

APPENDIX 2
RETAIL CENTRES



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The Town Centre First Principle applies to all ‘principal’ and ‘other’ towns centres identified in the tables below.

Centre Type (Role): Principal Town Centre

Policy Approach		Centre
New Development	Principle for Sequential Approach	
Support all retail developments where the market area is not regional	Town Centres with a diverse mix of uses, a high level of accessibility qualities which identify them as “places”, wider economic and social activity and integration with residential areas. Preferred location for large comparison type shops commercial, leisure, offices, community and cultural uses, other public buildings where appropriate, and for local convenience shops which serve the town centre.	Banchory
		Banff
		Blackdog
		Ellon
		Fraserburgh
		Huntly
		Inverurie
		Peterhead
		Stonehaven
		Turriff

Centre Type (Role): Other Town Centres

Policy Approach		Centre
New Development	Principle for Sequential Approach	
Local retail provision only	Town Centres. Has a minimum of one Academy or represents a local service centre for a wider area. Preferred location for convenience shops, commercial, leisure, offices, community and cultural uses, and other public buildings which serve the town and surrounding area.	Aboyne
		Alford
		Insch
		Kemnay
		Kintore
		Laurencekirk
		Macduff
		Mintlaw
		Newmachar
		Portlethen
		Portsoy
		Oldmeldrum
		Westhill

Centre Type (Role): Neighbourhood Centres

Policy Approach		Centre
New Development	Principle for Sequential Approach	
Local retail provision only (less than 500m ² gross floor area)	Out of Centre	Other villages
		Neighbourhoods within principal towns

Centre Type (Role): Other Commercial Centres and Retail Parks

Policy Approach		Centre
New Development	Principle for Sequential Approach	
	Other commercial centres. Preferred location for bulky comparison outlets, if town centre sites are not available.	Buchan Gateway, Peterhead
		Corskie Drive/B9026, Macduff
		Highclere Business Park, Inverurie
		Portlethen Retail Park
		South Harbour Road, Fraserburgh
		Steven Road, Huntly
		Waterton, Ellon
		Windmill Road, Peterhead