



LN30 STRATH OF APPIN

Site Description

This large site is located in an area of Panoramic Quality and within the GB < 7fU [mi dUbX@7H

The ROA runs from Blarchasgaig in the west to Creagan in the east along a wide, shallow valley. It is dissected in its middle area by the A828, which also forms the northern boundary in the western areas and the southern boundary in the eastern areas. Two minor roads lead south through the ROA at Blarchasgaig and Inverfolla. A disused railway, roughly following the line of the A828 runs throughout the ROA. The highest point of the site is the northern end along the An t-Seana-chroit at 60m AOD.

There are a number of dwellings within the site, cottages at Blarchasgaig, a linear development of small cottages at Druim-na-moina, farmsteads at Inverfolla and Invernahyle and a holiday park with wooden chalets and restaurant at Creagan.

At its eastern end the ROA comprises steep scrubland with a large area of commercial forestry. The central area is much more open with views opening up in all directions. At the western end the ROA narrows along the roadside and views are dominated by Loch Creran to the south.

Hk c f j Yfgfb b HGyBUWfc]hUbX5 `hUb I fi lg YLÜck `bcfh `rc `gci h` through the ROA. There is a recumbent standing stone near to Inverfolla.

Scenic Quality

Medium

Sensitivity to Change

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Capacity to Absorb Development

Limited to good

Areas with potential to absorb development (Orange Areas)

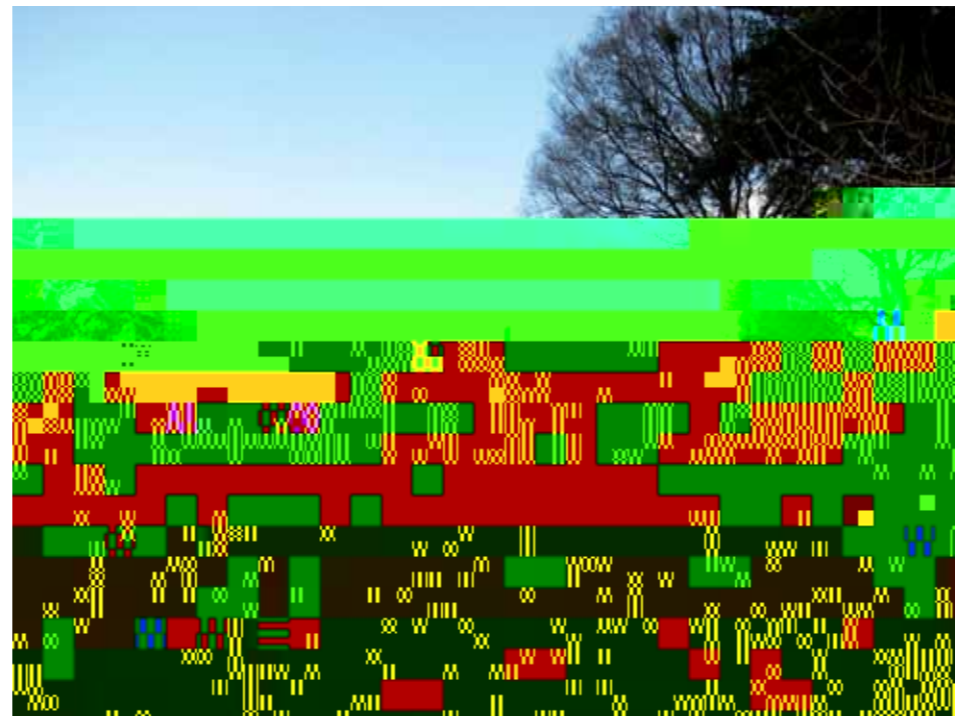
- i` HNYF]gdc h b h U`hc` h W`Ubch`Yf` \`ci` gY`]b` VY`]bX`h`Y`Y`]g`h`b`]` housing and across the minor road from it at the western end of the ROA. This should be discreetly sited and associated with existing tree groups.
- i` H`h`Y`Y`U`g`ic`Z`h`Y`f`c`U`k`U`h`-`h`j` Y`F`Z` `U`h`-`h`j` Y`f`b`U`m`Y`Z`U`b` U`F`Y`U`c`Z` scrubby woodland bisected by the An t-Seana-chroit would be suitable for development of a small cluster of houses, as they would be tucked away out of sight from the main road and would not feature in the wider view.
- i` H`h`Y`b`c`f`h` `c`Z`h`Y`f`c`U`k`U`h`-`h`j` Y`F`Z` `U`h`Y`F`]g`d`c`h`b`h`U`h`c` absorb small scale development. It should be set back from the road and associated with broadleaved tree planting.
- i` 5`h`h`Y`Y`]g`h`b`]` \`c`]X`h`d`U`_`U`h`7`f`Y`U`b`h`Y`F`]g`g`w`d`Y`Z`f` development, providing it is of a small scale and tucked against the landform.

Areas not recommended for development (Red Areas)

- i` ;` Y`b`Y`U`m`h`Y`c`d`Y`b`a` c`g`g`U`b`X`V`c`]` U`b`X`g`c`i` h` `c`Z`h`Y`5` ,` &` g`c`i` X`b`c`h` be developed, as any buildings would be visible for large distances X`i` Y`h`c` h`Y`U`h`U`b`X`c`d`Y`b` W`U`f`U`M`f` `c`Z`h`Y` `U`b`X`g`w`d`Y`"
- i` H`h`Y`b`c`f`h` `c`Z`h`Y`5` ,` &` h`Y` `U`b`X`g`h`f`g`h`c` f`]g`Y`U`b`X`U`b`m` development would be clearly visible. It also does not have a landscape structure capable of accommodating any development in a discreet way.
- i` H`h`Y`b`c`f`h` `c`Z`h`Y`X`]g` g`Y`X`f`U`k` U`h`]`b`Y`U`h`h`Y`Y`U`g`h`f`b` `Y`b`X`h`Y` `U`b`X` is too steep for development, and would also be visible in the wider landscape

