East Ayrshire Local Development Plan 2 Housing Site Appraisal Methodology

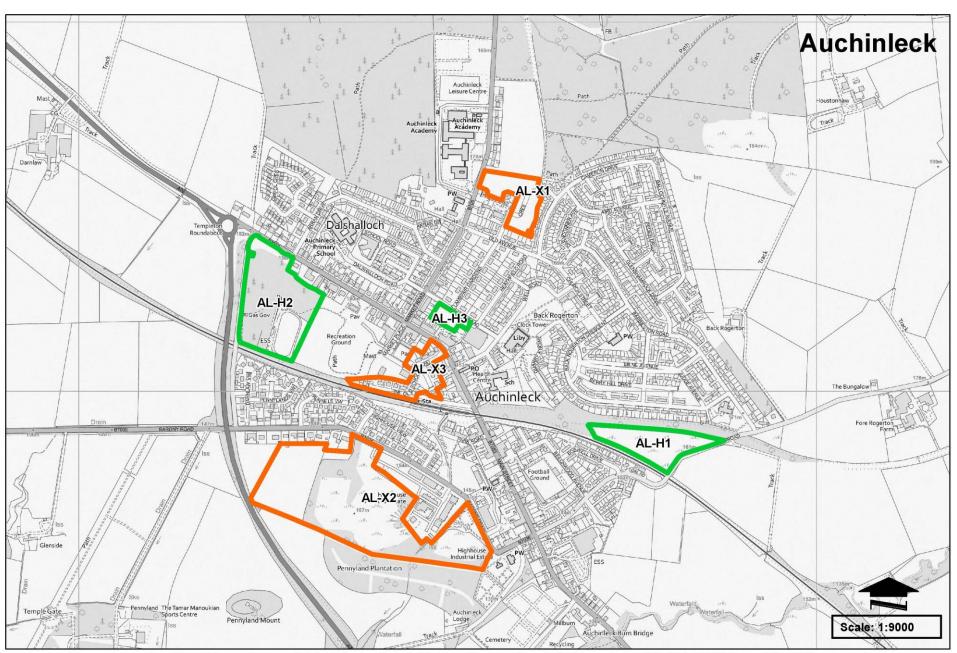
Appendix 7 (Ward 7 – Ballochmyle)

Revision 14/06/2022

Appendix 7 – Ward 7 (Ballochmyle)*

Ref.	Settlement	Address	Sub HMA	Rank (of 230)	Score % of TOTAL	Recommendation
AL-H1	Auchinleck	Coal Road	Cumnock	34	71	Allocate
AL-H2		Dalsalloch Wood		63	68	Allocate
AL-X1		Hillside Crescent		34	71	Not allocate
AL-X2		Land south of Barony Road		167	56	Not allocate
AL-X3		Main Street		5	81	Not allocate
AL-H3		School Road		8	79	Allocate
CA-X1	Catrine	Ballochmyle View		220	50	Not allocate
CA-X2		Bridge Street		106	62	Not allocate
CA-H1		John Street (E)		68	67	Allocate
CA-H2		John Street (W)		68	67	Allocate
CA-H3		Mill Street		82	65	Allocate
CA-X3		Newton Terrace		51	69	Not allocate
CA-H4		Shawwood Farm		158	57	Allocate
CB-X1	Cronberry	Riverside Gardens		140	59	Not allocate
LL-X1	Lugar & Logan	Peesweep Brae		127	62	Not allocate
LL-X2		Muirkirk Road		227	48	Not allocate
MA-X1	Mauchline	Area 2 (S Catrine Rd)		140	59	Not allocate
MA-X2		Area 3 (N Catrine Rd)		112	61	Not allocate
MA-X3		Area 4 (N PS)		68	67	Not allocate
MA-X4		Barskimming Road		9	79	Not allocate
MA-X5		Bogwood Farm, Ayr Road		167	56	Not allocate
MA-X6		Kilmarnock Road		147	58	Not allocate
MA-X7		K/K Road, Land W of Mauchline		182	55	Not allocate
MA-X8		Land SW of Kilmarnock Road		158	57	Not allocate
MA-X9		Netherplace quadrant		182	55	Not allocate
MA-H1		Sorn Road		68	67	Allocate
MA-H2		Station Road (N)		95	64	Allocate
MA-H3		Station Road (S)		167	56	Allocate
MK-X1	Muirkirk	Fmr Nursery School, Main Street		68	67	Not allocate
MK-X2		Furnace Rd. Industrial Site		167	56	Not allocate
MK-X3		Muirkirk Bing Site		140	59	Not allocate
MK-H1		Smallburn Road		158	57	Allocate
MK-H2		Wellwood Street		103	63	Allocate
RU-X1	Rural	Ballochmyle Hospital		91	64	Not allocate
SO-X1	Sorn	Catrine Road		220	50	Not allocate

*N.B. Changes have been made to the scoring of several sites to account for inaccuracies identified after this document was published on 23/05/2022. These changes have resulted in slight adjustments to the scoring presented in the table above and in a number of sections below. An asterisk * has been added where a correction to scoring has been made in the tables below.



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AL-H1	Auchinle	eck			Coa	al Road											
Outcome								Allo	cate								
Site Ref	AL-H1		Site na	ame	Coal	Road				S	Settle	ement	Auchinle	eck			
Ward	7		Area (ha)	2.1			Indicative	Capaci	ty 5	56		Sub HM	A		Cumno	ock
LDP1 Ref	400H		PIP Re	ef				MIR Ref					CfSI Ref				
							Stag	e 1									
Proximity t	o settlement	Si	ignifica	nt Flood Risk		SF	PA/SA	C/SSSI		А	Ancier	nt/Native Wood	lland		Sit	е сарас	city
Υ	'es			No			No)				No					
							Stag	e 2									
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	со	Planning onsent for housing	exp	nterest ressed at for Sites	t	ngth of time ocated		Examination report 2016 comments	Site viab and marketal	·	Recrea value o		Open space & recreation value
5	5/5	5		1		5		1		2		5	19/30)	5		5/5
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Heri	tage Assets	Cha	ndscape iracter & wnscape		mining risk ssments		Non-absolute constraints	Distance primai schoo	y	Distand second scho	dary	Distance to health centre or GP
5	2	2		5		5		5		2		26/35	2		2		2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		ban/rural	ke	tance to ey town entres		oon and atland	ı	Visual amenity	Landsca study	•	Sustaina of loca	•	TOTAL SCORE
2	5	5		1		5		5		5		5	2		41/6	50	96/135
					•		Rank	king									
Overall Rank		34/23	30	Ward Rank				4/	35		S	Settlement Rank				3/	6
	tion is included in						Stag										

The site in question is included in the East Ayrshire Strategic Housing Investment Plan 2021-2026 and is anticipated to be completed by August 2024. Development of the site would therefore take place within the timespan of LDP2 and was considered to be effective on that basis. It was therefore considered to be appropriate to allocate the site in LDP2.

AL-H2	Auchinle	eck		[Dalsalloch W	ood (
Outcome							Allo	cate						
Site Ref	AL-H2		Site name		Dalsalloch Wood				Se	ettlement	Auchinleck			
Ward	7		Area (ha)	4	1.8		Indicative	Capacit	y 10	06	Sub HMA		Cumno	ock
LDP1 Ref	242H		PIP Ref				MIR Ref		28	81MIR	CfSI Ref			
						Stag	e 1							
Proximity t	o settlement	Si	gnificant Flood Ris	(SF	PA/SAC	C/SSSI		Ar	ncient/Native Wood	dland		Site capa	city
Y	'es		No			No)			No				
						Stag	e 2							
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	ing Marketab	lity	Planning consent for housing	expr	terest ressed at for Sites	ti	gth of me cated	Examination report 2016 comments	Site viability and marketabilit	Recr Value	eation of site	Open space & recreation value
2	2/5	1	1		2		5		1	5	15/30		5	5/5
Flood risk	Biodiversity	Capabilit Agricult	' l water	ŀ	Heritage Assets	Cha	ndscape racter & vnscape	r	mining isk sments	Non-absolute constraints	Distance to primary school	seco	nce to indary hool	Distance to health centre or GP
5	2	2	5		5		2		2	23/35	2		1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta	develon	,	Urban/rural classification	ke	tance to y town entres		on and tland	Visual amenity	Landscape study		inability cation	TOTAL SCORE
5	5	5	5		5		5		5	2	5	47	7/60	92/135
			-			Rank	ing					•		
Overall Rank		63/23	0 Ward Rank				7/	35		Settlement Rank	(5,	′ 6
			•			Stag	e 3							

The site is located within close proximity to a range of local services and facilities and to a greater degree than any other proposed site in Auchinleck. A substantial area of woodland can be found on site, which has limited overall capacity, and a noise impact assessment would be required to be carried out by a developer due to the site's close proximity to a main road and railway line. In a consultation response, SEPA has indicated that an area of surface water would require to be addressed. Nevertheless, it was anticipated during the site assessment process that appropriate mitigation measures could be put in place. Interest in the site has been expressed through a pre-application consultation (21/0004/PREAPP) for the development of 90 to 100 houses. It was therefore considered appropriate to allocate the site in LDP2.

AL-X1	Auchinle	eck		Hillside Cres	scent							
Outcome						Not al	locate)				
Site Ref	AL-X1		Site name	Hillside Crescent	t .			Se	ettlement	Auchinleck		
Ward	7		Area (ha)	1.5	Ir	ndicative	Capacity	y 30)	Sub HMA	Cum	nock
LDP1 Ref	243H		PIP Ref		N	/IIR Ref				CfSI Ref		
					Stage	1						
Proximity t	o settlement	Si	gnificant Flood Risk	S	PA/SAC/S	SSSI		An	ncient/Native Wood	dland	Site cap	acity
Υ	'es		No		No				No		No	
					Stage	2						
Meets spatial strategy	Contribution To Spatial Strategy	Program in Housi Land Au	ing Marketability	Planning consent for housing	expres	erest ssed at or Sites	tir	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value
5	5/5	1	1	1		1		1	5	10/30	5	5/5
Flood risk	Biodiversity	Capability Agricultu	water	Heritage Assets	Chara	scape cter & scape	ri	mining isk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP
5	5	2	5	5	ū	5		2	29/35	2	1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	,	nce to town tres		on and tland	Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE
5	5	5	2	5	Ţ.	5		5	5	5	47/60	96/135
				•	Rankin	ng			1		· · · · · · · · · · · · · · · · · · ·	· ·
Overall Rank		34/23	0 Ward Rank			4/	35		Settlement Rank	ζ		3/6
			-		Stage	3						

Housing formerly on the site in question was demolished some years ago and the site has since then remained undeveloped, with road infrastructure and lighting still in place. The site has been allocated in two successive Plans (2010 LP and 2017 LDP), however there has been no developer interest in the site during that time. It was therefore considered that the site should not be carried forward to LDP2 but that the land will be retained within the settlement boundary. The principle of residential development would therefore remain within the section of the site remaining as 'white land' within the settlement boundary subject to any proposal complying with all relevant LDP2 policy requirements.

