

## Zone B - Low Intensity Recreation Zones

Zone B identifies areas where the recreational use of land and/or water is acceptable in principle. However, the proximity of existing settlements requires that control be exercised over the type of use in order to protect nearby residents. Similarly, the character of the landscape within a zone may need to be safeguarded from more intensive development.

Areas covered by Zone B do not always have direct access to the main road network, but are sufficiently accessible to cope with a relatively low level of traffic movements.

The expansion or intensification of existing uses may be restricted where they do not comply with the criteria for the zone.



### Development in Zone B

*A variety of recreational uses will be permitted in Zone B, provided that there is no significant creation of noise or traffic nuisance. Appropriate uses will normally include sailing, fishing, windsurfing, rowing, canoeing and, in some cases, water skiing. Small private clubs for water-based activities will normally be acceptable, provided that they are well designed and that their activities, including the use of motorised craft, are not noisy. Low density and small-scale caravan or camping sites will also be appropriate.*