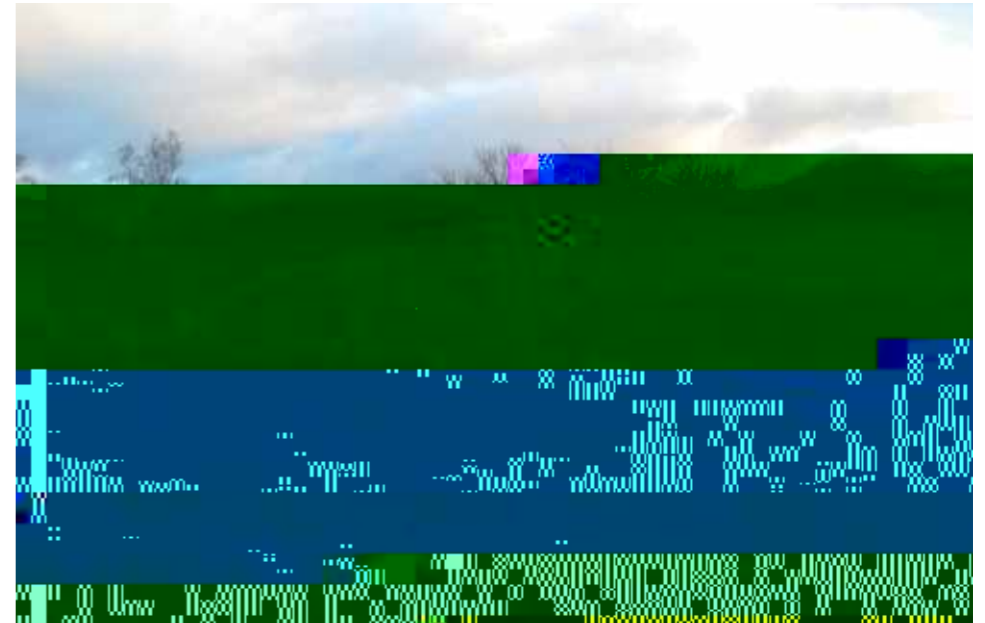


@B` S`!`J`Y`k` `Y`U`h`U`W`c`g`g`h`Y`Z`c`a` `a`]`b`c`f`c`U`k`Y`g`ic`Z`h`Y`F`C`5



@B` S`!` :` U`f`a` \`c`i` g`Y`U`h`-`h`j` Y`F`Z` `U`

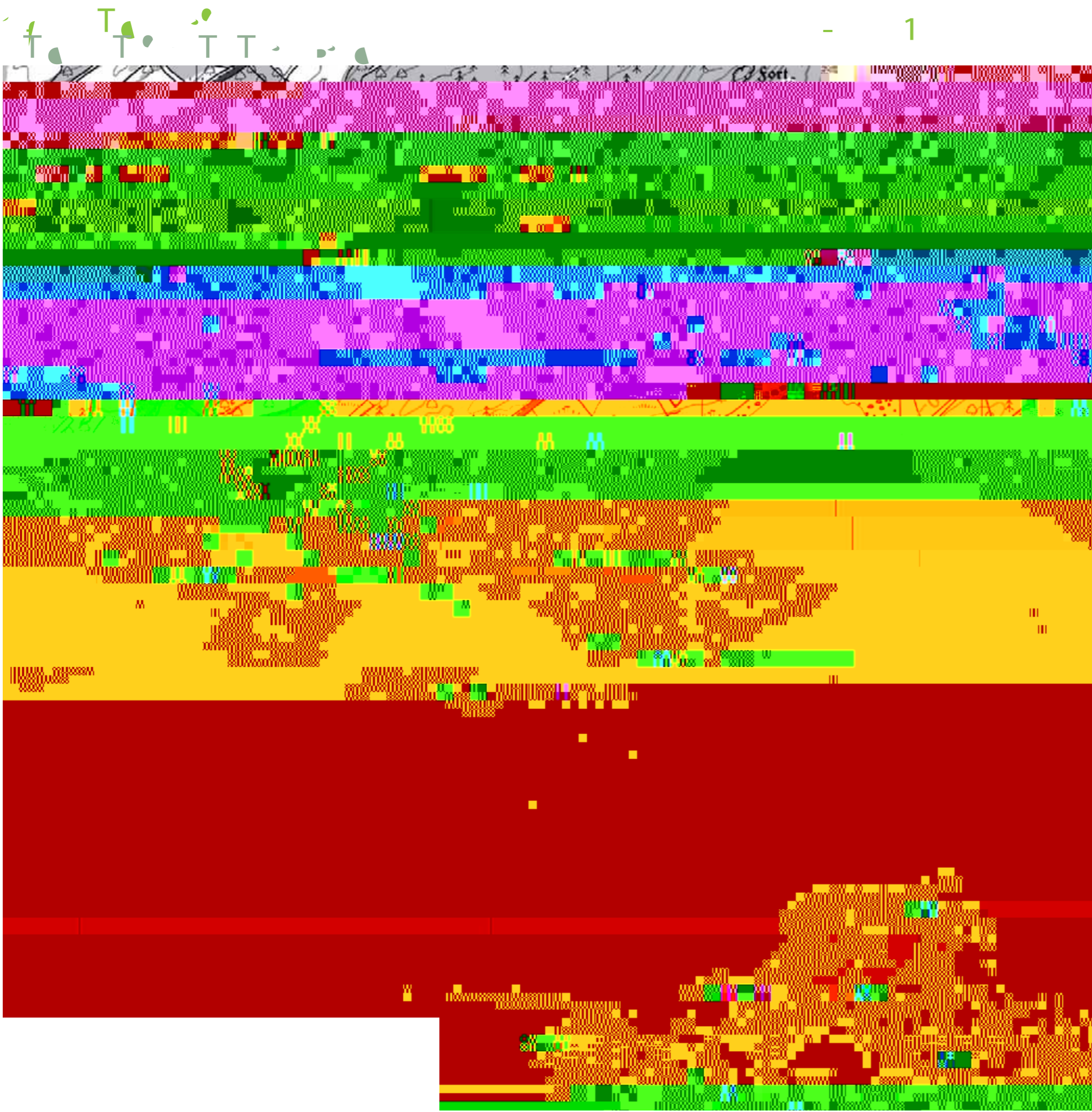
- i` C`c`i` h` `c`Z`h`Y`5` ,` &` U`h`7`f`Y`U`b`g`c`i` X`b`c`h`V`Y`X`j` Y`c`d`Y`X`U`g`]`h`k`c`i` `X` be too visible from South Creagan and the approach to Creagan Bridge.
- i` H`Y`g`h`h`b`]` `c`Z`h`Y`g`h`b`]`]`g`r`b`Y`g`c`i` X`b`c`h`V`Y`X`]`g`h`i` f`V`X
- i` 7`c`a` a` Y`F`W`U`Z`f`Y`g`f`m`U`F`Y`U`g`U`F`Y`b`c`h`f`Y`W`a` a` Y`b`X`X`Z`f` X`j` Y`c`d`a` Y`b`h`i` as felling cycles would leave development open and exposed.



LN30- Existing property at Druim-na-moina



@B` S`!`J`Y`k` `U`c`b`]` X`]g` g`Y`X`f`U` `]`b`Y`h`c` \`c`]`X`h`W`h`U`]`Y`g`



LN31 RUBHA GARBH

Site Description

H\|g'ghY'lg'cW\hX'j'b'UB Uj'cbU'GWb]W5fYUubXk]h]b'h'YGB < 'ck 'UbX Ridges and Moss LCT.

