

Weekly Planning Applications List



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North, West And Central Sutherland

Ward-01

The following application was submitted online

Ref Number 25/04594/FUL

Application Type

Full Application

Validation Date 10/12/2025

Grid Reference

221806 956405

Expiry Date for lodging Representations 02/01/2026

Description of Works Improvements to campervan stopover site

Location of Works Land 95M SE Of Loch Clash Pier, Kinlochbervie, ,

Community Council Kinlochbervie Community Council

Applicant Name Kinlochbervie Community Company

Applicant Address Per: Mr Graham Wild, The Uphouse, Kinlochbervie, Lairg, IV27 4RB,

Case Officer Liam Burnside

liam.burnside@highland.gov.uk

Thurso And North West Caithness

Ward-02

Ref Number	25/04419/PNO	Application Type	Prior Notifications - others
Validation Date	08/12/2025	Grid Reference	297080 964993
Expiry Date for lodging Representations 29/12/2025			
Description of Works	Erection of domestic wind turbine		
Location of Works	Linkside, Reay, Thurso, KW14 7RE,		
Community Council	Caithness West Community Council		
Applicant Name	Mr Colin Rhodes		
Applicant Address	Linkside, Reay, Thurso, Caithness, KW14 7RE		
Case Officer	Douglas Smith		

Douglas.Smith@highland.gov.uk

Wick And East Caithness

Ward-03

The following application was submitted online

Ref Number	25/04583/PIP	Application Type	Planning Permission in Principle
Validation Date	10/12/2025	Grid Reference	335535 952799
Expiry Date for lodging Representations	31/12/2025		

Description of Works Erection of buildings for use as business (Class 4), general industry (Class 5), storage and distribution (Class 6) and storage and distribution with trade counter, access, roads, parking, open space, landscaping, drainage, utilities and associated works

Location of Works Land 280M East Of Lochshell, Reiss, ,

Community Council Sinclairs Bay Community Council

Applicant Name Highlands And Islands Enterprise

Applicant Address An Lochran, 10 Inverness Campus, Inverness, IV2 5NA,

Case Officer Craig Simms

Craig.Simms@highland.gov.uk

The following application was submitted online

Ref Number	25/04617/FUL	Application Type	Full Application
Validation Date	02/12/2025	Grid Reference	331999 940336
Expiry Date for lodging Representations	01/01/2026		

Description of Works Construction of car park, formation of access, associated drainage infrastructure and landscaping

Location of Works Land 30M South Of, 4 The Haven, Ulbster, Lybster, ,

Community Council Tannach And District Community Council

Applicant Name Highland Council

Applicant Address Per: Mr Vishnumenon Mohan, Drummie Office, Highland Council Drummie Golspie, KW10

Case Officer Mr Aidan Brennan

01349868664

aidan.brennan@highland.gov.uk

The following application was submitted online

Ref Number	25/04657/PNO	Application Type	Prior Notifications - others
Validation Date	05/12/2025	Grid Reference	323483 940425
Expiry Date for lodging Representations	26/12/2025		

Description of Works Formation of private way

Location of Works Land 1715M NE Of Gamekeepers Cottage, Osclay, Lybster, ,

Community Council Latheron, Lybster And Clyth Community Co

Applicant Name Forestry And Land Scotland

Applicant Address Per: Mr Simon King, Golspie Business Park, The Links, Golspie, KW10 6UB,

Case Officer Jane Gunn

01955 608259

jane.gunn@highland.gov.uk

Ref Number	25/04675/S36	Application Type	Section 36
Validation Date	05/12/2025	Grid Reference	319445 942867
Expiry Date for lodging Representations 09/01/2026			

Description of Works Golticlay Extension Wind Farm - Erection and operation of a wind farm for a period of 40 years, comprising 6 wind turbines with a maximum blade tip height of up to 180 metres, Battery Energy Storage System (BESS) and associated infrastructure. This case will be determined by the Energy Consents Unit. Please visit Energy Consents Unit at <https://www.energyconsents.scot/ApplicationSearch.aspx?T=2> using reference number ECU00006095

Location of Works Land 1120M SE Of Achvanich Farmhouse, Latheron, ,
Community Council Latheron, Lybster And Clyth Community Co
Applicant Name RWE Renewables UK Swindon Ltd
Applicant Address Per Ms Anna Eberts
Case Officer Jenna Baldie
 01463 785075
 jenna.baldie@highland.gov.uk

East Sutherland And Edderton

Ward-04

The following application was submitted online

Ref Number	25/04534/FUL	Application Type	Full Application
Validation Date	26/11/2025	Grid Reference	279978 889663
Expiry Date for lodging Representations 09/01/2026			

