

# Scottish Vacant and Derelict Land - Information Pack 2021



[www.dumgal.gov.uk](http://www.dumgal.gov.uk)

## Scottish Vacant & Derelict Land - Information Pack

Please click on the link below to go straight to the Information Pack for that site.

Baldoon Airfield, Shell Road, Braehead

Barbridge Mill, Dalbeattie

Black Powder Works, Carsegowan Wigtown

Blackcraig Leadmine, Old Military Road, Newton Stewart

Boreland Fell Quarry, Kirkcowan

Browhouses MOD site, Eastriggs

Buccleuch Road, Sanquhar

Catherinefield Bomb Store, Catherinefield Road, Dumfries

Colliery Fauldhead, Kirkconnel

Cow Park Quarry, Dalbeattie

Creamery, Dunragit

Creca Camp, Creca

Disused Coalmine, Rowanburn

Disused Mill, Old Military Road, Twynholm

East Pier, Stranraer

Ford Mills Waterside Langholm

Former Auction Mart, Thornhill Station, Thornhill

Former Caravan Park, Kintail Park, Lockerbie

Former Caravan Park, Newbridge, Dumfries

Former Corn Mill, High Street, Port William

Former Garage, Borgue, Kirkcudbright

Former Garage, Gatehouse of Fleet

Former Garage, London Road, Stranraer

Former Gasworks, Holm Street, Moffat

Former Gasworks, Marle Street, Castle Douglas

Former Hotel, Glenluce

Former Interfloor Factory, Edinburgh Road, Dumfries

Former Maxwelltown Schools, Dumfries

Former Mercury Hotel, Moffat

Former MOD Site, Eastriggs

Former Oil Depot, Terregles Road, Dumfries

Former Roads Depot, Eaglesfield

Former Tannery, Port Street, Annan  
Former Tarff Mills, Kirkcowan  
Glasgow Road, Sanquhar  
Grapes Hotel, Newton Stewart  
Heathhall College, Catherinefield Road, Dumfries  
Kiddsdale Radar Station, Isle of Whithorn  
Land adjacent Telephone Exchange, Glenluce  
Land and Building South of Harbour Front, Drummore  
Land at Brooms Road, Dumfries  
Land at Cairn Point, Cairnryan  
Land at Cargenbridge, Dumfries  
Land at Catherinefield Road, Dumfries  
Land at Former Creamery, Kirkcudbright  
Land at Forsyth Avenue, Whithorn  
Land at Gilnockie, Dumfries  
Land behind The Coachman's, Belmont Road, Stranraer  
Land North of Aviation Museum, Heathhall, Dumfries  
Land off Terregles Road, Dumfries  
Land opposite Cheese Factory, Commerce Road, Stranraer  
Land South of Dumfries Enterprise Park  
Land West of Former Factory, Edinburgh Road, Dumfries  
North Gateside Bing, Sanquhar  
Old Gasworks, Kingholm Quay, Dumfries  
Park Place, Lockerbie  
Queensberry Tailings Ponds, Wanlockhead  
Railway Yard, Stranraer  
Rosefield Mills, Dumfries  
Site off Cotton Street, Castle Douglas  
Smallpox Hospital, Newton Stewart  
South Gateside Bing, Sanquhar  
Station Yard, Moffat  
Station Yard, Northwest Main Street, Beattock  
Technical Site, Wigtown Bay  
Terally Brickworks, Port Logan  
Well Road, Moffat

# Scottish Vacant & Derelict Land - Information Pack

## Baldoon Airfield, Shell Road, Braehead

### Site summary

Former WWII airfield near Wigtown. Large site with runway and access roads.  
Some existing buildings in the south of the site are being used for industry including a sawmill and some new buildings have been erected.

### Size

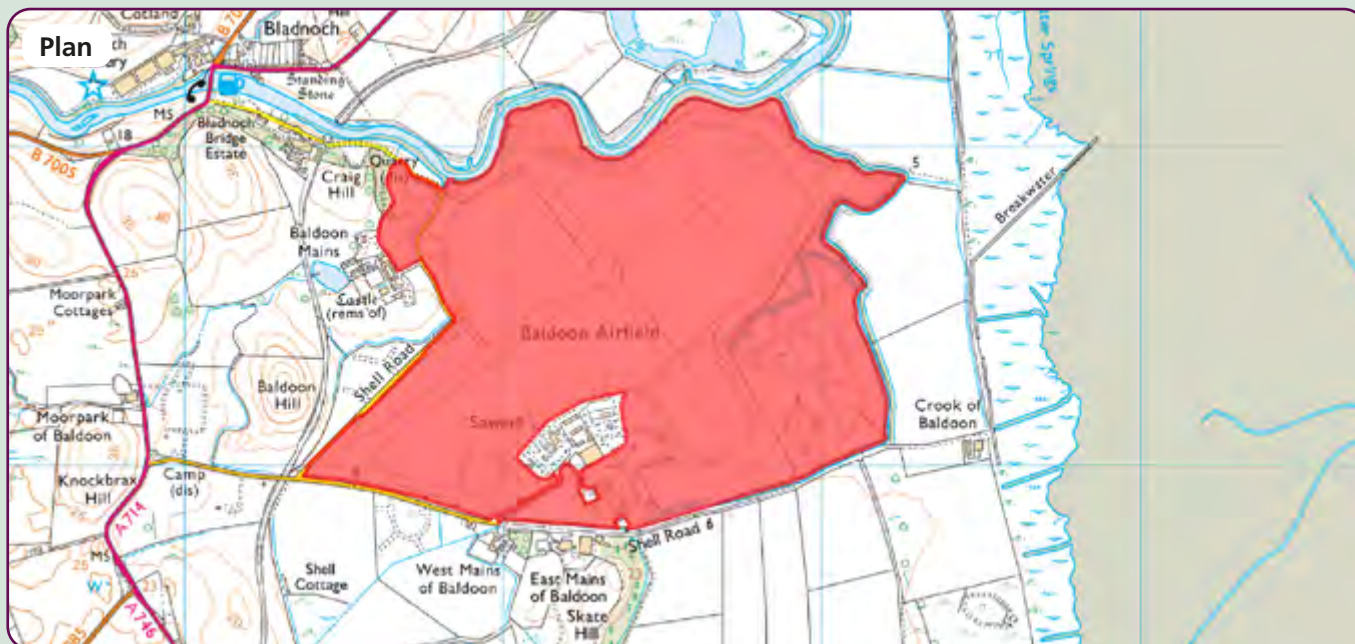
164.7 hectares

### Grid Reference

NX4329253475

### Ownership

Private, known



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>03/P/5/0093 Agricultural Building  05/P/5/0093 Industrial Building  15/N/1/0002 Planning application for ground mounted solar</p>

<b>Condition/Dereliction</b>	Former buildings, some partially derelict and some in use. Airfield area mostly grass with runway and access roads still existing.		
<b>Contaminated Land</b>	Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	Yes	Yes
<b>Water bodies</b>	Northern boundary adjacent to River Bladnoch		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Petrol tank records held by DGC Environmental Standards reference D217.</p> <p>Within Shoreline Management Plan Area</p> <p>River Bladnoch Special Area of Conservation adjacent</p> <p><a href="https://sitelink.nature.scot/site/8355">https://sitelink.nature.scot/site/8355</a></p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Barbridge Mill, Dalbeattie

### Site summary

Housing plot adjacent to river in residential area of Dalbeattie. Neighbouring land is residential, woodland and river.

### Size

0.58 hectares

### Grid Reference

NX83946140

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>Planning permission in principle granted for 2 houses 16/1092/PIP, now expired</p>

<b>Condition/Dereliction</b>	Open ground with temporary use for timber storage		
<b>Contaminated Land</b>	Limited investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Adjacent to Dalbeattie Burn		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Further investigation is necessary to confirm the precise boundaries of this site.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Black Powder Works, Carsegowan Wigtown

### Site summary

Site of former WWII munitions works with some derelict buildings and structures.

### Size

22.9 hectares

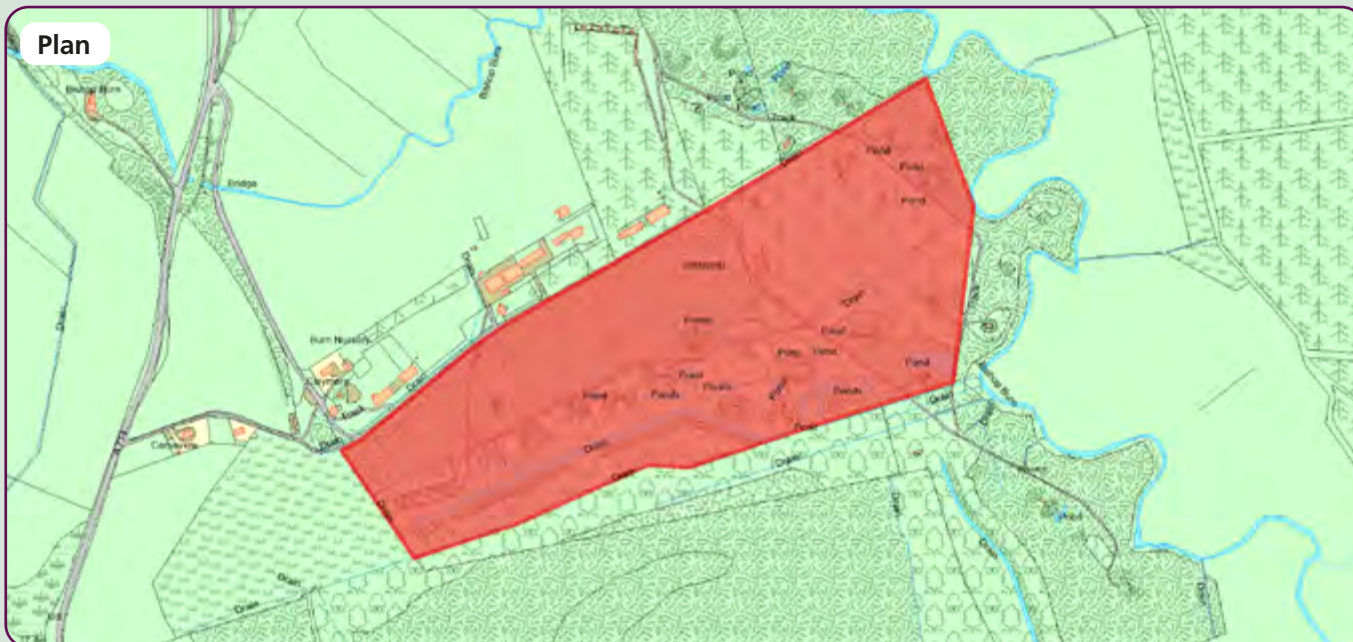
### Grid Reference

NX4279959408

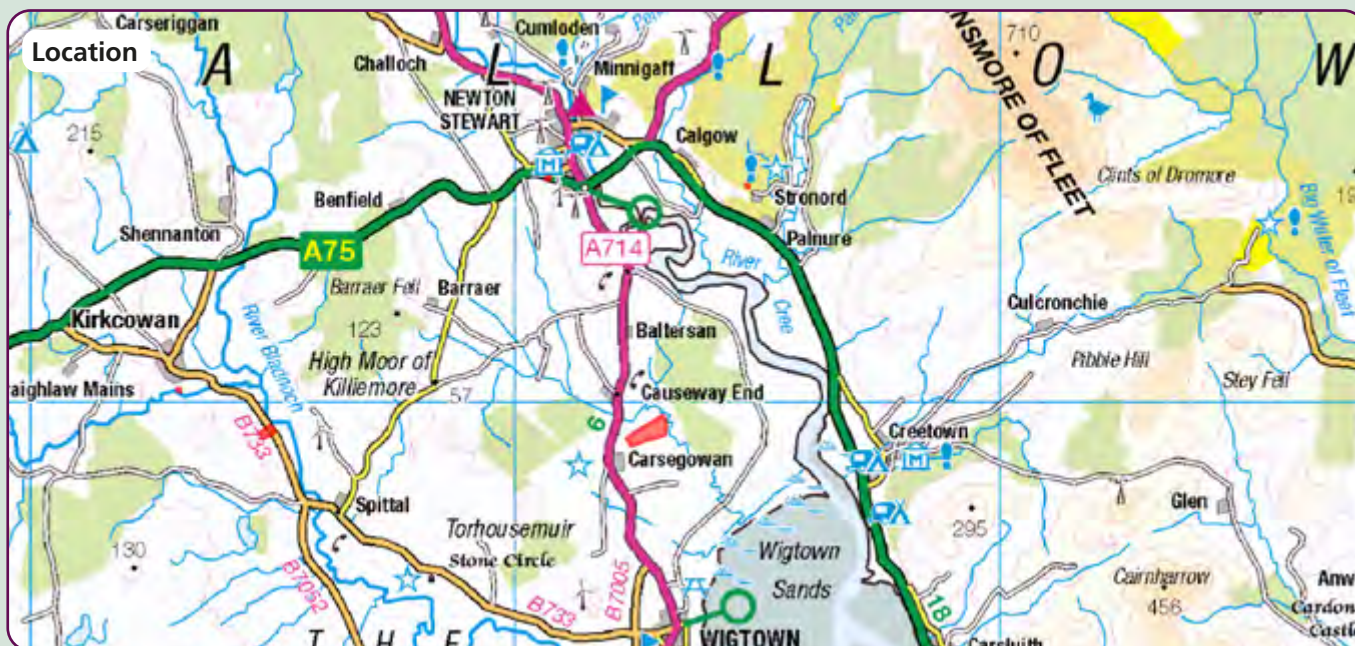
### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known on this part of the site. Adjacent land has some approved industrial use.</p>

<b>Condition/Dereliction</b>	Derelict structures interspersed throughout site.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Bounded by Watercourses, and watercourses within site, likely below 3km2 threshold of SEPA mapping.		
<b>Water bodies</b>	Several drains and small tributaries on and near site		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Adjacent to Carsegowan Moss SSSI and SAC</p> <p><a href="https://sitelink.nature.scot/site/337">https://sitelink.nature.scot/site/337</a></p> <p><a href="https://sitelink.nature.scot/site/8221">https://sitelink.nature.scot/site/8221</a></p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Blackcraig Leadmine, Old Military Road, Newton Stewart

### Site summary

Remains of former lead mine adjacent to Old Military Road near Stronord, in mainly wooded area south of Kirroughtree Forest. Site contains rubble and spoil heaps from its former use but is otherwise level.

### Size

0.19 hectares

### Grid Reference

NX4466364500

### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known.

<b>Condition/Dereliction</b>	Spoil heaps and rubble with some vegetation growth.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Watercourse runs through site - under 3km2 threshold.		
<b>Water bodies</b>	Unnamed watercourse on site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Adjacent to Route 7 Cycleway		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Boreland Fell Quarry, Kirkcowan

### Site summary

Disused quarry adjacent to B733 south of Kirkcowan. Three sides consist of stone quarry face, level to the east with access road. Site contains piles of rubble and stone, with some revegetation at the perimeter. Two large sheds at the site entrance. Surrounding land use is agricultural.

### Size

3.86 hectares

### Grid Reference

NX3485935

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Piles of stone and rubble on the site.		
<b>Contaminated Land</b>	Limited site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	75 metres from perimeter to River Bladnoch		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards reference DT181.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Brownhouses MOD site, Eastriggs

### Site summary

Part of former munitions factory currently being disposed of by MOD as surplus to requirements. The site is predominantly level ground with slopes rising steeply to the north and east as a result of historical mineral extraction at the site. Mostly gravel surface with some tree growth. Agricultural land adjacent to all sides.

### Size

3.16 hectares

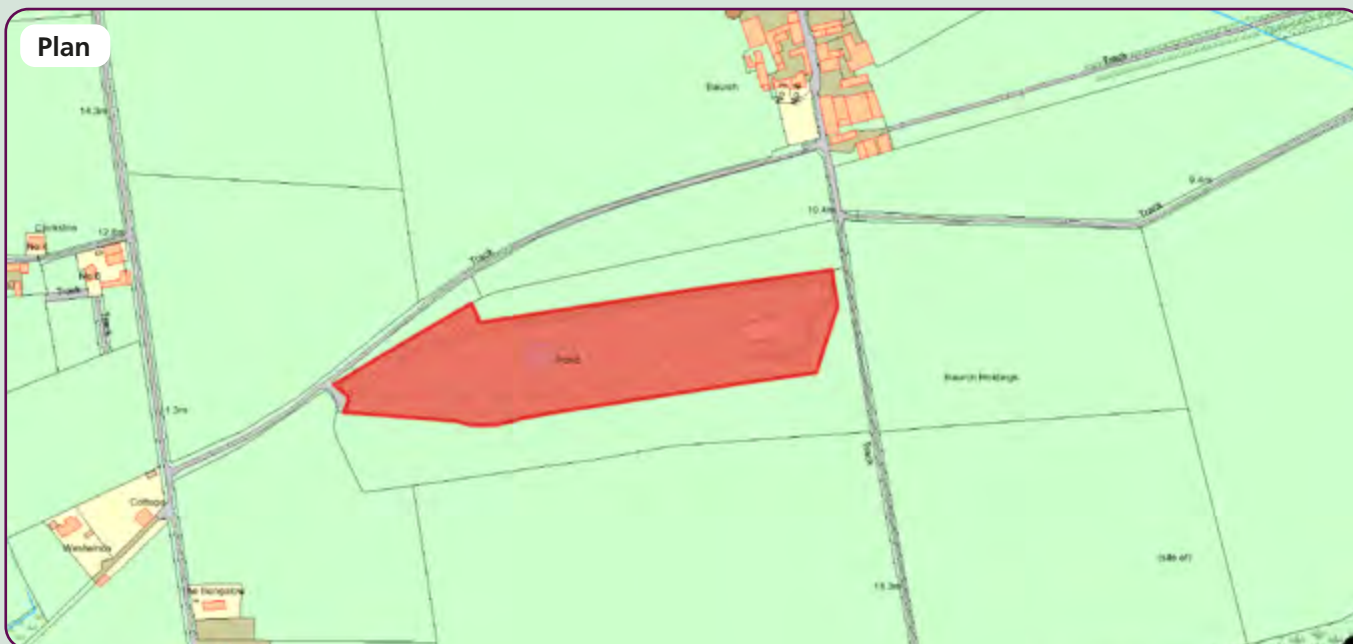
### Grid Reference

NY2837665630

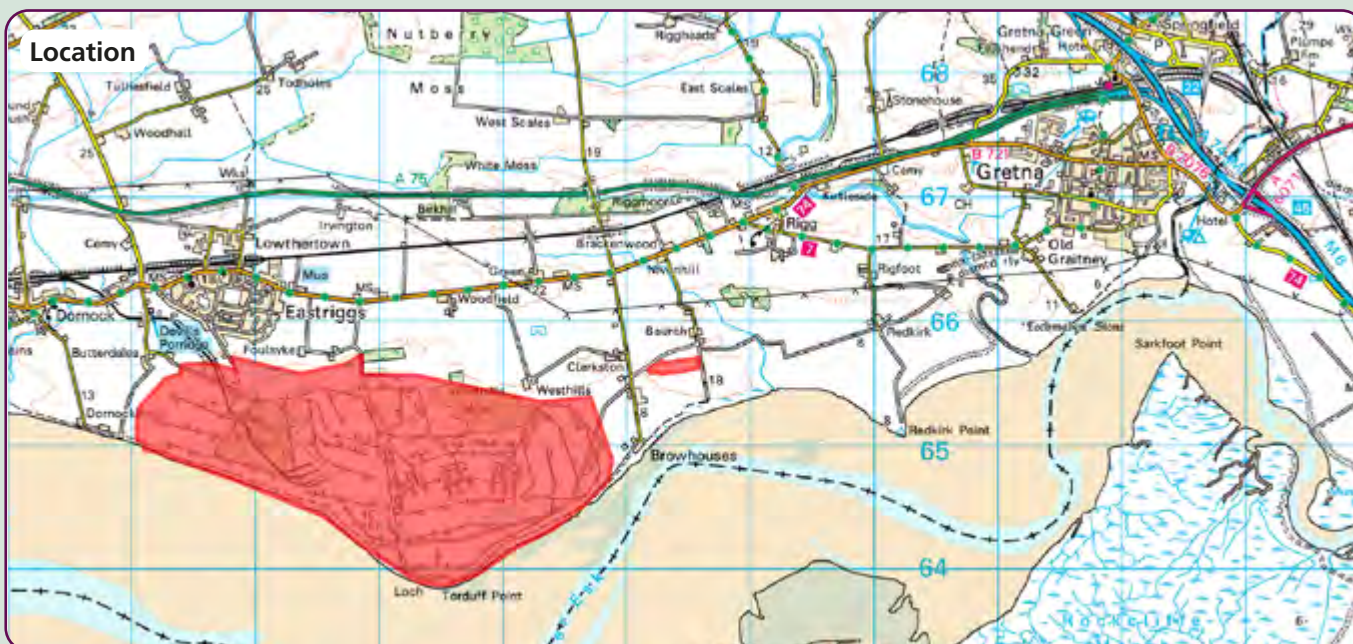
### Ownership

MOD

### Plan



### Location



LDP	Planning History
<p>The sites adjacent to the A74(M) corridor offer strategic inward investment opportunities over the longer term. They have good access to the A74(M) and have a reduced impact on the environment. However, they are constrained due to infrastructure and services and this will require to be addressed. The former MOD site at Eastriggs is likely to be available during the plan period and may provide scope for business/industry use and/or tourism sector development. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None

<b>Condition/Dereliction</b>	Security fence around site.		
<b>Contaminated Land</b>	Some investigation has taken place and further investigation will be required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	No	Yes
<b>Water bodies</b>	350 metres from Solway Firth		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>In the regeneration area of the Gretna-Lockerbie-Annan (GLA) Corridor. The Solway Firth 360 metres from the site perimeter has the following designations:</p> <p>RAMSAR Site – Upper Solway Flats and Marshes</p> <p>Special Protection Area – Solway Firth</p> <p>Special Areas of Conservation – Solway Firth</p> <p>Site of Special Scientific Interest - Upper Solway Flats and Marshes</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Buckleuch Road, Sanquhar

### Site summary

Open space within older residential area of Sanquhar, close to High Street.

### Size

0.12 hectares

### Grid Reference

NS7813010043

### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>Planning application 16/P/3/0152 for dwelling house and garage approved not implemented</p>

<b>Condition/Dereliction</b>	Currently mixed hardstanding and grassed areas.		
<b>Contaminated Land</b>	No		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	None		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Archaeological investigation required. Coal mining risk assessment required.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Catherinefield Bomb Store, Catherinefield Road, Dumfries

### Site summary

Site used in WWII to store explosives as part of adjacent Heathhall Airfield. Several remaining fortified and bunded brick buildings. Loop access road runs round part of site including buildings. Remainder of site is naturally vegetated land. Current informal use for firewood and other storage. Adjacent land industrial to west, agricultural to north, south and east.