The ROA is sits on the shore of Loch Creran and has panoramic southerly views of Benderloch and Eriska. The ROA slopes from 10m AOD in its northern areas to sea level along the roadside and is dissected by two small streams. It is enclosed by woodland on all sides apart from the south, where it is bounded by a minor road. There are also small dcWYg'cZk ccXUbXk]h]b'h'YUYXg'

There are a number of dwellings in this small site, located in clusters in the south east corner and in the central areas of the ROA. They are visible within the wider landscape, especially those within the central part of the site.

Scenic Quality

Medium

Sensitivity to Change

Medium

Capacity to Absorb Development

: ccX

Areas with potential to absorb development (Orange Areas)

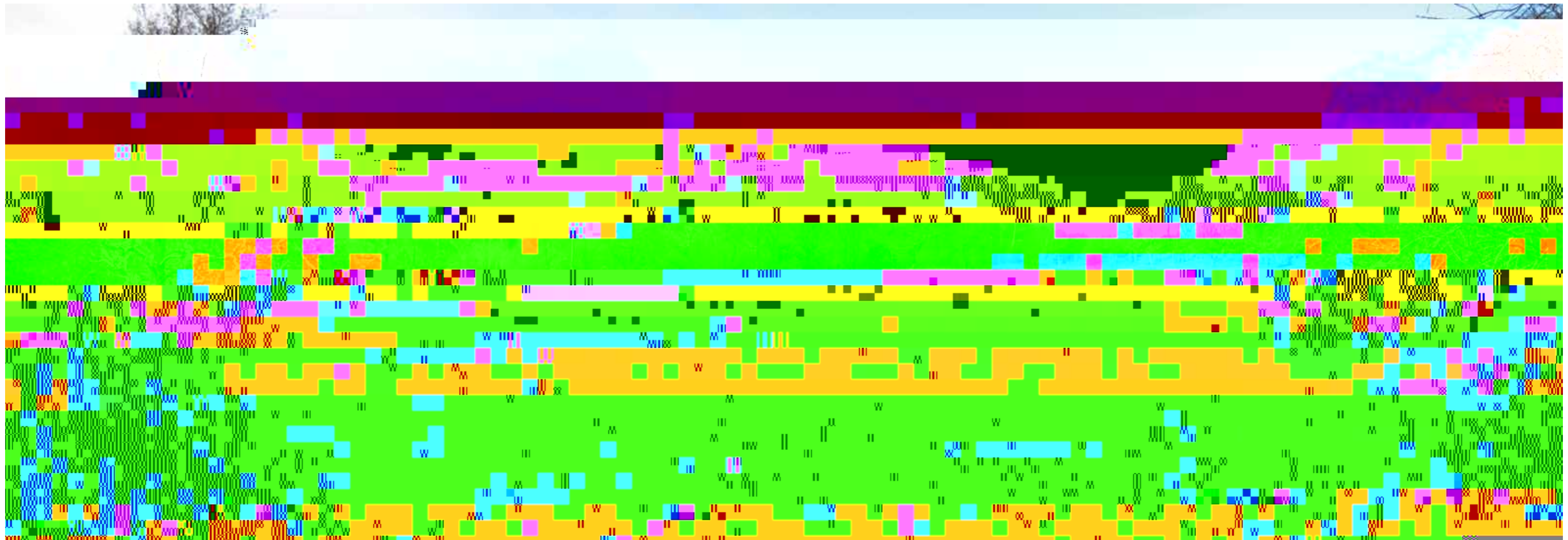
- i 8 Yj Ycda YbhcZUGa U'W ghf'cZ'ci gYg'k'ci XWdcgg]VY]b'h'Y YbWc'gX'UYXUh'h'Yk YgYfb'YbXcZ'h'YFC 5'
- i H\YfY'g'dch]bh]U'hc'hi W'Ubch'Yf'\ci gY]b'VY]bX'h'Y]i]gh]b] cluster at the south eastern end of the ROA. This should be discreetly sited and associated with existing tree groups.

Areas not recommended for development (Red Areas)

- i H\YcdYb'UYXg]b'h'YWbh'YcZ'h'YFC 5'g'ci X'bhVYXj YcdYX as any development here would be visible within the wider landscape and also would create visual coalescence between existing clusters
- i J]Yk'g'cZ@W'7fYfU'Z'ca 'Yl]gh]b] 'dfcdYfh]Yg'g'ci X'bhVY obscured
- i 8 Yj Ycda Ybh]g'bchfYWa a YbXX'bcfh'cZ]i]gh]b] \ci g]b] 'Ug]h will require more access and would also be visible from across Loch Creran



@B' %J Jk 'Zca 'a jbcf'fcUXlc 'Yl jgb| 'WHL Yg'lb'h'YWbfYcZl'YFC 5



@B' %J Jk 'jbc 'YbVc'g'XUYXlc 'Uih'Yk YgicZl'YFC 5



LN32 SHIAN BAY

Site Description

H\g\g\h\g\c\W\h\X\]b\UB\U\c\b\U\G\W\]W\5\F\U\B\X\k\]h\]b\h\Y\GB<`
Lowland Ridges and Moss LCT.

The ROA is situated on the shore of Shian Bay, and slopes northwards to a highpoint in the north of the site of 60m AOD at Ledgrianach. The sites