Description of Works	Installation of external boiler and relocation of oil tank
Location of Works	Argyle House, 3 Argyle Street, Dornoch, IV25 3LA,
Community Council	Dornoch Community Council
Applicant Name	Mr Steven Lowry
Applicant Address	18 Park Road, Richmond, TW10 6NS,
Case Officer	David Borland 01408 635373 david.borland@highland.gov.uk

The following application was submitted online

Ref Number	25/04535/LBC	Application Type	Listed Building Consent
Validation Date	26/11/2025	Grid Reference	279978 889663
Expiry Date for lodging Representations 09/01/2026			

Description of Works	Removal of internal boiler and associated flue, installation of external boiler
Location of Works	Argyle House, 3 Argyle Street, Dornoch, IV25 3LA,
Community Council	Dornoch Community Council
Applicant Name	Mr Steven Lowry
Applicant Address	18 Park Road, Richmond, TW10 6NS,
Case Officer	David Borland 01408 635373 david.borland@highland.gov.uk

Wester Ross, Strathpeffer And Lochalsh

Ward-05

The following application was submitted online

Ref Number	25/04150/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	199953 851597

Expiry Date for lodging Representations 01/01/2026

Description of Works	Construction of 3 intakes, with 3.3km length of penstock and access track, for Easan Dorca hydro scheme
Location of Works	Land 3.5KM SW Of The Farmhouse, Coulin, Kinlochewe, ,
Community Council	Lochcarron Community Council
Applicant Name	Trustees Of PR Smith 1971 Settlement Trust
Applicant Address	Per: Mr Thomas Smith, The Estate Office, Campden House Estate, Chipping Camden, GL55 6UP,
Case Officer	Keith Johnstone

Keith.johnstone@highland.gov.uk

The following application was submitted online

Ref Number	25/04364/LBC	Application Type	Listed Building Consent
Validation Date	21/11/2025	Grid Reference	195127 871350

Expiry Date for lodging Representations 09/01/2026

Description of Works	Replacement of windows and rooflights and installation of additional roof lights
Location of Works	Letterewe, Loch Maree, Achnasheen, IV22 2HH,
Community Council	Torridon And Kinlochewe Community Council
Applicant Name	Clyde Properties NV
Applicant Address	Per: Mrs Barbara MacDonald, Letterewe , Loch Maree, Achnasheen, IV22 2HH,
Case Officer	Ross Mcateer

Ross.Mcateer7@highland.gov.uk

The following application was submitted online

Ref Number	25/04376/LBC	Application Type	Listed Building Consent
Validation Date	11/12/2025	Grid Reference	200212 848185

Expiry Date for lodging Representations 13/01/2026

Description of Works	Alterations and extension
Location of Works	Achnashellach Lodge, Strathcarron, IV54 8YU,
Community Council	Lochcarron Community Council
Applicant Name	Mr Sunny Jain
Applicant Address	Achnashellach Lodge, Strathcarron, IV54 8YU,
Case Officer	Keith Johnstone

Keith.johnstone@highland.gov.uk

The following application was submitted online

Ref Number	25/04415/FUL	Application Type	Full Application
Validation Date	09/12/2025	Grid Reference	194197 842187
Expiry Date for lodging Representations 15/01/2026			

Description of Works	Subdivision of existing house to create 2no. short term lets (retrospective)
Location of Works	The Coolins, Strathcarron, IV54 8YR,
Community Council	Lochcarron Community Council
Applicant Name	Mr Sam Irimia
Applicant Address	The Coolins, Strathcarron, IV54 8YR,
Case Officer	Keith Johnstone

Keith.johnstone@highland.gov.uk

The following application was submitted online

Ref Number	25/04547/PNO	Application Type	Prior Notifications - others
Validation Date	27/11/2025	Grid Reference	210150 867718
Expiry Date for lodging Representations 29/12/2025			

Description of Works	Prior Notification for Fada Phase 1 Peatland Restoration Project
Location of Works	Land 4.5KM NE Of Professors Cottage, Kinlochewe, ,
Community Council	Torridon And Kinlochewe Community Council
Applicant Name	Dr Alex Gerko
Applicant Address	C/o Scottish Woodlands Ltd, 8 Fodderty Way, Dingwall, IV15 9XB,
Case Officer	Ross Mcateer

Ross.Mcateer7@highland.gov.uk

The following application was submitted online

Ref Number	25/04575/FUL	Application Type	Full Application
Validation Date	12/12/2025	Grid Reference	213032 894431
Expiry Date for lodging Representations 02/01/2026			

