

August 2023

Moray Housing Land Audit



moray
council



Moray towns and Local Housing Market Areas (LHMA)



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Preface

This schedule of housing land is produced by Moray Council in consultation with local housebuilders and landowners. While every effort has been made to ensure that the information in the audit is accurate and complete, the attention of the user is drawn to the following points:

- The introduction contains advice on the interpretation and analysis of the statistics and this should be carefully studied, to avoid possible misrepresentation.
- The information on housing is presented comprehensively for sites of 4 or more houses, only aggregated annual totals of past completions are given for smaller sites and individual houses.
- Development Plans, Capital Programmes and commitment levels are continually being updated and should be checked with the appropriate source to obtain the current position.

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1 Purpose of Audit

- 1.1 This audit provides details of Moray's housing land supply as at January 2023. The audit explains the different classifications of land within the overall supply and compares supply with the housing land requirement identified through the Housing Need and Demand Assessment.
- 1.2 The audit also examines past and future predicted trends in housing land supply and identifies any action required to address issues arising.
- 1.3 The audit has been produced using the guidance set out in Planning Advice Note 2/2010 and Homes for Scotland Advice Note on Housing Land Audits.

2 Preparation of Audit

- 2.1 The audit has been prepared by Moray Council using details of all relevant development sites within the Moray Local Development Plan 2020 and other (windfall) sites with planning consent for residential use.
- 2.2 Completions have been recorded through contact with housebuilders and analysis of building warrant completion certificates. Constraints have been identified through the local development plan process and through discussion with statutory consultees.
- 2.3 Details of sites with a capacity of 4 or more houses are recorded and an assessment made of potential future development rates, informed by landowners and developers. This takes account of planning status, infrastructure constraints, building capacity, market demand and financial plans.

3 Land Supply Definitions

3.1 There are three categories of land identified within the audit.

3.2 Established Housing Land Supply

3.2.1 This is the total housing land supply, calculated by adding the effective and constrained land together. This includes sites under construction, sites with planning consent and other sites agreed as having potential for development.

3.3 Effective Housing Land Supply

3.3.1 This is the housing land supply that is expected to be free from development constraints and available for construction of housing. Most sites with planning consent for residential development and/or identified within the Moray Local Development Plan 2020 fall into this category where the site is free of the following constraint:-

- Ownership
- Physical
- Contamination
- Deficit funding
- Marketability
- Infrastructure
- Land

3.4 Constrained Housing Land Supply

3.4.1 This consists of sites which at the time of the audit were not assessed as being effective. The principal reason for the site being constrained is identified in the schedules. The identified constraint is considered to be significant and may not be resolved within the “effective” land supply period. This also includes “LONG” designations, which are constrained under the terms of the Local Development Plan.

4 Established Land Supply

4.1 The established land supply for the Moray Local Development Plan is shown in Table 1 below.

	2019	2020	2021	2022	2023
Moray	12,387	12,751	12,346	12,192	11,770

Table 1: Established Land Supply

4.2 The established land supply in 2023 has a capacity of 11,770 units. This includes extensive areas of LONG term land, which act as a reserve and can be released should a shortfall be projected.



5 Constrained Land Supply

5.1 The constrained land supply is shown in Table 2.

	2019	2020	2021	2022	2023
Moray	8,198	6,940	6,838	6,827	6,748

Table 2: Constrained Land Supply

5.2 A total of 6,748 units are constrained in 2023, continuing to reflect the more proactive approach being taken to overcome constraints and explore ways of unlocking sites. Table 3 below summarises the constrained sites and the nature of the constraint. The table shows that the majority of these sites are constrained through marketability or programming either as "LONG" designations or unlikely to be built within the 5 year effective period. LONG sites can only be considered effective when the required triggers for release of LONG sites have been met and the site is free of the constraints listed in paragraph 3.3.1.

Constraint	No. of units	No. of sites
Contamination	64	2
Marketability	483	18
Ownership	635	5
Physical	282	11
Programming	1,409	9
LONG	3,875	9
Total	6,748	54

Table 3: Analysis of Constraints

6 Effective Land Supply

6.1 The five year effective land supply for the Moray Local Development Plan area is shown in Table 4.

	2019	2020	2021	2022	2023
Moray	4,189	5,811	5,508	5,365	5,022

Table 4: Effective Housing Land Supply

6.2 The effective housing land supply has a capacity of 5,022 units in 2023, reflective of the new sites identified in the Moray Local Development Plan 2020 which are included in the audit.

7 Rest of Moray

7.1 In the Rest of Moray there are a number of consents granted for sites with a capacity of 4 units and over, which cumulatively make a significant contribution to the housing land supply. New consents and completions are monitored and added to the schedules as part of the audit. The contribution from small sites and the role of sites in rural communities was discussed and agreed as 50 units with Homes for Scotland as part of the 2009 audit. A figure of 65 units was included in the 2019 audit. However, to reflect the new Rural Housing policy, this has been lowered to 40 units and will continue to be monitored and reviewed.



8 Windfall sites

- 8.1 A windfall site is a site not specifically allocated for development in the Local Development Plan but which becomes available for development or is granted planning permission during the lifetime of the Plan.
- 8.2 The contribution of windfall sites to the number of units completed and projected to be complete will be monitored. Windfall completions can make a significant contribution to the land supply.

	2018	2019	2020	2021	2022
Windfall completions	38	16	22	47	14

Table 5a: Windfall sites

	2023	2024	2025	2026	2027
Projected windfalls	42	56	30	35	14

Table 5b: Projected windfall

- 8.3 Windfall sites continue to demonstrate the historical trend of varied annual completions and projections.

9 Completions

- 9.1 Table 6 identifies previous completion rates. The impacts of the Covid-19 pandemic on housebuilding in Moray are clearly evident in the significantly lower house completions in 2020, however completions since appear to show a positive return to pre-covid figures.

	2018	2019	2020	2021	2022
Moray	358	414	231	398	418

Table 6: Completions

- 9.2 Table 7 identifies projected completion rates for the five year effective housing land period. These are largely based upon returns from housebuilders and landowners. As part of School Roll Forecasting, information is also provided to Education Services which includes a reduced ratio applied to projections within the Housing Land Audit for Elgin and Forres.

	2023	2024	2025	2026	2027
Moray	464	623	600	697	621

Table 7: Projected Completion Rates

10 Housing Land Requirement & Effective Housing Land Supply

- 10.1 The Council's Housing Need and Demand Assessment 2017 has informed the housing land supply and housing completions targets set out in the Moray Local Development Plan 2020. These figures have included a 30% generosity figure on top of the baseline figures from the Housing Need and Demand Assessment 2017. The key targets are;

- Annual housing completion target 2018-2035: 318 units
- Annual average housing land supply target 2018-2035: 414 units

- 10.2 Using these figures gives a 5 year completion target of 1590 units and a 5 year land supply target of 2070 units.

	Housing Land Supply	No. of years supply
Established	11,770	28
Effective	5,022	12
Constrained	6,748	16

Table 8: Land supply/ No. of years supply

LHMA	5 year supply target (5x 414)	5 year land supply 2023-2027	5 year completion target (5x318)	5 year projected completions	Comments
Buckie	342	576	1,590	431	Surplus effective housing land.
Elgin	1,037	2,632		1,562	Surplus effective housing land.
Forres	362	1,360		621	Surplus effective housing land.
Keith	170	143		143	Deficit effective housing land.
Speyside	159	311		236	Surplus effective housing land.
Total	2,070	5,022		2,993	Surplus effective housing land.

Table 9: 5 year housing land/ completion targets by LHMA

10.3 The audit totals of effective, constrained and established housing land supply are set out in Table 10 below.

	2018	2019	2020	2021	2022	2023
Effective	3,638	4,189	5,638	5,508	5,365	5,022
Constrained	9,210	8,198	6,890	6,838	6,827	6,748
Established	12,848	12,387	12,528	12,346	12,192	11,770

Table 10: Moray Housing Land Supply 2023

TOWN	2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
ABERLOUR				1	0	0	2	33	34	30	10	
ALVES												250
ARCHIESTOWN								3	3	3	3	23
BUCKIE	31	13	56	21	74	37	19	75	80	75	72	670
BURGHED										12	8	146
CRAIGELLACHIE											12	10
CULLEN								12	12	12	12	7
CUMMINGSTON	0	0	0	0	0	0	1	1	1			
DALLAS												10
DUFFTOWN									25	20	0	60
DYKE			2	0	5	5		1	1	1		5
ELGIN	155	189	200	111	121	146	182	205	211	266	268	5483
FINDHORN	17	3	1	2	9	10	10	8		13		
FINDOCHTY												55
FOCHABERS	3	24	6	6	11	4	15	20	20	20	25	80
FORRES	63	59	48	34	41	119	121	123	75	94	96	1327
GARMOUTH/KINGSTON												10
HOPEMAN				22			3	8	8	8	8	40
KEITH	25	4	12	4	3	31	23	27	24	17	12	158
KINLOSS	0	0	1				6	6	6	4	4	9
LHANBRYDE								31	41	37		
LOSSIEMOUTH	6	16	23	10	18	26	42	27	16	10	10	158
MOSSTODLOCH					76							70
NEWMILL												10
PORTGORDON											10	30
PORTKNOCKIE											12	38
RAFFORD										12		
REMAINDER OF MORAY	50	50	65	20	40	40	40	40	40	40	40	40
ROTHES										15	15	40
ROTHIEMAY												26
URQUHART								3	3	8	4	10
Total	350	358	414	231	398	418	464	623	600	697	621	8,765

11 Long Term Housing Designation

11.1 Long term designations have been identified to set out the direction of growth and to assist in the forward planning of infrastructure and landscape enhancement/mitigation. The Council will evaluate the need for early release of long term housing land through the annual Housing Land Audit process and monitoring report.

11.2 The release of LONG term designations is controlled through the Policy DP3 *LONG Term Land Reserves* of the Moray Local Development Plan 2020. The triggers are:-

A shortfall in the 5 year effective housing land supply or shortfall in projected delivery of housing land is identified in the annual Housing Land Audits, which cannot be met by:-

1. Windfall provision assuming previous trends;
2. Constrained sites which are likely to become available for development to meet the shortfall in the relevant timeframe; or
3. Where the release of LONG term land is required to deliver key objectives of the Council or its Community Planning Partners set out in the Local Outcome Improvement Plan, or to meet significant increased demand for housing arising from personnel deployment at RAF Lossiemouth or Kinloss Barracks.

In these circumstances, an appropriate release of LONG term land may be recommended where:-

- This can be achieved without compromising delivery of a master-planned approach and where appropriate access, infrastructure and landscaping setting can be secured.
- The site is demonstrated to be effective within the next five years.
- Any site specific triggers are fully complied with.

11.3 The amount of land to be released will be dependent upon an assessment of what other sites will become effective to ensure a continuous 5 year effective housing land supply. A shortfall of effective housing land in one of the 8 main towns should be met through a LONG term release in the same town.

11.4 Where a decision is made to release LONG term land and there is more than one LONG term site in that settlement, an assessment will be made as to which site is considered the most suitable based on considerations such as infrastructure, landscaping, settlement pattern and effectiveness.

11.5 Outwith the 8 main towns, LONG term sites will only be considered for early release where the residential land designations are clearly demonstrated to be constrained for the entire plan period and that constraint cannot be overcome.

Settlement	Site	Comment/Triggers	Recommendation
Alves	North	No effective land supply.	No requirement to release.
Buckie	South West	Effective land supply of 421 units, projected 5 year completions of 321 units.	No requirement to release.
Burghead	Clarkly Hill	Effective land supply of 66 units, projected 5 year completions of 20 units.	No requirement to release.
Elgin	North East	Effective land supply of 1,983 units, projected 5 year completions of 1,495 units.	No requirement to release.
Elgin	South	Effective land supply of 1,983 units, projected 5 year completions of 1,495 units.	Amendment to Elgin South phasing approved in 2021. No requirement to release.
Fochabers	Ordiquish Road East	Effective land supply of 145 units, projected 5 year completions of 100 units.	No requirement to release.
Forres	Lochyhill	Effective land supply of 1,239 units, projected 5 year completions of 509 units.	No requirement to release.
Keith	Nursery Field	Effective land supply of 103 units, projected 5 year completions of 103 units.	Release site to meet supply target due to deficit of effective land in Keith LHMA.
Urquhart	Meft Road	Effective land supply of 18 units, projected 5 year completions of 18 units.	No requirement to release.

Table 11: LONG Term Sites

The following definitions and classification in the schedules apply:

Housing Sites - SITE DETAILS GLOSSARY

Site Ref	Area/Settlement or Parish/Residential/Sequential Reference Number.
Location	Address of Site.
Owner	Current owner of the site.
Developer	Agency responsible for the development and management of the site and not necessarily to the actual construction company.
Tenure	Five tenure types are specified:- HA - Housing Association for rent LA - Local Authority PRIV - Private MOD - Ministry of Defence Other - Other tenure, i.e. housing association shared ownership or low cost home ownership and joint venture between a local authority and a private developer.
Area	Site areas are quoted in hectares and represent the gross area of the site.
Units	The capacity of sites is expressed as a number of house units. For sites where no detailed housing layout has yet been prepared and no density has been specified, then an estimate has been made.
Serviced	Indicates the number of housing units which are serviced.
Not built	Total number of house units on the site which have not yet been built at the date of the update.
Effective	Currently effective (EFF) or constrained (CON)
LPR	Local Plan Site Reference
Land Use	Categorises the main existing or former use of a site before it is re-zoned or developed. The land use categories used are:- AGR 1-7 Agricultural Land by Class (1, 2 & 3. 1 = prime) AG BLDG Agricultural Building WOOD Woodlands (may also be grazed) HORT Allotments and nurseries PRIV/PUB OS Privately or publicly owned open space (e.g. Grounds of a large house or hospital) RESID Residential COMM Commercial EDUC Educational RAIL Railway MOD Ministry of Defence PUB BLD Public Building UNUSED Derelict, Vacant, Backland etc. COMMTY Community IND Industry
Greenfield/ Brownfield	Describes whether the site is within an urban area or previously developed (brownfield) or outwith the urban area and not previously developed (green-

APPLICATION DETAILS

Applic Ref	Reference number of planning applications relating to the development of the site. Note where applications are made for individual plots within a site, these have been grouped together under the Application Reference 'Individs' with no decision date given.
Units	Number of units relating to each planning application.
Type	Describes the type of permission application:- OUT Application for Outline Planning Permission DET Application for Full Permission or Permission of Reserved Matters
Decision	Details of decision on the application. Apart from self explanatory terms – Approved, Refused, Withdrawn, Expired, Pending, it has been necessary to indicate the latest classified either as 'Superseded' or 'Duplicate'.
Dec. Date	Date of final decision on the application.

COMPLETION DETAILS

Built	Take up rates (in house units) for the previous 5 years are listed on an annual basis and assessments of subsequent completions are also listed annually for the next 5 years.
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Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	Constraint	Details
ALVES							
M/AL/R/15/LON	20/LONG	ALVES NORTH	The Moray Council		250	Constrained	Programming
					Total Town Units	250	Total Town Sites1
ARCHIESTOWN							
M/AR/R/15/02	20/R2	SOUTH LANE	Mr Robert Gordon & Mr Alan Williams		4	Constrained	Marketability
M/AR/R/15/03	20/R3	WEST END	Mrs Anne Ogg		6	Constrained	Marketability
M/AR/R/15/04	20/R4	SOUTH OF VIEWMOUNT	Mr Robert Gordon		10	Constrained	Marketability
					Total Town Units	20	Total Town Sites3
BUCKIE							
M/BC/R/015	20/R3	RATHBURN (N)	Reidhaven Estate		60	Constrained	Physical
M/BC/R/041	20/OPP7	MILLBANK GARAGE	MPD Homes	MPD Homes	20	Constrained	Marketability
M/BC/R/042	20/15	19 COMMERCIAL ROAD	Denholm Fishselling Ltd		10	Constrained	Marketability
M/BC/R/07/07	20/R4	RATHBURN (S)	Reidhaven Estate		60	Constrained	Programming
M/BC/R/07/10	20/R5	HIGH STREET (E)	J.M. Watt		170	Constrained	Marketability
M/BC/R/20/LG1	20/LONG1	LAND TO SOUTH WEST OF BUCKIE	Mr Michael Watt	Springfield Properties Plc	250	Constrained	Programming
					Total Town Units	570	Total Town Sites6
BURGHEAD							
M/BH/R/012	20/OPP1	WEST FORESHORE	Moray Council/ToC/John Gordon	Tulloch of Cummingston	40	Constrained	Contamination
M/BH/R/20/LNG	20/LONG1	LONG1 CLARKLY HILL	Tulloch of Cummingston	Tulloch of Cummingston	60	Constrained	Programming
					Total Town Units	100	Total Town Sites2

CONSTRAINED HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	Constraint	Details
CRAIGELLACHIE							
M/CR/R/001	20/R1	EDWARD AVENUE	Bacardi		5	Constrained	Physical
M/CR/R/004	20/R2	FORMER BREWERY, SPEY ROAD	Bacardi		5	Constrained	Physical
Total Town Units					10	Total Town Sites	2
DALLAS							
M/DA/R/001	20/R1	DALLAS SCHOOL WEST	Dallas Estate		6	Constrained	Physical
M/DA/R/002	20/R3	FORMER FILLING STATION	Mr Ian Thomson		4	Constrained	Marketability
Total Town Units					10	Total Town Sites	2
DYKE							
M/DY/R/15/02	20/R2	SOUTH DARKLASS ROAD	Mr Grant Davidson		5	Constrained	Physical
Total Town Units					5	Total Town Sites	1

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	Constraint	Details
ELGIN							
M/EL/R/07/06	20/R4	SOUTH WEST OF ELGIN HIGH SCHOOL	Mr Dean Andersson		107	Constrained	Physical
M/EL/R/081	Win	NEWFIELD HOUSE, LOSSIEMOUTH ROAD	Mr Ian Aitkenhead		8	Constrained	Physical
M/EL/R/082	20/R21	PALMERS CROSS	Edgar Road Properties Ltd		29	Constrained	Marketability
M/EL/R/088	20/R16	BARMUCKITY	Mr Ian Robertson	Springfield Properties Plc	190	Constrained	Programming
M/EL/R/094	20/R14	SPYNIE HOSPITAL	NHS Grampian		50	Constrained	Programming
M/EL/R/15/LNE	20/LONG1	LONG1 A/B NORTH EAST	Pitgaveny Estate		1800	Constrained	Programming
M/EL/R/20/05	20/R5	BILBOHALL WEST	Mr Dean Anderson		50	Constrained	Programming
M/EL/R/20/12	20/R12	FINDRASSIE (R12 PARCEL)	Pitgaveny Estate		150	Constrained	Programming
M/EL/R/20/19	20/R19	EASTER LINKWOOD AND LINKWOOD	Mr Ian Robertson	Springfield Properties Plc	539	Part Constrained	Ownership
M/EL/R/20/L2	20/LNG2	ELGIN SOUTH LONG2		Springfield Properties Plc	1000	Constrained	Programming
M/EL/R/23/04	20/R11	FINDRASSIE (W PARCEL)	Pitgaveny Estate		260	Constrained	Programming
M/EL/R/23/05	20/R11	FINDRASSIE (N PARCEL)	Pitgaveny Estate		519	Constrained	Programming
Total Town Units					4702	Total Town Sites	12
FINDOCHTY							
M/FN/R/009	20/R1	MORVEN CRESCENT	Seafield Estate		35	Constrained	Marketability
M/FN/R/07/02	20/R2	WEST OF PRIMARY SCHOOL	Seafield Estate		20	Constrained	Marketability
Total Town Units					55	Total Town Sites	2
FOCHABERS							
M/FO/R/15/LG	20/LONG	ORDIQUISH ROAD EAST LONG	Crown Estate Scotland		35	Constrained	Programming
Total Town Units					35	Total Town Sites	1

CONSTRAINED HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	Constraint	Details
FORRES							
M/FR/R/060	20/OPP1	CAROLINE STREET	St Machar Properties Ltd		24	Part Constrained	Contamination
M/FR/R/07/08	20/R4	MANNACHIE	Tulloch of Cummingston	Tulloch of Cummingston	31	Part Constrained	Physical
M/FR/R/07/11	20/LONG1	LOCHYHILL LONG1	White Family		400	Constrained	Programming
M/FR/R/15/08	20/R5	BALNAGEITH	Tulloch of Cummingston	Tulloch of Cummingston	12	Constrained	Marketability
M/FR/R/15/11	20/R7	PILMUIR ROAD WEST	G & AG Proctor		40	Constrained	Physical
M/FR/R/23/03	20/R3	LOCHYHILL (AREA C)		Robertson Residential Group	90	Constrained	Programming
Total Town Units					597	Total Town Sites	6
GARMOUTH/KINGSTON							
M/GM/R/15/01	20/R1	SOUTH OF INNES ROAD			10	Constrained	Physical
Total Town Units					10	Total Town Sites	1
KEITH							
M/KH/R/015	20/R2	DUNNYDUFF ROAD			36	Constrained	Ownership
M/KH/R/07/15	20/R8	EDINDIACH ROAD (EAST)			40	Constrained	Marketability
M/KH/R/15/036	20/OPP3	NEWMILL SOUTH ROAD	ACE Roofing (Keith)		7	Constrained	Marketability
M/KH/R/20/08	20/R8	DENWELL ROAD			5	Constrained	Physical
M/KH/R/20/LG1	20/LONG1	NURSERY FIELD LONG1	Moray Council		70	Constrained	Programming
Total Town Units					158	Total Town Sites	5
MOSSTODLOCH							
M/MS/R/15/02	20/R2	GARMOUTH ROAD	Crown Estate Scotland		60	Constrained	Marketability
M/MS/R/20/03	20/OPP1	BALNACOUL	Forestry and Land Scotland		10	Constrained	Ownership
Total Town Units					70	Total Town Sites	2

CONSTRAINED HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	Constraint	Details
NEWMILL							
M/NM/R/001	20/R1	ISLA ROAD	Newmill Estate		10	Constrained	Ownership
Total Town Units					10	Total Town Sites	1
PORTGORDON							
M/PG/R/07/04	20/R1	WEST OF REID TERRACE	Colin Murray Developments		30	Part Constrained	Marketability
Total Town Units					30	Total Town Sites	1
REMAINDER OF MORAY							
M/RM/R/999B		SITES BELOW 5 HOUSES	PRIVATE	PRIVATE	40	Part Constrained	Effective 5yr +
Total Town Units					40	Total Town Sites	1
ROTHES							
M/RS/R/15/02	20/R2	GREEN STREET	Mr Stewart Meldrum		40	Constrained	Ownership
Total Town Units					40	Total Town Sites	1
ROTHIEMAY							
M/RT/R/001	20/R1	CASTLE TERRACE	Mr Robert Thain		11	Constrained	Marketability
M/RT/R/07/02	20/R2	ANDERSON DRIVE	Mrs H. Mackenzie		5	Constrained	Marketability
M/RT/R/15/03	20/R3	DEVERONSIDE ROAD	The Church of Scotland		10	Constrained	Marketability
Total Town Units					26	Total Town Sites	3
URQUHART							
M/UR/R/20/L1	20/LNG1	MEFT ROAD LONG1	Rattray Family	EPC Grampian	10	Constrained	Programming
Total Town Units					10	Total Town Sites	1

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	Constraint	Details
Total Constrained Housing Land Supply					6748	Total Sites	54

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)		
ABERLOUR							
M/AB/R/010	20/R1	TOMBAIN FARM	Mr Simon Gibbs		9		
M/AB/R/15/04	20/R2	SPEYVIEW	Springfield Properties & Moray Coun	Springfield Properties Plc	100		
Total Town Units					109	Total Town Site	2
ARCHIESTOWN							
M/AR/R/07/01	20/R1	EAST END	Mr Edward Aldridge		15		
Total Town Units					15	Total Town Site	1
BUCKIE							
M/BC/R/035	15/R2	PARKLANDS	MPD Homes	MPD Homes	8		
M/BC/R/20/01	20/R1	BURNBANK	Morlich Homes	Morlich Homes	7		
M/BC/R/20/07	20/R7	LAND AT MUIRTON	Mr Alan Durno	Morlich Homes	140		
M/BC/R/20/08	20/R8	LAND AT BARHILL ROAD	Mr Michael Watt	Springfield Properties Plc	250		
M/BC/R/20/09	20/R9	SITE AT ARDACH HEALTH CENTRE	Moray Council		5		
M/BC/R/20/W1	20/R10	MILL OF BUCKIE	Mr Fredrick Parkes		11		
Total Town Units					421	Total Town Site	6
BURGHEAD							
M/BH/R/006	20/R1	NORTH QUAY	Margery Bray		6		
M/BH/R/04	20/R2	CLARKLY HILL	Tulloch of Cummingston	Tulloch of Cummingston	60		
Total Town Units					66	Total Town Site	2
CRAIGELLACHIE							
M/CR/R/003	20/R3	BRICKFIELD	Strathdee Properties		12		
Total Town Units					12	Total Town Site	1

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)		
CULLEN							
M/CL/R/15/02	20/R1	SEAFIELD ROAD	Seafield Estate		55		
Total Town Units					55	Total Town Site	1
CUMMINGSTON							
M/CM/R/02	20/R1	SEAVIEW ROAD	Tulloch of Cummingston	Tulloch of Cummingston	3		
Total Town Units					3	Total Town Site	1
DUFFTOWN							
M/DF/R/012	20/OPP1	OLD MART ROAD	Moray Council		5		
M/DF/R/15/03	20/R1	HILLSIDE FARM	Mr James Wiseman		100		
Total Town Units					105	Total Town Site	2
DYKE							
M/DY/R/20/03	20/R3	FIR PARK ROAD	Ms Ros Davidson		3		
Total Town Units					3	Total Town Site	1

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)	
ELGIN						
M/EL/R/048	20/R1	BILBOHALL NORTH	Robertson Residential Group	Robertson Residential Group	40	
M/EL/R/07/05	20/R3	BILBOHALL SOUTH	Grampian Housing A.	Grampian Housing A.	102	
M/EL/R/092	Win	FORMER JAILHOUSE	Mr William McBey		14	
M/EL/R/093	20/R7	THE FIRS, BILBOHALL	Moray Council	Moray Council	8	
M/EL/R/15/12	20/R6	KNOCKMASTING WOOD	Scotia Homes	Scotia Homes	85	
M/EL/R/15/13	20/R9	HAMILTON DRIVE	Morlich Homes	Morlich Homes	13	
M/EL/R/15/14	20/R13	LESMURDIE FIELDS		Robertson Group	70	
M/EL/R/20/02	20/R2	EDGAR ROAD	Moray Council		84	
M/EL/R/20/19	20/R19	EASTER LINKWOOD AND LINKWOOD	Mr Ian Robertson	Springfield Properties Plc	40	
M/EL/R/20/20	20/R20	GLASSGREEN, ELGIN SOUTH	Springfield Properties Plc	Springfield Properties Plc	58	
M/EL/R/20/W1	Win	9 MOSS STREET	Jean Stalker		8	
M/EL/R/21/L2	20/LONG2	ELGIN SOUTH (GRASSGREEN, BURNSIDE & CEMETERY)	Springfield Properties Plc	Springfield Properties Plc	627	
M/EL/R/22/01	20/CF4	SOUTH GLASSGREEN		Springfield Properties Plc	53	
M/EL/R/23/01	20/ENV2+3	BAIN AVENUE		Springfield Properties Plc	24	
M/EL/R/23/02	20/R11	FINDRASSIE (E PARCEL)	Pitgaveney Estate	Barratt Homes/David Wilson Homes	391	
M/EL/R/23/03	20/R11	FINDRASSIE (D PARCEL)	Pitgaveny Estate	Robertson Residential Group	266	
M/EL/R/TC/01	20/TC	161-163 HIGH STREET (POUNDLAND)	Poundland Elgin Ltd		21	
M/EL/R/TC/03	20/TC	165 HIGH STREET	Mr Sean Malone		2	
M/EL/R/TC/04	20/TC	42 BATCHEN STREET	Mr Richard Ham		4	
M/EL/R/TC/05		212 HIGH STREET	Sanus Moor Ltd		3	
Total Town Units					1913	Total Town Site 20

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)		
FINDHORN							
M/FH/R/009	20/R1	HEATHNEUK	Mr Tim Clark		1		
M/FH/R/11	Win	NORTH WHINS		Duneland Ltd	29		
M/FH/R/20/RC	20/RC	RESIDENTIAL CARAVANS			1		
Total Town Units					31	Total Town Site	3
FOCHABERS							
M/FO/R/07/01	20/R1	ORDIQUISH ROAD	Bob Milton Properties	Bob Milton Properties	45		
M/FO/R/07/02	20/R2	ORDIQUISH ROAD WEST	Bob Milton Properties	Bob Milton Properties	50		
M/FO/R/20/04	20/R4	ORDIQUISH ROAD EAST	Crown Estate Scotland		50		
Total Town Units					145	Total Town Site	3
FORRES							
M/FR/R/057	20/OPP4	AUCTION MART, TYTLER STREET		Cairn Housing Associaion	24		
M/FR/R/060	20/OPP1	CAROLINE STREET	St Machar Properties Ltd		24		
M/FR/R/07/01	20/R1	KNOCKOMIE	Tulloch Homes	Tulloch Homes	80		
M/FR/R/07/03	20/R2	FERRYLEA	Springfield Properties Plc	Springfield Properties Plc	202		
M/FR/R/07/08	20/R4	MANNACHIE	Tulloch of Cummingston	Tulloch of Cummingston	9		
M/FR/R/15/10	20/R6	DALLAS DHU	Altyre Estate		136		
M/FR/R/23/01	20/R3	LOCHYHILL (AREA A)	White Family	Robertson Residential Group	260		
M/FR/R/23/02	20/R3	LOCHYHILL (AREA B)	White Family	Robertson Residential Group	500		
M/FR/R/TC/01	20/TC	96 HIGH STREET	Advie Properties Ltd		4		
Total Town Units					1239	Total Town Site	9

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)		
HOPEMAN							
M/HP/R/15/R1	20/R1	MANSE ROAD	Tulloch of Cummingston	Tulloch of Cummingston	75		
Total Town Units					75	Total Town Site	1
KEITH							
M/KH/R/030	20/R3	BALLOCH ROAD	Mr and Mrs N. Howie		6		
M/KH/R/07/08	20/R4	BANFF ROAD NORTH	Moray Council	Springfield Properties Plc	91		
M/KH/R/TC/01	Win	CHAPEL STREET	ACE Roofing (Keith)		2		
M/KH/R/TC/02	Win	138-140 MID STREET	Mr Barry Fettes		4		
Total Town Units					103	Total Town Site	4
KINLOSS							
M/KN/R/003	20/R1	WEST OF SEAPARK HOUSE	Seapark Estate Ltd		6		
M/KN/R/009	20/R2	FINDHORN ROAD WEST	MPD Homes	MPD Homes	6		
M/KN/R/07/04	20/R3	DAMHEAD	The Rhind 2008 Discretionary Trust		23		
Total Town Units					35	Total Town Site	3
LHANBRYDE							
M/LH/R/07/01	20/R1	WEST OF ST ANDREWS ROAD	Springfield Properties Plc	Springfield Properties Plc	77		
M/LH/R/20/02	20/R2	GARMOUTH ROAD	Moray Council	Grampian Housing Association	32		
Total Town Units					109	Total Town Site	2

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)		
LOSSIEMOUTH							
M/LS/R/023	20/R3	INCHBROOM	Tulloch of Cummingston	Tulloch of Cummingston	20		
M/LS/R/039	Win	WEST BASIN, LOSSIEMOUTH MARINA		Oakbank Homes	21		
M/LS/R/07/01	20/R1	SUNBANK/KINNEDAR	Tulloch of Cummingston	Tulloch of Cummingston	216		
M/LS/R/21/W1	20/I2	SHORE STREET	Mr Billy Edwards	Tulloch of Cummingston	6		
Total Town Units					263	Total Town Site	4
PORTGORDON							
M/PG/R/07/04	20/R1	WEST OF REID TERRACE	Colin Murray Developments		10		
Total Town Units					10	Total Town Site	1
PORTKNOCKIE							
M/PK/R/004	20/R1	SEABRAES	Seafield Estate		50		
Total Town Units					50	Total Town Site	1
RAFFORD							
M/RF/R/07/01	20/R1	BROCHLOCH	Dallas Estate		12		
Total Town Units					12	Total Town Site	1
REMAINDER OF MORAY							
M/RM/R/999B		SITES BELOW 5 HOUSES	PRIVATE	PRIVATE	200		
Total Town Units					200	Total Town Site	1

EFFECTIVE HOUSING LAND SUPPLY

Reference	Local Plan	Location	Owner	Developer	Undeveloped (Units)		
ROTHES							
M/RS/R/07/01	20/R1	SPEY STREET	Mr & Mrs Scott		30		
Total Town Units					30	Total Town Site	1
URQUHART							
M/UR/R/20/01	20/R1	MEFT ROAD	Rattray Family	EPC Grampian	10		
M/UR/R/20/02	20/R2	STATION ROAD	Mr Ian Dean		8		
Total Town Units					18	Total Town Site	2
Total Effective Housing Land Supply					5022	Total Sites	73

ABERLOUR

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
			1	0	0	2	3	4			

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2003

Dispute: Agreed

Owner: Mr Simon Gibbs

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2003

Windfall: No

Developer:

LPR:	20/R1	SITE REF:	M/AB/R/010
Supply Type:	Effective	LOCATION:	TOMBAIN FARM

Capacity:	Projected 5yr Completions	9	Total Units	10	
Units Not Built	9	Effective Land	9	Constrained Land	0

Extra Information:

Easting: 326135

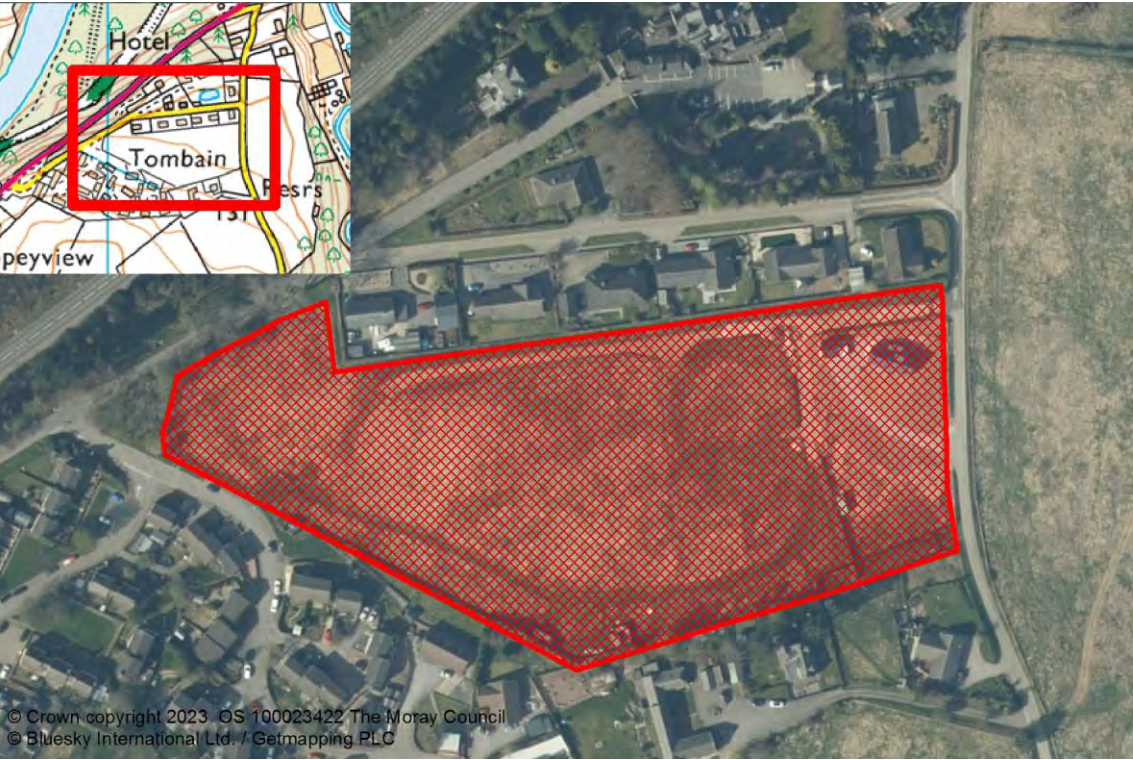
Northing: 842322

Primary School: Aberlour Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 2.18



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00317	5	Full	Approved	29/03/2022		Phase 1
18/01457	1	Full	Approved	13/02/2019		Plot 12
16/01350	1	Full	Approved	20/10/2016		Plot 12
13/01619	7	Full	Approved	11/11/2013		Extend planning consent (07/01651)
13/01618	12	Full	Approved	31/10/2013		Extend planning consent (07/01634)
07/01651	7	Full	Appeal	05/09/2008		Approved on appeal
07/01634	12	Full	Appeal	15/04/2008		Approved on appeal

ABERLOUR

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							30	30	30	10	

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2018
Dispute:	Agreed	Windfall:	No
Owner:	Springfield Properties & Moray	Developer:	Springfield Properties Plc

LPR:	20/R2	SITE REF:	M/AB/R/15/04
Supply Type:	Effective	LOCATION:	SPEYVIEW

Capacity:	Projected 5yr Completions	100	Total Units	100	
Units Not Built	100	Effective Land	100	Constrained Land	0

Extra Information:			
Easting:	325786	Northing:	841867
Primary School:	Aberlour Primary School	Ward:	Speyside Glenlivet
Secondary School:	Speyside High School	Area (Ha):	14.02



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/00348	39	Full	Approved	19/04/2022		Plot substitution (private to affordable)
18/01373	39	Full	Approved	12/11/2019		Phase 1
18/01132						PAN for residential development

ALVES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											250

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes: LONG

Established Land: 2015

Dispute: Agreed

Owner: The Moray Council

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/LONG	SITE REF:	M/AL/R/15/LON
Supply Type:	Constrained	LOCATION:	ALVES NORTH

Capacity:	Projected 5yr Completions		Total Units		250
Units Not Built	250	Effective Land	0	Constrained Land	250

Extra Information:

Easting: 313538

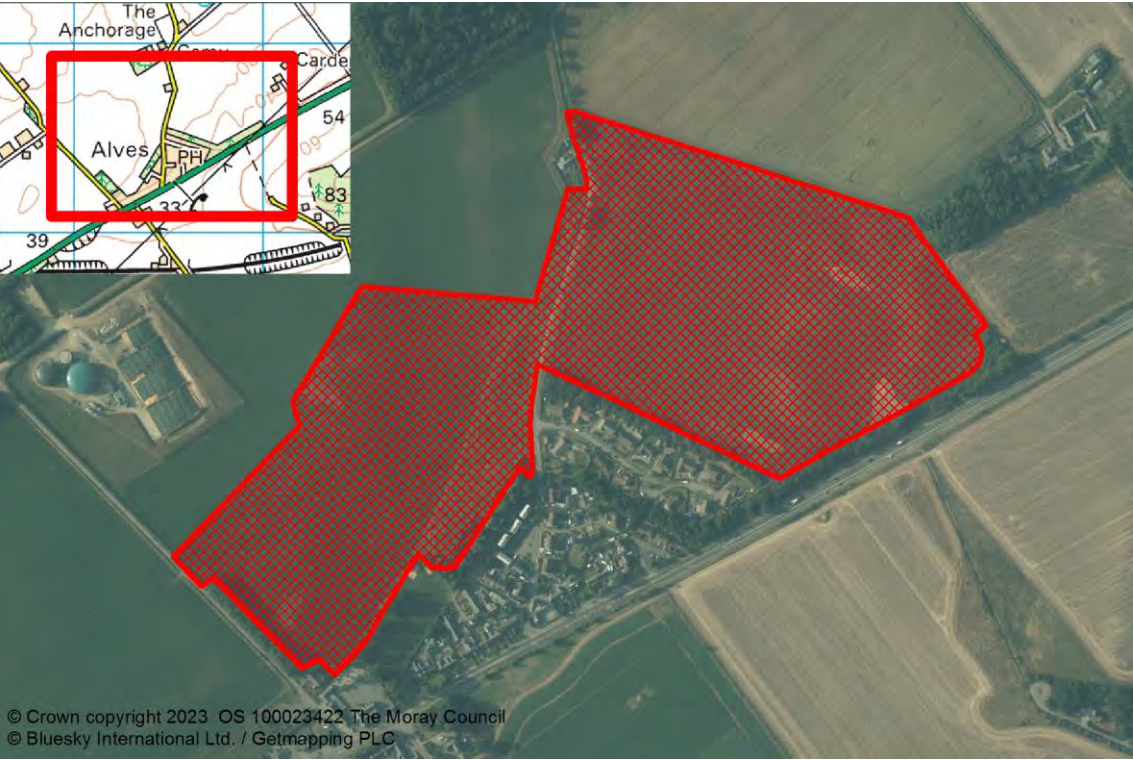
Northing: 862518

Primary School: Alves Primary School

Ward: Heldon And Laich

Secondary School: Forres Academy

Area (Ha): 23.11



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ARCHIESTOWN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							3	3	3	3	3

