

## Aberdeenshire Local Development Plan 2021: Main Issues Report 2019 Response

### Comments on Banchory sites

MR014: whilst the applicant may have stated that “*Banchory was subject to a fairly recent Town Centre Health Check where it scored well, demonstrating a robust healthy town centre.*”, things have changed somewhat over the past year. This past week alone three retailer units have been vacated, this takes the number of vacant units up to at least 13. It is difficult to see how any significant retail development outside the town centre would not add to further demise of what is a slowly dying shopping area.

MR029/030: I support the Officers’ decision on this site. Development on this site has been refused on a number of occasions and there has been no change in circumstances that would bring about the need for either housing here or make it a suitable location for a visitor centre.

MR031: Apart from the loss of woodland and the impact on the landscape character, there are issues associated with the Auchattie road which forms part of the Deeside way. Many car drivers seem oblivious about the status of the road, forget they can use their brakes let alone stop to allow another car passed, often preferring to drive along the pavement to ensure not a moment is lost in reaching their destination.

Bids for housing in general and in particular MR038/039/077: Banchory has expanded enormously over the past 20 years and will continue to grow if the significant number of houses within the current LDP are delivered. Expansion of the services and facilities in the village has not kept pace with the rise in the population, for example neither a new school nor a new health centre are on the horizon. It is now time for Banchory to have a break from further housing development.

