



## Figures

- 1 Land Use Plan
  - 2 Trail Zones
  - 3 Trails – Existing Routes & Proposed Network
  - 4 Sheriffmuir Framework
  - 5 Sheriffmuir Park Centre
  - 6 Sheriffmuir Park Trail
  - 7 Land at Kippendavie Mains – POAN 2013-001
- 

Issued

A handwritten signature in blue ink, appearing to read 'C. A. ...'.

Date:

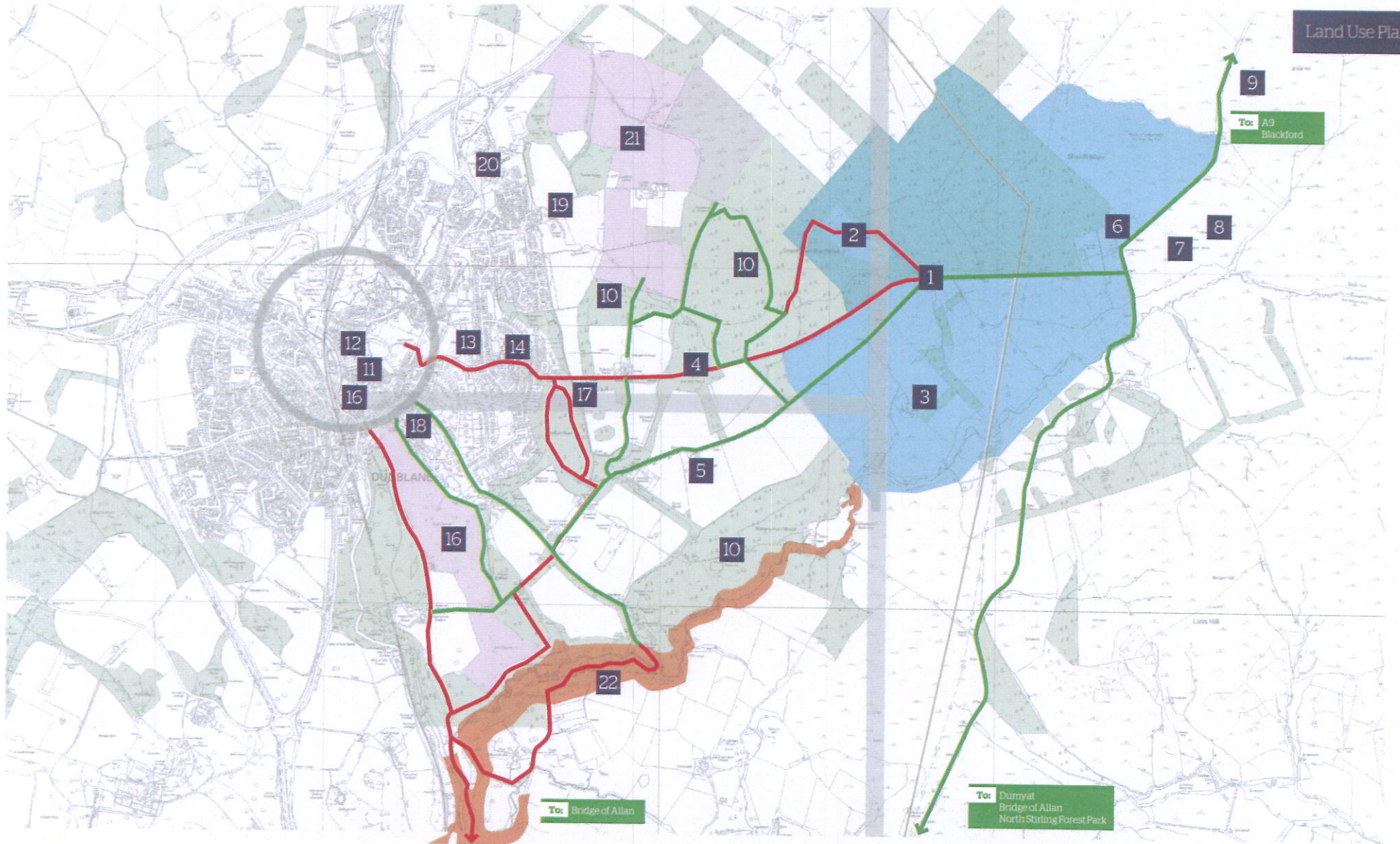
27<sup>th</sup> June 2013

Checked:

Signature:

Job Ref:

5000-03-89



- |   |  |    |   |    |   |
|---|--|----|---|----|---|
| 1 | Clan MacRae Memorial Monument                | 9  | WWII Training Ground - 'mock Atlantic wall' | 17 | Dykedale Wood Eco Club                            |
| 2 | Gathering Stone                              | 10 | Commercial Forestry                         | 18 | Golf Course Club House                            |
| 3 | The Linns                                    | 11 | Dunblane Museum                             | 19 | Kippendavie Mains Housing Allocation              |
| 4 | Stonehill Wood                               | 12 | Dunblane Cathedral                          | 20 | Queen Victoria School                             |
| 5 | Stonehill (office-planning ref II/00618/FUL) | 13 | Dunblane Hydro                              | 21 | Consented Golf Course (planning ref 08/00752/OUT) |
| 6 | Sheriffmuir Inn                              | 14 | Newton Primary School                       | 22 | Kippenrait Glen SSSI                              |
| 7 | Cup Marked Stone                             | 15 | Town Centre                                 |    |   |
| 8 | Wallace's Stone                              | 16 | Golf Course                                 |    |   |

- Core pathways
- Golf Course
- Sheriffmuir battlefield
- SSSI
- Forest roads & access
- Beauty - Denny line
- Access track



