

COMMUNITY BUY-OUT NEWSLETTER NO 5

November 2018



NO NEED TO BUILD ON PROTECTED OPEN SPACE AND ANCIENT WOODLAND

Open greenspace is essential to Helensburgh's character.

Two such areas, Castle Woods and the open land at Cumberland Avenue, have long been designated by the Council as an Open Space Protection Areas, covered by Tree Preservation Orders, and recognised as Key Environmental Features of the town. In addition, Castle Woods is classified by Scottish Natural Heritage as ancient semi-natural woodland, and its northern half is recognised as a Local Nature Conservation Site. In 2016, the Scottish Government approved HCWG's applications to register community interests in both sites, **meaning we have first right of refusal if the owners were to decide to sell.**



Castle Woods



Cumberland Ave

Since May 2018, discussions have taken place between HCWG, the landowners and their representatives. While the owners now recognise the potential of both sites as community woodlands, they still wish to see 18 flats built on Castle Woods and 3 houses at Cumberland Avenue. But chipping away at these protected areas of open space would make them too small to function well as community woodlands and in the case of Cumberland Avenue, too enclosed. In any event, there's no need to build here at all, because as the Council's latest Housing Land Audit shows, there are plenty other building land available elsewhere.

Indeed, this report reveals that there's already enough land with planning consent or designated for new housing **to build over a thousand new homes in Helensburgh and Lomond.** In fact, at recent building rates, the available supply would last for the next 40 years! Two major sites are already under construction – the 95 Taylor Wimpey homes on the former Hermitage Academy site and 76 Persimmon homes at Ardencaple shown here.





Sawmillfield east of the new Academy

There's also plans to build 145 homes on the Sawmillfield, 120 homes adjacent to the golf course, as well as on plenty of smaller sites across the whole area.

Crucially, there's also plenty of land for affordable housing without encroaching on Castle Woods. Indeed, the Council's own Local Plan identifies that there's already land available in Helensburgh & Lomond for at least 250 new affordable homes.

With no case to build on Castle Woods or the land at Cumberland Avenue, HCWG has offered to pay the owners open market value for the sites, involve them in creating community woodlands, and name the new areas after them. We hope discussions will continue & will find a way forward based on this generous offer.

[JOIN OUR CAMPAIGNS TO BRING THE LAND AT CUMBERLAND AVENUE AND CASTLE WOODS INTO COMMUNITY OWNERSHIP](#)

The more members we have, the stronger we are and the better the chance of transforming & protecting these areas for everyone's benefit! HCWG membership costs just £15 per adult or £25 for two or more adults in the same household, from now until the end of 2019. Please support our campaigns by completing the details below:

Name(s)

Address

E-mail

Landline

Mobile

I/We are over the age of 16, eligible and registered to vote at the above address, and support the charitable purposes of Helensburgh Community Woodlands Group

Signed:

Please return to HCWG, 31 Ardencaple Drive, Helensburgh, G84 8PT with the cheque for £15 or £25 made payable to Helensburgh Community Woodlands Group

Email: hcwg@outlook.com

Website: www.hcwg.co.uk

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