Description of Works	Convert upper floor of former care home into 7no flats
Location of Works	Mo Dhachaidh, 6 North Road, Ullapool, IV26 2XL,
Community Council	Lochbroom Community Council
Applicant Name	Albyn Housing Society
Applicant Address	98-104 High Street, Invergordon, Scotland, IV18 0DL,
Case Officer	Susan Hadfield

01463 785048
susan.hadfield@highland.gov.uk

Cromarty Firth

Ward-06

The following application was submitted online

Ref Number 25/04616/FUL

Application Type

Full Application

Validation Date 11/12/2025

Grid Reference

265117 869321

Expiry Date for lodging Representations 17/01/2026

Description of Works Siting of temporary office cabins

Location of Works Northern Recycling Solutions Ltd, Unit 4C-2, River Drive, Teaninich Industrial Estate, Alness, IV17

Community Council Alness Community Council

Applicant Name Northern Recycling Solutions Ltd

Applicant Address Per: Ewan Calder, Alexander House , Unit 4C-2, River Drive, Alness, IV17 0PG,

Case Officer Ross Lindsay

01463 702677

ross.lindsay@highland.gov.uk

Tain And Easter Ross

Ward-07

The following application was submitted online

Ref Number 25/04654/FUL

Application Type

Full Application

Validation Date 06/12/2025

Grid Reference

282961 879118

Expiry Date for lodging Representations 27/12/2025

Description of Works Erection of house and garage

Location of Works Land 200M South Of Mounteagle House, Mounteagle , Fearn , Tain , IV20 1RP ,

Community Council Fearn Community Council

Applicant Name Mr & Mrs D & H Russell

Applicant Address C/o Reynold's Architecture, 1 Tulloch Street, Dingwall, IV15 9JY,

Case Officer Katie Tolley

01349 868483

Katherine.Tolley@highland.gov.uk

Dingwall And Seaforth

Ward-08

The following application was submitted online

Ref Number	25/04351/PIP	Application Type	Planning Permission in Principle
Validation Date	03/12/2025	Grid Reference	255251 853117

Expiry Date for lodging Representations 02/01/2026

Description of Works	Erection of house
Location of Works	Land To West Of Achnairn, Highfield Park, Conon Bridge, ,
Community Council	Ferintosh Community Council
Applicant Name	Mr J Coats
Applicant Address	Cairnurenan, Mulbuie, Tomich Industrial Estate, Muir Of Ord, IV6 7RB,
Case Officer	Susan Hadfield 01463 785048 susan.hadfield@highland.gov.uk

The following application was submitted online

Ref Number	25/04554/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	255295 859839

Expiry Date for lodging Representations 01/01/2026

Description of Works	Erection of extension and decking
Location of Works	23 Drumdyre Road, Dingwall, IV15 9RW,
Community Council	Dingwall Community Council
Applicant Name	Ms Julie Lindsay
Applicant Address	23 Drumdyre Road, Dingwall, IV15 9RW,
Case Officer	Douglas Smith Douglas.Smith@highland.gov.uk

Black Isle

Ward-09

The following application was submitted online

Ref Number	25/04222/FUL	Application Type	Full Application
Validation Date	10/12/2025	Grid Reference	262729 849730
Expiry Date for lodging Representations 31/12/2025			

Description of Works Siting of 5no. pods for short term letting and erection of workshop/office building for incidental use

Location of Works Land 60M NE Of The Cottage At Birchwood, Artafallie, North Kessock, ,

Community Council Killearnan Community Council

Applicant Name Mr David Bisset

Applicant Address C/o , 63 West Princes Street, 140 West Princes Street, Helensburgh, G84 8BN,

Case Officer Liam Burnside

liam.burnside@highland.gov.uk

The following application was submitted online

Ref Number	25/04277/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	273728 860266
Expiry Date for lodging Representations 02/01/2026			

Description of Works Demolition of shed and erection of house and ancillary building

Location of Works Land To North Of Callachy Cottage (plot A), Rosemarkie, ,

Community Council Fortrose And Rosemarkie Community Council

Applicant Name Mr & Mrs Peter & Gill Martin

Applicant Address Swallowfield, Dorchester, Litton Cheney, England, DT2 9AE,

Case Officer Ruairidh Strachan

Ruairidh.Strachan@highland.gov.uk

The following application was submitted online

Ref Number	25/04435/LBC	Application Type	Listed Building Consent
Validation Date	10/12/2025	Grid Reference	278541 867752
Expiry Date for lodging Representations 09/01/2026			

