FORMER OPEN CAST COAL SITE – 2015 SVDLS SUBMISSION: AREAS REMOVED

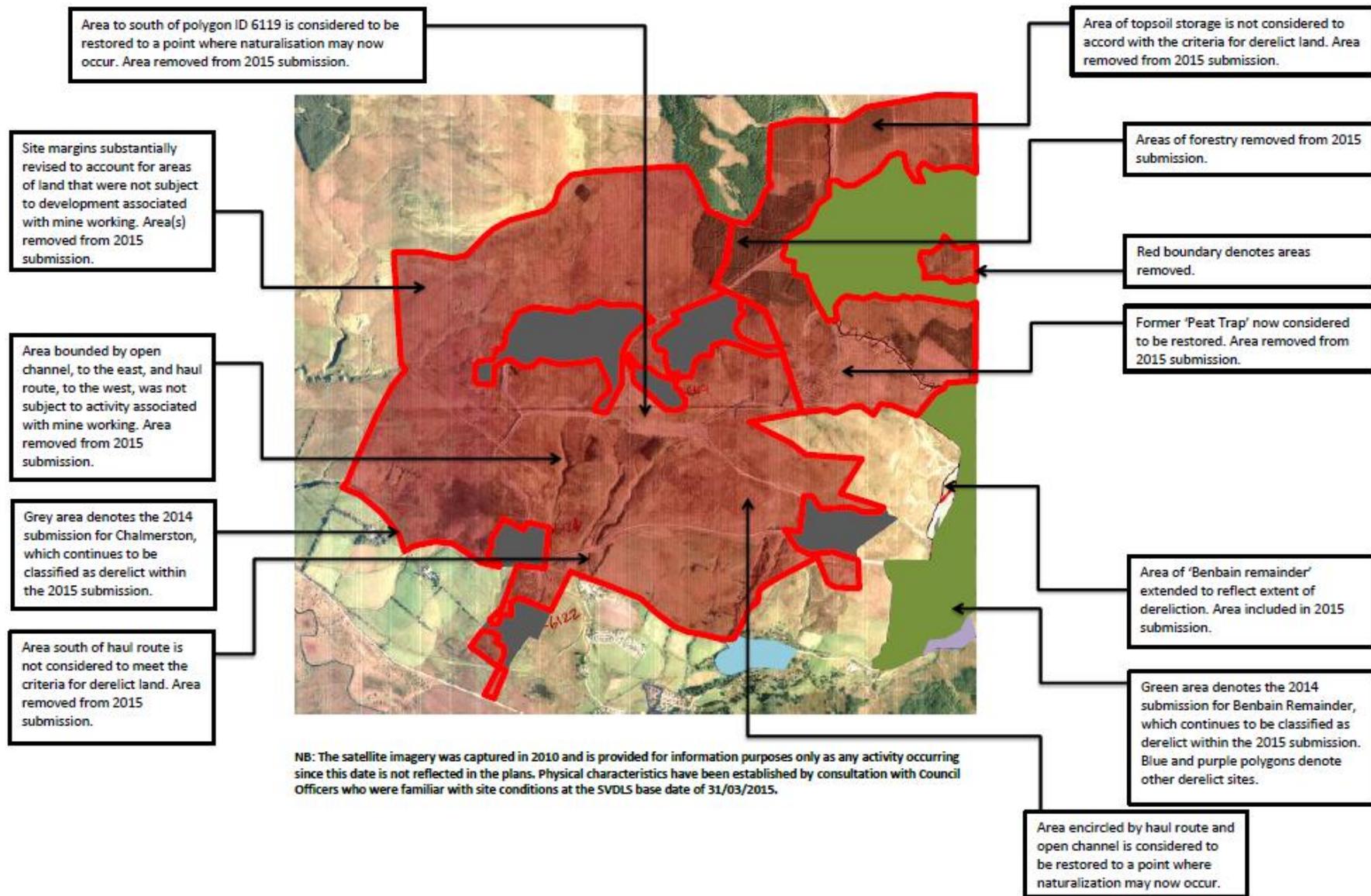
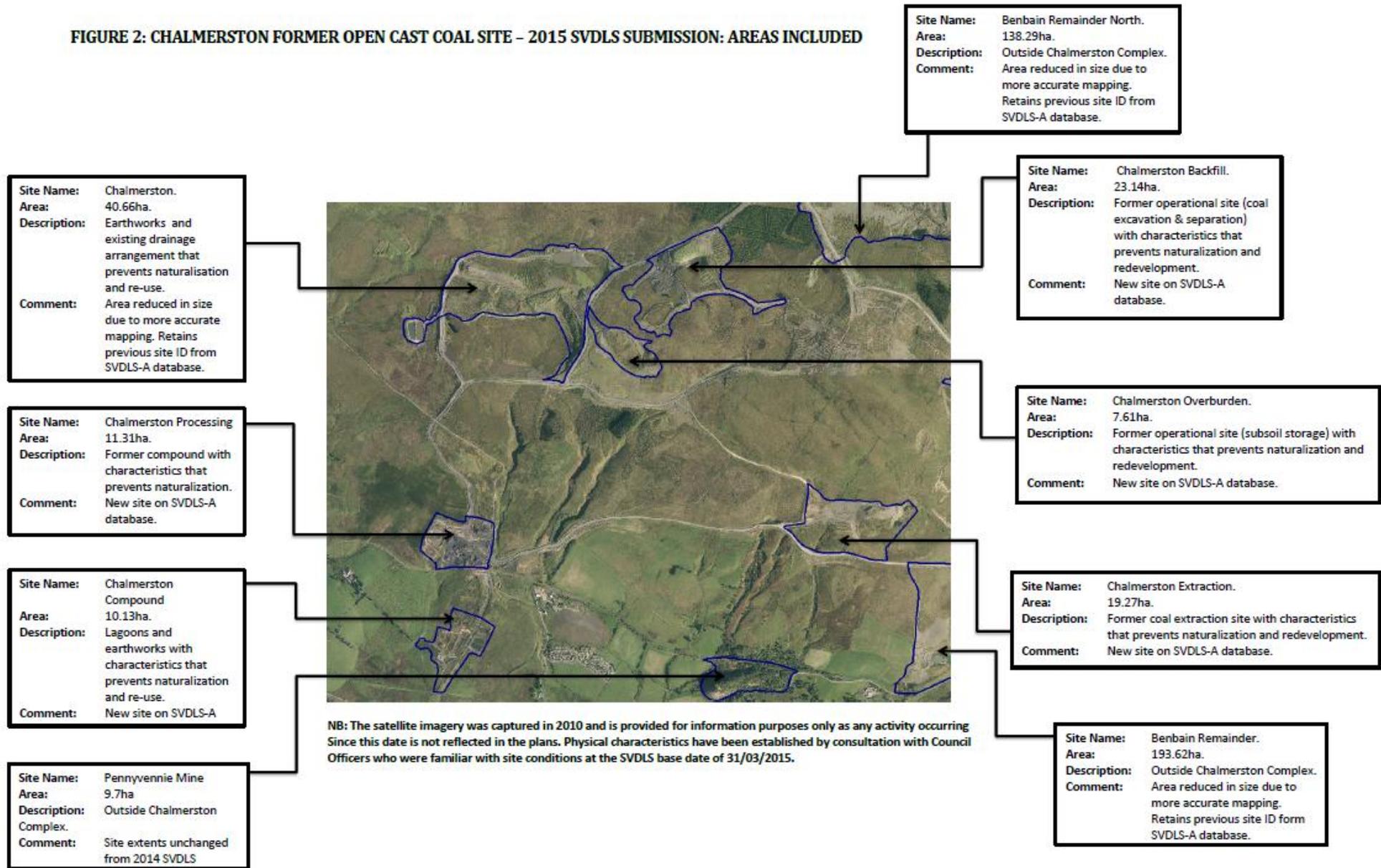