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Effective 5yr+

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner: Mr Edward Aldridge

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2007

Windfall: No

Developer:

LPR:	20/R1	SITE REF:	M/AR/R/07/01
Supply Type:	Effective	LOCATION:	EAST END

Capacity:	Projected 5yr Completions	12	Total Units	15	
Units Not Built	15	Effective Land	15	Constrained Land	0

Extra Information:

Easting: 323338

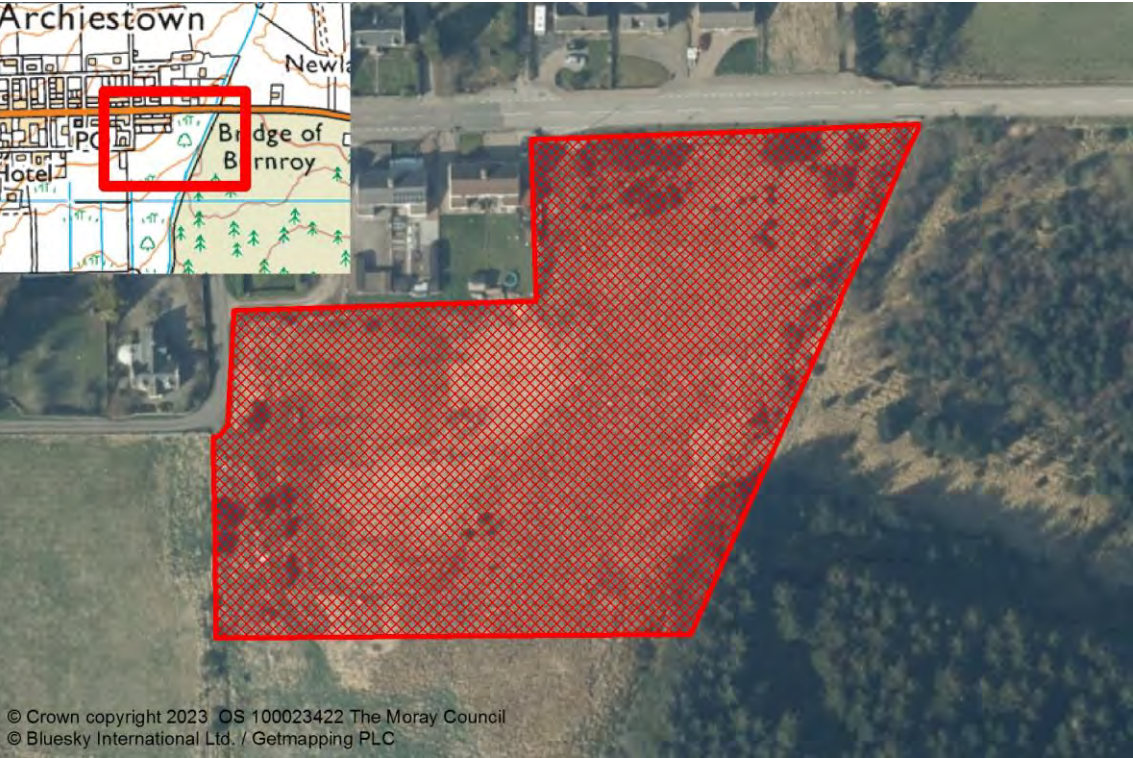
Northing: 844111

Primary School: Knockando Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 1.28



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ARCHIESTOWN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											4

Planning:

Planning Consent: None

Green/Brown: Green

Adopted Local Plan: ☒

House Programme: ☐

Constraint Type: Marketability

Land Use Type: Agricultural Land

Constraint Notes:

Established Land: 2015

Effective Land:

Dispute: Agreed

Windfall: No

Owner: Mr Robert Gordon & Mr Alan Wi

Developer:

LPR:	20/R2	SITE REF:	M/AR/R/15/02
Supply Type:	Constrained	LOCATION:	SOUTH LANE

Capacity:	Projected 5yr Completions	Total Units	4
Units Not Built	4	Effective Land	0
		Constrained Land	4

Extra Information:

Easting: 323201

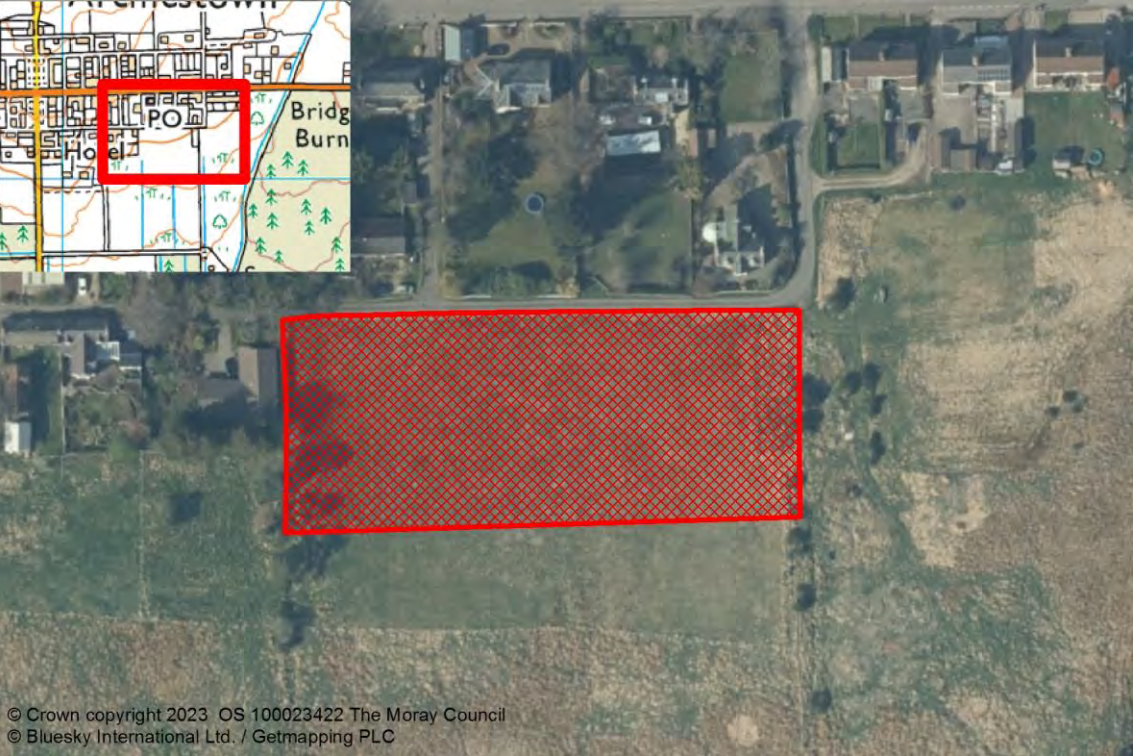
Northing: 844079

Primary School: Knockando Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 0.58



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
06/02500	1	Outline	Refused	18/12/2006		
05/01395	1	Full	Refused	18/11/2005		
05/01605	1	Outline	Refused	28/10/2005		
05/00780	1	Outline	Refused	21/07/2005		
06/00933	1	Full	Withdrawn			

ARCHIESTOWN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											6

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2015

Dispute: Agreed

Owner: Mrs Anne Ogg

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R3	SITE REF:	M/AR/R/15/03
Supply Type:	Constrained	LOCATION:	WEST END

Capacity:	Projected 5yr Completions	Total Units	6
Units Not Built	6	Effective Land	0
		Constrained Land	6

Extra Information:

Easting: 322922

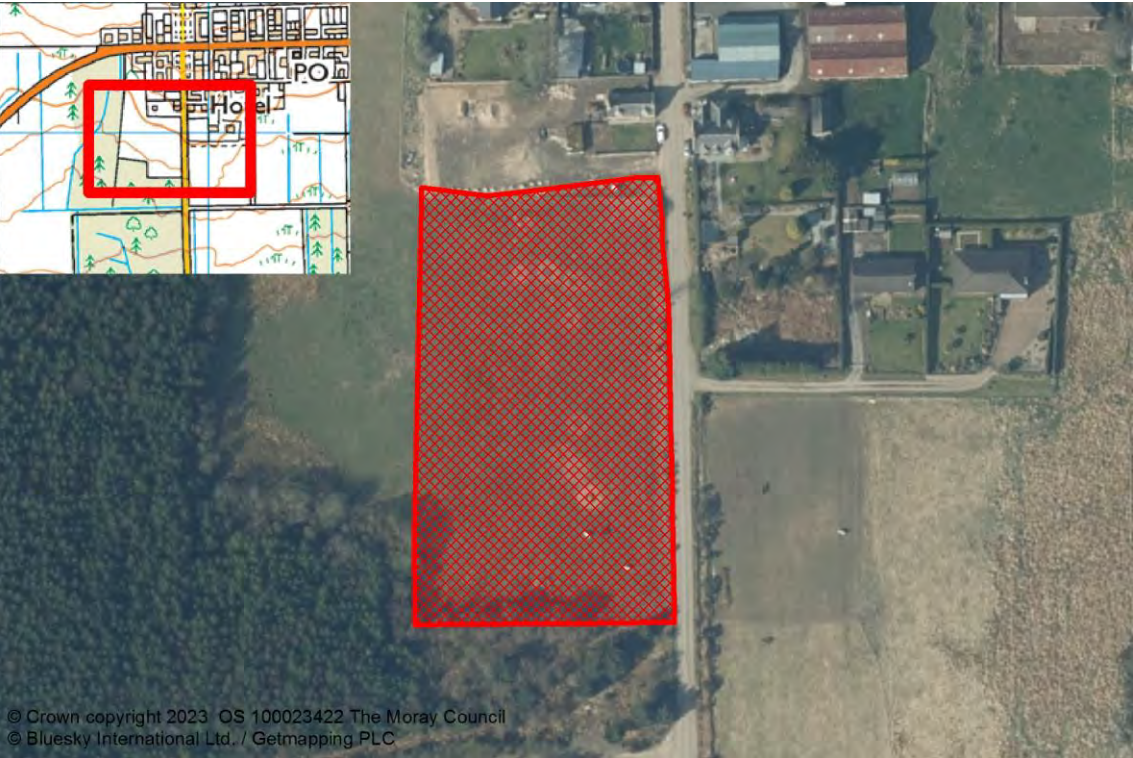
Northing: 843982

Primary School: Knockando Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 0.77



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ARCHIESTOWN

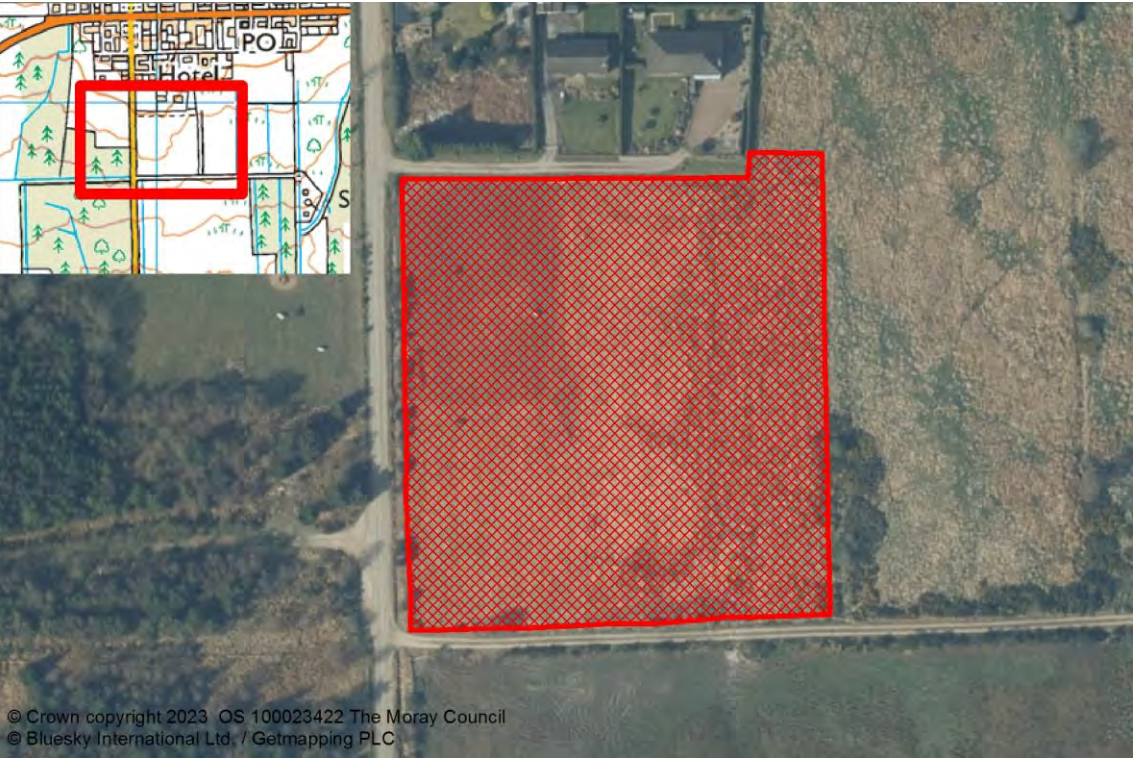
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											10

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Robert Gordon	Developer:	

LPR:	20/R4	SITE REF:	M/AR/R/15/04
Supply Type:	Constrained	LOCATION:	SOUTH OF VIEWMOUNT

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	10	Effective Land	0	Constrained Land	10

Extra Information:			
Easting:	323022	Northing:	843927
Primary School:	Knockando Primary School	Ward:	Speyside Glenlivet
Secondary School:	Speyside High School	Area (Ha):	1.32



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											60

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Physical

Constraint Notes: Road access

Established Land:

Dispute: Agreed

Owner: Reidhaven Estate

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R3	SITE REF:	M/BC/R/015
Supply Type:	Constrained	LOCATION:	RATHBURN (N)

Capacity:	Projected 5yr Completions	Total Units	60
Units Not Built	60	Effective Land	Constrained Land 60

Extra Information:

Easting: 343833

Northing: 866135

Primary School: Portessie Primary School

Ward: Buckie

Secondary School: Buckie High School

Area (Ha): 2.44



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
1	1	1	3	0	0	2	2	2	2		

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2003	Effective Land:	2003
Dispute:	Agreed	Windfall:	No
Owner:	MPD Homes	Developer:	MPD Homes

LPR:	15/R2	SITE REF:	M/BC/R/035
Supply Type:	Effective	LOCATION:	PARKLANDS

Capacity:	Projected 5yr Completions	8	Total Units	54	
Units Not Built	8	Effective Land	8	Constrained Land	0

Extra Information:			
Easting:	342831	Northing:	864624
Primary School:	Cluny Primary School	Ward:	Buckie
Secondary School:	Buckie High School	Area (Ha):	3.21



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/00819	1	Full	Approved	02/09/2019		Plot 33
19/00657	1	Full	Approved	01/08/2019		Plot 30
11/01818	54	Full	Approved	10/01/2012		
08/00951	64	Full	Approved	10/05/2010		

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											20

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2010	Effective Land:	
Dispute:	Agreed	Windfall:	Yes
Owner:	MPD Homes	Developer:	MPD Homes

LPR:	20/OPP7	SITE REF:	M/BC/R/041
Supply Type:	Constrained	LOCATION:	MILLBANK GARAGE

Capacity:	Projected 5yr Completions	Total Units	20
Units Not Built	20	Effective Land	0
		Constrained Land	20

Extra Information:			
Easting:	342573	Northing:	865455
Primary School:	Cluny Primary School	Ward:	Buckie
Secondary School:	Buckie High School	Area (Ha):	0.18



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
08/01098	20	Full	Approved	22/01/2009		

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											10

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2011

Dispute: Agreed

Owner: Denholm Fishselling Ltd

Green/Brown: Brown

House Programme: ☐

Land Use Type: Commercial

Effective Land:

Windfall: Yes

Developer:

LPR:	20/15	SITE REF:	M/BC/R/042
Supply Type:	Constrained	LOCATION:	19 COMMERCIAL ROAD

Capacity:	Projected 5yr Completions		Total Units	10
Units Not Built	10	Effective Land	0	Constrained Land 10

Extra Information:

Easting: 342972

Northing: 865891

Primary School: Millbank Primary School

Ward: Buckie

Secondary School: Buckie High School

Area (Ha): 0.05



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
09/02032	10	Full	Approved	05/10/2010		

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											60

Planning:

Planning Consent:None

Adopted Local Plan:☒

Constraint Type:Programming

Constraint Notes:Develop when Buckie R5 is substantially complete

Established Land:2007

Dispute:Agreed

Owner:Reidhaven Estate

Green/Brown:Green

House Programme:☐

Land Use Type:Agricultural Land

Effective Land:

Windfall:No

Developer:

LPR:	20/R4	SITE REF:	M/BC/R/07/07
Supply Type:	Constrained	LOCATION:	RATHBURN (S)

Capacity:	Projected 5yr Completions		Total Units	60
Units Not Built	60	Effective Land	0	Constrained Land 60

Extra Information:

Easting:344006

Northing:866047

Primary School:Portessie Primary School

Ward:Buckie

Secondary School:Buckie High School

Area (Ha):5.88



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

BUCKIE

Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												170

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner: J.M. Watt

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R5	SITE REF:	M/BC/R/07/10
Supply Type:	Constrained	LOCATION:	HIGH STREET (E)

Capacity:	Projected 5yr Completions		Total Units	170
Units Not Built	170	Effective Land	0	Constrained Land 170

Extra Information:

Easting: 343235

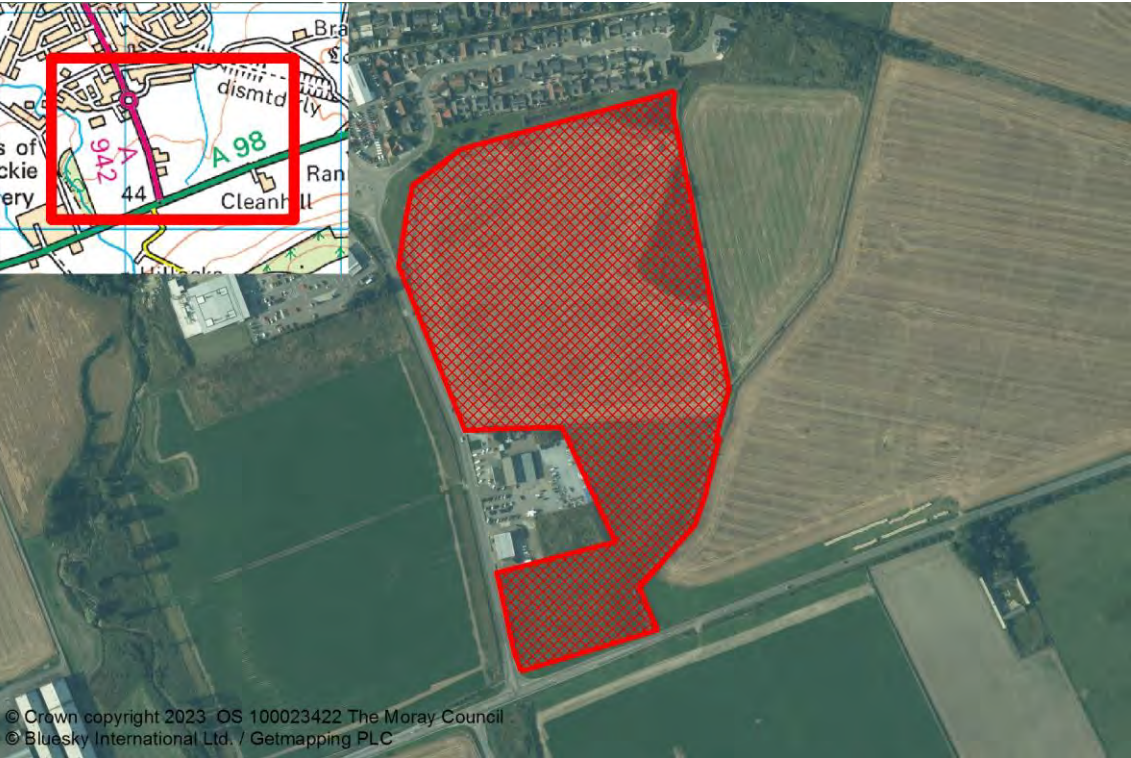
Primary School: Millbank Primary School

Secondary School: Buckie High School

Northing: 864455

Ward: Buckie

Area (Ha): 11.13



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
08/00753	162		Withdrawn			

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
			0	6	7	7					

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2020	Effective Land:	2020
Dispute:	Agreed	Windfall:	No
Owner:	Morlich Homes	Developer:	Morlich Homes

LPR:	20/R1	SITE REF:	M/BC/R/20/01
Supply Type:	Effective	LOCATION:	BURNBANK

Capacity:	Projected 5yr Completions	7	Total Units	22	
Units Not Built	7	Effective Land	7	Constrained Land	0

Extra Information:			
Easting:	342789	Northing:	865021
Primary School:	Cluny Primary School	Ward:	Buckie
Secondary School:	Buckie High School	Area (Ha):	1.2



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/00793		Full	Approved	25/07/2022		Vary house type (Plot 63)
22/00513	3	Full	Approved	23/06/2022		Plots 60, 61A and 61B
22/00047	4	Full	Approved	21/03/2022		Plots 58, 59, 62 and 63
21/02009		Full	Approved	14/03/2022		Vary house type (Plot 55)
21/01103	6	Full	Approved	23/09/2021		Plots 55-57 and 64-66
20/01691	4	Full	Approved	19/04/2021		Plots 52, 54, 67 and 68
20/01233	1	Full	Approved	20/11/2020		Plot 53

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						10	20	20	20	20	50

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Effective 5yr+

Constraint Notes:

Established Land: 2020

Dispute:

Owner: Mr Alan Durno

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2020

Windfall: No

Developer: Morlich Homes

LPR:	20/R7	SITE REF:	M/BC/R/20/07
Supply Type:	Effective	LOCATION:	LAND AT MUIRTON

Capacity:	Projected 5yr Completions	90	Total Units	140	
Units Not Built	140	Effective Land	140	Constrained Land	0

Extra Information:

Easting: 341370

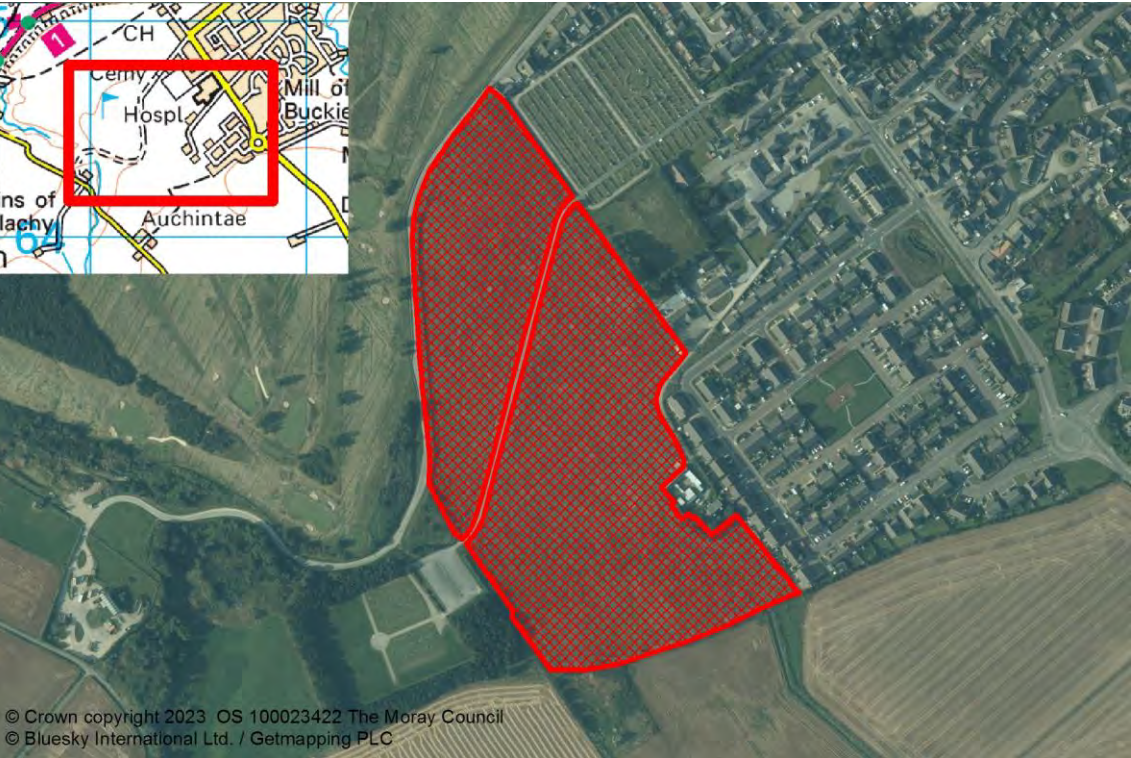
Northing: 864453

Primary School: Cluny Primary School

Ward: Buckie

Secondary School: Buckie High School

Area (Ha): 8.02



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/01963	65	Full	Pending			Phase 1

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							50	50	50	50	50

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Effective 5yr+

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Mr Michael Watt

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2020

Windfall: No

Developer: Springfield Properties Plc

LPR:	20/R8	SITE REF:	M/BC/R/20/08
Supply Type:	Effective	LOCATION:	LAND AT BARHILL ROAD

Capacity:	Projected 5yr Completions	200	Total Units	250	
Units Not Built	250	Effective Land	250	Constrained Land	0

Extra Information:

Easting: 341931

Northing: 864204

Primary School: Cluny Primary School

Ward: Buckie

Secondary School: Buckie High School

Area (Ha): 18.47



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/01224	102	Full	Pending			Phase 1

BUCKIE

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
5											

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Moray Council

Green/Brown: Green

House Programme: ☐

Land Use Type:

Effective Land: 2020

Windfall: No

Developer:

LPR:	20/R9
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Supply Type:	Effective
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SITE REF:	M/BC/R/20/09
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LOCATION: SITE AT ARDACH HEALTH CENTRE

Capacity:

Capacity:	Projected 5yr Completions	5	Total Units	5
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Units Not Built	5	Effective Land	5	Constrained Land	0
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Extra Information:

Easting: 342444 Northing: 864944

Primary School: Cluny Primary School Ward: Buckie

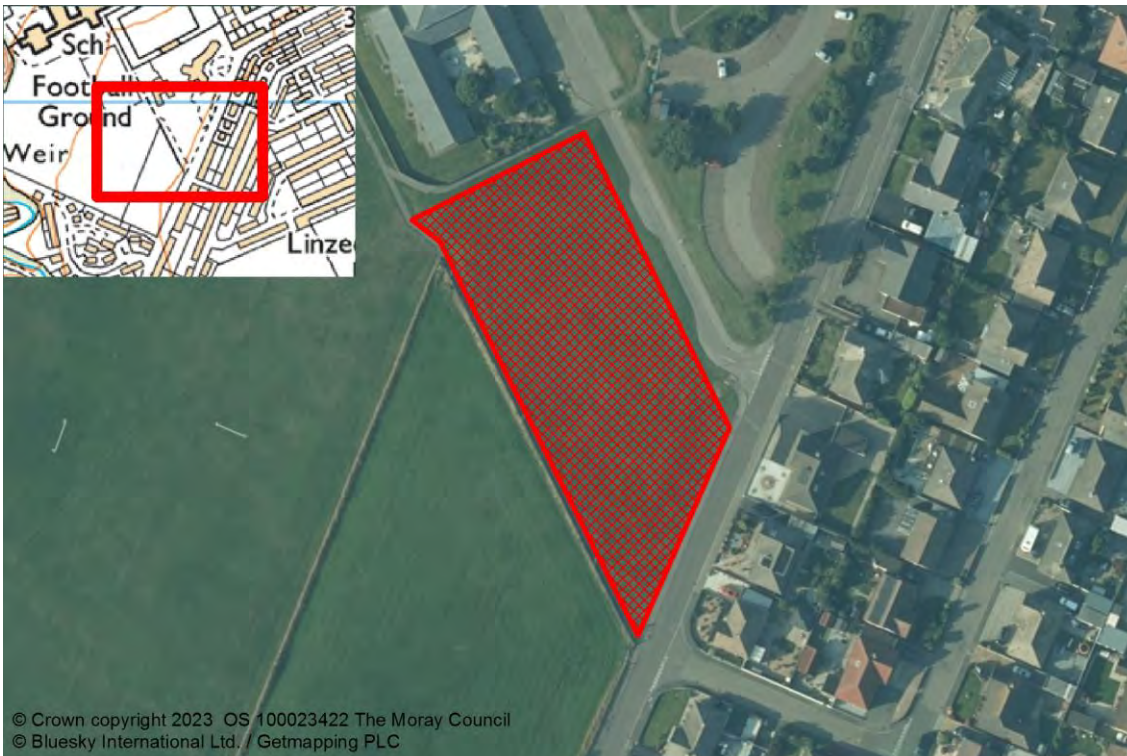
Secondary School: Buckie High School Area (Ha): 0.38

Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
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BUCKIE

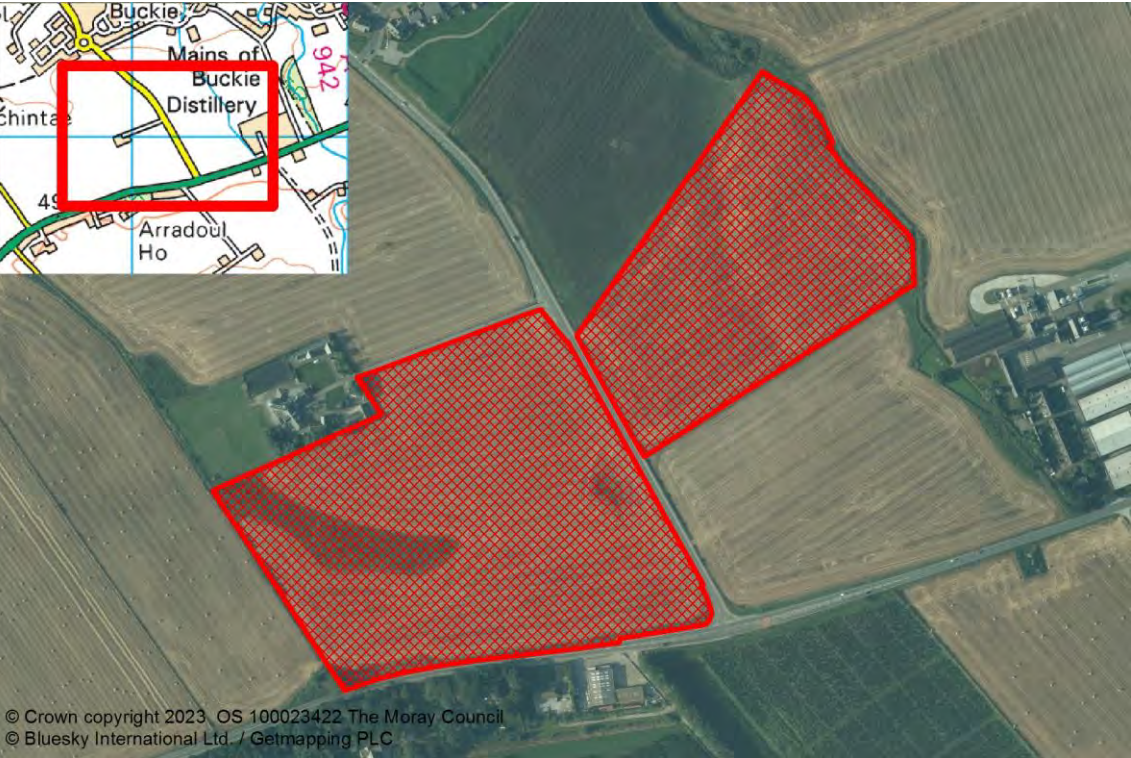
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											250

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:	LONG		
Established Land:	2020	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Michael Watt	Developer:	Springfield Properties Plc

LPR:	20/LONG1	SITE REF:	M/BC/R/20/LG1
Supply Type:	Constrained	LOCATION:	LAND TO SOUTH WEST OF BUCKIE

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	250	Effective Land	0	Constrained Land	250

Extra Information:			
Easting:	342171	Northing:	863966
Primary School:	Cluny Primary School	Ward:	Buckie
Secondary School:	Buckie High School	Area (Ha):	13.1



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

BUCKIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							3	3	3	2	

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Mr Fredrick Parkes

Green/Brown: Green

House Programme: ☐

Land Use Type:

Effective Land: 2020

Windfall: Yes

Developer:

LPR:	20/R10	SITE REF:	M/BC/R/20/W1
Supply Type:	Effective	LOCATION:	MILL OF BUCKIE

Capacity:	Projected 5yr Completions	11	Total Units	11	
Units Not Built	11	Effective Land	11	Constrained Land	0

Extra Information:

Easting: 342151

Northing: 864638

Primary School: Cluny Primary School

Ward: Buckie

Secondary School: Buckie High School

Area (Ha): 1.14



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/01127	11	Full	Approved	11/02/2021		

BURGHEAD

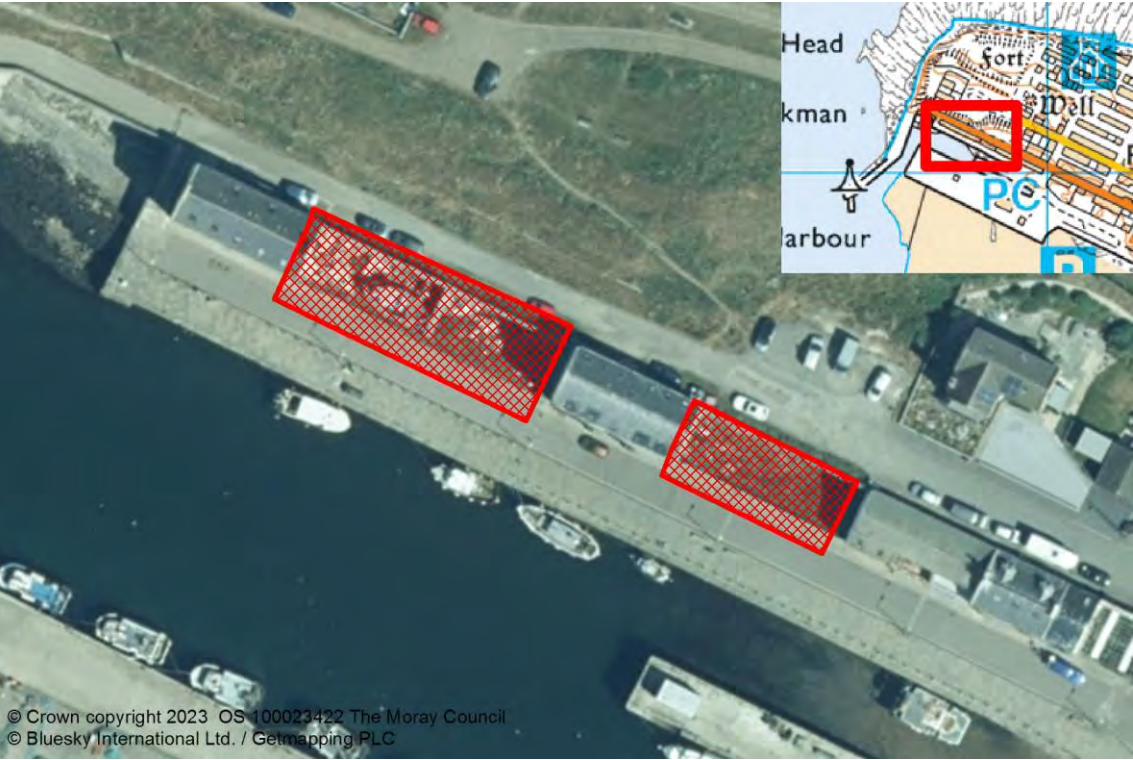
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
									6		

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Derelict, vacant, backland etc.
Constraint Notes:			
Established Land:	2001	Effective Land:	2001
Dispute:	Agreed	Windfall:	No
Owner:	Margery Bray	Developer:	

LPR:	20/R1	SITE REF:	M/BH/R/006
Supply Type:	Effective	LOCATION:	NORTH QUAY

Capacity:	Projected 5yr Completions	6	Total Units	6	
Units Not Built	6	Effective Land	6	Constrained Land	0

Extra Information:			
Easting:	310871	Northing:	869062
Primary School:	Burghead Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	0.08



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
18/00359	6	Full	Approved	05/09/2019		Renewal of 15/00221
15/00221	6	Full	Approved	21/04/2015		
11/00065	6	Full	Approved	29/03/2012		5x 2 bed and 1x 1 bed
04/02099	4	Full	Approved	01/03/2005		
04/00953	4	Full	Withdrawn	05/08/2004		
01/00281	2	Full	Approved	02/09/2001		

BURGHEAD

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											40

Planning:			
Planning Consent:	Outline	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Contamination	Land Use Type:	Industry
Constraint Notes:			
Established Land:	1998	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Moray Council/ToC/John Gordo	Developer:	Tulloch of Cummingston

LPR:	20/OPP1	SITE REF:	M/BH/R/012
Supply Type:	Constrained	LOCATION:	WEST FORESHORE

Capacity:	Projected 5yr Completions	Total Units	40
Units Not Built	40	Effective Land	0
		Constrained Land	40

Extra Information:			
Easting:	311355	Northing:	868688
Primary School:	Burghead Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	0.91



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
98/00681	40	Outline	Approved	13/08/1998		

BURGHEAD

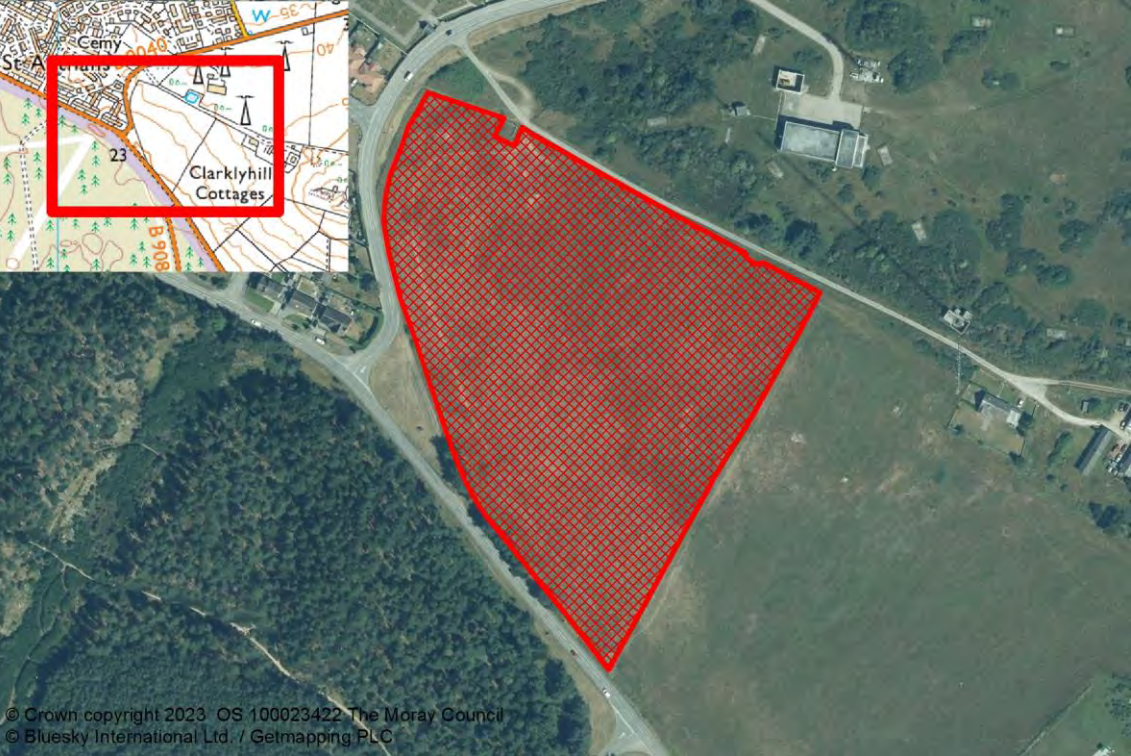
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
									6	8	46

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Tulloch of Cummingston	Developer:	Tulloch of Cummingston

LPR:	20/R2	SITE REF:	M/BH/R/04
Supply Type:	Effective	LOCATION:	CLARKLY HILL

Capacity:	Projected 5yr Completions	14	Total Units	60	
Units Not Built	60	Effective Land	60	Constrained Land	0