LN33 GLACERISKA BAY

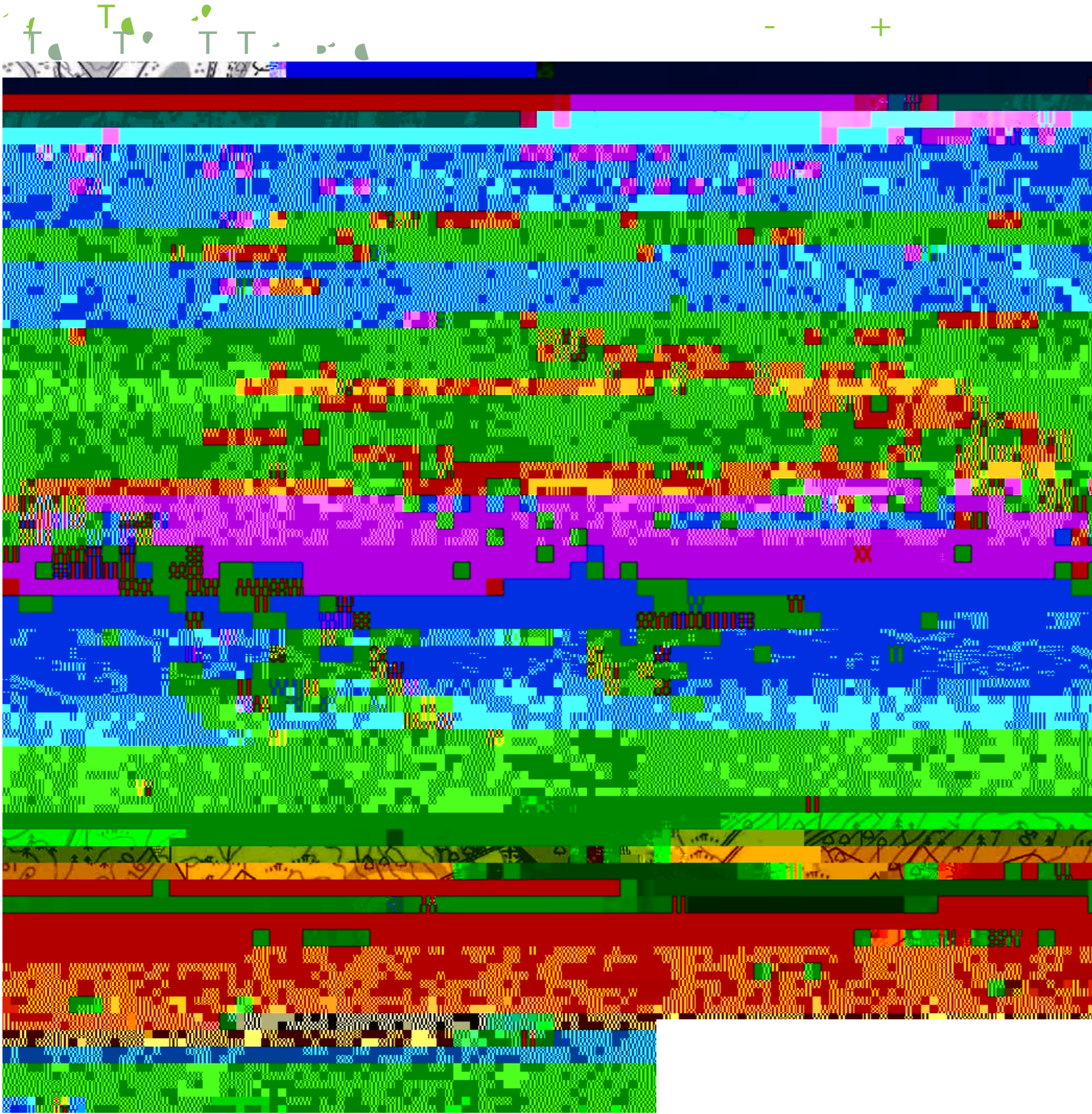
Site Description

The site is located within the Ridges and Moss LCT.

The site is bounded to the north by a highpoint of 50m AOD. The southern boundary of the site is defined by the presence of small cottages at the top of the ROA.

In the lower areas the ROA comprises low lying rough pastureland and





LN34 TAYCHREGGAN

Site Description

This small site is located in an area of Panoramic Quality and within the GB < ' @k ' UbXFjX Yg'UbXA cgg@7H'

The ROA is situated in the on the shore of Loch Laich and slopes northwards from 30m AOD to 10m AOD.

The site contains one small cottage. The area eastwards from this is fYUj YmU'U'U'X'g'VUWX'cddYX'VmUg'Yd'm'g'cd]b['Z'fYgh'X'g'cdY' West of the cottage the land becomes more steep with scrubby planting and uncultivated grazing land on the slopes.

H'Y'gh'Y'Wb'Y'U'g'Z'ca 'd'U'bc'f'U'a]Wj]Yk'g'hc 'h'Y'k'Y'g'z'U]b['l'b'h'Y'g'Y'g'c'z' Lismore and Shuna, and over Loch Linnhe to Morvern. The eastern part of the site also has an uninterrupted view of Castle Stalker.

Scenic Quality

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Sensitivity to Change

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Capacity to Absorb Development

Limited

Areas with potential to absorb development

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LN35 KINLOCHLAICH

Site Description

H\g ghY g`c W\X]b`Ub`fYUcZDUbcfUa]WE i U]m]bXk]h]b`h`YGB <`
Lowland Ridges and Moss LCT.

The ROA is situated in the Strath of Appin and slopes southwards from 50m AOD to 10m AOD. The site contains isolated houses, farm buildings, rough pastureland and a historic house with associated designed landscape including a walled garden which is open to the public. To the south east, in the low lying areas, is a church graveyard and also a farmstead with associated outbuildings.

Gy YfU`ga U`gfYUa gX]ggW]h`Y ghY`Uck]b[]b`Ubcfh`hc`gc i h`
direction from the higher land north of the site.

H`Y ghY`VbYU`gZca`dUbcfUa]Wj]Yk`g`hc`h`Yk`YgzhU]b[]b`h`Y`g`Yg`cZ
Lismore and Shuna, and over Loch Linnhe to Morvern.

