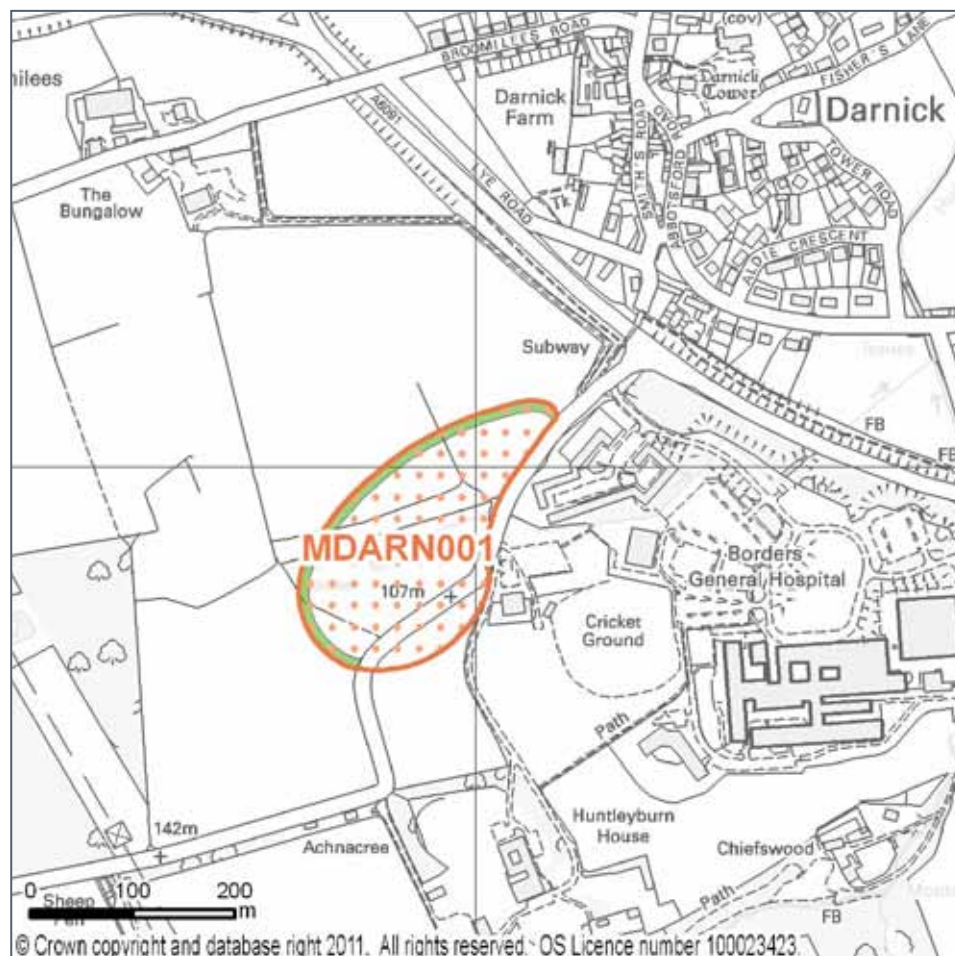


# APPENDIX A1 EMPLOYMENT SITE OPTIONS

## CENTRAL STRATEGIC DEVELOPMENT AREA



### SITE INFORMATION - DARNICK (CENTRAL SDA)

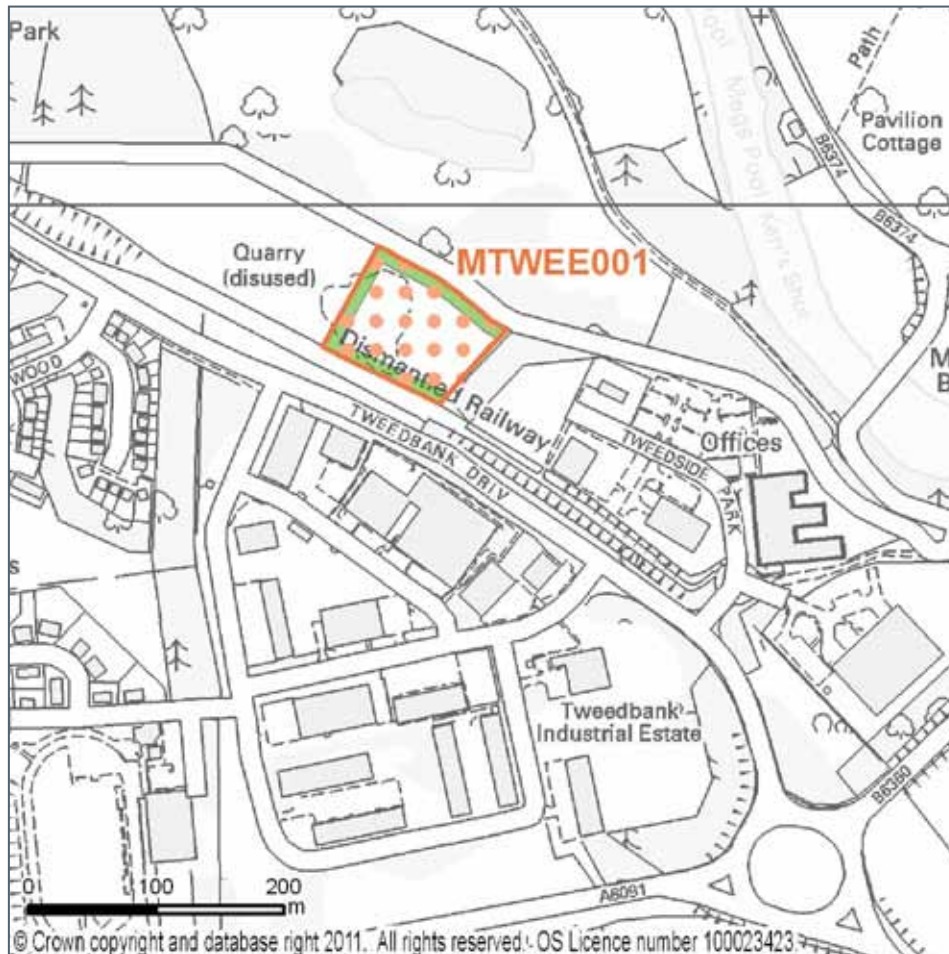
#### SEARCH AREA

- Site Name: Site west of Borders General Hospital
- Site Area: 3.7ha
- Proposed Use: Mixed Use - Alternative