Extra Information:			
Easting:	312292	Northing:	868516
Primary School:	Burghead Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	3.75



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

BURGHEAD

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											60

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes: LONG

Established Land: 2020

Dispute: Agreed

Owner: Tulloch of Cummingston

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer: Tulloch of Cummingston

LPR:	20/LONG1	SITE REF:	M/BH/R/20/LNG
Supply Type:	Constrained	LOCATION:	LONG1 CLARKLY HILL

Capacity:	Projected 5yr Completions		Total Units	60
Units Not Built	60	Effective Land	0	Constrained Land 60

Extra Information:

Easting: 312458

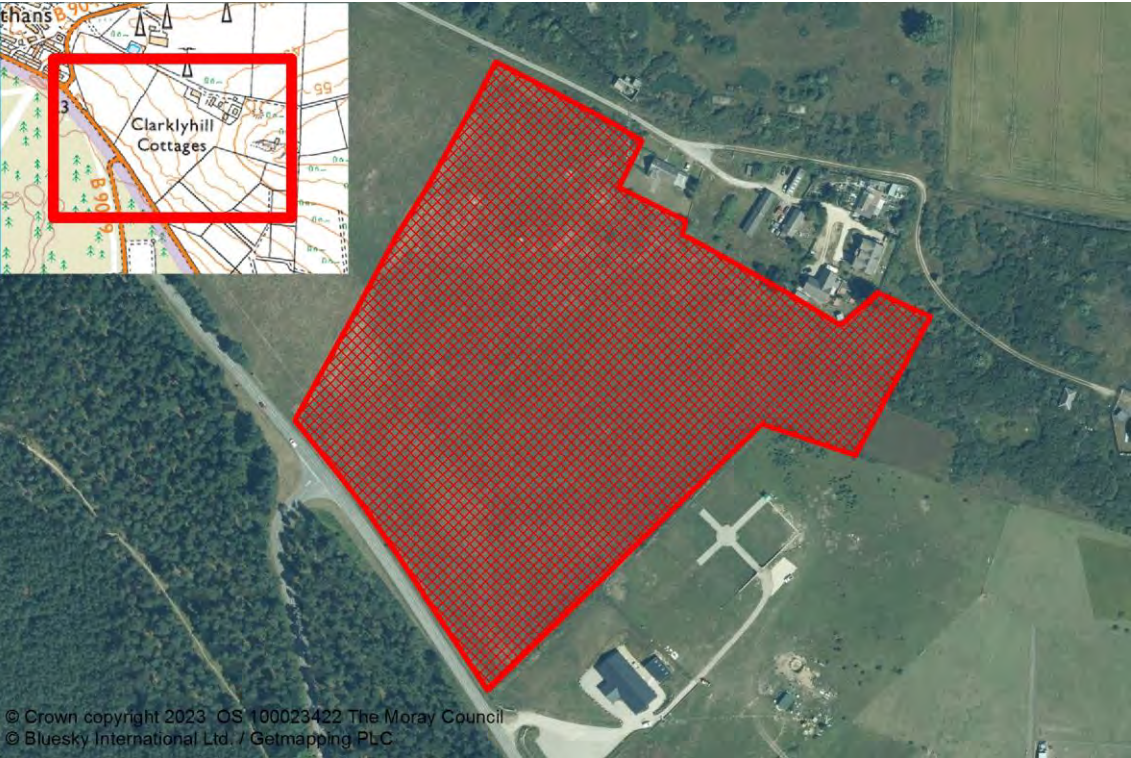
Northing: 868376

Primary School: Burghead Primary School

Ward: Heldon And Laich

Secondary School: Lossiemouth High School

Area (Ha): 5.69



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

CRAIGELLACHIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											5

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Physical

Constraint Notes: Protected water supply mitigation

Established Land:

Dispute: Agreed

Owner: Bacardi

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R1	SITE REF:	M/CR/R/001
Supply Type:	Constrained	LOCATION:	EDWARD AVENUE

Capacity:	Projected 5yr Completions	Total Units	5
Units Not Built	5	Effective Land	0
		Constrained Land	5

Extra Information:

Easting: 329039

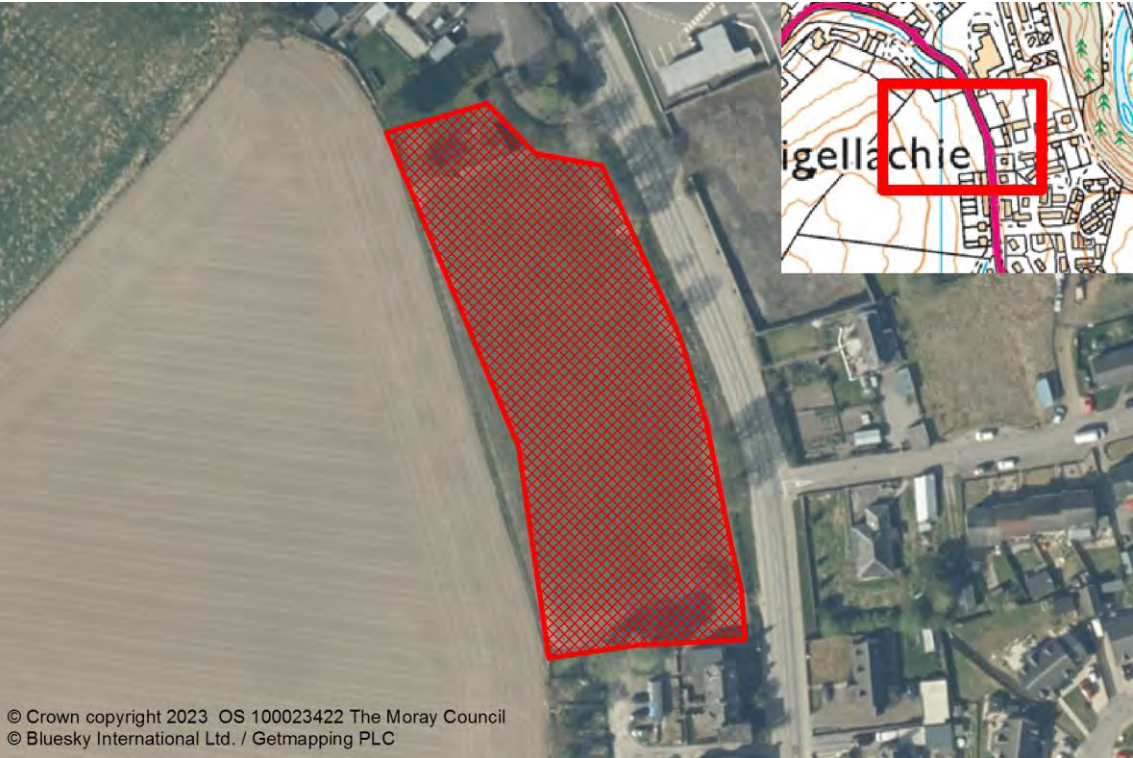
Northing: 844746

Primary School: Craigellachie Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 0.55



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

CRAIGELLACHIE

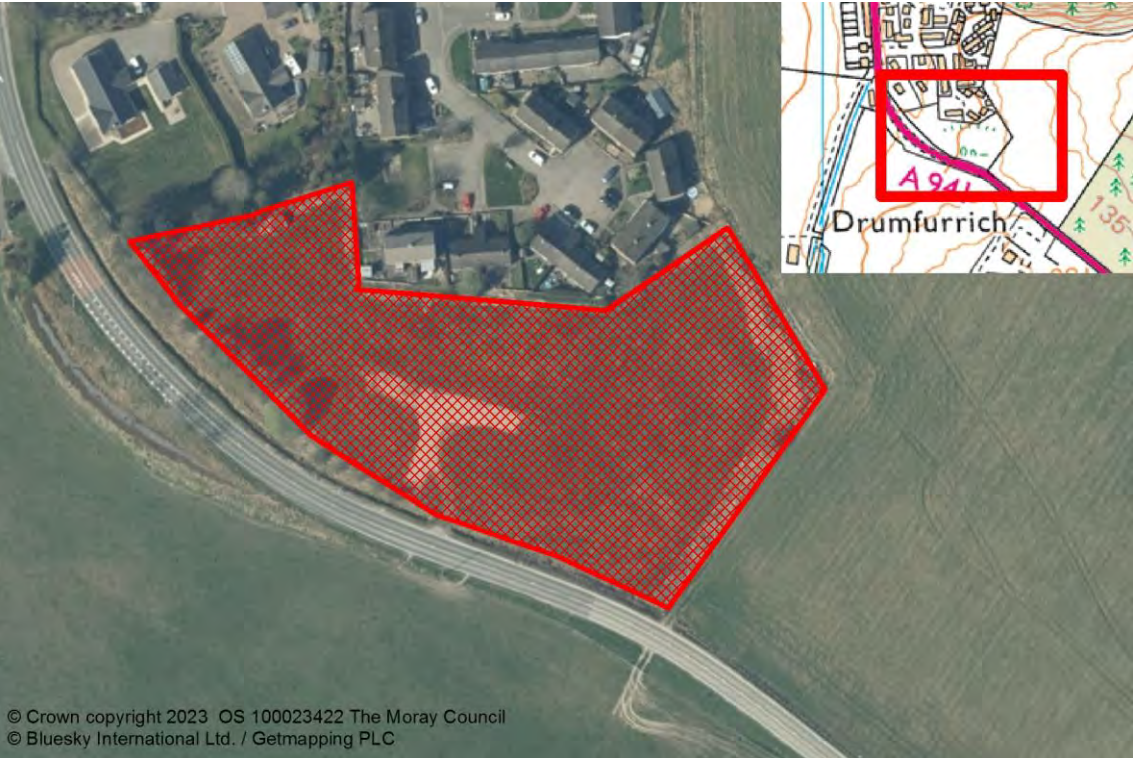
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
											12	

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2010	Effective Land:	2017
Dispute:	Agreed	Windfall:	No
Owner:	Strathdee Properties	Developer:	

LPR:	20/R3	SITE REF:	M/CR/R/003
Supply Type:	Effective	LOCATION:	BRICKFIELD

Capacity:	Projected 5yr Completions	12	Total Units	12	
Units Not Built	12	Effective Land	12	Constrained Land	0

Extra Information:			
Easting:	329232	Northing:	844453
Primary School:	Craigellachie Primary School	Ward:	Speyside Glenlivet
Secondary School:	Speyside High School	Area (Ha):	1



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
16/01558	3	Full	Approved	02/03/2017		
16/01559	4	Full	Approved	02/03/2017		
08/01974	8	Full	Approved	16/01/2010		
08/01973	4	Full	Approved	16/01/2010		

CRAIGELLACHIE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											5

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Physical

Constraint Notes:

Established Land:

Dispute: Agreed

Owner: Bacardi

Green/Brown: Brown

House Programme: ☐

Land Use Type: Industry

Effective Land:

Windfall: No

Developer:

LPR:	20/R2	SITE REF:	M/CR/R/004
Supply Type:	Constrained	LOCATION:	FORMER BREWERY, SPEY ROAD

Capacity:	Projected 5yr Completions	Total Units	5
Units Not Built	5	Effective Land	0
		Constrained Land	5

Extra Information:

Easting: 329173

Northing: 844819

Primary School: Craigellachie Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 0.63



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

CULLEN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							12	12	12	12	7

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Effective 5yr+

Constraint Notes:

Established Land:

Dispute: Agreed

Owner: Seafield Estate

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R1	SITE REF:	M/CL/R/15/02
Supply Type:	Effective	LOCATION:	SEAFIELD ROAD

Capacity:	Projected 5yr Completions	48	Total Units	55	
Units Not Built	55	Effective Land	55	Constrained Land	0

Extra Information:

Easting: 351585

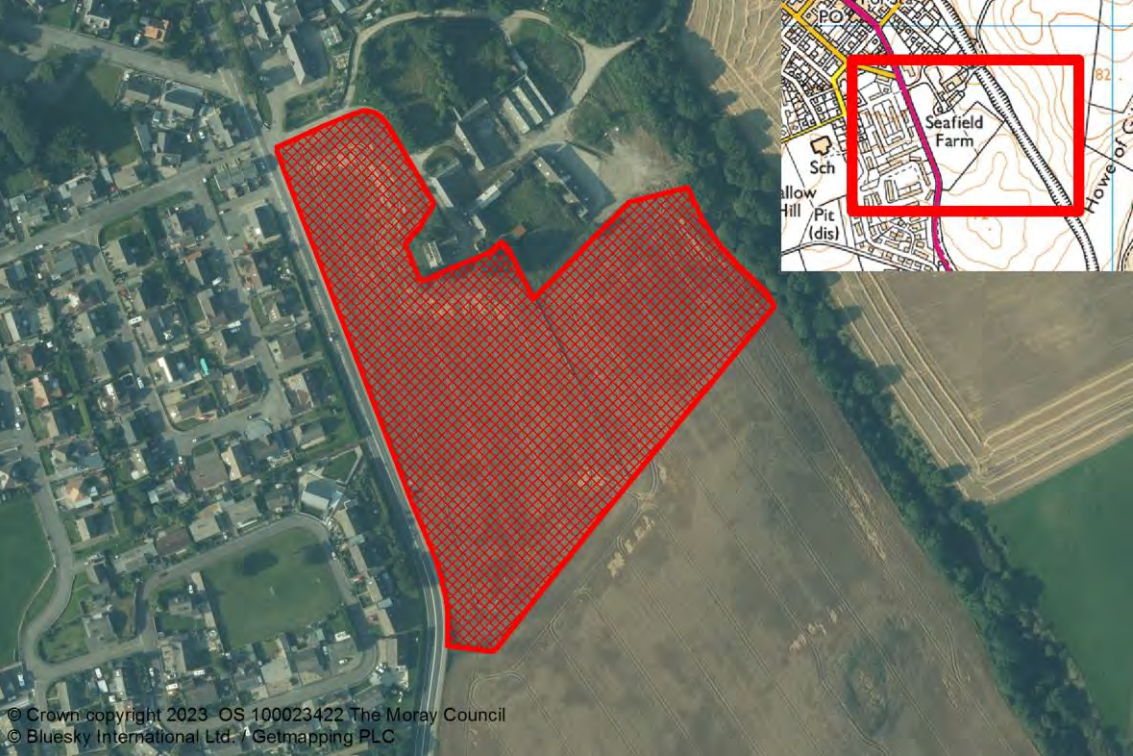
Northing: 866720

Primary School: Cullen Primary School

Ward: Keith And Cullen

Secondary School: Buckie High School

Area (Ha): 3.39



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

CUMMINGSTON

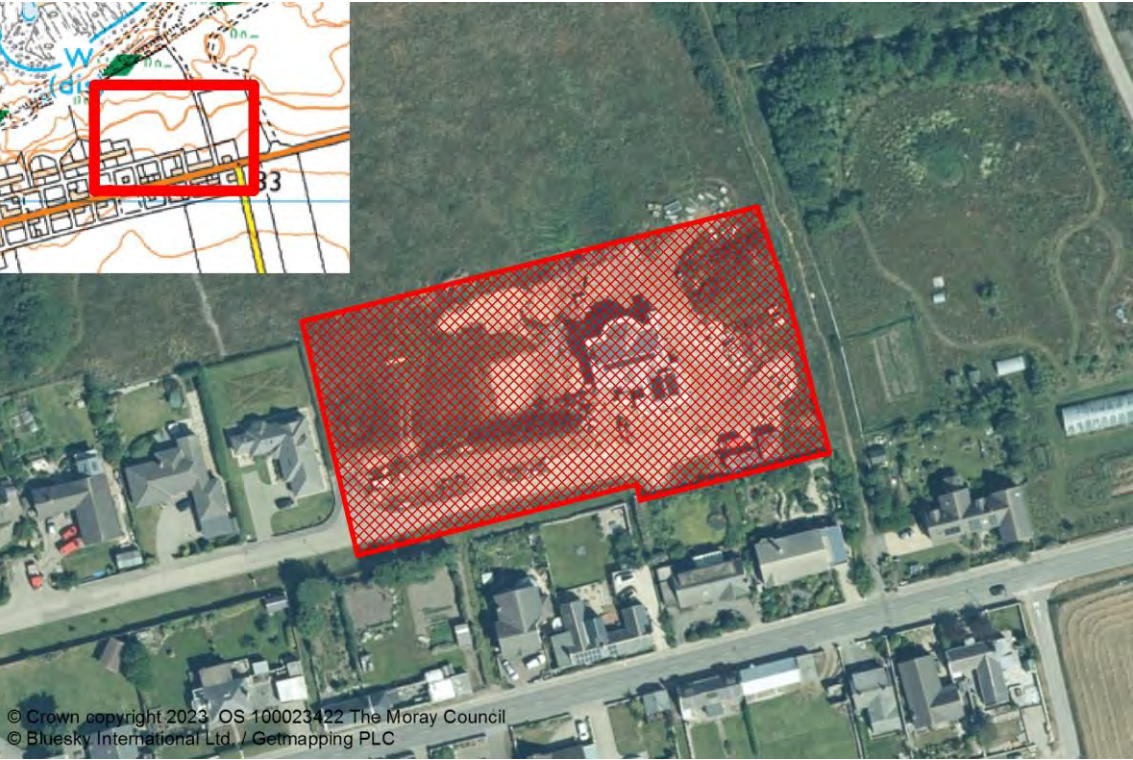
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
0	0	0	0	0	0	1	1	1			

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2009	Effective Land:	2009
Dispute:	Agreed	Windfall:	No
Owner:	Tulloch of Cummingston	Developer:	Tulloch of Cummingston

LPR:	20/R1	SITE REF:	M/CM/R/02
Supply Type:	Effective	LOCATION:	SEAVIEW ROAD

Capacity:	Projected 5yr Completions	3	Total Units	4	
Units Not Built	3	Effective Land	3	Constrained Land	0

Extra Information:			
Easting:	313561	Northing:	869105
Primary School:	Hopeman Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	0.63



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/00808		Full	Approved	09/07/2021		Amended house design (Plot 15)
20/01573		Full	Approved	02/03/2021		Amended house desing (Plots 15 and 16)
17/00627		Full	Approved	07/06/2017		Amended house design (Plot 15)
10/00573	3	Full	Approved	16/07/2013		
10/02077	1	Full	Approved	17/03/2011		

DALLAS

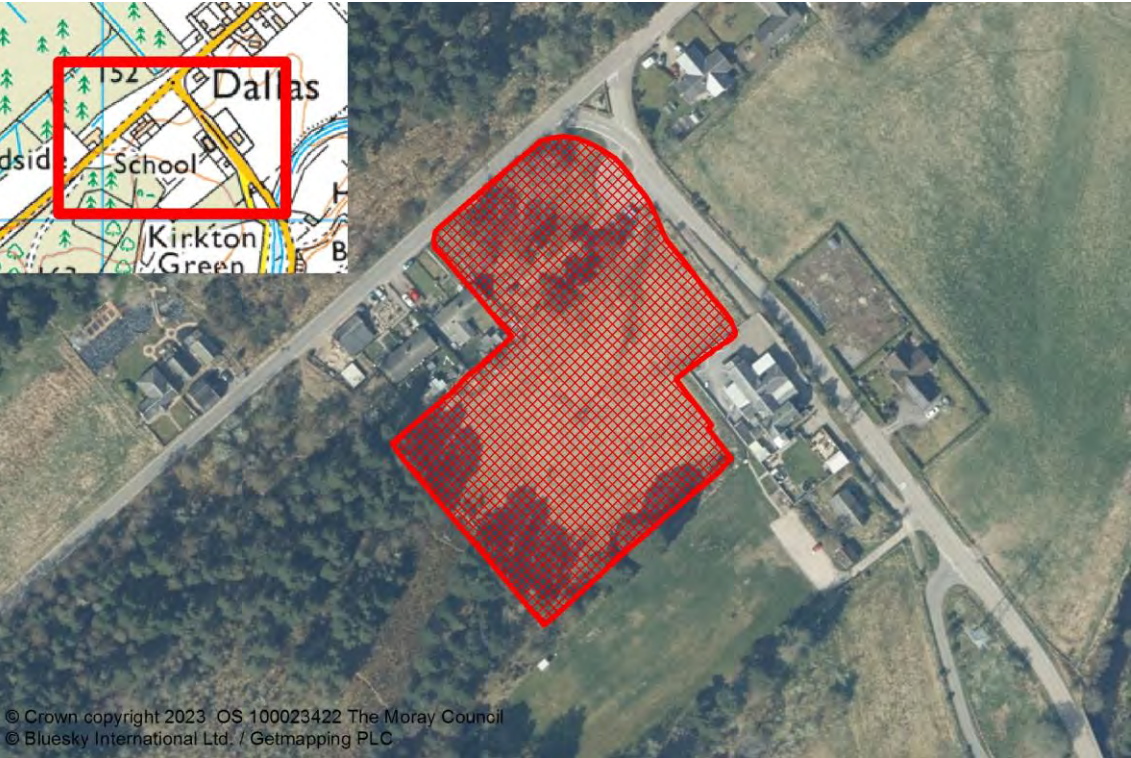
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												6

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Physical	Land Use Type:	Derelict, vacant, backland etc.
Constraint Notes:	Waste water		
Established Land:	2003	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Dallas Estate	Developer:	

LPR:	20/R1	SITE REF:	M/DA/R/001
Supply Type:	Constrained	LOCATION:	DALLAS SCHOOL WEST

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	6	Effective Land	0	Constrained Land	6

Extra Information:			
Easting:	312117	Northing:	852138
Primary School:	Dallas Primary School	Ward:	Speyside Glenlivet
Secondary School:	Forres Academy	Area (Ha):	1.06



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

DALLAS

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											4

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes: Former garage site

Established Land: 2007

Dispute: Agreed

Owner: Mr Ian Thomson

Green/Brown: Brown

House Programme: ☐

Land Use Type: Derelict, vacant, backland etc.

Effective Land:

Windfall: No

Developer:

LPR:	20/R3	SITE REF:	M/DA/R/002
Supply Type:	Constrained	LOCATION:	FORMER FILLING STATION

Capacity:	Projected 5yr Completions	Total Units	4
Units Not Built	4	Effective Land	0
		Constrained Land	4

Extra Information:

Easting: 312216

Primary School: Dallas Primary School

Secondary School: Forres Academy

Northing: 852275

Ward: Speyside Glenlivet

Area (Ha): 0.25



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
10/00323	4	Full	Approved	10/05/2010		
05/00354	5	Outline	Approved	06/03/2007		

DUFFTOWN

Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												5

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input checked="" type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2014	Effective Land:	2019
Dispute:	Agreed	Windfall:	
Owner:	Moray Council	Developer:	

LPR:	20/OPP1	SITE REF:	M/DF/R/012
Supply Type:	Effective	LOCATION:	OLD MART ROAD

Capacity:	Projected 5yr Completions	5	Total Units	5	
Units Not Built	5	Effective Land	5	Constrained Land	0

Extra Information:			
Easting:	332193	Northing:	840371
Primary School:	Mortlach Primary School	Ward:	Speyside Glenlivet
Secondary School:	Speyside High School	Area (Ha):	0.24



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
14/00320	24	Full	Approved	23/06/2014		5 units approved for this area of site

DUFFTOWN

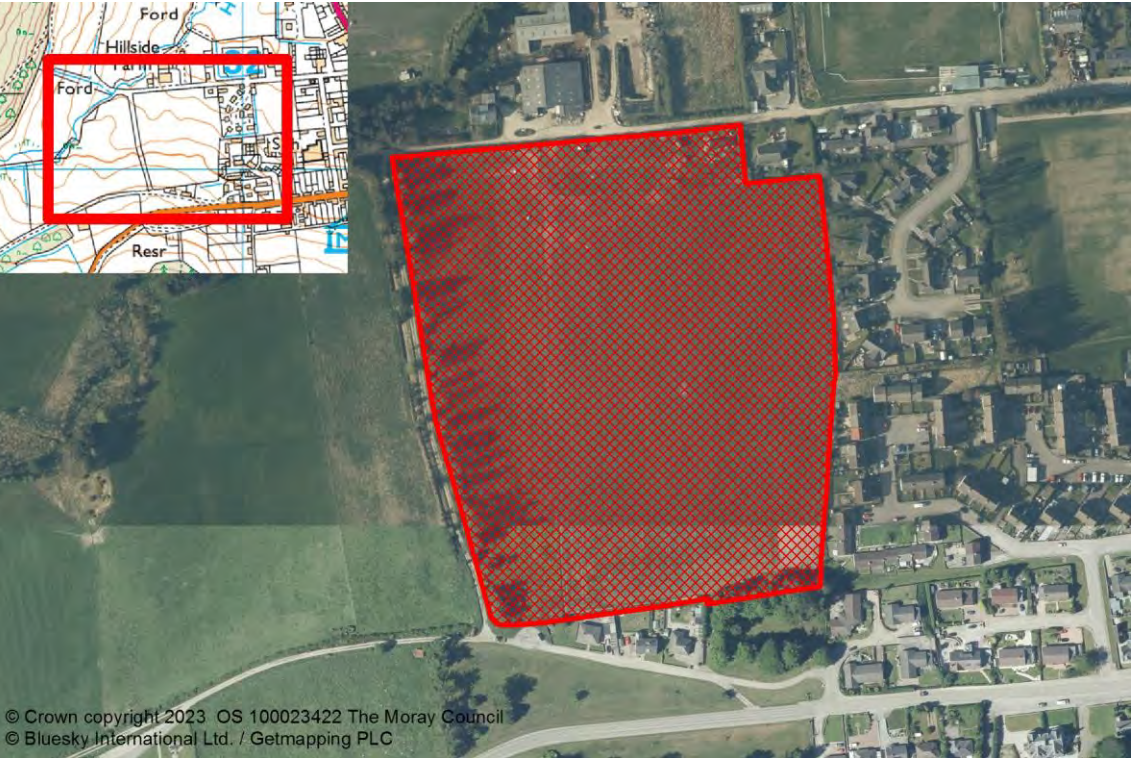
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
								20	20	0	60

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2020
Dispute:	Agreed	Windfall:	No
Owner:	Mr James Wiseman	Developer:	

LPR:	20/R1	SITE REF:	M/DF/R/15/03
Supply Type:	Effective	LOCATION:	HILLSIDE FARM

Capacity:	Projected 5yr Completions	40	Total Units	100	
Units Not Built	100	Effective Land	100	Constrained Land	0

Extra Information:			
Easting:	331836	Northing:	840087
Primary School:	Mortlach Primary School	Ward:	Speyside Glenlivet
Secondary School:	Speyside High School	Area (Ha):	5.57



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

DYKE

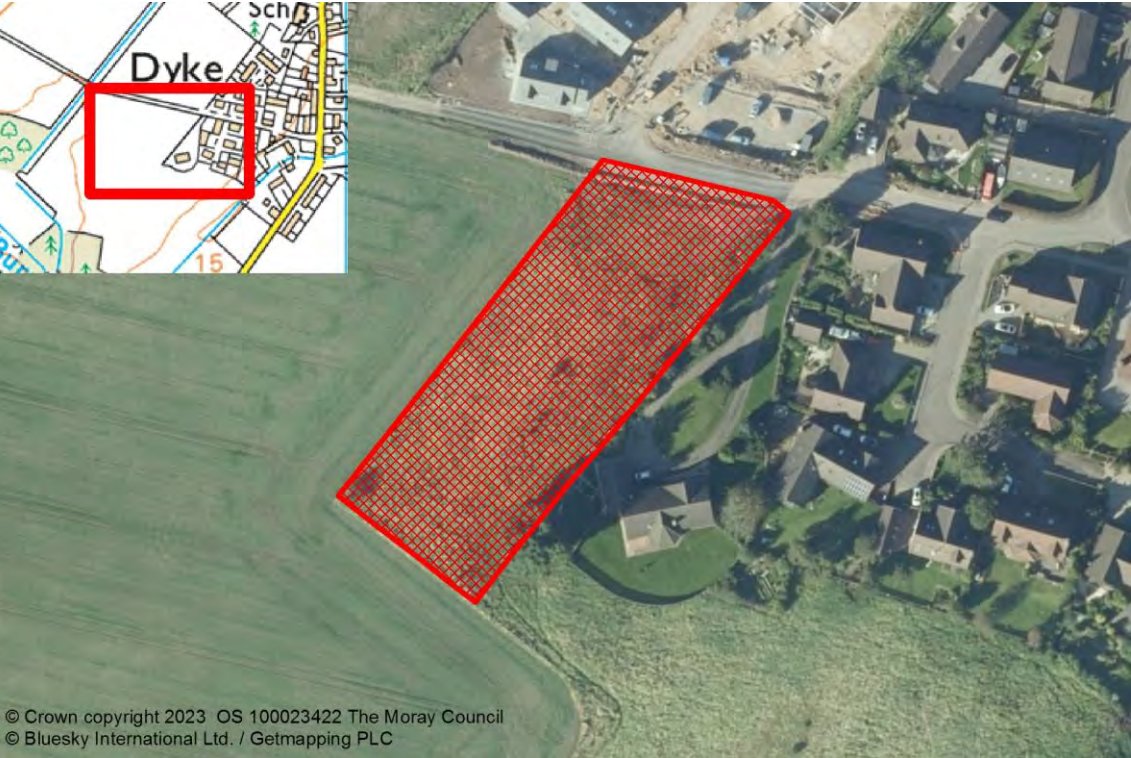
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											5

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Physical	Land Use Type:	Agricultural Land
Constraint Notes:	Road infrastructure		
Established Land:	2015	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Grant Davidson	Developer:	

LPR:	20/R2	SITE REF:	M/DY/R/15/02
Supply Type:	Constrained	LOCATION:	SOUTH DARKLASS ROAD

Capacity:	Projected 5yr Completions	Total Units	5
Units Not Built	5	Effective Land	0
		Constrained Land	5

Extra Information:			
Easting:	298708	Northing:	858312
Primary School:	Dyke Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	0.44



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

DYKE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							1	1	1		

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2020	Effective Land:	2020
Dispute:	Agreed	Windfall:	No
Owner:	Ms Ros Davidson	Developer:	

LPR:	20/R3	SITE REF:	M/DY/R/20/03
Supply Type:	Effective	LOCATION:	FIR PARK ROAD

Capacity:	Projected 5yr Completions	3	Total Units	3	
Units Not Built	3	Effective Land	3	Constrained Land	0

Extra Information:			
Easting:	299035	Northing:	858718
Primary School:	Dyke Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	0.18



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/01315	3	Full	Pending			

ELGIN

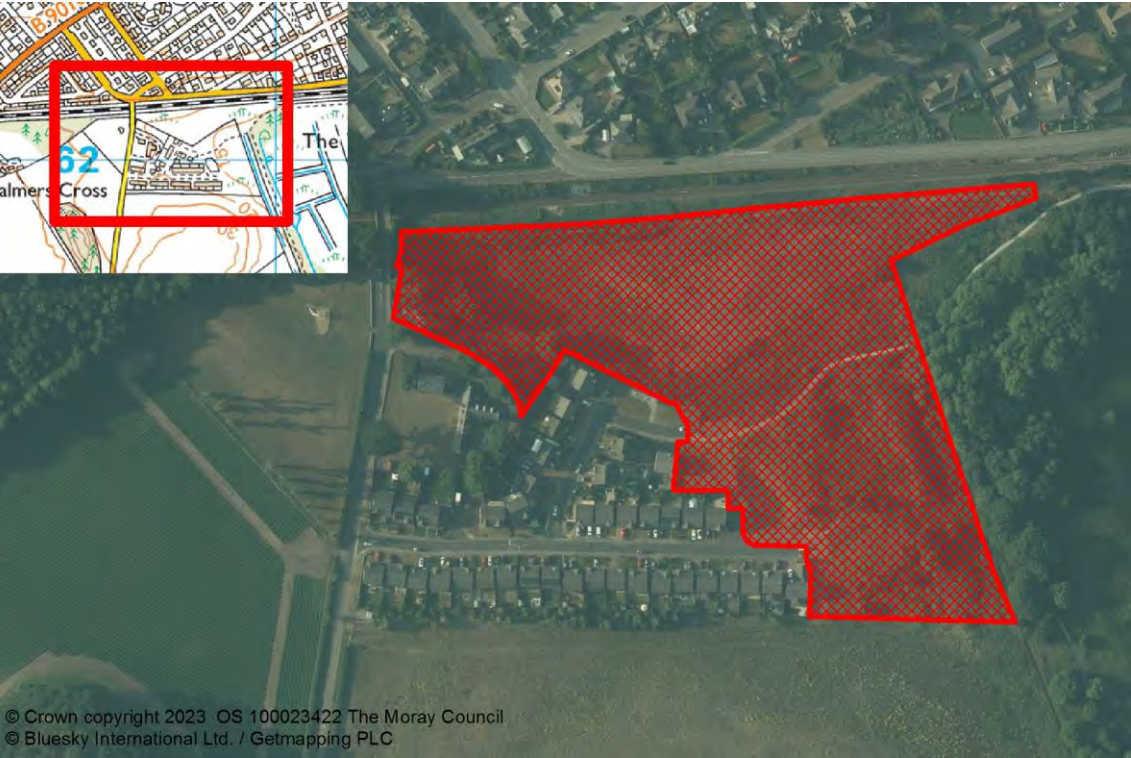
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
								5	25	10	

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:	Subject to completion of road infra improvements		
Established Land:	2003	Effective Land:	2005
Dispute:	Agreed	Windfall:	No
Owner:	Robertson Residential Group	Developer:	Robertson Residential Group

LPR:	20/R1	SITE REF:	M/EL/R/048
Supply Type:	Effective	LOCATION:	BILBOHALL NORTH

Capacity:	Projected 5yr Completions	40	Total Units	80	
Units Not Built	40	Effective Land	40	Constrained Land	0

Extra Information:			
Easting:	320844	Northing:	862045
Primary School:	Greenwards Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	3.38



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
06/00232		Full	Refused	10/08/2006		Appeal dismissed
04/00476	60	Full	Approved	22/09/2005		
09/01476	44	Full	Withdrawn			Amend condition to increase number
19/00930	380					PAN for Bilbohall Masterplan

ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
								20	50	32	

Planning:

Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input checked="" type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:		Effective Land:	
Established Land:		Windfall:	No
Dispute:	Agreed	Developer:	Grampian Housing A.
Owner:	Grampian Housing A.		

LPR:	20/R3	SITE REF:	M/EL/R/07/05
Supply Type:	Effective	LOCATION:	BILBOHALL SOUTH

Capacity:	Projected 5yr Completions	102	Total Units	102	
Units Not Built	102	Effective Land	102	Constrained Land	0

Extra Information:

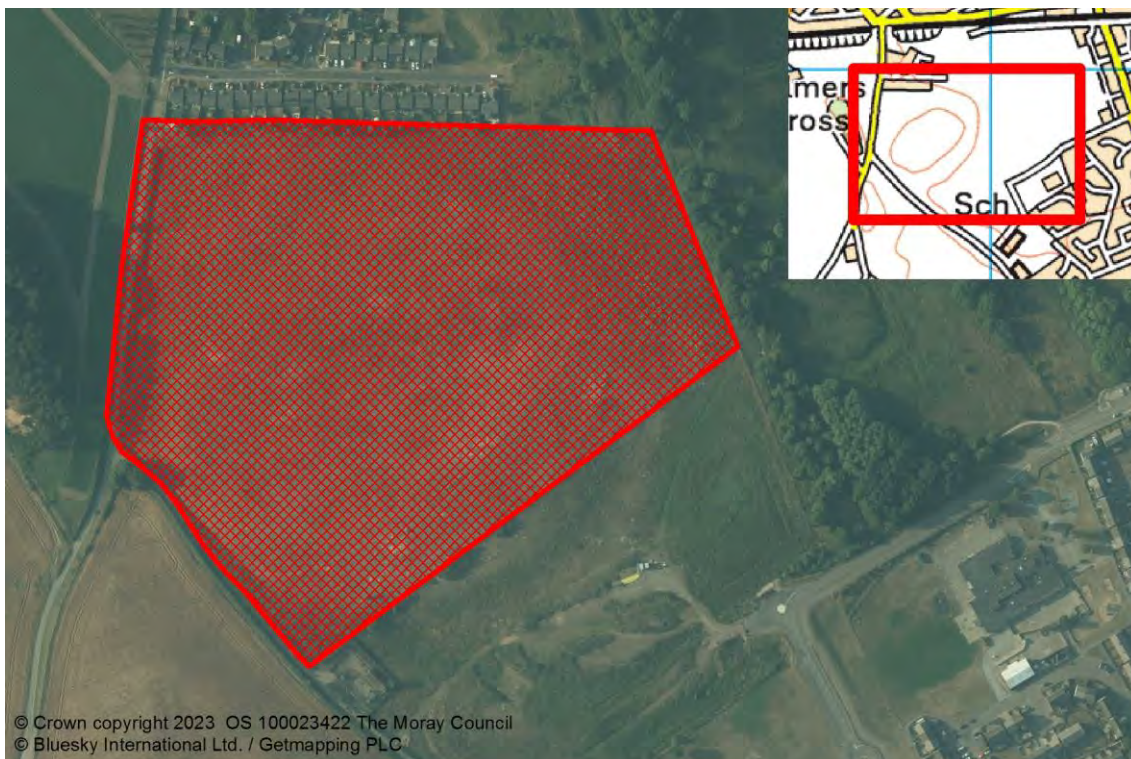
Easting:	320800	Northing:	861785
Primary School:	Greenwards Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	10.25

Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00905	102	Full	Approved	21/04/2022		Bilbohall Maspterplan (Phase 2 - 194 units total)
19/00930	380					PAN for Bilbohall Masterplan



ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											107

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Physical	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Dean Andersson	Developer:	

LPR:	20/R4	SITE REF:	M/EL/R/07/06
Supply Type:	Constrained	LOCATION:	SOUTH WEST OF ELGIN HIGH SCHOOL

Capacity:	Projected 5yr Completions		Total Units	
Units Not Built	107	Effective Land	0	Constrained Land 107

Extra Information:			
Easting:	320916	Northing:	861311
Primary School:	Greenwards Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	14.17



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/00930	380					PAN for Bilbohall Masterplan

ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											8

Planning:

Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Physical	Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2011	Effective Land:	
Dispute:	Agreed	Windfall:	Yes
Owner:	Mr Ian Aitkenhead	Developer:	

LPR:	Win	SITE REF:	M/EL/R/081
Supply Type:	Constrained	LOCATION:	NEWFIELD HOUSE, LOSSIEMOUTH ROAD

Capacity:	Projected 5yr Completions			Total Units	8
Units Not Built	8	Effective Land	0	Constrained Land	8

Extra Information:

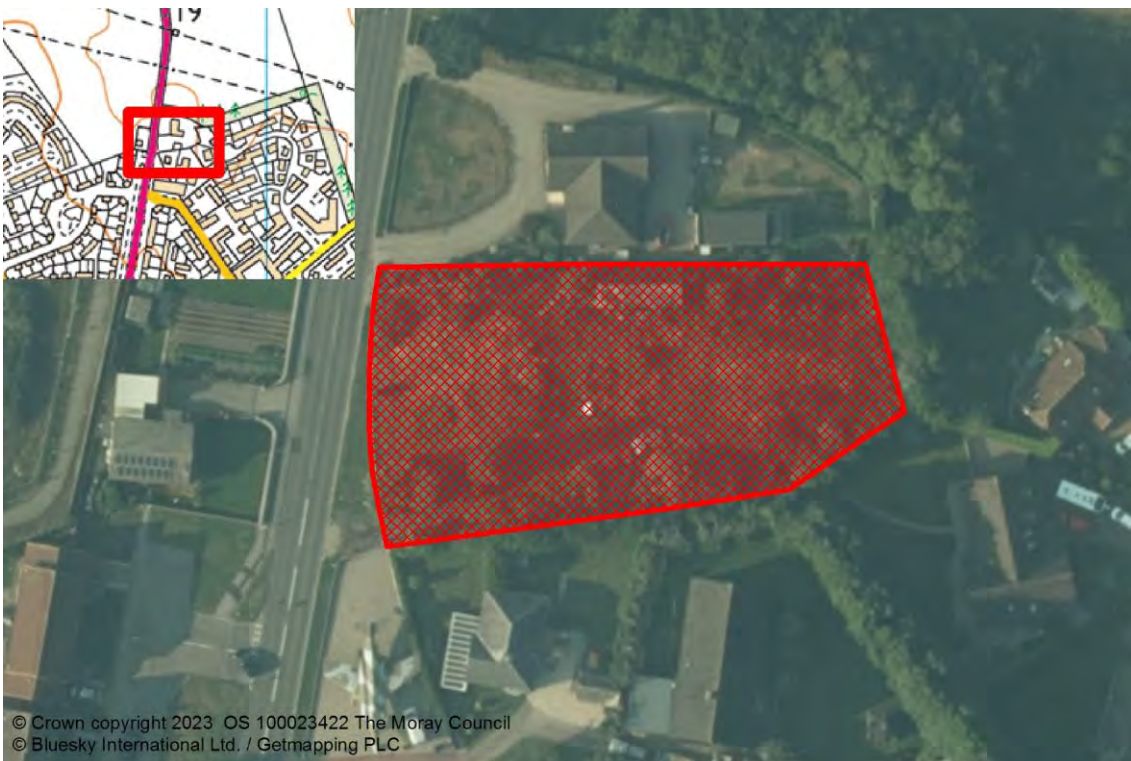
Easting:	321853	Northing:	864506
Primary School:	Seafield Primary School	Ward:	Elgin City North
Secondary School:	Elgin Academy	Area (Ha):	0.22

Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
12/00652		Full	Refused	20/12/2012		Vary conditions (provision of cycleway)
12/00071		Full	Refused	01/03/2012		Delete conditions (provision of cycleway)
11/00233	4	Full	Approved	26/08/2011		Permission commenced
09/02161	8	Full	Approved	11/08/2010		



ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											29

Planning:

Planning Consent: Outline

Green/Brown: Brown

Adopted Local Plan: ☒

House Programme: ☐

Constraint Type: Marketability

Land Use Type: Residential

Constraint Notes:

Effective Land:

Established Land: 2013

Windfall: No

Dispute:

Developer:

Owner: Edgar Road Properties Ltd

LPR:	20/R21	SITE REF:	M/EL/R/082
Supply Type:	Constrained	LOCATION:	PALMERS CROSS

Capacity:	Projected 5yr Completions	Total Units	29
Units Not Built	29	Effective Land	0
		Constrained Land	29

Extra Information:

Easting: 320396

Northing: 862046

Primary School: West End Primary School

Ward: Elgin City South

Secondary School: Elgin Academy

Area (Ha): 2.52



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
14/02172	29	Full	Approved	22/12/2014		Renewal
11/01882	29	Full	Approved	17/01/2012		Extend 06/02897
06/02897	29	Outline	Approved	18/03/2009		
17/01933	28	Outline	Withdrawn			

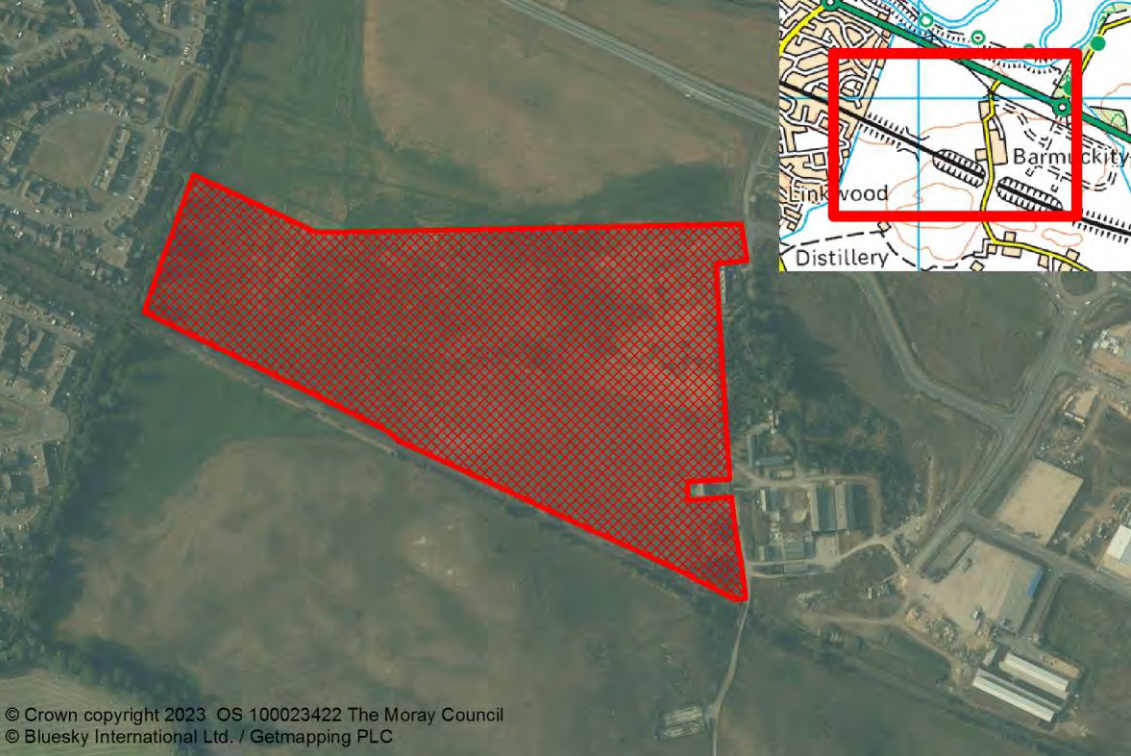
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												190

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2017	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Ian Robertson	Developer:	Springfield Properties Plc

LPR:	20/R16	SITE REF:	M/EL/R/088
Supply Type:	Constrained	LOCATION:	BARMUCKITY

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	190	Effective Land	0	Constrained Land	190

Extra Information:			
Easting:	324098	Northing:	861856
Primary School:	Split	Ward:	Fochabers Lhanbryde
Secondary School:	Split	Area (Ha):	13.18



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
14											

Planning:

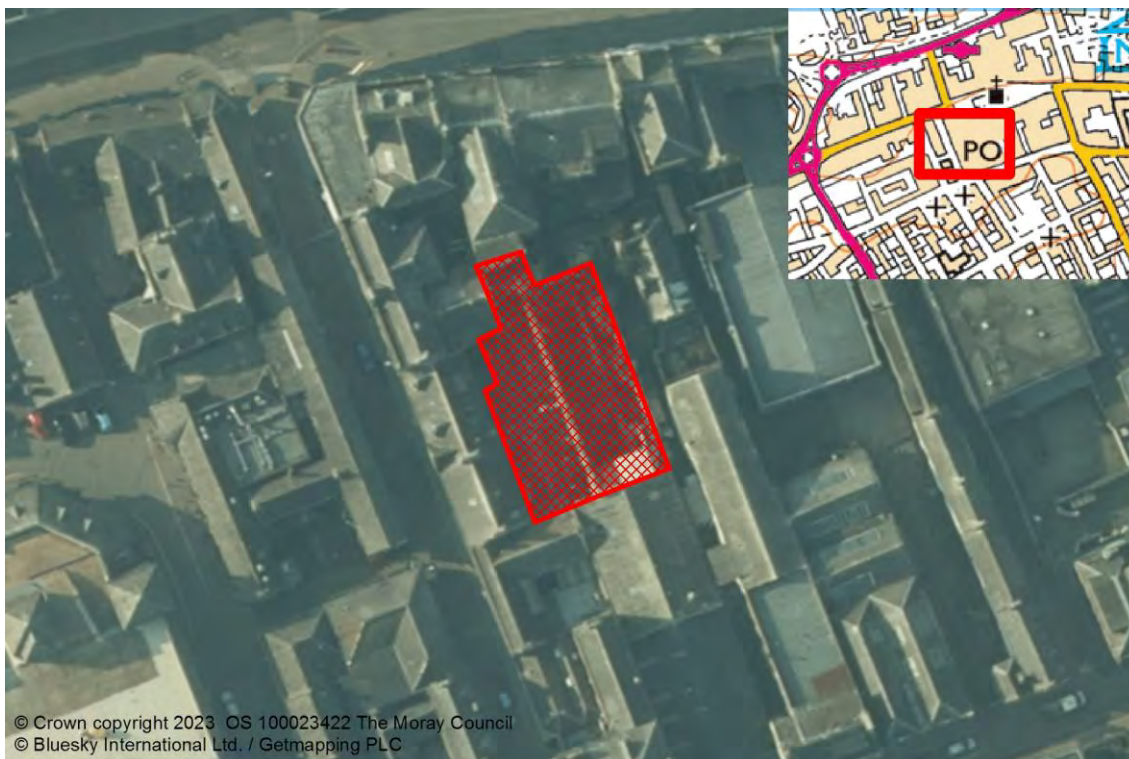
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2018	Effective Land:	2018
Dispute:	Agreed	Windfall:	Yes
Owner:	Mr William McBey	Developer:	

LPR:	Win	SITE REF:	M/EL/R/092
Supply Type:	Effective	LOCATION:	FORMER JAILHOUSE

Capacity:	Projected 5yr Completions	14	Total Units	14	
Units Not Built	14	Effective Land	14	Constrained Land	0

Extra Information:

Easting:	321534	Northing:	862778
Primary School:	West End Primary School	Ward:	Elgin City South
Secondary School:	Elgin Academy	Area (Ha):	0.06



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Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
17/00963	14	Full	Approved	01/03/2018		CoU Nightclub to 14 serviced apartments

ELGIN

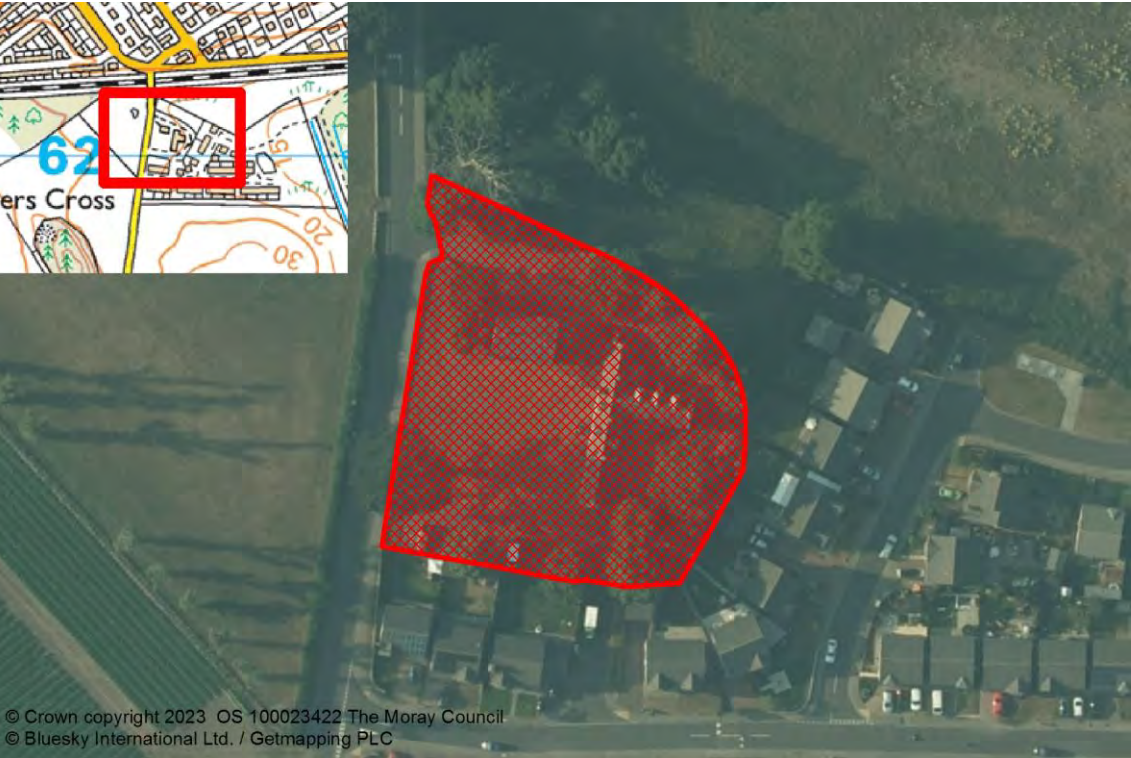
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
8											

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2019	Effective Land:	2019
Dispute:	Agreed	Windfall:	No
Owner:	Moray Council	Developer:	Moray Council

LPR:	20/R7	SITE REF:	M/EL/R/093
Supply Type:	Effective	LOCATION:	THE FIRS, BILBOHALL

Capacity:	Projected 5yr Completions	8	Total Units	8	
Units Not Built	8	Effective Land	8	Constrained Land	0

Extra Information:			
Easting:	320694	Northing:	862025
Primary School:	Greenwards Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	0.41



Tenure:	
Tenure Type	Units
Affordable Units	10

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00905	8	Full	Approved	21/04/2022		Blibohall Masterplan (Phase 1 - 194 units total)
19/00930	380					PAN for Bilbohall Masterplan

ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											50

Planning:

Planning Consent:	None	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Derelict, vacant, backland etc.
Constraint Notes:			
Established Land:	2019	Effective Land:	2019
Dispute:	Agreed	Windfall:	No
Owner:	NHS Grampian	Developer:	

LPR:	20/R14	SITE REF:	M/EL/R/094
Supply Type:	Constrained	LOCATION:	SPYNIE HOSPITAL

Capacity:	Projected 5yr Completions	Total Units	50
Units Not Built	50	Effective Land	0
		Constrained Land	50

Extra Information:

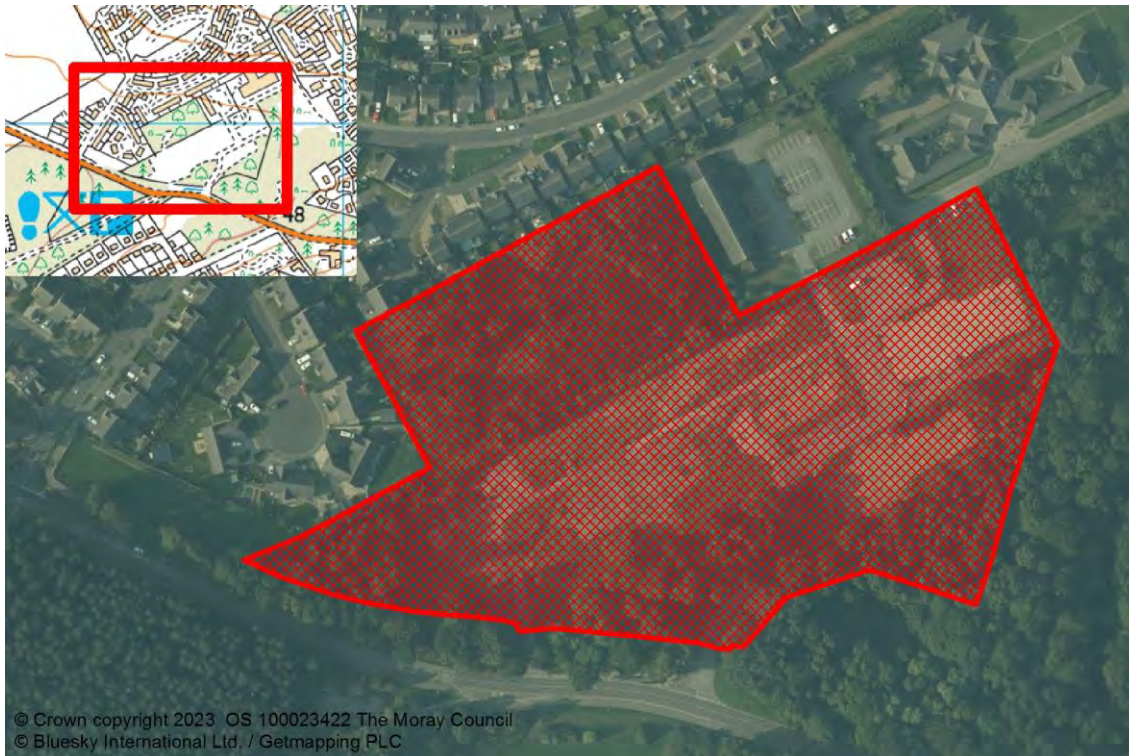
Easting:	320704	Northing:	863952
Primary School:	Bishopmill Primary School	Ward:	Elgin City North
Secondary School:	Elgin Academy	Area (Ha):	3.8

Tenure:

Tenure Type	Units
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Planning Applications:

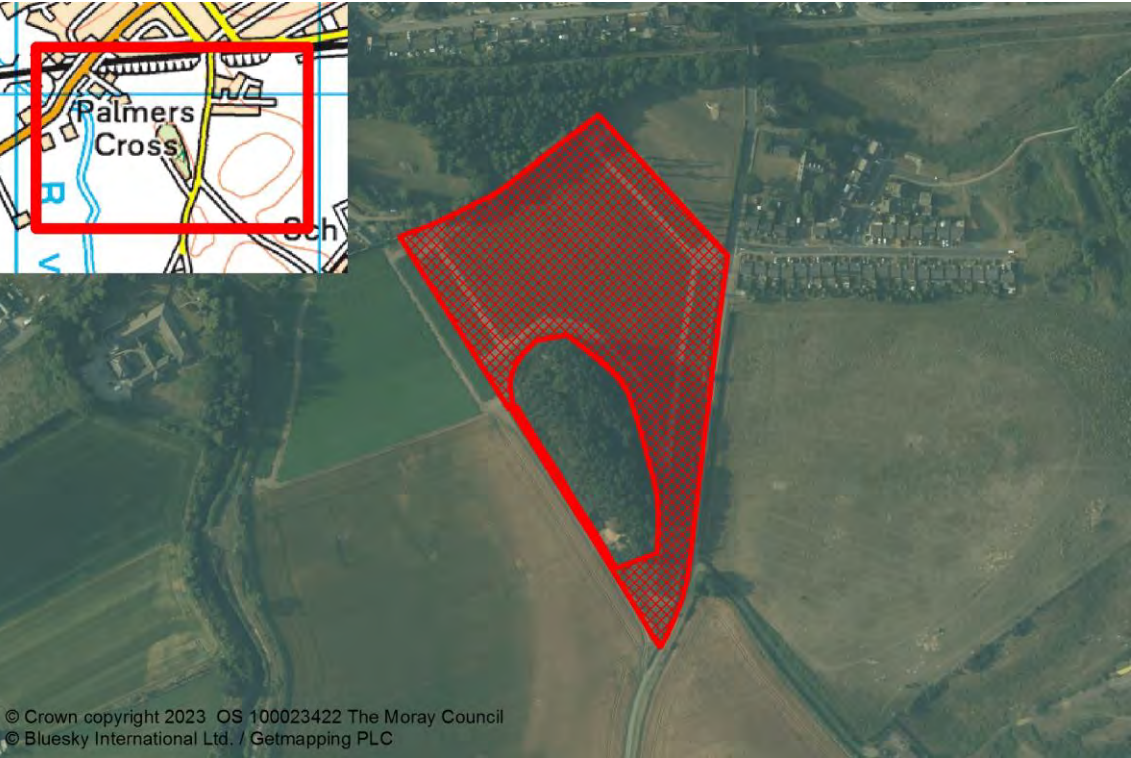
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00781	62	Full	Withdrawn	08/12/2022		Affordable housing
19/01025						PAN



ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										30	55

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input checked="" type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Scotia Homes	Developer:	Scotia Homes



LPR:	20/R6	SITE REF:	M/EL/R/15/12
Supply Type:	Effective	LOCATION:	KNOCKMASTING WOOD

Capacity:	Projected 5yr Completions	30	Total Units	85	
Units Not Built	85	Effective Land	85	Constrained Land	0

Extra Information:			
Easting:	320541	Northing:	861909
Primary School:	Greenwards Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	4.28

Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
15/01330	1	Full	Refused	29/09/2015		Refused by LRB in January 2016
05/00758	80	Full	Withdrawn			
19/00930	380	Full				PAN for Bilbohall Masterplan

ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
					4	4	4	5			

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2015

Dispute:

Owner: Morlich Homes

Green/Brown: Brown

House Programme: ☐

Land Use Type: Derelict, vacant, backland etc.

Effective Land: 2015

Windfall: No

Developer: Morlich Homes

LPR:	20/R9
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Supply Type:	Effective
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SITE REF: M/EL/R/15/13

LOCATION:	HAMILTON DRIVE
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Capacity:

Projected 5yr Completions

13

Total Units

17

Units Not Built	13
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Effective Land

13

Constrained Land 0

Extra Information:

Easting: 320812

Northing: 863708

Primary School: Bishopmill Primary School

Ward: Elgin City North

Secondary School: Elgin Academy

Area (Ha): 1.18

Tenure:

Tenure Type

Units

Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/01221		Full	Approved	23/11/2022		Vary house type (Plot 6)
19/01614	17	Full	Approved	30/09/2021		
19/00386	17	Full	Withdrawn	09/10/2019		



ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
									25	30	15

Planning:

Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input checked="" type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:		Developer:	Robertson Group

LPR:	20/R13	SITE REF:	M/EL/R/15/14
Supply Type:	Effective	LOCATION:	LESMURDIE FIELDS

Capacity:	Projected 5yr Completions	55	Total Units	70	
Units Not Built	70	Effective Land	70	Constrained Land	0

Extra Information:

Easting:	322746	Northing:	863777
Primary School:	Seafeld Primary School	Ward:	Split
Secondary School:	Elgin Academy	Area (Ha):	6.07



Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/01510	70	Full	Approved	16/11/2022		
18/00978	90					PAN

ELGIN

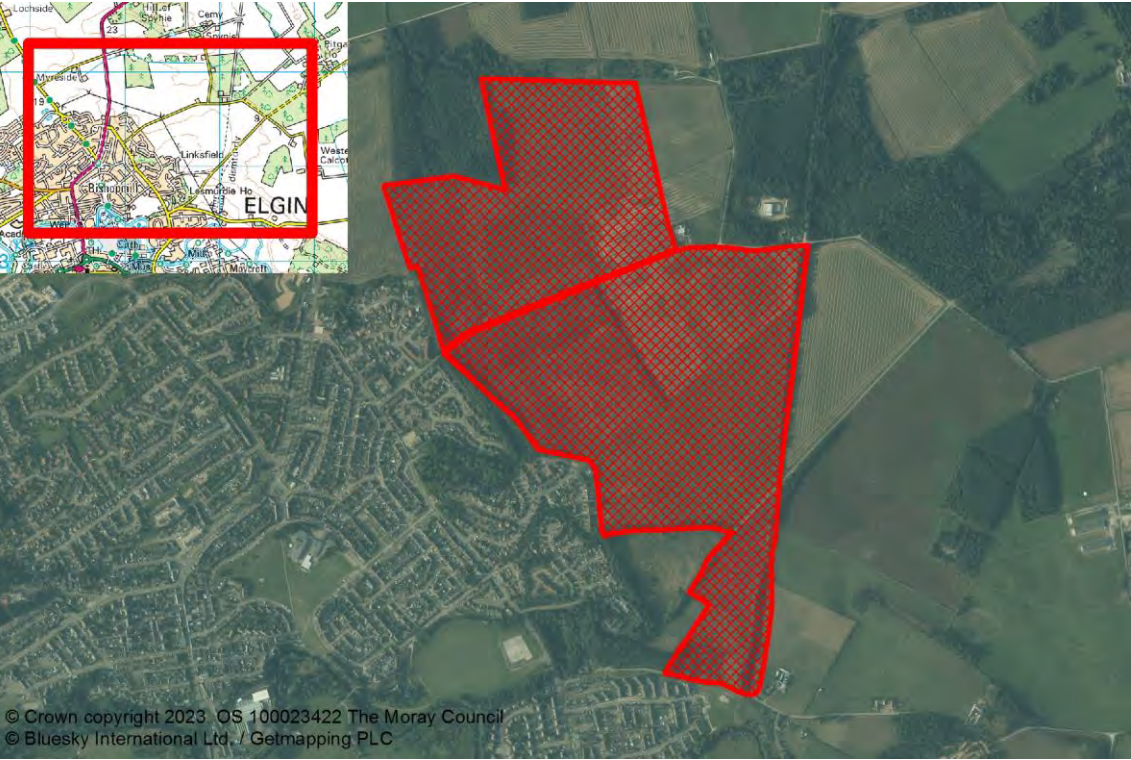
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											1800

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:	LONG		
Established Land:	2015	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Pitgaveny Estate	Developer:	

LPR:	20/LONG1	SITE REF:	M/EL/R/15/LNE
Supply Type:	Constrained	LOCATION:	LONG1 A/B NORTH EAST

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	1800	Effective Land	0	Constrained Land	1800

Extra Information:			
Easting:	322626	Northing:	864410
Primary School:	Seafield Primary School	Ward:	Split
Secondary School:	Elgin Academy	Area (Ha):	88.71



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							10	40	34		

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Moray Council

Green/Brown: Brown

House Programme: ☐

Land Use Type: Derelict, vacant, backland etc.

Effective Land: 2020

Windfall: No

Developer:

LPR:	20/R2	SITE REF:	M/EL/R/20/02
Supply Type:	Effective	LOCATION:	EDGAR ROAD

Capacity:	Projected 5yr Completions	84	Total Units	84	
Units Not Built	84	Effective Land	84	Constrained Land	0

Extra Information:

Easting: 320936

Northing: 861606

Primary School: Greenwards Primary School

Ward: Elgin City South

Secondary School: Elgin High School

Area (Ha): 5.42



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00905	84	Full	Approved	21/04/2022		Bilbohall Masterplan (Phase 1 - 194 units total)
15/00607		Full	Approved	24/06/2015		Deposit of excavated material
14/01618		Full	Approved	11/02/2015		Replacement of Elgin High School
19/00930	380					PAN for Bilbohall Masterplan

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											50

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Mr Dean Anderson

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R5	SITE REF:	M/EL/R/20/05
Supply Type:	Constrained	LOCATION:	BILBOHALL WEST

Capacity:	Projected 5yr Completions	Total Units	50
Units Not Built	50	Effective Land	0
		Constrained Land	50

Extra Information:

Easting: 320688

Northing: 861340

Primary School: Greenwards Primary School

Ward: Elgin City South

Secondary School: Elgin High School

Area (Ha): 4.39



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											150

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Pitgaveny Estate

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R12	SITE REF:	M/EL/R/20/12
Supply Type:	Constrained	LOCATION:	FINDRASSIE (R12 PARCEL)

Capacity:	Projected 5yr Completions		Total Units	
Units Not Built	150	Effective Land	0	Constrained Land 150

Extra Information:

Easting: 321674

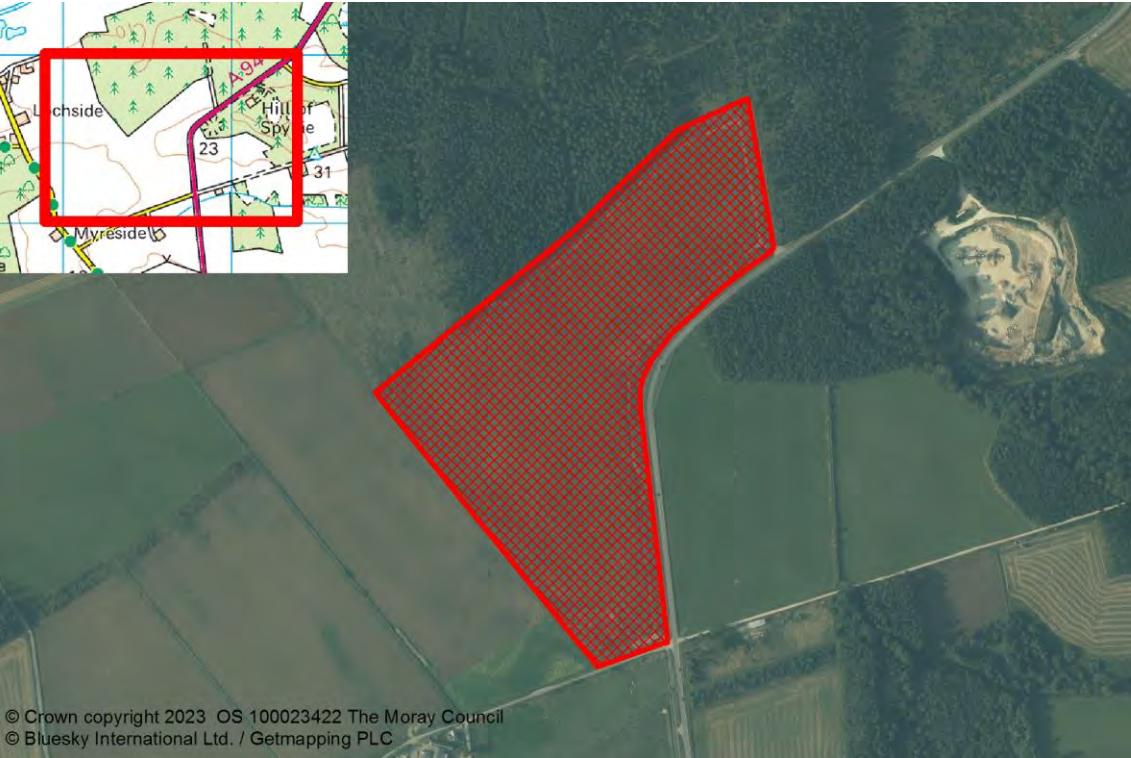
Primary School: Seafeld Primary School

Secondary School: Elgin Academy

Northing: 865510

Ward: Heldon And Laich

Area (Ha): 16.95



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ELGIN

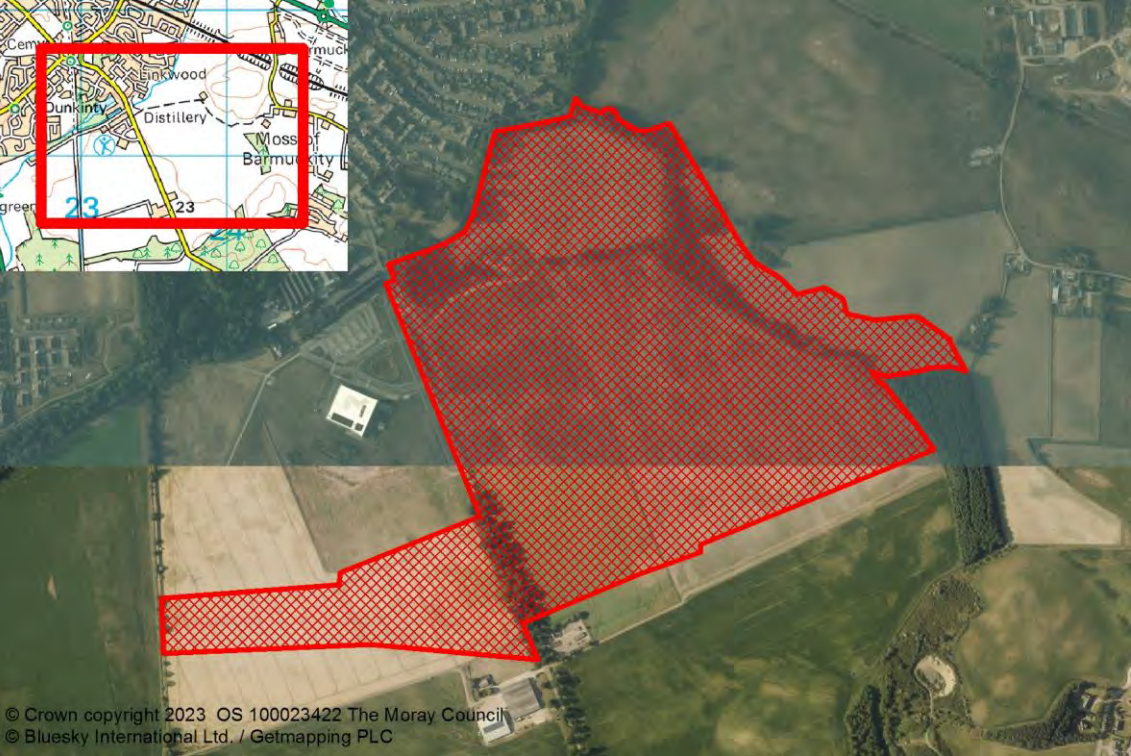
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
				22	44					40	539

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Ownership	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2018	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Ian Robertson	Developer:	Springfield Properties Plc

LPR:	20/R19	SITE REF:	M/EL/R/20/19
Supply Type:	Part Constrained	LOCATION:	EASTER LINKWOOD AND LINKWOOD

Capacity:	Projected 5yr Completions	40	Total Units	645	
Units Not Built	579	Effective Land	40	Constrained Land	539

Extra Information:			
Easting:	323677	Northing:	861106
Primary School:	Linkwood Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Split	Area (Ha):	48.38



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00316		Full	Approved	16/09/2020		Variation of house types
18/01209	645	Full	Approved	16/05/2019		Variation of phasing [Phases 1A, 1B - 1C]
16/01244		Full	Approved	10/05/2018		Elgin South Masterplan [Phase 1 - 870 units total]

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
			63	51	15	29	29				

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2018	Effective Land:	2019
Dispute:	Agreed	Windfall:	No
Owner:	Springfield Properties Plc	Developer:	Springfield Properties Plc

LPR:	20/R20	SITE REF:	M/EL/R/20/20
Supply Type:	Effective	LOCATION:	GLASSGREEN, ELGIN SOUTH

Capacity:	Projected 5yr Completions	58	Total Units	187	
Units Not Built	58	Effective Land	58	Constrained Land	0

Extra Information:			
Easting:	321896	Northing:	860463
Primary School:	Greenwards Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	17.59



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/00206	200	Full	Approved	13/01/2023		Variation to phasing and layout (increase in units [5])
21/00304	199	Full	Approved	13/01/2023		Variation to layout (reduction in units [1])
21/00396	187	Full	Approved	13/01/2023		Plot substitution (reduction in units [12])
19/01641		Full	Approved	08/04/2020		Variation to house types
18/01209	195	Full	Approved	16/05/2019		Variation to phasing
16/01244	870	Full	Approved	10/05/2018		Elgin South Masterplan

ELGIN

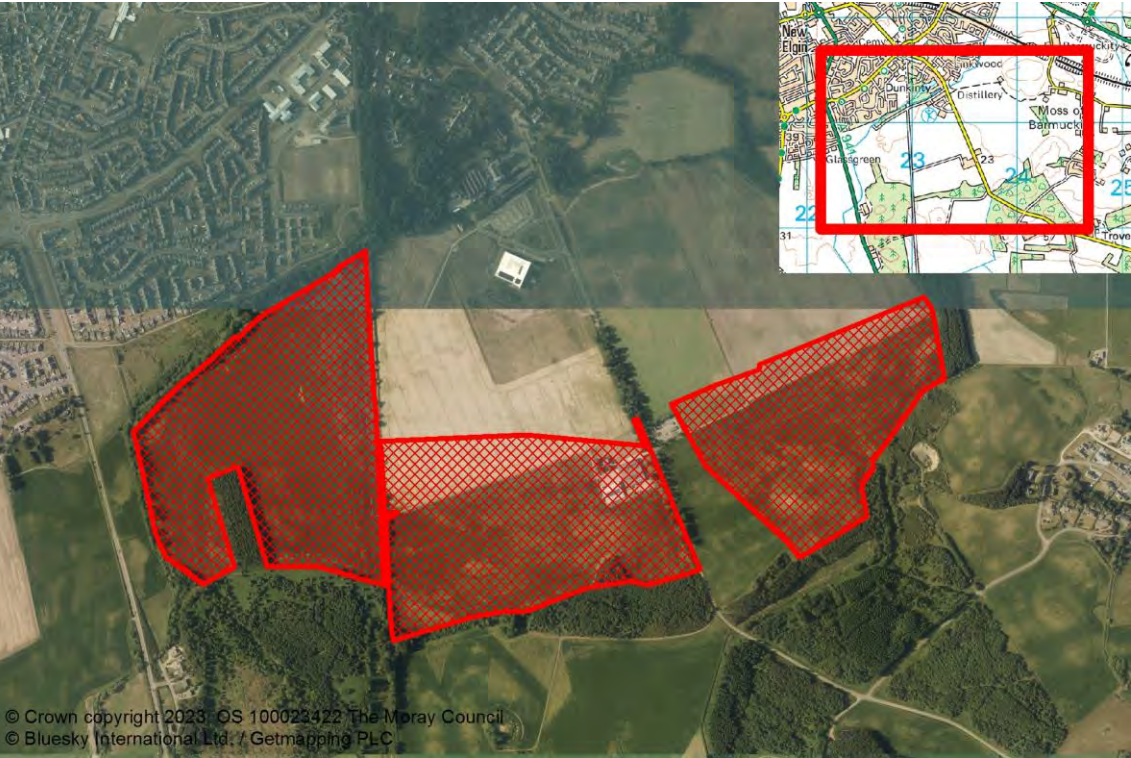
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												1000

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:	LONG		
Established Land:	2015	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:		Developer:	Springfield Properties Plc

LPR:	20/LNG2	SITE REF:	M/EL/R/20/L2
Supply Type:	Constrained	LOCATION:	ELGIN SOUTH LONG2

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	1000	Effective Land	0	Constrained Land	1000

Extra Information:			
Easting:	322892	Northing:	860523
Primary School:	Split	Ward:	Fochabers Lhanbryde
Secondary School:	Split	Area (Ha):	69.3



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ELGIN

Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												8

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Derelict, vacant, backland etc.
Constraint Notes:			
Established Land:	2019	Effective Land:	2019
Dispute:	Agreed	Windfall:	Yes
Owner:	Jean Stalker	Developer:	

LPR:	Win	SITE REF:	M/EL/R/20/W1
Supply Type:	Effective	LOCATION:	9 MOSS STREET

Capacity:	Projected 5yr Completions	8	Total Units	8	
Units Not Built	8	Effective Land	8	Constrained Land	0

Extra Information:			
Easting:	321717	Northing:	862743
Primary School:	East End Primary School	Ward:	Elgin City South
Secondary School:	Elgin Academy	Area (Ha):	0.03



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
18/01332	8	Full	Approved	08/05/2019		

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						10	60	60	60	60	377

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2021
Dispute:	Agreed	Windfall:	No
Owner:	Springfield Properties Plc	Developer:	Springfield Properties Plc

LPR:	20/LONG2	SITE REF:	M/EL/R/21/L2
Supply Type:	Effective	LOCATION:	ELGIN SOUTH (GRASSGREEN, BURNSIDE & CEMETERY)

Capacity:	Projected 5yr Completions	250	Total Units	627	
Units Not Built	627	Effective Land	627	Constrained Land	0

Extra Information:			
Easting:	323286	Northing:	860599
Primary School:	Split	Ward:	Split
Secondary School:	Elgin High School	Area (Ha):	41.8



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/01731		Full	Withdrawn			North Burnside
21/01163	186	Full	Pending			Glassgreen Village (Phase 2)

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
53											

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2022

Dispute:

Owner:

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2022

Windfall:

Developer: Springfield Properties Plc

LPR:	20/CF4	SITE REF:	M/EL/R/22/01
Supply Type:	Effective	LOCATION:	SOUTH GLASSGREEN

Capacity:	Projected 5yr Completions	53	Total Units	53
Units Not Built	53	Effective Land	53	Constrained Land

Extra Information:

Easting: 322122

Northing: 860448

Primary School: Greenwards Primary School

Ward: Elgin City South

Secondary School: Elgin High School

Area (Ha): 2.58



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/00739	53	Full	Approved	27/01/2023		

ELGIN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						4	20				

Planning:

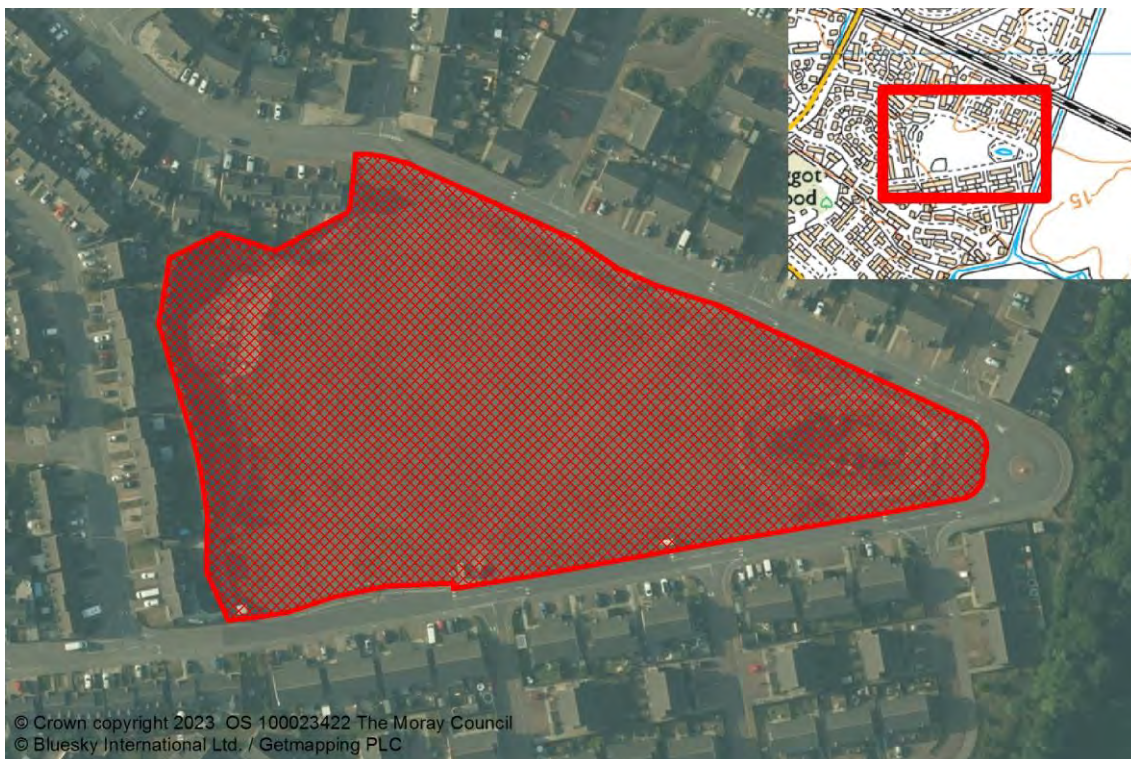
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	
Constraint Notes:			
Established Land:	2020	Effective Land:	2022
Dispute:	Agreed	Windfall:	Yes
Owner:		Developer:	Springfield Properties Plc