Description of Works Walkway upgrade

Location of Works Cromarty Harbour Trust, Cromarty Harbour, George Street, Cromarty, ,

Community Council Cromarty Community Council

Applicant Name Cromarty Harbour Trust

Applicant Address Per: Mr Colin Dickie, Cromarty Harbour, C/o The Manse, Denny Road, Cromarty, IV11 8YT,

Case Officer Liam Burnside

liam.burnside@highland.gov.uk

The following application was submitted online

Ref Number	25/04600/FUL	Application Type	Full Application
Validation Date	10/12/2025	Grid Reference	272372 856340
Expiry Date for lodging Representations	20/01/2026		

Description of Works	Erection of house
Location of Works	Land 25M West Of East Cottage, 3 Canonbury Terrace, Fortrose, ,
Community Council	Fortrose And Rosemarkie Community Council
Applicant Name	Matthew Locke Consulting
Applicant Address	Per: Mr Matthew Locke, New House, St Andrew's Walk, South Park Crescent, 14, 7 Lunbury Place,
Case Officer	Ruairidh Strachan Ruairidh.Strachan@highland.gov.uk

The following application was submitted online

Ref Number	25/04631/MS	Application Type	Matters Specified in Conditions
Validation Date	06/12/2025	Grid Reference	270925 856904
Expiry Date for lodging Representations	02/01/2026		

Description of Works	Application for approval of matters specified in conditions of permission 24/00916/PIP (Erection of house)
Location of Works	Wester Mountpleasant, Fortrose, IV10 8SH,
Community Council	Avoch And Killen Community Council
Applicant Name	Dr R & Mrs M Lee
Applicant Address	37 Drummond Hill, Inverness, IV2 4FA,
Case Officer	Ruairidh Strachan

Ruairidh.Strachan@highland.gov.uk

The following application was submitted online

Ref Number	25/04643/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	264125 848406
Expiry Date for lodging Representations	16/01/2026		

Description of Works	Change of roof covering and alterations
Location of Works	Tigh-Sair, Charleston, North Kessock, Inverness, IV1 3YA,
Community Council	Knockbain Community Council
Applicant Name	Mr & Mrs D Simpson
Applicant Address	51 Firstfield Avenue, North Kessock, Inverness, IV1 3JB,
Case Officer	Douglas Smith Douglas.Smith@highland.gov.uk

The following application was submitted online

Ref Number	25/04676/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	269845 863522
Expiry Date for lodging Representations	29/12/2025		

Description of Works	Erection of house
Location of Works	Land 280M NE Of Gate Lodge, Balblair, Dingwall, ,
Community Council	Resolis Community Council
Applicant Name	Mr & Mrs Brian & Caroline Matheson
Applicant Address	Ballicherry Farm, Balblair, Dingwall, IV7 8LH,
Case Officer	Ruairidh Strachan Ruairidh.Strachan@highland.gov.uk

Eilean A' Cheò

Ward-10

The following application was submitted online

Ref Number	25/03363/FUL	Application Type	Full Application
Validation Date	09/12/2025	Grid Reference	123430 860850
Expiry Date for lodging Representations 06/01/2026			

Description of Works	Erection of dog boarding kennels
Location of Works	Auchenblae, Ardmore, Hallin, Dunvegan, Isle Of Skye, IV55 8GW,
Community Council	Waternish Community Council
Applicant Name	Miss Alison Macdonald
Applicant Address	Auchenblae, Waternish, Isle Of Skye, IV55 8GW
Case Officer	Graham Sharp 01478 613808 graham.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04110/FUL	Application Type	Full Application
Validation Date	10/12/2025	Grid Reference	146446 871620
Expiry Date for lodging Representations 07/01/2026			

Description of Works	Erection of house and shed
Location of Works	Land 95M NW Of Bennachie, Flodigarry, Portree, Isle Of Skye, ,
Community Council	Staffin Community Council
Applicant Name	Mr Gavin Scott-Moncrieff
Applicant Address	Land 95M NW Of Bennachie, Flodigarry, Portree, Isle Of Skye, ,
Case Officer	Graham Sharp 01478 613808 graham.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04434/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	163943 823815
Expiry Date for lodging Representations 08/01/2026			

Description of Works	Proposed mixed-use development including houses, flatted development for residential use and short stay accommodation, shops, financial and professional services, distillery with visitor experience, food and drink with public house, associated infrastructure, landscaping, engineering and ancillary development
Location of Works	Land 85M SE Of West Highland Free Press, 1 Pairc Nan Craobh Industrial Estate, Broadford, Isle of Skye
Community Council	Broadford And Strath Community Council
Applicant Name	Kero Properties Ltd
Applicant Address	Per: Mr Robin Keane, 39 St Vincent Place, Glasgow, G1 2ER,
Case Officer	Karolina Slotwinska 01349 868458 karolina.slotwinska@highland.gov.uk

