

NOTIFICATIONS AND GROUNDS AND DECISIONS FOR APPLICATIONS DECIDED

Applications between 10/07/17 – 17/07/17

N.B. If your area is not shown in the list below, this is due to no notifications being recorded/ applications decided in your area for the specified period.

Argyll, Skye & Lochalsh, South and West Inverness

Croft: 13b Lower Carnach
Parish: Lismore & Appin
Reg No: A0901
Case Number: 80220
Application Type: Decrofting – Croft house site and garden ground

Decision – Approved		Extent: 0.07 ha
Grounds for Decision		
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.		
Conditions of Direction:		
Enclosure of area:	The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the acquisition of the land by the crofter or nominee. That fence shall be maintained in good order and repair by each successive owner or occupier of the land.	

Croft: 51, 53 & 55 Banavie
Parish: Kilmallie
Reg No: I2179
Case Number: 77293
Application Type: Decrofting – part croft

Decision – Approved		Extent: 0.092 ha
Grounds for Decision		
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.		
Conditions of Direction		
Purpose:	Existing house site	
Enclosure:	Within four months of acquisition	

Croft: 1-3 Corpach (Share)
Parish: Kilmallie
Reg No: I7054
Case Number: 76687
Application Type: Apportionment

Decision – Approved
Grounds for Decision
Having considered all of the available information, the Commission is satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or will have an adverse effect on the sustainable development of the crofting community and the application has been granted.

Croft: 29 Auchinahard
Parish: Kilfinichen & Kilvickeon
Reg No: A0681
Case Number: 79627
Application Type: Decrofting – part croft

Decision – Approved	Extent: 0.11 ha
Grounds for Decision	
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.	
Conditions of Direction	
Purpose:	To provide a site for a dwellinghouse.
Enclosure:	Within four months of completion of development.

Croft: 4 Lower Scotstown (Share)
Parish: Ardnamurchan & Sunart
Reg No: A1726
Case Number: 78421
Application Type: Assignment

Decision – Approved
Grounds for Decision
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.

Highland (excl Caithness)

Croft: 155 Armadale (Share)
Parish: Farr
Reg No: S2814
Case Number: 80145
Application Type: Assignment

Decision – Approved
Grounds for Decision
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.

Croft: 4 Camusterrach
Parish: Applecross
Reg No: R0082
Case Number: 75716
Application Type: Assignment

Decision – Approved
Grounds for Decision
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.

Croft: 274 Camusbane
Parish: Glenelg
Reg No: I1419
Case Number: 80065
Application Type: Assignment

Decision – Approved
Grounds for Decision
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.

Croft: 45 Dunn (Oldhall) & Scarmsclate
Parish: Watten
Reg No: C0961
Case Number: 79782
Application Type: Decrofting – part croft

Decision – Approved		Extent: 0.336 ha
Grounds for Decision		
<p>The Commission has considered the application under sections 24(3) and 25(1)(a) of the Crofters (Scotland) Act 1993 to decroft an area of 0.336 ha being existing amenity ground and gives a direction.</p> <p>The Commission is satisfied on the available evidence that the application is for a reasonable purpose within the meaning of section 20 of the Act.</p> <p>Although the extent of the land to which the application applies is larger than would normally be granted in relation to that purpose, the area is considered justifiable given the size of the area applied for in relation to the croft as a whole.</p>		
Conditions of Direction		
Purpose:	Amenity Ground	
Enclosure	<ol style="list-style-type: none"> 1. The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the date of the direction. 2. That fence must be maintained in good order and repair by each successive owner or occupier of the land. 	

Croft: Portnacreich
Parish: Lochcarron
Reg No: R2777
Case Number: 80063
Application Type: Letting of a croft

Decision – Approved	
Grounds for Decision	
<p>Having considered all of the available information, the Commission is satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or will have an adverse effect on the sustainable development of the crofting community and the application has been granted.</p>	

Croft: 198 Polbain
Parish: Lochbroom
Reg No: R2604
Case Number: 73872
Application Type: Decrofting – croft house site and garden ground

Decision – Approved		Extent: 0.088 ha
Grounds for Decision		
<p>Having considered all of the available information, the Commission is satisfied as required by the Crofters (Scotland) Act 1993 that the site consists only of the dwellinghouse on or pertaining to the croft and that the extent of the garden ground is appropriate for the reasonable enjoyment of the dwellinghouse as a residence and has agreed to grant the Direction as requested.</p>		
Conditions of Direction		
Enclosure of area:	<p>The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the date of this Direction.</p> <p>That fence shall be maintained in good order and repair by each successive owner or occupier of the land.</p>	

Croft: 18 Inverkirkaig
Parish: Assynt
Reg No: S0218
Case Number: 79704
Application Type: Assignation

Decision – Approved
Grounds for Decision
Having considered all of the available information, the Commission is satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or will have an adverse effect on the sustainable development of the crofting community and the application has been granted.

Croft: 2, 4 & 10 Isle of Ewe
Parish: Gairloch
Reg No: R1595
Case Number: 76618
Application Type: Decrofting – part croft

Decision – Approved	Extent: 0.112 ha
Grounds for Decision	
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.	
Conditions of Direction	
Purpose:	New dwellinghouse
Conditions:	<ol style="list-style-type: none"> 1. The land must as a first change of use, be used, let or disposed of as a dwellinghouse. 2. The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the development being completed. 3. That fence must be maintained in good order and repair by each successive owner or occupier of the land.

