

SETTLEMENT PROFILE

BIRGHAM

This profile should be read in conjunction with the relevant settlement map.

DESCRIPTION

Birgham is located 4 miles from Coldstream and just over 5 miles from Kelso. The population of Birgham according to the 2001 Census is 139. It is located outwith the Strategic Development Areas (SDA) as defined in the SESplan.

PLACE MAKING CONSIDERATIONS

Birgham is situated within the lowlands associated with the River Tweed which flows to the south of the settlement. The village follows a largely linear form along the A698 however there has been modern housing built off this road at Treaty Park. The surrounds of Birgham are relatively flat and marked by arable and pastoral fields, to the south there is a slope down to the River Tweed.

A small housing site is allocated at the east of Birgham (ABIRG003), following the linear form of the settlement along the A698. The site will contribute towards the Council's housing land requirement.

INFRASTRUCTURE CONSIDERATIONS

Affordable Housing will require to be provided in association with proposed housing sites under the provisions of Policy HD1 and the Supplementary Guidance/ Supplementary Planning Guidance on Affordable Housing.

A contribution towards Berwickshire High School will be sought to supplement Scottish Borders Council's investment in the new school which opened in 2009-2010 under the 3 High Schools project.

With regards to Waste Water Treatment Works, Birgham has limited capacity. Contributions may be required where upgrades are necessary. In respect of the local water network, developers may be required to contribute towards upgrading to enable development.

Further information is available from Supplementary Guidance/Supplementary Planning Guidance on Developer Contributions and Planning Briefs where applicable.

DEVELOPMENT AND SAFEGUARDING PROPOSALS





HOUSING

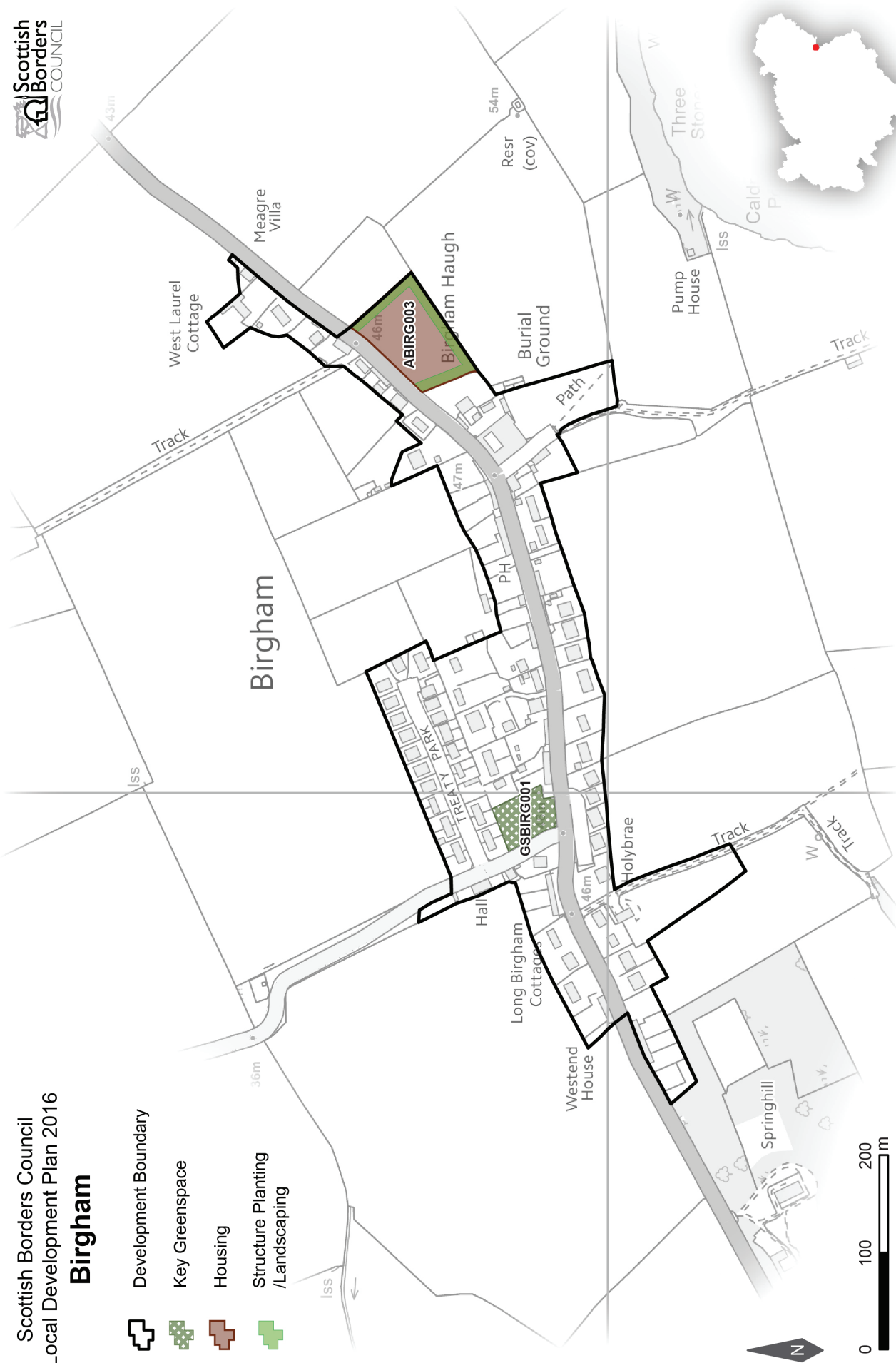
SITE REFERENCE	SITE NAME	SITE SIZE (HA)	INDICATIVE SITE CAPACITY
ABIRG003	Land at East Birgham	0.8	6
Site Requirements			
<ul style="list-style-type: none"> • Vehicular access should be taken from the A698 in line with advice from the Council's Roads Planning team • Properties should be developed in a linear form facing the road • Advantage should be taken of the southerly aspect and views from the site • Structure planting on the southern, western and eastern boundary to provide a settlement edge • Other boundary treatments should use vernacular materials. 			

KEY GREENSPACE

SITE REFERENCE	SITE NAME	SITE SIZE (HA)
GSBIRG001	Birgham Playing Field	0.3

Scottish Borders Council
Local Development Plan 2016
Birgham

-  Development Boundary
-  Key Greenspace
-  Housing
-  Structure Planting / Landscaping



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