#### SITE REQUIREMENTS

- Mixed use site incorporating employment land and expansion of facilities for Borders General Hospital.
- Access directly from public road to the east of the site.
- A watercourse buffer strip will be required.
- No built development should take place on the functional flood plain or over existing culverts.
- A Flood Risk Assessment is required to inform the site layout, design and potential mitigation.

## APPENDIX A1 EMPLOYMENT SITE OPTIONS CENTRAL STRATEGIC DEVELOPMENT AREA



### SITE INFORMATION - TWEEDBANK (CENTRAL SDA)

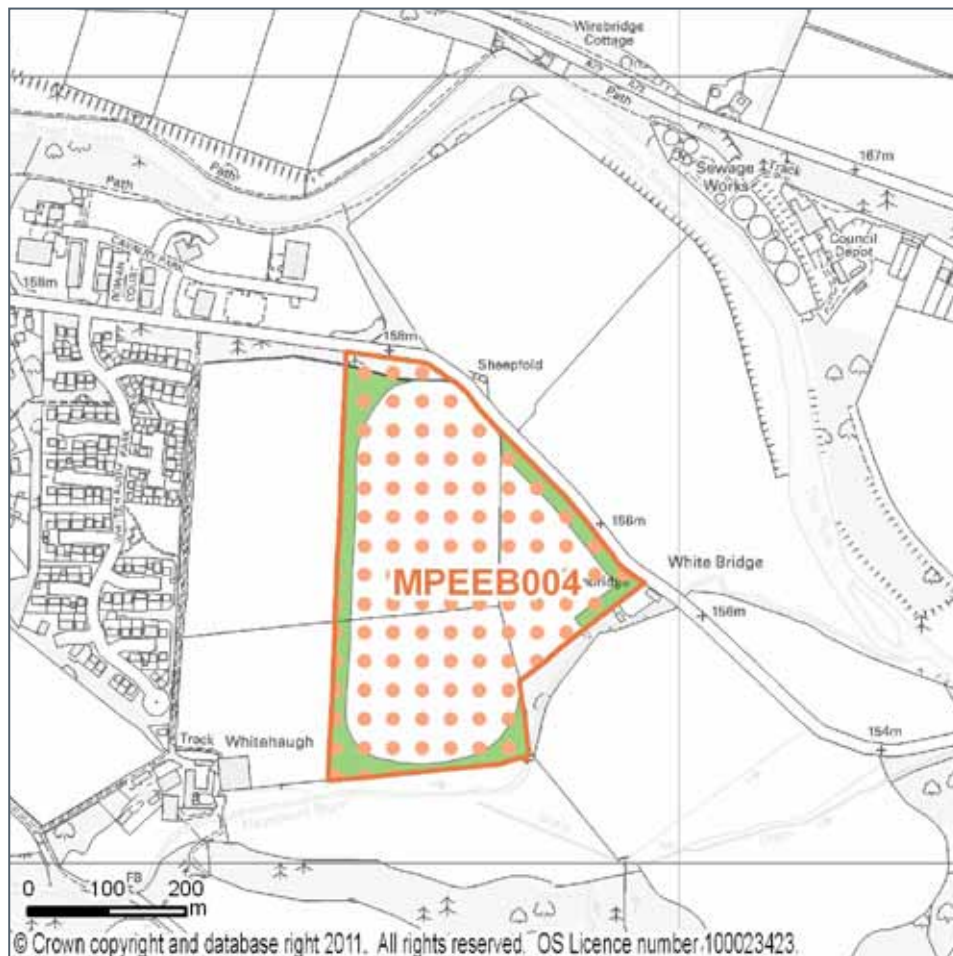
- Site Name: Site east of railway terminal
- Site Area: 1ha
- Proposed Use: Mixed Use - Preferred

### SITE REQUIREMENTS

- Access via existing Tweedside Park Industrial Estate to the east.
- Substantial planting required on mutual western boundary with railway station.
- New site to be formed for mixed use purposes along with the restructuring of the existing landholdings within Tweedbank Industrial Estate.

# APPENDIX A1 EMPLOYMENT SITE OPTIONS

## WESTERN STRATEGIC DEVELOPMENT AREA



### SITE INFORMATION - PEEBLES (WESTERN SDA)

- Site Name: Whitehaugh Employment
- Site Area: 14ha
- Proposed Use: Mixed Use - Preferred

### SITE REQUIREMENTS

- The site is identified for Longer Term Development within the Local Plan. A part of the site could be brought forward to meet a need for employment land.
- The upgrading of the B7062 Kingsmeadows Road will be required.
- A Flood Risk Assessment will be required to inform the development of the site.
- A watercourse buffer strip will be required.
- Enhancement of the existing woodland will be required.
- Mitigation measures are required to prevent any impact on the River Tweed.