AL-X2	Auchinle	eck		Land S of E	Barony	/ Road								
Outcome						Not al	locate	9						
Site Ref	AL-X2		Site name	Land south of E	Barony F	Road		Set	ttlement	Auchinleck				
Ward	7		Area (ha)	2.8		Indicative	Capacit	y 78		Sub HMA	Cumr	iock		
LDP1 Ref			PIP Ref	PIP1		MIR Ref		15	MIR	CfSI Ref	CfSI5			
					Stag	ge 1								
Proximity t	o settlement	Si	gnificant Flood Risk		SPA/SA	.C/SSSI		And	cient/Native Woo	dland	Site capa	acity		
Υ	'es		No		N	0			No	Sub HMA Cumnock CfSI Ref CfSI5 odland Site capacity No Site viability and marketability 14/30 5 Distance to primary school school cent 2 2 Landscape study of location 2 35/60 76				
					Stag	ge 2								
Meets spatial strategy	Contribution To Spatial Strategy	Programr in Housi Land Au	ing Marketability	Planning consent for housing	exp	nterest bressed at I for Sites	ti	gth of me cated	Examination report 2016 comments	and	Recreation value of site	Open space & recreation value		
2	2/5	1	1	1		5		5	1	14/30	5	5/5		
Flood risk	Biodiversity	Capability Agricult	' I water	Heritage Asset	s Cha	ndscape aracter & wnscape	r	mining isk sments	Non-absolute constraints	primary	secondary	Distance to health centre or GP		
5	2	2	5	2		2		2	20/35	2	2	2		
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	ke	stance to ey town centres		on and tland	Visual amenity	•	•	TOTAL SCORE		
2	5	2	1	5		5		5	2	2	35/60	76/135		
					Ran	king								
Overall Rank		167/23	Ward Rank			27	/35		Settlement Ran	<	6	5/6		
					Stag	ge 3								

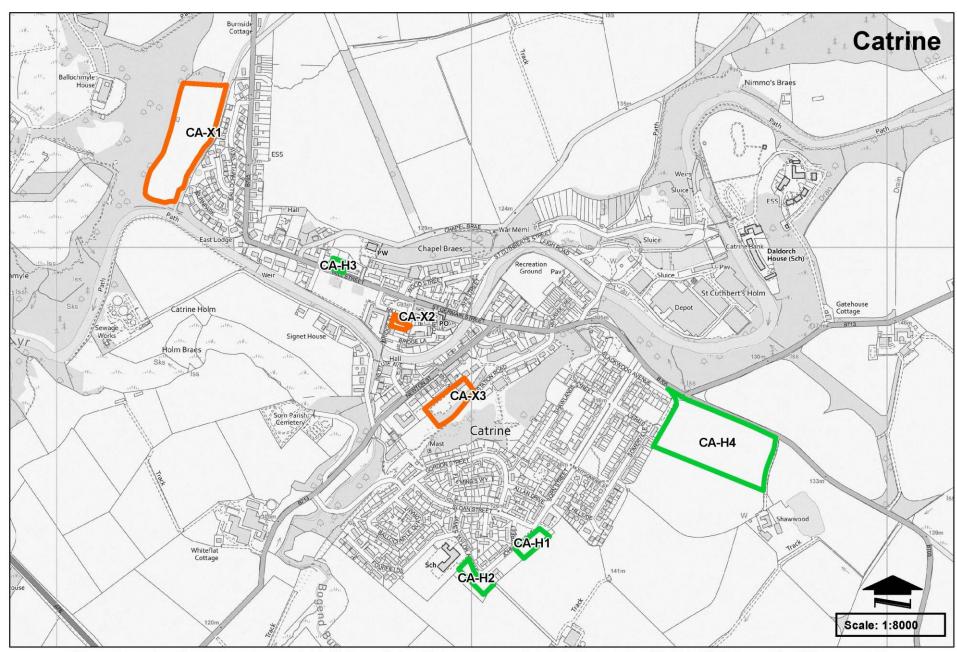
Interest in the development of the site was expressed as part of the call for sites exercise and the proposal suggested the development of 35-40 units within a field at the north-western portion of the site. Development would not result in any impact on adjacent safeguarded open space and it was proposed that parking would be created to improve access the bing/spoil tip for recreational purposes. Although the area is located within the Dumfries House Garden and Designed Landscape, HES in a consultation response recommended mitigation in the form of planting around the site to reduce the visual impact of the development. Nevertheless, the site is subject to a number of weaknesses from a development perspective. The site is located to the rear of the Highhouse industrial estate, as well as properties located on Barony Road and the site is therefore somewhat isolated compared to other potential sites in Auchinleck. With regard to the proposed allocation of three other sites in Auchinleck (AL-H1, AL-H2 and AL-H3) it was not considered necessary to allocate the site for residential development as part of LDP2.

AL-X3	Auchinle	eck			Main Street									
Outcome							Not al	locate)					
Site Ref	AL-X3		Site nar	me	Main Street				Se	ttlement	Auchinle	ck		
Ward	7		Area (ha	a)	1.7		Indicative	Capacit	y 46		Sub HMA	١	Cumn	ock
LDP1 Ref	378M		PIP Ref				MIR Ref				CfSI Ref			
						Stage	e 1							
Proximity t	o settlement	Si	gnificant	t Flood Risk	SI	PA/SAC	C/SSSI		An	cient/Native Wood	dland		Site capa	city
Υ	'es		Ν	No		No				No				
						Stage	e 2							
Meets spatial strategy	Contribution To Spatial Strategy	Programi in Hous Land Au	ing	Marketability score	Planning consent for housing	expr	terest essed at for Sites	tiı	gth of me cated	Examination report 2016 comments	Site viabi and marketab	·	Recreation value of site	Open space & recreation value
5	5/5	5		1	5		1		1	5	18/30)	5	5/5
Flood risk	Biodiversity	Capability Agricult	ure	Land and water contamination	Heritage Assets	Cha	idscape racter & vnscape	ri	mining isk sments	Non-absolute constraints	Distance primary school	y	Distance to secondary school	Distance to health centre or GP
5	5	5		1	5		5		2	28/35	2		2	5
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat		Previously developed land	Urban/rural classification	ke	ance to y town entres		on and tland	Visual amenity	Landsca _l study	pe	Sustainability of location	TOTAL SCORE
5	5	5		5	5		5		5	5	5		54/60	110/135
						Rank	ing							•
Overall Rank		5/230) \	Ward Rank			1/	35		Settlement Rank	ζ		/6	
						Stage								

The site was under development at the time of the site assessment process and was anticipated in the 2020 Housing Land Audit to be built out prior to the adoption of LDP2. On that basis it was considered appropriate to exclude it from being an allocated site.

AL-H3	Auchinle	eck		School Road	d							
Outcome						Allo	cate					
Site Ref	AL-H3		Site name	School Road				Se	ettlement	Auchinleck		
Ward	7		Area (ha)	0.4	In	dicative	Capacity	y 10)	Sub HMA	Cum	nock
LDP1 Ref	379M		PIP Ref		М	1IR Ref				CfSI Ref		
					Stage 1	1						
Proximity t	o settlement	Si	gnificant Flood Risk	S	PA/SAC/S	SSI		An	cient/Native Wood	lland	Site cap	acity
Υ	'es		No		No				No		No	
					Stage 2	2						
Meets spatial strategy	Contribution To Spatial Strategy	Program in Housi Land Au	ing Marketability	Planning consent for housing	Inter express Call for	sed at	tir	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value
5	5/5	1	1	2	1	L		2	5	12/30	5	5/5
Flood risk	Biodiversity	Capability Agricultu	l Water	Heritage Assets	Lands Charac Towns	cter &	ri	mining isk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP
5	5	5	5	5	5	5		2	32/35	2	1	5
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	Distan key to cent	own		on and tland	Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE
5	5	5	5	5	5	5		5	5	5	53/60	107/135
			<u>'</u>	,	Ranking	g			•		· · · · · · · · · · · · · · · · · · ·	· ·
Overall Rank		8/230	Ward Rank			2/	35		Settlement Rank	.		2/6
					Stage 3	3						

The site in question is located close to Auchinleck town centre and within walking distance of a range of services and facilities. Although there had been no developer interest prior to the time of the site assessment, the site is relatively free of any constraints, comprises of brownfield land and was considered to be a sustainable location for residential development. The site had been allocated as a miscellaneous site in LDP1, however, given the intended concentration of footfall-generating uses within the Auchinleck town centre area as pursued in the Proposed LDP2, It was considered appropriate to allocate the site in LDP2 for exclusively residential uses.



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CA-X1	Catrine			Ballochmyle	View								
Outcome					Not a	llocate)						
Site Ref	CA-X1		Site name	Ballochmyle Viev	V		Set	tlement	Catrine				
Ward	7		Area (ha)	2.7	Indicative	Capacity	y 75		Sub HMA	Cumn	ock		
LDP1 Ref			PIP Ref	PIP5	MIR Ref		123	1MIR	CfSI Ref	CfSI21			
					Stage 1								
Proximity t	o settlement	Si	gnificant Flood Risk	SI	PA/SAC/SSSI		And	cient/Native Wood	dland	Site capa	city		
١	⁄es		No		No			No	Sub HMA Cumnock CfSI Ref CfSI21 Woodland Site capacity No Site viability and marketability 18/30 5 5/ Distance to primary school school centre 2 1 2 Landscape study of location 1 26/60 67/3				
					Stage 2								
Meets spatial strategy	Contribution To Spatial Strategy	Programi in Hous Land Au	ing	Planning consent for housing	Interest expressed at Call for Sites	tir	gth of me cated	Examination report 2016 comments	and		Open space & recreation value		
2	2/5	1	1	1	5		5	5	18/30	5	5/5		
Flood risk	Biodiversity	Capability Agricult	' Water	Heritage Assets	Landscape Character & Townscape	ri	mining isk sments	Non-absolute constraints	primary	secondary	Distance to health centre or GP		
2	1	2	5	2	2		2	16/35	2	1	2		
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	Distance to key town centres		on and tland	Visual amenity		•	TOTAL SCORE		
2	5	1	1	2	2		5	2	1	26/60	67/135		
					Ranking					·			
Overall Rank		220/23	Ward Rank		33	/35		Settlement Rank	<	7.	/7		
			_		Stage 3								

The site in question was proposed as part of the call for sites. Despite such interest being expressed, the site presents a number of weaknesses compared to other sites in Catrine and the wider Cumnock Sub Housing Market Area. The Scottish Wildlife Trust in a consultation response stated that residential development on the site would adversely impact the waters of the Burn O'Need and would encroach on land surrounding Ballochmyle House and the River Ayr: Damhead to Nether Heilar Local Nature Conservation Site. Woodland Trust Scotland recommended a buffer between ancient woodland to the rear of the site and any development. Access to the site would require the construction of a bridge over the Burn O'Need and approximately one third of the site is liable to fluvial flooding from that river. The site is located to the rear of existing built development and access would not be gained from an existing main road. On the basis of the constraints present and the more developable nature of other preferable sites in the settlement, it was not considered appropriate to allocate the site.

CA-X2	Catrine				Bridge St	reet										
Outcome							Not al	locate)							
Site Ref	CA-X2		Site na	ame	Bridge Stree	t			Set	ttlement	Catrine					
Ward	7		Area ((ha)	0.1		Indicative	Capacity	y 5		Sub HMA		Cumno	ock		
LDP1 Ref	377M		PIP Re	ef			MIR Ref				CfSI Ref					
						Sta	ige 1									
Proximity t	o settlement	Si	ignifica	nt Flood Risk		SPA/S/	AC/SSSI		And	cient/Native Wood	dland		Site capac	city		
Υ	'es			No		١	No			No		Cumnock CfSI Ref Classification of the secondary school of the secondary school of the secondary of the se				
						Sta	ige 2									
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning consent fo housing	or ex	Interest pressed at all for Sites	tii	gth of me cated	Examination report 2016 comments	and			Open space & recreation value		
5	5/5	1		1	2		1		1	5	11/30		5	5/5		
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Heritage Ass	sets Ch	andscape naracter & ownscape	ri	mining isk sments	Non-absolute constraints	primary		secondary	Distance to health centre or GP		
2	5	5		5	2		2		2	23/35	2		1	2		
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rura classificatio	al k	istance to key town centres		on and tland	Visual amenity	•		•	TOTAL SCORE		
5	5	1		5	2		2		5	5	5		40/60	84/135		
						Rar	nking					1	·	·		
Overall Rank		106/2	30	Ward Rank			17,	/35		Settlement Rank	ζ		of location SCOR			
		_			_	Sta	ige 3						_			

The site in question is located within the Catrine town centre area and was identified in LDP1 as a miscellaneous site allocated for development of residential units or footfall generating uses. Such uses are already considered acceptable within a town centre location and it was debated whether allocation of the site might not be necessary. SEPA in a consultation response indicated that a substantial proportion of the surrounding area lies within the flood risk envelope. Nevertheless, interest was subsequently expressed through the Member Officer Working Group (MOWG) process in either retaining the site for miscellaneous use or allocating is exclusively for residential use. It was therefore considered appropriate not to allocate the site exclusively for residential uses but to retain the site in LDP2 as a miscellaneous opportunity.