FIGURE 2: CHALMERSTON FORMER OPEN CAST COAL SITE – 2015 SVDLS SUBMISSION: AREAS INCLUDED



Dalfad:

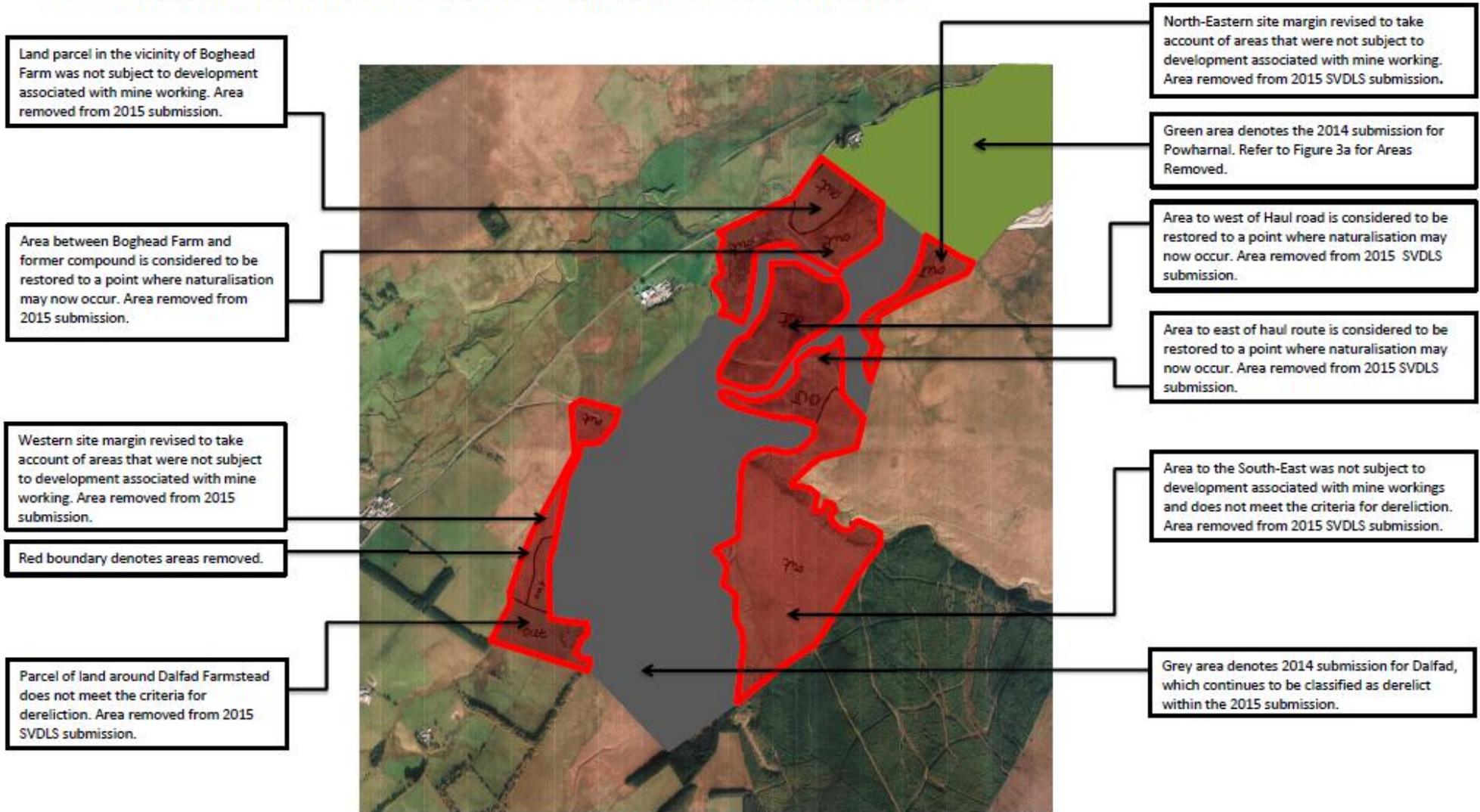
The original area of the Dalfad site of 321 hectares was based on the area of the planning application and whilst this is an accurate reflection of the planning application site boundary, it does not provide an accurate reflection of the intended and actual areas of working and thus, the eventual areas of derelict land.

Dalfad was in the portfolio of The Scottish Coal Company Limited and was abandoned following the liquidation of the company in 2013. The site was coaled and unrestored and there was a considerable shortfall in bond values. By March 31st 2015, the site had been transferred to the ownership of Mines Restoration Limited.

Dalfad has been broken down to incorporate only the areas which at 31st March 2015 were still viewed as requiring restoration. Unworked and naturalised parcels of land have been removed from the derelict land total.

