

28 FEB 2018
(1)

February 2018

Dear Sir/Madam

CAIRNGORMS NAT. PARK L.D.P. 2020
Main Issues Report.

The enclosed is in response to the above.

After several meetings with residents of Mar Road, Braemar and attempts at completing the Main Issues Report comments form, it was decided, by all signatories, that it would be more straightforward to submit our views in letter form, for the reasons stated. Opinions and views were many and a dozen A4 sheets could have been completed by way of a reply, but I suggested we simplify comments down to that which we have submitted. The main topic that everyone had much to comment on was housing.

(2)

I take full responsibility in
completing and submitting the
reply on behalf of residents,
and also a few people who
work in/on Mar Road, Braemar.

Yours faithfully

A solid black rectangular box used to redact the signature.A simple, curved handwritten line or flourish.

22 FEBRUARY 2018

Cairngorms National Park L.D.P. 2020 Main Issues Report

The undernoted views are in response to the above rather than forwarding completed Comments forms, which we regarded as not very user-friendly and a bit like a "tick-box" exercise.

We do feel at this moment, winter 2017/2018, it would be rash to sanction further major developments within Braemar village – not until the new Heritage Centre for Highland Games is completed and open for business and The Fife Arms Hotel has re-opened. We, residents of the village, should then have a clearer idea/picture of the impact these two new facilities will have on our village by way of footfall and vehicular traffic.

We understand the C.N.P.A. is in place to both safeguard and promote the heritage of our village, whilst supporting developments relating to tourism; of course there is a need to enhance the quality of visitor attractions and facilities, but this needs to be done sympathetically to lessen as much as possible any negative impact on either the environment, residents or in fact tourism itself.

We acknowledge the difficulty the C.N.P.A. has in making decisions when there are huge financial inputs in place for large projects from a very small number of key people.

We would wish Braemar to continue to exist as a unique village that people want to visit, live in, work in and retire to and we feel the key to this is suitable housing. Braemar is a special case due in the main to its geography i.e. it is remote. The desire to live in such a beautiful place produces a very strong second home market, thus driving up property prices.

The likelihood is that the population of our village will need to increase in order to counter the aging population and to keep the village viable, therefore, a range of affordable housing with a good mix of house types and sizes, built in styles sympathetic to the local environment are most definitely needed. However we need to be mindful in ensuring that any new housing does not encroach on existing and important recreational and amenity resources within our village.

There should also be a requirement that new affordable properties be intended to meet the needs of people who are in employment locally and to those in a position to contribute to the local economy i.e. having a local connection should be a significant factor. We need to be assured that any new affordable homes do not enter the second home market over the course of time.

Please do not lose sight of the many small enterprises/businesses who have invested heavily over many years both financially and emotionally to help make Braemar the diverse village it is today.

We have concerns that a burgeoning hospitality sector will produce a large itinerant workforce who have no sense of the wider community or identify with the village.

We would ask you to please acknowledge that it is imperative that big decisions are made with the community as a whole in mind, rather than just from a business perspective.

We want to continue to be regarded as a vibrant, thriving Highland village attractive to people of all ages and from all backgrounds. The C.N.P.A. has in its power the ability to ensure that this happens.