CA-H1	Catrine			John Street	(E)							
Outcome						Allo	cate					
Site Ref	CA-H1		Site name	John Street (E)				Se	ettlement	Catrine		
Ward	7		Area (ha)	0.3		Indicative	Capacit	y 9		Sub HMA	Cui	nnock
LDP1 Ref			PIP Ref			MIR Ref				CfSI Ref		
					Stag	ge 1						
Proximity to	o settlement	Si	gnificant Flood Risk		SPA/SA	C/SSSI		Ar	ncient/Native Wood	lland	Site ca	pacity
Y	'es		No		No	0			No		١	0
					Stag	ge 2						
Meets spatial strategy	Contribution To Spatial Strategy	Programi in Hous Land Au	ing Marketability	Planning consent for housing	exp	nterest ressed at I for Sites	ti	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreatio value of sit	& recreation
2	2/5	5	1	5		1		1	5	18/30	5	5/5
Flood risk	Biodiversity	Capability Agricult	l water	Heritage Asset	S Cha	ndscape aracter & wnscape	r	mining isk sments	Non-absolute constraints	Distance to primary school	Distance t secondary school	
5	5	5	5	5		5		2	32/35	5	1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta	developed	Urban/rural classification	ke	stance to ey town centres		on and tland	Visual amenity	Landscape study	Sustainabili of location	
2	2	1	1	2		2		5	5	5	33/60	90/135
				•	Ran	king	1		•		· ·	
Overall Rank		68/23	0 Ward Rank			8/	'35		Settlement Rank			2/7
					Stag	ge 3						

The site has been allocated over a period of around twenty years, however, development of nine units within the currently allocated site was underway at the time of site assessment. Given this interest and the lack of constraints that apply to the site, it was considered appropriate to continue to allocate the site for residential uses. The site in question forms one of two sites that previously formed part of a wider allocation 011H that has been subdivided, with the portion to which a consent applies having been removed.

CA-H2	Catrine				Johi	n Street (W)										
Outcome								Allo	cate								
Site Ref	CA-H2		Site na	ame	John	Street (W)				S	Settlem	ent	Catrine				
Ward	7		Area (ha)	0.4			Indicative	Capacit	ty 1	14		Sub HM	Ą	Cı	ımno	ck
LDP1 Ref			PIP Re	ef				MIR Ref					CfSI Ref				
							Stag	e 1									
Proximity to	o settlement	Si	ignifica	nt Flood Risk		SF	A/SAC	C/SSSI		А	\ncient/	Native Wood	dland		Site	арас	ity
Υ	'es			No			No)				No				No	
							Stag	e 2									
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	cor	lanning nsent for ousing	expi	terest ressed at for Sites	t	igth of ime ocated	re	amination port 2016 omments	Site viab and marketal	,	Recreation value of s		Open space & recreation value
2	2/5	5		1		5		1		1		5	18/30)	5		5/5
Flood risk	Biodiversity	Capabilit Agricult	-	Land and water contamination	Herit	age Assets	Cha	ndscape racter & vnscape	ı	mining risk ssments	NO	n-absolute onstraints	Distance primai schoo	Ŋ	Distance seconda school		Distance to health centre or GP
5	5	5		5		5		5		2		32/35	5		1		2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		oan/rural sification	ke	tance to y town entres		oon and atland		Visual amenity	Landsca study		Sustainab of location	•	TOTAL SCORE
2	2	1		1		2		2		5		5	5		33/60		90/135
			,				Rank	ing									·
Overall Rank		68/23	30	Ward Rank				8/:	35		Set	tlement Rank	<			2/	7
							Stag	e 3									

The site has been allocated over a period of more than twenty years, however, development of nine units within the currently allocated site was underway at the time of site assessment. Given this interest and the lack of constraints that apply to the site, it was considered appropriate to continue to allocate the site for residential uses. The site in question forms one of two sites that previously formed part of a wider allocation 011H that has been subdivided, with the portion to which a consent applies having been removed.

CA-H3	Catrine			Mill Street										
Outcome					Allo	cate								
Site Ref	CA-H3		Site name	Mill Street			Set	tlement	Catrine					
Ward	7		Area (ha)	0.1	Indicative	Capacity	5		Sub HMA	Cur	nnock			
LDP1 Ref	251H		PIP Ref		MIR Ref				CfSI Ref					
					Stage 1									
Proximity to	o settlement	Sig	nificant Flood Risk	SF	PA/SAC/SSSI		And	cient/Native Wood	lland	Site ca	pacity			
Y	'es		No		No			No		Site capacity No Viability and setability 5/30 Annce to Distance to secondary school school cetabolity discape tudy 5/40/60				
					Stage 2									
Meets spatial strategy	Contribution To Spatial Strategy	Programm in Housir Land Aud	ng Marketability	Planning consent for housing	Interest expressed at Call for Sites	Length time allocate	2	Examination report 2016 comments	Site viability and marketability	value of sit	& recreation			
5	5/5	5	1	2	1	1		5	15/30	5	5/5			
Flood risk	Biodiversity	Capability Agricultu	l water	Heritage Assets	Landscape Character & Townscape	Coal mir risk assessm		Non-absolute constraints	Distance to primary school	secondary	Distance to health centre or GP			
2	5	5	5	2	2	2		23/35	2	1	2			
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stati	developed	Urban/rural classification	Distance to key town centres	Carbon peatlar		Visual amenity	Landscape study					
5	5	1	5	2	2	5		5	5	40/60	88/135			
			,		Ranking			,		· ·	· ·			
Overall Rank		82/230	Ward Rank		13,	/35		Settlement Rank			4/7			
					Stage 3					•				

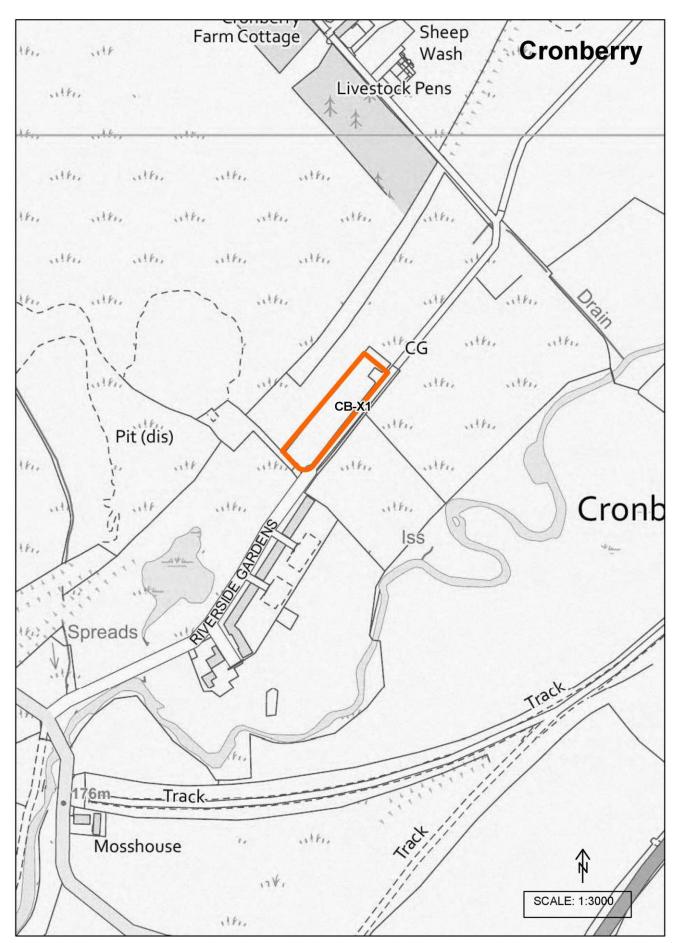
An application for the development of this site was received but was subsequently refused before the start of the site assessment process. Nevertheless, it was anticipated that any development of the site would take place after the adoption of LDP2 in mid-2023 and, given that the site has been demonstrated to be of interest for development, it was considered prudent to include it in LDP2.

CA-X3	Catrine				Nev	wton Terra	ace										
Outcome								Not al	locat	:e							
Site Ref	CA-X3		Site na	ame	New	ton Terrace				Se	ettleme	nt	Catrine				
Ward	7		Area ((ha)	0.3			Indicative	Capaci	ity 9)		Sub HM	A	C	Cumno	ock
LDP1 Ref	380M		PIP Re	ef				MIR Ref					CfSI Ref				
							Stag	e 1									
Proximity to	o settlement	Significant Flood Risk SPA/SAC/SSSI Ancient/Native Woodland Site capac								city							
Υ	'es			No			No)				No				No	
Stage 2																	
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning Interest Length of Examination Site viability							Recreat value of		Open space & recreation value			
5	5/5	1		1		5		1		2		5	15/3	0	5		5/5
Flood risk	Biodiversity	Capabilit Agricult	-	Land and water contamination	Heri	tage Assets	Cha	ndscape racter & wnscape		l mining risk ssments	CO	n-absolute Instraints	Distance prima schoo	ry	Distance seconda schoo	ary	Distance to health centre or GP
5	5	5		1		2		5		2		25/35	2		1		5
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		ban/rural	ke	tance to ey town entres		oon and atland	ć	Visual amenity	Landsca study	•	Sustainal of locat	•	TOTAL SCORE
5	5	1		5		2		2		5		5	5		43/60)	93/135
		•					Rank	king									·
Overall Rank 51/230 Ward Rank			Ward Rank				6/	35		Sett	lement Rank	<			1/	7	
							Stag	e 3									

An application for the development of this site was received and a dwelling was under construction at the time of the site assessment process. Nevertheless, it was considered that further development of the remainder of the site may constitute 'backland' development and would not be of such a scale as to warrant allocation in the Plan. On that basis, it was considered appropriate to deallocate the site and not allocate it in LDP2.