# Sheriffmuir Trail



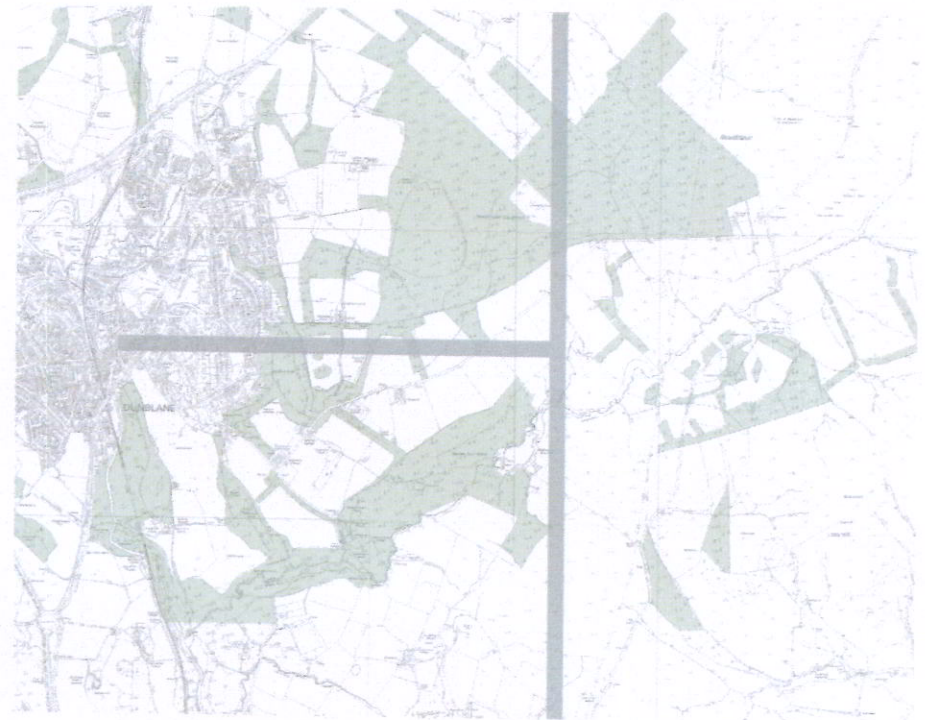
**Sheriffmuir**  
Trail **heritage**



**Sheriffmuir**  
Trail **woodland**

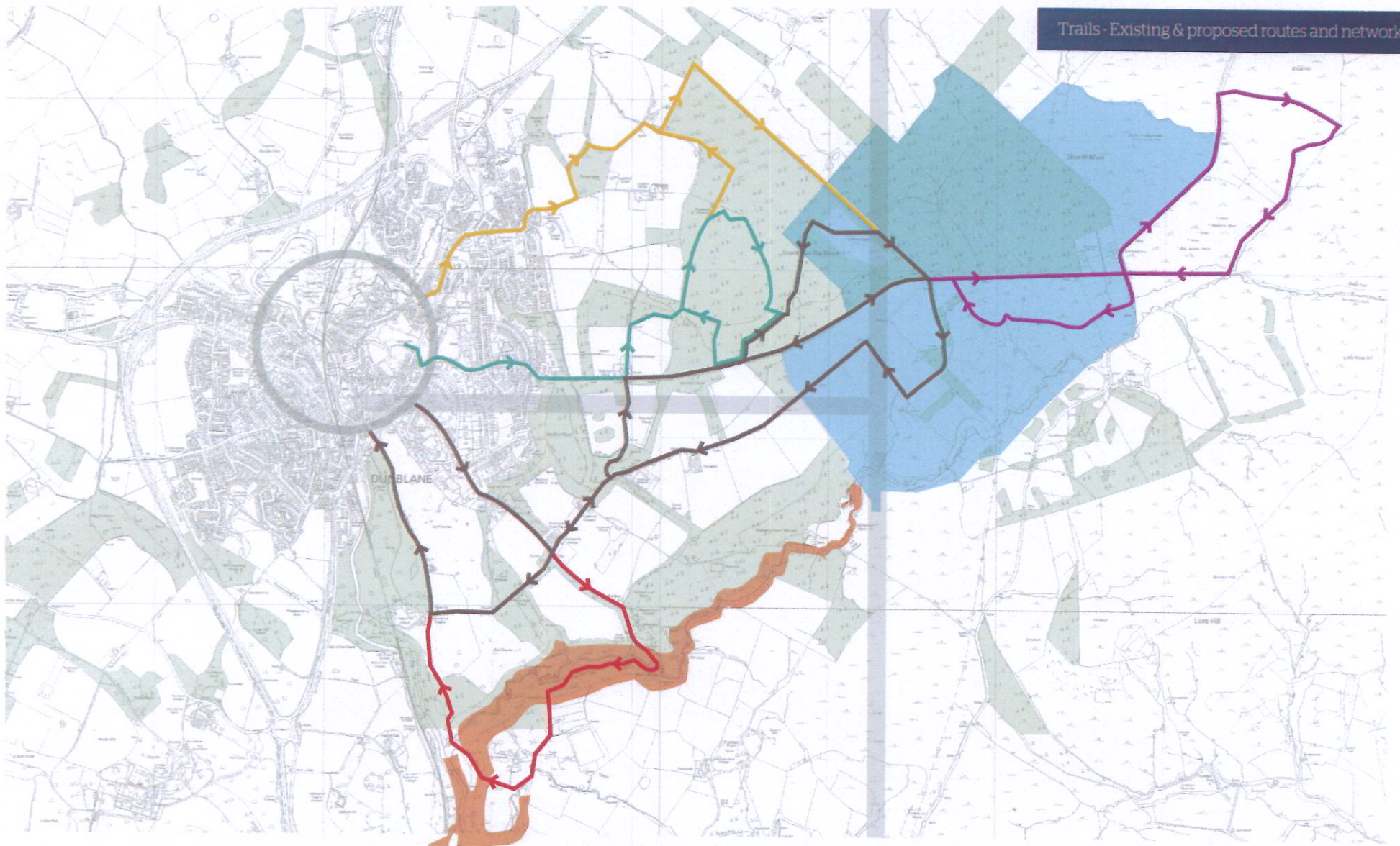


**Sheriffmuir**  
Trail **eco**