LPR:	20/ENV2+3	SITE REF:	M/EL/R/23/01
Supply Type:	Effective	LOCATION:	BAIN AVENUE

Capacity:	Projected 5yr Completions	24	Total Units	24
Units Not Built	24	Effective Land	24	Constrained Land

Extra Information:

Easting:	323505	Northing:	861804
Primary School:	Linkwood Primary School	Ward:	Elgin City South
Secondary School:	Elgin High School	Area (Ha):	2.11



Tenure:

Tenure Type	Units
Affordable Units	24

Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/01863	24	Full	Approved	23/05/2022		Variation to house types (reduction in units)
19/00547	26	Full	Appeal	23/03/2020		Appeal (PPA-300-2056) upheld
19/00547	26	Full	Refused	09/10/2019		

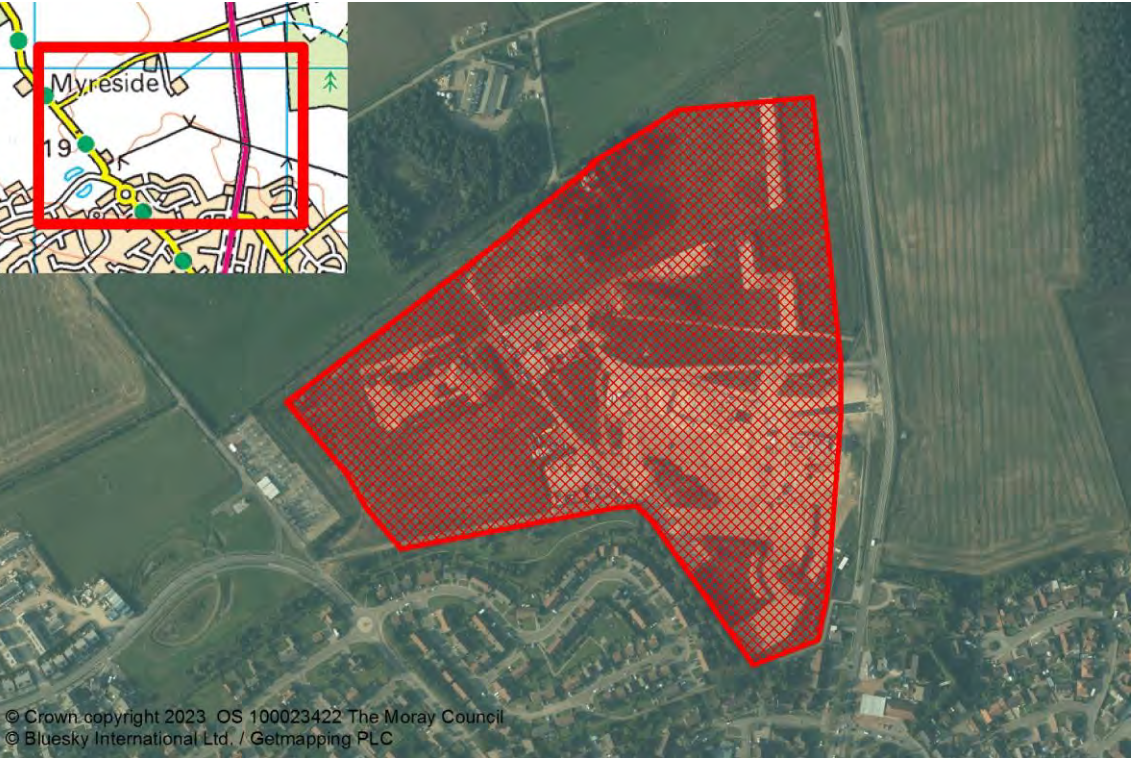
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
					64	70	70	60	57	36	98

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2019
Dispute:	Agreed	Windfall:	No
Owner:	Pitgaveney Estate	Developer:	Barratt Homes/David Wilson Hom

LPR:	20/R11	SITE REF:	M/EL/R/23/02
Supply Type:	Effective	LOCATION:	FINDRASSIE (E PARCEL)

Capacity:	Projected 5yr Completions	293	Total Units	455	
Units Not Built	391	Effective Land	391	Constrained Land	0

Extra Information:			
Easting:	321601	Northing:	864744
Primary School:	Seafeld Primary School	Ward:	Heldon And Laich
Secondary School:	Elgin Academy	Area (Ha):	15.54



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/01385	180	Full	Approved	08/02/2023		Variation of house type (increase in units (2)) [Phase E2]
21/00961	178	Full	Approved	13/04/2022		AMC (17/00834 and 19/01085) [Phase E2]
20/00753	113	Full	Approved	27/01/2021		AMC (17/00834 and 19/01085) [Phase E1]
19/01085		Full	Approved	18/08/2020		Variation of conditions (Area 1)
19/01220		Full	Withdrawn	29/06/2020		AMC (17/00834)

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										30	236

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Pitgaveny Estate	Developer:	Robertson Residential Group

LPR:	20/R11	SITE REF:	M/EL/R/23/03
Supply Type:	Effective	LOCATION:	FINDRASSIE (D PARCEL)

Capacity:	Projected 5yr Completions	30	Total Units	266	
Units Not Built	266	Effective Land	266	Constrained Land	0

Extra Information:			
Easting:	320451	Northing:	864268
Primary School:	Bishopmill Primary School	Ward:	Elgin City North
Secondary School:	Elgin Academy	Area (Ha):	11.32



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

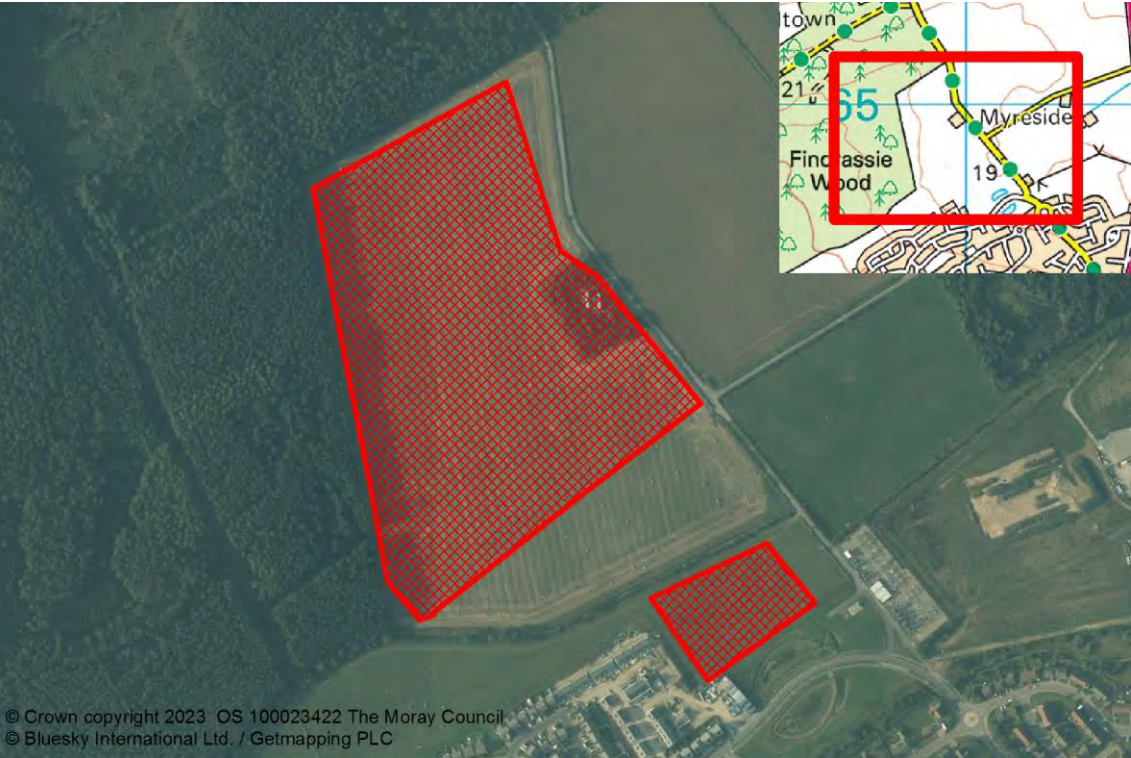
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												260

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Pitgaveny Estate	Developer:	

LPR:	20/R11	SITE REF:	M/EL/R/23/04
Supply Type:	Constrained	LOCATION:	FINDRASSIE (W PARCEL)

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	260	Effective Land	0	Constrained Land	260

Extra Information:			
Easting:	320890	Northing:	864851
Primary School:	Bishopmill Primary School	Ward:	Split
Secondary School:	Elgin Academy	Area (Ha):	12.12



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

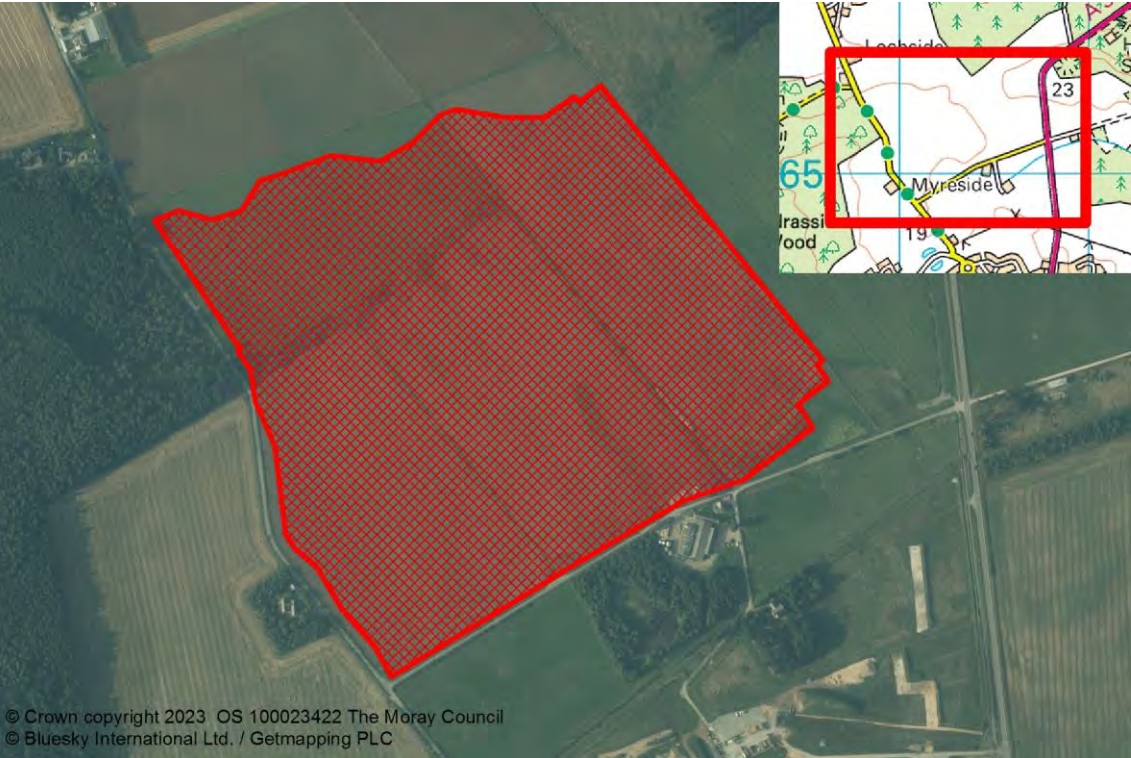
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												519

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Pitgaveny Estate	Developer:	

LPR:	20/R11	SITE REF:	M/EL/R/23/05
Supply Type:	Constrained	LOCATION:	FINDRASSIE (N PARCEL)

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	519	Effective Land	0	Constrained Land	519

Extra Information:			
Easting:	321225	Northing:	865218
Primary School:	Seafeld Primary School	Ward:	Heldon And Laich
Secondary School:	Elgin Academy	Area (Ha):	31.91



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							7	7	7		

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Poundland Elgin Ltd

Green/Brown: Brown

House Programme: ☐

Land Use Type: Commercial

Effective Land: 2020

Windfall: Yes

Developer:

LPR:	20/TC	SITE REF:	M/EL/R/TC/01
Supply Type:	Effective	LOCATION:	161-163 HIGH STREET (POUNDLAND)

Capacity:	Projected 5yr Completions	21	Total Units	21	
Units Not Built	21	Effective Land	21	Constrained Land	0

Extra Information:

Easting: 321480

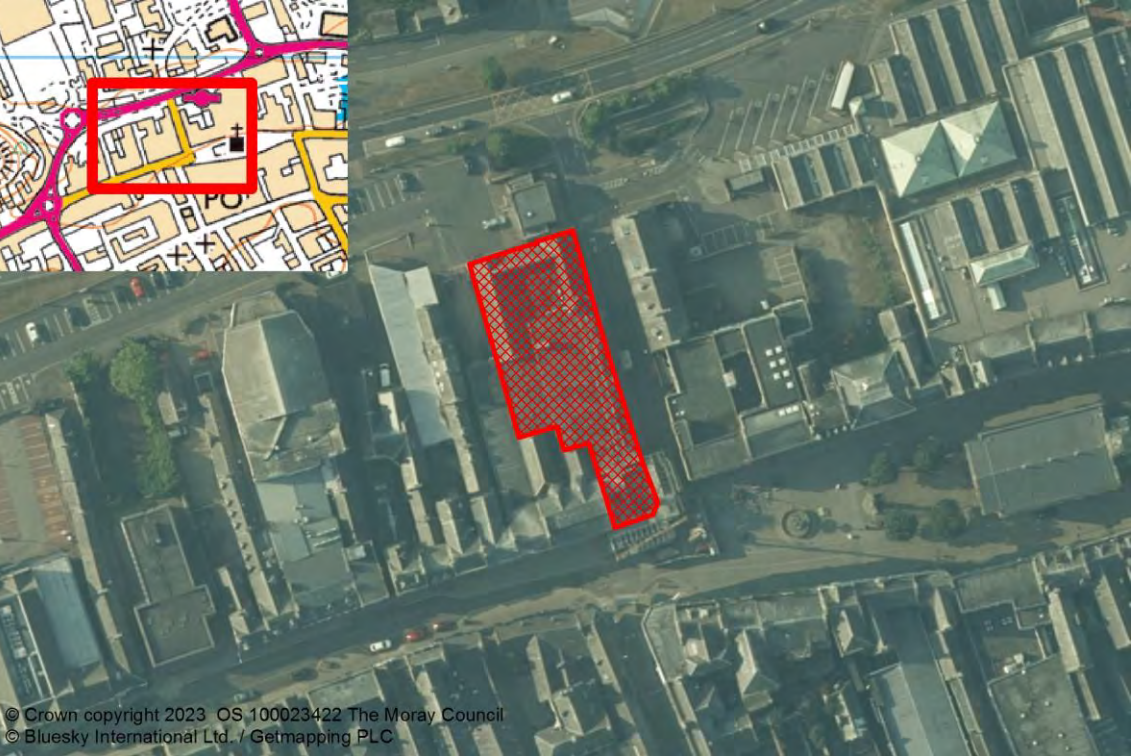
Northing: 862875

Primary School: West End Primary School

Ward: Elgin City South

Secondary School: Elgin Academy

Area (Ha): 0.14



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00891	21	Full	Approved	15/10/2020		

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
2											

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2019	Effective Land:	2019
Dispute:	Agreed	Windfall:	Yes
Owner:	Mr Sean Malone	Developer:	

LPR:	20/TC	SITE REF:	M/EL/R/TC/03
Supply Type:	Effective	LOCATION:	165 HIGH STREET

Capacity:	Projected 5yr Completions	2	Total Units	2	
Units Not Built	2	Effective Land	2	Constrained Land	0

Extra Information:			
Easting:	321483	Northing:	862840
Primary School:	West End Primary School	Ward:	Elgin City South
Secondary School:	Elgin Academy	Area (Ha):	0.02



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/01247	2	Full	Approved	26/11/2020		CoU from hairdressing salon to 2 x flats
19/01359	3	Full	Approved	06/12/2019		CoU from hairdressing salon to 3 x flats

ELGIN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
4											

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2021	Effective Land:	2021
Dispute:	Agreed	Windfall:	Yes
Owner:	Mr Richard Ham	Developer:	



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LPR:	20/TC	SITE REF:	M/EL/R/TC/04
Supply Type:	Effective	LOCATION:	42 BATCHEN STREET

Capacity:	Projected 5yr Completions	4	Total Units	4
Units Not Built	4	Effective Land	4	Constrained Land

Extra Information:			
Easting:	321535	Northing:	862727
Primary School:	West End Primary School	Ward:	Elgin City South
Secondary School:	Elgin Academy	Area (Ha):	0.02

Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00282	4	Full	Approved	11/09/2020		Conversion of shop storage to 4 x flats

ELGIN

Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												3

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2022	Effective Land:	2022
Dispute:	Agreed	Windfall:	Yes
Owner:	Sanus Moor Ltd	Developer:	

LPR:		SITE REF:	M/EL/R/TC/05
Supply Type:	Effective	LOCATION:	212 HIGH STREET

Capacity:	Projected 5yr Completions	3	Total Units	3
Units Not Built	3	Effective Land	3	Constrained Land

Extra Information:			
Easting:	321350	Northing:	862747
Primary School:	West End Primary School	Ward:	Elgin City South
Secondary School:	Elgin Academy	Area (Ha):	0.02



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/00419	3	Full	Approved	30/08/2021		Residential units and 1 commercial unit

FINDHORN

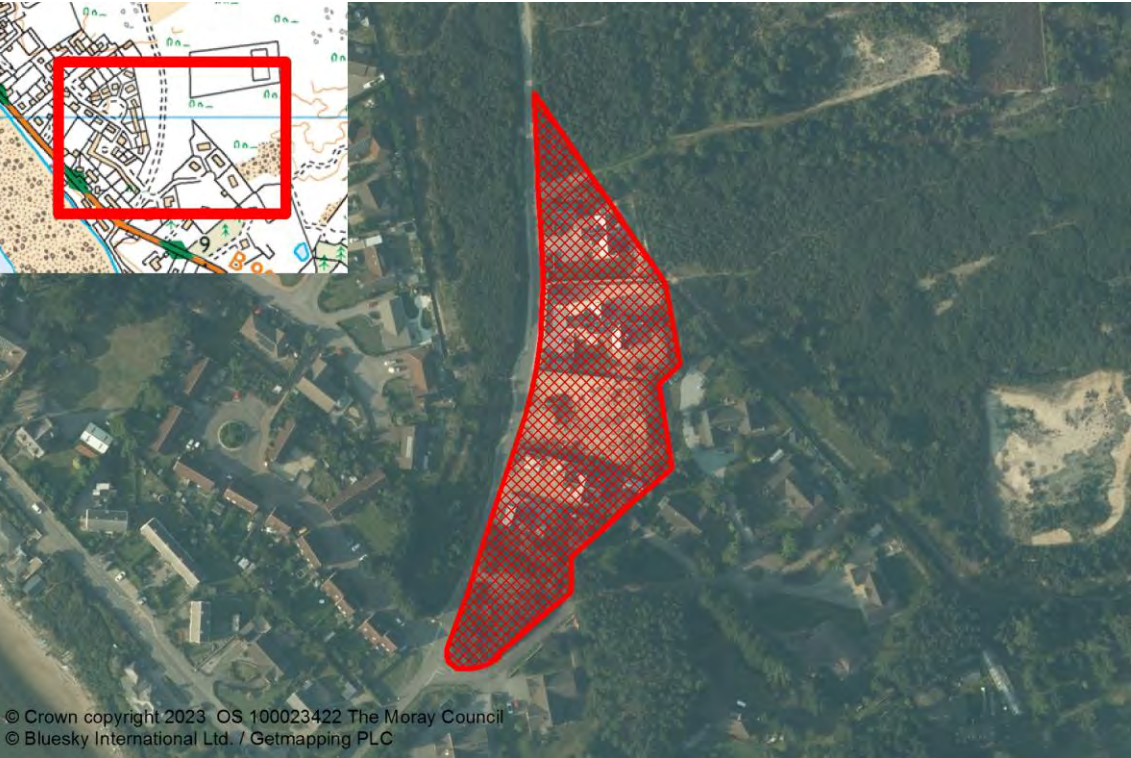
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
	2	0	1	1	1	1					

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	
Constraint Notes:			
Established Land:	2015	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Mr Tim Clark	Developer:	

LPR:	20/R1	SITE REF:	M/FH/R/009
Supply Type:	Effective	LOCATION:	HEATHNEUK

Capacity:	Projected 5yr Completions	1	Total Units	6	
Units Not Built	1	Effective Land	1	Constrained Land	0

Extra Information:			
Easting:	304580	Northing:	863950
Primary School:	Kinloss Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	0.9



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
18/01518		Full	Approved	29/01/2019		Plot 2a
18/00429		Full	Approved	04/05/2018		Plot 2a - Change of use (garage) to self-catering rental unit
17/00333	1	Full	Approved	10/05/2017		Sub division of Plot 1
14/00869	5	Full	Approved	07/07/2014		Sites marketed and sold

FINDHORN

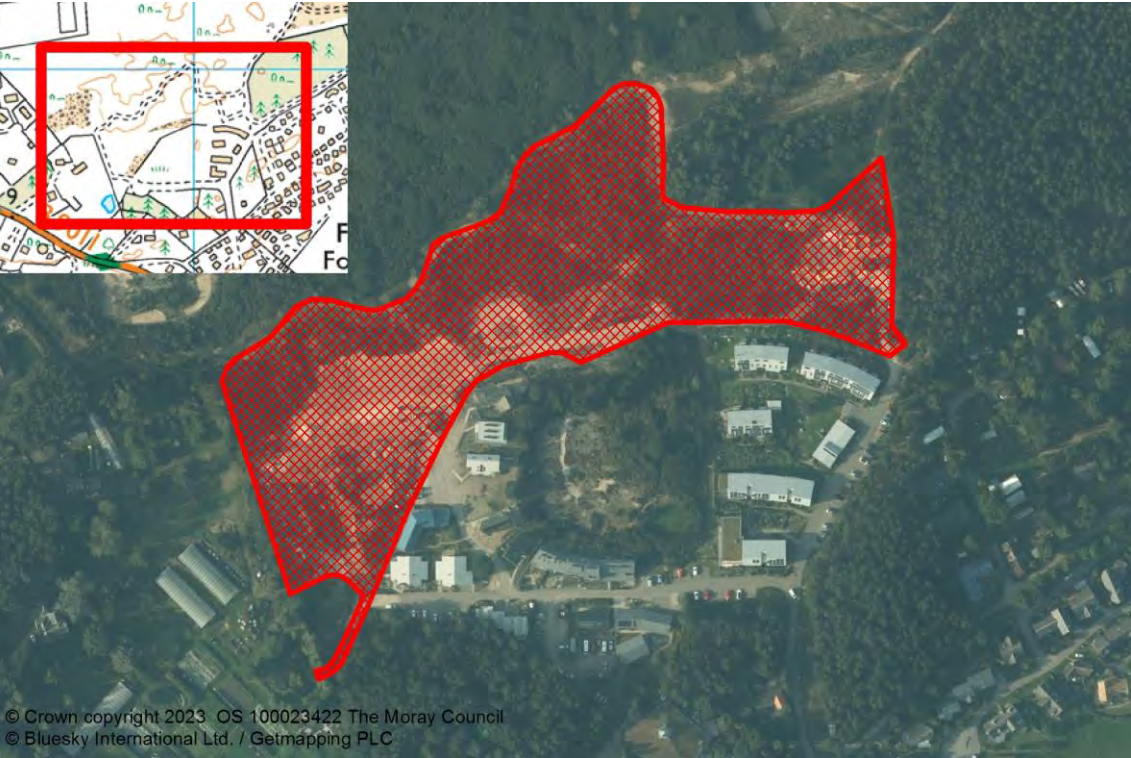
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
					9	8	8		13		

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	
Constraint Notes:			
Established Land:	2019	Effective Land:	2020
Dispute:	Agreed	Windfall:	Yes
Owner:		Developer:	Duneland Ltd

LPR:	Win	SITE REF:	M/FH/R/11
Supply Type:	Effective	LOCATION:	NORTH WHINS

Capacity:	Projected 5yr Completions	29	Total Units	38	
Units Not Built	29	Effective Land	29	Constrained Land	0

Extra Information:			
Easting:	304945	Northing:	863894
Primary School:	Kinloss Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	2.68



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/01222	9		Approved	12/08/2021		AMC of 19/00320/PPP [Plot 14]
20/00135	8		Approved	24/09/2020		AMC of 19/00320/PPP [Plot 13.2]
19/01649	8		Approved	23/09/2020		AMC of 19/00320/PPP
20/00016		Full	Approved	13/08/2020		Amend condition re max. ridge height
19/01436		Full	Withdrawn	14/01/2020		Amend condition re max. ridge height
19/00320	38	Outline	Approved	04/11/2019		

FINDHORN

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
				8	0	1					

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2019

Dispute: Agreed

Owner:

Green/Brown: Brown

House Programme: ☐

Land Use Type: Residential

Effective Land: 2019

Windfall: No

Developer:

LPR:	20/RC	SITE REF:	M/FH/R/20/RC
Supply Type:	Effective	LOCATION:	RESIDENTIAL CARAVANS

Capacity:	Projected 5yr Completions	1	Total Units	9	
Units Not Built	1	Effective Land	1	Constrained Land	0

Extra Information:

Easting: 305094

Northing: 863641

Primary School: Kinloss Primary School

Ward: Forres

Secondary School: Forres Academy

Area (Ha): 7.85



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/00043	8	Full	Approved	23/07/2020		
19/00042	1	Full	Approved	19/03/2019		

FINDOCHTY

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											35

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2003	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Seafield Estate	Developer:	

LPR:	20/R1	SITE REF:	M/FN/R/009
Supply Type:	Constrained	LOCATION:	MORVEN CRESCENT

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	35	Effective Land	0	Constrained Land	35

Extra Information:			
Easting:	346362	Northing:	867677
Primary School:	Findochty Primary School	Ward:	Buckie
Secondary School:	Buckie High School	Area (Ha):	2.82



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
10/00419				19/03/2010		SCN for residential development

FINDOCHTY

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											20

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner: Seafield Estate

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R2	SITE REF:	M/FN/R/07/02
Supply Type:	Constrained	LOCATION:	WEST OF PRIMARY SCHOOL

Capacity:	Projected 5yr Completions		Total Units	20
Units Not Built	20	Effective Land	0	Constrained Land 20

Extra Information:

Easting: 345847

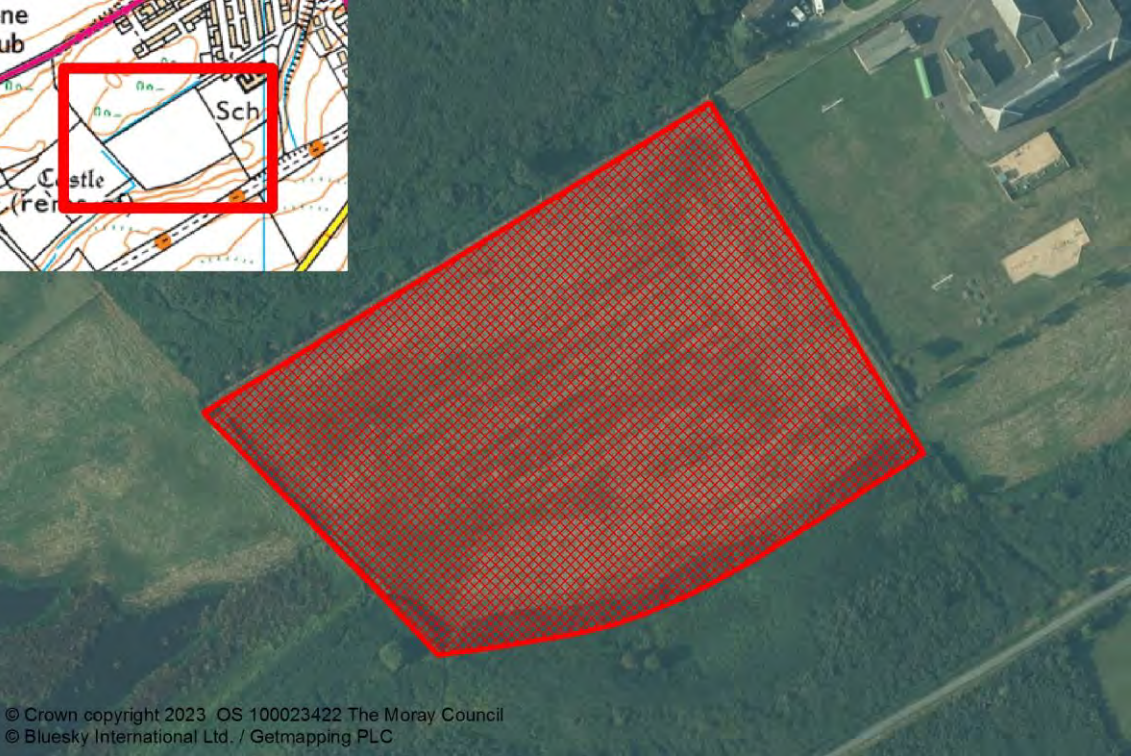
Northing: 867475

Primary School: Findochty Primary School

Ward: Buckie

Secondary School: Buckie High School

Area (Ha): 2



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FOCHABERS

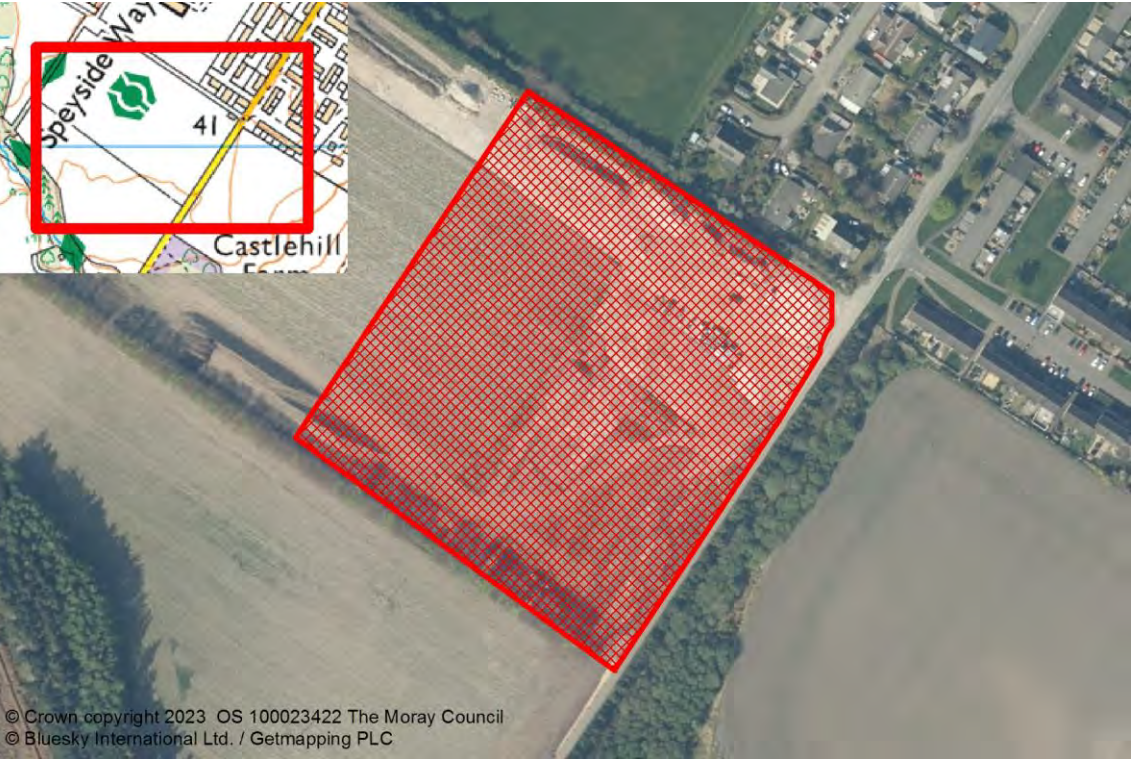
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
					4	15	20	10			

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	
Constraint Notes:			
Established Land:	2007	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Bob Milton Properties	Developer:	Bob Milton Properties

LPR:	20/R1	SITE REF:	M/FO/R/07/01
Supply Type:	Effective	LOCATION:	ORDIQUISH ROAD

Capacity:	Projected 5yr Completions	45	Total Units	49	
Units Not Built	45	Effective Land	45	Constrained Land	0

Extra Information:			
Easting:	334366	Northing:	858016
Primary School:	Milne's Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	2.62



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/00385		Full	Approved	05/07/2022		Variation of house types (Plots 4-7)
21/01487		Full	Approved	09/12/2021		Amend house design (Plot 8)
21/00933		Full	Approved	19/08/2021		Variation of house type (Plot 3)
15/00244	49	Full	Approved	26/11/2015		
12/01577	50	Outline	Approved	10/02/2014		

FOCHABERS

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
								10	20	20	

Planning:
Planning Consent: None
Adopted Local Plan: ☒
Constraint Type:
Constraint Notes:
Established Land: 2008
Dispute: Agreed
Owner: Bob Milton Properties

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2015

Windfall: No

Developer: Bob Milton Properties

LPR:	20/R2	SITE REF:	M/FO/R/07/02
Supply Type:	Effective	LOCATION:	ORDIQUISH ROAD WEST

Capacity:	Projected 5yr Completions	50	Total Units	50	
Units Not Built	50	Effective Land	50	Constrained Land	0

Extra Information:
Easting: 334242
Northing: 858100
Primary School: Milne's Primary School
Ward: Fochabers Lhanbryde
Secondary School: Milne's High School
Area (Ha): 2.32



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FOCHABERS

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											35

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes: LONG

Established Land: 2015

Dispute: Agreed

Owner: Crown Estate Scotland

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/LONG	SITE REF:	M/FO/R/15/LG
Supply Type:	Constrained	LOCATION:	ORDIQUISH ROAD EAST LONG

Capacity:	Projected 5yr Completions		Total Units	35
Units Not Built	35	Effective Land	0	Constrained Land 35

Extra Information:

Easting: 334612

Northing: 857859

Primary School: Milne's Primary School

Ward: Fochabers Lhanbryde

Secondary School: Milne's High School

Area (Ha): 1.85



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FOCHABERS

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										5	45

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Effective 5yr+

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Crown Estate Scotland

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2020

Windfall: No

Developer:

LPR:	20/R4	SITE REF:	M/FO/R/20/04
Supply Type:	Effective	LOCATION:	ORDIQUISH ROAD EAST

Capacity:	Projected 5yr Completions	5	Total Units	50	
Units Not Built	50	Effective Land	50	Constrained Land	0

Extra Information:

Easting: 334498

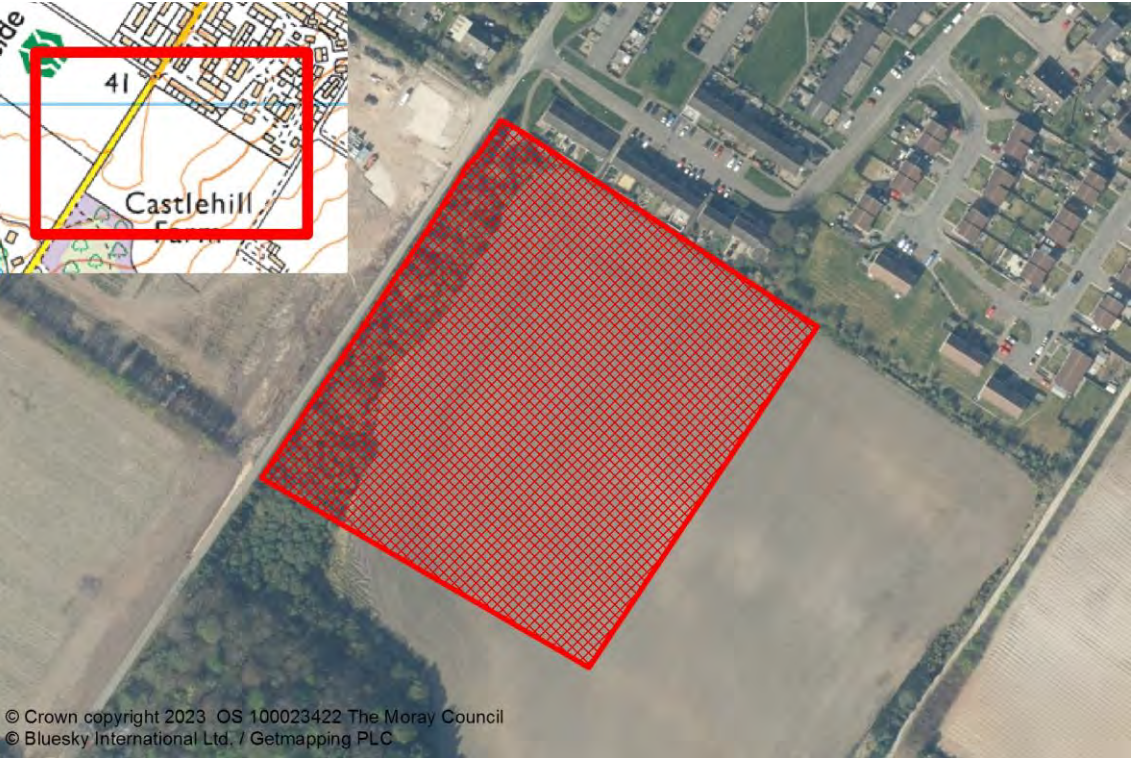
Northing: 857930

Primary School: Milne's Primary School

Ward: Fochabers Lhanbryde

Secondary School: Milne's High School

Area (Ha): 2.5



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FORRES

The Moray Council Housing Land Audit 2023

Projected Completions:

[illegible]

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2011

Dispute:	Agreed
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Owner:

Green/Brown: Brown

House Programme: ☐

Land Use Type: Commercial

Effective Land: 2011

Windfall: Yes

Developer: Cairn Housing Association

LPR:	20/0PP4
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Supply Type:	Effective
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SITE REF:	M/FR/R/057
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LOCATION: AUCTION MART, TYTLER STREET

Capacity:

Capacity:	Projected 5yr Completions	24	Total Units	24
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Units Not Built	24	Effective Land	24	Constrained Land	0
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Extra Information:

Easting: 303070 Northing: 858830

Primary School: Pilmuir Primary School Ward: Forres

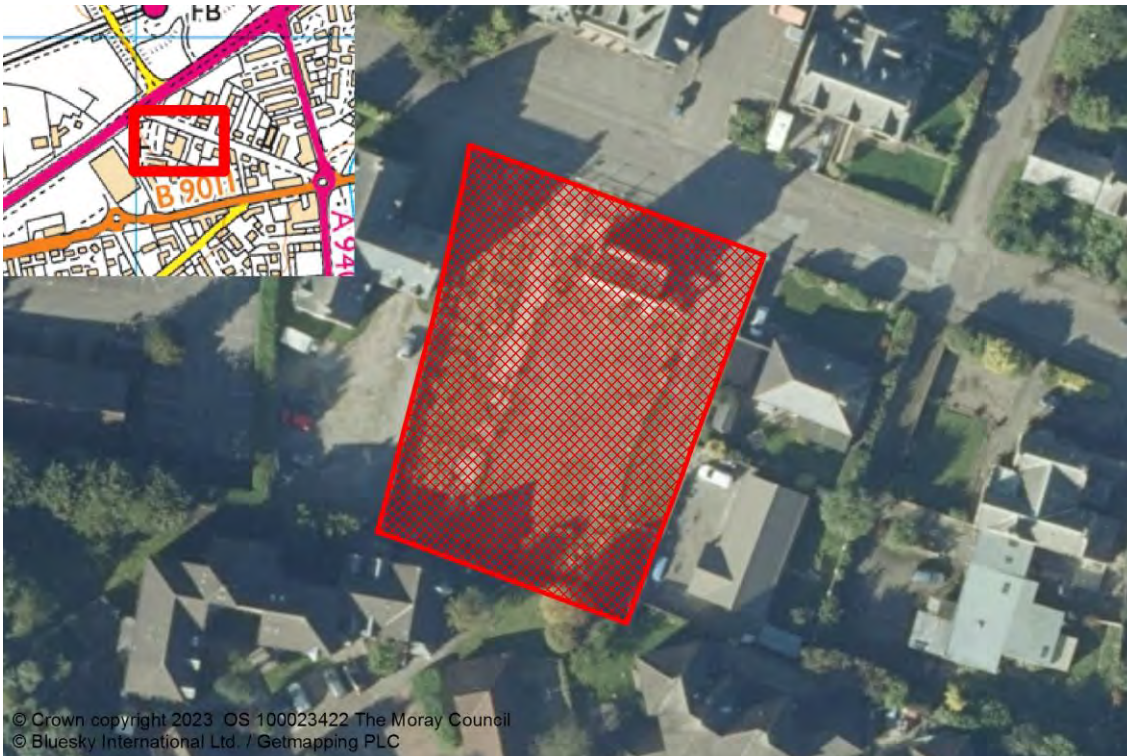
Secondary School: Forres Academy Area (Ha): 0.2

Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
13/00347	24	Full	Approved	25/09/2013		Extend 08/01954
08/01954	24	Full	Approved	21/05/2010		
15/00371		Full				Listed Building Consent



FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										24	24

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Contamination	Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2019	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	St Machar Properties Ltd	Developer:	

LPR:	20/OPP1	SITE REF:	M/FR/R/060
Supply Type:	Part Constrained	LOCATION:	CAROLINE STREET

Capacity:	Projected 5yr Completions	24	Total Units	48	
Units Not Built	48	Effective Land	24	Constrained Land	24

Extra Information:			
Easting:	303505	Northing:	859113
Primary School:	Anderson's Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	1.51



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/01455	48	Full	Appeal	18/10/2022		Appeal (PPA-300-2065) upheld
20/01455	48	Full	Refused	25/08/2021		
16/00740	80					PAN for affordable units development

FORRES

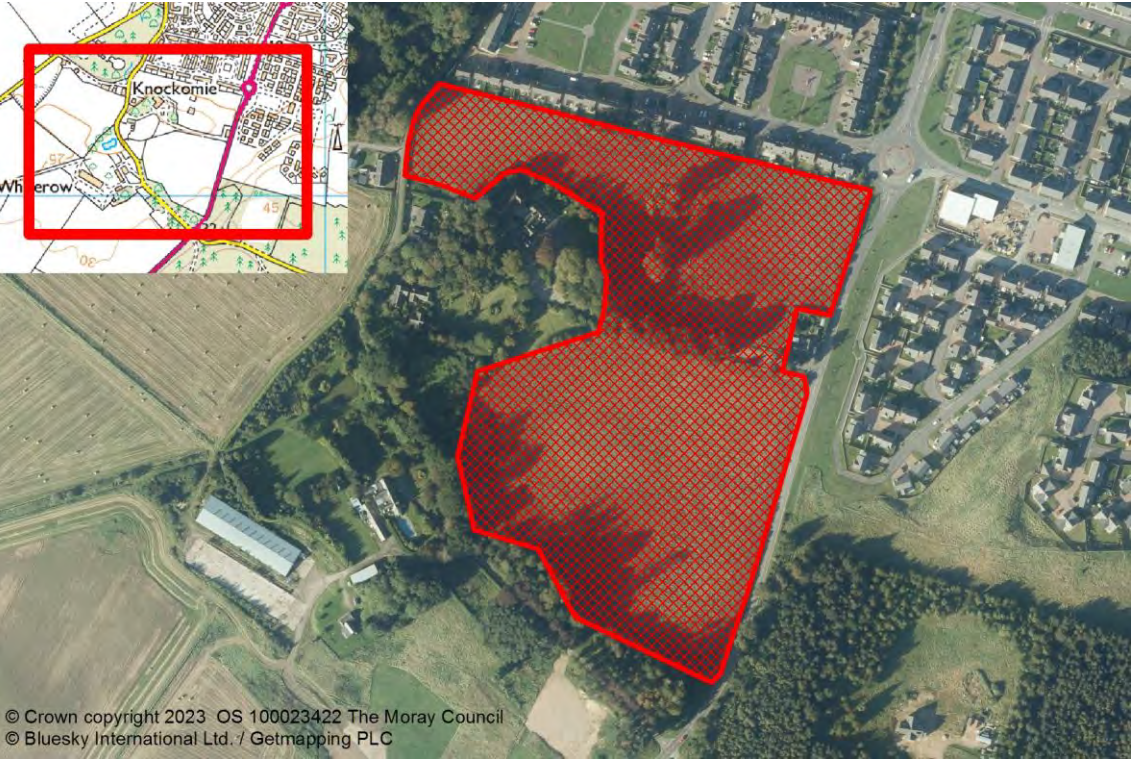
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
					32	30	30	20			

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2008	Effective Land:	2014
Dispute:	Agreed	Windfall:	No
Owner:	Tulloch Homes	Developer:	Tulloch Homes

LPR:	20/R1	SITE REF:	M/FR/R/07/01
Supply Type:	Effective	LOCATION:	KNOCKKOMIE

Capacity:	Projected 5yr Completions	80	Total Units	112	
Units Not Built	80	Effective Land	80	Constrained Land	0

Extra Information:			
Easting:	302593	Northing:	857171
Primary School:	Pilmuir Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	7.56



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/00293	112	Full	Approved	22/12/2020		
07/02733	90	Full	Refused	18/06/2009		Appeal dismissed
08/02367	90	Full	Withdrawn			

FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
26	47	48	34	41	87	89	91	22			

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2012
Dispute:	Agreed	Windfall:	No
Owner:	Springfield Properties Plc	Developer:	Springfield Properties Plc

LPR:	20/R2	SITE REF:	M/FR/R/07/03
Supply Type:	Effective	LOCATION:	FERRYLEA

Capacity:	Projected 5yr Completions	202	Total Units	582	
Units Not Built	202	Effective Land	202	Constrained Land	0

Extra Information:			
Easting:	303116	Northing:	857233
Primary School:	Split	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	33.53



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
21/00941		Full	Approved	05/04/2023		Variation of house types
21/01217	325	Full	Approved	04/04/2023		Remix of house types/plots (increase in units [3])
21/01350	338	Full	Approved	04/04/2023		Remix of house types/plots (increase in units [13])
21/01801	328	Full	Approved	04/04/2023		Remix of house types/plots (reduction in units [8])
21/01821		Full	Approved	04/04/2023		Variation of house types

FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
									3	6	31

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Physical

Constraint Notes:

Established Land:

Dispute: Agreed

Owner: Tulloch of Cummingston

Green/Brown: Green

House Programme: ☐

Land Use Type: Woodlands

Effective Land:

Windfall: No

Developer: Tulloch of Cummingston

LPR:	20/R4	SITE REF:	M/FR/R/07/08
Supply Type:	Part Constrained	LOCATION:	MANNACHIE

Capacity:	Projected 5yr Completions	9	Total Units	40	
Units Not Built	40	Effective Land	9	Constrained Land	31

Extra Information:

Easting: 303514

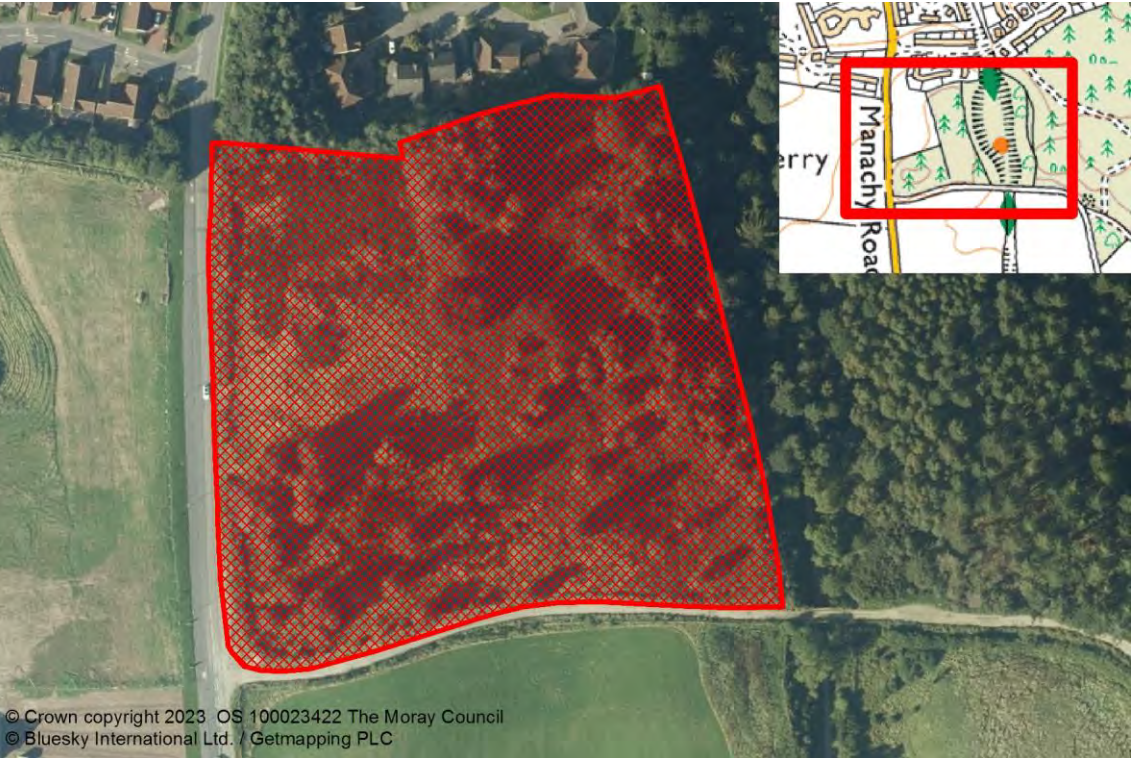
Northing: 857451

Primary School: Applegrove Primary School

Ward: Forres

Secondary School: Forres Academy

Area (Ha): 2.85



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00927	32	Full	Refused	06/02/2023		Phase 1
20/01028	8	Outline	Refused	06/02/2023		Phase 2 (Apartment Block)

FORRES

The Moray Council Housing Land Audit 2023

Projected Completions:

[illegible]

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes: LONG

Established Land: 2007

Dispute: Agreed

Owner: White Family

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/LONG1
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Supply Type:	Constrained
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SITE REF: M/FR/R/07/11

LOCATION: LOCHYHILL LONG1

Capacity:

Capacity:	Projected 5yr Completions	Total Units	400
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Units Not Built	400	Effective Land	0	Constrained Land	400
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Extra Information:

Easting: 305989 Northing: 858888

Primary School: Anderson's Primary School Ward: Forres

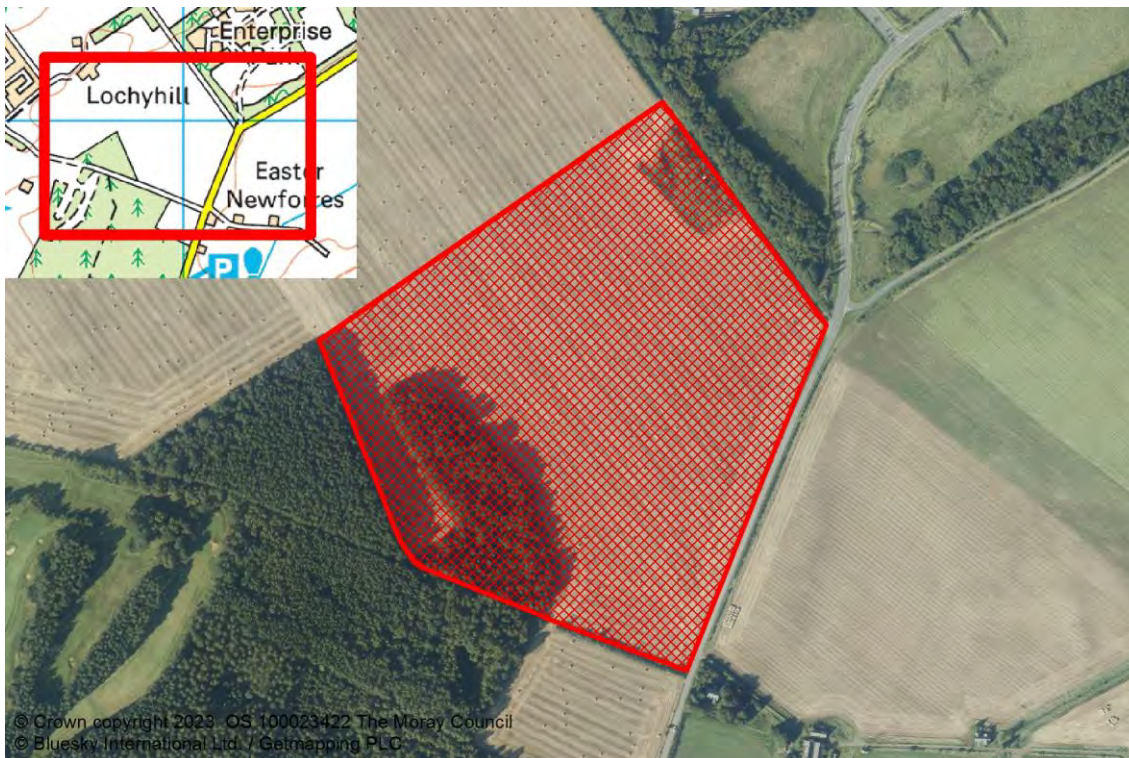
Secondary School: Forres Academy Area (Ha): 16.73

Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
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FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											12

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2015

Dispute: Agreed

Owner: Tulloch of Cummingston

Green/Brown: Brown

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer: Tulloch of Cummingston

LPR:	20/R5	SITE REF:	M/FR/R/15/08
Supply Type:	Constrained	LOCATION:	BALNAGEITH

Capacity:	Projected 5yr Completions		Total Units	
Units Not Built	12	Effective Land	0	Constrained Land 12

Extra Information:

Easting: 302147

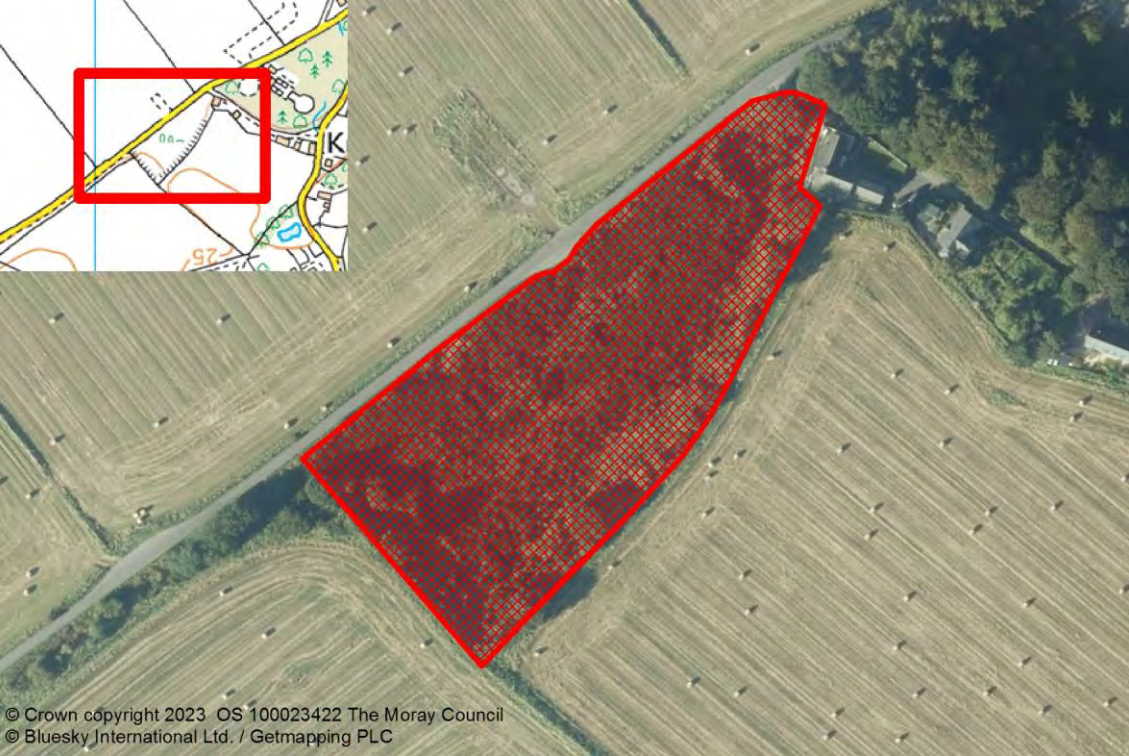
Primary School: Pilmuir Primary School

Secondary School: Forres Academy

Northing: 857332

Ward: Forres

Area (Ha): 1.17



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
								18	24	24	70

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Effective 5yr+

Constraint Notes:

Established Land: 2015

Dispute:

Owner: Altyre Estate

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2015

Windfall: No

Developer:

LPR:	20/R6	SITE REF:	M/FR/R/15/10
Supply Type:	Effective	LOCATION:	DALLAS DHU

Capacity:	Projected 5yr Completions	66	Total Units	136	
Units Not Built	136	Effective Land	136	Constrained Land	0

Extra Information:

Easting: 303562

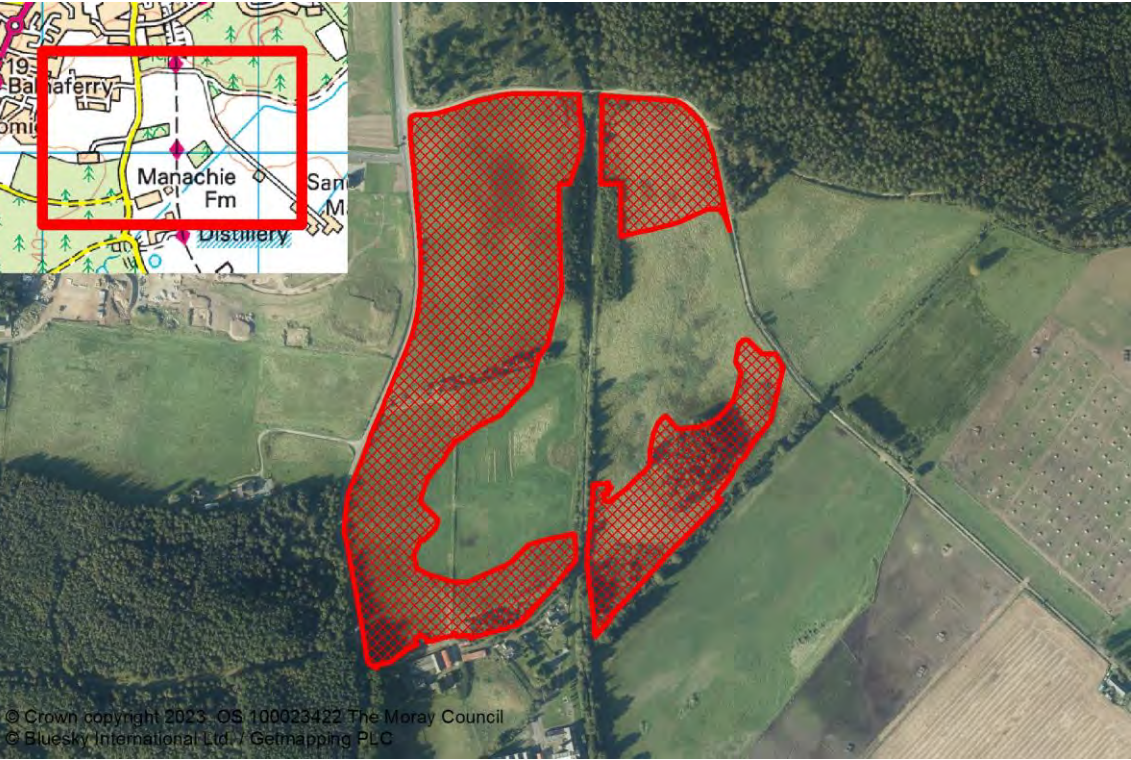
Northing: 857092

Primary School: Applegrove Primary School

Ward: Forres

Secondary School: Forres Academy

Area (Ha): 11.8



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
						Dallas Dhu Masterplan

FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											40

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Physical

Constraint Notes: Contamination, rifle range relocation

Established Land: 2015

Dispute: Agreed

Owner: G & AG Proctor

Green/Brown: Brown

House Programme: ☐

Land Use Type: Derelict, vacant, backland etc.

Effective Land:

Windfall: No

Developer:

LPR:	20/R7	SITE REF:	M/FR/R/15/11
Supply Type:	Constrained	LOCATION:	PILMUIR ROAD WEST

Capacity:	Projected 5yr Completions	Total Units	40
Units Not Built	40	Effective Land	0
		Constrained Land	40

Extra Information:

Easting: 302493

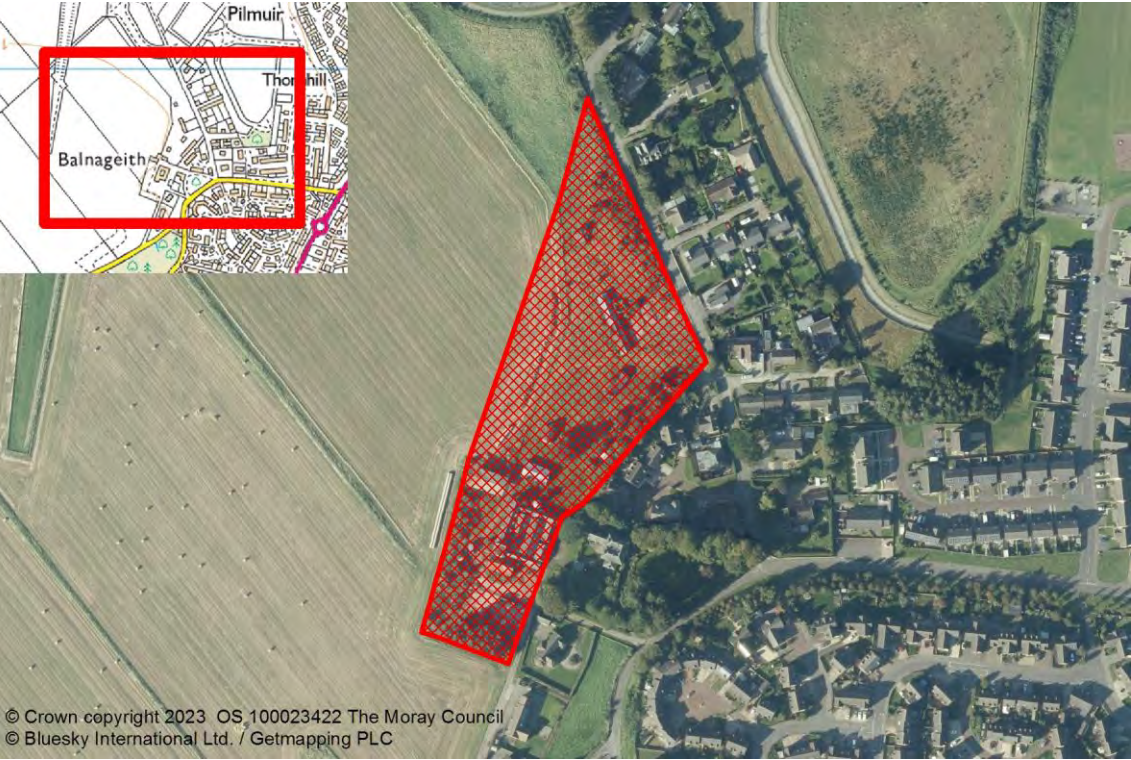
Northing: 857809

Primary School: Pilmuir Primary School

Ward: Forres

Secondary School: Forres Academy

Area (Ha): 2.28



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FORRES

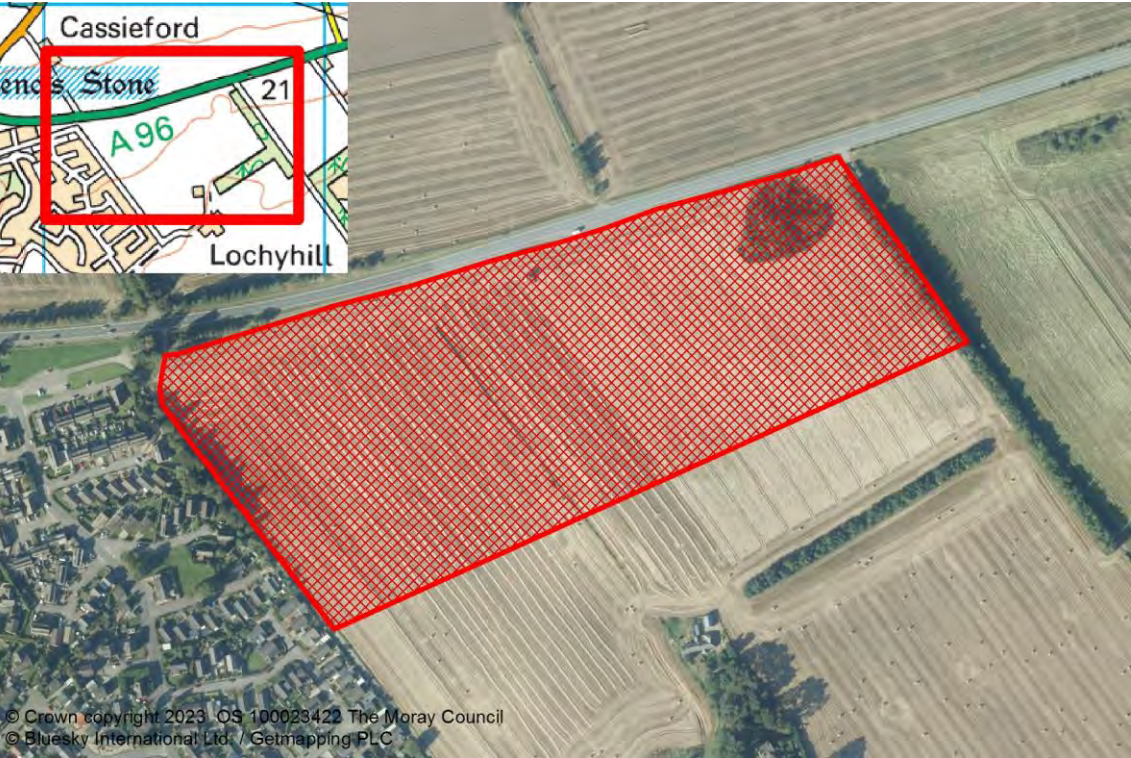
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
								15	55	30	160

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	White Family	Developer:	Robertson Residential Group

LPR:	20/R3	SITE REF:	M/FR/R/23/01
Supply Type:	Effective	LOCATION:	LOCHYHILL (AREA A)

Capacity:	Projected 5yr Completions	100	Total Units	260	
Units Not Built	260	Effective Land	260	Constrained Land	0

Extra Information:			
Easting:	305445	Northing:	859534
Primary School:	Anderson's Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	11.94



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
09/02364	229	Full	Expired	02/07/2015		

FORRES

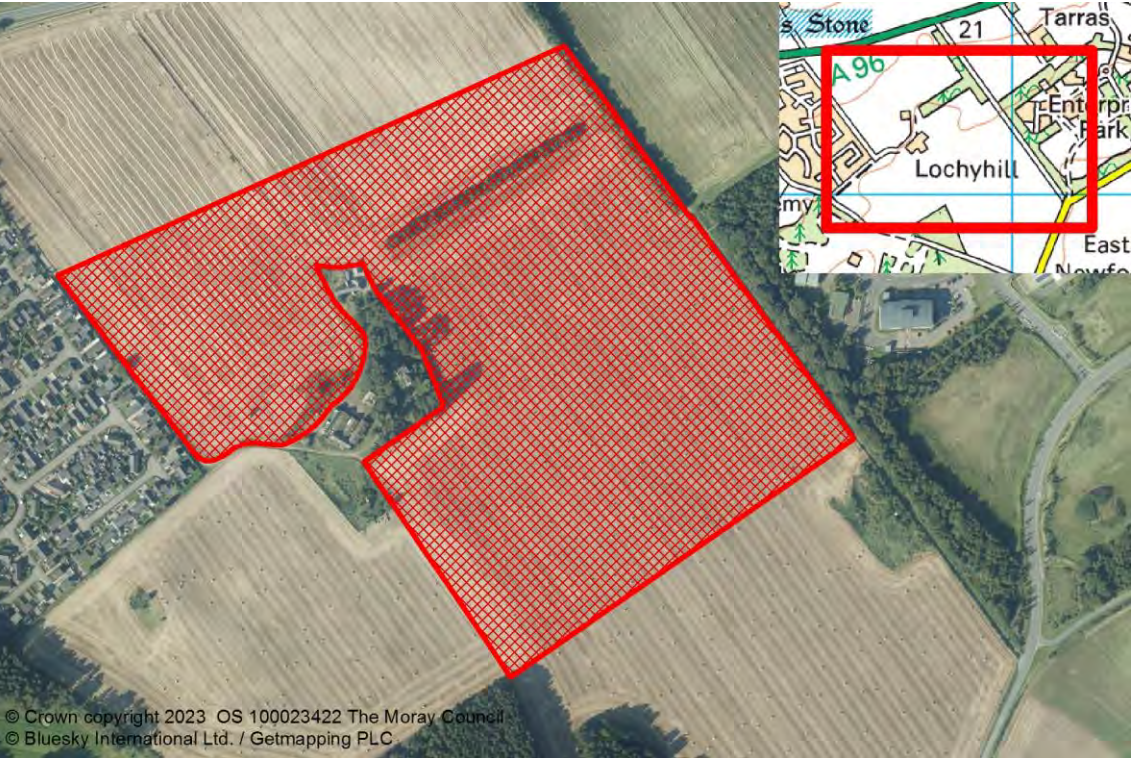
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											500

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	White Family	Developer:	Robertson Residential Group

LPR:	20/R3	SITE REF:	M/FR/R/23/02
Supply Type:	Effective	LOCATION:	LOCHYHILL (AREA B)

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	500	Effective Land	500	Constrained Land	0

Extra Information:			
Easting:	305701	Northing:	859268
Primary School:	Anderson's Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	23.24



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											90

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner:

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer: Robertson Residential Group

LPR:	20/R3	SITE REF:	M/FR/R/23/03
Supply Type:	Constrained	LOCATION:	LOCHYHILL (AREA C)

Capacity:	Projected 5yr Completions	Total Units	90
Units Not Built	90	Effective Land	Constrained Land 90

Extra Information:

Easting: 306028

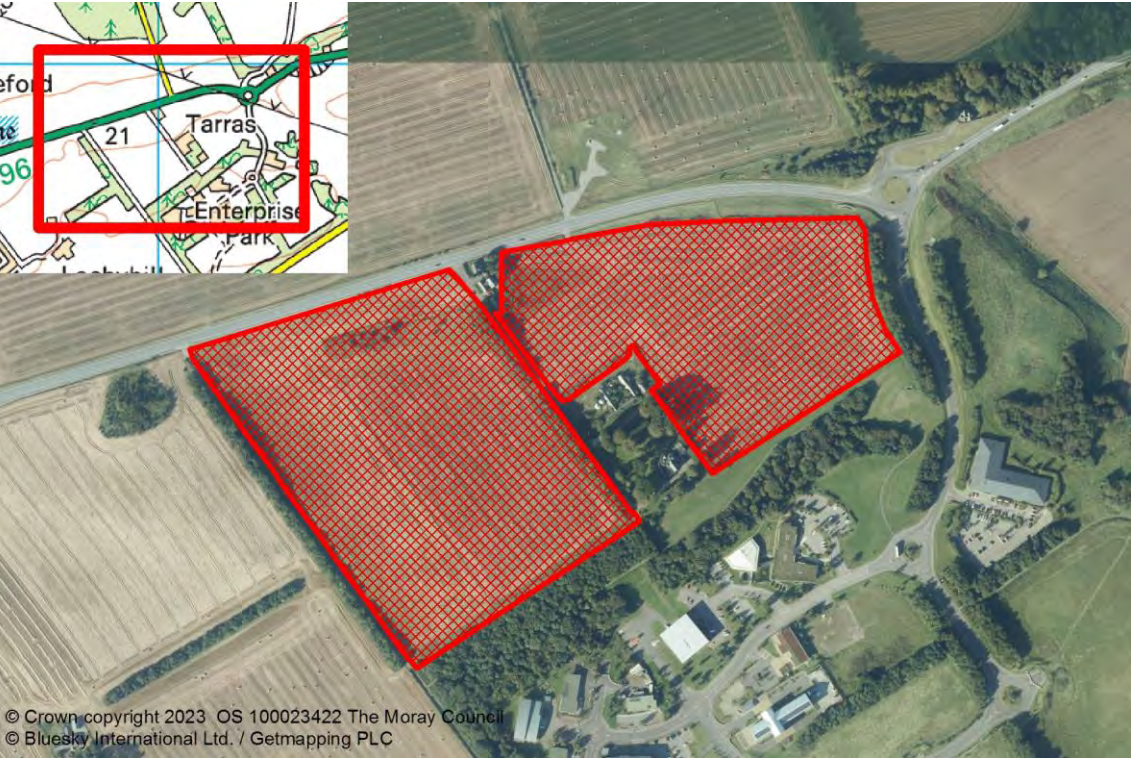
Northing: 859667

Primary School: Anderson's Primary School

Ward: Forres

Secondary School: Forres Academy

Area (Ha): 15.64



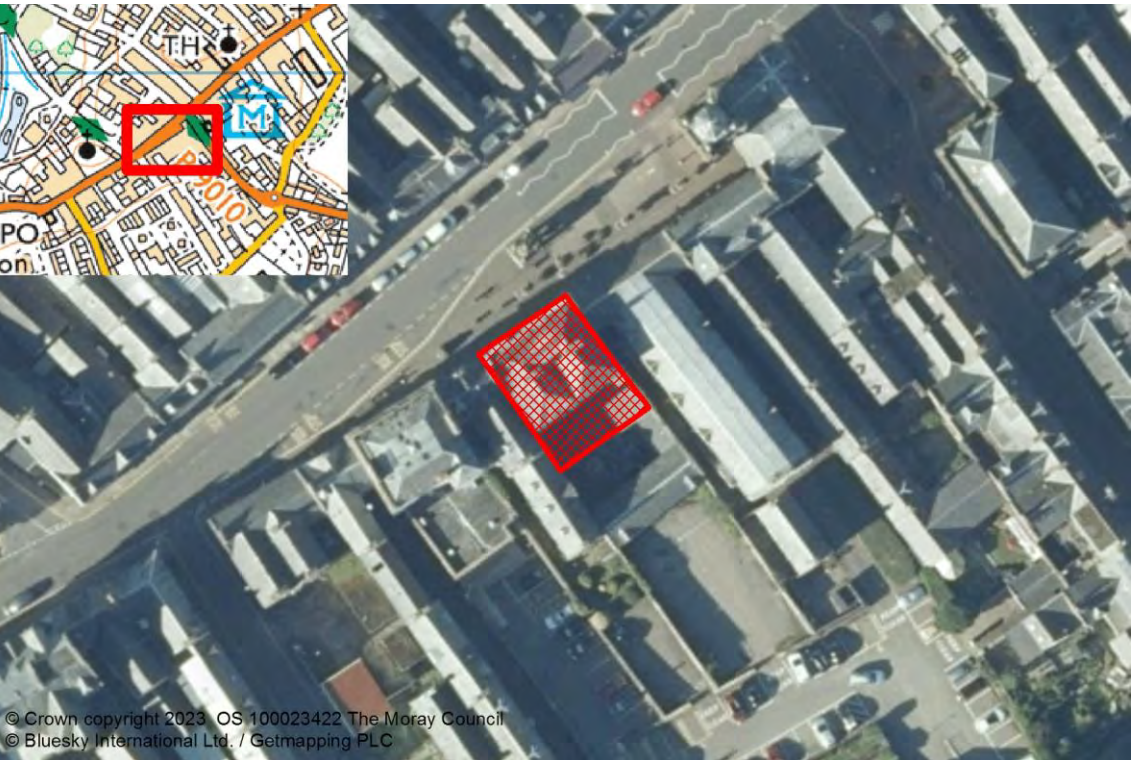
Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

FORRES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						2	2				

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2019	Effective Land:	2019
Dispute:		Windfall:	Yes
Owner:	Advie Properties Ltd	Developer:	



LPR:	20/TC	SITE REF:	M/FR/R/TC/01
Supply Type:	Effective	LOCATION:	96 HIGH STREET

Capacity:			
Projected 5yr Completions	4	Total Units	4
Units Not Built	4	Effective Land	4
		Constrained Land	0

Extra Information:			
Easting:	303705	Northing:	858890
Primary School:	Applegrove Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	0.03

Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/00211	2	Full	Approved	12/04/2022		CoU from offices to 2 x flats (1st floor)
19/00660	2	Full	Approved	23/10/2019		CoU from bank to retail (Ground Floor) and 2 x flats (2nd Floor)

GARMOUTH/KINGSTON

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											10

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Physical	Land Use Type:	Agricultural Land
Constraint Notes:	Infrastructure issues		
Established Land:	2015	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:		Developer:	

LPR:	20/R1	SITE REF:	M/GM/R/15/01
Supply Type:	Constrained	LOCATION:	SOUTH OF INNES ROAD

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	10	Effective Land	0	Constrained Land	10

Extra Information:			
Easting:	333732	Northing:	864503
Primary School:	Mosstodloch Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	0.67



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

HOPEMAN

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						3	8	8	8	8	40

Planning:

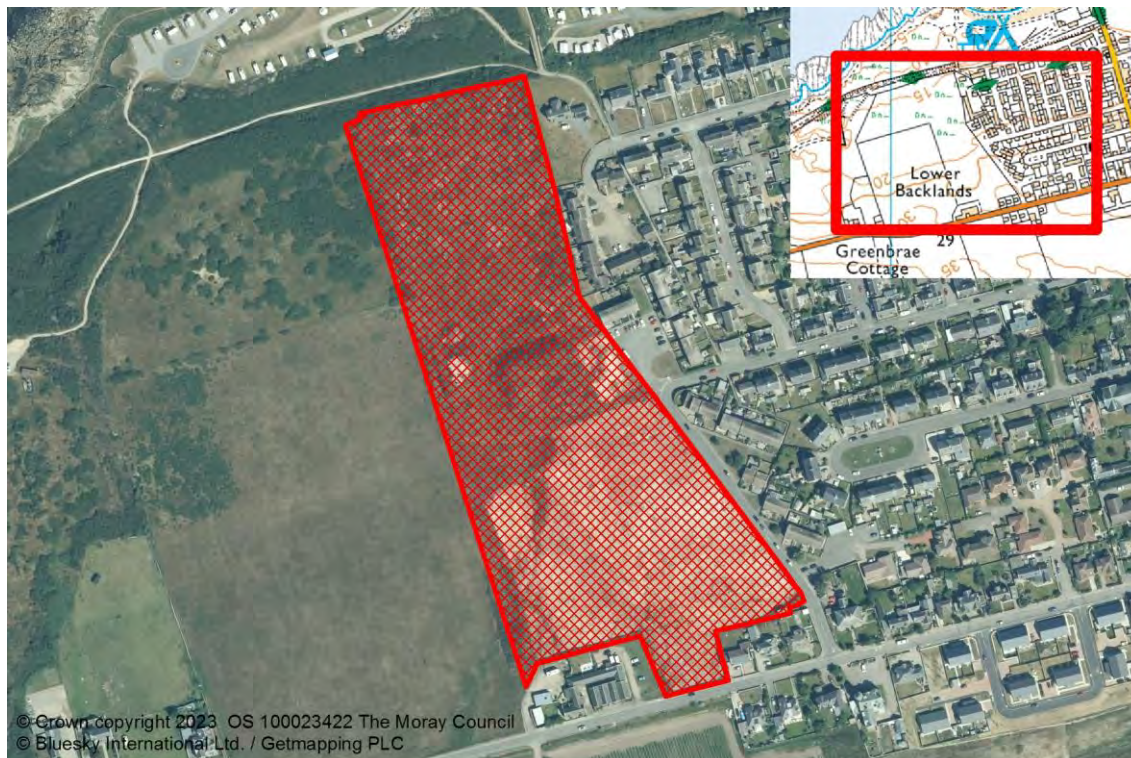
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Tulloch of Cummingston	Developer:	Tulloch of Cummingston

LPR:	20/R1	SITE REF:	M/HP/R/15/R1
Supply Type:	Effective	LOCATION:	MANSE ROAD

Capacity:	Projected 5yr Completions	35	Total Units	75	
Units Not Built	75	Effective Land	75	Constrained Land	0