CA-H4	Catrine				Shawwood F	arm								
Outcome							Allo	cate						
Site Ref	CA-H4		Site n	ame	Shawwood Farm				Se	ettlement	Catrine			
Ward	7		Area ((ha)	3.6		Indicative	Capacit	y 80)	Sub HMA	١	Cumn	ock
LDP1 Ref	247H		PIP Re	ef			MIR Ref		10	9MIR	CfSI Ref			
						Stag	ge 1							
Proximity t	o settlement	S	ignifica	nt Flood Risk	S	PA/SA	C/SSSI		An	ncient/Native Wood	lland		Site capa	city
Υ	'es			No		No	כ			No			No	
						Stag	ge 2							
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning consent for housing	exp	nterest ressed at I for Sites	tii	gth of me cated	Examination report 2016 comments	Site viabi and marketab	•	Recreation value of site	Open space & recreation value
2	2/5	1		1	1		5		1	5	14/30)	5	5/5
Flood risk	Biodiversity	Capabilit Agricult	•	Land and water contamination	Heritage Assets	Cha	ndscape aracter & wnscape	ri	mining isk sments	Non-absolute constraints	Distance priman school	y	Distance to secondary school	Distance to health centre or GP
5	2	2		5	5		5		2	26/35	2		1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rural classification	ke	stance to ey town centres		on and tland	Visual amenity	Landsca study	pe	Sustainability of location	TOTAL SCORE
2	5	1		1	2		2		5	5	2		30/60	77/135
						Ranl	king							
Overall Rank		Ward Rank			24,	/35		Settlement Rank			6,	/7		
						Stag	ge 3							

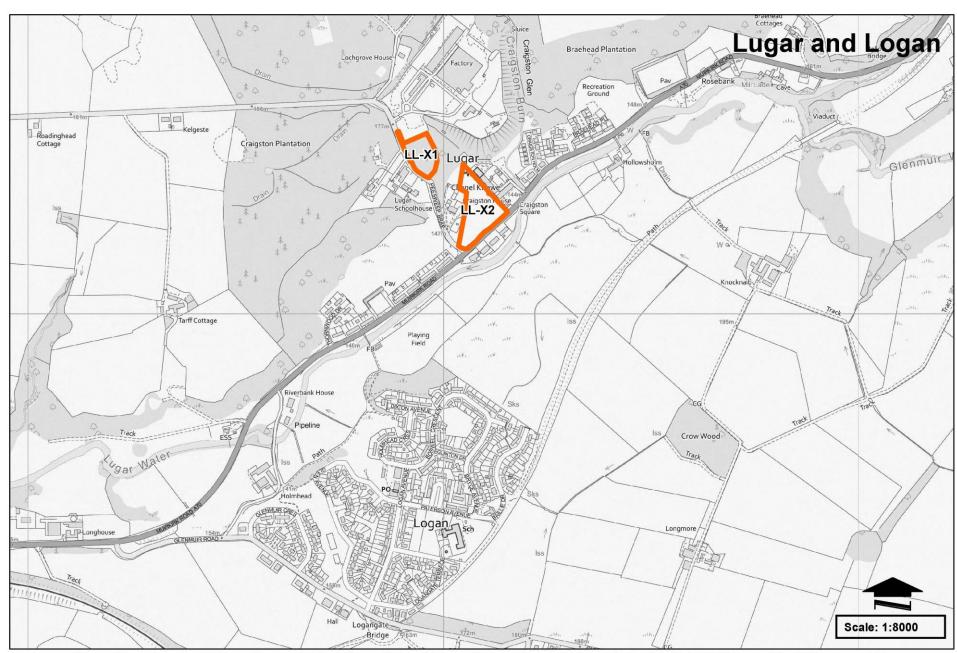
The site has been allocated since 2010 with no application for development having been received. Nevertheless, interest in development was expressed through the call for sites process and, particularly when compared to the Ballochmyle View site (CA-X1) in the north of the settlement, few constraints apply to the site. The site is within a reasonable distance to the services in the centre of Catrine and is located on the edge of an existing residential area of the town. Whilst the north-west section of the site is part of the SNH woodland network, appropriate mitigation measures could be considered to reduce any impacts of the woodland. Interest in developing the site was indicated through the call for sites process by a local developer. It was therefore considered prudent to retain the site and allocate it for residential uses in LDP2.



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Outcome Site Ref				Riverside Ga	raens						
Site Ref					Not a	llocate					
0.00 1.01	CB-X1	Si	te name	Riverside Garden	S		Set	tlement	Cronberry		
Ward	7	Α	rea (ha)	0.3	Indicative	Capacity	9		Sub HMA	Cumr	iock
LDP1 Ref	255H	P	P Ref		MIR Ref				CfSI Ref		
					Stage 1						
Proximity to s	settlement	Sign	ificant Flood Risk	SF	PA/SAC/SSSI		And	cient/Native Wood	lland	Site capa	acity
Yes	S		No		No			No		No	
					Stage 2						
Meets spatial strategy	Contribution To Spatial Strategy	tion ial in Housing Score Planning Interest Engage Consent for Expressed at time Call for Sites Interest Engage Consent for Expressed at time Call for Sites Interest Engage Consent for Expressed at time Call for Sites Interest Engage Consent for Expressed at time Engage Consent for Engage Consent						Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value
5	5/5	5	1	5	1	1	L	5	18/30	5	5/5
Flood risk	Biodiversity	Capability for Agriculture	I water	Heritage Assets	Landscape Character & Townscape	Coal m	sk	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP
2	5	2	5	5	5	1	L	25/35	1	1	1
Distance to EAC TC/NC (P-LDP)	Distance to bus stop	Distance to	l developed	Urban/rural classification	Distance to key town centres	Carbo peat		Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE
1	1	1	2	1	2	5	5	5	5	26/60	79/135
					Ranking						
Overall Rank		140/230	Ward Rank		20	20/35 Settlement Rank 1/1					/1
					Stage 3						

Consent for development on the site had been obtained at the time of site assessment and is was anticipated that it would be built out prior to the adoption of LDP2. On that basis it was considered appropriate not to allocate the site in LDP2. The site in question will remain within the Cronberry settlement boundary.



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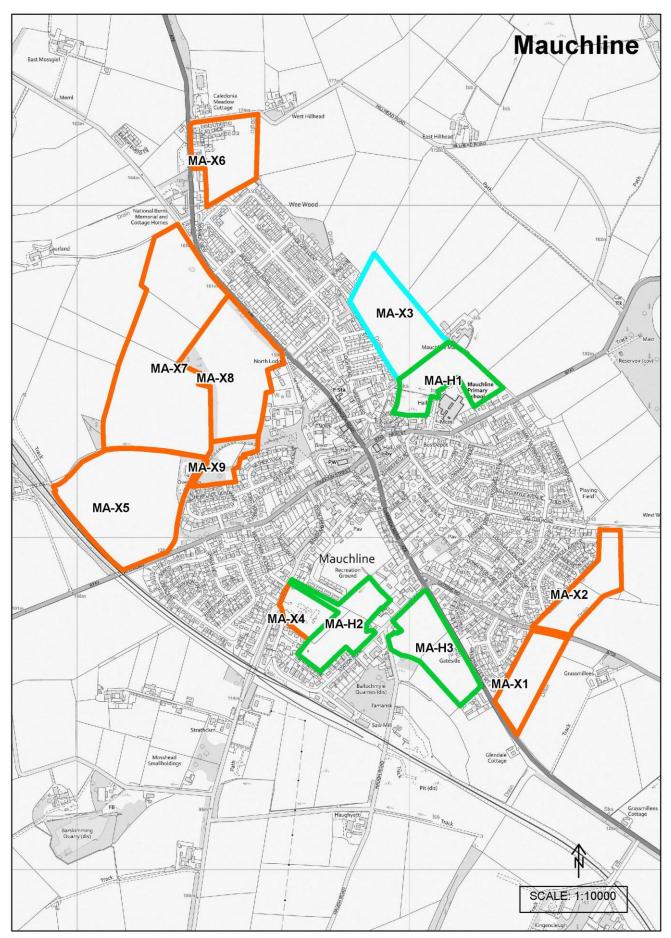
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LL-X1	Lugar &	Logan		Land Opposi	te Craigston	Cottag	je, Pe	esweep Brae				
Outcome					Not a	llocate						
Site Ref	LL-X1	S	te name	Land Opp Craigst	on Cottage, Pee	sweep Bra	ae Set	ttlement	Lugar & I	₋ogan		
Ward	7	Α	rea (ha)	0.5	Indicative	Capacity	13		Sub HMA	١	Cumno	ock
LDP1 Ref		P	P Ref		MIR Ref				CfSI Ref			
					Stage 1							
Proximity to	o settlement	Sign	ificant Flood Risk	SF	PA/SAC/SSSI		And	cient/Native Wood	lland		Site capac	city
Υ	es		No		No			No			No	
					Stage 2							
Meets spatial strategy	Contribution To Spatial Strategy	Programme in Housin Land Audi	Score	Planning consent for housing	Interest expressed at Call for Sites	Leng tin alloca	ne	Examination report 2016 comments	Site viabi and marketab	•	Recreation value of site	Open space & recreation value
5	5/5	5	1	5	1	5	5	1*	18/30		5	5/5
Flood risk	Biodiversity	Capability f Agricultur	I Water	Heritage Assets	Landscape Character & Townscape	Coal m	sk	Non-absolute constraints	Distance primary school		Distance to secondary school	Distance to health centre or GP
5	2	5	1	2	2	1	L	18/35	2		1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance t train static	developed	Urban/rural classification	Distance to key town centres	Carbo peat		Visual amenity	Landsca _l study	pe :	Sustainability of location	TOTAL SCORE
1	5	1	5	1	5	5	5	2	5		34/60	80/135
			•		Ranking			•				•
Overall Rank	Overall Rank 127/230 Ward Rank				19	/35		Settlement Rank	(1/	'2
				_	Stage 3			_				

An application for the development of the site for residential uses was approved in 2020. However, when consulted the Development Management service expressed some uncertainty as to whether the site would deliver homes. It was therefore considered appropriate to retain the site within the Lugar & Logan settlement boundary and the principle of residential development will remain subject to assessment against the policies of LDP2.

LL-X2	Lugar &	Logan			Mui	irkirk Roa	d										
Outcome								Not al	locat	е							
Site Ref	LL-X2		Site na	ame	Muir	kirk Road				Se	ettleme	ent	Lugar	& Logar	1		
Ward	7		Area (ha)	1.2			Indicative	Capaci	ty 30	0		Sub HI	ΜA		Cumno	ock
LDP1 Ref	424H		PIP Re	ef				MIR Ref					CfSI Re	ef			
							Stag	e 1									
Proximity t	o settlement	Si	ignificaı	nt Flood Risk		SF	PA/SAG	C/SSSI		Ar	ncient/	Native Wood	dland		Si	te capac	city
Υ	'es			No			No)				No				No	
					Stag	e 2											
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	'I consent for I expressed at I time I report 2016						oort 2016	Site via an market	d	Recre value		Open space & recreation value	
2	2/5	1		1		5		1		2		5	15/	30	5	-	5/5
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Herit	tage Assets	Cha	ndscape iracter & wnscape		mining risk ssments	cc	n-absolute enstraints	Distan prim scho	ary	Distar secor sch	ndary	Distance to health centre or GP
2	2	2		1		2		2		2		13/35	2		1		1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		ban/rural ssification	ke	tance to ey town entres		oon and atland	á	Visual amenity	Lands stu	•	Sustair of loc	•	TOTAL SCORE
1	5	1		1		1		5		5		5	2		30/	6 0	65/135
					•		Rank	king			•						
Overall Rank	Overall Rank 227/230 Ward Ran							20,	/35		Sett	lement Rank	<			2/	'2
				*- * *- ** - £ * -			Stag										

The site had received consent for development prior to the start of the site assessment process and through consultation with the Development Management team it was anticipated that any completions would likely take place prior to the adoption of LDP2. On that basis it was not considered necessary to allocate the site.