### Size

1.21 hectares

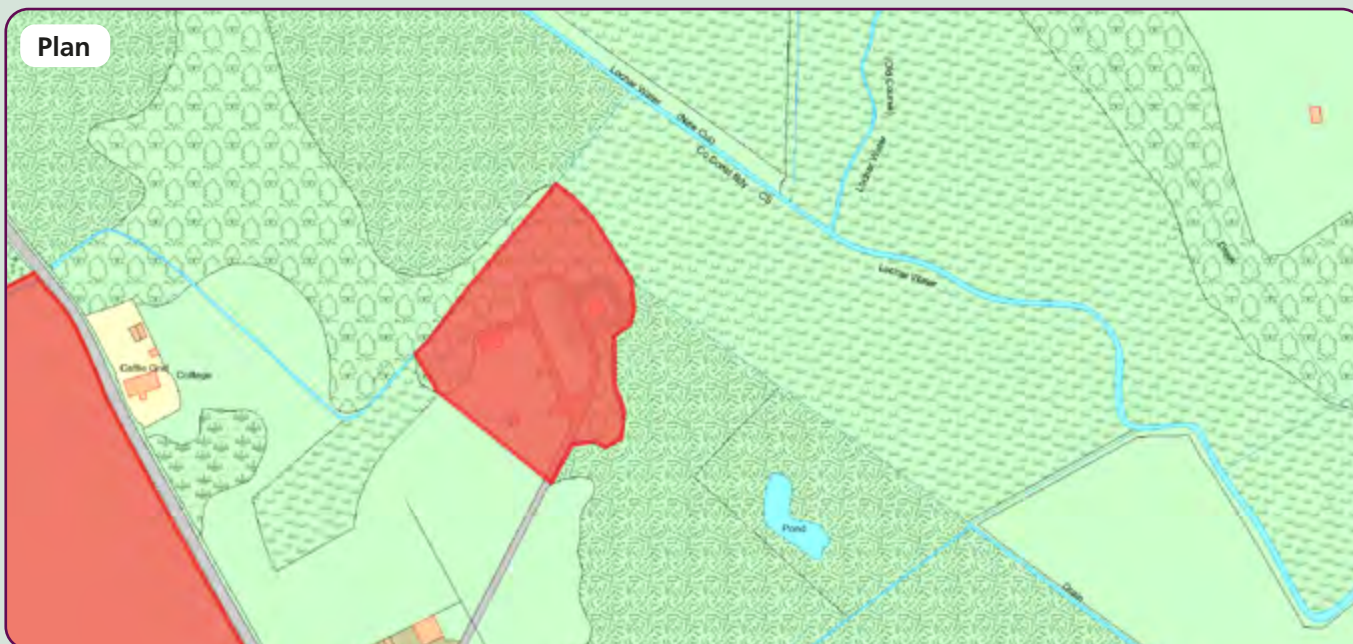
### Grid Reference

NY0077178830

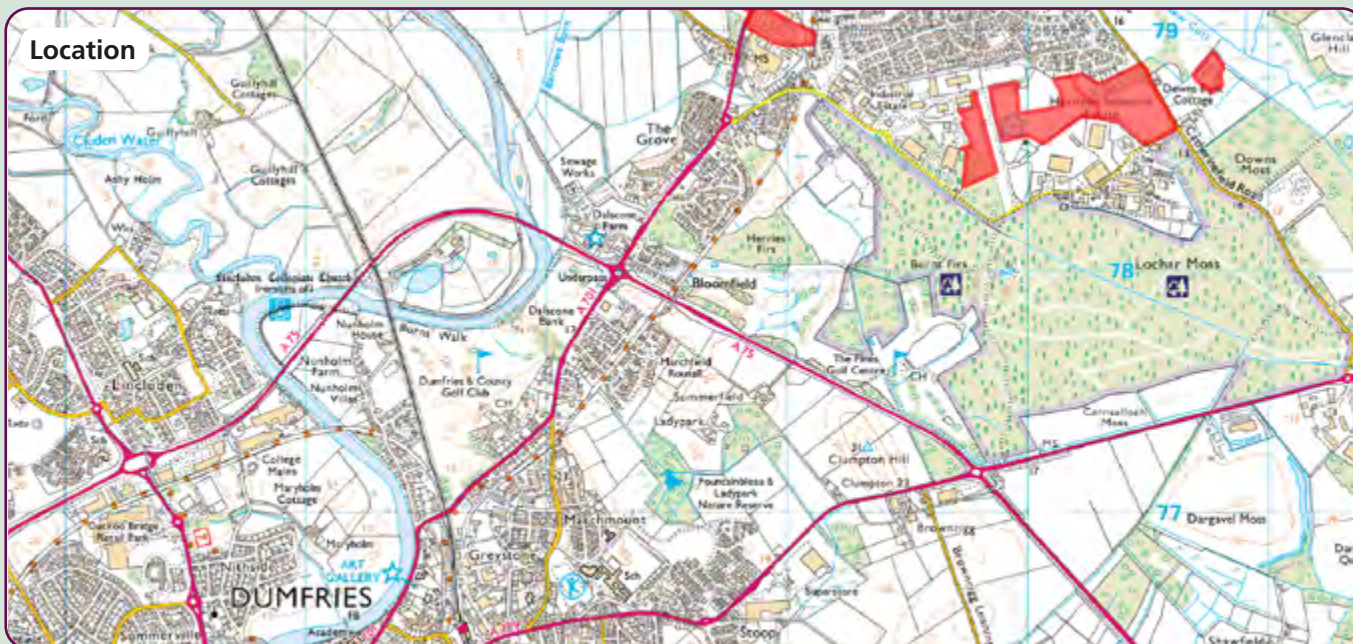
### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known.</p>

<b>Condition/Dereliction</b>	Some buildings usable but in poor condition		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Bounded by Watercourses, likely below 3km <sup>2</sup> threshold of SEPA mapping		
<b>Water bodies</b>	Lochar Water 70 metres from boundary, minor watercourse at boundary		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	UXO investigation would be required		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Colliery Fauldhead, Kirkconnel

### Site summary

Former colliery site to north of Kirkconnel. Includes some relict colliery buildings and land currently used for grazing.

### Size

9.23 hectares

### Grid Reference

NS73401240

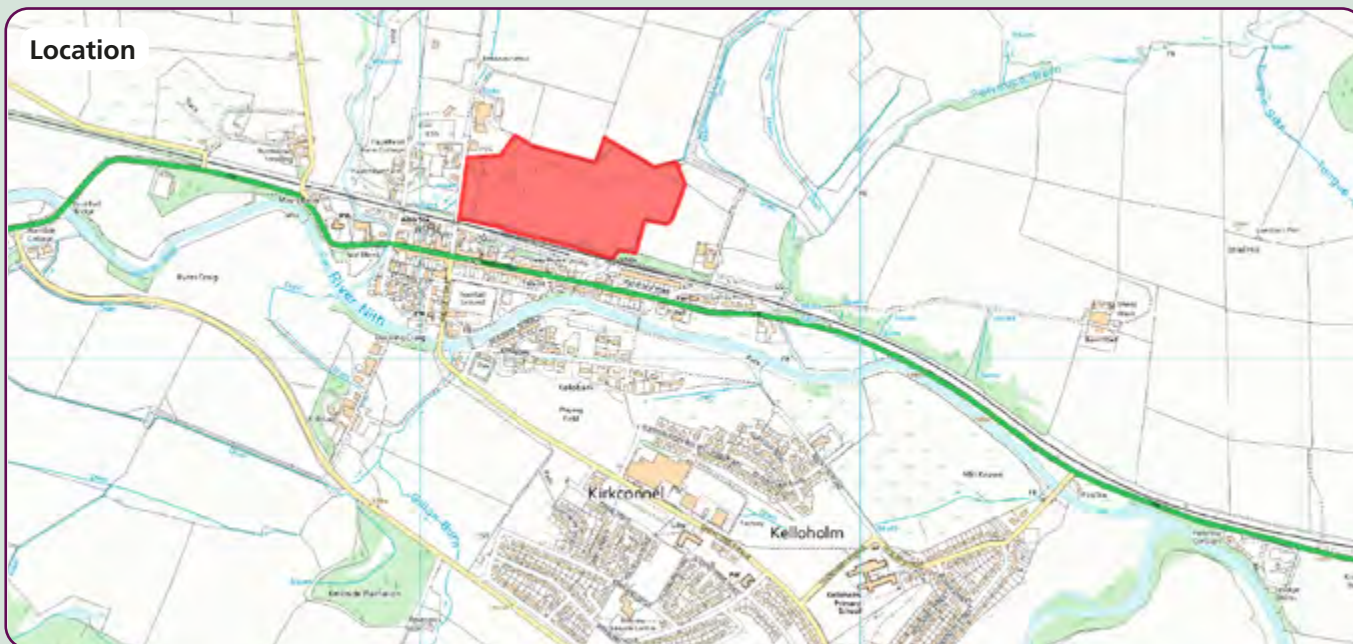
### Ownership

Not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known.

<b>Condition/Dereliction</b>	Some remaining brick buildings and rough grazing land		
<b>Contaminated Land</b>	Site investigation would be required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	No
Partially within River floodplain - likely greater as surrounded by Watercourses that will be less than SEPA mapped 3km2 limit			
<b>Water bodies</b>	110 metres from southern boundary to River Nith		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Coal Authority report would be required		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Cow Park Quarry, Dalbeattie

### Site summary

Former quarry in residential area of Dalbeattie. Quarrying has formed site at a lower level than some neighbouring houses, but there is level access from the west. Quarry walls to three sides create sheltered area. Site mostly level.

### Size

1.19 hectares

### Grid Reference

NX8269861844

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None.

<b>Condition/Dereliction</b>	Some remaining stone piles. Tree growth at perimeters.		
<b>Contaminated Land</b>	Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
Partially susceptible to surface Water and in close proximity to historical flooding			
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Creamery, Dunragit

### Site summary

Site on outskirts of Dunragit, with easy access to A75, six miles from Stranraer and ten from Cairnryan. Site includes substantial former factory buildings and adjacent hardstanding area.

### Size

1.11 hectares

### Grid Reference

NX15375734

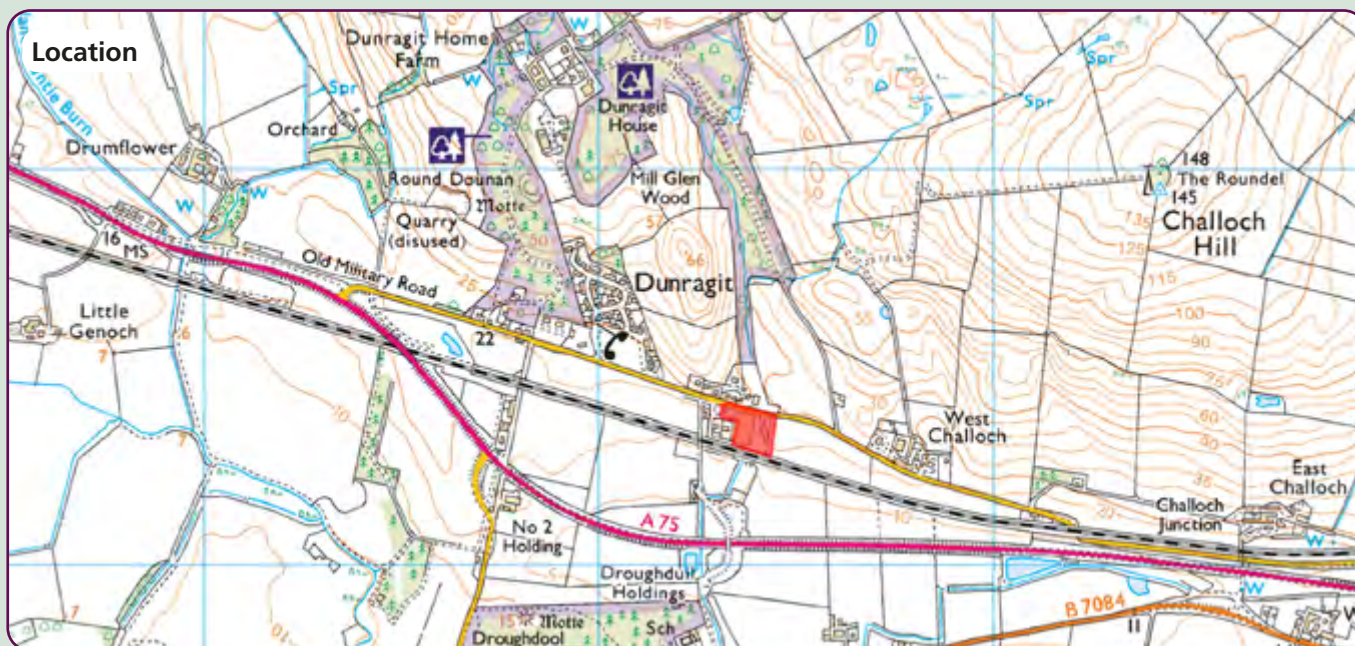
### Ownership

Private, not known

### Plan



### Location





LDP	Planning History
<p>Dunragit is a village within the Stranraer settlement hierarchy in the LDP.</p> <p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>10/P/1/0487 Planning permission in principle for development of 34 dwelling houses, approved.</p> <p>10/P/1/0179 planning permission for 39 dwelling houses, withdrawn.</p> <p>15/P/1/0274 Change of use of part of site to caravan storage facility, approved.</p>

<b>Condition/Dereliction</b>	Derelict structures interspersed throughout site.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
There is a watercourse to the east of the boundary, likely culverted and likely with a catchment of less than SEPA's mapped 3km <sup>2</sup> . It doesn't appear on SEPA flood maps and there are no recorded incidents of flooding. Any proposed developments would need to be mindful of the culvert and ensure CCTV works before and after to ensure no damages done.			
<b>Water bodies</b>	Small watercourse probably culverted below site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Galloway and Southern Ayrshire Biosphere zone		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Creca Camp, Creca

### Site summary

Infill site in small village between Annan and Kirtlebridge. Former WWII army camp. Neighbouring uses residential, industrial and agricultural. Level site with good access from main road through village.

### Size

0.53 hectares

### Grid Reference

NY2276170286

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>08/P/4/0328 Erection of 4 dwelling houses 15/P/4/0017 Renewal</p>

<b>Condition/Dereliction</b>	Former buildings removed		
<b>Contaminated Land</b>	Site has been investigated and remedial actions carried out		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	None		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Disused Coalmine, Rowanburn

### Site summary

Former colliery site to north of village of Rowanburn, a small village near Canonbie, close to the English border. Agricultural land to north, east and west. Site is now vegetated ground with substantial tree regeneration.

### Size

6.61 hectares

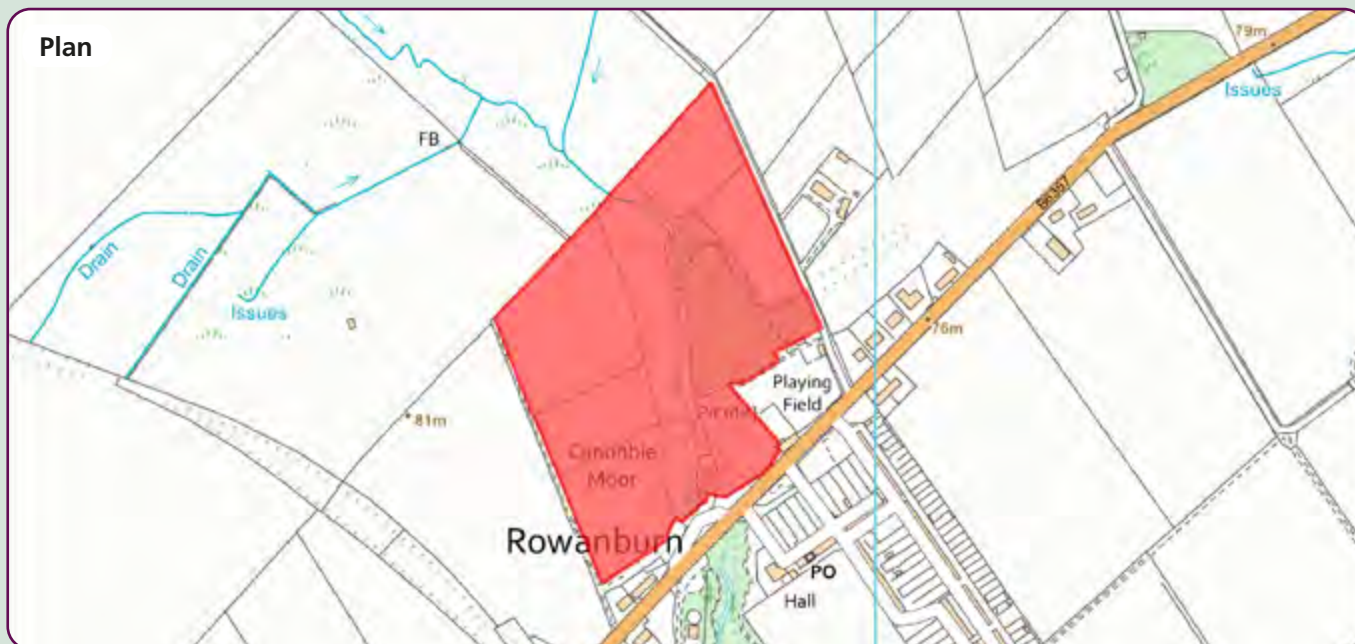
### Grid Reference

NY4085877405

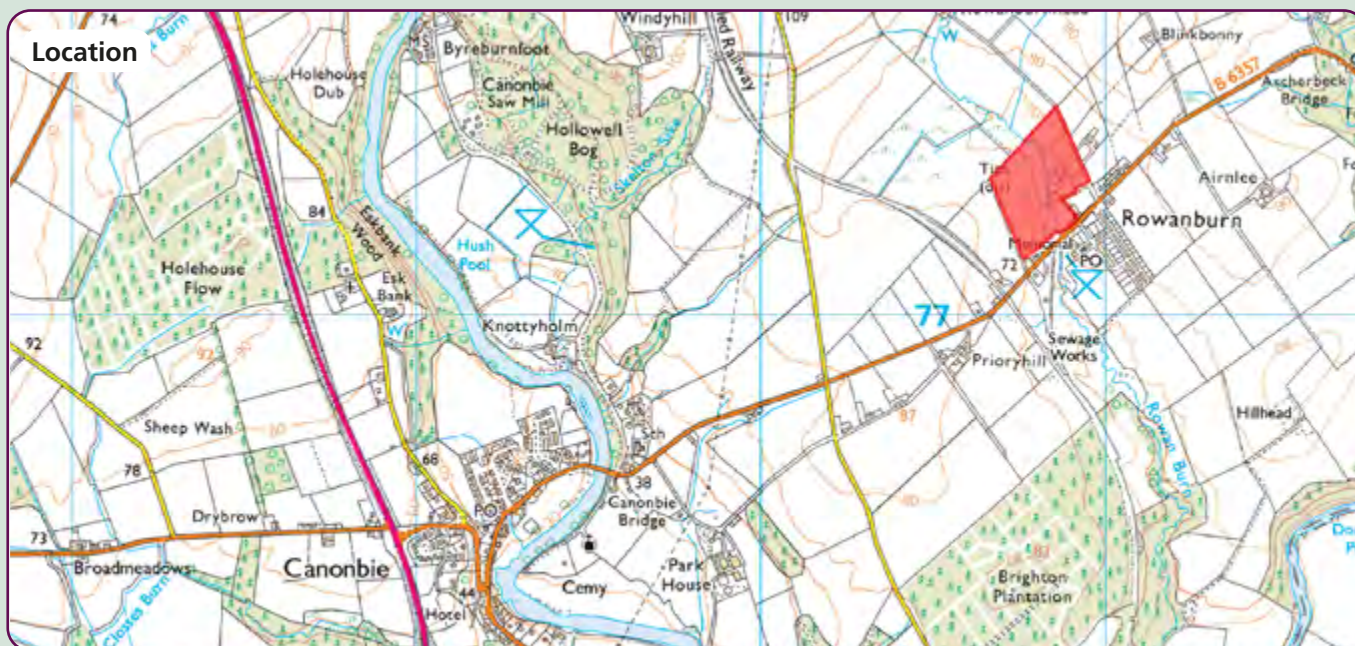
### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>Planning permission for 15 houses granted, now expired 01/P/4/0119 and 03/P/4/0213</p>

<b>Condition/Dereliction</b>	Tree regeneration, ground condition unknown		
<b>Contaminated Land</b>	Site investigation would be required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Watercourse runs through site - small areas identified within Surface Water mapping, and boundary has historical flood record.		
<b>Water bodies</b>	Watercourse 10 metres from site perimeter		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Coal Authority report would be required		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Disused Mill, Old Military Road, Twynholm

### Site summary

Secluded site of former mill adjacent to river. Near to village of Twynholm and with easy access to the A75. Original mill building with addition of more modern industrial buildings and machinery, all in a state of disrepair. Site below road level with further steep drop to river. Surrounding land woodland and agricultural.

### Size

0.18 hectares

### Grid Reference

NX6759755395

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Derelict buildings and machinery, adjacent open ground. Disused oil tank.		
<b>Contaminated Land</b>	Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Adjacent to Old Mill Burn		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## East Pier, Stranraer

### Site summary

Formerly used as terminal for ferries to/from Belfast. Large site projecting northwards into Loch Ryan from Stranraer waterfront.

### Size

5.33 hectares

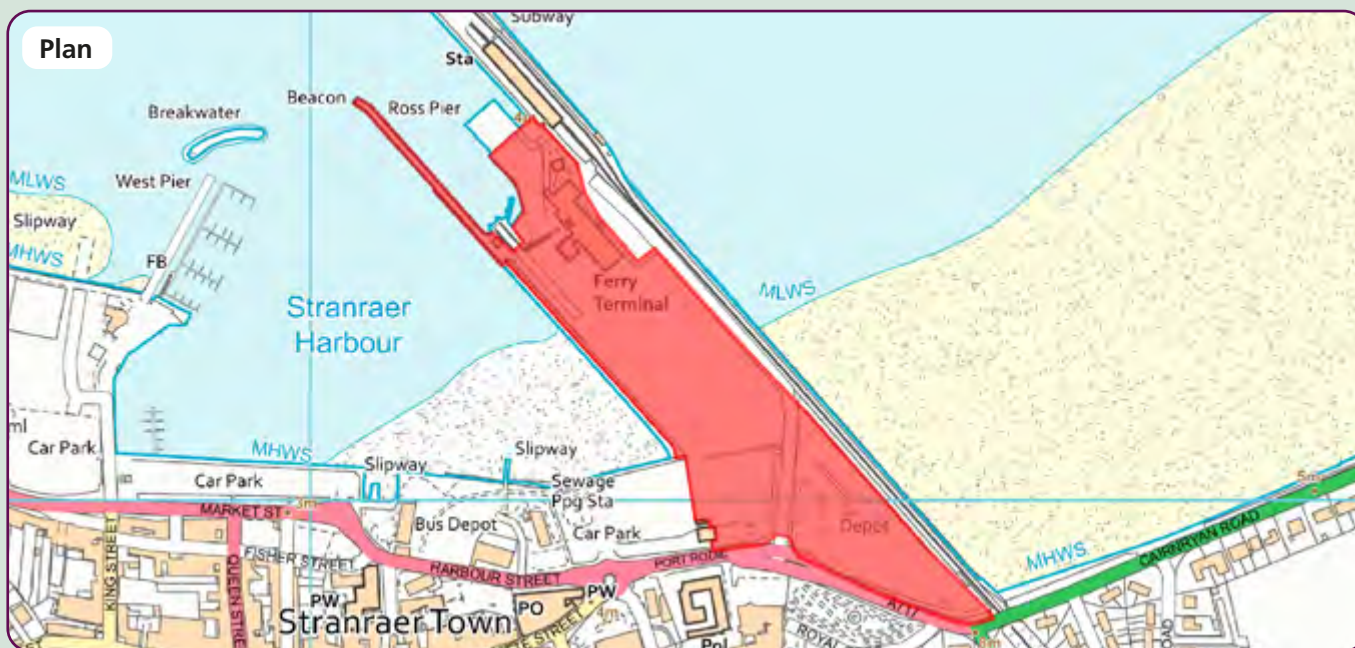
### Grid Reference

NX06326112

### Ownership

Majority of site on lease from Crown Estates by private company. Part of site in southeast owned by Network Rail. Adjacent train line and station to east on pier (not included as VDL) also owned by Network rail.

### Plan



### Location





LDP	Planning History
<p>The East Pier is part of the STR.MU1 area allocated in the LDP for mixed use.</p> <p>The regeneration masterplan for Stranraer waterfront seeks to create a mixed use development which will support the overall ambition for the town: to reposition Stranraer and Loch Ryan as a distinctive and successful marine leisure destination. The regeneration proposals set out the vision to develop an attractive seaside town and a high quality service hub for residents, businesses and visitors. A Masterplan has been adopted as planning guidance and a detailed design and development brief has been published. They outline the type, design and layout of development that would be considered suitable on the site. Development should improve the relationship with the town centre by considering the existing street pattern, key views and pedestrian and cycle links.</p>	None.

