

## **Nether Lochaber Community Council: comments to be submitted to the Highland-Wide Development Plan, 26/1/16.**

- The community of NL wish to maintain and enshrine their existing rights of access to the foreshore for amenity purposes, throughout the settlement area of Onich and North Ballachulish. Specific access points include Cuilcheanna, Onich Bay, Allt-nan-rhos, St.Brides, Ballachulish Bridge, Old Ferry Road slipway, and Bishop's Bay.
- The community has a long-term aspiration to re-develop the footprint of a building on the foreshore in Onich Bay that it owns, for public amenity use with a defined access path, a picnic/barbeque area, and potentially to include a community boatshed and moorings.
- The community of NL wishes to designate the zone between the A82 trunk road and the foreshore, from Ballachulish Bridge to Corran Ferry, as an area of 'open countryside' in keeping with the SAC designation of the native woodland on the common hill grazings, the SSSI designation of the Onich shore, and the overall designation of lying within the National Scenic Area. All future development within this zone should be sympathetic to, and an enhancement of, the crofting heritage of the area, as should future development within the Old Town area at North Ballachulish.
- The community of NL would like to see future development of affordable housing on land owned by LHA at Inchree to help sustain and grow the community. Given the nature of this land area as a flood plain, and as land with rich alluvial soil and unrealised agricultural potential, this development should be restricted in size to that which can be accommodated by upgrading the existing minor road into Inchree.
- The community of NL would like to see future development of community supported agriculture at Inchree, of an allotment scheme to service South Lochaber, and of new forest crofts on FC land within Glen Righ and/or Glen Seilach, north of the existing settlement area. Buildings offered by the FC to the community for their re-development should be used to create a hub point for CSA, as well as having long term potential to become a visitor centre/café/studio space servicing the existing FC amenity woodland, and a facility for tent-only camping at Inchree. There may also be scope for small scale industrial units here.
- The community of NL wishes to protect a number of historic buildings within the settlement area. These include the old FC buildings at Inchree, and the croft byre at the Old Town road junction with the A82.
- The community of NL wishes to see St.Brides Primary School sustained and for the school role to continue to grow, in parallel with other development

that nurtures and sustains the community, and that the school should continue to develop as a vital hub point within NL, with expansion of community garden areas within its grounds and in close proximity to them.

- The community of NL wishes to see opportunities for the development of local, renewable energy networks realised, whether this be of hydro-electric power, tidal power or solar array in form, within the wider land remit of NLCC, and for the benefit of our residents.
- The communities of NL wish to see removal of invasive species including Rhododendron Ponticum and Japanese Knotweed across the NLCC land remit, and the control of Ragwort on agricultural land.