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MA-X1	Mauchli	ne			Are	ea 2 (S Ca	trine	Rd)									
Outcome								Not al	locat	е							
Site Ref	MA-X1		Site n	ame	Area	a 2 (S Catrine	Rd)			Se	ettleme	ent	Mauchli	ine			
Ward	7		Area ((ha)	3.1			Indicative	Capaci	ty 8	6		Sub HM	Α		Cumno	ock
LDP1 Ref			PIP Re	ef				MIR Ref		1	70MIR		CfSI Ref				
							Stag	e 1									
Proximity t	to settlement Significant Flood Risk SPA/SAC/SSSI Ancient/Native Woodland Site capacity								ity								
Y	'es			No			No)				No				No	
Stage 2																	
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning Interest Length of Examination Site viability							Recrea value of		Open space & recreation value			
2	2/5	1		2		1		5		5		5	19/3	0	5		5/5
Flood risk	Biodiversity	Capabilit Agricult	-	Land and water contamination	Her	ritage Assets	Cha	ndscape aracter & wnscape		mining risk ssments	co	n-absolute onstraints	Distance prima schoo	ry	Distance second school	dary	Distance to health centre or GP
5	5	2		5		5		2		2		26/35	2		1		2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		rban/rural assification	ke	tance to ey town entres		oon and atland	,	Visual amenity	Landsca study	•	Sustaina of loca	•	TOTAL SCORE
2	5	1		1		5		1		5		1	1		27/6	50	79/135
							Rank	king									
Overall Rank	Overall Rank 140/230 Ward Rank			Ward Rank				20,	/35		Set	tlement Rank	<			6/:	12
							Stag	je 3									

Scottish Water when consulted advised that a surface water pipe runs through the middle of the site in question, east to west and a trunk main and an abandoned trunk main runs along the south site boundary. They requested that any developer should approach them to discuss whether the sewer can be diverted, otherwise its location might affect the layout of the site. Interest in allocation of the site was expressed through the call for sites process. However, whilst a landscape impact assessment commissioned by the Council indicated that there would be limited potential to develop the southernmost portion of site, development of the site was considered to have more of an adverse landscape impact than other nearby promoted sites. On that basis and when considering the site in the context of other preferable proposed or existing LDP1 allocations, it was not considered necessary to allocate the site.

MA-X2	Mauchli	ne			Area	a 3 (N Ca	ıtrine	Rd)									
Outcome								Not al	locat	e							
Site Ref	MA-X2		Site na	ame	Area 3	3 (N Catrine	Rd)			S	Settlem	ent	Mauchli	ine			
Ward	7		Area ((ha)	3.2			Indicative	Capaci	ty 8	39		Sub HM	Α		Cumno	ock
LDP1 Ref			PIP Re	ef				MIR Ref		1	L70MIR		CfSI Ref				
							Stag	e 1									
Proximity t	o settlement	Si	Significant Flood Risk SPA/SAC/SSSI Ancient/Native Woodland Site capacity								ity						
Υ	'es			No			No)				No				No	
Stage 2																	
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning Interest Length of Examination Site viability consent for expressed at time report 2016							Recrea value of		Open space & recreation value			
2	2/5	1		2		1		5		5		5	19/3	0	5		5/5
Flood risk	Biodiversity	Capabilit Agricult	-	Land and water contamination	Herita	age Assets	Cha	ndscape aracter & wnscape		mining risk ssments	No	n-absolute onstraints	Distance prima schoo	ry	Distance second scho	dary	Distance to health centre or GP
5	5	2		5		5		2		2		26/35	2		1		2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		an/rural sification	ke	tance to ey town entres		oon and atland		Visual amenity	Landsca study	•	Sustaina of loca	•	TOTAL SCORE
2	5	1		1		5		1		5		5	1		31/6	50	83/135
							Rank	king									·
Overall Rank	Overall Rank 112/230 Ward Rank			Ward Rank				18,	/35		Set	tlement Ranl	<			5/1	12
							Stag	e 3									

Interest in allocation of the site was expressed through the call for sites process. However, whilst a landscape impact assessment commissioned by the Council indicated that there would be limited potential to develop the northernmost portion of site, development of the site was considered to have more of an adverse landscape impact than other nearby promoted sites. On that basis and when considering the site in the context of other preferable proposed or existing LDP1 allocations, it was not considered necessary to allocate the site.

MA-X3	Mauchli	ne			Area	4 (N PS	5)										
Outcome							Futu	re Hous	sing (Growt	th						
Site Ref	MA-X3		Site na	ame	Area 4	(N PS)				S	ettlemer	nt	Mauchli	ne			
Ward	7		Area (ha)	5.1			Indicative	Capaci	ty 1	.42		Sub HM	A	(Cumno	ock
LDP1 Ref			PIP Re	ef .				MIR Ref		1	.70MIR		CfSI Ref				
							Stage	e 1									
Proximity t	o settlement	Si	ignifica	nt Flood Risk		SF	PA/SAC	C/SSSI		Aı	ncient/N	lative Wood	lland		Site	сарас	city
Y	'es			No			No					No				No	
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	cons	nning ent for using	or expressed at time report 2016 and Recru							Recreat value of		Open space & recreation value	
2	2/5	1		2		1		5		5		5	19/30)	5		5/5
Flood risk	Biodiversity	Capabilit Agricult	*	Land and water contamination	Herita	ge Assets	Cha	ndscape racter & vnscape	-	mining risk ssments	cor	-absolute nstraints	Distance primai schoo	ý	Distance second school	ary	Distance to health centre or GP
5	5	2		5		2		2		2	2	23/35	5		1		5
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		n/rural fication	ke	tance to y town entres		oon and atland		Visual menity	Landsca study	•	Sustaina of locat	•	TOTAL SCORE
5	5	1		1		5		1		5		2	5		41/6	0	90/135
							Rank	ing									•
Overall Rank	Overall Rank 68/230 Ward Rank			Ward Rank				8/	35		Settl	ement Rank				2/:	12
							Stage	e 3									

Whilst the site is relatively free from constraints and is located close to existing services, thereby achieving a relatively high score when assessed against the criteria above, it was considered that development should during the LDP2 Plan period be limited to the area of MA-H1. It is intended that doing so would reduce any impact on vehicular movements at the cross in the centre of Mauchline. It was therefore considered appropriate not to allocate the site as part of LDP2, but to reconsider it for allocation subject to further discussion as part of LDP3. It has therefore been identified as a Future Housing Growth site.

MA-X4	Mauchli	ne			Barski	mming	Road	d								
Outcome								Not al	locate	9						
Site Ref	MA-X4		Site na	ame	Barskimr	ming Roa	ıd			Se	ttlement		Mauchlin	ne		
Ward	7		Area (ha)	1.6		ı	Indicative	Capacit	y 44	1		Sub HMA	١	Cum	nock
LDP1 Ref	363H		PIP Re	ef			ı	MIR Ref					CfSI Ref			
							Stage	1								
Proximity t	o settlement	Si	ignifica	nt Flood Risk		SF	PA/SAC/	'SSSI		An	cient/Na	tive Wood	lland		Site cap	acity
Y	'es			No			No					No			No	
	<u> </u>							2								
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	score consent for expressed at time report						ination t 2016 ments	Site viabil and marketab	•	Recreation value of site	Open space & recreation value	
5	5/5	5		2	5	·)		1		1		5	19/30		5	5/5
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Heritage	e Assets	Chara	dscape acter & nscape	r	mining isk sments		bsolute traints	Distance primary school	/	Distance to secondary school	Distance to health centre or GP
5	5	5		5	5	·)		5		5	35	/35	2		1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban, classific		key	ance to town ntres		on and tland		sual enity	Landscar study	oe	Sustainabilit of location	TOTAL SCORE
5	5	1		5	5	·		1		5		5	5		42/60	106/135
							Rankii	ng								
Overall Rank	Overall Rank 9/230 Ward Rank							3/	35		Settler	nent Rank				1/12
	-i						Stage									

The site had received consent for development prior to the site assessment process and it was anticipated in the 2020 Housing Land Audit that all house completions would likely take place prior to the adoption of LDP2. On that basis it was not considered necessary to allocate the site.

MA-X5	Mauchli	ne			Housing field	l, Bo	gwood F	arm, <i>P</i>	Ayr Ro	ad				
Outcome							Not al	locate)					
Site Ref	MA-X5		Site n	ame	Housing field, Bo	gwood	d Farm, Ayr	Road	Se	ttlement	Mauchlin	e		
Ward	7		Area ((ha)	10.5		Indicative	Capacity	y 29)2	Sub HMA		Cumno	ock
LDP1 Ref			PIP Re	ef	PIP50		MIR Ref				CfSI Ref		CfSI41	
						Stag	e 1							
Proximity t	o settlement	S	ignifica	nt Flood Risk	SF	PA/SAC	C/SSSI		An	cient/Native Wood	lland		Site capa	city
١	'es			No		No)			No			No	
						Stag	e 2							
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	Marketability score	Planning consent for housing	expi	nterest ressed at for Sites	tir	gth of me cated	Examination report 2016 comments	Site viabil and marketabi	·	Recreation value of site	Open space & recreation value	
2	2/5	1		2	1		5	-,	5	1	15/30		5	5/5
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Heritage Assets	Cha	ndscape aracter & wnscape	ri	mining sk sments	Non-absolute constraints	Distance primary school		Distance to secondary school	Distance to health centre or GP
5	2	2		5	5		2		2	23/35	2		1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rural classification	ke	tance to ey town entres		on and tland	Visual amenity	Landscap study	е	Sustainability of location	TOTAL SCORE
5	5	1		1	5		1	Į,	5	1	2		31/60	76/135
						Rank	king					,		
Overall Rank		Ward Rank			27,	/35		Settlement Rank			9/	12		
						Stag	e 3							

Interest in allocation of the site was expressed through the call for sites process. Whilst a landscape study commissioned by the Council indicates that the area in question constitutes an areas of medium to low landscape sensitivity to development, the site is considered to have more of a landscape impact and impact on traffic movements within the settlement relative to other nearby promoted sites. In a consultation response, Transport Scotland advised that the development of the site would represent a significant scale of development for the local area and that development would have the potential to impact on the operation of the trunk road network at the A76(T)/Ayr Road traffic signalised junction and at the A76(T)/site access junction. They also stated that although the site is located within the 30mph section of the trunk road, any proposals for the formation of a new junction with the A76(T) would require to be agreed with Transport Scotland prior to any future planning application. It is understood that the potential to introduce a road through the site to link Kilmarnock Road and Ayr Road was discussed in the past, however, the aforementioned landscape impact nevertheless precludes development in the area. On that basis it was not considered appropriate to allocate the site in LDP2.

MA-X6	Mauchli	ne		Kilmarnock F	Road						
Outcome					Not a	llocate)				
Site Ref	MA-X6		Site name	Kilmarnock Road			Set	ttlement	Mauchline		
Ward	7		Area (ha)	4.1	Indicativ	e Capacity	y 114	4	Sub HMA	Cumn	ock
LDP1 Ref	425H		PIP Ref		MIR Ref				CfSI Ref		
					Stage 1						
Proximity to	o settlement	Sig	gnificant Flood Risk	S	PA/SAC/SSSI		And	cient/Native Wood	dland	Site capa	city
Y	'es		No		No			No		No	
					Stage 2						
Meets spatial strategy	Contribution To Spatial Strategy	Programr in Housi Land Au	ng Marketability	Planning consent for housing	Interest expressed at Call for Sites	tir	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value
2	2/5	5	2	5	1		2	5	20/30	5	5/5
Flood risk	Biodiversity	Capability Agricultu	W/ater	Heritage Assets	Landscape Character & Townscape	ri	mining sk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP
5	2	2	1	5	2		2	19/35	2	1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	Distance to key town centres		on and tland	Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE
2	5	1	1	5	1		5	5	2	32/60	78/135
			•		Ranking			•			
Overall Rank		0 Ward Rank			3/35		Settlement Ranl	<	7,	′12	
					Stage 3						

The site had received consent for development prior to the site assessment process and it was anticipated in the 2020 Housing Land Audit that all house completions would likely take place prior to the adoption of LDP2. On that basis it was not considered necessary to allocate the site.