<b>Condition/Dereliction</b>	Derelict and unused, mostly fenced off from public access. Some relict structures from previous use.		
<b>Contaminated Land</b>	Previous site investigations indicate some contamination which will require remediation.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Medium risk	No	
	Within the SEPA Medium Likelihood Coastal Floodplain.		
<b>Water bodies</b>	Loch Ryan		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>The adjacent waterfront/marina is to receive development funding from the Borderlands Growth Deal.</p> <p>Shoreline Management Plan</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Ford Mills Waterside Langholm

### Site summary

Level site adjacent to River Esk and close to centre of Langholm. Mixed residential and public uses adjacent.

### Size

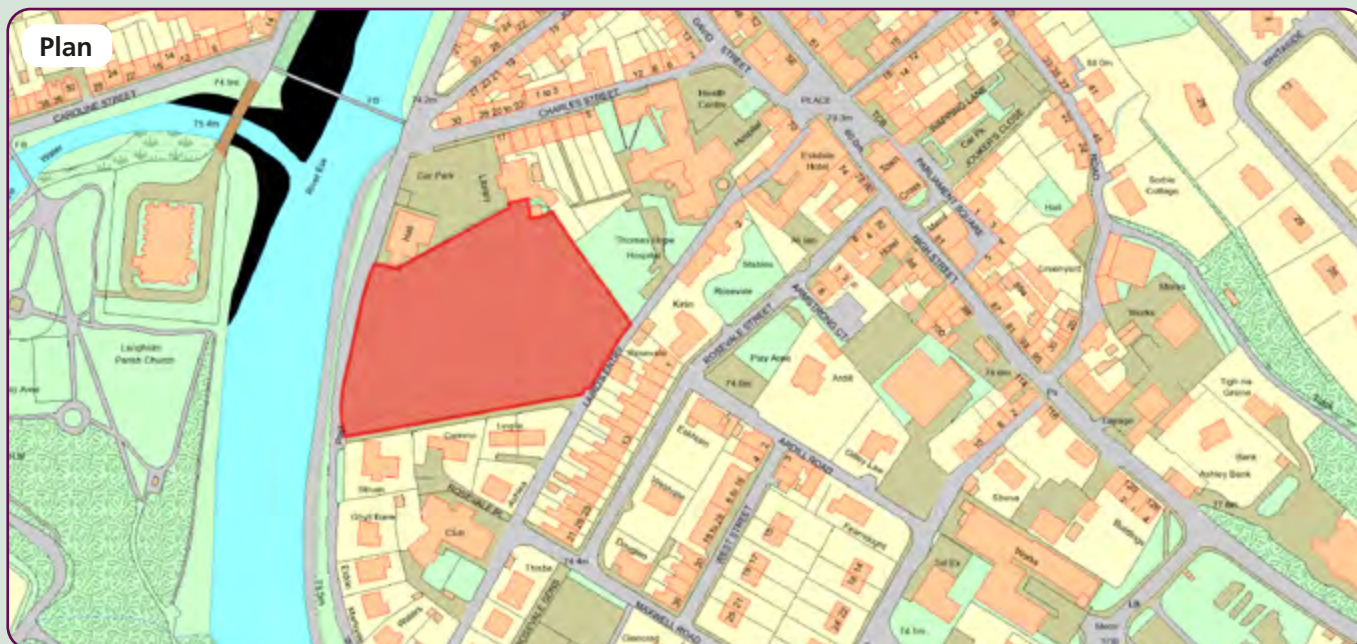
0.84 hectares

### Grid Reference

NY3629484418

### Ownership

Private, not known



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p>Langholm is defined as a District Centre in the Eskdale Housing Market Area and is strategically located on the A7. It is proposed to develop a regeneration Masterplan for the town. The development of a design for flood protection scheme for the River Esk (and tributaries Ewes and Wauchope) is being progressed.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>06/P/4/0548 for DEMOLITION OF MILL BUILDINGS AND ERECTION OF 29 DWELLINGS</p> <p>Buildings have been demolished, no recent progress</p>

<b>Condition/Dereliction</b>	Buildings have been demolished, site is a mixture of hardstanding and vegetation		
<b>Contaminated Land</b>	Site investigation carried out, some remediation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
	Site entirely within Medium Risk River floodplain as detailed in a Council commissioned RPS Flood Study.		
<b>Water bodies</b>	River Esk 15 metres from boundary		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards reference LA17		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Former Auction Mart, Thornhill Station, Thornhill

### Site summary

Site of former auction mart adjacent to Thornhill Station and small cluster of residential properties, half a mile from Thornhill. Agricultural land to north, west and south.

### Size

3.13 hectares

### Grid Reference

NX8882296698

### Ownership

Not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>09/P/3/0369 MIXED USE DEVELOPMENT COMPRISING 42 NO DWELLINGHOUSES, COMMERCIAL SPACE, COMMUNITY FACILITIES &amp; PUBLIC OPEN SPACE, PUBLIC HOUSE, SHOP AND RAILWAY STATION refused</p> <p>11/P/3/0560 permission for 3 houses granted, now expired</p> <p>17/2057/FUL Erection of 3 houses on part of site granted. Works commenced 2021.</p>

<b>Condition/Dereliction</b>	Derelict remnants of holding pens and some buildings, open space		
<b>Contaminated Land</b>	Part of site was former railway sidings which would require investigation.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	See below
	Very small portion shown to be susceptible to Surface Water Flooding as per SEPA flood maps.		
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	The potential of a new railway station at Thornhill is currently being investigated.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Caravan Park, Kintail Park, Lockerbie

### Site summary

Currently maintained public open space with hardstanding, level terrain. Residential to south, agricultural to west, leisure facilities and schools to east and southeast (ice rink, squash courts, bowling), industrial further north beyond agricultural. Easy access to M74 and train station. Good existing road access.

### Size

1.42 hectares

### Grid Reference

31325822

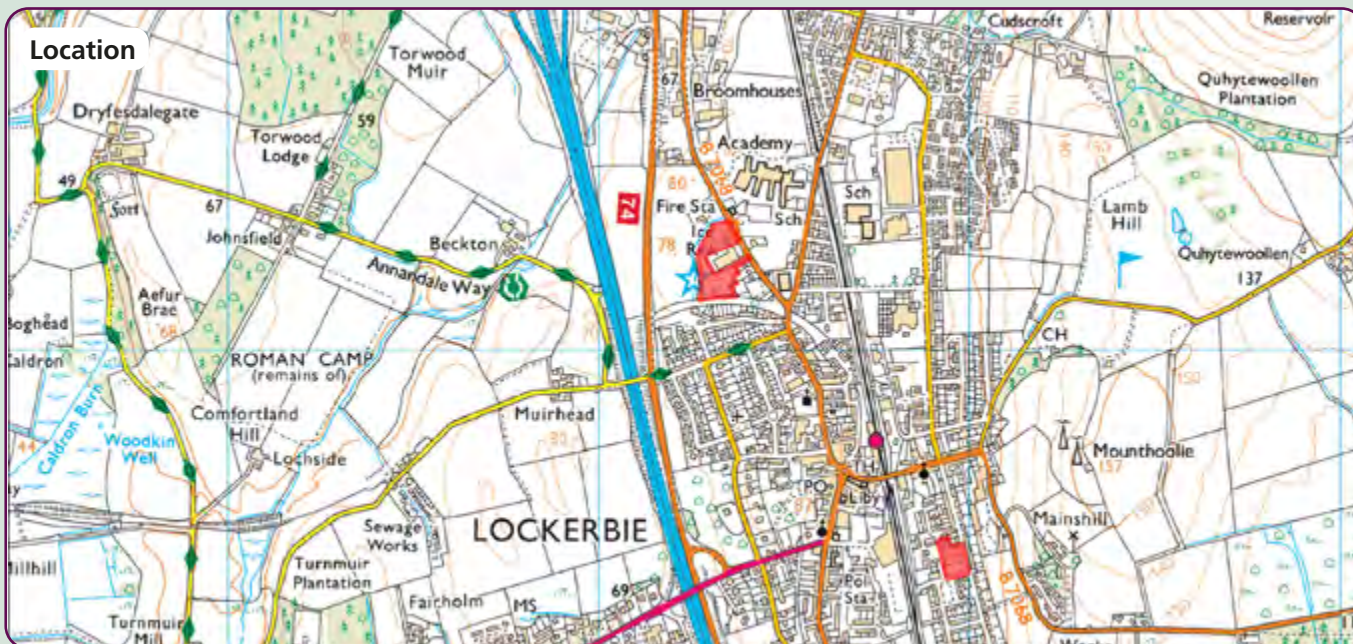
### Ownership

Dumfries and Galloway Council

### Plan



### Location



LDP	Planning History
<p>HOUSING ALLOCATION IN LDP1 and PP LDP2. LRB.MU202 for 15 units</p> <p>Full planning permission was granted for a swimming pool and leisure centre in June 2015. Should this permission not be implemented the following will be important considerations for any future development proposals.</p> <p>A burn runs along the western boundary, a Drainage Impact Assessment will be required and dependent on its findings a Flood Risk Assessment will need to be submitted and agreed with SEPA and the Council as part of any planning application. A new access should be formed on to the roundabout on the B7068. The existing boundary trees should be retained where possible.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>Application 15/P/4/0011 for swimming pool and leisure facilities approved but not implemented.</p>

<b>Condition/Dereliction</b>	On Vacant and Derelict land Register as vacant site. Maintained as public open space.		
<b>Contaminated Land</b>	No former potentially contaminative use.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
	Close proximity to historical flood event, bounded by watercourse.		
<b>Water bodies</b>	Watercourse along western boundary of site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	The potential of a new railway station at Thornhill is currently being investigated.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Caravan Park, Newbridge, Dumfries

### Site summary

Disused former caravan park and adjacent petrol station. Level site adjacent to A76. Agricultural land adjacent. Some residential to northwest. Industrial further to west. Site to west has planning approval for storage and distribution.

### Size

3.03 hectares

### Grid Reference

NX95277874

### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>Site is just outside Dumfries settlement area boundary. Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>02/P/3/0010 04/P/3/0500</p>

<b>Condition/Dereliction</b>	No buildings on site, some hardstanding remaining.		
<b>Contaminated Land</b>	Part of the site fronting to A76 is a former garage which would require investigation.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Site perimeter 200 m from Cluden Water		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards Reference DFM/10:		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Corn Mill, High Street, Port William

### Site summary

Derelict former corn mill building and land in centre of Port William, close to harbour.

### Size

0.25 hectares

### Grid Reference

NX33934357

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Port William is identified as a Local Centre in the Mid Galloway Housing Market Area. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>07/P/1/0143 Permission granted for alterations to form dwelling house</p>

<b>Condition/Dereliction</b>	Building derelict		
<b>Contaminated Land</b>	No		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Killantrae Burn runs along southern perimeter. Sea is 120 metres from perimeter.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Partially within Shoreline Management Plan Area.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>21/1529/PIP Planning in principle applied for house on part of site, not yet determined Jan 2022.</p>

<b>Condition/Dereliction</b>	Hardstanding with no remaining buildings. May be infrastructure underground.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards Reference SO4.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Garage, Gatehouse of Fleet

### Site summary

Former garage site on main street at eastern end of Gatehouse of Fleet.

### Size

0.39 hectares

### Grid Reference

26025565

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>LDP Allocated Housing site GOF.H2</p> <p>This site is the location of a former garage and petrol station and provides an opportunity to re-develop a brownfield site. The site's prominence, being located within the conservation area and at one of the important gateways to the town, means that high quality design and careful siting of any new development is critical. Development should face the road and respect the scale and mass of the toll building opposite. There are also some archaeological issues that need to be investigated and the Mill Lade to the edge of the site should be maintained. Any contamination of the site will need to be remediated. European Protected Species (otters) may occur on or close to this site. Developers will be required to provide sufficient information to enable the Council to conclude that there will be no likely significant effect on these species as a result of the development. A Flood Risk Assessment will need to be submitted and agreed by SEPA and the Council as part of any planning application.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>08/P/2/0392</p> <p>12/P/2/0313 for five houses approved</p> <p>Notice of Initiation of Development given 7/06/17</p>

<b>Condition/Dereliction</b>	Buildings demolished			
<b>Contaminated Land</b>	Some remedial actions required. Gas protection measures required in buildings. Petrol tanks have been removed.			
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>			<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>	Yes
	No	Yes	Yes	
	Long standing issue with flooding to this site / cause of flooding outwith this site. Watercourse runs through site.			
<b>Water bodies</b>	Watercourse runs through site			
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Building Conservation Area, Regional Scenic Area, National Scenic Area, Dark Sky Park (Transition zone), Biosphere Reserve</p> <p>Petrol tank records held by DGC Environmental Standards reference GH/5.</p>			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Garage, London Road, Stranraer

### Site summary

Former garage site on the outskirts of Stranraer adjacent to A75 trunk road. Residential use to north and east, agricultural to west and south. Level site with good access, mainly hardstanding.

### Size

0.21 hectares

### Grid Reference

NX07806078

### Ownership

Private, not known

### Plan



### Location





LDP	Planning History
<p>Site is just outside the Stranraer settlement boundary. Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known.

<b>Condition/Dereliction</b>	No remaining buildings, hardstanding with some vegetated areas.		
<b>Contaminated Land</b>	Site investigation required depending on proposed use. Record of petrol and diesel tanks on site.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
In close proximity to Historical Flood records, likely was flooded in these events.			
<b>Water bodies</b>	Bishop Burn 45 metres from eastern boundary, Black Stank 120 metres from southern boundary		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards reference DT74.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Gasworks, Holm Street, Moffat

### Site summary

Small site in accessible location at entrance to Moffat. Walled on all sides, entrance to south. Residential to north, neighbouring land also suitable for redevelopment to south.

### Size

0.19 hectares

### Grid Reference

30856051

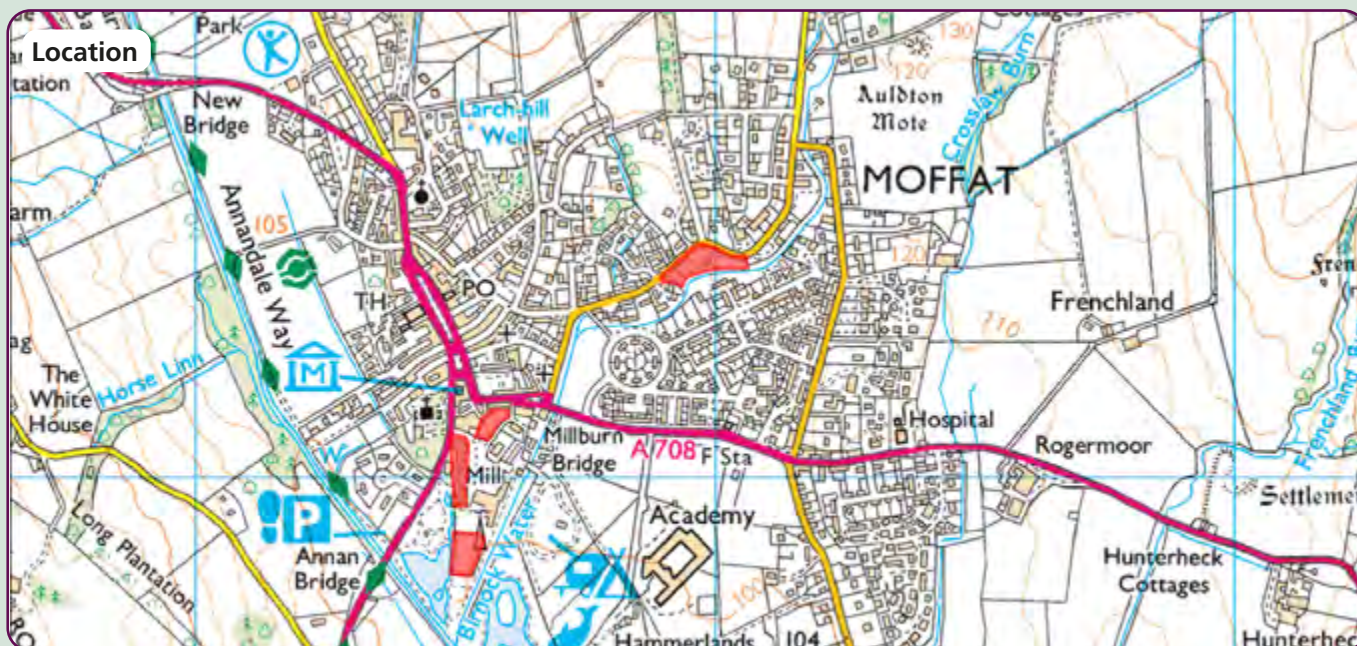
### Ownership

Not known

### Plan



### Location



LDP	Planning History
<p>Included in larger MOF.MU2 site.</p> <p>MOF.MU2: Site could include a range of uses such as a hotel, tourist centre, retail and small business units. A Masterplan is required to be submitted as part of any planning application and agreed by the Council. It should consider phasing, the layout and design of buildings which must be sympathetic to the listed buildings opposite, and provision of a pedestrian/cycle access onto A708 Holm Street. Improvements will be required to the junction with the A701. A Contaminated Land Assessment will be required due to previous uses which include a former gas works. A bat and barn owl survey may be required due to the disused buildings on site. A Flood Risk Assessment will need to be submitted and agreed by SEPA and the Council as part of any planning application in order to identify the developable area as the Birnock Water runs adjacent to the eastern boundary of the site. An archaeological evaluation and appropriate mitigation measures will be required given the former uses on the site.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known.

<b>Condition/Dereliction</b>	No remaining structures above ground, grassed with vegetation at perimeter.		
<b>Contaminated Land</b>	Site investigation and remediation required. Known to be contaminated from former use.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	No
	Close to Surface water flood plain		
<b>Water bodies</b>	Birnock Water 70m from perimeter		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Other sites in the same development area are Former Mercury Hotel Moffat and Station Yard Moffat.</p> <p>Proposals for the development of the site are included in the Moffat and Beattock Community Action Plan.</p> <p>Dark Sky Community designation.</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Gasworks, Marle Street, Castle Douglas

### Site summary

Site at southern end of Castle Douglas. Part of former gasworks site and later used as fuel depot. Level site with good access. Residential to east and north, industrial to west, open space to south.

### Size

0.2 hectares

### Grid Reference

NX7611662053

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Within the settlement boundary of Castle Douglas, defined as a District Centre. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Hardstanding.		
<b>Contaminated Land</b>	Site investigation has been carried out. Remediation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	120 metres to wetland area with intersecting ditches. 70 metres to Carlingwark Loch		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	120 metres from Threave and Carlingwark Loch Site of Special Scientific Interest (SSSI) SiteLink (nature.scot)		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Hotel, Glenluce

### Site summary

Derelict former Glenbay House Hotel building, and land to rear, with frontage to Main Street of Glenluce village.

### Size

0.23 hectares

### Grid Reference

NX19835752

### Ownership

Housing Association

### Plan



LDP	Planning History
<p>Glenluce is a Local Centre within the Stranraer settlement hierarchy in the LDP.</p> <p>Allocated housing site in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>18/1415/APA for permission to demolish</p> <p>18/0281/DEM to determine whether prior approval of proposed development is required. Advised that Prior Approval and Listed Building Consent applications will be required.</p> <p>21/2297/FUL proposal for housing</p>

<b>Condition/Dereliction</b>	Derelict condition		
<b>Contaminated Land</b>	Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Site entirely within Medium Risk River floodplain as detailed in a Council commissioned RPS Flood Study.		
<b>Water bodies</b>	130 metres from watercourse.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Galloway and Southern Ayrshire Biosphere.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Interfloor Factory, Edinburgh Road, Dumfries

### Site summary

Large derelict former factory building which is a listed building. Site is on A701 trunk road to the north of Dumfries in a mixed residential and business area. Factory adjacent to south, housing proposed to north.

### Size

2.69 hectares

### Grid Reference

29895790

### Ownership

Private, not known

### Plan



### Location





LDP	Planning History
<p><b>Allocated Mixed Use DFS.MU203 Former Interfloor Factory (including 70 units allocated up to 2029)</b></p> <p>This site is allocated for mixed use development including residential, commercial, and leisure uses. The former factory is a listed building and should be converted and incorporated into the overall design for the site. There are mature trees to the northern boundary which should be retained in line with Policy NE8: Trees and Development. Due to its previous use there may be contamination in relation to this site which will require investigation. The site is shown within an area identified as at possible flood risk and as a result a Flood Risk Assessment is required. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks. A Noise Assessment may be required depending on the nature of the proposal to assess the impact of any development on residential properties in the area and any attenuation measures identified should be implemented. Transport Scotland will need to be consulted in relation to any impact to the trunk road network on the A701. Links should be provided to local footpath and cycleway networks. The site contains a listed former factory. Any proposals should support the redevelopment of the site. Archaeological recording may also be required.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None.

<b>Condition/Dereliction</b>	Derelict		
<b>Contaminated Land</b>	Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Small pockets shown as susceptible to surface water flooding		
<b>Water bodies</b>	Small watercourses adjacent to boundaries.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Historic Scotland Listed Building <a href="http://portal.historicenvironment.scot/designation/LB3819">http://portal.historicenvironment.scot/designation/LB3819</a></p> <p>Site opposite is also on the VDL Register as 'Land to the West of Former Factory Edinburgh Road Dumfries'</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Maxwelltown Schools, Dumfries

### Site summary

Large vacant site in the north of Dumfries, site of two former schools, which have been demolished. Industrial to north, residential to south and east, agricultural land to south. Level site with good access.