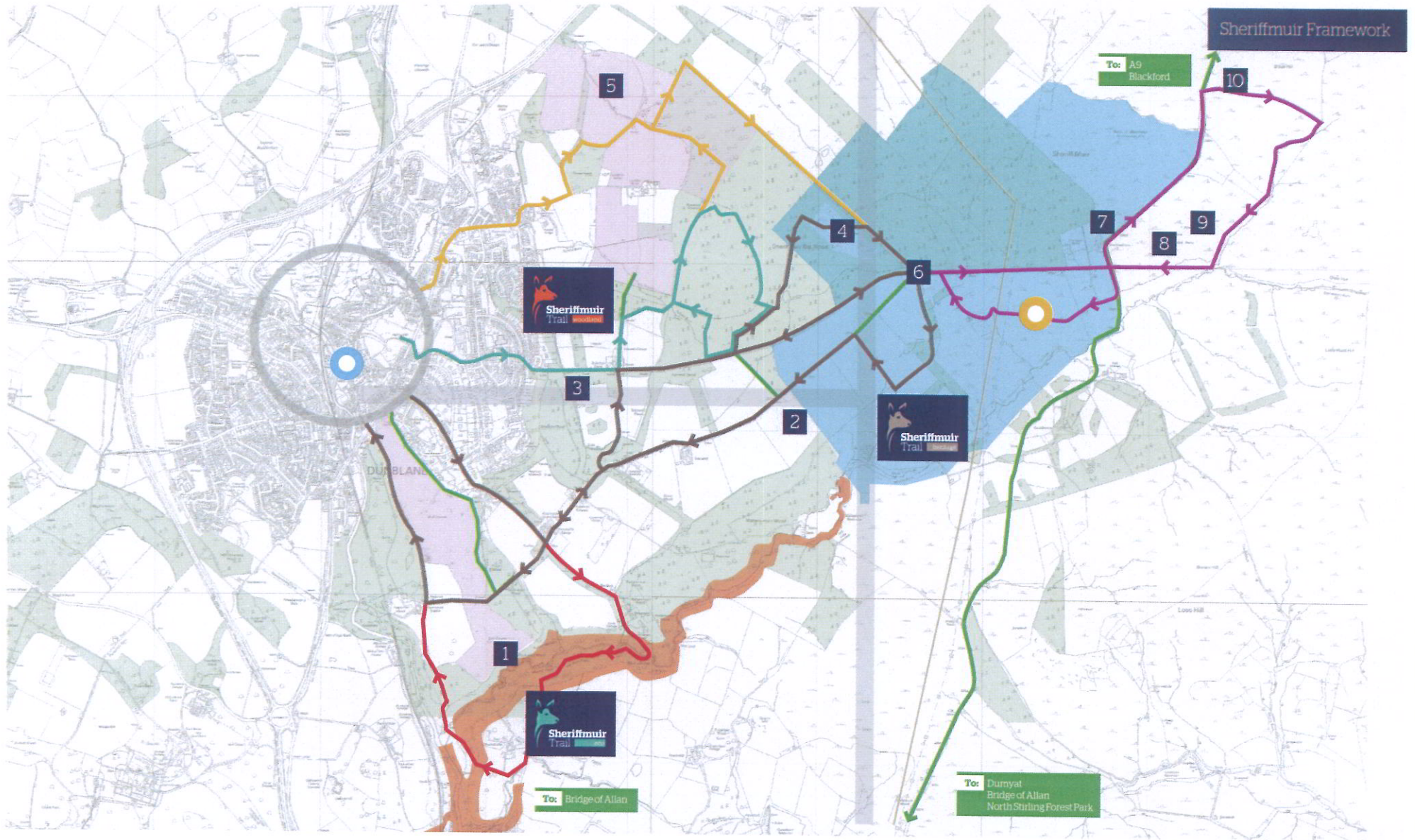


**Sheriffmuir**  
Trail

Trails - Existing & proposed routes and networks



- Core path - 10.3 km
- Heritage Trail - 6.5 km
- Mountain Bike Trail - 3.5 km
- Walking Trail - 4.8 km
- Eco Trail - 3.6 km