MA-X7	Mauchli	ne			Kilmarnock F	Road, L	_and to	the V	V of Ma	auchline				
Outcome							Not all	locate)					
Site Ref	MA-X7		Site n	ame	Kilmarnock Road	, Land to	W of Ma	auchline	Set	ttlement	Mauchlin	ie		
Ward	7		Area ((ha)	23.0	Ir	ndicative	Capacit	y 64:	1	Sub HMA	V	Cumn	ock
LDP1 Ref			PIP Re	ef	PIP49	N	/IR Ref				CfSI Ref			
						Stage	1							
Proximity t	o settlement	Si	ignifica	nt Flood Risk	SI	PA/SAC/S	SSSI		And	cient/Native Wood	dland		Site capa	city
\	⁄es			No		No				No			No	
						Stage :	2							
Meets spatial strategy	Contribution To Spatial Strategy	Marketability score	Planning consent for housing	Inte expres Call fo	ssed at	tii	gth of me cated	Examination report 2016 comments	Site viabi and marketab	•	Recreation value of site	Open space & recreation value		
2	2/5	1		2	1	Ź	2		5	5	16/30		5	5/5
Flood risk	Biodiversity	Capabilit Agricult	•	Land and water contamination	Heritage Assets	Lands Chara Town	cter &	ri	mining isk sments	Non-absolute constraints	Distance primary school	/	Distance to secondary school	Distance to health centre or GP
5	2	2		5	2	Ź	2		2	20/35	2		1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rural classification	Distar key t cen	town		on and tland	Visual amenity	Landsca _l study	oe	Sustainability of location	TOTAL SCORE
5	· · · · · · · · · · · · · · · · · · ·				5	1	1		5	1	2		31/60	74/135
						Rankin	g							
Overall Rank		Ward Rank			31/	/35		Settlement Rank	<		11,	/12		
						Stage	3							

Interest in allocation of the site was expressed through the call for sites process. Whilst a landscape study commissioned by the Council indicates that the easternmost part of the area in question constitutes an area of medium to low landscape sensitivity to development, the site is considered to have more of a landscape impact than other nearby promoted sites. The area to the west of Mauchline is of particularly high scenic value as the land slopes away to the south-west and it was considered that development in the area would significantly adversely affect such a setting. In a consultation response, Transport Scotland advised that the development of the site would represent a significant scale of development for the local area and that development would have the potential to impact on the operation of the trunk road network at the A76(T)/Ayr Road traffic signalised junction and at the A76(T)/site access junction. They also stated that although the site is located within the 30mph section of the trunk road, any proposals for the formation of a new junction with the A76(T) would require to be agreed with Transport Scotland prior to any future planning application. It is understood that the potential to introduce a road through the site to link Kilmarnock Road and Ayr Road was discussed in the past, however, the aforementioned landscape impact nevertheless precludes development in the area. On that basis it was not considered appropriate to allocate the site in LDP2.

MA-X8	Mauchli	ne		Land SW	of Kilm	arnock F	Road										
Outcome						Not al	locate)									
Site Ref	MA-X8		Site name	Land Southw	est of Kiln	narnock Ro	ad	Set	ttlement	Mauchline							
Ward	7		Area (ha)	7.6		Indicative	Capacit	y 21	0	Sub HMA	Cumr	ock					
LDP1 Ref			PIP Ref			MIR Ref		66	MIR	CfSI Ref	CfSI2						
					Stag	ge 1											
Proximity t	o settlement	Si	gnificant Flood Risk		SPA/SA	C/SSSI		And	cient/Native Woo	dland	Site capa	city					
١	'es		No		No	0			No		Site capacity No						
					Stag	ge 2											
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	ing	Planning consent for housing	r exp	nterest bressed at I for Sites	ti	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value					
2	2/5	1	2	1		5		5	5	19/30	5	5/5					
Flood risk	Biodiversity	Capabilit Agricult	' I water	Heritage Asse	ets Cha	indscape aracter & wnscape	r	mining isk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP					
5	2	2	5	2		2		2	20/35	2	1	2					
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta	developed	Urban/rura classificatio	l ke	stance to ey town centres		on and tland	Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE					
5	5	1	1	5		1		5	1	2	31/60	77/135					
					Ran	king	•										
Overall Rank		158/23	Ward Rank			24	/35		Settlement Rank	<	8	/12					
		1	•		Stag	ge 3			•		_						

Scottish Water in a consultation response advised that there is a combined sewer running diagonally from the north west to the mid-point on the west site that then continues south, inside the site boundary. They stated that any developer should contact them to discuss whether the asset can be diverted, otherwise its location may affect the layout of the site. Whilst a landscape study commissioned by the Council indicates that the easternmost part of the area in question constitutes an areas or medium to low landscape sensitivity to development, the site is considered to have more of a landscape impact than other nearby promoted sites, albeit less so than the larger MA-X7 that encompasses the same geographic area. The area to the west of Mauchline is of particularly high scenic value as the land slopes away to the south-west and it was considered that development in the area would significantly adversely affect such a setting. NatureScot stated that development on site would constitute a significant extension to the urban setting of Mauchline. On that basis it was not considered appropriate to allocate the site in LDP2.

MA-X9	Mauchli	ne			Neth	erplace	Qua	drant									
Outcome								Not al	locat	:e							
Site Ref	MA-X9		Site na	ame	Nethe	rplace Qua	drant			S	ettlem	ent	Mauchli	ine			
Ward	7		Area (ha)	1.6			Indicative	Capaci	ity 4	14		Sub HM	Α		Cumno	ock
LDP1 Ref			PIP Re	ef				MIR Ref					CfSI Ref				
							Stag	e 1									
Proximity t	o settlement	Si	ignifica	nt Flood Risk		SF	PA/SAG	C/SSSI		A	ncient	/Native Wood	dland		Site	е сарас	city
Y	'es			No			No)				No				No	
							Stag	e 2									
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	con	anning sent for ousing	ехрі	nterest ressed at for Sites	t	ngth of time ocated	re	camination eport 2016 omments	Site viab and marketal	•	Recrea value of		Open space & recreation value
2	2/5	1		2		1		1		2		5	12/3	0	5		5/5
Flood risk	Biodiversity	Capabilit Agricult	-	Land and water contamination	Herita	age Assets	Cha	ndscape iracter & wnscape		l mining risk ssments	NC C	on-absolute onstraints	Distance prima schoo	ry	Distanc second school	dary	Distance to health centre or GP
5	1	2		5		2		2		2		19/35	2		1		2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land		an/rural sification	ke	tance to ey town entres		oon and atland		Visual amenity	Landsca study	•	Sustaina of loca	•	TOTAL SCORE
5	5	1		2		5		1		5		2	5		36/6	60	74/135
							Rank	king			,						
Overall Rank		182/2	30	Ward Rank				31,	/35		Set	tlement Rank	<			11/	12
							Stag	e 3									

The refusal of permission for the development of homes on site as a consequence of a range of natural constraints indicated that allocation as a residential site in LDP2 would not be appropriate. Indeed, the area in question is the location of a significant number of trees that are subject to Tree Preservation Orders (TPO) and the site has consequently been removed from the settlement boundary in the Proposed LDP2 so as to prevent development.

MA-H1	Mauchli	ne			Sorn Road									
Outcome							Allo	cate						
Site Ref	MA-H1		Site n	ame	Sorn Road				Se	ettlement	Mauchlir	ne		
Ward	7		Area ((ha)	3.5		Indicative	Capacit	y 92	2	Sub HMA	١	Cumn	ock
LDP1 Ref			PIP Re	ef			MIR Ref		17	70MIR	CfSI Ref			
						Stag	ge 1							
Proximity t	o settlement	S	ignifica	nt Flood Risk	S	PA/SA	C/SSSI		An	ncient/Native Wood	dland		Site capa	city
Υ	'es			No		No	ס			No			No	
						Stag	ge 2							
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning consent for housing	exp	nterest ressed at I for Sites	ti	gth of me cated	Examination report 2016 comments	Site viabi and marketab	•	Recreation value of site	Open space & recreation value
2	2/5	1		2	1		5		5	5	19/30)	5	5/5
Flood risk	Biodiversity	Capabilit Agricult	*	Land and water contamination	Heritage Assets	Cha	ndscape aracter & wnscape	r	mining isk sments	Non-absolute constraints	Distance primar schoo	У	Distance to secondary school	Distance to health centre or GP
5	5	2		5	2		2		2	23/35	5		1	5
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rural classification	ke	etance to bey town centres		on and tland	Visual amenity	Landsca study	pe	Sustainability of location	TOTAL SCORE
5	5	1		1	5		1		5	2	5		41/60	90/135
						Ranl	king							
Overall Rank		68/23	30	Ward Rank			8/	35		Settlement Rank	<		2/	12
		_				Stag	ge 3							

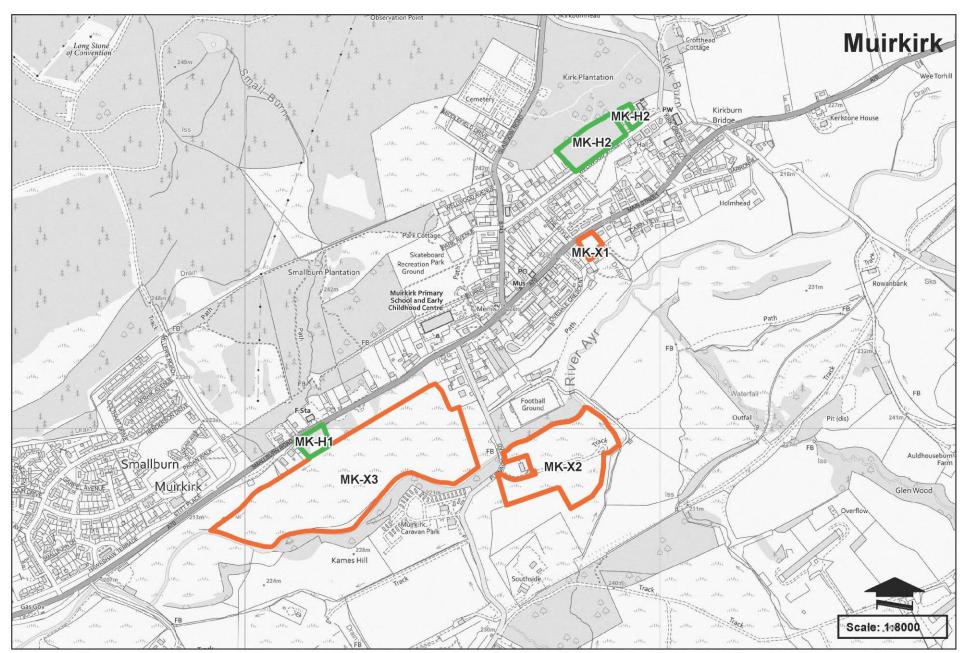
The allocation as proposed is a reduced version of the larger proposal that also encompassed area MA-X3 to the north. It was considered to have less of a landscape impact than other promoted sites within Mauchline and is close to a range of services and facilities in Mauchline town centre. A landscape impact study commissioned by the Council indicated that the area, alongside MA-X3, was an area of lower landscape sensitivity, the development of which may be beneficial to the wider settlement and urban fabric. Whilst it was considered that development may have some impact on road capacity at the cross in the centre of Mauchline, such an impact may be mitigated through appropriate intervention. As part of a consultation response, NatureScot recommended a masterplan approach to developing the site to ensure that development would be cohesive with existing and proposed development. They stated that there are opportunities to deliver blue-green infrastructure onsite, for example in the pocket to the west of the primary school to provide multiple benefits for the community and that a network of paths should also be provided including access to the primary school. On that basis it was considered appropriate to allocate the site in LDP2 and to identify MA-X3 to the north as a future housing growth area.

