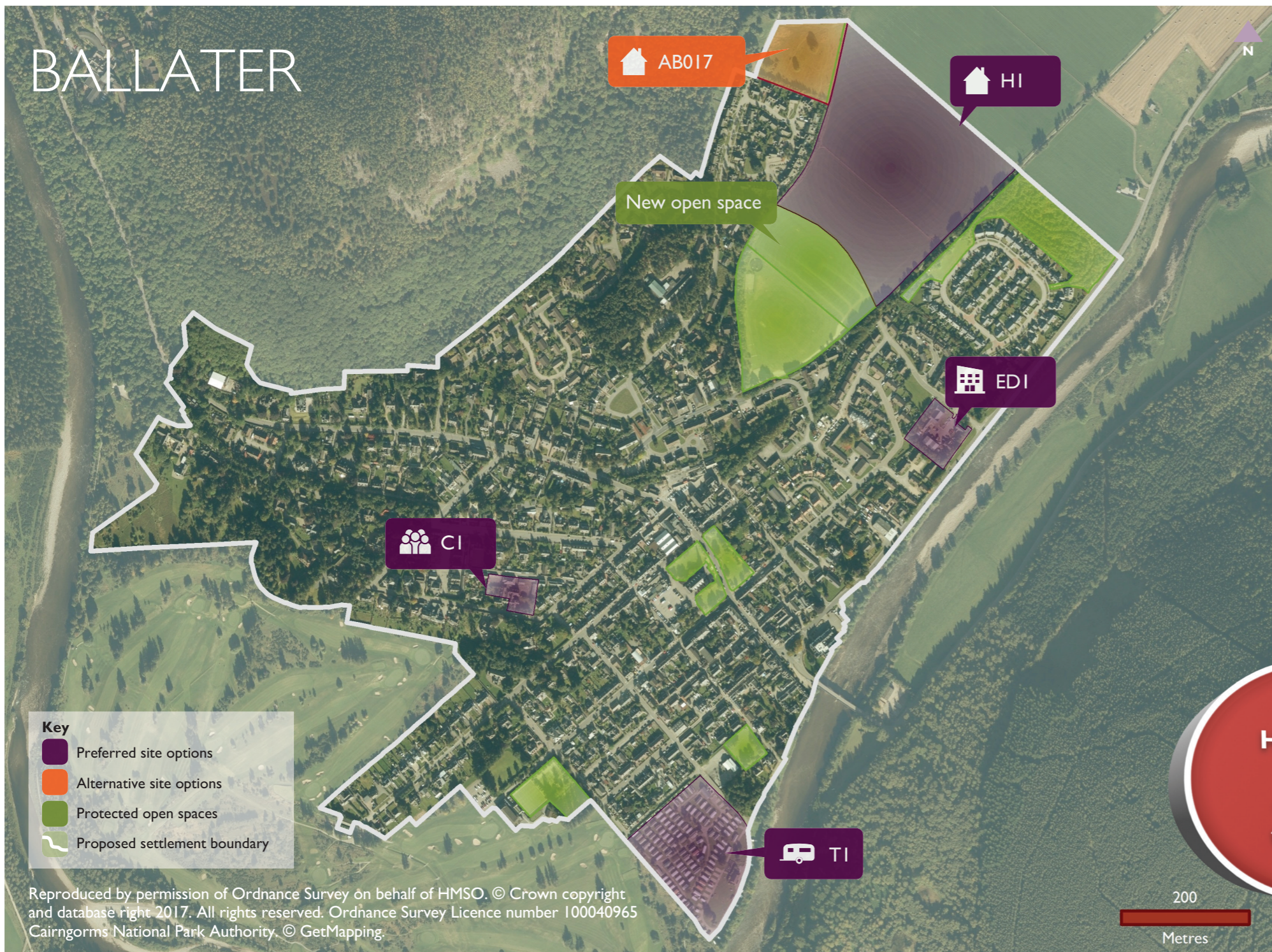


BALLATER



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BALLATER is the largest settlement in the Aberdeenshire part of the National Park, playing a strategic role in this part of Upper Deeside. The town is characterised by its built heritage and strong royal connections. It is also a key service centre providing for the surrounding rural communities and visitors to the area.

Issues for Ballater

- Provision of affordable housing
- Flood management and resilience
- Maintaining a strong local economy and encouraging tourism
- Need to relocate the existing Council Depot
- Redevelopment of the former school site
- Enhance community facilities, particularly for young people

Proposed settlement objectives

- Conserve and enhance Ballater's distinctive built heritage and the integrity of its Conservation Area
- Increase the attraction of Ballater as a business, tourist and recreation destination
- Deliver affordable housing, including low cost ownership and affordable housing for rent
- Increase and enhance flood management and resilience

How should Ballater develop in the future?



Preferred Site Options

Preferred sites to be carried forward from 2015 Local Development Plan:

- HI (Monaltrie Park) for up to 250 houses
- EDI (Ballater Business Park) for economic development
- CI (former school site) for redevelopment that benefits the community
- TI (caravan and camping site) for tourism

Preferred new site allocations:

- No preferred new site allocations

Alternative Site Options (not preferred)*

- Allocate AB017 as an extension to the existing HI allocation, giving a total allocation of up to 270 houses

* Our assessment of alternative site options can be found in the Site Assessment Report published alongside the Main Issues Report

Consultation Questions

- Have we identified the right issues for Ballater?
- Do you agree with the proposed settlement objectives?
- Do you agree with the preferred site options?
- Do you agree with the protected open spaces?
- Do you agree with the proposed settlement boundary?