Sheriffmuir Framework

To: A9 Blackford

To: Bridge of Allan

To: Dumyat Bridge of Allan North Stirling Forest Park



**Sheriffmuir Trail**

1 Kippenrait Green SSSI & Sustrans route	6 Clan MacRae Memorial Monument	● Cathedral & Museum	— Core path	— Golf Course
2 Linns - Wood Fuel Outlet	7 Sheriffmuir Inn	● Proposed Battlefield Heritage facility	— Heritage Trail	— Sheriffmuir battlefield
3 Dykedale Wood Eco Club	8 Cup Marked Stone		— Mountain Bike Trail	— SSSI
4 Gathering Stone	9 Wallace's Stone		— Walking Trail	— Beauty - Denny line
5 Proposed Youth Golf Academy & Garden Centre	10 WWII Training Ground - "mock Atlantic wall"		— Eco Trail	



Precedent images of key elements of the park centre



**Key - Areas**

- A** Garden Centre (retail)-3000sqm
- B** Garden Centre (external)-1300sqm
- C** Heritage Trail Centre-visitor centre, bike, walking and shower/WC facilities -475sqm
- Total of areas above-4775sqm
- D** Car parking-6800sqm parking for approx. 200 cars (25sqm per car)
- F** Energy Centre (woodchip boiler heating system)
- G** Offices 4 no. units (92sqm each) 368sqm
- H** Car parking - 670sqm parking for 21 cars

**Key - Land Uses**

- Garden Centre
- Offices
- Trial pedestrian and cycle routes
- Main connections (vehicle)



An important element of the proposals is to create a local tourist destination. At the heart of this is a visitor centre, restaurant/café, garden centre and rural office space on land to the rear of Queen Victoria School.

We are partnering Mo-lawn, a local garden centre operator who has existing premises at Stockbridge outside

Dunblane, and who wish to expand their operation by relocating to new, bespoke premises. This new garden centre will create in excess of 50 local jobs and apprenticeships, in addition to the existing 18 people they already employ.

