

Supporting Statement for Broadford and Strath Local Place Plan 2024 -2034

Prepared by: Broadford and Strath Community Council and facilitated by
Broadford and Strath Community Company

Date: 12/9/2024

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Introduction

This Supporting Statement forms part of the Local Place Plan submission to The Highland Council and is accompanying the Broadford & Strath Local Place Plan dated 12.9.2024.

The Broadford and Strath Local Place Plan can be viewed at:

<https://www.broadfordandstrath.org/project/local-place-plan/>

This Local Place Plan and statement have been prepared in accordance with:

- Town and Country Planning (Local Place Plans) (Scotland) Regulations 2021
- Scottish Government Planning Circular 1/2022 Local Place Plans

The plan covers the Broadford and Strath Community Council boundary area which covers 240sq.km of South Skye.

The purpose of the plan is to set out a vision for how we want to see our community thrive and develop over the next 10 years and how we think community life, and our quality of life, can be enhanced and protected. It will also inform public bodies, landowners, businesses and funders how they can support positive change in our community.

The Broadford and Strath Local Place Plan has been prepared by Broadford and Strath Community Council working in partnership with Broadford & Strath Community Company.

Contact details

Email address: lpp@broadfordandstrath.org

Regard given to the Local Development Plan

In preparing our local place plan we have had due regard to the current local development plan for the West Highlands & Islands, referred to as the 'West Plan' (2019), [West Highland and Islands Local Development Plan | West Highland and Islands Local Development Plan | The Highland Council](#)

and the adopted Highland-wide Local Development Plan (2012) https://www.highland.gov.uk/info/178/local_and_statutory_development_plans/199/highland-wide_local_development_plan

Individual proposals recommended in the local place plan reflect the general principles and policies of the local development plan, while those for Broadford are consistent with the placemaking priorities for the settlement identified in the current West Plan.

Regard given to the National Planning Framework

In preparing this local place plan we have had due regard to the provisions of National Planning Framework, as set out in NPF4. <https://www.gov.scot/publications/national-planning-framework-4/pages/2/>

In particular we have followed the spatial principles of; Just Transition (to Net Zero), Conserving and recycling assets, Local Living, Rebalanced Development and Rural Revitalisation. (*Compact Urban Growth* was not considered applicable to our area).

Regard given to the Locality Plan

In preparing this local place plan we have had regard to the Skye & Raasay Futures plan;

<https://storymaps.arcgis.com/stories/7e9f34271d324a189b581e3e7547c405>

In particular we have taken into account projects noted in SARF that are to happen in the Broadford and Strath area.

Reasons for amendments being sought to the Local Development Plan

The Local Place Plan contains a number of suggestions for the Council to consider as it prepares the forthcoming Highland Local Development Plan. These are contained in pages 44-45 of the Local Place Plan, together with reasons, as required by Scottish Government Circular 1-2022.

We hope that the Highland Council will find our suggestions helpful alongside suggestions that may come from our neighbouring communities. We are delighted to use this opportunity to inform and influence the Highland Local Development Plan as it enables communities to tackle all too common issues facing many rural areas in the Highlands and Islands.

We would be delighted to discuss our suggestions in more detail and look forward to working with our partners to ensure that Broadford and Strath continues to develop as a desirable place to live, work and visit for current and future generations.

Community support for the Local Place Plan

Our community engagement took place during a concentrated period in Summer 2024, building upon extensive community consultations undertaken in 2023-24 for various projects and local development initiatives. The Local Place Plan engagement consisted of four staffed drop-in events in Broadford, an on-line survey and meetings with the Elgol community and two different youth groups. As a result we had face-to-face engagement with 162 residents and received 38 survey returns. The Community Council is satisfied that the Local Place Plan provides an accurate and evidence based view of local residents' views.

Evidence of compliance with Regulation 4

The proposed Local Place Plan and information notice were sent by email on 06/08/2024 to:

The Local Members for Ward 10 (Eilean a'Cheo), Councillors;

- John Finlayson
- Drew Millar
- Calum Munro
- Ruraidh Stewart

Also the relevant adjoining community councils;

- Sleat Community Council
- Kyleakin and Kylerhea Community Council
- Sconser Community Council
- Minginish Community Council

Those two emails constituted the Information Notices required to comply with Section 4 of the Town and Country Planning (Local Place Plans) (Scotland) Regulations 2021. Copies are attached to this statement as appendices.

Appendix

Copies of Information notices and emails sent to local Councillors and adjoining Community Councils.

Dear Ward 10 Councillors

I am contacting you on behalf of Broadford and Strath Community Council and Broadford and Strath Community Company. Our local community has prepared a proposed Local Place Plan:

Broadford and Strath Local Place Plan 2024 - 2034.

We are legally required to send each local authority Councillor for our Local Place Plan area (which lies in Ward 10 Eilean a'Cheo) the information below, to comply with Section 4 of the Town and Country Planning (Local Place Plans) (Scotland) Regulations 2021. This email constitutes the 'Information Notice' to local Councillors required by those Regulations.

The proposed Local Place Plan and feedback form can be found at:

<https://www.broadfordandstrath.org/project/local-place-plan/>

The proposed Local Place Plan covers the area of Broadford and Strath.

The proposed Local Place Plan contains proposals for what we want to preserve, restore and protect, what we want to change and develop, and how we think community life and our quality of life can be enhanced and protected.

The purpose of our proposed Local Place Plan is to set out a vision for how we want to see our community thrive and develop over the next 10 years.

The Local Place Plan is intended to:

- Inform the preparation of the single Highland Local Development Plan, which will replace the Highland-wide Local Development Plan (HwLDP) and the West Highlands and Islands Local Development Plan (WestPlan).
- Help the Community Council and Highland Council consider the impact of planning decisions on our communities.
- Influence decisions about investment in our environment, infrastructure, services and facilities by public bodies as well as private developers, funders and landowners.

If you have comments on our proposed Local Place Plan, please fill in the feedback form that can be found in the link above and / or email to us at lpp@broadfordandstrath.org.

The deadline for comments is Tuesday 3rd **September @ 9am**.

We are sending similar Information Notices to Sleat, Kyleakin and Kylerhea, Minginish and Sconser Community Councils for the Local Place Plan area, our adjoining, active Community Councils as required by the Local Place Plan Regulations.

Please let us know if you have any queries.

Kind regards

Broadford and Strath Community Council

Broadford and Strath Community Company

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I am contacting you on behalf of Broadford and Strath Community Council and Broadford and Strath Community Company. Our local community has prepared a proposed Local Place Plan:

Broadford and Strath Local Place Plan 2024 - 2034.

We are legally required to send each Community Council whose area is wholly or partly within our Local Place Plan area, or adjoins it, the information below. This is in order to comply with Section 4 of the Town and Country Planning (Local Place Plans) (Scotland) Regulations 2021. This email constitutes the 'Information Notice' to local Community Councils required by those Regulations.

This Information Notice is therefore being sent to the following Community Councils:

Sleat

Kyleakin and Kylerhea

Minginish

Sconser

The proposed Local Place Plan and feedback form can be found at:

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Broadford and Strath Community Council

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