### Size

7.51 hectares

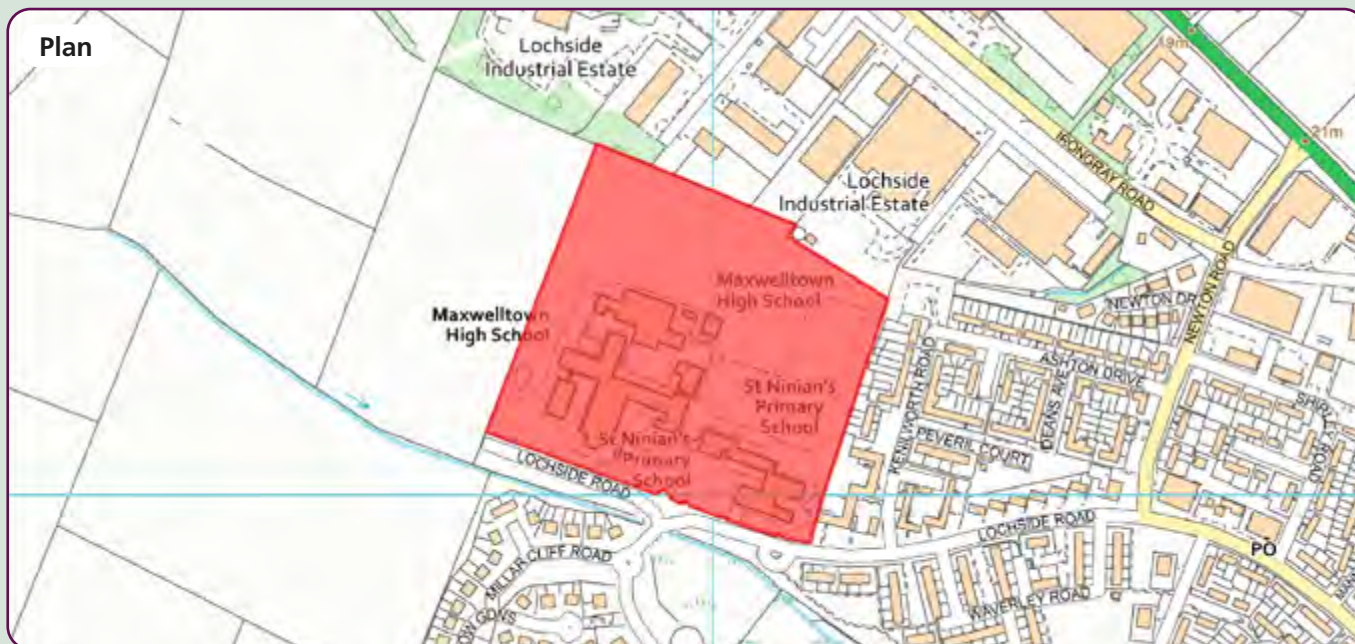
### Grid Reference

NX9499778120

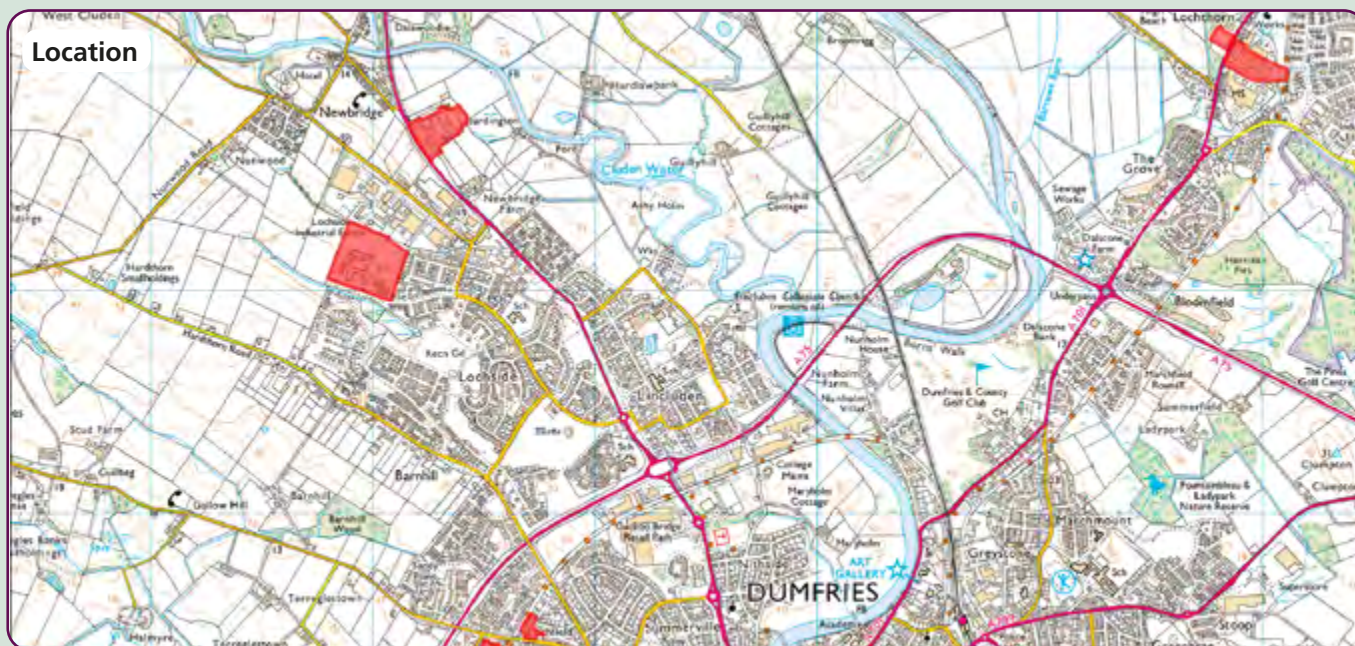
### Ownership

Dumfries and Galloway Council

### Plan



### Location



LDP	Planning History
<p>The development of the site should be guided by a Masterplan which will be required to set out how a high quality development design and layout is to be achieved.</p> <p>Residential development should be confined to that part of the site currently occupied by school buildings and land immediately to the rear of the former primary school. The northern portion of the site, adjacent to the industrial estate, should be retained as amenity and/or recreation open space to meet the needs of the development.</p> <p>Due to previous uses on the site, it is possible that land may be contaminated. Accordingly, a desktop study and risk assessment will be required to support development proposals. The site lies within an area identified as being at risk of flooding. Proposals should therefore be accompanied by a Flood Risk Assessment setting out appropriate surface water management measures. In addition, a Drainage Impact Assessment will be required to identify the impact of proposed development on water and waste networks.</p> <p>Due to the proximity of the Lochside Industrial Estate to the north of the site, a Noise Assessment will be required to support development proposals. The assessment should set out appropriate noise attenuation measures that may be required, including the provision of a substantial buffer zone between new housing and the industrial estate, which may extend beyond the land to be retained as open space, to avoid any potential land use conflict.</p> <p>Structural planting should be provided along the northern boundary of the site to provide visual enhancement and, together with the requirement to retain land adjacent to the industrial estate as open space, should assist any noise attenuation measures that may be required as part of new development.</p> <p>Development proposals will be required to be supported by a Transport Assessment.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None.

<b>Condition/Dereliction</b>	Previous school buildings demolished in 2020.		
<b>Contaminated Land</b>	Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Small pocket at gate that shows susceptibility to surface water flooding on SEPA floodmaps.		
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Local Wildlife site Lochside Wetlands adjacent to southern boundary.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Mercury Hotel, Moffat

### Site summary

Prominent site at entrance to Moffat. Derelict former hotel building with potential for redevelopment. Commercial uses to south and east, residential and recreational to north and west. Adjacent land also suitable for redevelopment.

### Size

0.35 hectares

### Grid Reference

30856050

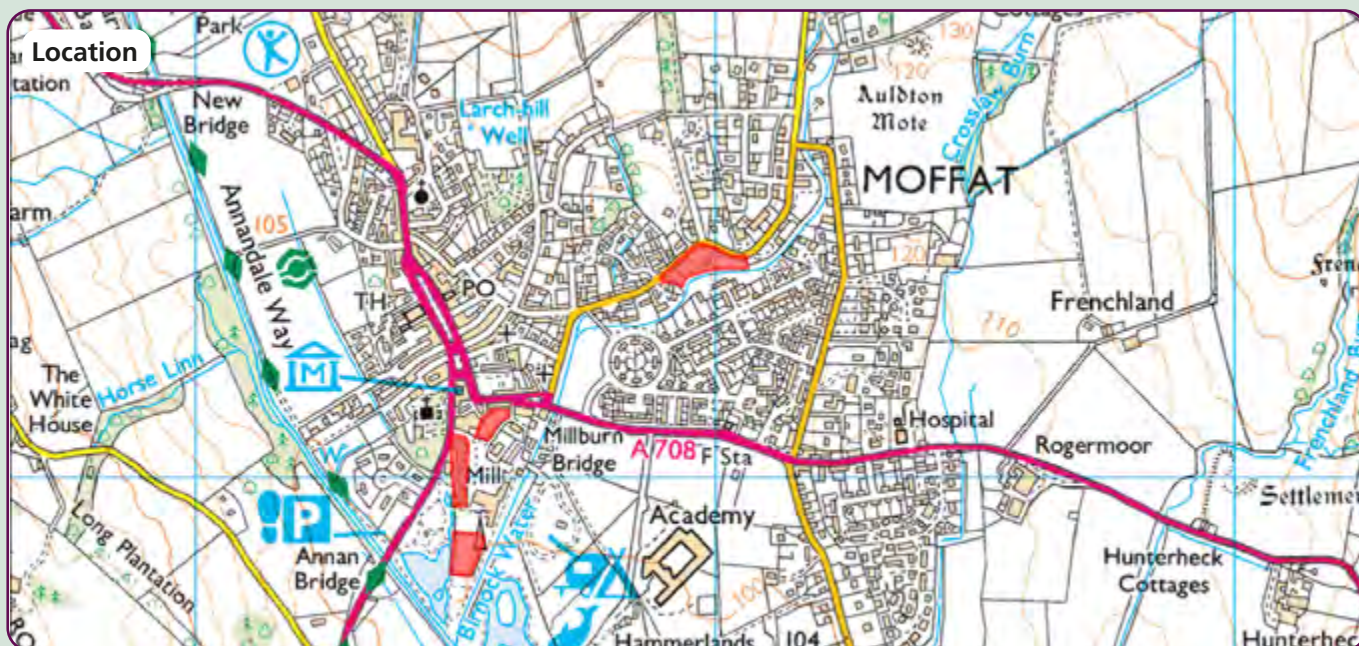
### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Included in larger <b>MOF.MU2</b> site. Allocate for Mixed Use.</p> <p>MOF.MU2: Site could include a range of uses such as a hotel, tourist centre, retail and small business units. A Masterplan is required to be submitted as part of any planning application and agreed by the Council.</p> <p>It should consider phasing, the layout and design of buildings which must be sympathetic to the listed buildings opposite, and provision of a pedestrian/cycle access onto A708 Holm Street. Improvements will be required to the junction with the A701. A Contaminated Land Assessment will be required due to previous uses which include a former gas works. A bat and barn owl survey may be required due to the disused buildings on site. A Flood Risk Assessment will need to be submitted and agreed by SEPA and the Council as part of any planning application in order to identify the developable area as the Birnock Water runs adjacent to the eastern boundary of the site. An archaeological evaluation and appropriate mitigation measures will be required given the former uses on the site.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Derelict building.		
<b>Contaminated Land</b>	Former use not industrial so not expected to be contaminated.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Birnock Water 100 metres from site		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Other sites in the same development area are Former Gasworks Holm Street Moffat and Station Yard Moffat.</p> <p>Proposals for the development of the site are included in the Moffat and Beattock Community Action Plan.</p> <p>Dark Sky Community designation</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former MOD Site, Eastriggs

### Site summary

Very large site of wartime former munitions factory and subsequently used by the MOD for storage and now being disposed of as surplus to requirements A narrow gauge railway runs through the site connecting the former munitions buildings.

### Size

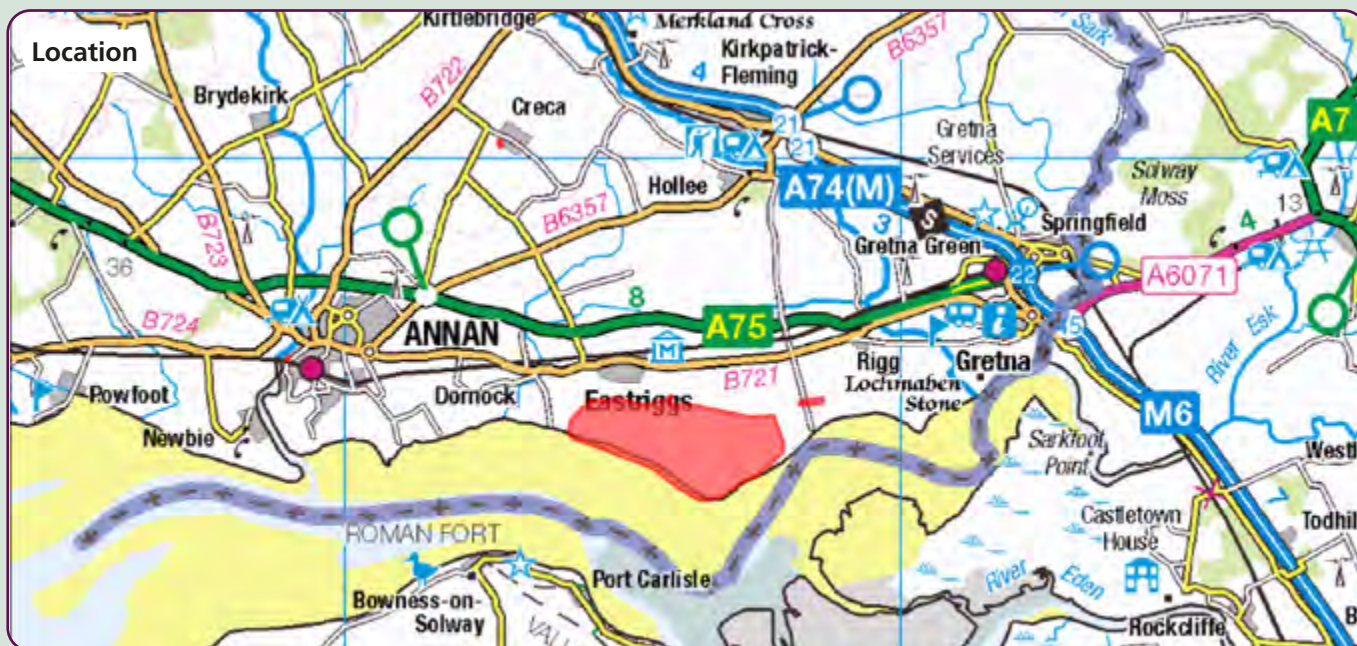
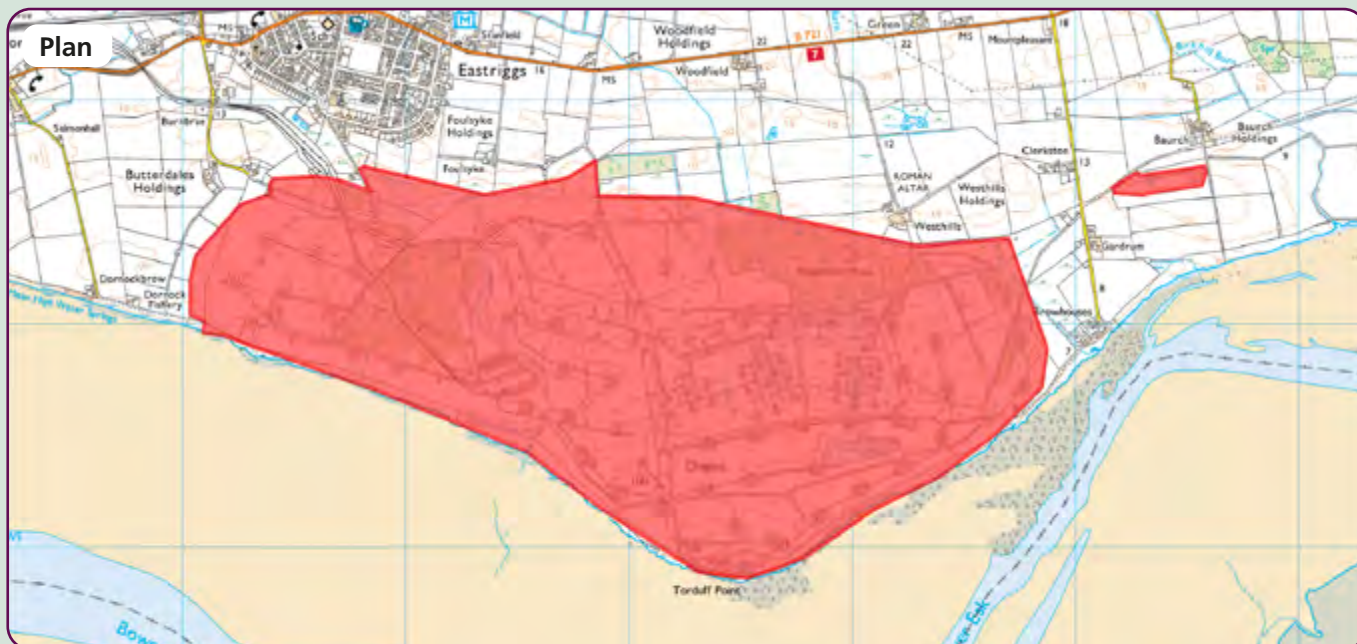
430.4 hectares

### Grid Reference

NY2608164850

### Ownership

MOD



LDP	Planning History
<p>The sites adjacent to the A74(M) corridor offer strategic inward investment opportunities over the longer term. They have good access to the A74(M) and have a reduced impact on the environment. However, they are constrained due to infrastructure and services and this will require to be addressed. The former MOD site at Easttriggs is likely to be available during the plan period and may provide scope for business/industry use and/or tourism sector development.</p> <p>Site not allocated in LDP. Any proposals would be assessed against LDP2.  <a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None.

<b>Condition/Dereliction</b>	Some remaining structures including narrow gauge railway, from previous uses, in varying condition. Security fencing.		
<b>Contaminated Land</b>	Some site investigation carried out, more required. Some remediation will be required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	No	Yes
	Portions of the site are within the SEPA Coastal Flood and susceptible to Surface Water Flooding.		
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Dumfries and Galloway Council Shoreline Management Plan policy will apply to this site.</p> <p>The Solway Firth adjacent to the site has the following designations:  RAMSAR Site – Upper Solway Flats and Marshes  <a href="https://sitelink.nature.scot/site/8458">https://sitelink.nature.scot/site/8458</a></p> <p>Special Protection Area – Solway Firth  <a href="https://sitelink.nature.scot/site/10487">https://sitelink.nature.scot/site/10487</a></p> <p>Special Areas of Conservation – Solway Firth  <a href="https://sitelink.nature.scot/site/8377">https://sitelink.nature.scot/site/8377</a></p> <p>Site of Special Scientific Interest - Upper Solway Flats and Marshes  <a href="https://sitelink.nature.scot/site/1583">https://sitelink.nature.scot/site/1583</a></p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Oil Depot, Terregles Road, Dumfries

### Site summary

Infill/windfall site allocated for housing.  
Adjacent land mostly residential with some industrial/  
commercial. Cycle path runs adjacent to east.  
Current planning application.

### Size

1.76 hectares

### Grid Reference

29555763

### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>DFS.H221 Housing:26 units allocated up to 2029</p> <p>There is known contamination at this site due to its previous use as an oil depot and as a result remediation will be required. There is a history of flooding associated with this site and a minor, partly culverted watercourse flows through the site as a result a Flood Risk Assessment is required along with appropriate surface water management measures. Due to the adjacent commercial garage a Noise Assessment will be required along with any identified attenuation measures. Mature boundary trees should be retained and incorporated into any development scheme in line with Policy NE8: Trees and Development.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>01/S/3/0042</p> <p>15/P/3/0287 (withdrawn)</p> <p>16/p/3/0261 approval subject to Section 75 Agreement</p>

<b>Condition/Dereliction</b>	Site cleared		
<b>Contaminated Land</b>	Contamination remaining from former use as oil depot Remediation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Close proximity to historical flood event.		
<b>Water bodies</b>	Partially culverted watercourse flows through site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Cycle path adjacent to eastern boundary.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Roads Depot, Eaglesfield

### Site summary

Land at entrance to Eaglesfield village. Easy reach of A74 (M). Level site with good access. Residential to south, west and north, agricultural land to east.

### Size

1.52 hectares

### Grid Reference

NY2290273985

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site is relatively flat with hedge boundary to road which should be retained subject to pedestrian/cycle/vehicular accesses.</p> <p>Proposals for this site require to address the following matters: a Flood Risk Assessment will need to be submitted and agreed by SEPA and the Council as part of any planning application in order to identify the developable area. Site has the benefit of a Contaminated Land Assessment and mitigation must be implemented in order to develop the site. The electricity poles and lines will need to be relocated to a more appropriate location or consolidated on site. Consideration should be given to a more suitable junction arrangement with the B722. Road access to the east of the site for the potential long term expansion of Eaglesfield should not be compromised.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>09/P/4/0297</p> <p>10/P/4/0223</p> <p>16/1672/FUL Erection of 30 dwelling houses granted</p>

<b>Condition/Dereliction</b>	Mainly hardstanding with tree growth at perimeter.		
<b>Contaminated Land</b>	Site investigation carried out, some remedial action required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
Major historical issues of Flooding within Eaglesfield, site surrounded by historical flooding incidents.			
<b>Water bodies</b>	Pond 100 metres from perimeter.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol Tank records held by DGC Environmental Standards Reference EA8.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Former Tannery, Port Street, Annan

### Site summary

An infill site in a residential area of Annan adjacent to the River Annan. Flat site below road level with sloping access.

### Size

0.21 hectares

### Grid Reference

NY1895966420

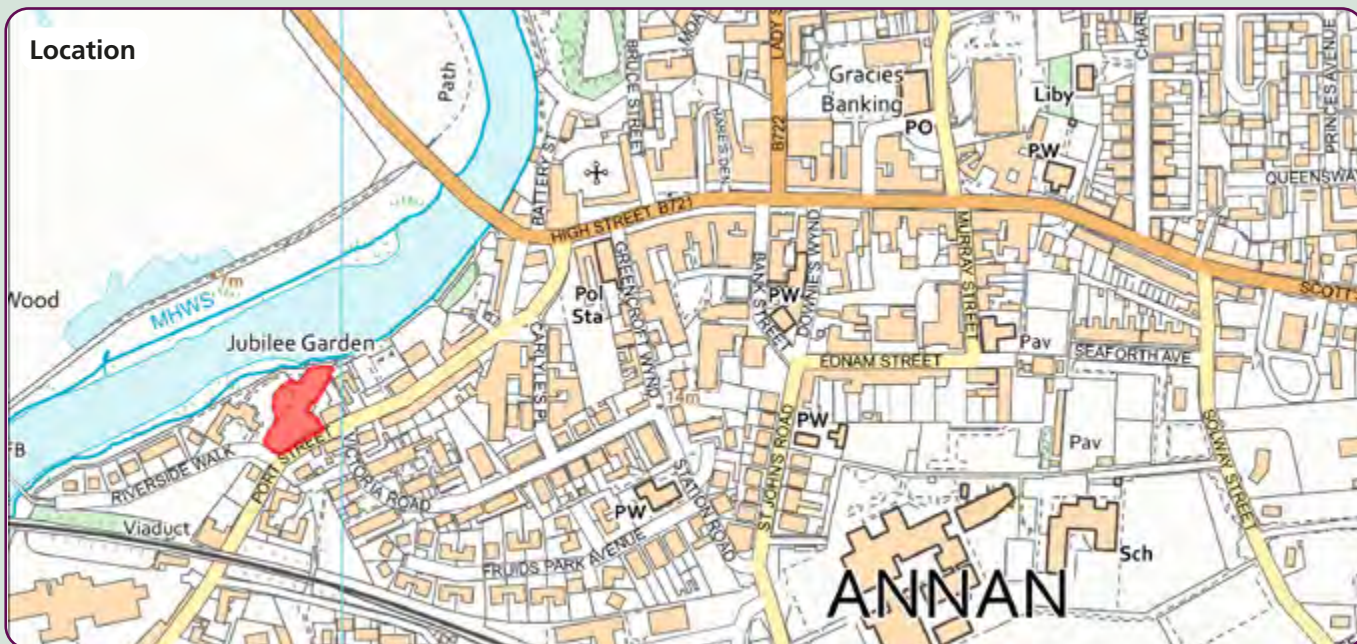
### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2. Annan is identified as a District Centre in the Annan Housing Market Area. It also forms part of the Gretna-Lockerbie-Annan (GLA) regeneration corridor and is strategically located adjacent to the A75. Annan is an historic market town with many outstanding buildings as reflected by their listings and location within the conservation area. A Regeneration Masterplan has been produced for the town. The brownfield redevelopment opportunities proposed in the Masterplan have not been allocated as many have existing uses and could be brought forward as infill developments during the Plan period. A new High Street Strategy is currently being developed.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Hard standing and rough ground, no remaining buildings.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	Yes	Yes
	This site lies entirely in the Medium Risk of both Coastal and River floodplains as provided by SEPA, and there are historical flooding incidents.		
<b>Water bodies</b>	Adjacent to River Annan		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Within Shoreline Management Plan Area Annandale Way adjacent to northern boundary		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Former Tarff Mills, Kirkcowan

### Site summary

Former industrial mill buildings in secluded site by river, 300 metres south of village of Kirkcowan. Neighbouring uses agricultural. Access via single track road and bridge.