Extra Information:

Easting:	314186	Northing:	869354
Primary School:	Hopeman Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	4.67



Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00278	48	Full	Approved	31/03/2022		Phase 1
19/00783	75					PAN for residential development and nursing/retirement home

KEITH

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											36

Planning:

Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Ownership	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2003	Effective Land:	2003
Dispute:	Agreed	Windfall:	No
Owner:		Developer:	

LPR:	20/R2	SITE REF:	M/KH/R/015
Supply Type:	Constrained	LOCATION:	DUNNYDUFF ROAD

Capacity:	Projected 5yr Completions	Total Units	40
Units Not Built	36	Effective Land	0
		Constrained Land	36

Extra Information:

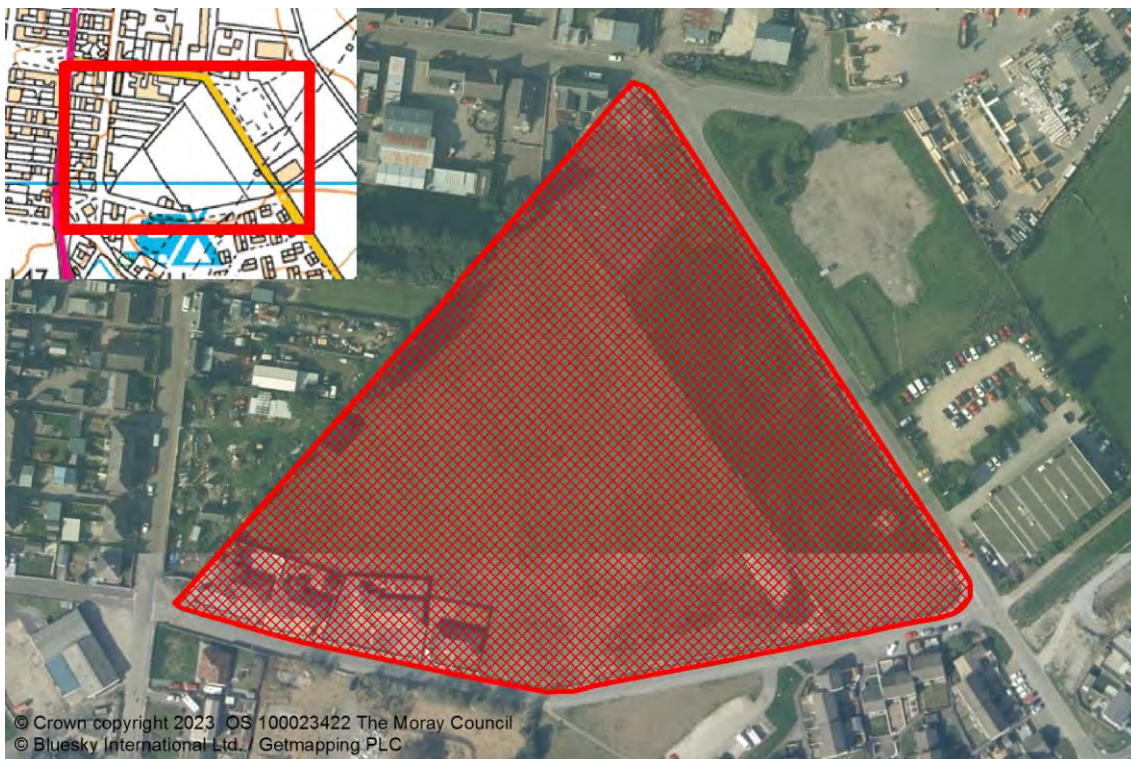
Easting:	343505	Northing:	850034
Primary School:	Keith Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	3.22

Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
15/00841	1	Outline	Refused	01/07/2015		
07/01549	1	Full	Approved	22/02/2008		
05/01000	6	Outline	Refused	26/05/2006		
03/00298	6	Outline	Refused	13/11/2003		
INDIVIDS	3	Full	Approved			
97/02052	1	Full	Approved			



KEITH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
6											

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land:

Dispute: Agreed

Owner: Mr and Mrs N. Howie

Green/Brown: Brown

House Programme: ☐

Land Use Type: Residential

Effective Land:

Windfall: No

Developer:

LPR:	20/R3	SITE REF:	M/KH/R/030
Supply Type:	Effective	LOCATION:	BALLOCH ROAD

Capacity:	Projected 5yr Completions	6	Total Units	6
Units Not Built	6	Effective Land	6	Constrained Land

Extra Information:

Easting: 343375

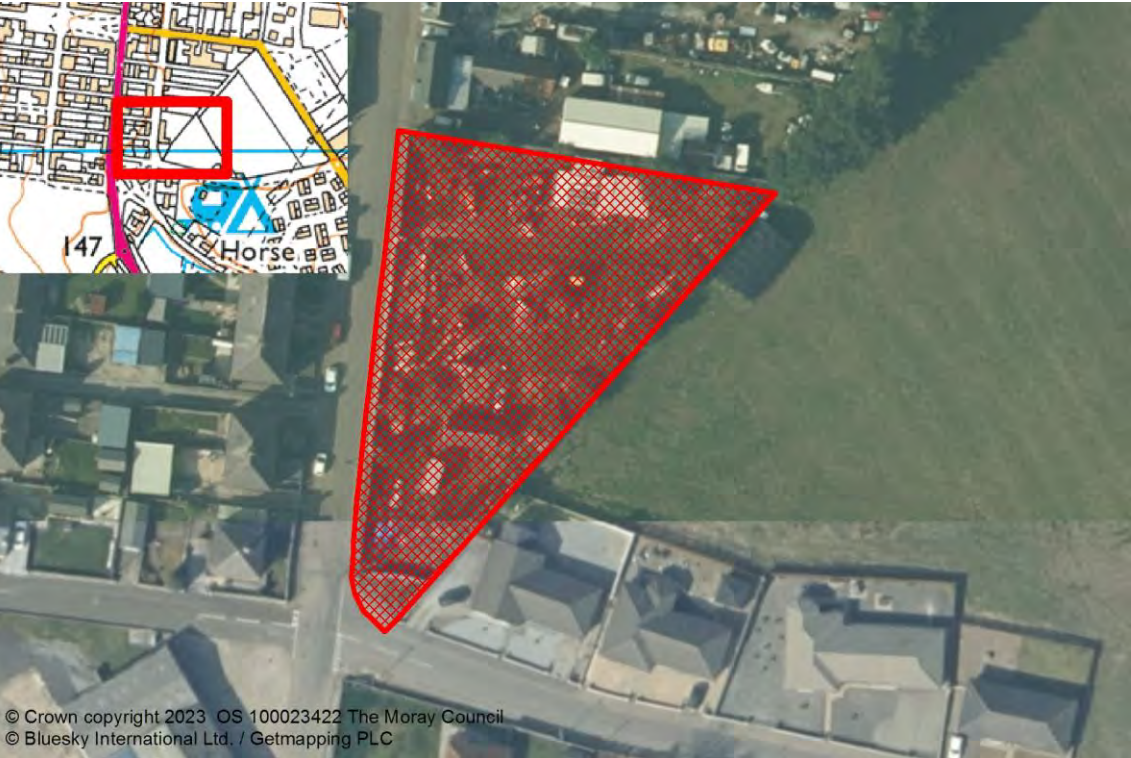
Northing: 850030

Primary School: Keith Primary School

Ward: Keith And Cullen

Secondary School: Keith Grammar School

Area (Ha): 0.26



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
04/02978	7	Full	Withdrawn			

KEITH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
					31	23	21	18	17	12	

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2013
Dispute:	Agreed	Windfall:	No
Owner:	Moray Council	Developer:	Springfield Properties Plc

LPR:	20/R4	SITE REF:	M/KH/R/07/08
Supply Type:	Effective	LOCATION:	BANFF ROAD NORTH

Capacity:	Projected 5yr Completions	91	Total Units	122	
Units Not Built	91	Effective Land	91	Constrained Land	0

Extra Information:			
Easting:	343562	Northing:	851304
Primary School:	Keith Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	8.52



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
18/01497	122	Full	Approved	15/07/2019		
17/00009	90	Full	Approved	15/09/2017		Amend 10/01492
10/01492	76	Full	Approved	19/09/2013		

KEITH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											40

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner:

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R8	SITE REF:	M/KH/R/07/15
Supply Type:	Constrained	LOCATION:	EDINDIACH ROAD (EAST)

Capacity:	Projected 5yr Completions		Total Units	40
Units Not Built	40	Effective Land	0	Constrained Land 40

Extra Information:

Easting: 343940

Northing: 849868

Primary School: Keith Primary School

Ward: Keith And Cullen

Secondary School: Keith Grammar School

Area (Ha): 5.13



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

KEITH

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											7

Planning:

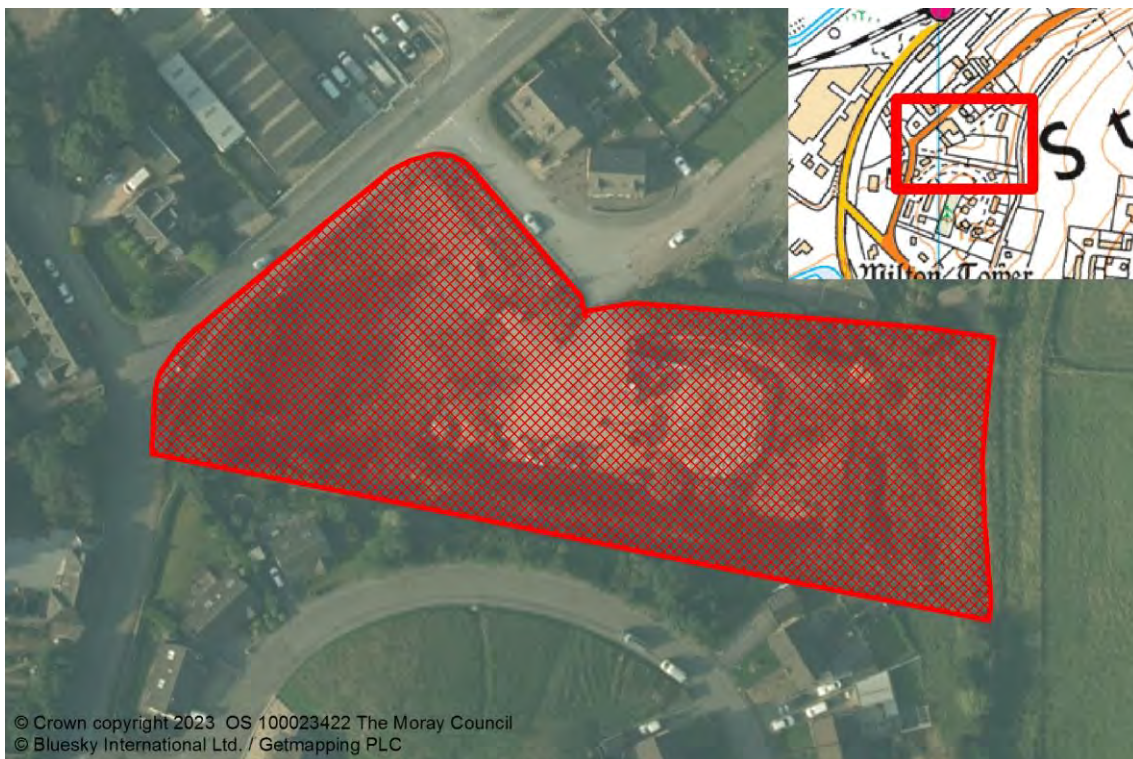
Planning Consent:	Outline	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2016	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	ACE Roofing (Keith)	Developer:	

LPR:	20/OPP3	SITE REF:	M/KH/R/15/036
Supply Type:	Constrained	LOCATION:	NEWMILL SOUTH ROAD

Capacity:	Projected 5yr Completions	Total Units	7
Units Not Built	7	Effective Land	0
		Constrained Land	7

Extra Information:

Easting:	343047	Northing:	851430
Primary School:	Keith Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	0.85



Tenure:

Tenure Type	Units

Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
15/00998	7	Outline	Approved	31/07/2015		

KEITH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											5

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Physical

Constraint Notes: Flood risk

Established Land: 2020

Dispute: Agreed

Owner:

Green/Brown: Green

House Programme: ☐

Land Use Type:

Effective Land:

Windfall: No

Developer:

LPR:	20/R8	SITE REF:	M/KH/R/20/08
Supply Type:	Constrained	LOCATION:	DENWELL ROAD

Capacity:	Projected 5yr Completions	Total Units	5
Units Not Built	5	Effective Land	0
		Constrained Land	5

Extra Information:

Easting: 343477

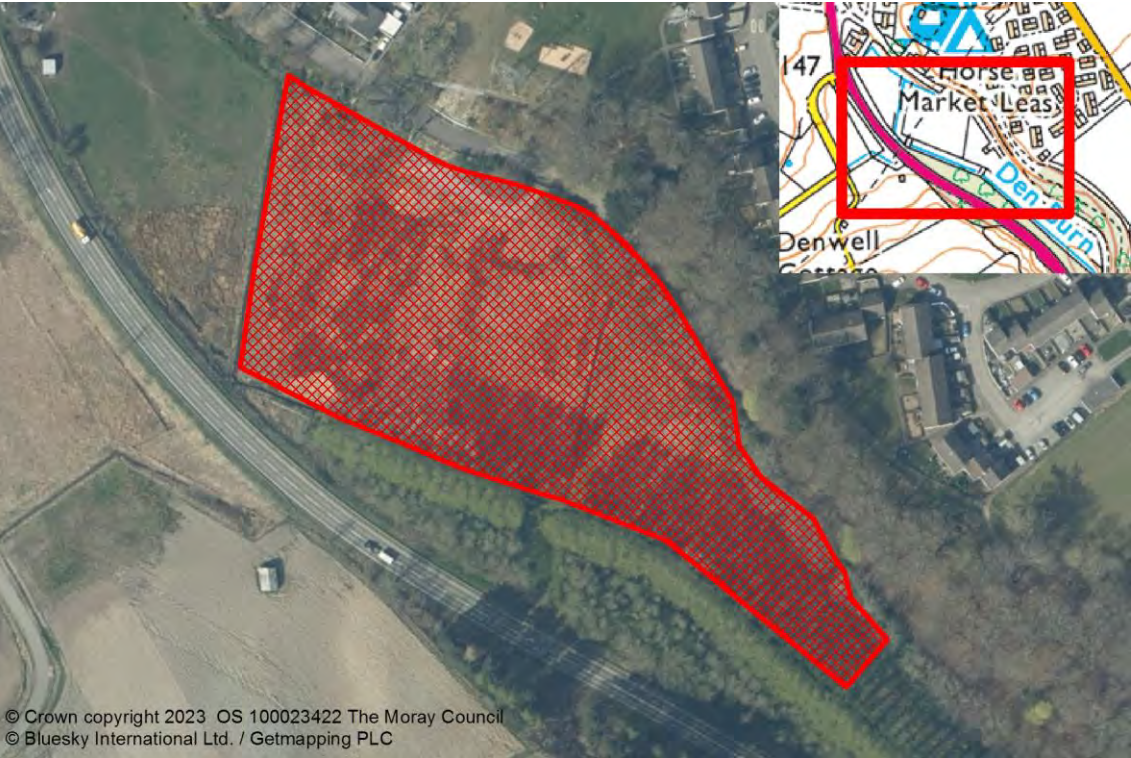
Northing: 849731

Primary School: Keith Primary School

Ward: Keith And Cullen

Secondary School: Keith Grammar School

Area (Ha): 1.67



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

KEITH

Projected Completions:

[illegible]

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Programming

Constraint Notes: LONG

Established Land: 2020

Dispute: Agreed

Owner: Moray Council

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/LONG1
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Supply Type:	Constrained
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SITE REF:	M/KH/R/20/LG1
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LOCATION:	NURSERY FIELD LONG1
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Capacity:

Projected 5yr Completions

Total Units	70
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Units Not Built	70
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Effective Land	0
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Constrained Land 70

Extra Information:

Easting: 343114

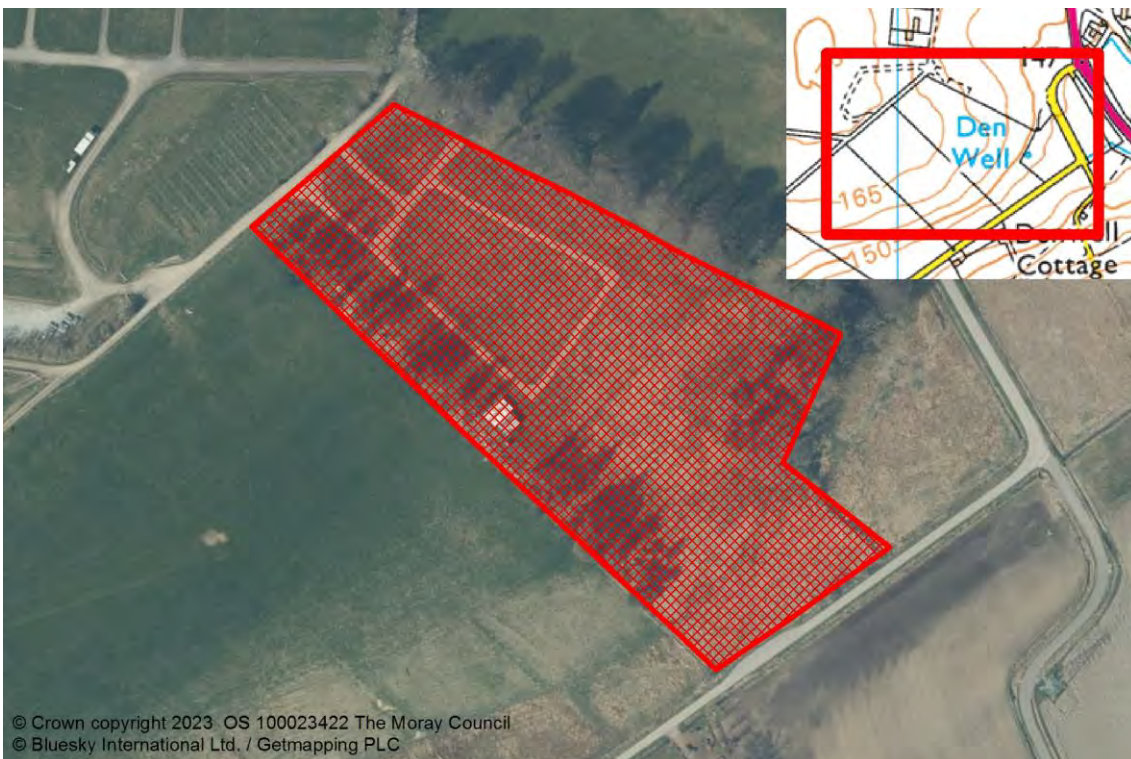
Northing: 849706

Primary School: Keith Primary School

Ward: Keith And Cullen

Secondary School: Keith Grammar School

Area (Ha): 2.55



Tenure:

Tenure Type

Units

Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
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KEITH

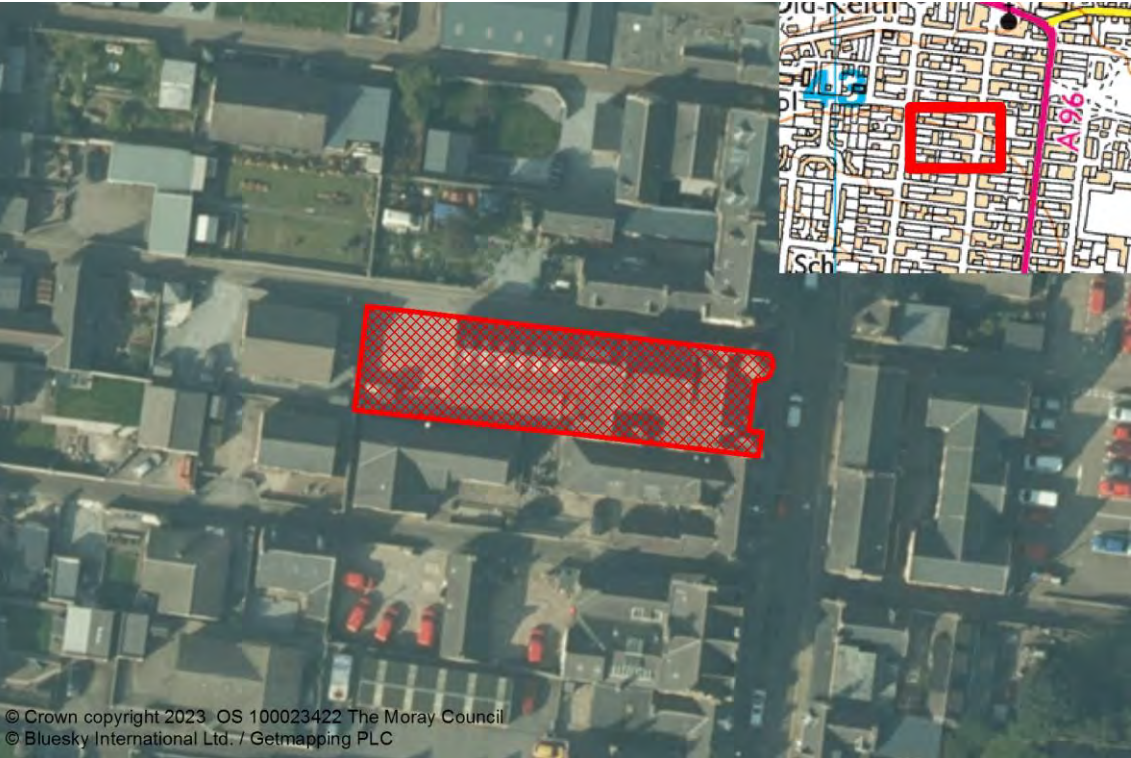
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
												4

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2019	Effective Land:	2019
Dispute:	Agreed	Windfall:	Yes
Owner:	Mr Barry Fettes	Developer:	

LPR:	Win	SITE REF:	M/KH/R/TC/02
Supply Type:	Effective	LOCATION:	138-140 MID STREET

Capacity:	Projected 5yr Completions	4	Total Units	4	
Units Not Built	4	Effective Land	4	Constrained Land	0

Extra Information:			
Easting:	343198	Northing:	850508
Primary School:	Keith Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	0.07



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00161	4	Full	Approved	14/10/2020		
19/00750	3	Full	Approved	06/08/2019		

KINLOSS

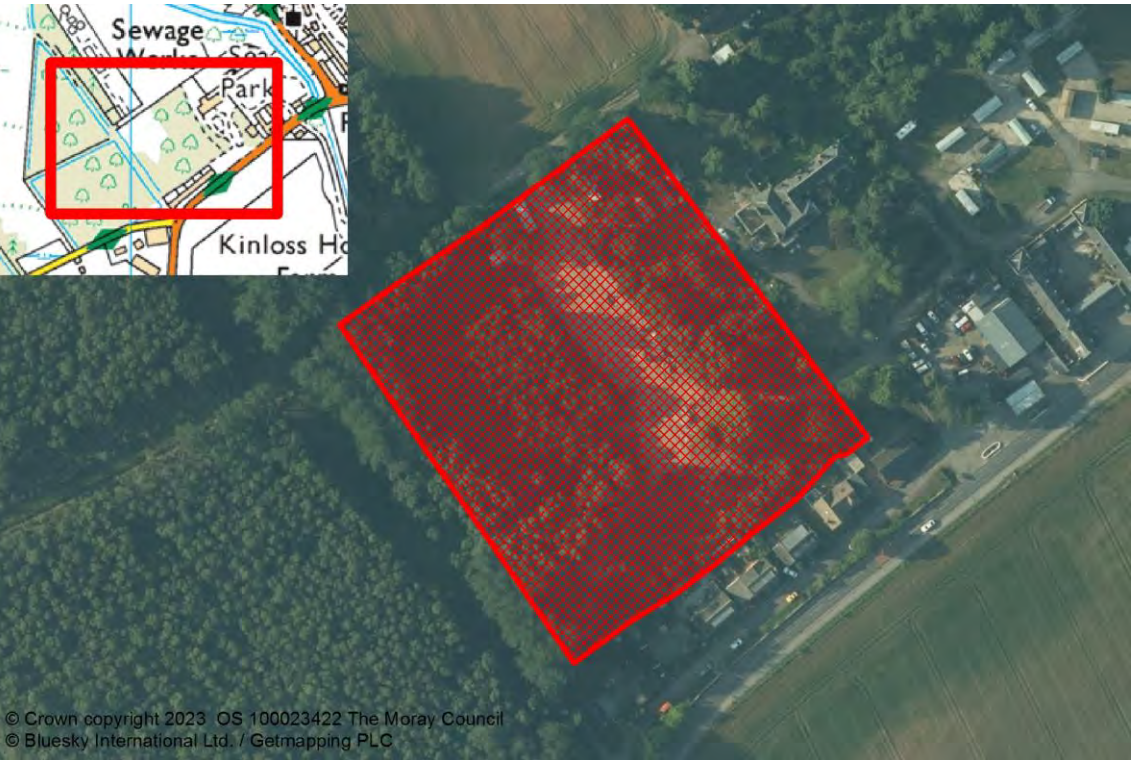
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						1	1	1	1	1	1

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Woodlands
Constraint Notes:			
Established Land:	2007	Effective Land:	2017
Dispute:	Agreed	Windfall:	No
Owner:	Seapark Estate Ltd	Developer:	

LPR:	20/R1	SITE REF:	M/KN/R/003
Supply Type:	Effective	LOCATION:	WEST OF SEAPARK HOUSE

Capacity:	Projected 5yr Completions	5	Total Units	6	
Units Not Built	6	Effective Land	6	Constrained Land	0

Extra Information:			
Easting:	306068	Northing:	861557
Primary School:	Kinloss Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	1.61



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
17/00780		Full	Approved	05/12/2017		Plot 1
15/01605	6	Outline	Approved	03/08/2007		
21/01836		Full	Pending			Residential and storage caravans during construction [Plot 1]
22/00421		Full	Pending			Plot 2

KINLOSS

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						2	2	2			

Planning:

Planning Consent: Detail

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2013

Dispute: Agreed

Owner: MPD Homes

Green/Brown: Green

House Programme: ☐

Land Use Type:

Effective Land: 2019

Windfall: No

Developer: MPD Homes

LPR:	20/R2	SITE REF:	M/KN/R/009
Supply Type:	Effective	LOCATION:	FINDHORN ROAD WEST

Capacity:	Projected 5yr Completions	6	Total Units	6	
Units Not Built	6	Effective Land	6	Constrained Land	0

Extra Information:

Easting: 306150

Northing: 861832

Primary School: Kinloss Primary School

Ward: Forres

Secondary School: Forres Academy

Area (Ha): 0.6



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/00389		Full	Approved	22/07/2022		Rotation of house position (Plot 1)
20/01335		Full	Approved	30/03/2021		Rotation of house position (Plot 6)
17/01906	6	Full	Approved	07/06/2019		
10/01588	6	Full	Approved	01/03/2013		
07/02082		Full	Refused			
16/00286	6	Full	Withdrawn			

KINLOSS

The Moray Council Housing Land Audit 2023

Projected Completions:

2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						3	3	3	3	3	8

Planning:

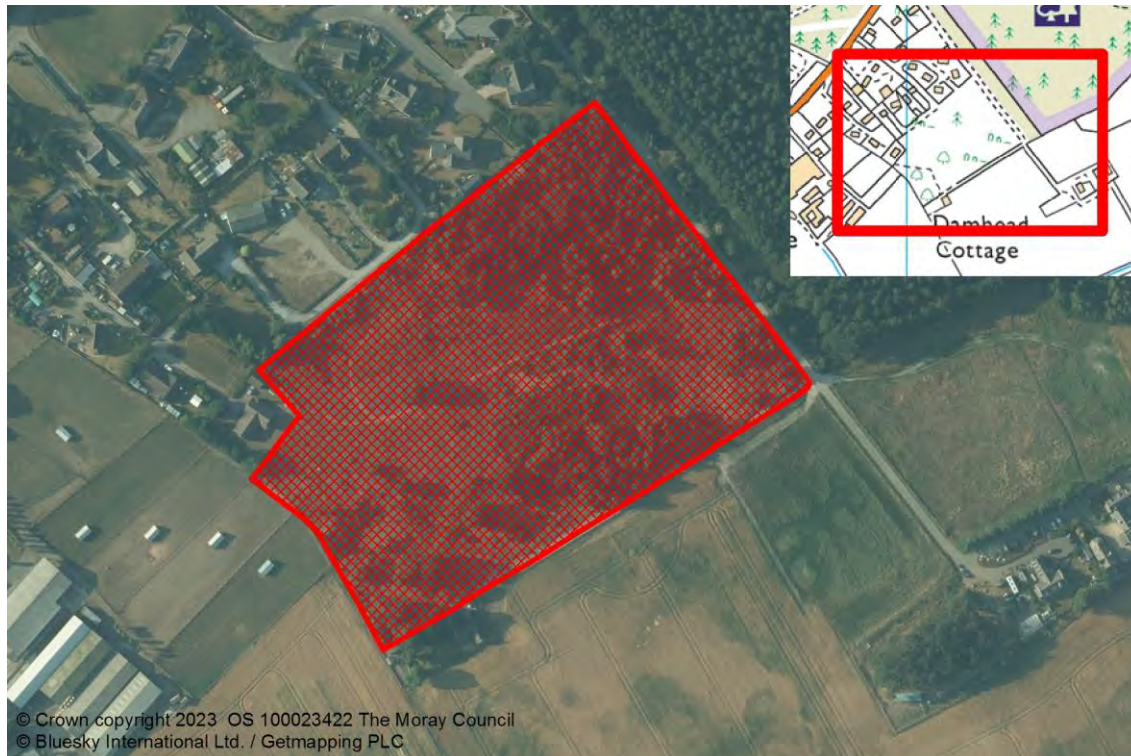
Planning Consent:	Outline	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Woodlands
Constraint Notes:			
Established Land:	2007	Effective Land:	2020
Dispute:	Agreed	Windfall:	No
Owner:	The Rhind 2008 Discretionary T	Developer:	

LPR:	20/R3	SITE REF:	M/KN/R/07/04
Supply Type:	Effective	LOCATION:	DAMHEAD

Capacity:	Projected 5yr Completions	15	Total Units	23	
Units Not Built	23	Effective Land	23	Constrained Land	0

Extra Information:

Easting:	308098	Northing:	862481
Primary School:	Kinloss Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	3.38



Tenure:

Tenure Type	Units
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Planning Applications:

Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/00260	23	Outline	Approved	15/12/2020		
18/00346	19	Outline	Withdrawn			

LHANBRYDE

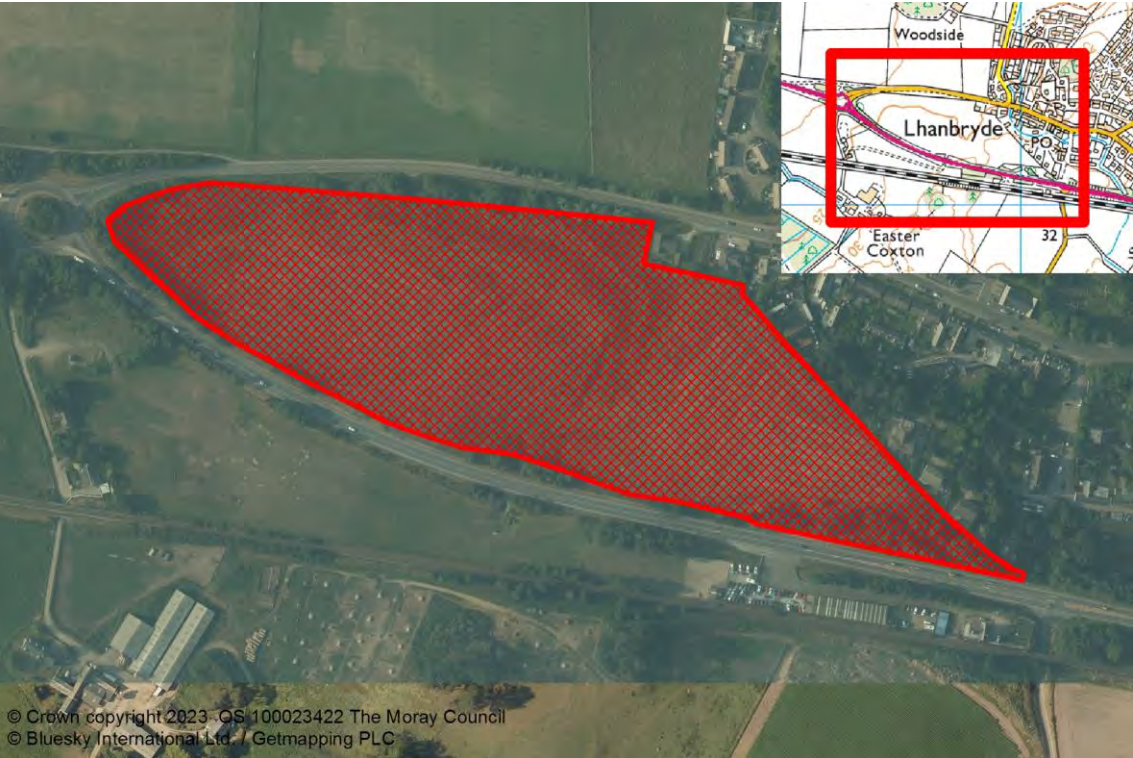
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							20	30	27		

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input checked="" type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2021
Dispute:	Agreed	Windfall:	No
Owner:	Springfield Properties Plc	Developer:	Springfield Properties Plc

LPR:	20/R1	SITE REF:	M/LH/R/07/01
Supply Type:	Effective	LOCATION:	WEST OF ST ANDREWS ROAD

Capacity:	Projected 5yr Completions	77	Total Units	77	
Units Not Built	77	Effective Land	77	Constrained Land	0

Extra Information:			
Easting:	326794	Northing:	861219
Primary School:	Lhanbryde Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	6.92



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/01080	77	Full	Approved	14/04/2021		
18/01190						PAN

LHANBRYDE

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							11	11	10		

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2020

Dispute: Agreed

Owner: Moray Council

Green/Brown: Green

House Programme: ☐

Land Use Type:

Effective Land: 2020

Windfall: No

Developer: Grampian Housing Association

LPR:	20/R2	SITE REF:	M/LH/R/20/02
Supply Type:	Effective	LOCATION:	GARMOUTH ROAD

Capacity:	Projected 5yr Completions	32	Total Units	32	
Units Not Built	32	Effective Land	32	Constrained Land	0

Extra Information:

Easting: 327858

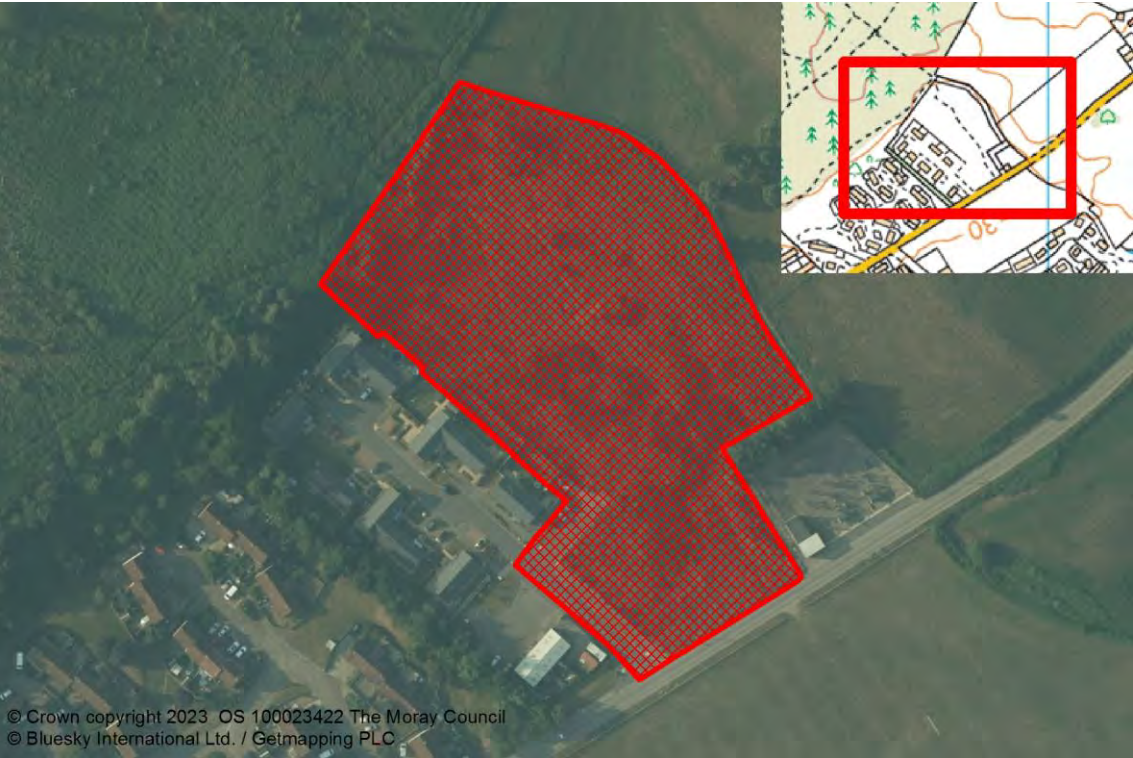
Northing: 861687

Primary School: Lhanbryde Primary School

Ward: Fochabers Lhanbryde

Secondary School: Milne's High School

Area (Ha): 1.69



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/00863		Full	Approved	26/08/2022		Variation of roof forms and windows
20/01615	32	Full	Approved	04/04/2022		

LOSSIEMOUTH

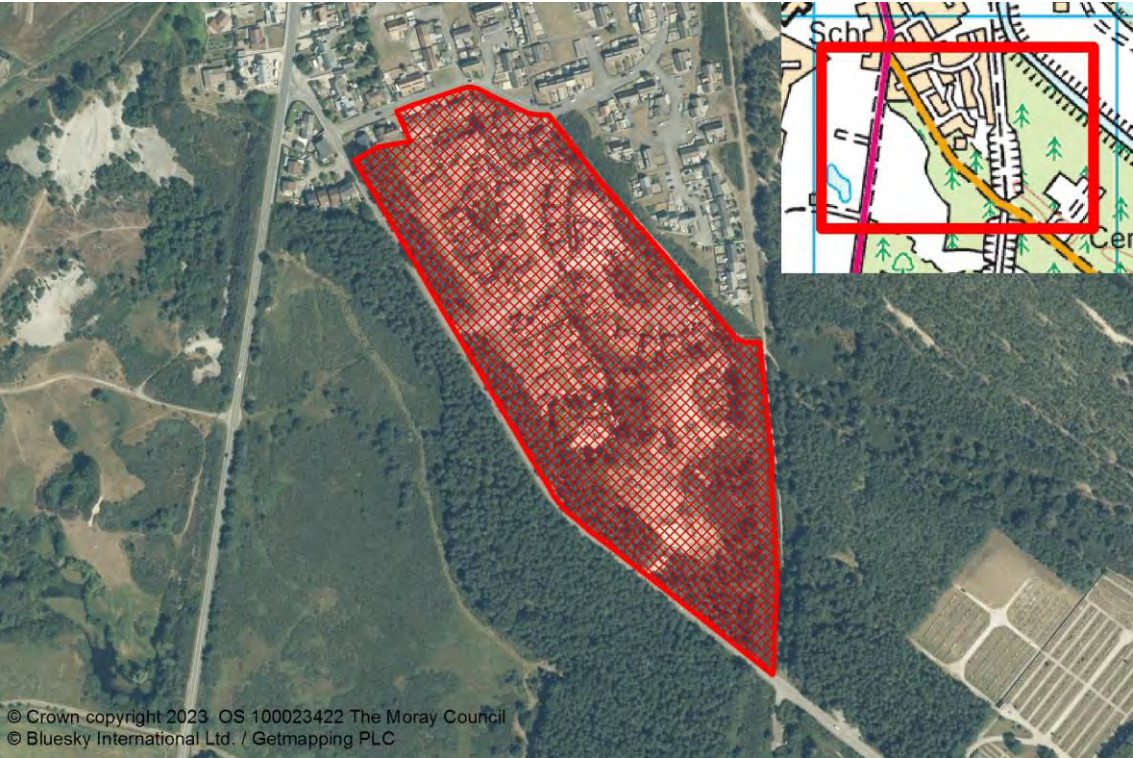
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
6	6	4	2	7	0	8	6	6			

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Woodlands
Constraint Notes:			
Established Land:	2003	Effective Land:	2003
Dispute:	Agreed	Windfall:	No
Owner:	Tulloch of Cummingston	Developer:	Tulloch of Cummingston

