

Sustainable Tourism development and local communities

BALLOCH CHARRETTE

Background

Charrettes aim to engage communities with planning processes through workshops which allow the local community to discuss how they wish to see their local area developed over the next 10-20 years, with support from planners and architects. Each Charrette results in projects being illustrated in a final report.

In February 2016, supported by the Scottish Government there was a Balloch Charrette with workshops jointly run by Loch Lomond & The Trossachs National Park Authority and West Dunbartonshire Council. The charrette process also informs the Local Development Plan.



Balloch Charrette Report

The workshops resulted in a final report which describes the input from the local community, including local residents, businesses, schools, youth groups, community groups including the Steamship Company and Loch Lomond Water Sports Association. [The Report](#) includes an Action Plan which clarifies which organisation leads on each of the projects and which partner organisations support the work

A Charrette workshop allows us to discuss different views in a public setting and lets attendees hear a range of opinions in terms of planning developments. For example, this may relate to locations identified for future development opportunities.



Conflicting National Park aims

As a National Park Authority we regularly have to make difficult decisions over what is the best way to proceed. At the heart of these decisions are, sometimes conflicting, National Park Aims.

- To promote sustainable economic and social development of the Park's communities.
- To conserve and enhance the natural and cultural heritage of the Park

Resolution and role of National Park Authority

The role of the National Park was to host, communicate about the proposed projects and help facilitate the Charrette events. The National Park held numerous meetings with West Dunbartonshire Council and the Charrette Design Team, and meetings with an advisory group made up of local representatives to organise and communicate about Charrette events.

There was also pre-Charrette development which included youth engagement with local schools, a business breakfast and specific workshops on recreation/ leisure and built environment.

A bespoke website [LIVE in Balloch](#) was created and social media was used to promote the process and outcomes of the Charrette events.



Example of conflict resolution

West Riverside is the largest site in Balloch with a proposed development, identifying a number of conflicts both in terms of its environmental sensitivity as well as views on its suitability from local residents. The area is at risk of flooding, is located on an area of contaminated land, has a gas line running through it and also contains significant proportions of wooded areas used by a variety of wildlife.

Identifying these issues through the Charrette allows the developer to acknowledge and address them when creating their development proposals and plans.

In addition, the area is heavily used by a wide range of different user groups, for boating, swimming, visits to [Lomond Shores](#) and the [Maid of the Loch](#). All of these visitors have different requirements and priorities.


It is useful to allow these conversations to be held at this early informal stage, through the Charrette process. Development can now address the concerns raised and support different user requirements e.g. designing in a shared café or toilet/shower facility.

We are continuing to work with partners to deliver the charrette priorities with the delivery of public realm improvements at Balloch village square enhancements and work just about to begin on designing improvements to Balloch railway station and the surrounding area to make it a more attractive arrival point into Balloch.

Questions and pupil enquiry

- How does the Charrette process ensure developments take environmental considerations into account?
- How many different land uses can you list from the image above?
- Describe as many positive and negative impacts of leisure and recreation as you can think of.
- What kind of potential conflicts may arise from developing a village for tourism?

FURTHER GUIDANCE

 Online

➔ [LIVE Park](#)

 Site visits

- Lomond Shores, Balloch