### Size

0.28 hectares

### Grid Reference

NX33036024

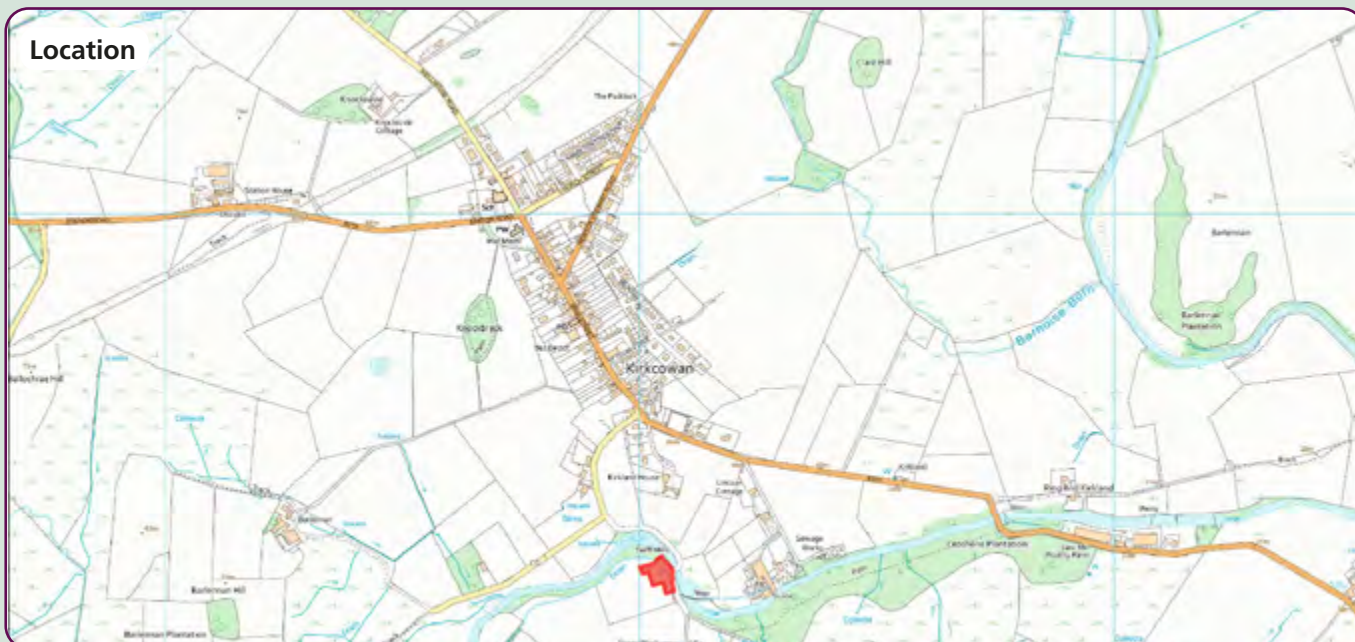
### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Derelict buildings including chimney with regrowth of vegetation and trees.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	No
<b>Water bodies</b>	Adjacent to Tarf Water		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Kirkcowan Village Walk Core Path adjacent to site boundary River Bladnoch Special Area of Conservation adjacent  SiteLink (nature.scot)		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Glasgow Road, Sanquhar

### Site summary

Vacant site on industrial estate to north of Sanquhar.  
Industrial to west and north, agricultural to west and south.  
Good access from A76 trunk road.

### Size

0.67 hectares

### Grid Reference

27746104

### Ownership

Currently not known

### Plan



### Location





LDP	Planning History
<p>Part of larger Business and Industry site SNQ.B&amp;I1</p> <p>The site to be accessed from the existing access with the A76 trunk road and as a result Transport Scotland will need to be consulted in respect of any proposed development. The site partially lies within the indicative flood outline and therefore development should be focused to the south eastern part of the site. A Flood Risk assessment is required in order to identify the developable area of the site. A Drainage Impact Assessment is required to assess the impact on the existing water and waste water network. A landscaping screen that incorporates locally native species is required to provide some screening to the visual impact of development. The site lies within the defined Development High Risk Area and therefore 'Coal Mining Risk Assessment' is required.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None

<b>Condition/Dereliction</b>	Currently used as agricultural field.		
<b>Contaminated Land</b>	No.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	180 m from Crawick Water.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Coal Mining Risk Area.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Grapes Hotel, Newton Stewart

### Site summary

Former hotel building and land to rear. Within town centre boundary with frontage to Victoria Street and access to rear from Victoria Lane. Adjacent uses mixed shops and residential.

### Size

0.11 hectares

### Grid Reference

NX41066547

### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Newton Stewart is a District Centre in the LDP settlement hierarchy.</p> <p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>08/P/5/0042 4 houses to rear. Withdrawn.</p> <p>14/P/1/0557 for mixed retail and housing. Withdrawn.</p> <p>15/P/1/0088</p> <p>15/P/1/0147 for mixed retail and housing. Refused permission.</p>

<b>Condition/Dereliction</b>	Derelict, no longer watertight, partially boarded up.		
<b>Contaminated Land</b>	Site includes former tannery and petrol tank on land to rear. Site investigation required		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Medium	
Records of historical flooding from 2015 from River Cree			
The site lies entirely within the Medium Likelihood SEPA (and DGC commissioned FRA) river floodplain.			
<b>Water bodies</b>	River Cree 75 metres from site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Conservation area.</p> <p>Adjacent buildings are listed.</p> <p>Archaeological zone in west of site.</p> <p>Regional Scenic Area: Galloway Hills</p> <p>Dark Sky Park designation.</p> <p>Galloway and Southern Ayrshire Biosphere</p> <p>Great crested newt buffer zone.</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Heathhall College, Catherinefield Road, Dumfries

### Site summary

Remaining section of larger site of former college. Adjacent site is being developed for housing.  
Residential to west, industrial to south and east, woodland and agricultural to north.

### Size

2.92 hectares

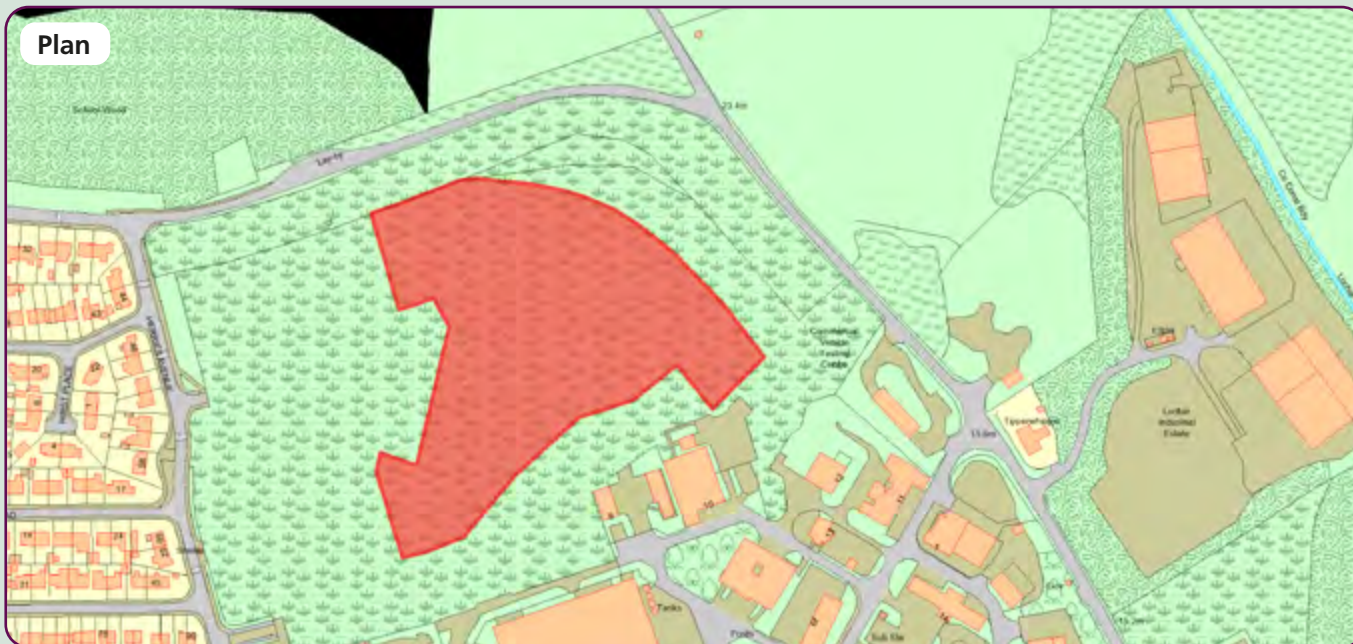
### Grid Reference

NX9979679420

### Ownership

Housing Association, known

### Plan



### Location



LDP	Planning History
<p>DFS.H4 Heathhall College (176 units allocated up to 2029)  A Masterplan will be required for the site setting out a high quality layout and design.  There is a history of flooding in the area and as a result a Drainage Impact Assessment (DIA) is required along with appropriate surface water management measures. The DIA should also identify what impact the development would have on the water and waste water networks.  Due to the close proximity of the industrial estate to the south east a Noise Assessment and appropriate attenuation measures will be required.  Structural planting should be provided to the south east boundary of the site adjoining the Catherinefield Industrial Estate to provide visual enhancement.  Mature trees within the site should be retained and incorporated into the overall layout of any development.  A Transport Assessment will be required for this site.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>13/P/3/0236  13/P/3/0362  15/P/3/0513  17/1010/PIP</p> <p>Various planning permissions and appeals for a larger site of which this is part.</p> <p>Phase 1 housing on adjacent site was granted and has commenced but planning permission for this site has expired.</p>

<b>Condition/Dereliction</b>	Rough ground with grass		
<b>Contaminated Land</b>	Site investigation has been carried out. Some minor remediation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Pockets of land shown to be susceptible to Surface Water Flooding in the Medium Risk mapping from SEPA.		
<b>Water bodies</b>	None		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Kidsdale Radar Station, Isle of Whithorn

### Site summary

Former WWII radar station with buildings, access road through site and areas of hardstanding. In an elevated position with views over the sea.

Note: The part of the site containing two bungalows will be excluded from future SDVL registers.

### Size

5.02 hectares

### Grid Reference

NX4433236857

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>00/P/5/0020</p> <p>02/P/5/0006</p> <p>07/P/5/0003</p> <p>11/P/1/0147</p> <p>Various applications for holiday accommodation use.</p>

<b>Condition/Dereliction</b>	Various small buildings related to WWII use. Hardstanding and grass.		
<b>Contaminated Land</b>	Site investigation required for a change of use.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
Bounded by watercourse, with small section to northwest shown at risk within Surface Water Mapping.			
<b>Water bodies</b>	Small watercourse at southern boundary.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land adjacent telephone exchange, Glenluce

### Site summary

Vacant infill site on Main Street in village of Glenluce. Residential adjacent.

### Size

0.12 hectares

### Grid Reference

NX2031957633

### Ownership

Not known

### Plan



### Location





LDP	Planning History
<p>Glenluce is a Local Centre within the Stranraer settlement hierarchy in the LDP.</p> <p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known.

<b>Condition/Dereliction</b>	Overgrown site within walled area.		
<b>Contaminated Land</b>	No known previous use.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
No known problems.			
<b>Water bodies</b>	Watercourse shown on mapping beneath site considered incorrect by Flood Team.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land and Building South of Harbour Front, Drummore

### Site summary

Former listed mill building and associated land on waterfront at Drummore on the Mull of Galloway. Residential to south, east and west, sea and harbour buildings to north.

### Size

0.18 hectares

### Grid Reference

NX1368436708

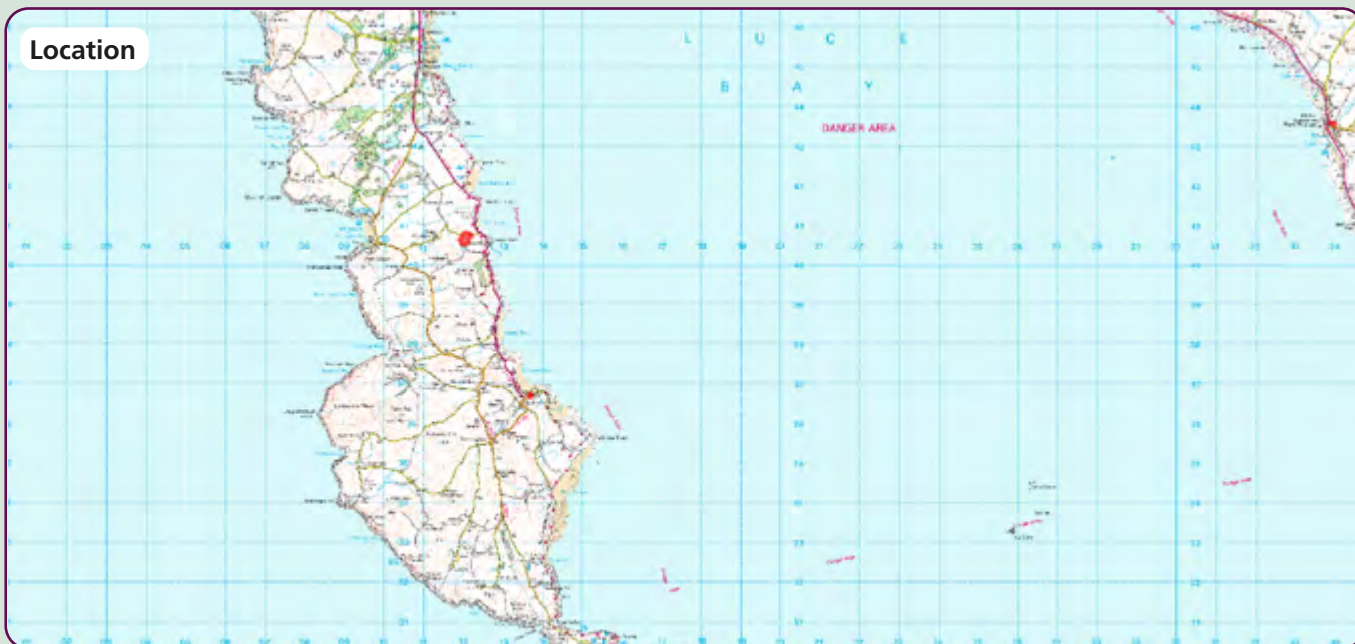
### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Drummore is identified as a Local Centre in the Stranraer Housing Market Area. The site is not allocated in the LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>95/P/1/0471</p> <p>99/P/1/0012</p> <p>03/P/1/0026C</p> <p>06/P/1/0017</p> <p>LISTED BUILDING CONSENT FOR ALTERATION AND EXTENSION OF FORMER MILL TO FORM DWELLINGHOUSE granted not implemented</p>

<b>Condition/Dereliction</b>	Buildings in state of poor repair.		
<b>Contaminated Land</b>	No.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	No	No
<b>Water bodies</b>	Perimeter is 15 metres from the sea.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Within Shoreline Management Plan Area</p> <p>Historic Scotland Listed building  <a href="http://hsewsf.sedsh.gov.uk/hslive/portal.hsstart?P_HBNUM=10089">http://hsewsf.sedsh.gov.uk/hslive/portal.hsstart?P_HBNUM=10089</a></p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land at Brooms Road, Dumfries

### Site summary

Former Scottish Power yard in mixed business and residential area.  
Current application for development.

### Size

0.36 hectares

### Grid Reference

29815761

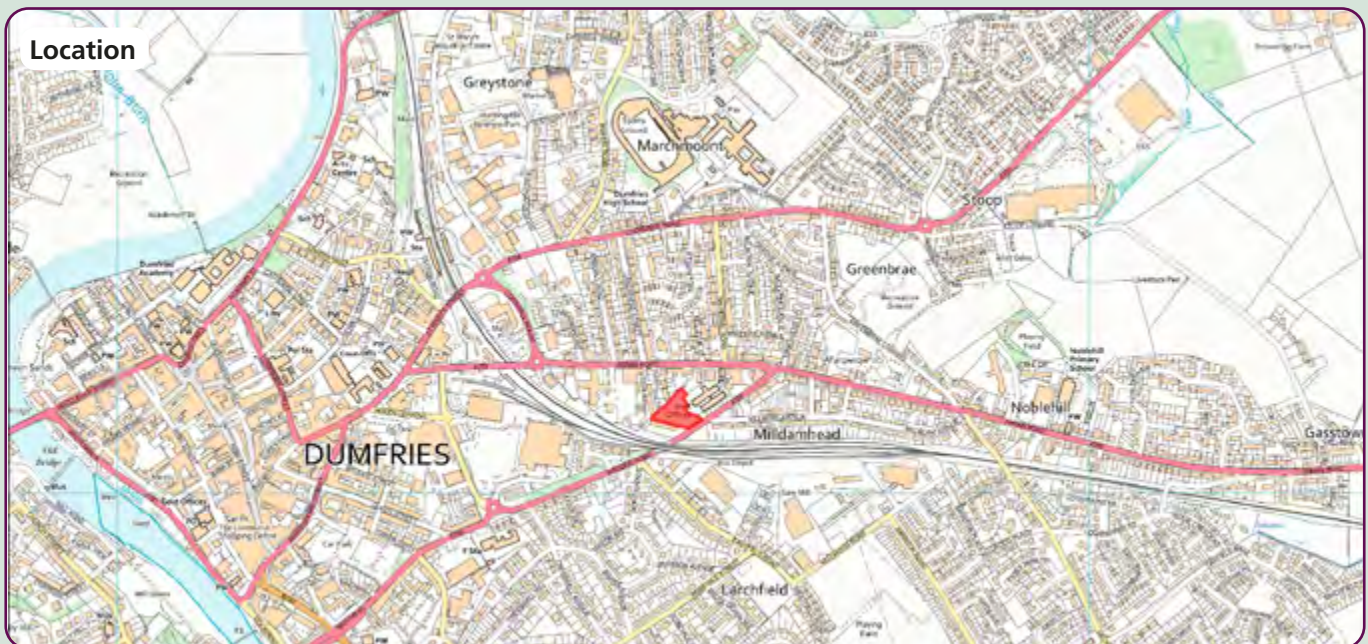
### Ownership

Housing Association, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>18/0876/FUL approved and current</p>

<b>Condition/Dereliction</b>	Buildings demolished, mainly hardstanding.		
<b>Contaminated Land</b>	Site investigation completed by current applicant. Remedial action required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Large section within Surface Water, Close proximity to Historical Flooding.		
<b>Water bodies</b>	Perimeter is 15 metres from the sea.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Site is included in Strategic Housing Investment Plan.</p> <p>Petrol tank records held by DGC Environmental Standards Reference DF/19.</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land at Cairn Point, Cairnryan

### Site summary

Site on shore of Loch Ryan close to ferry port to Belfast. Good access from A77 trunk road. Formerly used as WWII port and shipbreaking yard until late 1970s. An old lighthouse and some small associated buildings are on the site and there is a derelict pier adjacent.

### Size

3.98 hectares

### Grid Reference

NX0615768763


### Ownership

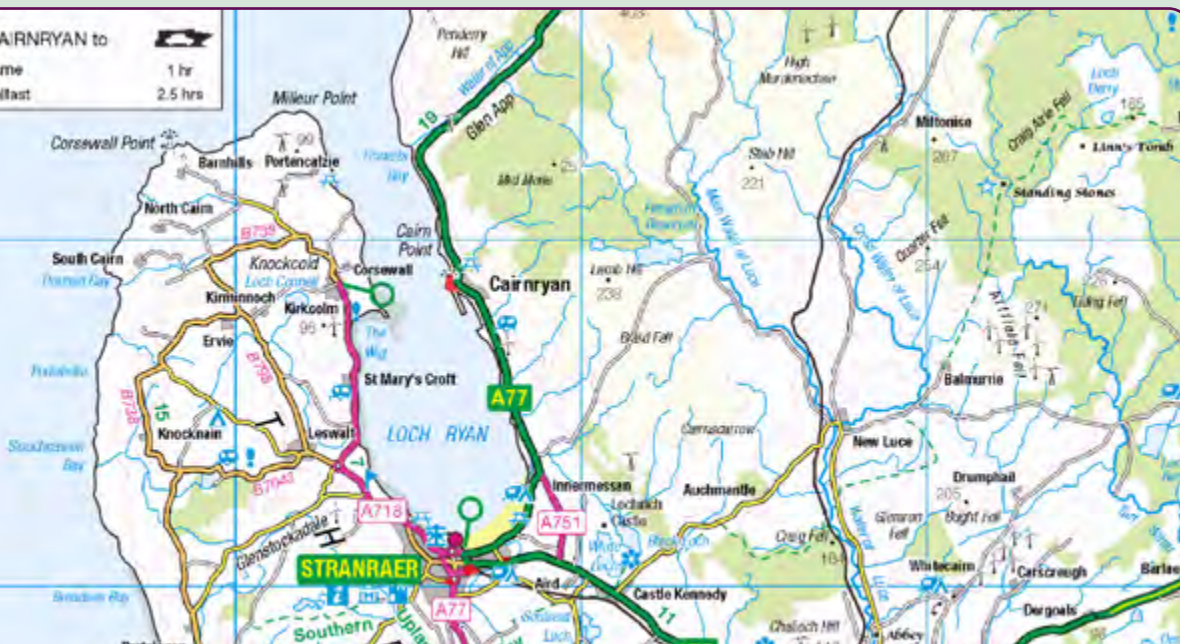
Private, known

### Plan



### Location

CAIRNRYAN to	
Larne	1 hr
Belfast	2.5 hrs



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>11/P/1/0107 for upgrading access, granted.</p>

<b>Condition/Dereliction</b>	Hardstanding. Northern part of site is fenced and not permitted to be used until remediation has taken place.		
<b>Contaminated Land</b>	Site investigation required for change of use and for any use of northern part of site.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	Yes	No
<b>Water bodies</b>	Perimeter is 15 metres from the sea.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Within Shoreline Management Plan Area</p> <p>The lighthouse is a listed building  <a href="http://portal.historicenvironment.scot/designation/LB10169">http://portal.historicenvironment.scot/designation/LB10169</a></p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land at Cargenbridge, Dumfries

### Site summary

Large site close to A75 and new hospital. Former ICI factory has been remediated to standard suitable for industrial use. Plots within larger site available. Adjacent sites are industrial and commercial to west and south, residential to east and north.

