

Appendix 1

<p>Elgin (including Lossiemouth and Mosstodloch)</p>	<p>Provision of access and servicing is well advanced at Barmuckity (I7) bringing the first phase of the site into the immediately available supply. This site is critical to supply in the Elgin area. There continues to be smaller areas of immediately available land at Chanonry (I2) and Linkwood East (I6). Much of the land at Chanonry is understood to be under offer and there is limited land available at Linkwood East due to consent for other uses including a drive through cafe. To the north of Elgin Newfield (I8) is being actively marketed increasing choice of sites across Elgin.</p> <p>Choice of sites is severely restricted in Lossiemouth, only Sunbank OPP1 or windfall opportunities are available. The topography and ground conditions at Sunbank OPP1 are considered to constrain the site.</p> <p>In Mosstodloch sites are identified but these are generally to meet the expansion needs of existing businesses.</p> <p>There are issues with delivery of higher quality business land within the Elgin Market Area. There is strong demand for industrial buildings. Additional land must be identified in the next Local Development Plan to meet the estimated requirements within the Moray Economic Strategy. Additional land has been identified at Burnside of Birnie and Mosstodloch within the Proposed Local Development Plan.</p>
<p>Forres</p>	<p>Very small choice of marketable sites given settlement size and population, but reasonable areas for higher amenity uses available at the Enterprise Park. Proportion of immediately available land higher than other settlements largely due to the areas available at the Enterprise Park (BP1). Waterford (I3) now has limited availability with the majority of the land/units now let. Site BP2 to the north of the Enterprise Park is now impacted on by the preferred route of the A96 dualling.</p> <p>Strong demand, particularly for smaller units and need for serviced employment land to allow businesses to develop and relocate from smaller units. Additional industrial land must be identified through the next Local Development Plan. A site to the south of the Enterprise Park has been identified within the Proposed Local Development Plan. Land at Waterford is also identified however this is severely constrained by the preferred route of the A96 dualling.</p>
<p>Buckie</p>	<p>Small choice of marketable sites but reasonable areas available. Servicing of land at March Road SE (I3) to form Rathven Industrial Estate has increased levels of immediately available land. Opportunities at harbour.</p> <p>Given levels of land available the Proposed Local Development Plan identifies a reserve of industrial land on March Road that could be brought forward if need arose.</p>
<p>Keith</p>	<p>Very small choice of marketable sites and limited area. Issues with providing readily accessible employment sites. Demand for smaller units.</p> <p>Additional employment sites identified to the east of Westerton Road within the Proposed Local Development Plan. Opportunities for higher amenity employment uses promoted within a mixed use site to the south of Banff Road.</p>

Speyside	Limited choice of designated sites. In Aberlour, Craigellachie, and Rothes there are only single sites available which are constrained. Need for sites in Speyside for small local businesses. Policies are in place that would consider Rural Business Proposals. Within the Proposed Local Development Plan a new site is identified at Greens of Rothes and at Speyview Aberlour 1ha of the housing site is identified for employment uses.
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