Croft: Newton
Parish: Applecross
Reg No: R0194
Case Number: 80135
Application Type: Assignation

Decision – Approved
Grounds for Decision
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.

Croft: 131 Portskerra
Parish: Farr
Reg No: S1265
Case Number: 77360
Application Type: Decrofting – part croft – in advance of purchase

Decision – Approved		Extent: 0.0855 ha
Grounds for Decision		
<ul style="list-style-type: none"> Under section 25(1)(a) of 1993 Act, the application is considered to be for a reasonable purpose (within the meaning of section 20 of the Act) and is not excessive in relation to the stated purpose; Paragraph 41 of The Crofting Commission’s Policy Plan, states that; <i>“When considering applications, the Commission will wish to ensure that suitable access arrangements are provided for any croft land”</i>. The Commission determined that there are no issues with access to the site, the remainder of the croft or any other croft land. 		
Conditions of Direction		
Purpose:	Being the site of part of an existing shed.	

Western Isles

Croft: 15 Rodel (share)
Parish: Harris
Reg No: I1883
Case Number: 75082
Application Type: Decrofting – Part Croft

Decision – Approved		Extent: 0.445 ha
Grounds for Decision		
<p>The Commission has considered the application under sections 24(3) and 25(1)(a) and 25(4) of the Crofters (Scotland) Act 1993 (“the 1993 Act”) to decroft part of the croft extending to 0.445 ha for the purpose of providing the site for a dwelling house and have approved the application on the following grounds:</p> <ul style="list-style-type: none"> Under section 25(1)(a) of 1993 Act, the application is considered to be for a reasonable purpose (within the meaning of section 20 of the Act). Although the extent of the land to which the application applies is larger than would normally be granted in relation to that purpose, the area is considered justifiable in this case given the area is an apportionment granted for the purpose of providing the site for a dwellinghouse and garden ground. Paragraph 41 of The Crofting Commission’s policy plan states that <i>“When considering applications, the Commission will wish to ensure that suitable access arrangements are provided for any croft land”</i>. There are no issues with access to the site or the remainder of the croft land. 		
Conditions of Direction:		
Purpose:	Site for a dwellinghouse.	
Enclosure of area:	The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of completion of development. That fence shall be maintained in good order and repair by each successive owner or occupier of the land.	

Croft: **32 Coll**
Parish: **Stornoway**
Reg No: **R3817**
Case Number: **76556**
Application Type: **Decrofting – croft house site and garden ground –
in advance of purchase**

Decision – Approved		Extent: 0.143
Grounds for Decision		
<p>The Commission has considered the application under section 25(4) of the Crofters (Scotland) Act 1993 to decroft the croft house site and garden ground extending to 0.187 hectares and, under sections 24(3) and 25(1)(b) of the 1993 Act, gives a direction. The Commission is satisfied on the available evidence that the site consists only of the dwellinghouse on or pertaining to the croft. The Commission is further satisfied that the extent of the garden ground included in the application is appropriate for the reasonable enjoyment of the dwellinghouse as a residence.</p>		
Conditions of Direction		
Enclosure of area:	With a stockproof fence within four months of acquisition	
Additional Conditions:	Fence to be maintained in good order and repair by each successive owner or occupier of the land.	

Croft: **33 Back**
Parish: **Stornoway**
Reg No: **R3589**
Case Number: **79468**
Application Type: **Decrofting – croft house site and garden ground –
in advance of purchase**

Decision – Approved		Extent: 0.103 ha
Grounds for Decision		
<p>The Commission has considered the application under section 25(4) of the Crofters (Scotland) Act 1993 to decroft the croft house site and garden ground extending to 0.187 hectares and, under sections 24(3) and 25(1)(b) of the 1993 Act, gives a direction. The Commission is satisfied on the available evidence that the site consists only of the dwellinghouse on or pertaining to the croft. The Commission is further satisfied that the extent of the garden ground included in the application is appropriate for the reasonable enjoyment of the dwellinghouse as a residence.</p>		
Conditions of Direction		
Enclosure of area:	With a stockproof fence within four months of acquisition.	
Additional Conditions:	Fence to be maintained in good order and repair by each successive owner or occupier of the land.	

Croft: 3a Branahuie
Parish: Stornoway
Reg No: R3744
Case Number: 78318
Application Type: Assignment

Decision – Approved
Grounds for Decision
The application provided us with all necessary information to take a decision and is in line with the Commission Plan and Policy Guidance. We are therefore satisfied that the application does not adversely affect the interests of the estate, the crofting community, the public at large or have an adverse effect on the sustainable development of the crofting community.

Croft: 3 Portvoller
Parish: Stornoway
Reg No: R4399
Case Number: 78814
Application Type: Decrofting – Part Croft

Decision – Approved	Extent: 0.00391 ha
Grounds for Decision	
Having considered all of the available information, the Commission is satisfied this application is for a reasonable purpose and that the extent of the land applied for is not excessive in relation to that purpose. The Commission has therefore agreed to grant the Direction as requested.	
Conditions of Direction	
Purpose:	Amenity ground
Enclosure of area:	The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the date of the direction. That fence shall be maintained in good order and repair by each successive owner or occupier of the land.