

Johnston, Charles

From: BARBARA HARRISON
Sent: 02 March 2014 22:00
To: localplan
Cc: GordonHarrison
Subject: Comments from Ettrick & Yarrow Community Council

Dear Scottish Borders Council (LDP)

I write to strongly object on behalf of Ettrick & Yarrow Community Council to the proposal for setting aside the provision for 10 units of social housing at Hopehouse in the Ettrick Valley. There is a view that we made similar objections the last time the plan was consulted upon and that these were ignored by the Council. We therefore hope that our concerns will be listened to this time and influence the development of the LDP.

While we understand the need for affordable housing in the valleys, we feel that Hopehouse is not the right place for this for the following reasons:

- * Hopehouse development would have a negative impact on the local countryside, in conflict with your own guidance on new developments in rural locations.
- * Development at Hopehouse would have a significant negative impact on the existing caravan and campsite business. It thrives on the basis of an unspoiled rural location - away from it all.
- * The area is potentially a flood plain, with significant constraints on water supply and sewage disposal. Is there sufficient water supply for this development and how would sewage be dealt with?
- * The proposed expansion of housing would double the existing settlement size - this does not appear to be on a sympathetic scale
- * Demand. It is hard to know why residents of social housing would want to live here. There are no existing facilities or infrastructure here. There are very limited work opportunities in the valleys, so residents would need to commute a significant distance - with associated cost implications. Would it not make more sense to identify potential social housing in a location closer to Selkirk? There is very limited public transport in the area for people getting to and from work.

We would welcome the opportunity to have further dialogue with you about these issues if this would be helpful. Otherwise we look forward to hearing how you will revise the LDP in relation to Hopehouse.

Kind regards

Barbara Harrison
Secretary, Ettrick & Yarrow Community Council