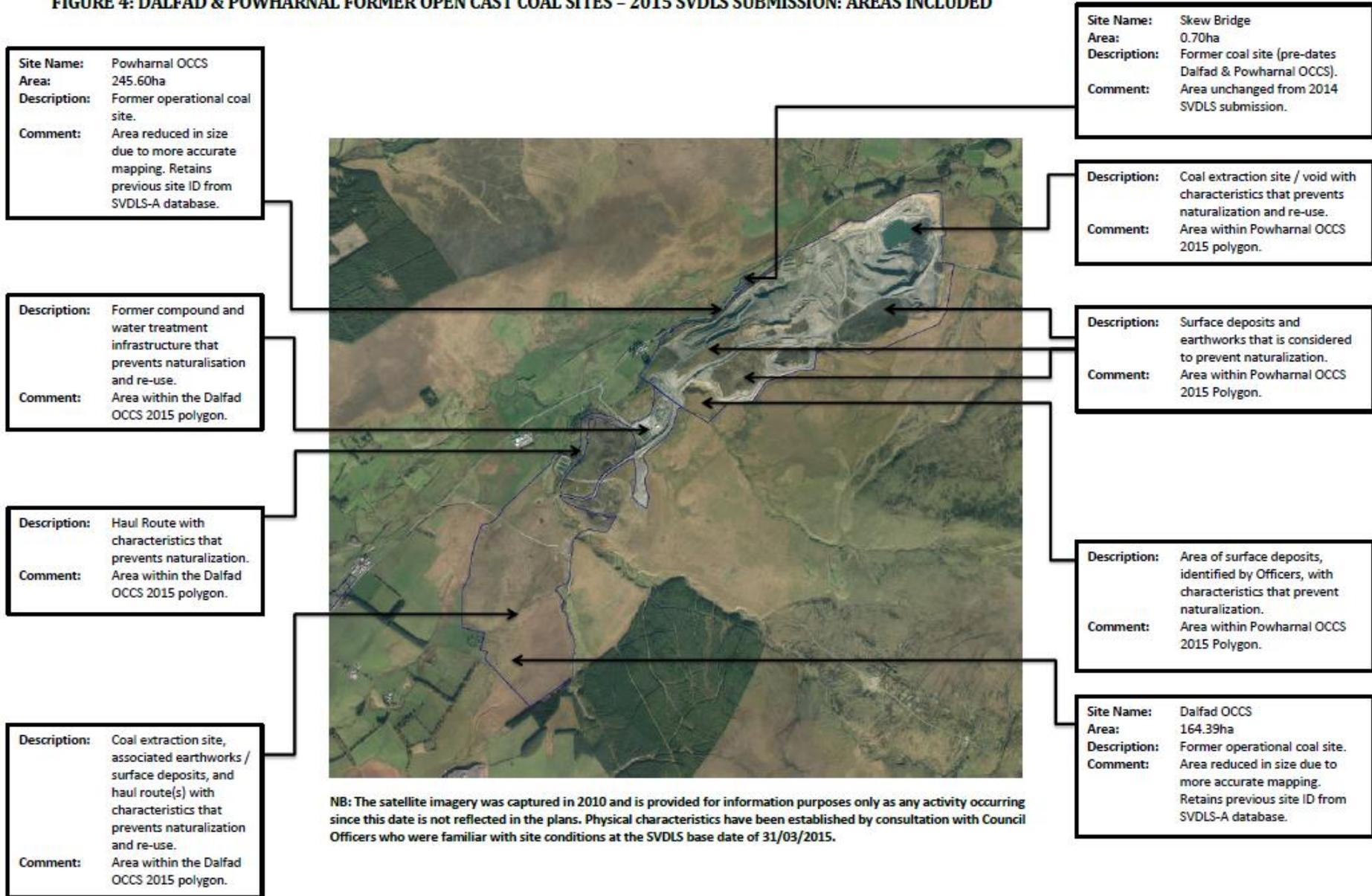
A review of the Dalfad/Powharnal Progress Plan 2013 was undertaken to identify the prevailing physical characteristics of the site as of March 2015. Figures 3 and 4, below, illustrate the areas of land that were excluded or included for the purposes of reporting derelict land in the 2015 survey. This has resulted in a total area of derelict land at Dalfad, as at 31st March 2015, of 164.39 hectares, from a total site area of 321 hectares.

FIGURE 3: DALFAD FORMER OPEN CAST COAL SITE – 2015 SVDLS SUBMISSION: AREAS REMOVED



NB: The satellite imagery was captured in 2010 and is provided for information purposes only as any activity occurring since this date is not reflected in the plans. Physical characteristics have been established by consultation with Council Officers who were familiar with site conditions at the SVDLS base date of 31/03/2015.

FIGURE 4: DALFAD & POWHARNAL FORMER OPEN CAST COAL SITES – 2015 SVDLS SUBMISSION: AREAS INCLUDED



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are available in more detail on the Planning Statistics webpages at <http://www.gov.scot/Topics/Statistics/Browse/Planning/Publications> and on the Scottish Government statistics webpages at <http://statistics.gov.scot/>

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