### Size

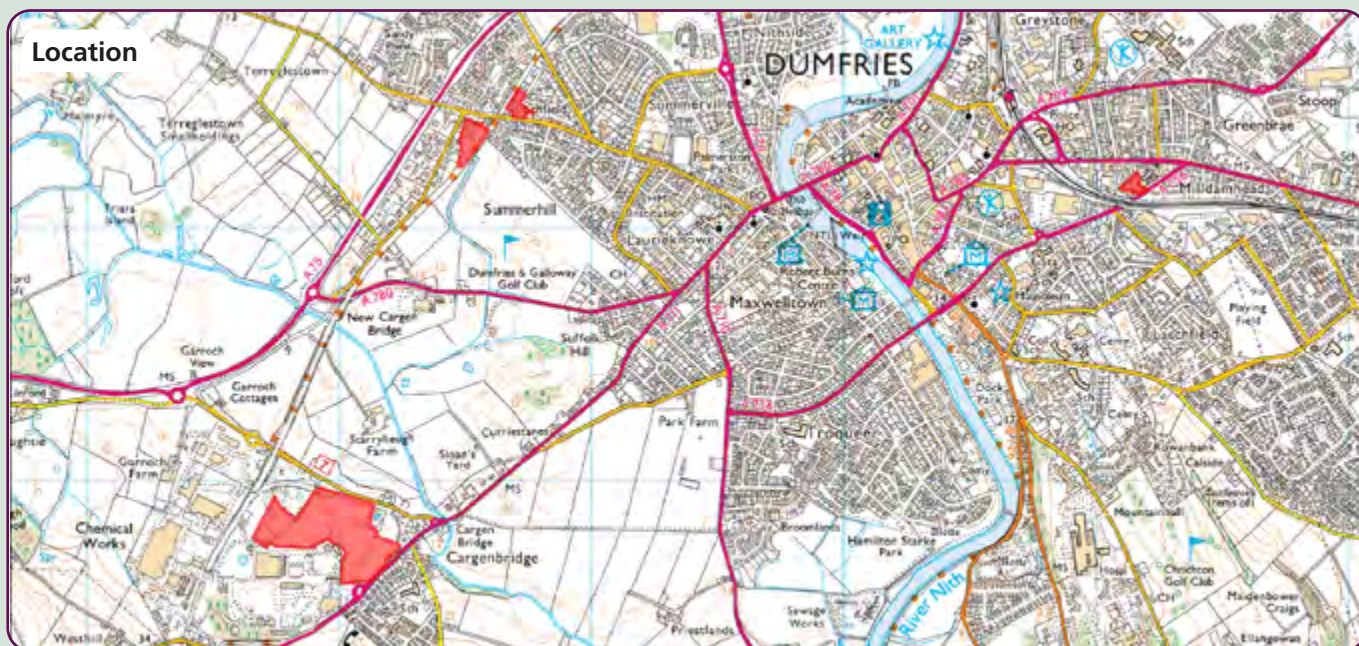
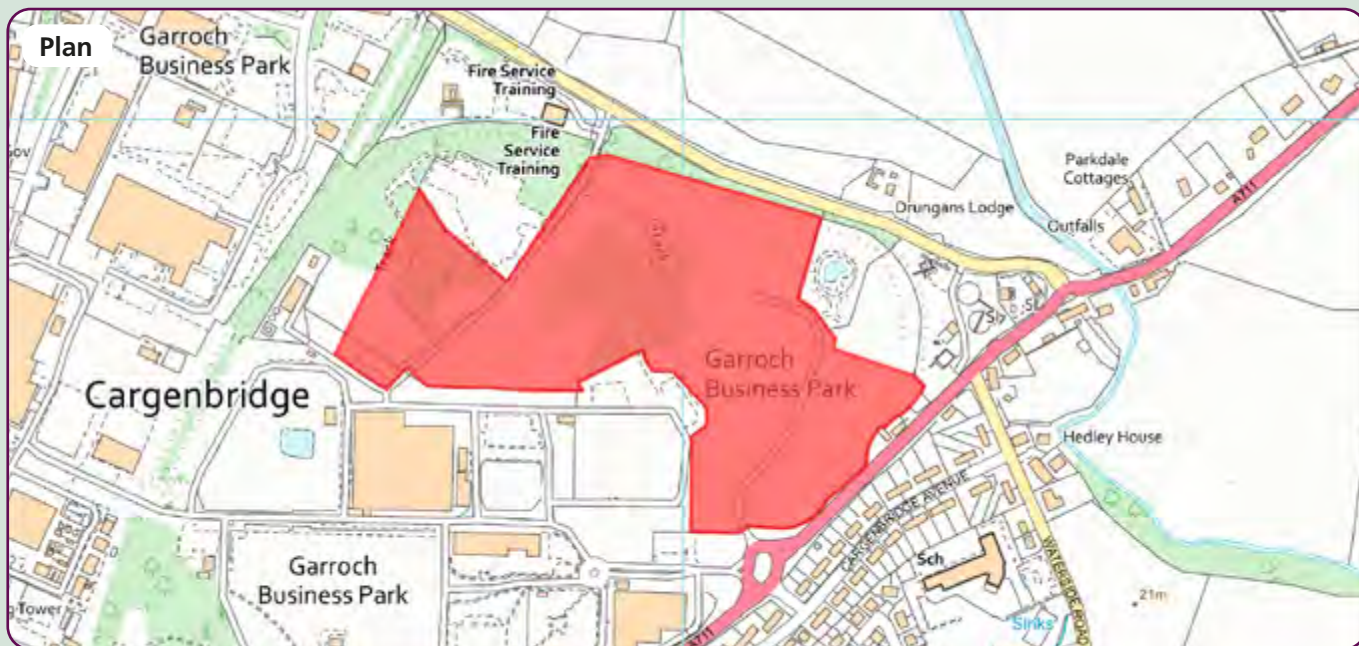
12.32 hectares

### Grid Reference

29495747

### Ownership

Scottish Enterprise





LDP	Planning History
<p>Allocated for business and industry DFS B&amp;I2</p> <p>There are a number of mature trees to the site boundary which should be retained in line with Policy NE8: Trees and Development. The site is shown within an area identified as at possible flood risk and there is a history of surface water flooding, as a result a Flood Risk Assessment is required along with appropriate surface water management measures. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks. A Noise Assessment will be required to assess the impact of any development on nearby residential properties to the south of the site and any attenuation measures identified should be implemented. Links should be provided to local footpath and cycleway networks.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>99/P/3/0446 - Construction of Spine Road (Phase 1)</p> <p>08/P/3/0067 - Construction of SUDS Pond (Associated with drainage for industrial estate)</p> <p>07/P/30649 - Site layout for industrial / commercial development involving formation of access roads, foot and cycle ways, access stubs and associated infrastructure</p> <p>10/P/3/0135 Development of access road Phase 2</p> <p>14/P/3/0162 - Site A Erection of oil storage building and office block, siting of four oil storage tanks - granted subject to conditions on 10 June 2014 – lapsed</p> <p>14/P/3/0237 - Erection of concrete batching plant and site office building – granted subject to conditions on 5 September 2014</p> <p>17/1809/FUL Plot B Erection of two commercial/ office buildings</p> <p>18/1789/FUL for children’s nursery withdrawn</p> <p>20/0895/FUL for storage units – granted retrospectively</p>

<b>Condition/Dereliction</b>	Mixture of hardstanding and vegetated scrubland. Some remnants of underground pumping system to be made safe.		
<b>Contaminated Land</b>	Remediated to standard suitable for industrial use.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
	Small section within Surface water mapping, also bounded by watercourses to east.		
<b>Water bodies</b>	Cargen Pow to east.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council’s Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land at Catherinefield Road, Dumfries

### Site summary

Large level site at edge of former airfield, currently used for grazing. Residential to north, industrial to west and south. Industrial and agricultural to east. Adjacent sites to west also vacant.

### Size

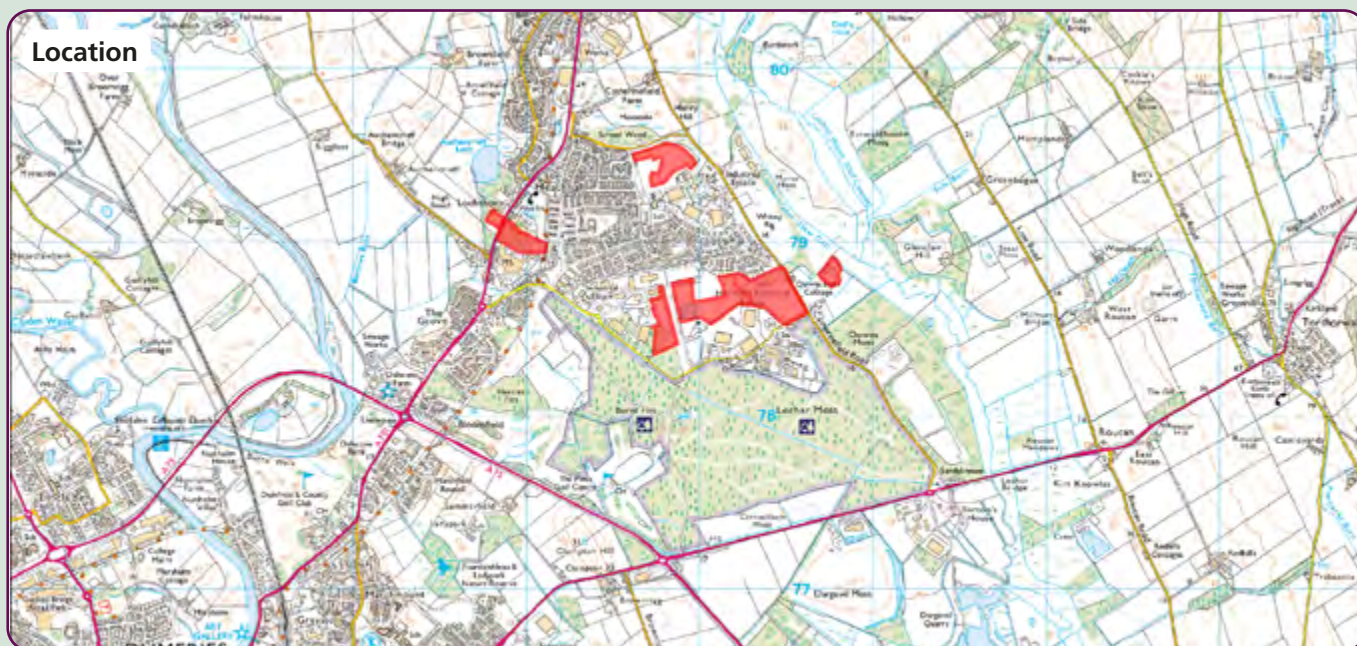
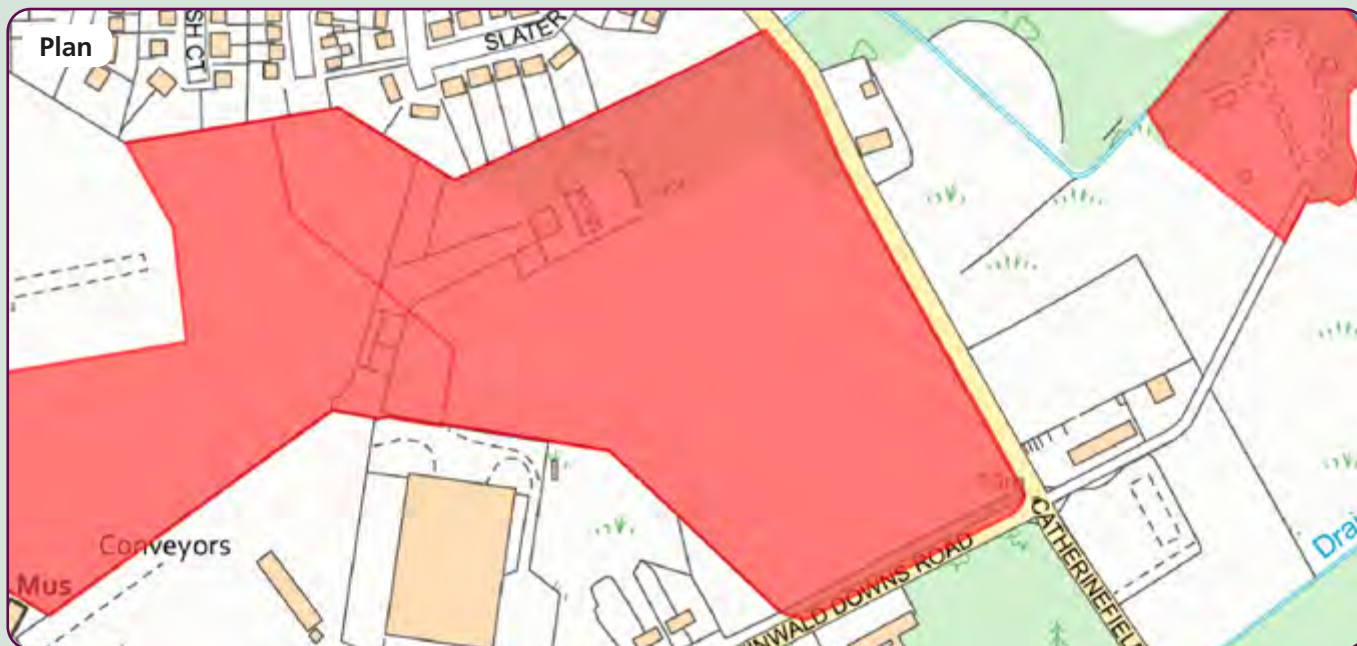
7.12 hectares

### Grid Reference

NY0044678681

### Ownership

South of Scotland Enterprise Partnership



LDP	Planning History
<p>Allocated for Business and Industry DFS B&amp;I4</p> <p>The tree belt to the north of the site should be retained, strengthened and, where necessary, extended or replaced to provide visual enhancement in line with Policy NE8: Trees and Development. There may be possible contamination in relation to the site's previous use as an airfield and as a result a site investigation and remediation will be required. There is a body of water adjacent to the site and as a result a Flood Risk Assessment is required along with appropriate surface water management measures. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks. A Noise Assessment will be required to assess the impact of any development on adjacent residential properties to the north of the site and any attenuation measures identified should be implemented. An adoptable road should be provided through the site to link Tinwald Downs Road to Catherinefield Road. Links should be provided to local footpath and cycleway networks. Archaeological investigation and recording may also be required.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known.</p>

<b>Condition/Dereliction</b>	Currently used as grazing land.		
<b>Contaminated Land</b>	Potential contamination from former use as airfield. Previous investigation undertaken 2010 will need to be updated.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Watercourse to north east boundary.		
<b>Water bodies</b>	Watercourse to north east boundary.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Area of Ancient Woodland in north of site.</p> <p>Adjacent to 'Land to the north of Aviation Museum', also on the VDL Register</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Land at Former Creamery, Kirkcudbright

### Site summary

Adjacent to River Dee, over the bridge from the main town of Kirkcudbright. Adjacent site to north previously developed for housing. Access from A755 road. Residential to north, agricultural to west, river to east and south with Kirkcudbright town beyond.

### Size

1.47 hectares

### Grid Reference

26835513

### Ownership

Private, known



LDP	Planning History
<p>Allocated Housing site KBT.H202</p> <p>The site is a brownfield site located adjacent to the River Dee and offers an opportunity for live/work housing units or housing with an element of Class 4 (Business Use) on site. Development should be kept back from the river's edge to reduce flood risk and coastal erosion. A Flood Risk Assessment is required to determine the developable area. Development of the southern tip of the site adjacent to the Category B listed Kirkcudbright Bridge should be avoided. Furthermore, due to the site's proximity to Kirkcudbright Conservation Area, the layout and design of the development will need to be give careful consideration to its landscape setting respecting the views to and from the Conservation Area. There is an opportunity to soften the view with a tree avenue and riverside promenade walk to mirror the opposite bank. If the site is developed as residential; a strong landscaped boundary is required and high quality design/materials to the river frontage and roadside.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>No previous application made for this site.</p> <p>Adjacent site developed under planning application 11/P/2/0346</p>

<b>Condition/Dereliction</b>	Site cleared of buildings.		
<b>Contaminated Land</b>	Site investigation for adjacent development included this site. Low risk to human health. Gas protection measures recommended for buildings.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	Yes	No
	Flood risk assessment required.		
<b>Water bodies</b>	Adjacent to River Dee within tidal zone.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Within Shoreline Management Plan Area.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land at Forsyth Avenue, Whithorn

### Site summary

Vacant site. Houses have been built to south and planning permission was granted for more on this site.

### Size

0.41 hectares

### Grid Reference

NX4455541021

### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Within the settlement boundary of Whithorn, identified as a District Centre in the Mid Galloway Housing Market Area in the LDP</p>	<p>05/P/5/0112 Erection of 8 houses</p> <p>06/P/5/0075 Amended plot layout for 3 houses on part of site.</p>

<b>Condition/Dereliction</b>	Vacant site.		
<b>Contaminated Land</b>	Former creamery. Investigation undertaken as part of planning permission and no further action required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Outwith SEPA risk maps.		
<b>Water bodies</b>	Small watercourse runs along northern boundary of site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Galloway and Southern Ayrshire Biosphere</p> <p>Great crested newt buffer zone</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land at Gilnockie, Dumfries

### Site summary

Vacant site on an established industrial estate at Heathhall on the outskirts of Dumfries. Level site with developed access road. This site was previously part of a larger site that has now been developed.

### Size

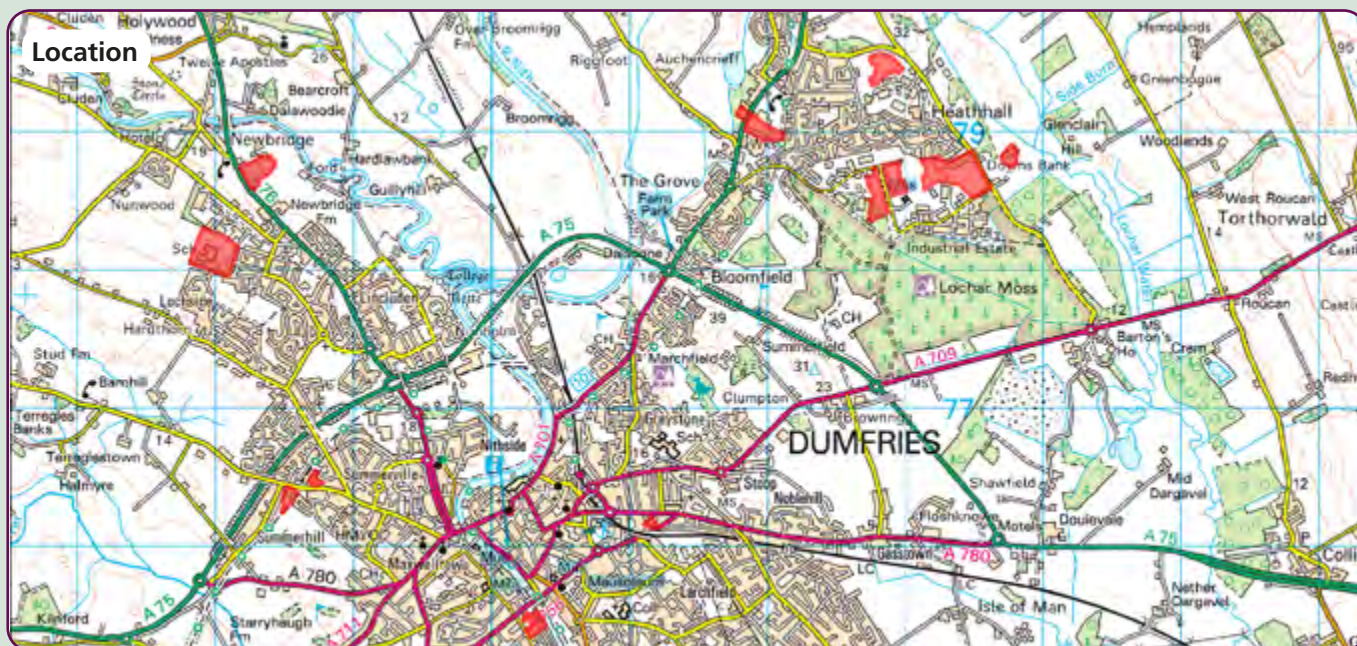
2.38 hectares

### Grid Reference

NX9992378663

### Ownership

Private, known





LDP	Planning History
<p>Part of Allocated Business and Industry site DFS.B&amp;I1</p> <p>The site is shown within an area identified as at possible flood risk as a result a Flood Risk Assessment is required along with appropriate surface water management measures. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks.</p> <p>A Noise Assessment may be required to assess the impact of any development on adjacent residential properties to the north of the site and any attenuation measures identified should be implemented.</p> <p>Parts of the former airfield are listed and any development should not detrimentally impact on these listed features.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>14/P/3/0204 Waste recovery facility - withdrawn</p>

<b>Condition/Dereliction</b>	Former airfield, no former structures on this area.		
<b>Contaminated Land</b>	Site investigation previously completed, some further actions required including ground gas monitoring.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land behind The Coachman's, Belmont Road, Stranraer

### Site summary

Site in mainly residential area of Stranraer. Level site with hardstanding and trees at perimeter. Neighbouring uses include residential, commercial, care home, recreation and woodland / open space.

### Size

0.66 hectares

### Grid Reference

NX0618760118

### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Allocated for housing STR.H6</p> <p>The site should be accessed from the existing point from Lewis Street but appropriate visibility will need to be achieved. Pedestrian and cycle links should be provided to link the site with the town centre and local facilities. The site layout should be designed to maintain and protect the large mature deciduous trees. There is potential flood risk associated with this site and a Drainage Impact Assessment is required. As a former garage with a petrol tank in the east of the site, a Contaminated Land Investigation and any necessary remediation is required. The site is located within an area surrounded by various use types including residential, retail and business and industry and consideration of any potential conflicts with these adjoining uses would have to be addressed as part of any future application.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>Demolition of buildings 05/P/1/0201</p>

<b>Condition/Dereliction</b>	Buildings have been demolished leaving hardstanding.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards Reference DT207.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land North of Aviation Museum, Heathhall, Dumfries

### Site summary

Large site in established industrial estate on former airfield on outskirts of Dumfries. Level site. Industrial to south and west, allocated industrial to east, residential to north. Suitable for division into smaller plots.

### Size

2.15 hectares

### Grid Reference

NY0020278695

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Allocated Business and Industry DFS.B&amp;I1</p> <p>There may be possible contamination in relation to the site's previous use as an airfield and as a result site investigation and remediation will be required</p> <p>The site is shown within an area identified as at possible flood risk as a result a Flood Risk Assessment is required along with appropriate surface water management measures. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks.</p> <p>A Noise Assessment will be required to assess the impact of any development on adjacent residential properties to the north of the site and any attenuation measures identified should be implemented.</p> <p>An adoptable road should be provided through the site to link Tinwald Downs Road to Catherinefield Road. Links should be provided to local footpath and cycleway networks.</p> <p>Parts of the former airfield are listed and any development should not detrimentally impact on these listed features.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>14/P/3/0204 for material recovery facility withdrawn</p> <p>14/P/3/0231 for animal feed facility withdrawn</p>

<b>Condition/Dereliction</b>	Former airfield, no former structures on this area.		
<b>Contaminated Land</b>	Site investigation previously completed, some further actions required including ground gas monitoring.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
<b>Water bodies</b>	No		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Adjacent site to the east 'Land at Catherinefield Road Heathhall' is also on the Vacant and Derelict land Register.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land off Terregles Road, Dumfries

### Site summary

Situated in a predominantly residential area in west of Dumfries. Two commercial sites to south and southeast. Present access from Terregles Road, potential access from Maxwelltown Drive. Adjacent to former railway/now cyclepath. Previous use 'Haley's Yard'. Reasonably flat site.

### Size

0.46 hectares

### Grid Reference

29575764

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>No known planning history.</p>

<b>Condition/Dereliction</b>	Trees and scrub vegetation.		
<b>Contaminated Land</b>	Site investigation required as former use not known.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	None known		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Site included in the Strategic Housing Investment Plan for possibly housing site 25 units.</p> <p>Cycle path adjacent to western boundary</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land opposite Cheese Factory, Commerce Road, Stranraer

### Site summary

Vacant site on established industrial estate in Stranraer. Mainly level site. Previous buildings demolished.

### Size

0.64 hectares

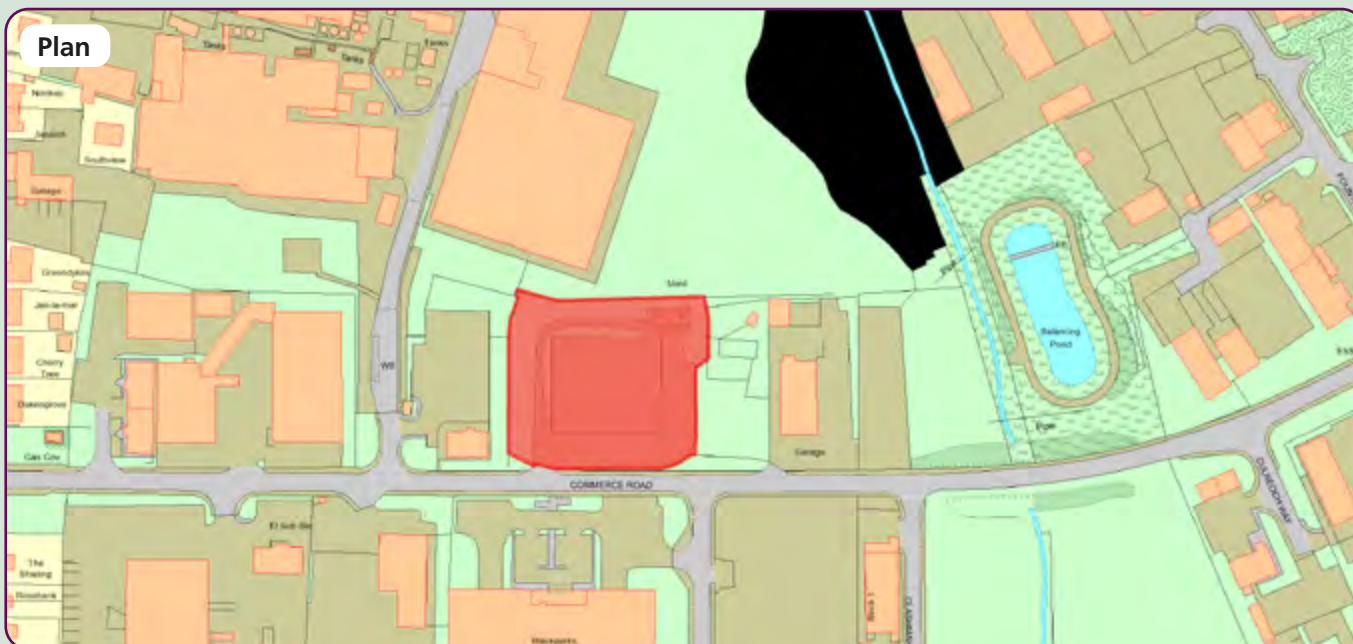
### Grid Reference

NX0653859873

### Ownership

Not known

### Plan



### Location





LDP	Planning History
<p>Established Business and Industry site in LDP</p> <p>Proposals will be assessed according to LDP</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>Site has had previous development but no planning history available.</p>

<b>Condition/Dereliction</b>	Vacant site.		
<b>Contaminated Land</b>	No.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	None		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Telephone mast in north of site.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land South of Dumfries Enterprise Park

### Site summary

Land adjacent to established and recently developed industrial estate on former airfield. Level site suitable for division into several individual plots. Access from north.