MA-H2	Mauchli	ne			Station Roa	ad (N)								
Outcome							Allo	cate						
Site Ref	MA-H2		Site n	ame	Station Road (N	١)			Se	ttlement	Mauchli	ne		
Ward	7		Area ((ha)	3.4		Indicative	Capacit	y 95		Sub HM	Ą	Cumn	ock
LDP1 Ref	335H		PIP Re	ef			MIR Ref		17	'OMIR	CfSI Ref			
						Stag	ge 1							
Proximity to	o settlement	Si	ignifica	nt Flood Risk		SPA/SA	.C/SSSI		An	cient/Native Wood	dland		Site capa	city
Υ	'es			No		N	0			No			No	
						Stag	ge 2							
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Planning consent for housing	exp	nterest pressed at I for Sites	ti	gth of me cated	Examination report 2016 comments	Site viab and marketak		Recreation value of site	Open space & recreation value
5	5/5	1		2	1		5		1	5	15/30)	5	5/5
Flood risk	Biodiversity	Capabilit Agricult	-	Land and water contamination	Heritage Asset	s Ch	ndscape aracter & wnscape	r	mining isk sments	Non-absolute constraints	Distance primar schoo	-y	Distance to secondary school	Distance to health centre or GP
5	2	2		5	5		2		5	26/35	2		1	2
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rural classification	k	stance to ey town centres		on and Itland	Visual amenity	Landsca study		Sustainability of location	TOTAL SCORE
2	5	1		1	5		1		5	5	5		35/60	86/135
						Ran	king			•			·	
Overall Rank		95/23	30	Ward Rank				/35		Settlement Rank	<		4/	12
						Stag	ge 3							

Interest in the development of the site was expressed through the pre-application advice process and prior to the start of the site assessment process and the site was promoted as part of the call for sites. Given the location of the site and the nature of the site within the settlement itself, as well as long term interest in its development, it was considered appropriate to allocate it in LDP2.

МА-Н3	Mauchli	ne		S	Station Road	l (S)											
Outcome							Allo	cate									
Site Ref	MA-H3		Site name	St	tation Road (S)				S	ettlement	Mauchline						
Ward	7		Area (ha)	4.	.2		Indicative	Capacit	y 1	.05	Sub HMA		Cumno	ock			
LDP1 Ref			PIP Ref				MIR Ref		1	.70MIR	CfSI Ref						
						Stage 1 SPA/SAC/SSSI Ancient/Native Woodland Site capacity											
Proximity t	o settlement	Si	gnificant Flood Risk		SF	PA/SAC	C/SSSI		А	ncient/Native Wood	dland		Site capa	city			
Υ	'es		No			No)			No		Site capacity No					
						Stag	e 2										
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	ing Marketabi	ty	Planning consent for housing	expi	nterest ressed at for Sites	ti	gth of me cated	Examination report 2016 comments	Site viabilit and marketabilit	valu	reation e of site	Open space & recreation value			
2	2/5	1	2		1		5		5	5	19/30		5	5/5			
Flood risk	Biodiversity	Capabilit Agricult	' l water		Heritage Assets	Cha	ndscape iracter & wnscape	r	mining isk sments	Non-absolute constraints	Distance to primary school	sec	ance to ondary chool	Distance to health centre or GP			
5	2	2	1		5		2		2	19/35	2		1	2			
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta	l develone		Urban/rural classification	ke	tance to ey town entres		on and tland	Visual amenity	Landscape study		ainability ocation	TOTAL SCORE			
5	5	1	1		5		1		5	2	1	3	1/60	76/135			
						Rank	king										
Overall Rank		167/23	Ward Rank				27,	/35		Settlement Ranl	<		9/	12			
						Stag	e 3										

The site in question was submitted alongside MA-X1, MA-X2 and MA-X3. Scottish Water in a consultation response advised that a foul sewer runs through the middle of the site, east to west and that any developer would require to discuss with them whether the sewer can be diverted, otherwise its location may affect the layout of the site. Nevertheless, whilst a landscape study commissioned by the Council stated that the site fell within an area of what it proposed could constitute new or existing landscape/planting to accompany development as buffer zones and or screening, the site was considered to have less of a landscape impact than other nearby promoted sites. Whilst it was considered that development may have some impact on road capacity at the cross in the centre of Mauchline, it was deemed that such an impact could be mitigated through appropriate intervention. NatureScot stated that there is an opportunity for the site to create a new and distinctive settlement edge/gateway to Mauchline from the south-east, with a masterplan-based approach. On that basis it was considered appropriate to allocate the site in LDP2, subject to discussion on the part of any applicant with Transport Scotland.



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MK-X1	Muirkirk	(Former Nurs	sery Sc	hool, N	/lain S	Street				
Outcome						Not al	locate	9				
Site Ref	MK-X1		Site name	Former Nursery	School, N	Main Stre	et	Se	ttlement	Muirkirk		
Ward	7		Area (ha)	0.2	lı	ndicative	Capacit	y 7		Sub HMA	Cun	inock
LDP1 Ref	196M		PIP Ref		N	∕IIR Ref				CfSI Ref		
					Stage	1						
Proximity to	settlement	Si	gnificant Flood Risk	S	SPA/SAC/S	SSSI		An	cient/Native Woo	dland	Site ca	pacity
Υ	es		No		No				No		N)
					Stage	2						
Meets spatial strategy	Contribution To Spatial Strategy	Programi in Housi Land Au	ing Warketability	Planning consent for housing	expres	erest ssed at or Sites	ti	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation	8 recreation
5	5/5	1	1	2		1		1	5	11/30	5	5/5
Flood risk	Biodiversity	Capability Agriculti	' l water	Heritage Assets	Chara	scape icter & iscape	ri	mining isk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP
5	5	5	5	5	!	5		2	32/35	2	1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	key ¹	nce to town itres		on and tland	Visual amenity	Landscape study	Sustainabilit of location	y TOTAL SCORE
5	5	1	5	1		1		5	5	5	37/60	90/135
				•	Rankir	ng			•			
Overall Rank		68/23	0 Ward Rank			8/	35		Settlement Ran	<		1/5
			-		Stage	3						

Although the brownfield site is located close to Muirkirk town centre, no application had been made since 2008 at the time of site assessment and it could not be ascertained whether the site was an effective one. As a consequence, it was not considered appropriate to allocate the site for residential uses. Nevertheless, it was considered appropriate to continue to allocate the site for residential, community and tourism uses so as to maximise the potential for the site's redevelopment.

MK-X2	Muirkirk				Furnac	e Roa	d Indu	strial S	Site							
Outcome							- 1	Not all	locate	9						
Site Ref	MK-X2		Site na	ame	Furnace	Rd. Indus	strial Site	!		Se	ettlement		Muirkirk			
Ward	7		Area ((ha)	4.2		In	dicative	Capacit	y 1:	18		Sub HMA		Cumno	ock
LDP1 Ref	004MXD		PIP Re	ef			М	IIR Ref					CfSI Ref			
							Stage 1	L								
Proximity t	o settlement	S	ignifica	nt Flood Risk		SF	PA/SAC/S	SSI		Ar	ncient/Nativ	ve Wood	land		Site capa	city
Υ	'es			No			No				N	0			No	
							Stage 2	2								
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Plann conser hous	nt for	Inter express Call for	sed at	ti	gth of me cated	Examir report comm	2016	Site viabili and marketabil		Recreation value of site	Open space & recreation value
5	5/5	1		1	1		1			2	5		11/30		5	5/5
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Heritage	Assets	Lands Charac Towns	cter &	r	mining isk sments	Non-ab constr		Distance t primary school		Distance to secondary school	Distance to health centre or GP
2	2	5		1	5		5			1	21/	35	2		1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distanc train sta		Previously developed land	Urban/ classific		Distan key to cent	own		on and tland	Visu amei		Landscap study	е	Sustainability of location	TOTAL SCORE
5	5	1		2	1		1			5	5		5		34/60	76/135
							Ranking	g			•	L.		1	·	· · · ·
Overall Rank		167/2	30	Ward Rank				27/	/35		Settlem	ent Rank			5,	/5
							Stage 3	3			·					

Although the formerly miscellaneous-allocated site is brownfield in nature, no application had been made since 2005 at the time of site assessment and it could not be ascertained whether the site was an effective one. As a consequence, it was not considered appropriate to allocate the site exclusively for residential use but to allocate it for business/industrial uses in LDP2.

MK-X3	Muirkirk	(Muirkirk B	ing Site)							
Outcome							Not al	locate	9					
Site Ref	MK-X3		Site nar	me	Muirkirk Bing	Site			Set	ttlement	Muirkirk			
Ward	7		Area (h	a)	10.3		Indicative	Capacit	y 28	7	Sub HMA		Cumno	ock
LDP1 Ref	051M		PIP Ref				MIR Ref				CfSI Ref			
						Stag	ge 1							
Proximity to	o settlement	Si	ignificant	t Flood Risk		SPA/SA	C/SSSI		And	cient/Native Wood	dland	,	Site capa	city
Υ	'es		Ν	No		N	0			No			No	
						Stag	ge 2							
Meets spatial strategy	Contribution To Spatial Strategy	Programi in Hous Land Au	ing	Marketability score	Planning consent for housing	r exp	nterest pressed at I for Sites	ti	gth of me cated	Examination report 2016 comments	Site viabili and marketabil	Recr	eation of site	Open space & recreation value
5	5/5	1		1	1		1		1	5	10/30		5	5/5
Flood risk	Biodiversity	Capability Agricult	ure	Land and water contamination	Heritage Asse	ets Cha	ndscape aracter & wnscape	r	mining isk sments	Non-absolute constraints	Distance t primary school	seco	nce to ondary hool	Distance to health centre or GP
2	2	5		1	5		5		2	22/35	2		1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/rura classificatio	n ke	stance to ey town centres		on and tland	Visual amenity	Landscape study		inability cation	TOTAL SCORE
5	5	1		5	1		1		5	5	5	37	7/60	79/135
						Ran	king							
Overall Rank		140/23	30 \	Ward Rank				/35		Settlement Ranl	<		3,	′ 5
						Stag	ge 3							

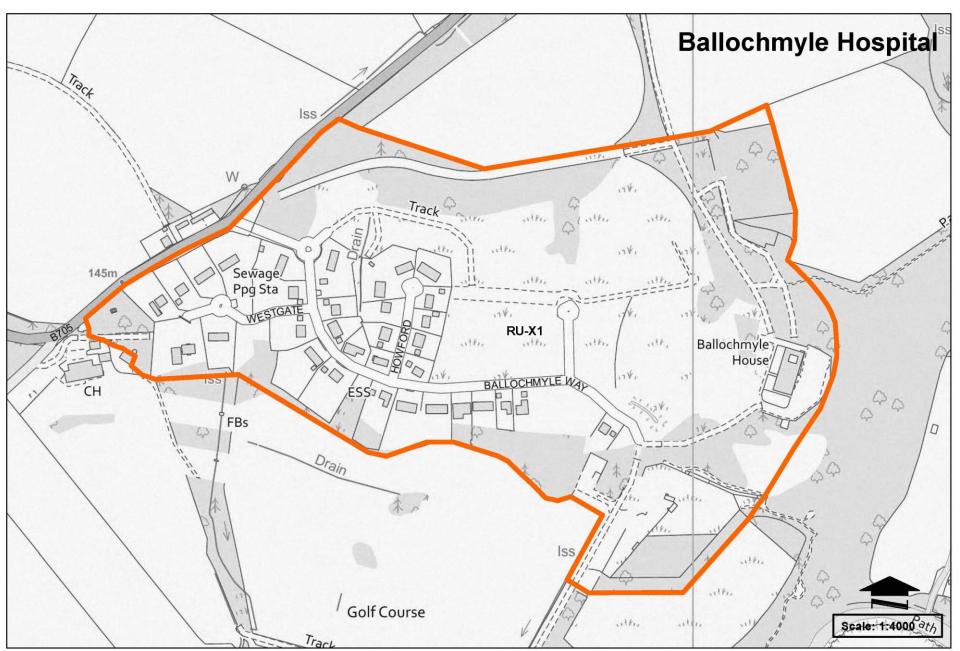
Although the formerly miscellaneous-allocated site is brownfield in nature, no application had been made since 2008 at the time of site assessment and it could not be ascertained whether the site was an effective one. As a consequence of a range of constraints to which the site is subject, including flooding and contamination, it was considered appropriate to remove the site from the settlement boundary and allow it to further naturalise.