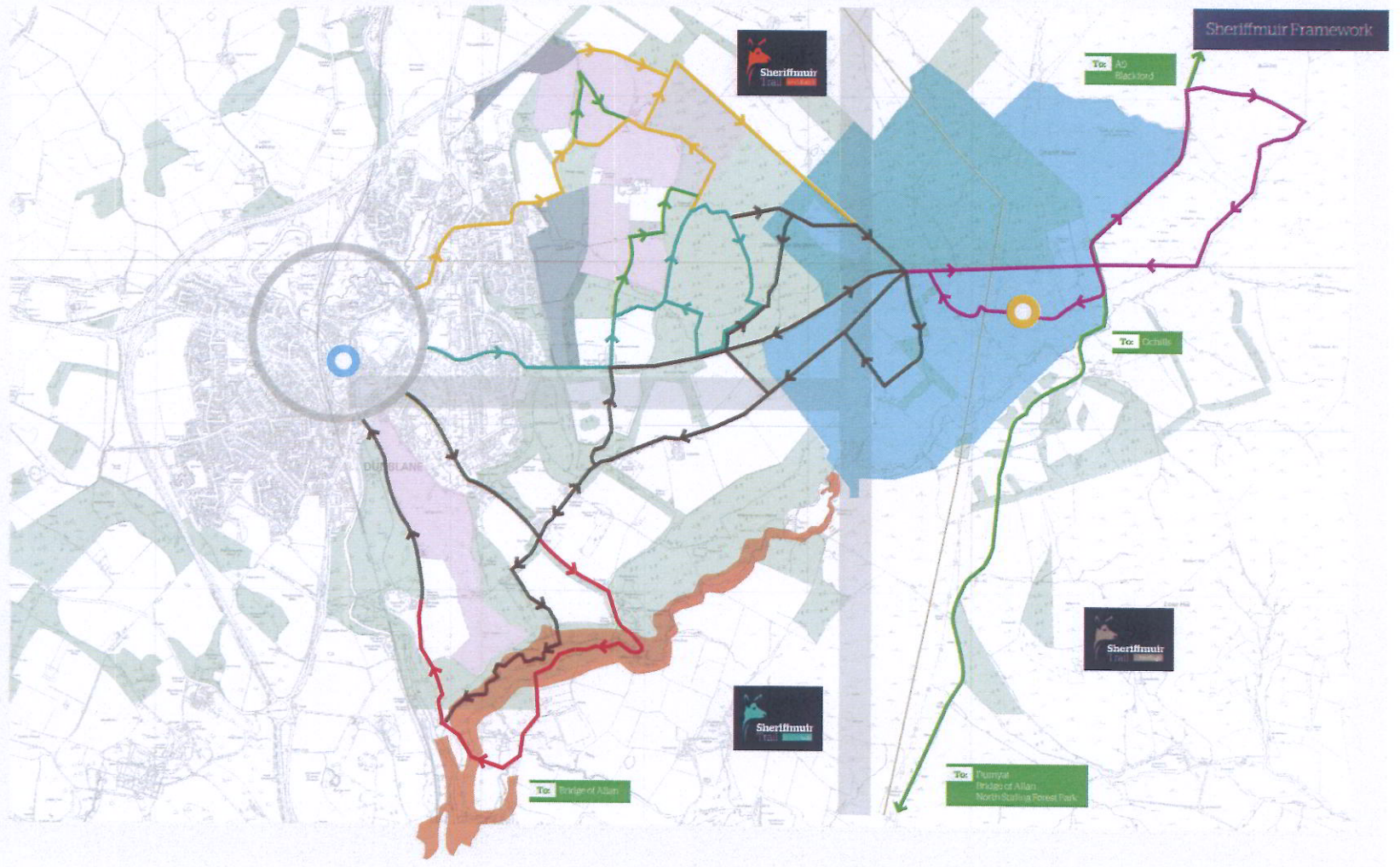
We are also working closely with the Clan McRae to

develop a visitor centre that provides accessible information on the Battle of Sheriffmuir. We have been awarded LEADER funding to investigate this tourism opportunity further.

The Sheriffmuir Park Centre will also be the key access point to the proposed network of mountain biking and walking trails that will link up to Sheriffmuir and beyond.



Precedent images of way markers, viewing platform and trails for consideration



- Cathedral & Museum
- Proposed Battlefield Heritage facility
- Heritage Walk
- Core paths
- Heritage Trail
- Mountain Bike Trail
- Walking Trail
- Equestrian Trail
- Golf Course
- Sheriffmuir Battlefield
- SSS
- Roads and tracks
- Boundary - Urban area



The proposed Sheriffmuir Park trails comprise an extensive network of local walking and mountain bike trails that link to Sheriffmuir and beyond. These will consist of improvements to existing trails, together with the provision of new trails and tracks that make the most of the local topography and environment. These trails will not only provide an excellent recreation opportunity for local

residents, but act as a visitor attraction to encourage tourists to spend more time in Dunblane, helping to create a more sustainable local tourist economy.

The Sheriffmuir Battlefield is a fundamentally important local historic landmark - something that is acknowledged by its inclusion in the national Battlefield Inventory (alongside Bannockburn in Stirling).

We believe that it is a greatly underutilised resource, with the proposed trail network creating the opportunity to improve understanding of the area for both locals and visitors alike.

We propose to capitalize on the diverse nature of the surrounding area, creating key access routes for visitors

and locals to experience the various local woodland, heritage and ecological areas throughout the Sheriffmuir area.

The trail and associated visitor centre will be delivered in phases linked to the housing and it is our aim to have key sections in place for the 2014 (D Day) and 2015 (300 years of the Battle of Sheriffmuir) commemorations.