### Size

2.91 hectares

### Grid Reference

NX9982978522

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Allocated Business and Industry DFS.B&amp;I5</p> <p>There may be possible contamination in relation to the site's previous use as an airfield and as a result site investigation and remediation will be required</p> <p>The site is shown within an area identified as at possible flood risk and as a result a Flood Risk Assessment is required along with appropriate surface water management measures. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks.</p> <p>A Noise Assessment may be required depending on the nature of the proposal to assess the impact of any development on residential properties in the area and any attenuation measures identified should be implemented.</p> <p>Links should be provided to local footpath and cycleway networks.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known.</p>

<b>Condition/Dereliction</b>	Part of former airfield but no known previous structures on this location.		
<b>Contaminated Land</b>	Limited site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	Yes
<b>Water bodies</b>	Minor watercourse 60m from south of site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Area of Ancient Woodland in south of site</p> <p>Site to the east 'Land north of Aviation Museum' is also on the Vacant and Derelict land Register</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Land West of Former Factory, Edinburgh Road, Dumfries

### Site summary

Level site on A701 trunk road to north of Dumfries. Mixed residential and business area.

### Size

0.54 hectares

### Grid Reference

NX9882179129

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>LDP Allocated Business and Industry site B&amp;I266</p> <p>Ancient woodland lies to the north, west and south of the site which should be protected and retained in line with Policy NE8: Trees and Development. Some targeted investigation in relation to contamination may be required. The site is shown within an area identified as at possible flood risk and as a result a Flood Risk Assessment is required, including topographic information. A Drainage Impact Assessment is also required to identify what impact the development would have on the water and waste water networks. A Noise Assessment may be required depending on the nature of the proposal to assess the impact of any development on residential properties in the area and any attenuation measures identified should be implemented. Transport Scotland will need to be consulted in relation to any impact to the trunk road network on the A701. Links should be provided to local footpath and cycleway networks.</p> <p>The site is the location of a post-medieval earthwork fortification, and there is a possibility of buried features and therefore an archaeological evaluation and/or mitigation will be required.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Buildings demolished, mostly hardstanding with some peripheral vegetation growth.		
<b>Contaminated Land</b>	Site investigation required as site is a platform of unknown made ground.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	Auchencrieff Loch 180m, small watercourse 20m.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Opposite to Former Interfloor Factory site which is also on Vacant and Derelict Land Register</p> <p>Adjacent to Ancient and Semi-natural Woodland</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## North Gateside Bing, Sanquhar

### Site summary

Large waste heap from former coal mining use. Situated adjacent to the north of railway. Larger of two adjacent sites.

### Size

11.0 hectares

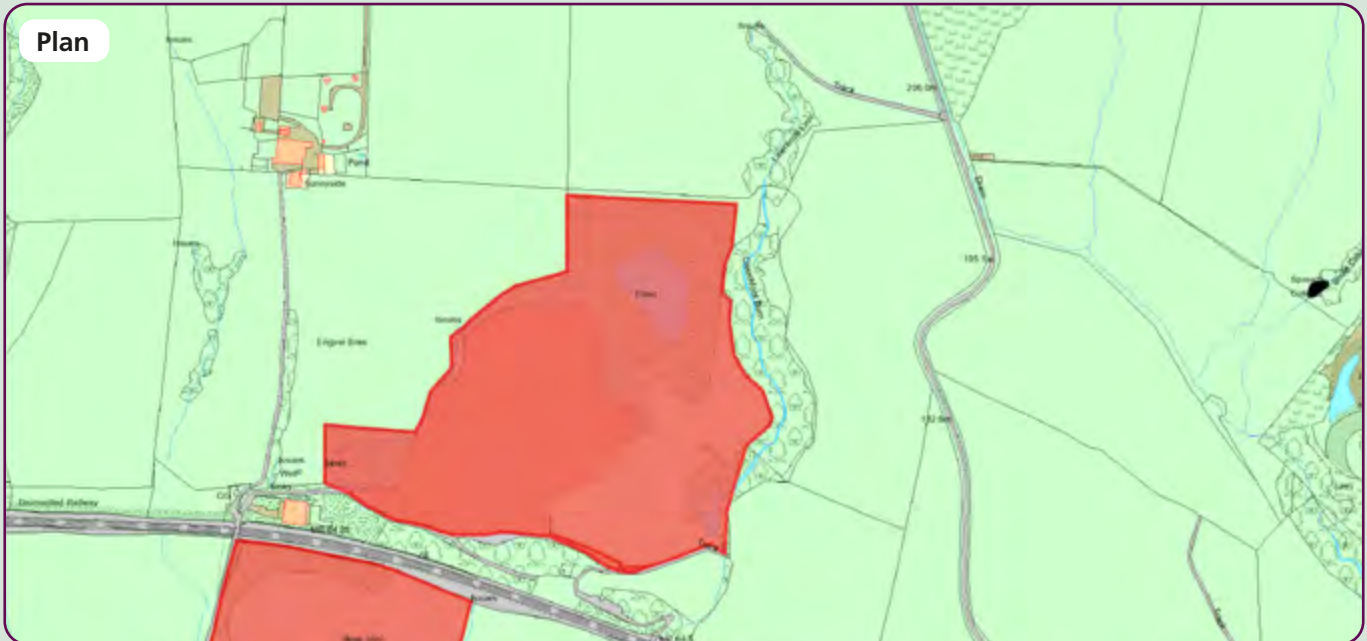
### Grid Reference

NS7670411641

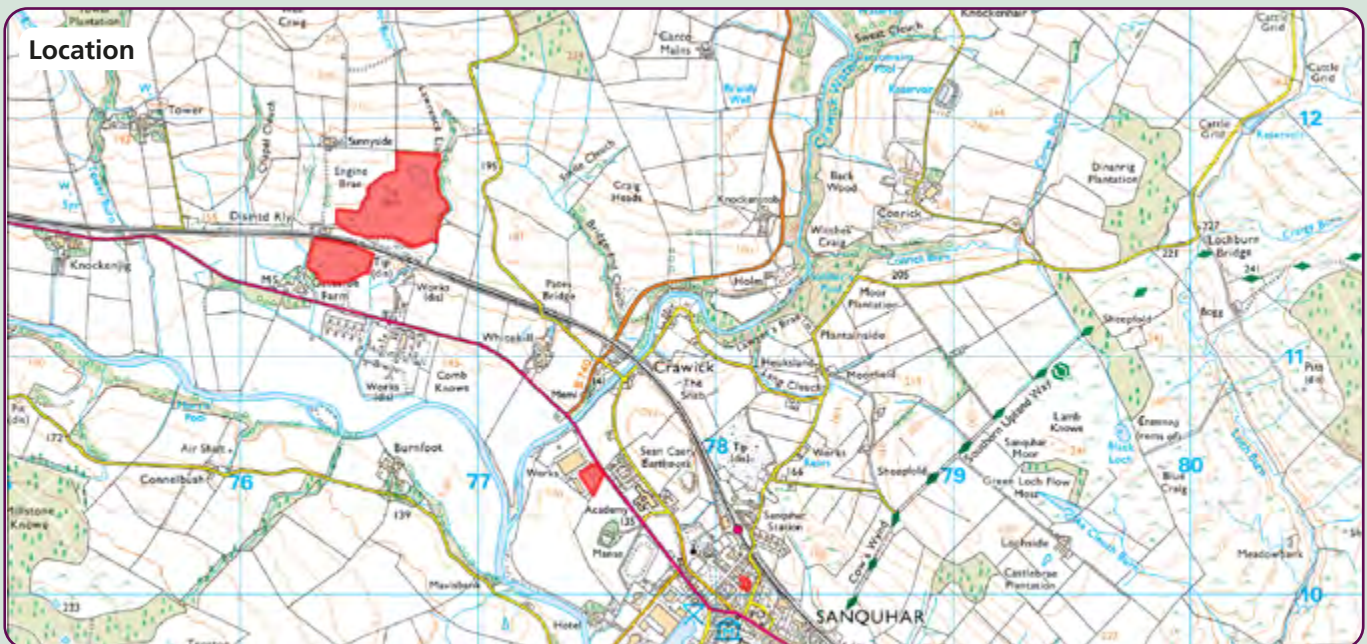
### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Heap of coal mining waste with some regrowth of vegetation at base.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	
<b>Water bodies</b>	Watercourse on site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Area of Ancient and Semi-natural Woodland adjacent to eastern boundary.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Old Gasworks, Kingholm Quay, Dumfries

### Site summary

Site at Kingholm Quay, to the south of Dumfries close to the quay on the River Nith. Mixed uses of industrial and residential adjacent.

### Size

0.42 hectares

### Grid Reference

NX9754073581

### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>Site is within the settlement boundary of Dumfries. Site is not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>15/p/3/0470 approval for three industrial units 07/P/3/0076 for mixed development on wider site approved but not implemented.</p>

<b>Condition/Dereliction</b>	Rough hardstanding.		
<b>Contaminated Land</b>	Site investigation required if change of use from industrial.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	Yes	Yes	Yes
<b>Water bodies</b>	River Nith 20 metres from site perimeter.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Partly within Shoreline Management Plan Area.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Park Place, Lockerbie

### Site summary

Former creamery in residential area of Lockerbie. Level site with good access.

### Size

0.62 hectares

### Grid Reference

NY1395781425

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Allocated for Housing 15 units LRB.H3</p> <p>This is a brownfield site. The main access should be provided onto Park Place with a secondary access onto Rosebank Place. A pedestrian/cycle access will need to be formalised between Rosebank Place and Park View. A Contaminated Land Assessment will be required due to historic uses on the site.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>02/P/4/0522</p> <p>06/P/4/0163 (permission to demolish existing buildings and build 15 units)</p> <p>07/P/4/0654 (renewal) approved</p> <p>20/0760/HLE (June 2020) pre-planning application for 18 units</p>

<b>Condition/Dereliction</b>	Site has been cleared.		
<b>Contaminated Land</b>	Former creamery, potentially contaminated by former use, site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	
<b>Water bodies</b>			
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Queensberry Tailings Ponds, Wanlockhead

### Site summary

Site to the north of Wanlockhead village. Water from lead processing was settled in ponds at this location. The area is now dry and consists of banks of sediment up to 2 metres in depth.

### Size

1.98 hectares

### Grid Reference

NS8552614190

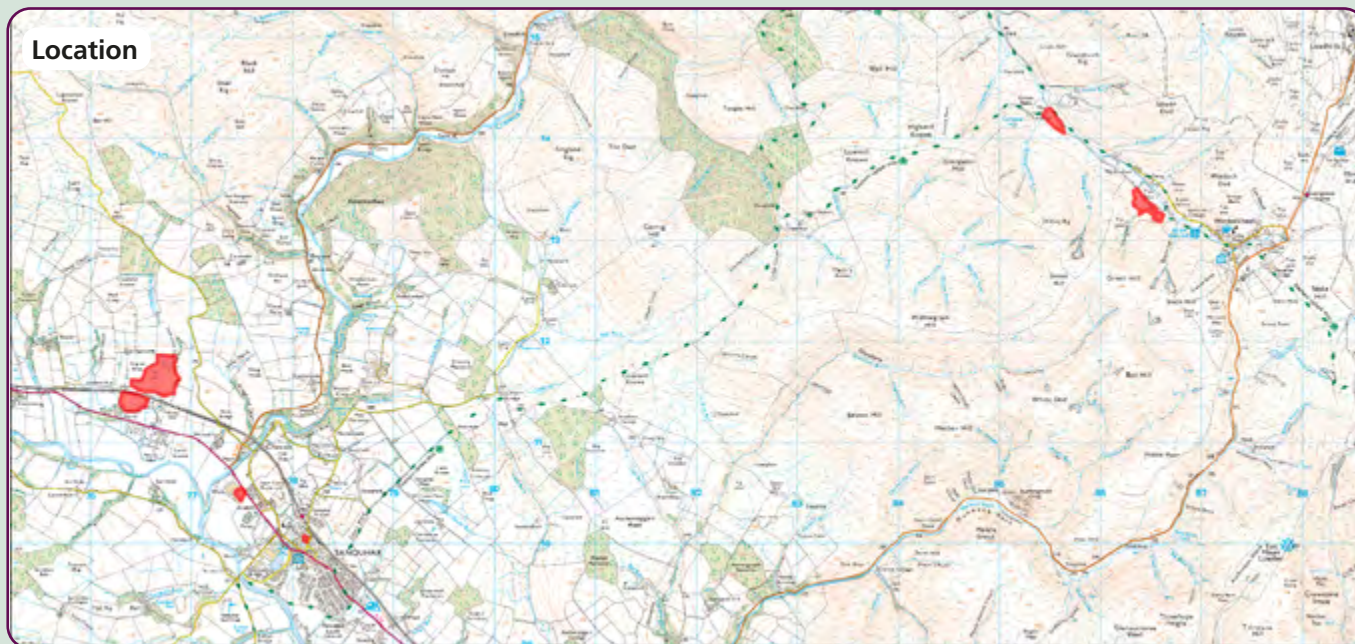
### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Site is covered by thick sediment from former lead processing. Site fenced to discourage access.		
<b>Contaminated Land</b>	Site Investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Adjacent to Wanlock Water.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Adjacent to Southern Upland Way.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Railway Yard, Stranraer

### Site summary

Former railway yard and scrap yard on eastern outskirts of Stranraer. Current railway runs along eastern boundary. Residential to west, industrial to south, football and recreation grounds to east. Close to A75 trunk road.

### Size

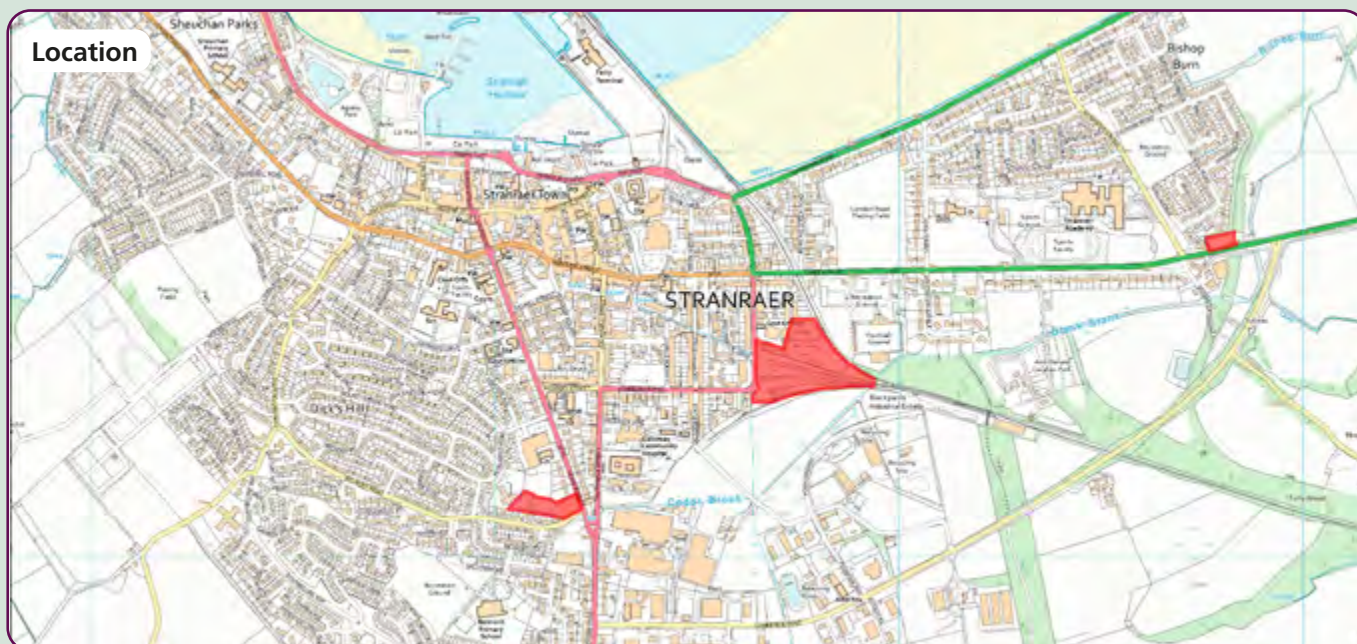
3.38 hectares

### Grid Reference

NX0677260439

### Ownership

Not known



LDP	Planning History
<p>Allocated for business and industry STR.B&amp;I3</p> <p>This brownfield site comprises a former railway yard and current scrap yard and can be accessed from Station Street. Due to these uses, contamination is likely to be present and a Contaminated Land Investigation and necessary remediation will be required. There is potential flood risk associated with this site and a Flood Risk Assessment is required.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Some remaining buildings, hardstanding and rail infrastructure. Scrub regeneration.		
<b>Contaminated Land</b>	Site Investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Black Stank runs past tip of eastern boundary.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Petrol tank records held by DGC Environmental Standards reference DT19.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Rosefield Mills, Dumfries

### Site summary

Prominent listed former mill buildings on the west bank of the River Nith in central Dumfries, in varying states of dereliction. Adjacent uses are residential, business and industry and retail.

### Size

1.37 hectares

### Grid Reference

NX9730675436

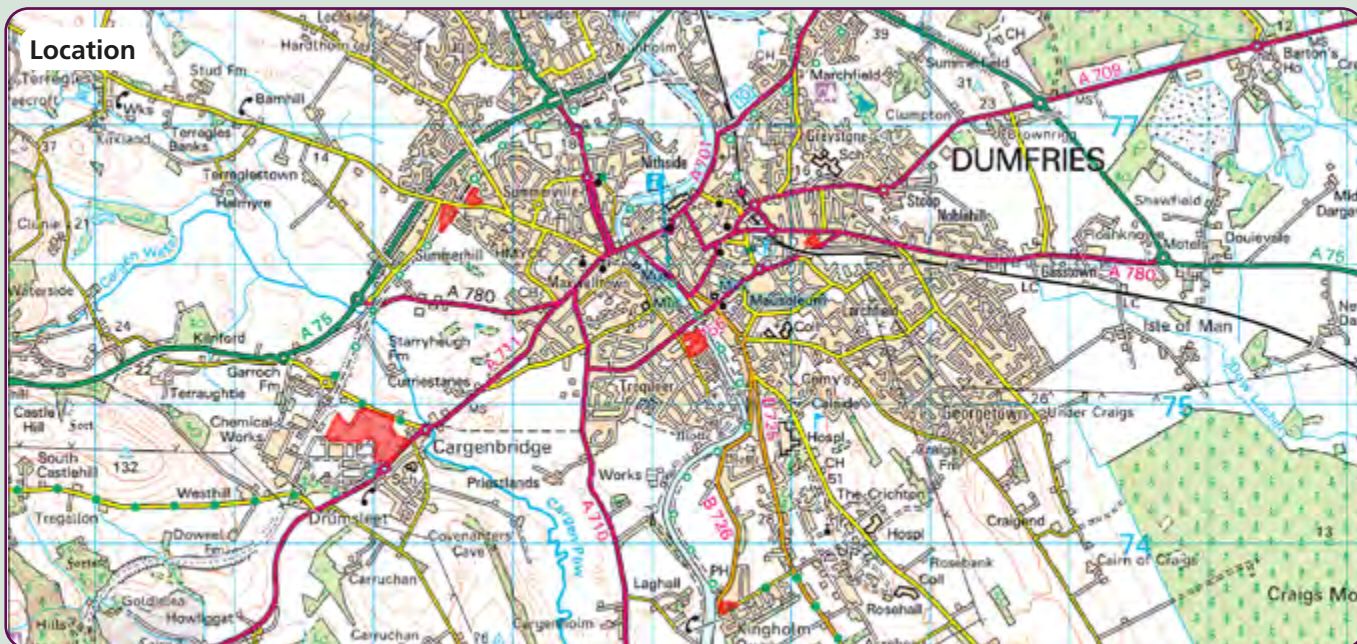
### Ownership

Partial ownership by Dumfries Historic Buildings Trust, and parts of the site are in various known private ownerships.

### Plan



### Location





LDP	Planning History
<p>There is an extensive conservation area in Dumfries which includes the town centre and riverside area. There are numerous opportunities to increase the use of historic buildings which are important to the town's history and townscape. The changing economic climate may result in commercial and office buildings becoming available which would provide opportunities for reuse. Adapting and finding new uses for buildings will be supported in principle and would also enhance civic pride. There may be opportunities to seek external funding to support renovation projects and improvements to the town centres historic environment. Rosefield Mills is a particularly prominent listed building on the riverside and a building preservation trust is investigating a range of potential uses. Proposals would be assessed in line with the LDP.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known.

<b>Condition/Dereliction</b>	Buildings in varying states of dereliction.		
<b>Contaminated Land</b>	Investigation would be required due to previous industrial use as dye and woollen mills.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Medium	No
DGC commissioned flood risk assessment completed. Small portion to the southeast of the site potentially at risk of inundation during Medium Likelihood flooding but remedial action possible.			
<b>Water bodies</b>	Adjacent to River Nith.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Dumfries Historic Buildings Trust has developed an options appraisal for the site.</p> <p>Two parts of the buildings have Listed Buildings classification <a href="#">TROQUEER ROAD, ROSEFIELD MILLS (LB26348)</a> (<a href="http://historicenvironment.scot">historicenvironment.scot</a>)</p> <p>Conservation Area Conservation areas - <a href="#">Dumfries and Galloway Council</a> (<a href="http://dumgal.gov.uk">dumgal.gov.uk</a>)</p> <p>Part of the site is listed as being of archaeological interest.</p> <p>Petrol tank records in three locations.</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Site off Cotton Street, Castle Douglas

### Site summary

Site of former abattoir in mainly residential area close to centre of Castle Douglas and adjacent to open space. Level site with no remaining buildings.