MK-H1	Muirkirk				Smallb	urn Rc	ad							
Outcome							Al	locate	е					
Site Ref	MK-H1		Site na	ame	Smallburi	n Road			5	Settlement	Muirkirk	(
Ward	7		Area (ha)	0.4		Indicati	ve Capa	acity 8	3	Sub HM	A	Cumn	ock
LDP1 Ref	338H		PIP Re	ef			MIR Re	•			CfSI Ref			
							Stage 1							
Proximity t	o settlement	S	ignifica	nt Flood Risk		SP	A/SAC/SSSI		Д	Ancient/Native Wo	odland		Site capa	city
Υ	'es			No			No			No			No	
							Stage 2							
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	sing	Marketability score	Plann consen housi	t for	Interest expressed at Call for Sites		ength of time allocated	Examination report 2016 comments	Site viab and marketal	·	Recreation value of site	Open space & recreation value
2	2/5	1		1	2		1		2	5	12/3	0	5	5/5
Flood risk	Biodiversity	Capabilit Agricult		Land and water contamination	Heritage	Assets	Landscape Character & Townscape		oal mining risk sessments	non-absolute constraints	Distance primal schoo	ry	Distance to secondary school	Distance to health centre or GP
5	2	5		1	5		5		2	25/35	2		1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta		Previously developed land	Urban/ classific		Distance to key town centres		arbon and peatland	l Visual amenity	Landsca study	•	Sustainability of location	TOTAL SCORE
5	5	1		1	1		1		5	5	5		33/60	77/135
			<u> </u>				Ranking						•	•
Overall Rank		158/2	30	Ward Rank				24/35		Settlement Ra	nk		4	/5
	_			_			Stage 3			_	_			_

The site in question is a small one and had attracted no interest for residential development by the time of site assessment. There is a small risk from flooding from the adjacent watercourse. Nevertheless, it was considered appropriate to allocate it on the basis that it is slightly larger than the former nursery site MK-X1 and could accommodate a slightly larger number of residential units.

MK-H2	Muirkirk	(W	Vellwood St	reet									
Outcome							Allo	cate							
Site Ref	MK-H2		Site name	W	/ellwood Street				S	Settle	ement	Muirkirk			
Ward	7		Area (ha)	1.2	2		Indicative	Capacit	y 2	26		Sub HMA		Cumno	ock
LDP1 Ref	044H		PIP Ref				MIR Ref					CfSI Ref			
						Stag	e 1								
Proximity t	o settlement	Si	gnificant Flood Risk		SF	PA/SAG	C/SSSI		А	Ancie	nt/Native Wood	lland		Site capac	city
Υ	'es		No			No)				No			No	
						Stag	e 2								
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	ing Marketability		Planning consent for housing	exp	nterest ressed at for Sites	ti	gth of ime cated		Examination report 2016 comments	Site viabilit and marketabili	١ ,	Recreation value of site	Open space & recreation value
5	5/5	1	1		1		1		1		5	10/30		5	5/5
Flood risk	Biodiversity	Capabilit Agricult	. I water		eritage Assets	Cha	ndscape iracter & wnscape	r	mining isk sments		Non-absolute constraints	Distance to primary school		Distance to secondary school	Distance to health centre or GP
5	5	5	5		5		5		2		32/35	2		1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta	developed		Urban/rural classification	ke	tance to ey town entres		on and atland	d	Visual amenity	Landscape study		Sustainability of location	TOTAL SCORE
5	5	1	1		1		1		5		5	5		33/60	85/135
		l.	1			Rank	king								·
Overall Rank		103/23	Ward Rank				16,	/35		9	Settlement Rank			5/	' 5
						Stag	e 3							_	

Interest in the development of the site had been expressed through the application process prior to the start of the site assessment process, an indication of its general effectiveness and lack of constraints. The site could accommodate up to 26 units and it was considered appropriate to allow for a range of development sizes in the town, alongside the allocation of the smaller Smallburn Road site. It was therefore considered appropriate to allocate the site in LDP2.

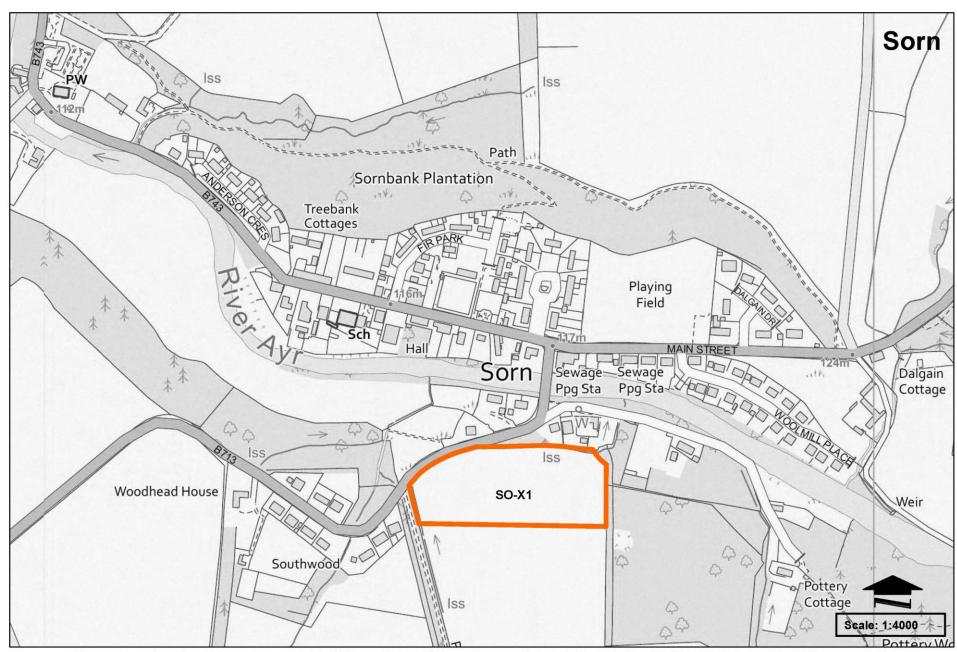


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RU-X1	Rural			Ballochmyle	Hospital						
Outcome					Not a	llocate)				
Site Ref	RU-X1		Site name	Ballochmyle Hos	pital		Set	tlement	Rural		
Ward	7		Area (ha)	13.8	Indicativ	e Capacit	y 384	1	Sub HMA	Cumr	iock
LDP1 Ref			PIP Ref		MIR Ref				CfSI Ref		
					Stage 1						
Proximity t	o settlement	Si	gnificant Flood Risk	S	PA/SAC/SSSI		And	cient/Native Wood	dland	Site capa	acity
Υ	'es		No		No			No		No	
					Stage 2						
Meets spatial strategy	Contribution To Spatial Strategy	Programr in Housi Land Au	ing Marketability	Planning consent for housing	Interest expressed at Call for Sites	ti	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value
5	5/5	5	1	5	1		5	5	22/30	5	5/5
Flood risk	Biodiversity	Capability Agricultu	water	Heritage Assets	Landscape Character & Townscape	ri	mining isk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP
5	2	5	5	2	2		2	23/35	1	1	1
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train stat	developed	Urban/rural classification	Distance to key town centres		on and tland	Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE
1	5	1	5	1	1		5	5	5	32/60	87/135
		l.	1	•	Ranking					· ·	
Overall Rank		91/230	0 Ward Rank		1	4/35		Settlement Rank	<	١	I/A
					Stage 3						

An application to develop a number of dwellings on site was approved in June 2020 and followed a long history of development associated with the restoration of the Category B listed Ballochmyle House and the site of the former Ballochmyle Hospital. Whilst the potential to allocate the site in LDP2 on the basis of that approval was discussed by the planning service, it was not considered appropriate to do so for a number of reasons. Restoration or enabling development of Ballochmyle House has completed and there is therefore no requirement to stipulate such work as part of any allocation. The site is isolated from the nearest existing settlement boundary at Catrine and any extension would result in an incongruous projection into the countryside, to an area not historically linked to the village itself. Given that a special enabling development allocation would not be necessary, any purely residential allocation would potentially require the designation of a new settlement, the characteristics of which might not be presented by the current level of development. It was therefore not considered appropriate to allocate the site in LDP2, however, planning permission as mentioned will remain extant until such time as development commences or it expires.



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SO-X1	Sorn			Catrine Road	<u> </u>										
Outcome					Not a	llocate	9								
Site Ref	SO-X1		Site name	Catrine Road			Set	tlement	Sorn						
Ward	7		Area (ha)	2.1	Indicative	Capacit	y 38		Sub HMA	Cumn	ock				
LDP1 Ref	057H		PIP Ref	PIP60	MIR Ref		123	1MIR	CfSI Ref	CfSI28					
					Stage 1										
Proximity t	o settlement	Si	gnificant Flood Risk	SI	PA/SAC/SSSI		And	cient/Native Wood	dland	Site capa	city				
١	⁄es		No		No			No	odland Site capacity No						
					Stage 2										
Meets spatial strategy	Contribution To Spatial Strategy	Program in Hous Land Au	ing	Planning consent for housing	Interest expressed at Call for Sites	ti	gth of me cated	Examination report 2016 comments	Site viability and marketability	Recreation value of site	Open space & recreation value				
1	1/5	1	1	2	5		1	5	15/30	5	5/5				
Flood risk	Biodiversity	Capabilit Agricult	' Water	Heritage Assets	Landscape Character & Townscape	r	mining isk sments	Non-absolute constraints	Distance to primary school	Distance to secondary school	Distance to health centre or GP				
5	2	2	5	5	2		2	23/35	2	1	1				
Distance to EAC TC/NC (P- LDP)	Distance to bus stop	Distance train sta	developed	Urban/rural classification	Distance to key town centres		on and tland	Visual amenity	Landscape study	Sustainability of location	TOTAL SCORE				
1	5	1	1	1	2		5	2	1	23/60	67/135				
					Ranking										
Overall Rank		220/23	Ward Rank		33	/35		Settlement Rank	<	1,	/1				
			_		Stage 3										

Interest in the retention of the site as allocated was been expressed through the call for sites process, however, no application has been approved since 2012 at the time of site assessment. The effectiveness of the site could not be established and it is not programmed to deliver homes according to the 2020 Housing Land Audit. It scored particularly poorly when assessed against the indicators site assessment process when compared to other sites in the Cumnock Sub Housing Market Area and the site has remained within the land supply for three successive Plans. Sorn is a small settlement and the addition of 20-40 dwellings in such a location was considered less sustainable then preferable sites elsewhere in the Cumnock Sub HMA. The site is steeply sloping and development would likely result in a significant adverse landscape impact. Access would require improvements to the bridge in the direction of the centre of Sorn and the provision of traffic lights to accommodate any development at the site was reportedly not popular with the local population. On that basis, it was not considered appropriate to allocate the site in LDP2.