LPR:	20/R3	SITE REF:	M/LS/R/023
Supply Type:	Effective	LOCATION:	INCHBROOM

Capacity:	Projected 5yr Completions	20	Total Units	75	
Units Not Built	20	Effective Land	20	Constrained Land	0

Extra Information:			
Easting:	323497	Northing:	869622
Primary School:	St. Gerardine Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	7.31



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
19/01178	75	Full	Approved	06/11/2020		Variation to layout and house types (increase in units (4))
20/00265		Full	Approved	04/11/2020		Variation of conditions (Upgrade of junction)
16/01556	71	Full	Approved	17/01/2017		Subdivision of plot (increase in units (1))
14/01836	70	Full	Approved	28/01/2015		Variation to layout and house types (increase in units (1))

LOSSIEMOUTH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
9						10	11				

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	
Constraint Notes:			
Established Land:	2005	Effective Land:	2008
Dispute:	Agreed	Windfall:	Yes
Owner:		Developer:	Oakbank Homes

LPR:	Win	SITE REF:	M/LS/R/039
Supply Type:	Effective	LOCATION:	WEST BASIN, LOSSIEMOUTH MARINA

Capacity:	Projected 5yr Completions	21	Total Units	30	
Units Not Built	21	Effective Land	21	Constrained Land	0

Extra Information:			
Easting:	323711	Northing:	871205
Primary School:	St. Gerardine Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	0.35



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
17/01802		Full	Approved	15/02/2018		Amendment to remove concrete bollards
13/01640	30	Full	Approved	05/08/2014		
07/02022	21	Full	Approved	28/07/2008		
04/00974	20	Outline	Approved	24/10/2005		

LOSSIEMOUTH

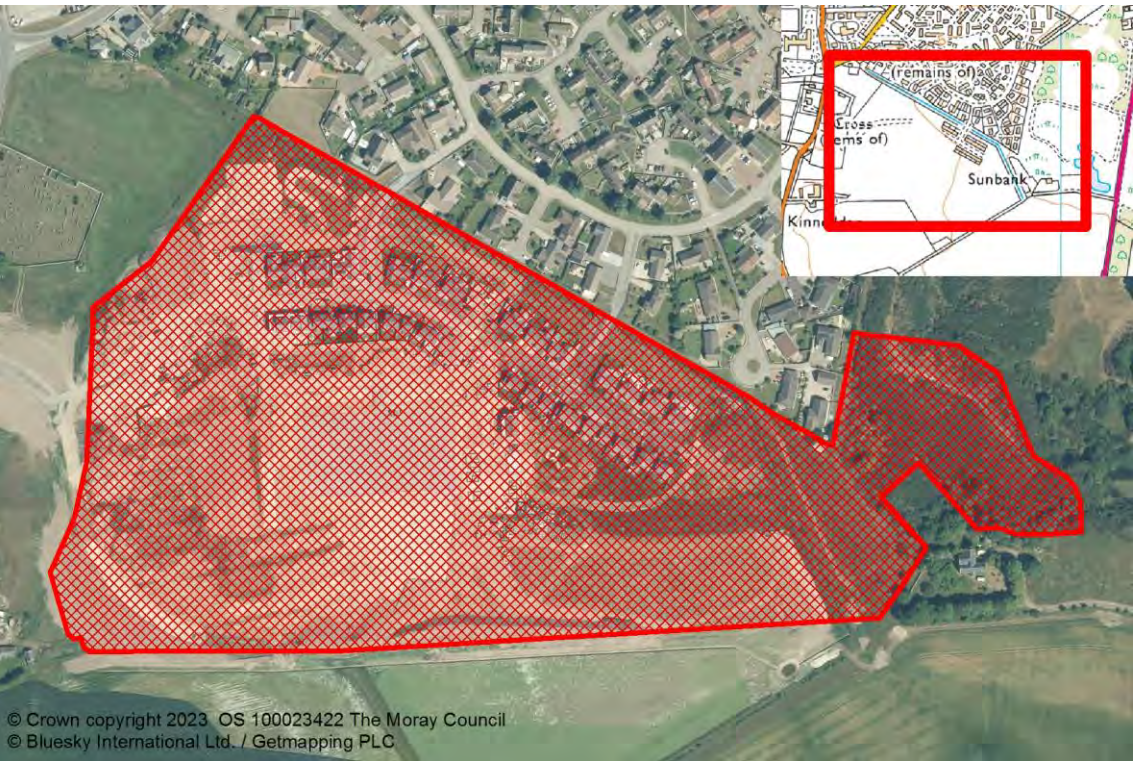
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
10	10	8	11	20	18	10	10	10	10	10	158

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2017
Dispute:	Agreed	Windfall:	No
Owner:	Tulloch of Cummingston	Developer:	Tulloch of Cummingston

LPR:	20/R1	SITE REF:	M/LS/R/07/01
Supply Type:	Effective	LOCATION:	SUNBANK/KINNEDAR

Capacity:	Projected 5yr Completions	58	Total Units	275	
Units Not Built	216	Effective Land	216	Constrained Land	0

Extra Information:			
Easting:	322631	Northing:	869449
Primary School:	Hythehill Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	14.49



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
22/00161	275	Full	Approved	07/02/2023		Variation to layout (increase in units (10))
19/00100	265	Full	Approved	12/06/2020		Variation to phasing and layout (increase in units [4])
17/01076		Full	Withdrawn	12/12/2018		Variation to phasing
14/01486	261	Full	Approved	11/04/2017		

LOSSIEMOUTH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
						6					

Planning:			
Planning Consent:	Detail	Green/Brown:	Brown
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Commercial
Constraint Notes:			
Established Land:	2021	Effective Land:	2021
Dispute:	Agreed	Windfall:	Yes
Owner:	Mr Billy Edwards	Developer:	Tulloch of Cummingston

LPR:	20/12	SITE REF:	M/LS/R/21/W1
Supply Type:	Effective	LOCATION:	SHORE STREET

Capacity:	Projected 5yr Completions	6	Total Units	6
Units Not Built	6	Effective Land	6	Constrained Land

Extra Information:			
Easting:	32354	Northing:	871202
Primary School:	St. Gerardine Primary School	Ward:	Heldon And Laich
Secondary School:	Lossiemouth High School	Area (Ha):	0.06



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Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00426	6	Full	Approved	23/12/2020		Demolish warehouse and erect houses/flats

MOSSTODLOCH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											60

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Crown Estate Scotland	Developer:	

LPR:	20/R2	SITE REF:	M/MS/R/15/02
Supply Type:	Constrained	LOCATION:	GARMOUTH ROAD

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	60	Effective Land	0	Constrained Land	60

Extra Information:			
Easting:	332766	Northing:	860237
Primary School:	Mosstodloch Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	3.41



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

MOSSTODLOCH

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											10

Planning:

Planning Consent: None

Green/Brown: Brown

Adopted Local Plan: ☒

House Programme: ☐

Constraint Type: Ownership

Land Use Type: Commercial

Constraint Notes: Site occupied by operational businesses

Established Land: 2020

Effective Land:

Dispute: Agreed

Windfall: No

Owner: Forestry and Land Scotland

Developer:

LPR:	20/OPP1	SITE REF:	M/MS/R/20/03
Supply Type:	Constrained	LOCATION:	BALNACOUL

Capacity:	Projected 5yr Completions	Total Units	10
Units Not Built	10	Effective Land	0
		Constrained Land	10

Extra Information:

Easting: 332551

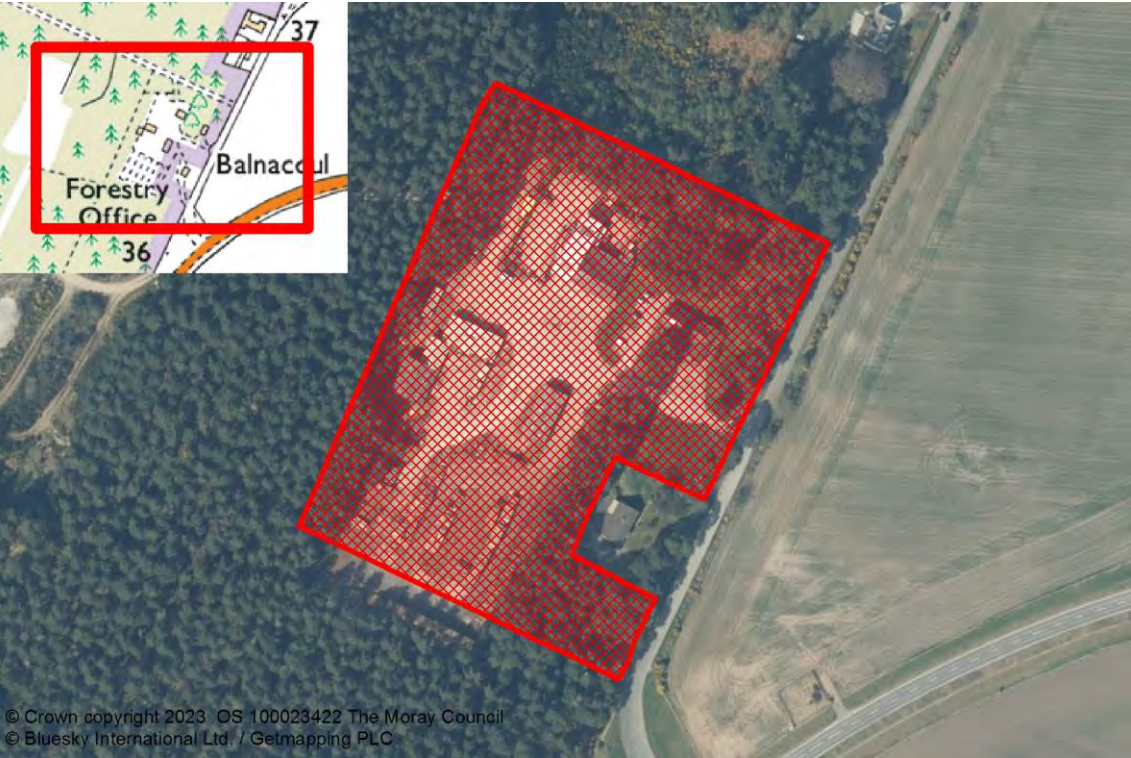
Northing: 859535

Primary School: Mosstodloch Primary School

Ward: Fochabers Lhanbryde

Secondary School: Milne's High School

Area (Ha): 2.6



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

NEWMILL

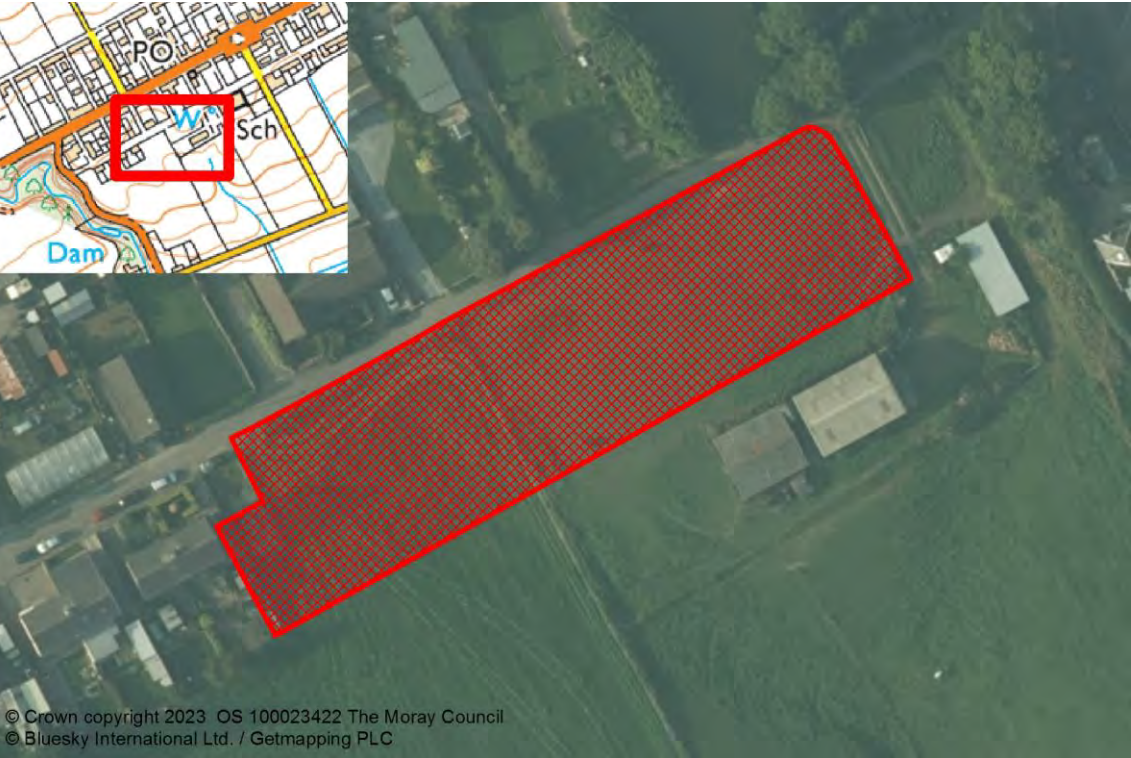
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											10

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Ownership	Land Use Type:	Agricultural Land
Constraint Notes:	Leased on agricultral tenancies		
Established Land:	2003	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Newmill Estate	Developer:	

LPR:	20/R1	SITE REF:	M/NM/R/001
Supply Type:	Constrained	LOCATION:	ISLA ROAD

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	10	Effective Land	0	Constrained Land	10

Extra Information:			
Easting:	343411	Northing:	852366
Primary School:	Newmill Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	0.36



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

PORTGORDON

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										10	30

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Marketability

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner: Colin Murray Developments

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land:

Windfall: No

Developer:

LPR:	20/R1	SITE REF:	M/PG/R/07/04
Supply Type:	Part Constrained	LOCATION:	WEST OF REID TERRACE

Capacity:	Projected 5yr Completions	10	Total Units	40	
Units Not Built	40	Effective Land	10	Constrained Land	30

Extra Information:

Easting: 339143

Northing: 863968

Primary School: Portgordon Primary School

Ward: Fochabers Lhanbryde

Secondary School: Buckie High School

Area (Ha): 3.69



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

PORTKNOCKIE

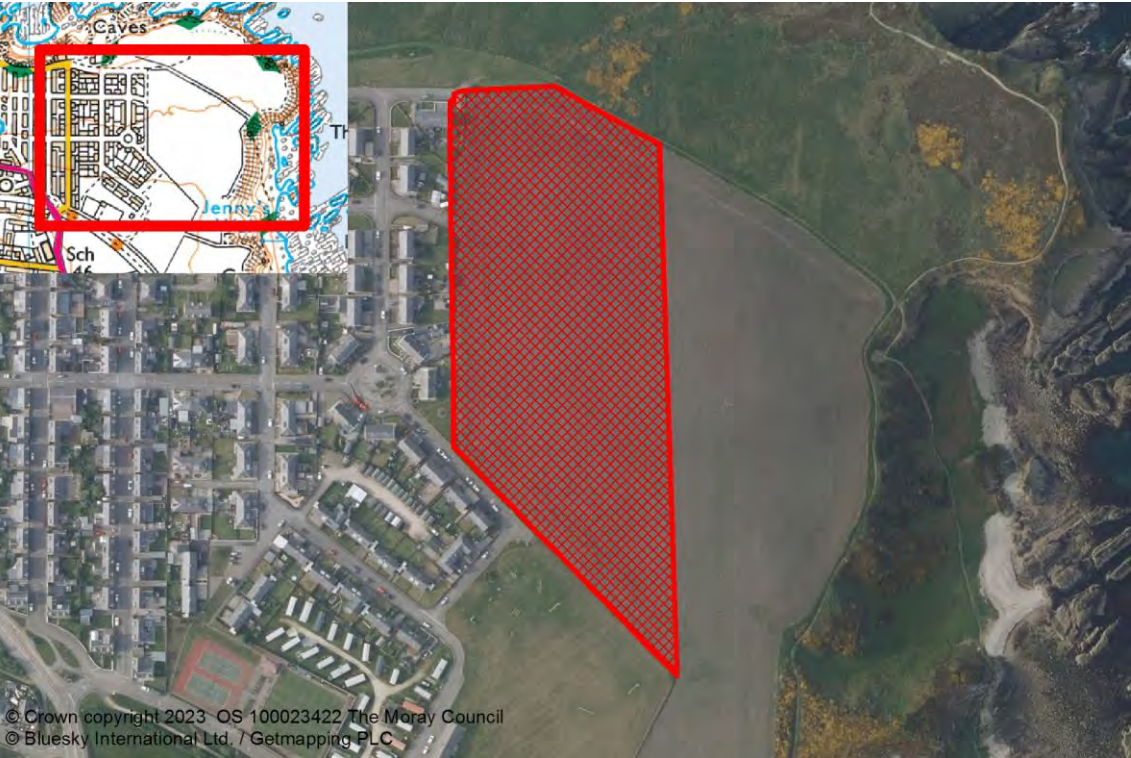
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										12	38

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Effective 5yr+	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2003	Effective Land:	2003
Dispute:	Agreed	Windfall:	No
Owner:	Seafield Estate	Developer:	

LPR:	20/R1	SITE REF:	M/PK/R/004
Supply Type:	Effective	LOCATION:	SEABRAES

Capacity:	Projected 5yr Completions	12	Total Units	50	
Units Not Built	50	Effective Land	50	Constrained Land	0

Extra Information:			
Easting:	349342	Northing:	868487
Primary School:	Portknockie Primary School	Ward:	Keith And Cullen
Secondary School:	Buckie High School	Area (Ha):	3.01



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
00/00231	1	Full	Approved	13/06/2000		
04/00799		Outline	Refused			
10/00418						Screening opinion

RAFFORD

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
										12	

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2007	Effective Land:	2011
Dispute:	Agreed	Windfall:	No
Owner:	Dallas Estate	Developer:	

LPR:	20/R1	SITE REF:	M/RF/R/07/01
Supply Type:	Effective	LOCATION:	BROCHLOCH

Capacity:	Projected 5yr Completions	12	Total Units	12	
Units Not Built	12	Effective Land	12	Constrained Land	0

Extra Information:			
Easting:	306752	Northing:	855598
Primary School:	Anderson's Primary School	Ward:	Forres
Secondary School:	Forres Academy	Area (Ha):	1.69



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ROTHES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
									15	15	

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type:

Constraint Notes:

Established Land: 2007

Dispute: Agreed

Owner: Mr & Mrs Scott

Green/Brown: Green

House Programme: ☐

Land Use Type: Agricultural Land

Effective Land: 2007

Windfall: No

Developer:

LPR:	20/R1	SITE REF:	M/RS/R/07/01
Supply Type:	Effective	LOCATION:	SPEY STREET

Capacity:	Projected 5yr Completions	30	Total Units	30	
Units Not Built	30	Effective Land	30	Constrained Land	0

Extra Information:

Easting: 328011

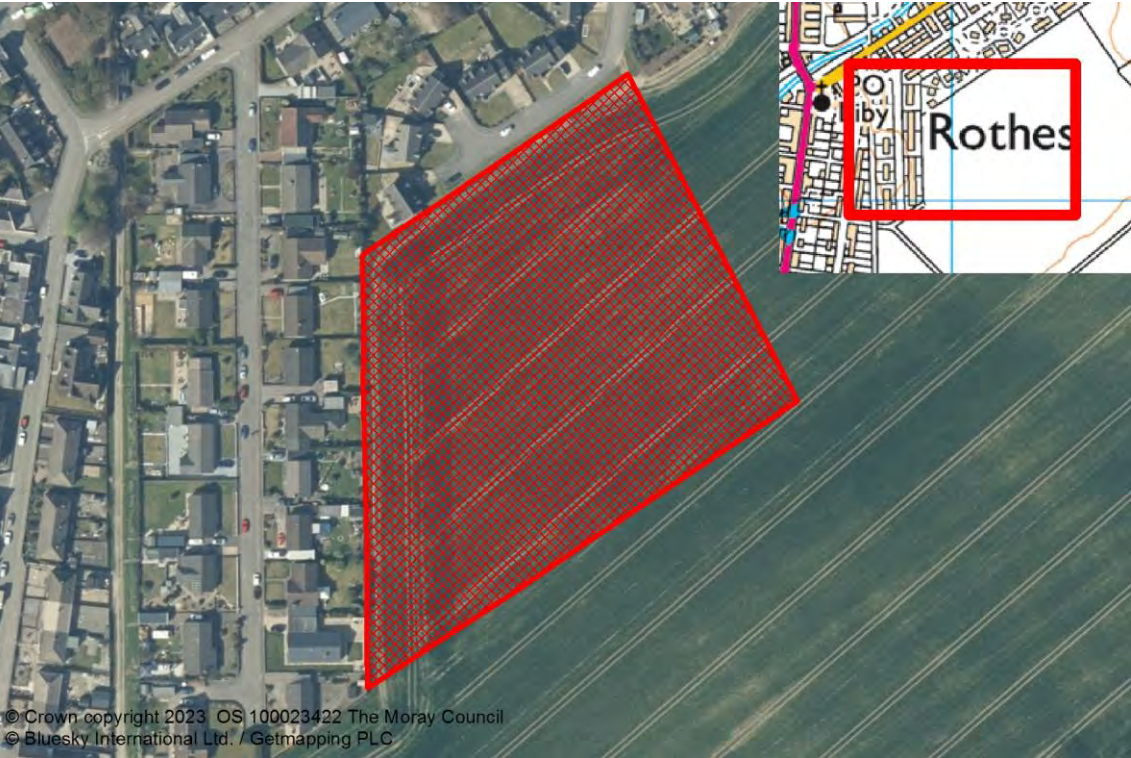
Northing: 849105

Primary School: Rothés Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 1.67



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ROTHES

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											40

Planning:

Planning Consent: None

Adopted Local Plan: ☒

Constraint Type: Ownership

Constraint Notes: Operational farm building

Established Land: 2015

Dispute: Agreed

Owner: Mr Stewart Meldrum

Green/Brown: Brown

House Programme: ☐

Land Use Type: Agricultural Building

Effective Land:

Windfall: No

Developer:

LPR:	20/R2	SITE REF:	M/RS/R/15/02
Supply Type:	Constrained	LOCATION:	GREEN STREET

Capacity:	Projected 5yr Completions		Total Units	
Units Not Built	40	Effective Land	0	Constrained Land 40

Extra Information:

Easting: 328284

Northing: 849451

Primary School: Rothies Primary School

Ward: Speyside Glenlivet

Secondary School: Speyside High School

Area (Ha): 1.74



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ROTHIEMAY

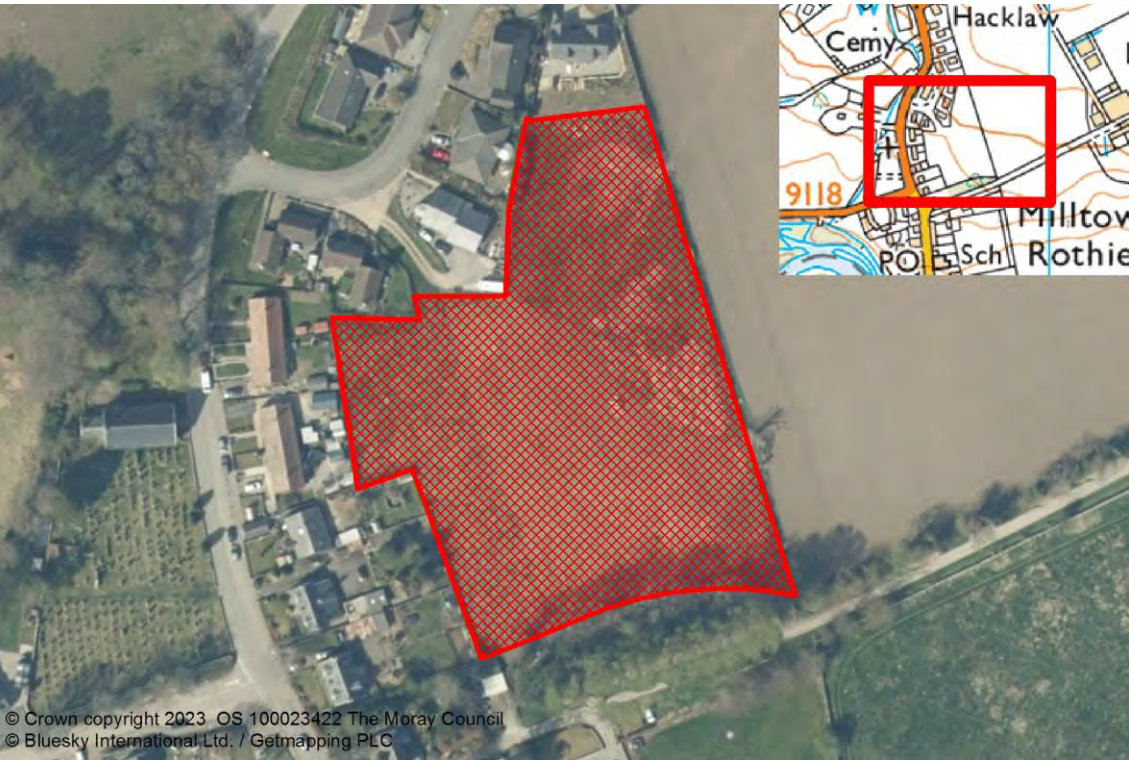
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											11

Planning:			
Planning Consent:	Detail	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2003	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Mr Robert Thain	Developer:	

LPR:	20/R1	SITE REF:	M/RT/R/001
Supply Type:	Constrained	LOCATION:	CASTLE TERRACE

Capacity:	Projected 5yr Completions	Total Units	12
Units Not Built	11	Effective Land	0
		Constrained Land	11

Extra Information:			
Easting:	354854	Northing:	848405
Primary School:	Rothiemay Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	1



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
15/01013		Full	Approved	29/07/2015		Plot 1
14/01431	12	Full	Approved	12/11/2014		AMC (07/02477/OUT)
11/00991	12	Full	Approved	19/08/2011		
07/02477	12	Outline	Approved	17/07/2008		
14/00626		Full	Withdrawn			

ROTHIEMAY

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											5

Planning:

Planning Consent: None

Green/Brown: Green

Adopted Local Plan: ☒

House Programme: ☐

Constraint Type: Marketability

Land Use Type: Agricultural Land

Constraint Notes:

Effective Land:

Established Land: 2007

Windfall: No

Dispute: Agreed

Developer:

Owner: Mrs H. Mackenzie

LPR:	20/R2	SITE REF:	M/RT/R/07/02
Supply Type:	Constrained	LOCATION:	ANDERSON DRIVE

Capacity:	Projected 5yr Completions	Total Units	5
Units Not Built	5	Effective Land	0
		Constrained Land	5

Extra Information:

Easting: 354630

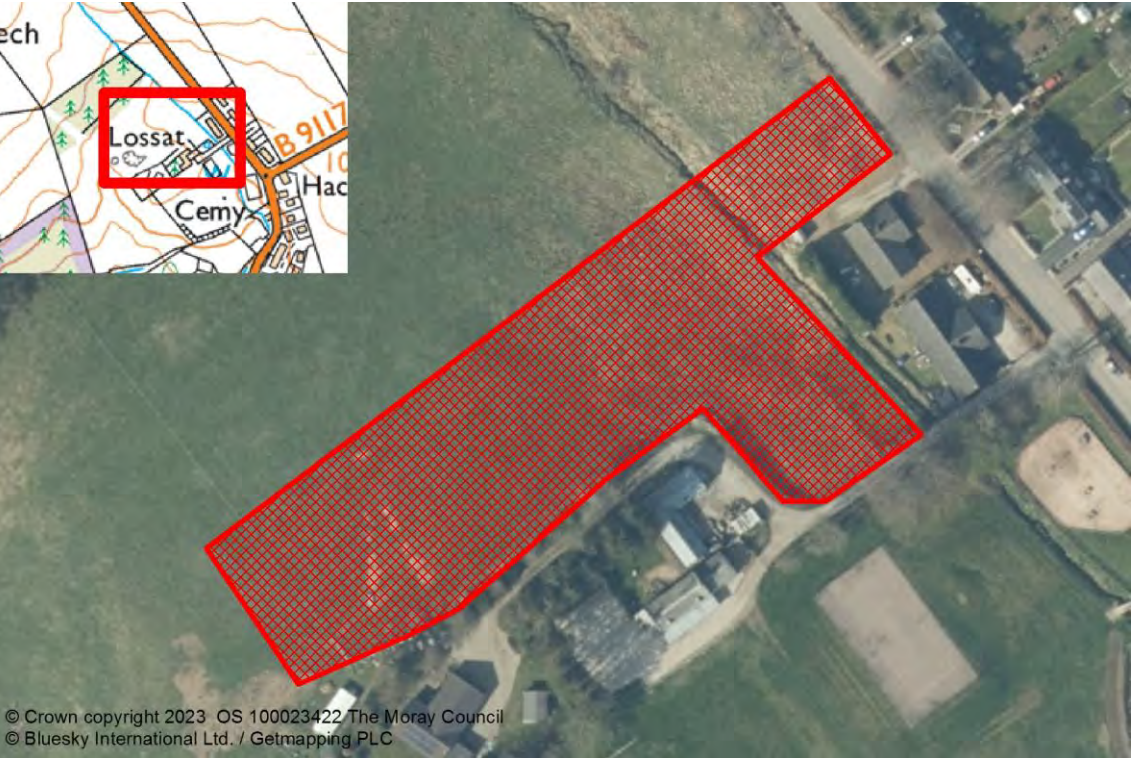
Northing: 848690

Primary School: Rothiemay Primary School

Ward: Keith And Cullen

Secondary School: Keith Grammar School

Area (Ha): 0.61



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

ROTHIEMAY

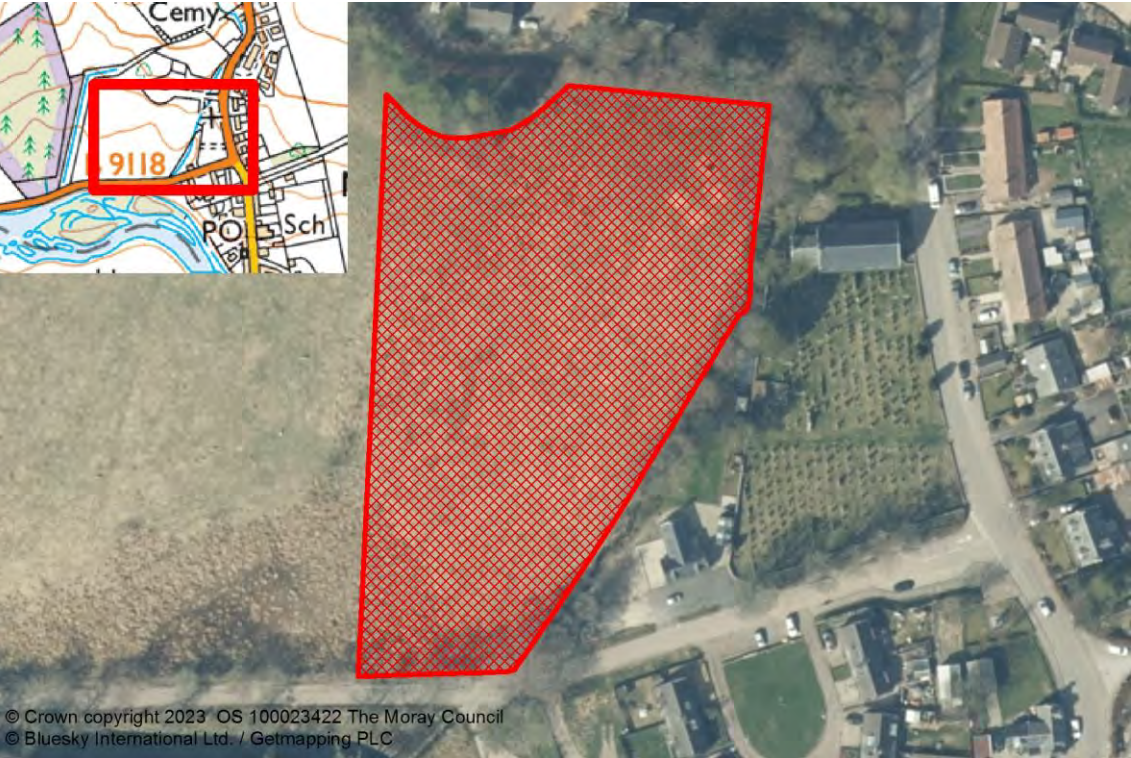
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
											10

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Marketability	Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2015	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	The Church of Scotland	Developer:	

LPR:	20/R3	SITE REF:	M/RT/R/15/03
Supply Type:	Constrained	LOCATION:	DEVERONSIDE ROAD

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	10	Effective Land	0	Constrained Land	10

Extra Information:			
Easting:	354666	Northing:	848375
Primary School:	Rothiemay Primary School	Ward:	Keith And Cullen
Secondary School:	Keith Grammar School	Area (Ha):	0.92



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

URQUHART

Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
							3	3	4		

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2008	Effective Land:	2015
Dispute:	Agreed	Windfall:	No
Owner:	Rattray Family	Developer:	EPC Grampian

LPR:	20/R1	SITE REF:	M/UR/R/20/01
Supply Type:	Effective	LOCATION:	MEFT ROAD

Capacity:	Projected 5yr Completions	10	Total Units	10	
Units Not Built	10	Effective Land	10	Constrained Land	0

Extra Information:			
Easting:	328504	Northing:	862749
Primary School:	Lhanbryde Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	0.8



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00120	10	Full	Approved	17/02/2022		

URQUHART

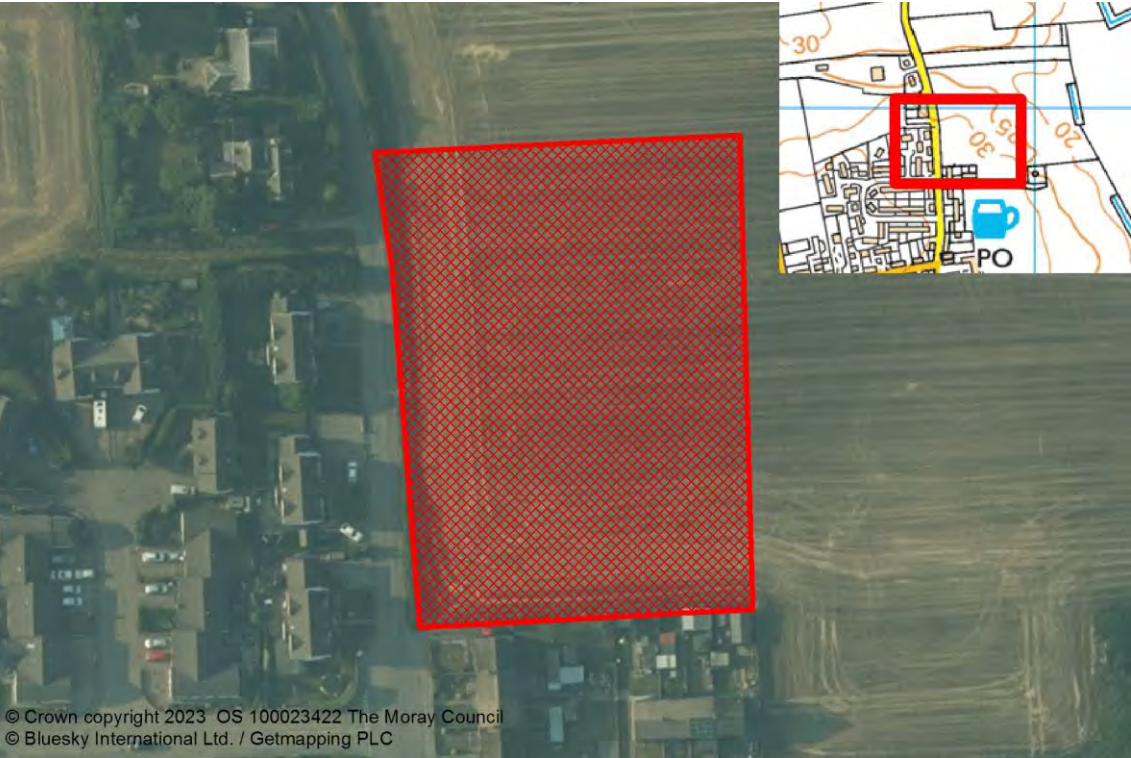
Projected Completions:											
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+
									4	4	

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:		Land Use Type:	Agricultural Land
Constraint Notes:			
Established Land:	2020	Effective Land:	2020
Dispute:	Agreed	Windfall:	No
Owner:	Mr Ian Dean	Developer:	

LPR:	20/R2	SITE REF:	M/UR/R/20/02
Supply Type:	Effective	LOCATION:	STATION ROAD

Capacity:	Projected 5yr Completions	8	Total Units	8	
Units Not Built	8	Effective Land	8	Constrained Land	0

Extra Information:			
Easting:	328866	Northing:	862942
Primary School:	Lhanbryde Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	0.65



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes

URQUHART

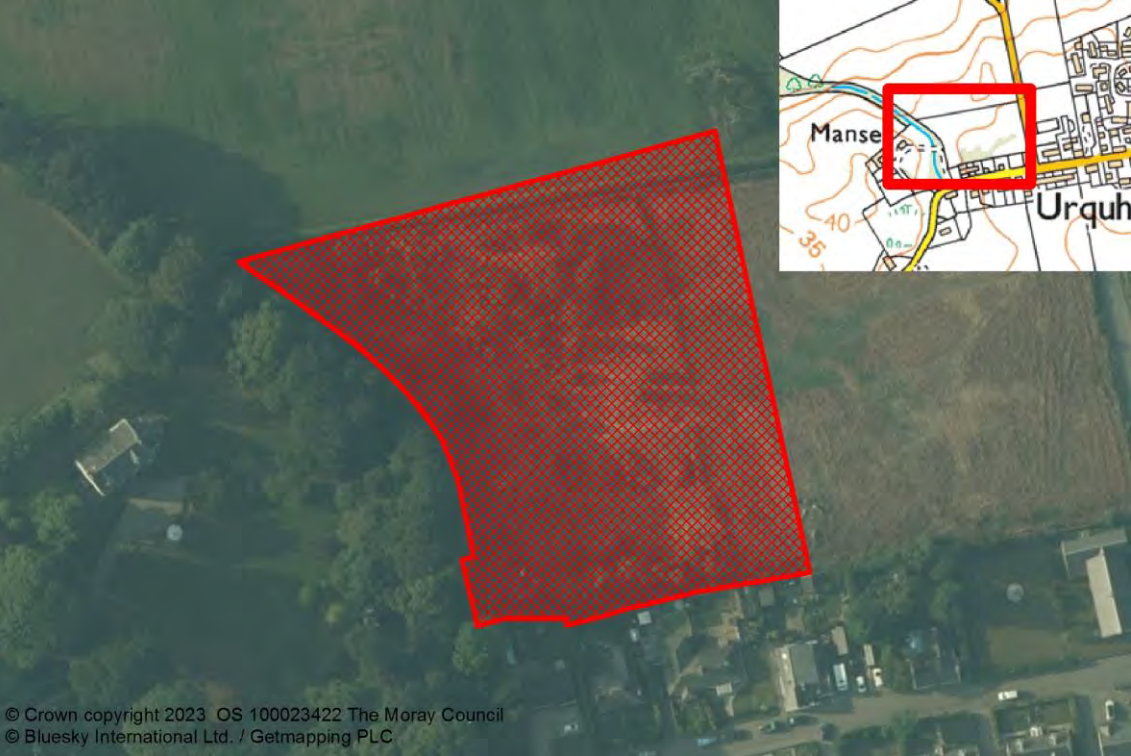
Projected Completions:												
2017	2018	2019	2020	2021	2022	2023	2024	2025	2026	2027	2028+	
											10	

Planning:			
Planning Consent:	None	Green/Brown:	Green
Adopted Local Plan:	<input checked="" type="checkbox"/>	House Programme:	<input type="checkbox"/>
Constraint Type:	Programming	Land Use Type:	Agricultural Land
Constraint Notes:	LONG		
Established Land:	2008	Effective Land:	
Dispute:	Agreed	Windfall:	No
Owner:	Rattray Family	Developer:	EPC Grampian

LPR:	20/LNG1	SITE REF:	M/UR/R/20/L1
Supply Type:	Constrained	LOCATION:	MEFT ROAD LONG1

Capacity:		Projected 5yr Completions		Total Units	
Units Not Built	10	Effective Land	0	Constrained Land	10

Extra Information:			
Easting:	328425	Northing:	862735
Primary School:	Lhanbryde Primary School	Ward:	Fochabers Lhanbryde
Secondary School:	Milne's High School	Area (Ha):	0.81



Tenure:	
Tenure Type	Units

Planning Applications:						
Application	Units	Type	Decision	Decision Date	Aff Type	Notes
20/00120		Full	Approved	17/02/2022		Small release of LONG to accommodate development on R1