### Size

0.26 hectares

### Grid Reference

NX7661862715

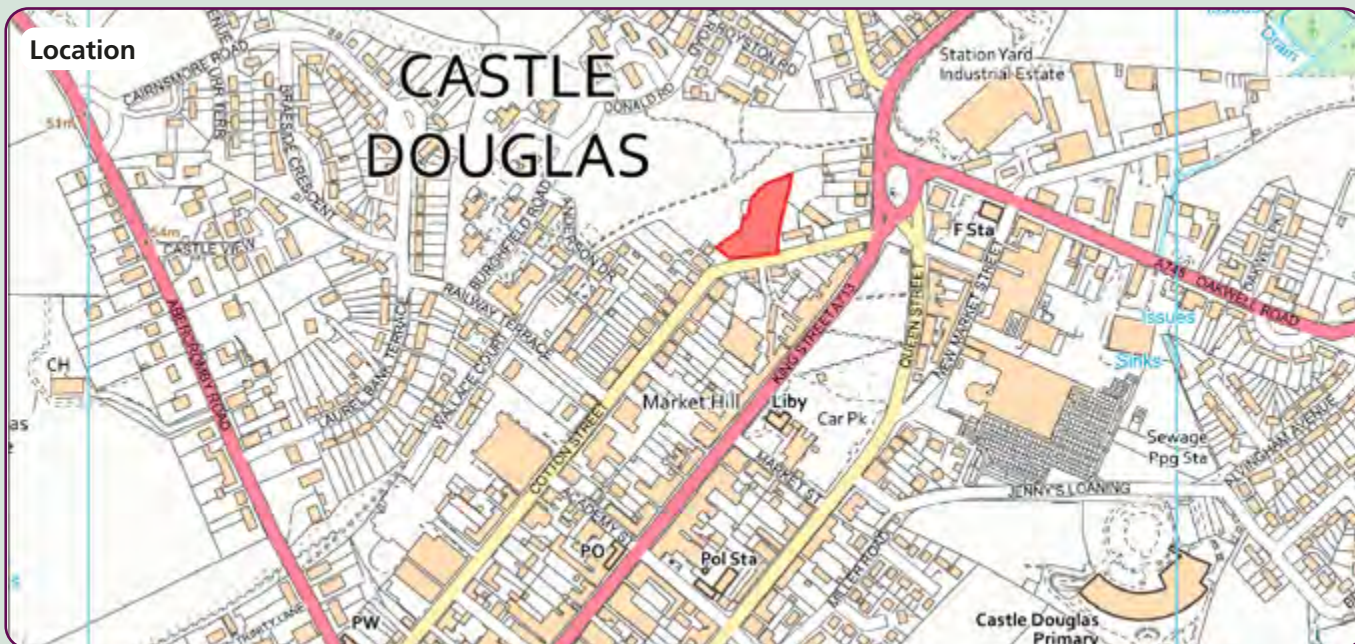
### Ownership

Dumfries and Galloway Council and private, known.

### Plan



### Location



LDP	Planning History
<p>CSD.H4 Allocated for housing (16 units allocated up to 2029)            Consideration should be given to pedestrian access to nearby open space.            A site investigation and possible remediation will be required due to the former use of the site as an abattoir. A flood risk has been identified and a Drainage Impact Assessment is required.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>06/P/2/0208 approved for 16 flatted dwelling houses</p> <p>Extended for 3 years            11/P/2/0115, now expired</p>

<b>Condition/Dereliction</b>	Buildings demolished, now tree and scrub growth.		
<b>Contaminated Land</b>	Site investigation required due to former use as abattoir.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Close proximity to Surface Water map & historical flood event.		
<b>Water bodies</b>	No.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

## Smallpox Hospital, Newton Stewart

### Site summary

Site of former hospital, south of Newton Stewart and close to the A75 trunk road. Access road from A75 passes through current hospital car park.

NHS Property and Estates have indicated that they are unwilling to dispose of the property due to conflicting access issues.

### Size

0.34 hectares

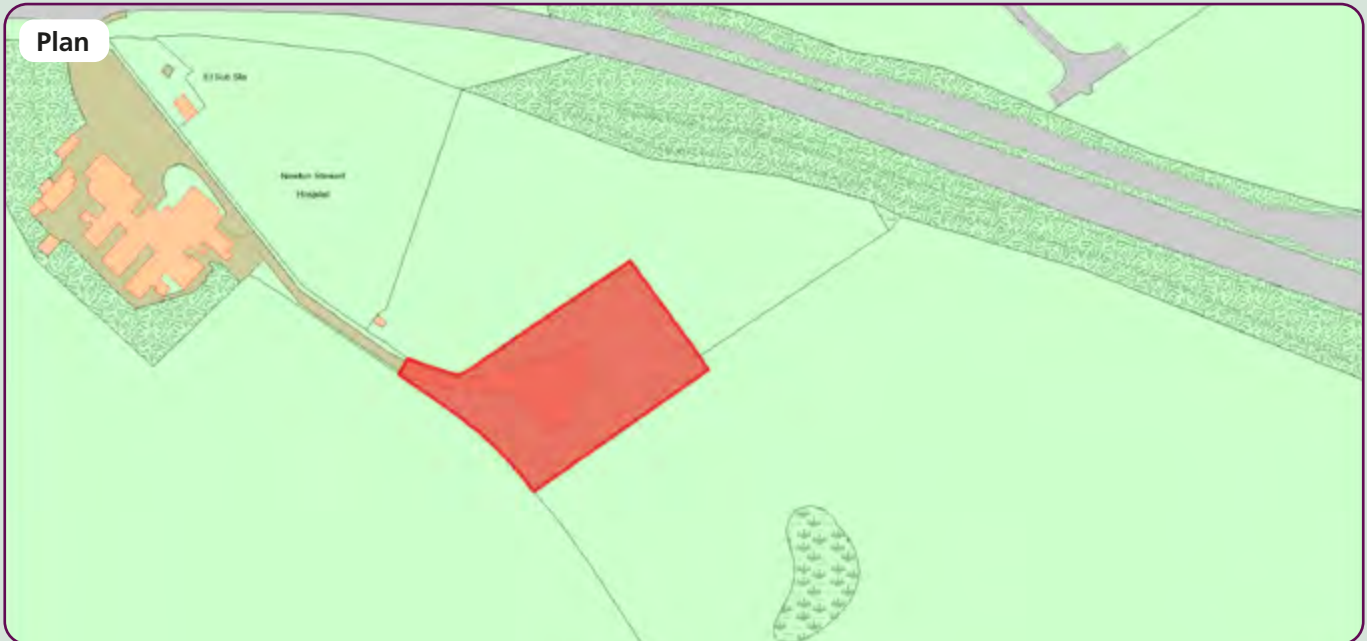
### Grid Reference

NX4065864616

### Ownership

NHS

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Situated just outside settlement boundary. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	None known

<b>Condition/Dereliction</b>	Foundations and other remnants of former buildings remain.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	Partially within Surface Water floodplain.		
<b>Water bodies</b>	No.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Galloway and Southern Ayrshire Biosphere Great crested newt buffer zone		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## South Gateside Bing, Sanquhar

### Site summary

Large waste heap from former coal mining use. Situated adjacent to the south of railway. Smaller of two adjacent sites.

### Size

3.66 hectares

### Grid Reference

NS7641611400

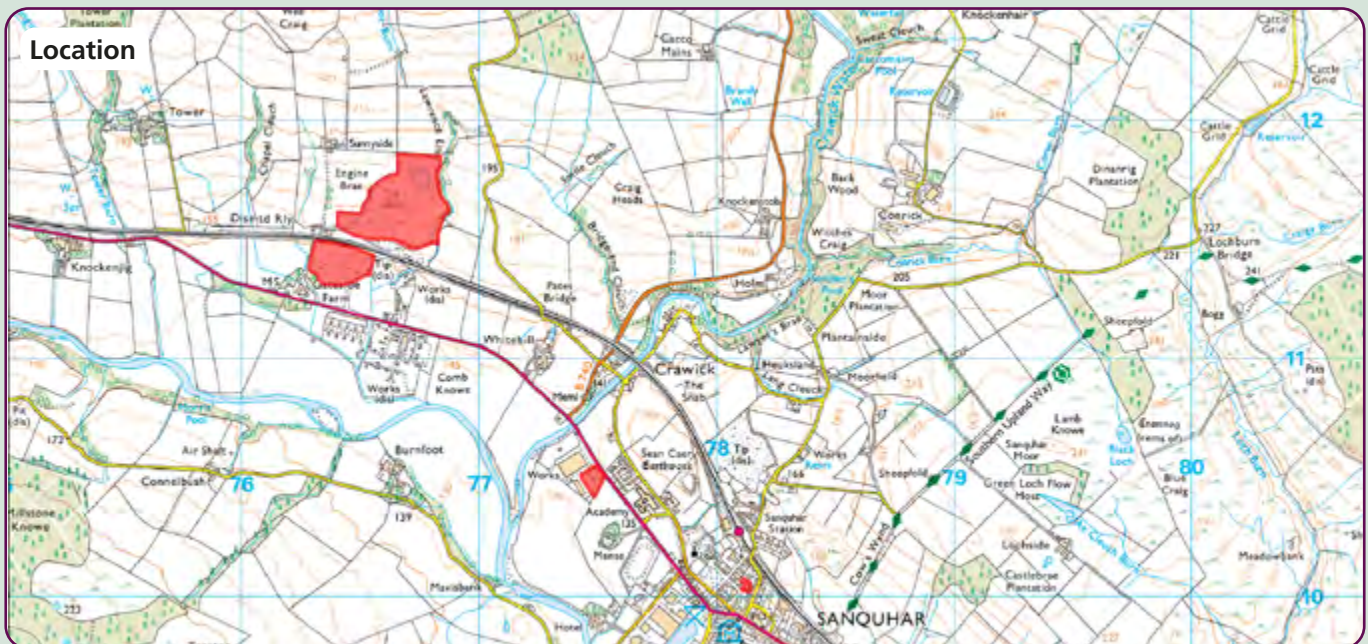
### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known.</p>

<b>Condition/Dereliction</b>	Heap of coal mining waste with some regrowth of vegetation at base.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	
<b>Water bodies</b>	Watercourses on site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Station Yard, Moffat

### Site summary

Level site near entrance to Moffat.  
Supermarket to north, recreational land to east, south and west.  
Neighbouring sites to north also suitable for redevelopment.

### Size

0.39 hectares

### Grid Reference

NT08530484

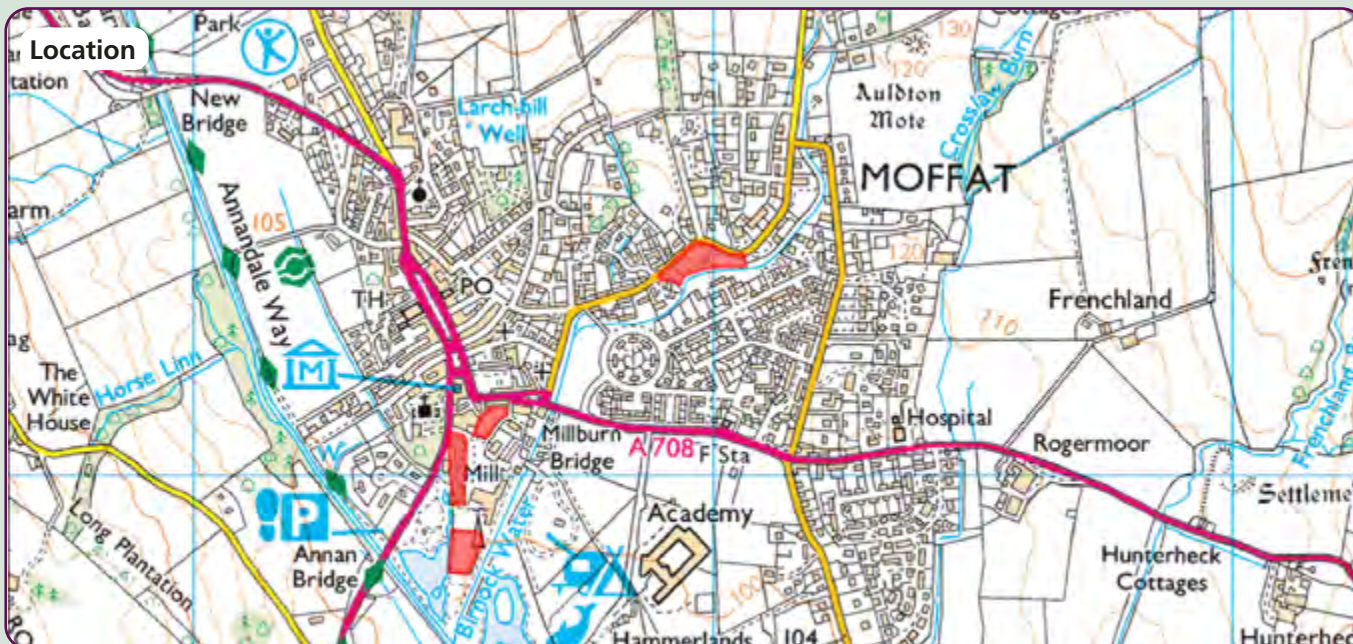
### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>Forms part of wider MOF.MU2 Allocated Mixed Use  Site could include a range of uses such as a hotel, tourist centre, retail and small business units. A Masterplan is required to be submitted as part of any planning application and agreed by the Council.  It should consider phasing, the layout and design of buildings which must be sympathetic to the listed buildings opposite, and provision of a pedestrian/cycle access onto A708 Holm Street.  Improvements will be required to the junction with the A701. A Contaminated Land Assessment will be required due to previous uses which include a former gas works.  A bat and barn owl survey may be required due to the disused buildings on site.  A Flood Risk Assessment will need to be submitted and agreed by SEPA and the Council as part of any planning application in order to identify the developable area as the Birnock Water runs adjacent to the eastern boundary of the site. An archaeological evaluation and appropriate mitigation measures will be required given the former uses on the site.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known.</p>

<b>Condition/Dereliction</b>	Site secured by fencing. Trees and scrub.		
<b>Contaminated Land</b>	Site investigation required due to former use as station yard.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Birnock Water 10m to east, recreational ponds to W and SW.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	<p>Other sites in the same development area are Mercury Hotel Moffat and Former Gasworks Holm Street Moffat.</p> <p>Proposals for the development of the site are included in the Moffat and Beattock Community Action Plan.</p> <p>Tank records held by DGC Environmental Standards reference MO/7</p>		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Station Yard, Northwest Main Street, Beattock

### Site summary

Large site to north of Beattock, close to A74 Moffat junction and railway. Level site with good access.

Railway adjacent to west, agricultural land to west, north and east, industrial to south.

### Size

3.76 hectares

### Grid Reference

NT0772602634

### Ownership

Private, known

### Plan



### Location



LDP	Planning History
<p>Allocated Business and Industry BTK.B&amp;I201</p> <p>Site is a relatively flat brownfield site adjacent to the main west coast railway line. Mature trees adjacent to the road should be retained subject to pedestrian/cycle/vehicular accesses. Development should take account of the setting of the various listed buildings to the north of the site and links to the adjacent core path.</p> <p>Access to the site should be taken from Main Street and/or The Crooked Road U312a at the north of the site. Should access be taken from the U312a improvements along the carriageway including with its junction with the C105a may be required. A Contaminated Land Assessment will be required for the land adjacent to the railway line. A Flood Risk Assessment will need to be submitted and agreed by SEPA and the Council as part of any planning application to identify the developable area.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>02/P/4/0280</p> <p>Lorry park and rail terminal approved, now expired.</p>

<b>Condition/Dereliction</b>	Some remains of structures and piles of materials, scrub vegetation.		
<b>Contaminated Land</b>	Site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	No
<b>Water bodies</b>	Evan Water 35m from site perimeter.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Southern Upland Way and Annandale Way adjacent to northern boundary.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Technical Site, Wigtown Bay

### Site summary

A former WWII military research site on western shore of Loch Ryan. Level site with some derelict buildings and hardstanding. Adjacent uses caravan park and agricultural land.

### Size

2.18 hectares

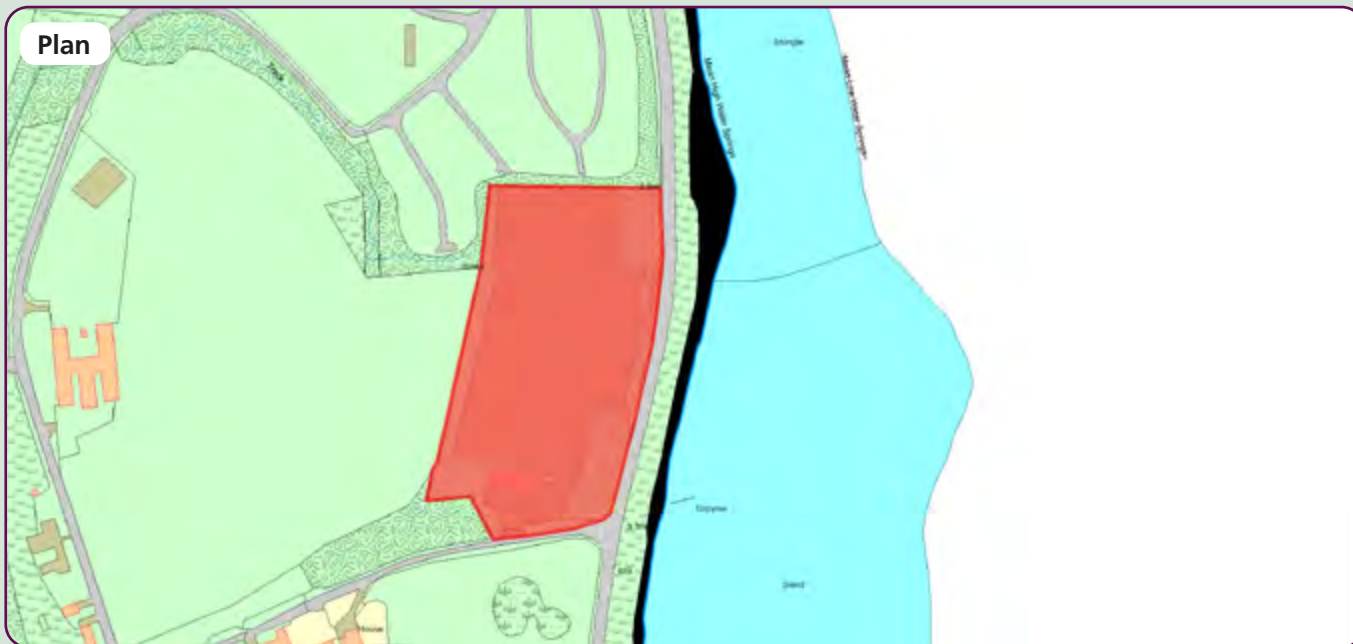
### Grid Reference

NT0339165338

### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Any proposals would be assessed according to the LDP.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>None known.</p>

<b>Condition/Dereliction</b>	Some remaining derelict buildings and hardstanding.		
<b>Contaminated Land</b>	Site investigation would be required due to its previous use in WWII as a technical and research complex.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
	The A718 road to the front is entirely within the Medium Coastal Flood Plain offering no safe access / egress during flood event should it be required.		
<b>Water bodies</b>	Small watercourse appears to run through site.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Site considered to be of archaeological interest.		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Terally Brickworks, Port Logan

### Site summary

Site on the Mull of Galloway. Former brickworks with the remains of some small buildings. Several excavated areas are now waterfilled. Temporary agricultural use.

### Size

4.0 hectares

### Grid Reference

NX1205340660

### Ownership

Private, not known

### Plan



### Location



LDP	Planning History
<p>Site not allocated in LDP. Any proposals would be assessed against LDP2.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>03/P/1/0066 Details not available</p> <p>10/P/1/0480</p> <p>10/P/1/0242</p> <p>Permission refused for wind turbines</p>

<b>Condition/Dereliction</b>	Buildings derelict. Some wooded areas but former excavation area in poor condition.		
<b>Contaminated Land</b>	Some site investigation required.		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	No	No
<b>Water bodies</b>	Excavated areas on site are water filled. Sea 400 metres from site perimeter.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)			

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.

# Scottish Vacant & Derelict Land - Information Pack

## Well Road, Moffat

### Site summary

Secluded riverside site in residential area of Moffat adjacent to Birnock Water. Access from west.

### Size

0.6 hectares

### Grid Reference

NT0897305413

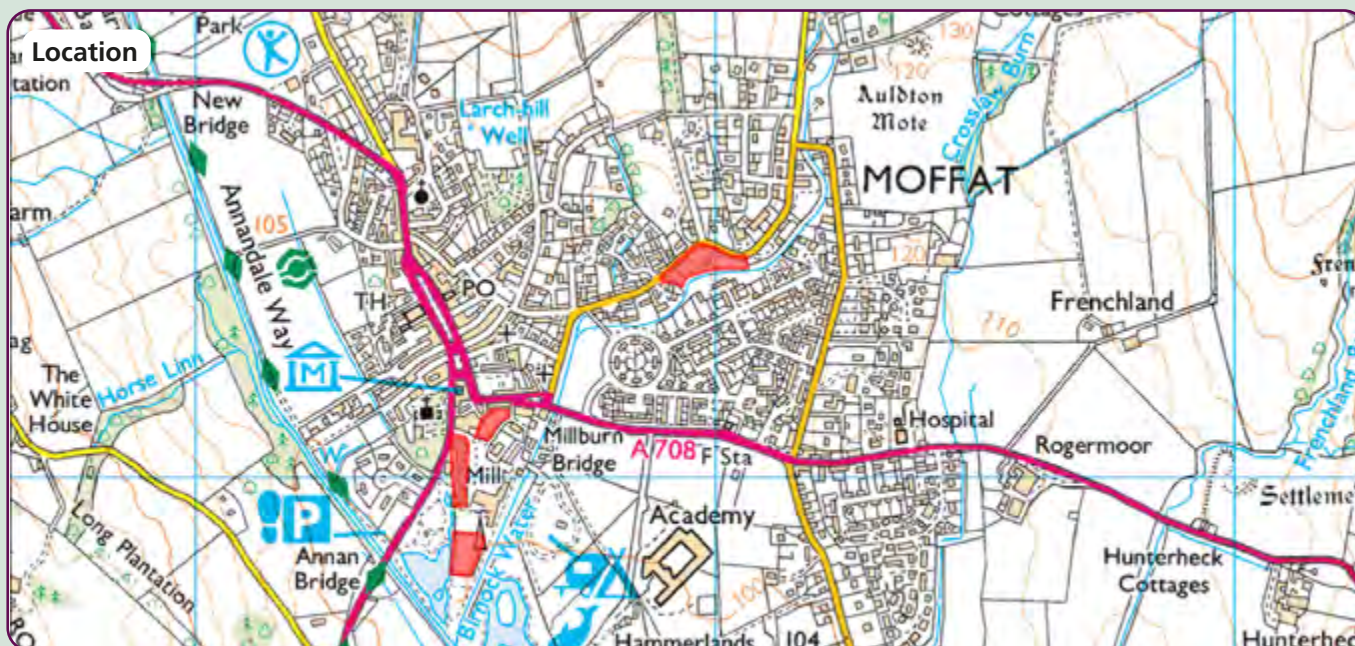
### Ownership

Private, known

### Plan



### Location





LDP	Planning History
<p>Allocated Housing MOF.H1</p> <p>The layout and design of homes and landscaping should be sympathetic to the listed building on the opposite side of Well Road from this site. Site has the benefit of a Flood Risk Assessment which may require to be updated and agreed with SEPA and the Council, and necessary flood mitigation measures must be implemented. Area of former mill dam will require investigation and potential remediation and ground gas monitoring, dependent on the nature of development. Trees along site boundaries to be retained.</p> <p><a href="https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000">https://www.dumgal.gov.uk/media/21885/Adopted-Local-Development-Plan-2/pdf/Adopted_LDP2_OCTOBER_2019_web_version.pdf?m=637060550180970000</a></p>	<p>09/P/4/0084 for 12 dwelling houses withdrawn</p> <p>10/P/4/0106 for 6 dwelling houses approved</p>

<b>Condition/Dereliction</b>	No remaining structures, some vegetation growth.		
<b>Contaminated Land</b>	No		
<b>Flooding Risk</b>	<b>SEPA medium likelihood flood plain</b>		<b>Historical Flooding</b>
	<b>Coastal</b>	<b>River</b>	<b>Surface Water</b>
	No	Yes	Yes
<b>Water bodies</b>	Birnock Water at Southern boundary.		
<b>Other Considerations</b> (for example: historic and natural environment, statutory designations)	Building Conservation Area adjacent		

This information package is one of a series for sites on Dumfries and Galloway Council's Vacant and Derelict Land Register. For further information or to discuss any of these sites please contact [gillian.flack@dumgal.gov.uk](mailto:gillian.flack@dumgal.gov.uk)

Please help us make sure this information is accurate by reporting any errors or other information.