Scenic Quality

Medium

Sensitivity to Change

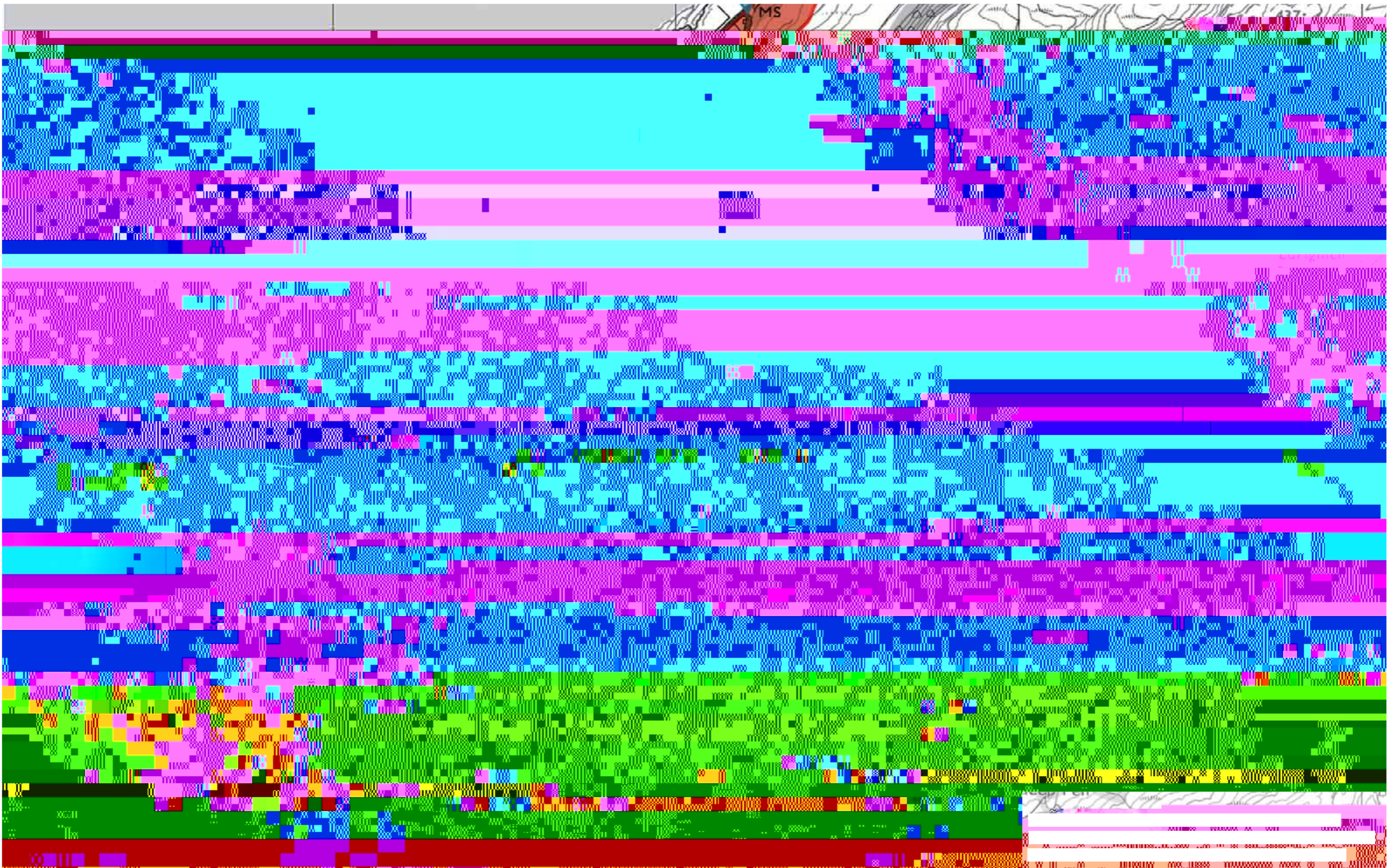
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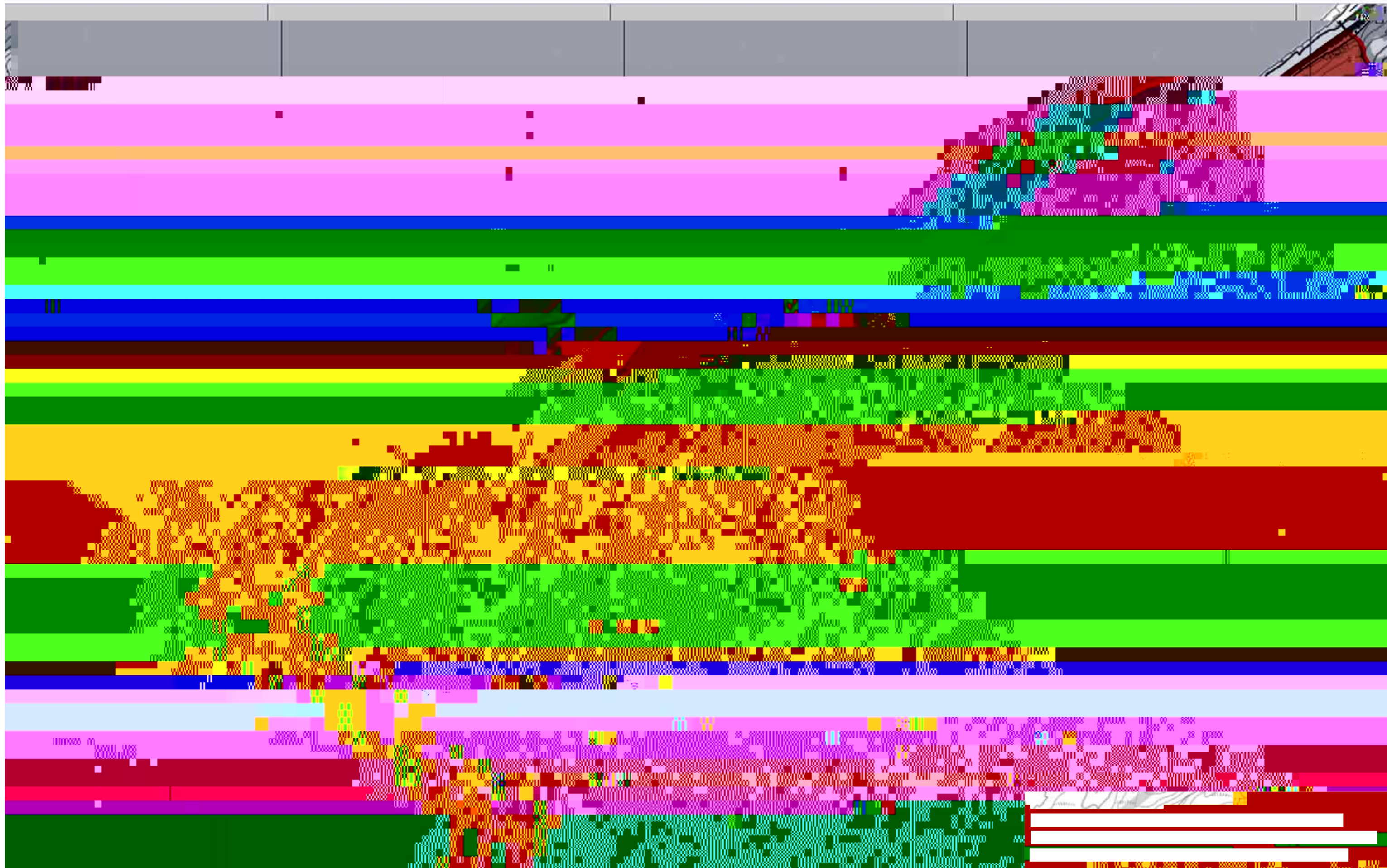
Capacity to Absorb Development

Limited

Areas with potential to absorb development (Orange Areas)

i`8YjYca`Y`Wi`ZU`A





Site Description

The ROA is situated along the shore of Loch Linnhe and the A828 runs along the eastern side of the site for its length.

The site is generally sloping from the forested hills to the east down to rough pasture along the roadside. Development is sporadic and is generally set low down, amongst existing trees or against landform. The site is a stables and paddock.

The site narrows considerably north of Lurigichnich and slopes very steeply towards the road, due to this it would be unacceptable for development. The site is a stables and paddock.

