

SETTLEMENT PROFILE

ALLANTON

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

DESCRIPTION

Allanton is located just over 7 miles from Duns and just under 10 miles from Berwick-upon-Tweed. The population of Allanton in the 2001 Census was 86. The village is located within the Eastern Strategic Development Area (SDA) as defined by the SESplan.

PLACE MAKING CONSIDERATIONS

Allanton is located above the riverbanks of the Blackadder Water and Whiteadder Water which meet just north of the village. The character of Allanton is largely defined by the fact that it developed as an estate village of Blackadder House; splay fronted lodges display the old entrance and the village has developed around them in a linear fashion along the road.

The Conservation Area has distinctive characteristics and their retention is important when considering alterations. The uniformity resulting from use of local whin and sandstone for buildings and boundary walls, and natural slate for roofs is important. There are 17 Listed properties within Allanton, with a number of significant buildings.

There is no land proposed for development within Allanton in the period of this Local Development Plan. However the village is located within the Eastern SDA and development could potentially take place in the future. Development to the north and west would be constrained by flood risk and the River Tweed Special Area of Conservation. Other considerations would be the belt of ancient woodland; the surrounding prime agricultural land; and the lack of services in the village.

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, Allanton 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 the Supplementary Guidance/ Supplementary Planning Guidance on Developer Contributions.

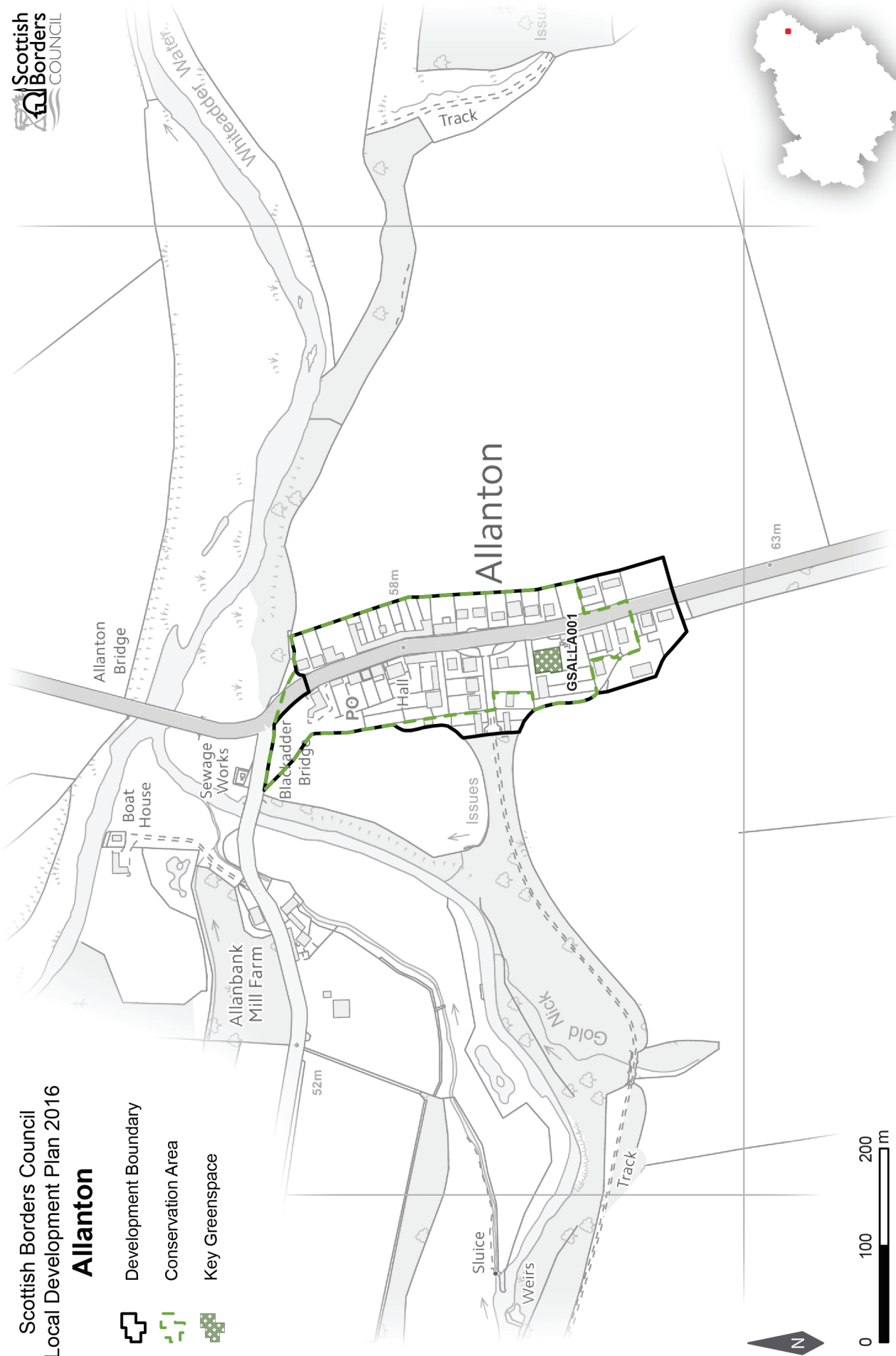
DEVELOPMENT AND SAFEGUARDING PROPOSALS

KEY GREENSPACE

SITE REFERENCE	SITE NAME	SITE SIZE (HA)
GSALLA001	Allanton Play Area	0.1

Allanton

-  Development Boundary
-  Conservation Area
-  Key Greenspace



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