

# NOTIFICATIONS AND GROUNDS AND DECISIONS FOR APPLICATIONS DECIDED

Applications between 03/02/20 – 09/02/20

**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:** **½ 1 Breacais Ard**  
**Parish:** **Strath**  
**Reg No:** **I3917**  
**Case Number:** **101832**  
**Application Type:** **Decrofting – Croft House Site and Garden Ground**

<b>Decision - Approved</b>	<b>Extent: 0.22 Ha</b>
<b>Grounds for Decision</b>	
<p>The Commission has considered the application under sections 25(1)(b) and 25(4) of the Crofters (Scotland) Act 1993 (“the 1993 Act”) to decroft the croft house site and garden ground on the croft ½ 1 Breacais Ard, Strath. Having considered all the available information, the Commission has agreed to grant a decrofting Direction for the site, extending to 0.22 ha, on the following grounds:</p> <ul style="list-style-type: none"><li>• The Commission is satisfied that the application consists of the site of the dwelling-house. The Commission noted that the site also includes another house, which is in a derelict condition and is no longer wind or watertight. Due to their proximity, the Commission is satisfied that it would be impractical to modify the site applied for in this case to exclude the derelict house.</li><li>• The Commission is further satisfied that the extent of the garden ground included in the application is appropriate for the reasonable enjoyment of the dwelling-house as a residence. Although the extent of land applied for is slightly larger than would normally be granted for a house site and garden ground, the Commission noted that the area is separately enclosed from the remainder of the croft and that it includes the established garden for the dwelling-house which is bounded on 2 sides by mature trees with the septic tank soakaway being located in the south-western corner.</li><li>• In considering applications to decroft the Commission must have reference to its Policy Plan as published. Paragraph 67 of the Commission’s Policy Plan states that “When considering applications, the Commission will wish to ensure that suitable access arrangements are provided for any croft land”. The Commission is satisfied that there are no issues with access to the remainder of the croft or to any other croft or common grazing land by decrofting the site applied for.</li></ul>	

**Croft:** 2/9 1 Crepigill  
**Parish:** Snizort  
**Reg No:** I3651  
**Case Number:** 101407  
**Application Type:** Subletting

<b>Decision - Approved</b>
<b>Grounds for Decision</b>
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.
<b>Conditions</b>
The sublet will be for a fixed period of 5 years.

**Croft:** 13 & 18 Dunhallin  
**Parish:** Duirinish  
**Reg No:** I0975  
**Case Number:** 89404  
**Application Type:** Decrofting – Part Croft  
**Purpose:** Site of a holiday letting unit

<b>Decision - Approved</b>	<b>Extent: 0.117 ha</b>
<b>Grounds for Decision</b>	
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.	
<b>Conditions of Direction</b>	
The land must as a first change of use, be used, let or disposed of as a site for a holiday letting unit.	
The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the development being completed.	
That fence shall be maintained in good order and repair by each successive owner or occupier of the land.	

**Croft:** 6 Strollamus Lots (share)  
**Reg No:** I7565  
**Parish:** Strath  
**Case Number:** 102247  
**Application Type:** Assignation

<b>Decision - Approval</b>
<b>Grounds for Decision:</b>
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 Roskhill  
**Parish:** Duirinish  
**Reg No:** I1291  
**Case Number:** 101318  
**Application Type:** Decrofting – Part Croft

<b>Decision - Approved</b>	<b>Extent: 0.044 ha</b>
<b>Grounds for Decision</b>	
<p>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.</p>	
<b>Conditions of Direction</b>	
<p>The land must as a first change of use, be used, let or disposed of to regularise the croft boundary.</p> <p>The land must be enclosed (so far as not already enclosed) with a stockproof fence within four months of the date of the Direction.</p> <p>That fence shall be maintained in good order and repair by each successive owner or occupier of the land.</p>	

**Croft:** Ardraig Croft, Keills  
**Parish:** Jura  
**Reg No:** A0491  
**Case Number:** 102234  
**Application Type:** Decrofting – Part Croft

<b>Decision - Approved</b>	<b>Extent: 0.082 ha</b>
<b>Grounds for Decision</b>	
<p>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.</p>	
<b>Conditions of Direction</b>	
<p>That fence shall be maintained in good order and repair by each successive owner or occupier of the land.</p>	

**Croft:** ½ 2 Kendram (share)  
**Reg No:** I7113  
**Parish:** Kilmuir (share)  
**Case Number:** 102753  
**Application Type:** Assingation

<b>Decision - Approval</b>
<b>Grounds for Decision</b>
<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:** 6 Stronaba  
**Parish:** Kilmonivaig  
**Reg No:** I2378  
**Case Number:** 101841  
**Application Type:** Decrofting – Part Croft

<b>Decision - Approved</b>	<b>Extent: 0.166 ha</b>
<b>Grounds for Decision</b>	
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.	
<b>Conditions of Direction</b>	
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.	