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Scenic Quality

Medium

Sensitivity to Change

Low

Capacity to Absorb Development

Limited

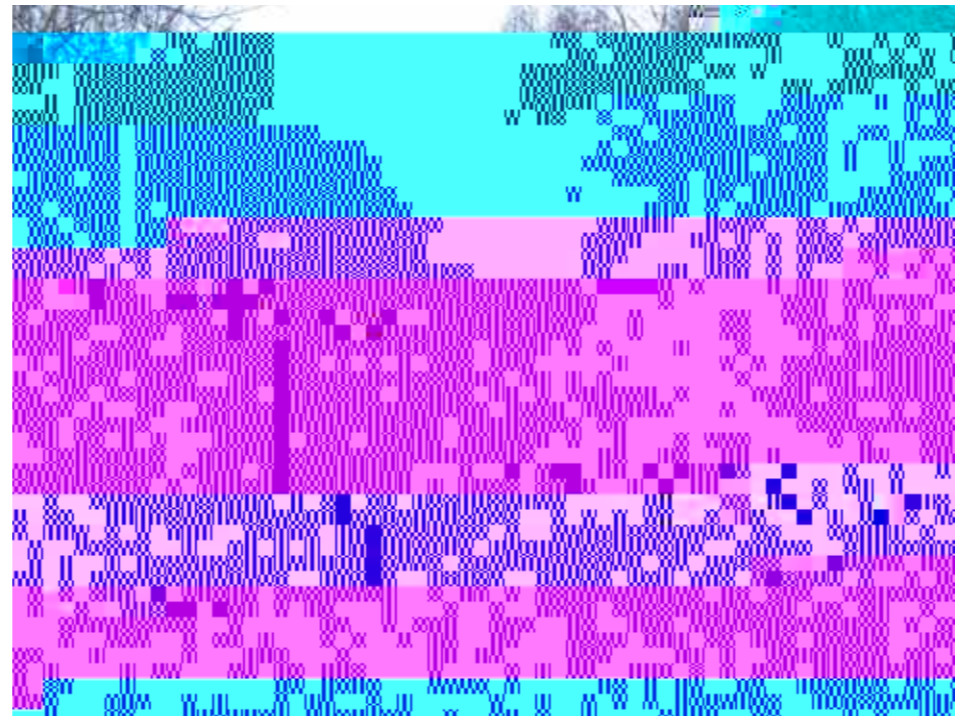
Areas with potential to absorb development (Orange Areas)

- 1. The area between the road and the wooded slopes at Lurigichnich. It should be backdropped against the existing wooded slopes.
- 2. The area between the road and the wooded slopes at the bend in the A828 in the southern part of the site.

Areas not recommended for development (Red Areas)

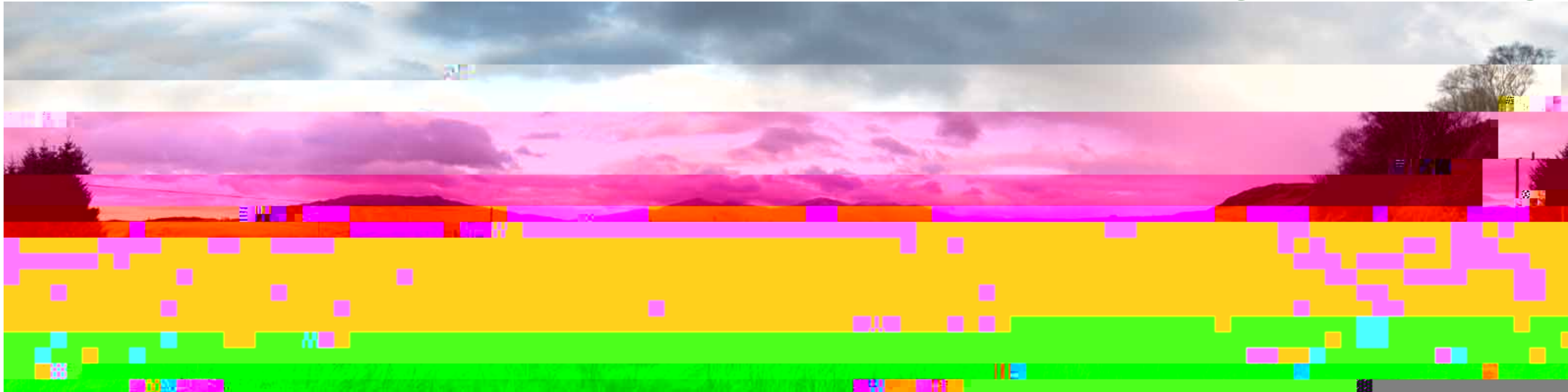
- 1. The area between the road and the wooded slopes at Lurigichnich. It should be backdropped against the existing wooded slopes.
- 2. The area between the road and the wooded slopes at the bend in the A828 in the southern part of the site.

