



## Application Summary

**Address:** Loch Lomond Waterfront Balmaha

**Proposal:** Demolition of existing dwellinghouse 'Tigh Fiodha'; relocation of warden's accommodation; siting of ancillary facilities; retention of boundary fencing (retrospective) and erection of 5no. holiday lodges

**Case Officer:** Craig Jardine

[Click for further information](#)

## Customer Details

**Name:** Mr James Fraser

**Email:** [jamesbfraser@aol.com](mailto:jamesbfraser@aol.com)

**Address:** Carrochan Carrochan, Carrochan Road, Balloch

## Comments Details

**Commenter Type:** Organisation/body

**Stance:** Customer made comments in support of the Planning Application

**Reasons for comment:**

**Comments:** On behalf of the Friends of Loch Lomond and The Trossachs, the independent conservation charity for the National Park, I am writing to confirm our support for this application to demolish the existing large function building and poor quality house and to replace them with 2 detached and three terraced high quality lodges.

Our grounds for support are as follows:

- the rationalisation of the site with the replacement of a large wedding functions building and poor quality house with 5 high quality lodges and the introduction of additional soft landscaping linked to the reduction of the size of the large frontage car park will make a positive contribution to the approaches to the centre of the village of Balmaha;
- the design of the scheme has been well thought through and has taken on board all the constructive pre-application suggestions relating to retaining the frontage building line, softening the colour scheme, introducing more landscaping which all contribute to a better overall visual impact, including enhancing the views into the site from the road at this sensitive location;

- the site warden's lodge is well set back from the road and is well screened;
- the additional luxury 5 star lodges will meet a proven demand for high quality self-catering accommodation in the Loch Lomond area;
- the site improvements and holiday lodge expansion are in accordance with the visitor experience policies 1 and 2 in the current adopted Local Development Plan and the visitor economy priority in the Partnership Plan (outcome 7);
- the additional lodges will improve the overall viability of an existing tourism enterprise in the Loch Lomond area;
- the replacement of the large functions building with two holiday lodges will reduce the overall level of vehicular traffic to the site and noise levels.

The Loch Lomond Waterfront site improvements and expansion is very welcome and we commend this application for approval.