**Caithness, Orkney & Shetland**

**Croft:** Skirliegarth, Gossabrough  
**Parish:** Yell  
**Reg No:** Z2675  
**Case Number:** 100663  
**Application Type:** Decrofting – Croft House Site and Garden Ground

<b>Decision - Approved</b>		<b>Extent: 0.159 ha</b>
<b>Grounds for Decision</b>		
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 dwelling-house on or pertaining to the croft and that the extent of the garden ground is appropriate for the reasonable enjoyment of the dwelling-house as a residence and has agreed to grant the Direction as requested.		
<b>Conditions of Direction</b>		
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:** Windrill  
**Parish:** Dunrossness  
**Reg No:** Z0584  
**Case Number:** 102127  
**Application Type:** Subletting

<b>Decision - Approved</b>	
<b>Grounds for Decision:</b>	
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.	
<b>Conditions</b>	
The sublet will be for a fixed period of 10 years.	

**Croft:** Mucklure (Apportionment)  
**Reg No:** Z3492  
**Parish:** Walls  
**Case Number:** 102372  
**Application Type:** Assingation

<b>Decision - Approval</b>	
<b>Grounds for Decision</b>	
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:** **The Bittens**  
**Reg No:** **Z3790**  
**Parish:** **Sandness**  
**Case Number:** **102806**  
**Application Type:** **Assignment**

<b>Decision - Approval</b>
<b>Grounds for Decision</b>
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.

**Highland (excl Caithness)**

**Croft:** 58 Clasheddy  
**Parish:** Tongue  
**Reg No:** S1974  
**Case Number:** 102281  
**Application Type:** Subletting

<b>Decision - Approved</b>
<b>Grounds for Decision</b>
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.
<b>Conditions</b>
The sublet will be for a fixed period of 5 years.

**Croft:** 8 10 & 12 Aultphuirst  
**Reg No:** S1068  
**Parish:** Farr  
**Case Number:** 102727  
**Application Type:** Assignment

<b>Decision - Approval</b>
<b>Grounds for Decision</b>
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:** 4 Callakillie (Share)  
**Parish:** Applecross  
**Reg No:** R6341  
**Case Number:** 100634  
**Application Type:** Subletting

<b>Decision - Approved</b>
<b>Grounds for Decision</b>
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.
<b>Conditions</b>
The sublet will be for a fixed period of 10 years

**Croft:** **5 Callakille (share)**  
**Parish:** **Applecross**  
**Reg No:** **R6360**  
**Case Number:** **100635**  
**Application Type:** **Subletting**

<b>Decision - Approved</b>
<b>Grounds for Decision</b>
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.
<b>Conditions</b>
The sublet will be for a fixed period of 10 years.

**Croft:** **7b Blarnaleirach**  
**Parish:** **Lochbroom**  
**Reg No:** **R2547**  
**Case Number:** **102379**  
**Application Type:** **Decrofting – Croft House Site and Garden Ground**

<b>Decision - Approved</b>	<b>Extent: 0.145 ha</b>
<b>Grounds for Decision</b>	
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 dwelling-house on or pertaining to the croft and that the extent of the garden ground is appropriate for the reasonable enjoyment of the dwelling-house as a residence and has agreed to grant the Direction as requested.	
<b>Conditions of Direction</b>	
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 the Direction.</p> <p>That fence shall be maintained in good order and repair by each successive owner or occupier of the land.</p>

**Croft:** **56 Mellon Charles**  
**Reg No:** **R1692**  
**Parish:** **Gairloch**  
**Case Number:** **102825**  
**Application Type:** **Assignment**

<b>Decision - Approval</b>
<b>Grounds for Decision</b>
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:** 8 Ardheslaig  
**Reg No:** R0045  
**Parish:** Applecross  
**Case Number:** 97676  
**Application Type:** Assignment

