

BROUGHTON GREEN
BROUGHTON
By BIGGAR
ML12 6HQ



424

Brian Frater, Esq
Head of Planning & Regulatory Services
Scottish Borders Council
Council Headquarters
Newtown St Boswells
Melrose TD6 0SA

ENVIRONMENT & INFRASTRUCTURE

27 FEB 2014

To: MWT CS

Ackn: _____

File: _____

Comments/Complaint

24th February, 2014

Dear Sir,

Scottish Borders Council Local Development Plan

We wish to make some comments regarding the settlement profile for Broughton.

In the second paragraph "Place Making Decisions" the houses, which are listed, known as The Village are described as follows: Within "The Village" where the properties are built tight to the back of the footpath and adjoin each other the settlement feels enclosed; whilst to the south of the settlement the properties tend to be set back from the footpath and are generally detached or semi-detached. It is also the south of the settlement that particularly benefits of the views of the surrounding landscape.

What alleviates the 'enclosed' feeling is the rural views and landscapes from the backs of these houses, particularly on the west side. Any development from Corstane (para 3) back towards Broughton would obscure those views and indeed make the houses feel very enclosed. Presumably, the planners would insist on street lighting which would mean The Village houses would never experience, at the rear, the complete darkness which is such a feature of the Scottish Borders.

Infrastructure Proposals

It is believed that the waste water pipe runs through the field directly behind The Village houses, which would have to be re-routed.

Development & Safeguarding Proposals

TB200 & TB10 B both mention necessary upgrades to the Dreva Road. It is NOT possible to improve the Dreva Road junction with the A701 as there are houses on the junction. Increased existing traffic is already causing problems for us, the last house in the group known as The Village (and the oldest house in The Village having been The Inn in the 18th Century). If there is a car (not ours) parked outside our house in the winter, the snow plough cannot make the turn onto the A701 or from the A701.

In summary, there does not appear to be a need for more housing in Broughton beyond what is already earmarked. Properties remain unsold for lengthy periods and the existing housing is underused by local people.

Any material increase in residential properties at or close to Corstane Farm would create problems of traffic and access in the area, probably requiring major construction disruption on the enclosed area. The long term future of the local roads would create difficulties which cannot be dealt with in isolation or in advance.

Yours faithfully



Lord & Lady Stewartby

Scottish Borders Council
Proposed Plan 2013
Broughton



-  Development Boundary
-  Key Greenspace
-  Housing
-  Business and Industrial Safeguarding
-  Structure Planting / Landscaping



© Crown Copyright and database right 2013. All rights reserved. Ordnance Survey Licence number 100023423.
For further information, including help reading this document, please contact: Forward Planning, Environment and Infrastructure, Council Headquarters, Newtown St Boswells, Melrose, TD6 0SA. Tel: 01835 826511. Email: localplan@scotborders.gov.uk
Disclaimer: Scottish Borders Council uses spatial information from a range of sources to produce the mapping contained within this document. The mapping is for illustrative purposes only. The original sources should be consulted to confirm information.

* Broughton GREEN