

2001 Population.....1624

(Source 2001 Census)

Households.....631

Objectives

- To protect and enhance the setting of the harbour and foreshore areas
- To provide for additional housing development.
- To safeguard the Coastal Protection Zone and prevent the coalescence of Hopeman and Cummingston.
- To safeguard the village character.

Proposals

Water and Drainage

There is adequate capacity to accommodate the level of development, but it is essential that developers should contact Scottish Water at an early stage. Foul drainage must be connected to the public sewer.

Roads

All comments on road infrastructure requirements are intended to be of assistance to developers and advise them generally of improvements that are likely to be needed in order to service the site. These requirements are not exhaustive and do not pre-empt anything that might result from a Transport Assessment.

Business Activities

HBR1 Harbour Area

The harbour has scope for further recreational or tourism use. The setting of the harbour and the cluster of the buildings at the harbour promontory must not be adversely affected by new development. The Council will investigate the feasibility of installing an all abilities pontoon system to increase the number of berths and improve access to them.

I1

This site is occupied by Tulloch of Cummingston Ltd.

Tourism

T1 The Caravan Park

This area provides Hopeman with a major tourist asset. Facilities appropriate to tourist developments will be encouraged within this area, but must not intrude, physically or visually, on the foreshore area to the north.

Environment

The following sites are identified as open spaces which contribute to the environment and amenity of Hopeman. The over-riding policy E4 applies to each of these sites.

ENV3 Amenity Area

Farquhar Street

ENV4 Playspace for Children and Teenagers

Beach Play Area

ENV5 Sports Area

Skate Park, Playing Fields

ENV8 Foreshore Areas

West Foreshore, East Foreshore

ENV10 Regeneration Proposals

Hopeman Harbour Pontoon Project

There are a number of environmental designations (SAC, AGLV, CPZ, SINS) immediately outside of the settlement boundary which will require to be observed.

Parts of Hopeman lie within aircraft noise contours published by the Ministry of Defence. Developments within such areas will be subject to consultation with MoD, and consideration against policy EP7 regarding noise pollution.



HOPEMAN

1:7,000