<b>Decision - Approval</b>
<b>Grounds for Decision</b>
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:** 9 Ardheslaig  
**Reg No:** R0050  
**Parish:** Applecross  
**Case Number:** 97674  
**Application Type:** Assignment

<b>Decision - Approval</b>
<b>Grounds for Decision</b>
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:** Gortan Larig  
**Parish:** Glenelg  
**Reg No:** I1465  
**Case Number:** 101485  
**Application Type:** Decrofting – Part Croft  
**Purpose:** Site of an existing development

<b>Decision - Approved</b>	<b>Extent: 0.0402 ha</b>
<b>Grounds for Decision</b>	
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.	
<b>Conditions of Direction</b>	
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.	

**Croft:** 5 Ruilick  
**Parish:** Kilmorack  
**Reg No:** I2432  
**Case Number:** 102932  
**Application Type:** Decrofting – Croft House Site and Garden Ground

<b>Decision - Approved</b>		<b>Extent: 0.162 ha</b>
<b>Grounds for Decision:</b>		
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 dwelling-house on or pertaining to the croft and that the extent of the garden ground is appropriate for the reasonable enjoyment of the dwelling-house as a residence and has agreed to grant the Direction as requested.		
<b>Conditions of Direction</b>		
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.	

## **Western Isles**

**Croft:** 18 North Tolsta  
**Parish:** Stornoway  
**Reg No:** R4674  
**Case Number:** 102431  
**Decrofting – Croft House Site and Garden Ground**

<b>Decision - Approved</b>		<b>Extent: 0.098 ha</b>
<b>Grounds for Decision</b>		
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 dwelling-house on or pertaining to the croft and that the extent of the garden ground is appropriate for the reasonable enjoyment of the dwelling-house as a residence and has agreed to grant the Direction as requested.		
<b>Conditions of Direction</b>		
Enclosure of area:	The land must be enclosed (so far as not already enclosed) with a strockproof 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 owner occupier of the land.	

**Croft:** 19 Newvalley  
**Parish:** Stornoway  
**Reg No:** R4350  
**Case Number:** 96135  
**Application Type:** Decrofting – Croft House Site and Garden Ground

<b>Decision - Approved</b>		<b>Extent: 0.206 Ha</b>
<b>Grounds for Decision</b>		
The Commission has considered the application under sections 25(1)(b) and 25(4) of the Crofters (Scotland) Act 1993 (“the 1993 Act”) to decroft the croft house site and garden ground on the croft 19 Newvalley, Stornoway. Having considered all the available information, the Commission has agreed to grant a decrofting Direction for the site, extending to 0.206 ha, on the following grounds:		
<ul style="list-style-type: none"><li>• The Commission is satisfied that the application consists of the site of the dwelling-house.</li><li>• The Commission is further satisfied that the extent of the garden ground included in the application is appropriate for the reasonable enjoyment of the dwelling-house as a residence. Although the extent of land applied for is slightly larger than would normally be granted for a house site and garden ground, the Commission noted that the area includes a garage which is linked to the house via pipe work, and 2 sheds which are solely for domestic use. The SGRPID Reporting Officer has confirmed these buildings are not suitable for agricultural use.</li><li>• In considering applications to decroft the Commission must have reference to its Policy Plan as published. Paragraph 67 of the Commission’s Policy Plan states that “When considering applications, the Commission will wish to ensure that suitable access arrangements are provided for any croft land”. The Commission is satisfied that there are no issues with access to the remainder of the croft or to any other croft or common grazing land by decrofting the site applied for.</li></ul>		

**Croft:** 12 Breaclet  
**Reg No:** R4947  
**Parish:** Uig  
**Case Number:** 94569  
**Application Type:** Assignment

**Decision - Approval**

**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:** 46 North Shawbost  
**Reg No:** R1102  
**Parish:** Barvas  
**Case Number:** 103123  
**Application Type:** Assignment

**Decision - Approval**

**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:** 14 Coll  
**Reg No:** R3795  
**Parish:** Stornoway  
**Case Number:** 102320  
**Application Type:** Assignment

**Decision - Approval**

**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:** 1/3 7 Rushgarry  
**Reg No:** I1895  
**Parish:** Harris  
**Case Number:** 102808  
**Application Type:** Assignment

**Decision - Approval**

**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.