LN36- Narrow land between road and woods at the north of the ROA

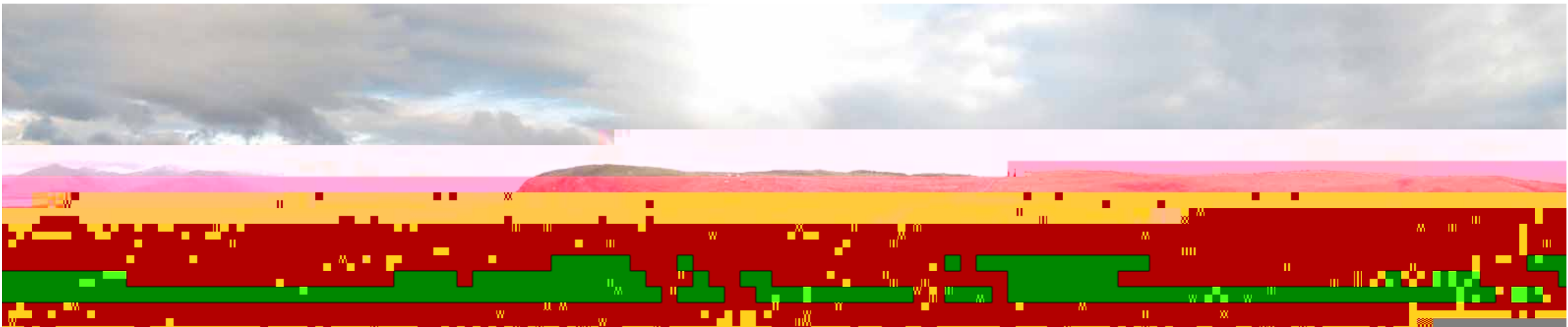


LN36- Narrow land between road and woods at the north of the ROA

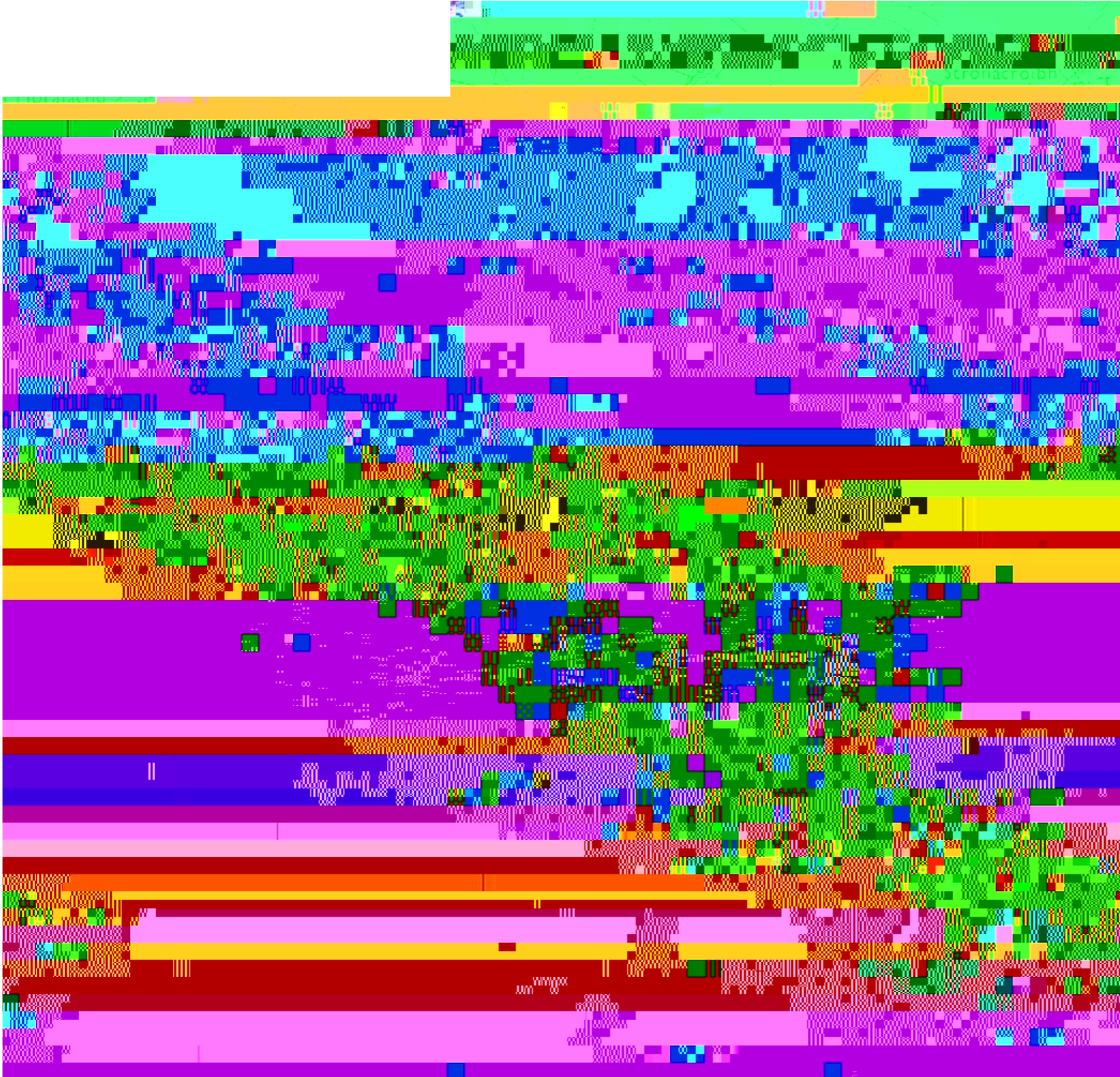
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LN37- looking north west across site from Stronacroibh



