

Newtonmore

Proposals

NM/H1:

i. A 11.7ha site would provide land for around 120 dwellings. A detailed planning application is with the National Park Authority for the development of part of this. This application will now be considered in line with the current adopted local plan (Badenoch and Strathspey Local Plan 1997), but will assist in providing housing for this local plan and its housing needs. This visually prominent site will be the subject of a development brief, and any development within the site will ensure adequate access is provided to the rest.

ii. The development of this site presents an excellent opportunity to provide opportunities for large and small scale developers and builders to work together to bring forward the delivery of the proposal. This will be recognised in the development brief. The brief will also address any mitigation required as a result of the prominent nature of this site.

NM/H2: A 5.2Ha site between Perth Road and Laggan Road that would provide land for around 100 dwellings. The site is visually prominent and the National Park Authority will prepare a development brief to ensure a layout that minimises and mitigates the effects of any development. Access for this development should be taken from the local transport network.

iii. There also remains within the community an aspiration that the A86 should bypass the village centre. This would be achieved by means of a new road link to the B9150 along the boundary of area H2 and a new road link to the industrial site at ED2 through H1. Development of H1 or H2 may provide opportunities to bring this forward. Further discussions will be required in the development of development briefs for these sites to include the views of both the community and road engineers, among others to clarify the options for such a development.

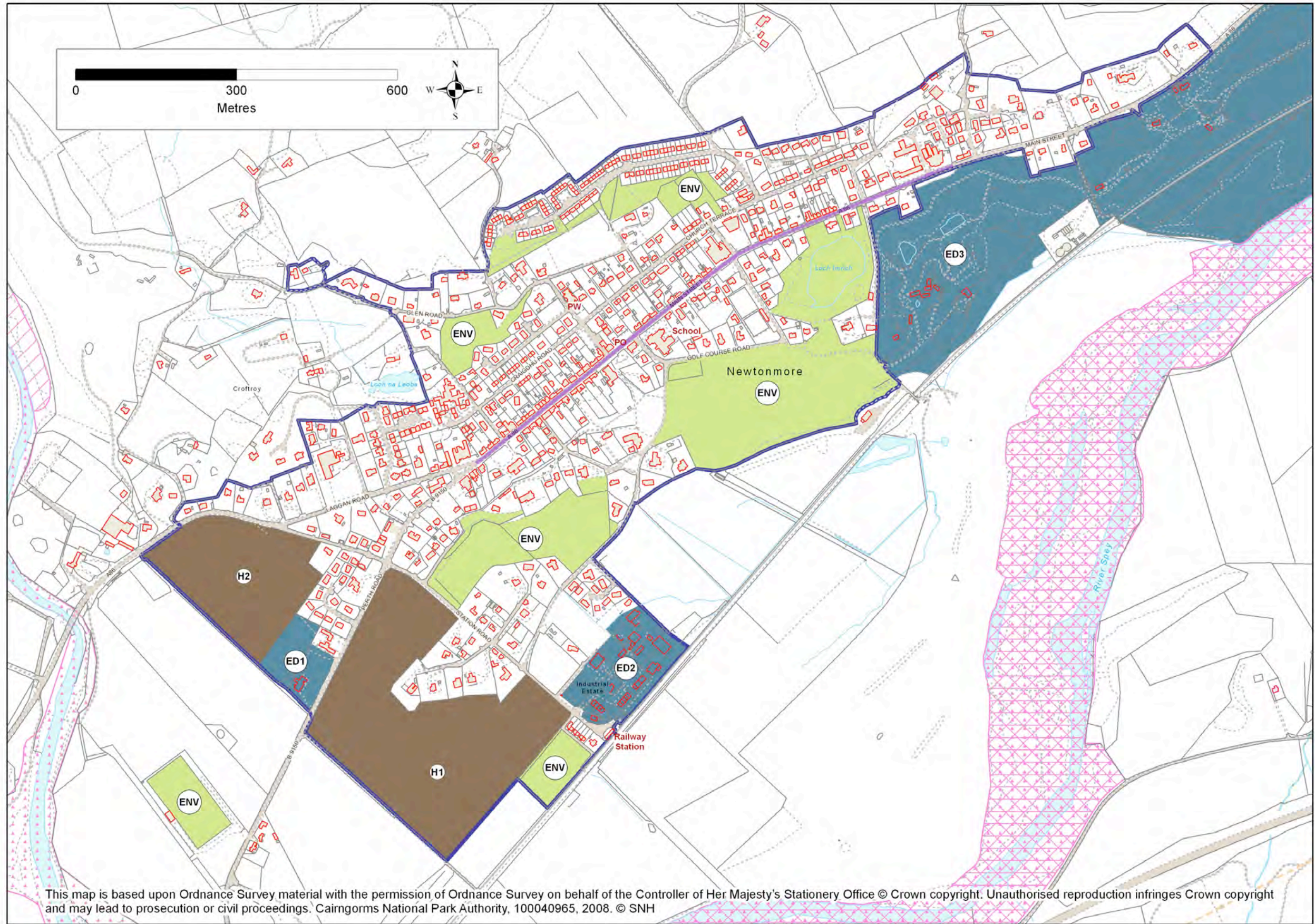
NM/ED1: Land to the rear of the café provides some opportunity for low impact economic development which supports the sustainability of the community. A prominent site, any new development will be to the highest design and sustainability standards.

NM/ED2: The existing industrial estate/business park will be protected and developments which consolidate the economic provision of this site will be supported.

NM/ED3: the role of the Highland Folk Museum is important to the economic success of the area as a whole, and proposals to expand and enhance the facility will be supported.

NM/Env: A number of open spaces and land which contributes to the setting of Newtonmore are identified and will be protected from adverse development.

iv. Although not within the settlement boundary, the Caravan Site and Shinty field also play an important role in the life of this community.



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Legend

-  Cairngorms National Park
-  Sites of Special Scientific Interest
-  Special Protection Areas
-  Special Area of Conservation
-  Ramsar Convention Site
-  National Nature Reserve
-  Gardens & Designed Landscapes
-  National Scenic Area
-  Conservation Area
-  Settlement Boundary
-  Indicative Settlement Boundary

Settlement Zone Type

-  Community
-  Economic Development
-  Housing
-  Environment
-  Village Centre