

The Whins
Ferry Road
Tayinloan
TARBERT
PA29 6XG

9 May 2012

Local Review Body
Customer Services
Argyll and Bute Council
Kilmory
LOCHGILPHEAD
PA31 8RT

Dear Sirs

RESPONSE TO PLANNING AUTHORITY REPRESENTATION
REF: 12/0005/LRB
Plot 1, Land South West of Beachmore Farm, Muasdale

Thank you for the opportunity to respond to the representation made by the Planning Authority. I note that the Authority agrees with the assessment I made in sections 1, 3 and 4 of my submission.

I would like to comment on one issue:

I believe that a **material consideration** relates to the *process* by which my relatively small plot within a large area designated as "Rural Opportunity Area" in the 'Draft Argyll and Bute Local Plan' became wrongly designated as "Sensitive Countryside" in the 'Final Argyll and Bute Local Plan'.

This change of designation could only be justified if the Planning Authority had visited the site, and carried out a detailed landscape survey which showed that my site, in contrast to the whole "Rural Opportunity Area", was somehow more sensitive and warranted a change of designation to "Sensitive Countryside". Clearly this did not happen, as the Planning Authority has agreed with me that development in the adjacent "Rural Opportunity Area" would have a *greater* visual and landscape impact than development on my well-screened site.

By making a desk-top assessment of the area using an arbitrary Ordnance Survey contour line [50 metres] as the border between "Rural Opportunity Area" and "Sensitive Countryside", the Planning Authority has not justified the change to the designation of my site. This inadvertent **designation error** discriminates against me and has resulted in my facing severe and unaffordable financial loss of £70,000.

I would therefore request that the Planning Authority acknowledges this and makes the necessary site visit to ensure that my site is restored to the designation of "Rural Opportunity Area" as soon as possible.

Yours faithfully

Catherine Pendreigh