LN37- Open land to the north of Port Ramsay



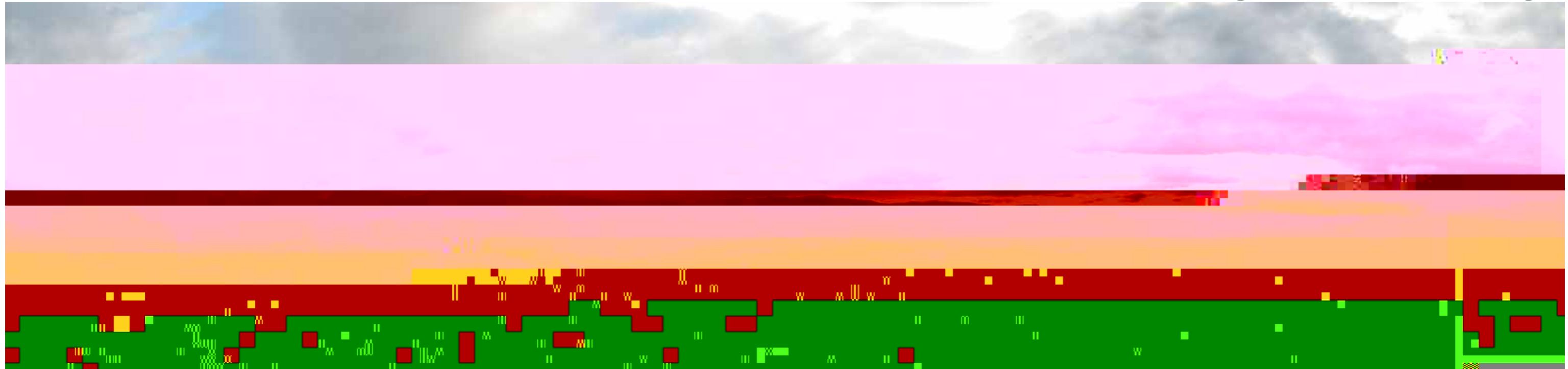
LN39 LISMORE:ACHUARAN

Site Description

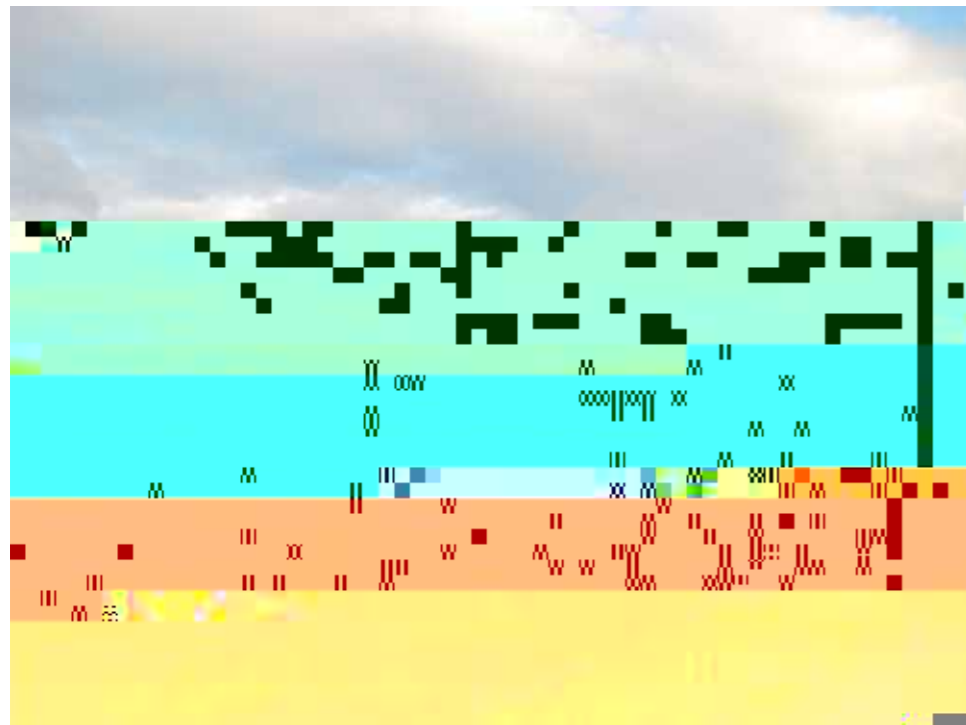
H\j\g\h\j\g\c\W\h\X\j\B\U\B\U\c\B\U\G\W\B\W\5\F\U\B\X\k\j\h\j\B\h\Y\G\B<\@k\U\B\X\Ridges and Moss LCT.

The site extends along the eastern side of Lismore and takes in the settlement of Achuaran, a number of cottages and two farms.

The land throughout the site is rocky and undulating, interspersed with small areas of tree planting in sheltered areas. Around the farms of



LN39- Looking across the Lynn of Lorn from the northern part of the ROA

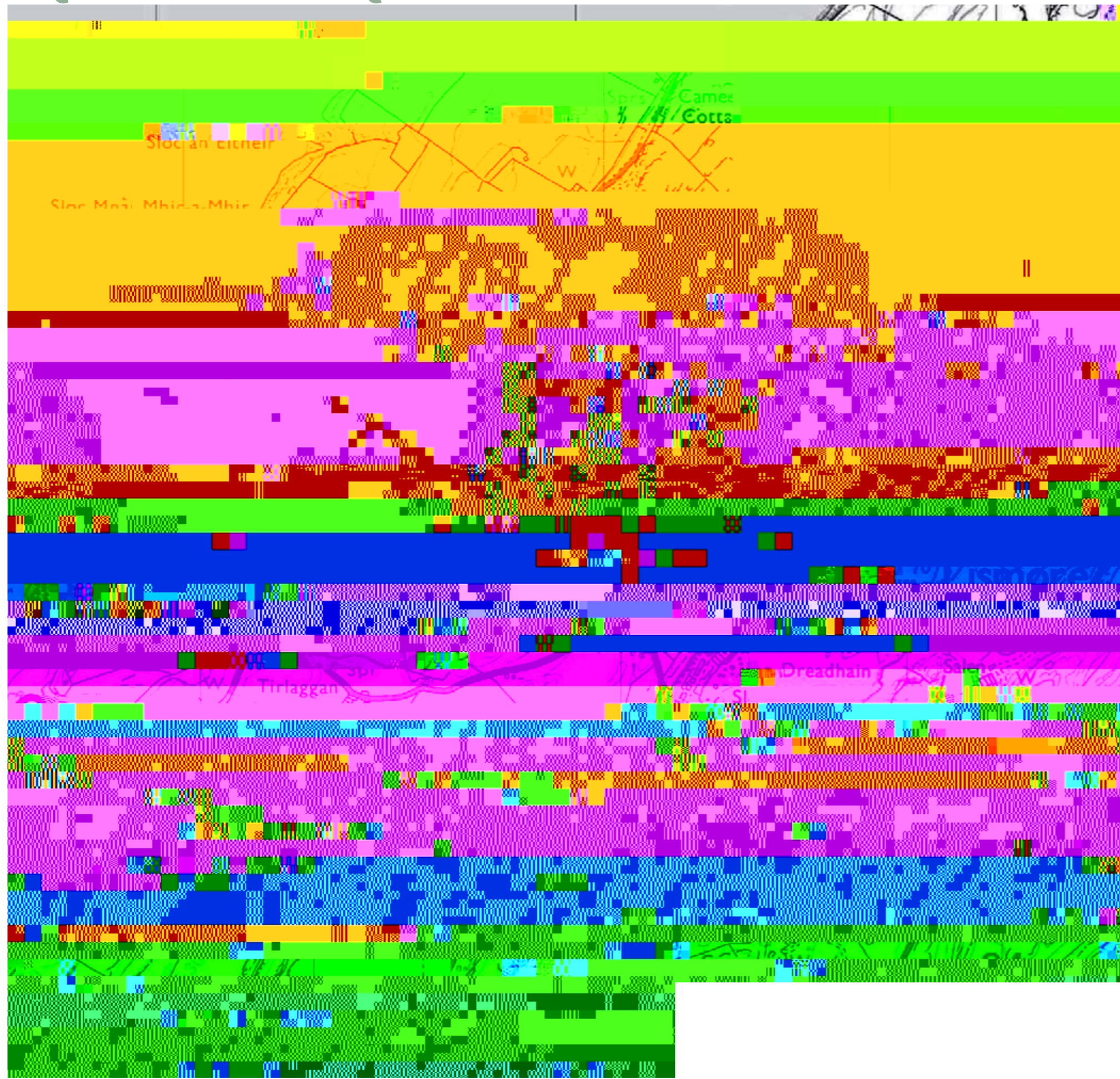


@B' -!J]k 'bcfh Zca 5Wi LFb



LN39- Isolated property on minor road

LN39- Tirefour Castle





LN41 LISMORE: SALEN

Site Description

Highly variable soil types, including Lowland Ridges and Moss LCT.

The site is situated on the western side of Lismore and is accessed by a track which forms its eastern boundary. The ROA sits within a narrow, boggy valley which slopes down towards a cottage.

Highly variable soil types, including Lowland Ridges and Moss LCT.

Low

Low

Absorbent

Ar200.3 eas wit potential n t absorbed DOrangAr20043

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