

# Kinlochbervie Ceann Loch Biorbhaidh Growth Plan – 2011



## **Kinlochbervie Community Company**

**Chairperson: Graham Wild**

**Treasurer: Alun Owen**

**Secretary: Elaine McHugh**

### **Committee**

**David Forbes**

**John Mann**

**Christine MacKenzie**



## **Kinlochbervie Community Project Co-ordinator**

**Fiona Donaldson**

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

**Telephone 01971 521088**

**Mobile 07979 541784**

*part of the Growth at the Edge / Fas aig an Oir*



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## Oldshoremore Beach



## A familiar sight!

# 1. Summary

Our vision is to enhance the lives of the community and the Kinlochbervie experience of our visitors by providing excellent, affordable facilities and permanent employment. Our residents will be proud of our village and its surrounding area and benefit from the success of the projects chosen and prioritised by them.

The key projects, which are in more detail in section 3 are:

- Loch Clash Project
- Village Hall Refurbishment
- Kinlochbervie Estate Buy Out
- Kinlochbervie Play Field Association
- Loch Innes Project
- Viewpoint

On considering where valuable time and money is spent, we have considered the importance of our future strategy. The current chosen projects address, in part, all of the undernoted issues with the exception of transport. Affordable housing and long term full time employment also need an increased focus. This is illustrated in section 4.

Key elements for consideration in evaluating an initiative are:

- Employment
- Transport
- Affordable Housing
- Tourism & Marketing
- Local Produce
- Renewable Energy
- Local Educational, Recreational and Fitness Facilities
- Environmental
- Technology
- Heritage
- Maintaining current services

We have secured funding from HIE and Leader until the end of November 2011 for the Community Project Co-ordinator, whose role is to provide support and advice to the managing groups of each of the projects.

## 2. Area Overview

Kinlochbervie is a small fishing village located in the far north west of Scotland. This area is considered one of the last wildernesses in the United Kingdom. Traditionally it has been an area where employment was in abundance due to the fact that it was the third largest fishing port in Scotland.

There are a large number of properties that are either let or their owners are periodically in residence, either due to work commitments (e.g. offshore employment) or because the property is a secondary home. This results in a fluctuating population.

It has areas of extreme unspoilt beauty e.g. Sandwood Bay is one of the "100 things to do before you die" as mentioned in the book of the same name. In contrast, areas of disrepair, neglect and man made mess. Its remoteness contributes to its success and potential demise.

Times have changed and the fishing industry has been in rapid decline. The issues now facing Kinlochbervie are rarely different to the problems faced by other remote, vulnerable communities. These being lack of employment, limited local facilities, transport, an aging population and rising essentials and fuel costs.

We have a well equipped school and health centre. The (secondary) school register currently stands at 65 and is falling each year. The main areas of employment are in the white fishing industry, fish farming, education, health services, council services and part time tourism. Crofting is a historic and integral part of the community.

Kinlochbervie has recognised a need to diversify and look at innovative ways to address the challenges!



The secondary school in Kinlochbervie, on the shores of Loch Innes

### 3. Projects

The following projects have been chosen by the community as their top priorities: in consideration of these, our focus has been on projects which are "SMART".

#### 3.1 Loch Clash Project



This project would involve the purchase and development of land at the old harbour in Kinlochbervie. It will provide a welcoming, attractive centre which would be utilised by residents and tourists. Thus providing revenue and employment to the local community.

The initial plan was to secure the land needed. This has been achieved and the legalities are currently being addressed. We are also applying for funding to assist with the regeneration.

Upon finalisation of the legal paperwork and dependant on funding available we have a "Grand Plan", based on a scheme which was previously drafted or if funds and labour are limited to what can be achieved within the community, we have ideas which need a smaller cash injection but greater community support.

#### 3.2 Village Hall Refurbishment



Kinlochbervie has a hall which has poor facilities and is in disrepair. The vision is to have the premier venue in the North West of Scotland, which is the preferred choice for arts and music events, conferences, family gatherings/celebrations due to its improved appearance, accoustics and catering facilities.

Plans have already been approved for the refurbishment of the village hall in Kinlochbervie. Enhancements to these plans are currently being considered to improve the hall's fuel efficiency and carbon footprint.

The hall and refurbishment committee is actively raising funds through social events in the community. Funding is also being applied for where available and appropriate.

### **3.3 Kinlochbervie Estate Buy Out**

The proposed purchase of the Estate would be the first step in the involvement of the Community in running its own affairs. The project profile was raised with a survey being carried out in October 2005, seeking feedback from residents within the boundaries of the Kinlochbervie estate.

It is believed that this initiative should be resurrected to enable future initiatives to progress.

### **3.4 Kinlochbervie Play Field Association**

The Kinlochbervie playing fields are currently unplayable due to collapsed drains. There is an Association in place which is continuing to seek funding to enable new drains to be installed.

### **3.5 Loch Innes Project**

As part of the Highland Council Core Path Plan, this project will improve the path area around Loch Innes. It also incorporates the idea of establishing a route around the headland backing Bervie Stores.

Peat Road Waymarkers have already been ordered and will be installed by volunteers and these link two existing peat roads.

We have enlisted the help of the Highland Access Officer, Matt Dent, to coordinate this project.

### **3.6 Viewpoint**

We are seeking the permission of landowners and crofters to formalise an existing well utilised viewpoint, which was featured in an advert for Kodak in the 1980s.

The aim is to provide safe parking, improved access and useful information on the mountains and flora and fauna.



## 4.Strategic Objectives

There were several strategic objectives raised during discussions with the community: these issues are foremost in the people's mind. Any project included in the growth plan must address at least one (but more suitably several) of these issues.

1. Employment
2. Transport
3. Housing
4. Tourism & Marketing
5. Local Produce
6. Renewable Energy
7. Local Educational, Recreational and Fitness Facilities
8. Environmental
9. Technology
10. Heritage
11. Maintaining current services

The following table illustrates the strategic objectives being addressed by the preferred projects: This highlights that there is currently no focus on transport. We also need to increase our focus on affordable housing and long term full time employment.

<b>Proposed Project</b>	<b>Strategic Objectives</b>
Loch Clash Project	1,4,5,7,8,10
Village Hall Refurbishment	1,4,7,8,11
Kinlochbervie Estate Buy Out	1,3,4,5,6,7,8,9,10
Kinlochbervie Play Field Assoc.	7,8,11
Loch Innes Project	4,7,8
Viewpoint	4,7,8,10

Sandwood Bay

