

Position in Settlement Hierarchy	Local Centre
2007 Estimated Population	106
Housing Completions 2000-2006	10
Primary School Capacity (roll/physical capacity)	17%
Water Capacity (allocations versus capacity)	adequate
Sewerage Capacity (allocations versus capacity)	deficiency

Objectives

- To enable infill and consolidation of the linear settlement pattern between the A830 and the railway/River Morar.
- To promote particular development/redevelopment opportunities at the village “gateway”.
- To enable development of a Community Arts and Leisure Centre, business and other village amenities and promote access to the beaches.
- To protect the playing field and croft land towards the north of the village and the potential to extend the cemetery.
- To open up land for development at Beoraid and protect the amenity associated with Loch Morar including opportunities for an information/observation centre.
- To promote upgrading of the WWTW and extension of the mains network to Beoraid or an independent public system serving this part of the village.
- To promote high quality siting and design in respect of the AGLV.

Site Allocations

Site Ref.	Site Area	Location	Indicative Capacity	Developer Requirements
H	3.2 ha	Beoraid (south)	30 units	Exceptional siting and design quality and provision of open space. Requirement to retain and integrate watercourses as natural features within the development. Any development on the site should include a connection to the public sewer where it is technically and economically feasible to make a connection.
C1	0.6 ha	Adjoining playing field	-	Acceptable Uses - community facilities.
C2	0.5 ha	Cemetery	-	Extension to cemetery.
MU	2.1 ha	East of cemetery /Loch Morar.	-	Acceptable Uses - recreation, community uses. Requirement for exceptional siting and design quality and a developer funded flood risk assessment. Provision of additional public open space. Any built development must be kept well back from the edges of this site which border the roads and the loch. A landscaping scheme should be prepared for the site to mitigate the visual impact of development when viewed from adjacent roads.

