

Residential Land Availability Summary 2023
Land designated for residential use but with no valid planning approval
(at 30th June 2023)

NORTH					
Parish	Total zoned land (ha)	Land developed or with planning approval (ha)	Remaining designated land with no planning approval (ha)	% of total Island available land	Description of the remaining designated land with no planning approval
Andreas	5.9	3.9	1.97		Site 2: Bride Road (1.61ha) Site 3: Part of Ballalough Estate (0.36 ha)
Ballaugh	1.44	0.6	0.84		Site 1: Plots off Station Road (0.42) Site 2: East of Church Cottage (0.42 ha)
Bride	1.29	1.29	0		
Jurby	17.3	1.4	15.9		Site 1: Land south-east of the Bretney (15.9 ha)
Lezayre	13.45	5.4	8.05		Site 3: Kella Close, Sulby (0.6 ha) Site 4: Ballabrooie, Sulby (0.2 ha) Site 7: Lezayre Road on the edge of Ramsey inc Site 9 (30.3 ha but only 7.25 Ha is credible)
Maughold	0.4	0.4	0		

Ramsey	35.64	23.6	12.04		Site 1: Vollan Fields (8.4 ha) Site 3: Premier Road (0.3 ha) Site 5: Thornhill (0.8 ha) Site 6: Andreas Road (1.6 ha) Former Albert Road School Site (0.39 ha) Adj Collins Lane West Quay (0.03 ha) Former Mart Site (0.22 ha) Former Car Show Room site West Quay (0.23 ha) Plots either side of East Street (0.07 ha)
Total	75.42	36.59	38.8	24%	

SOUTH					
Parish	Total zoned land (ha)	Land developed or with planning approval (ha)	Remaining designated land with no planning approval (ha)	% of total Island available land	Description of the remaining designated land with no planning approval
Arbory	4.1	4.1	0		
Castletown	5.6	5.2	0.4		Site 8: Land between the Crofts & Buchan School (0.4 ha)

Malew	33.7	17.9	15.8		Site 2: Crossag Farm, Ballasalla (13 ha) LDHP 1: West of Phildraw Road - north (1.5 ha) LDHP 2: West of Phildraw Road - south (0.7 ha) LDHP 3: East of Phildraw Road (0.6 ha)
Port Erin	7.97	6.88	1.09		Site 20: Field 411188, Spaldrick (0.5 ha) Site 21: Land opposite the Cherry Orchard Hotel (0.19) Site 22: The former Marine Biological Station (0.4)
Port St Mary	0.6	0.6	0		
Rushen	2.8	1.4	1.4		Site 19: North of Honna Rd. & west of Surby Rd. (1.4)
*Total	54.77	36.08	18.69	12%	

EAST					
Parish	Total zoned land (ha)	Land developed or with planning approval (ha)	Remaining designated land with no planning approval (ha)	% of total Island available land	Description of the remaining designated land with no planning approval
Braddan	10.7	0	10.7		BH030: Land at Ballafletcher (2.32 Ha - unavailable) BH031 Camlork Farm Braddan (5.73 Ha not yet available)) BM006: Land at Vicarage Road (10.70 Ha)

Douglas	56.98	0	56.98		DBH002 Land at Ballafletcher Douglas 27.91 DH001 Westmoreland Road Douglas 2.46 DH004 31-39 South Quay Douglas 0.24 DH011 Ballanard Woods Douglas 9.27 DH016 Anna Cur House Douglas 0.6 DH018 Pinehurst Douglas 0.9 DH019 South Quay Douglas 0.58 DH021 South Quay Douglas 0.09 DH022 Circular Road Douglas 0.79 DH025 Fairfield Douglas 0.28 DH037 Lower Dukes Lane Douglas 0.54 DH039 Park Road Douglas 0.84 DH042 Albany Road Douglas 0.25 DH046 Victoria Road Douglas 1.39 DM002 - RLAS site 5 Lake Road Douglas 1.1 DM003 Loch Promade Douglas 0.42 DM004 Lord Street Douglas 0.52 DM012 Summerland Douglas 1.45 DM013 Little Switzerland Douglas 2.2 SR Site: DM001, DH002/057/001 Douglas (59.15 not yet available) DH008 Ellenbrook Douglas (5.41 not yet available)
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					DH028: Stanley House, Douglas Head (0.08 Ha) DH029: 34 Castlemona Avenue (0.01 Ha) DH030: Motorcycle showroom 11 Castlemona (0.02 Ha) DH032: Belmont Hill & Ballakermeen Avenue (0.92 Ha) DH033: Vine Villa, 8 Derby Square. (0.08 Ha) DH034: 28-30 Derby Square. (0.06 Ha) DH035: Garages Falcon Cliff Terrace Lane (1.15 Ha) DH044: Rotherwood (0.14 Ha) DH056: Demesne Road / Orry Street (0.06 Ha)
Laxey	0.44	0	0.44		GH018 - Site 2: Glen Road (0.08 Ha) GH021: North of Ramsey Road (0.29 Ha) GH022: Cliffside & End Café (0.07 Ha)
Lonan	2.59	0	2.59		GH013: Field North of Baldrine Road GH029: Clay Head Road
Marown	0.95	0	0.95		MH018: Ballabeg Glen Vine (0.70 Ha) MH019: Rear Of 9 And 10 Glen Darragh Gardens (0.25 Ha)

Onchan	4.03	0	4.03		OH011: Land at Ballachrink (9.90 Ha not yet available) OH014: Far End (0.62 Ha) OH016: Former Follies Cabaret Restaurant (0.45 Ha) OH017 RLAS Site 6: West of Summerhill (2.78 Ha) OH018: Governor's Road (0.08 Ha) Site 7: Governor's Road (0.1 ha)
Santon	0	0	0		
Total	75.69	0	75.69	48%	

WEST					
Parish	Total zoned land (ha)	Land developed or with planning approval (ha)	Remaining designated land with no planning approval (ha)	% of total Island available land	Description of the remaining designated land with no planning approval
German	1.8	0	1.8		Site 1: Balladoyne, St. John's (1.8 ha)
Michael	10.6	2.7	7.9		Site 2: Plot off Beachfield Road, Kirk Michael (0.5 ha) Site 3: North west of Cooil Avenue, Kirk Michael (0.9 ha) Site 4: East of Main Road, Kirk Michael (6.5 ha)
Patrick	6.9	5.98	0.92		Site 4: South of the A24, Foxdale - contamination issues (0.92 ha remaining of 2.9 ha)
Peel	53.4	36.7	14.58		Site 3: East of Glenfaba Road (10.69 ha) Site 12: West of Ballaquane Road (1.56 ha) Site 14: South of Ramsey Road (0.38 ha) Site 15: East of Oak Road (1.82 ha) Site 19: Tynwald Road (0.13 ha)
Total	72.7	45.38	25.2	16%	
ISLAND					

	Total zoned land (ha)	Land developed or with planning approval (ha)	Remaining land available for developme nt with no planning approval (ha)	% of total Island available land	
	278.58	118.05	158.38	100%	