The following application was submitted online

Ref Number	25/04499/PNO	Application Type	Prior Notifications - others	
Validation Date	08/12/2025	Grid Reference	148310	841474
Expiry Date for lodging Representations 29/12/2025				

Description of Works	Erection of shed and formation of private way
Location of Works	Land 55M SW Of, 6 Heatherfield, Penifiler, Portree, Isle Of Skye, ,
Community Council	Portree Community Council
Applicant Name	Mr Johnny Campbell
Applicant Address	Tigh Scalpaigh, 6 Heatherfield, Portree, IV51 9NE,
Case Officer	Rhona Sharp

rhona.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04500/FUL	Application Type	Full Application	
Validation Date	09/12/2025	Grid Reference	150880	861827
Expiry Date for lodging Representations 09/01/2026				

Description of Works	Siting of storage containers for short term letting
Location of Works	Land 30M North Of, 3 Grealine, Culnacnock, Portree, Isle Of Skye, ,
Community Council	Staffin Community Council
Applicant Name	Mrs Murdina Smith
Applicant Address	15 Coll, Isle Of Lewis, HS2 0JR,
Case Officer	Graham Sharp

01478 613808
graham.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04522/FUL	Application Type	Full Application	
Validation Date	08/12/2025	Grid Reference	151160	837282
Expiry Date for lodging Representations 03/01/2026				

Description of Works	Siting of 5no. short term letting units
Location of Works	Land 50M SE Of, 8 Achnahanaid, The Braes, Portree, Isle Of Skye, ,
Community Council	Portree Community Council
Applicant Name	Metaestate Ltd
Applicant Address	Flat 27, 35 Simpson Loan, Edinburgh, EH3 9GH,
Case Officer	Karolina Slotwinska

01349 868458
karolina.slotwinska@highland.gov.uk

The following application was submitted online

Ref Number	25/04531/FUL	Application Type	Full Application	
Validation Date	10/12/2025	Grid Reference	147989	839663
Expiry Date for lodging Representations 02/01/2026				

Description of Works	Erection of house and formation of access
Location of Works	Land 295M SW Of Skye Lodges, Peinmore, Penifiler, Portree, Isle Of Skye, ,
Community Council	Portree Community Council
Applicant Name	Mr William MacAskill
Applicant Address	Site At Skye Lodges, Peinmore, Portree, IV51 9QG,
Case Officer	Graham Sharp

01478 613808
graham.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04629/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	164294 824215
Expiry Date for lodging Representations 03/01/2026			

Description of Works Change of use from domestic annexe to short term holiday let
Location of Works Benarty Annexe, Broadford, Isle Of Skye, IV49 9AA,
Community Council Broadford And Strath Community Council
Applicant Name Ms Iona Sinclair
Applicant Address Benarty, Broadford, Isle Of Skye, IV49 9AA,
Case Officer Shanshvi Naik

shanshvi.naik@highland.gov.uk

The following application was submitted online

Ref Number	25/04635/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	141931 853193
Expiry Date for lodging Representations 02/01/2026			

Description of Works Erection of house (amended design 22/04188/FUL)
Location of Works Land 180M NE Of Taigh Dolog, 2 Eyre, Portree, Isle Of Skye, ,
Community Council Skeabost Community Council
Applicant Name Mr Neil & Gemma MacDonald & Gordon
Applicant Address 2B Ardmore, Waternish, Isle Of Skye, IV55 8GW,
Case Officer Graham Sharp

01478 613808

graham.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04647/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	142363 851530
Expiry Date for lodging Representations 03/01/2026			

Description of Works Siting of cabin for short term holiday letting
Location of Works Land 10M NW Of Bruadarach, Kensaleyre Park, Kensaleyre, Portree, Isle Of Skye, ,
Community Council Skeabost Community Council
Applicant Name Ms Kathryn McNicol & Mr Ross Graham
Applicant Address 3 Kensaleyre Park, Kensaleyre, Isle Of Skye, IV51 9XF,
Case Officer Graham Sharp

01478 613808

graham.sharp@highland.gov.uk

The following application was submitted online

Ref Number	25/04651/FUL	Application Type	Full Application
Validation Date	12/12/2025	Grid Reference	118812 853615
Expiry Date for lodging Representations 07/01/2026			

Description of Works Erection of conservatory
Location of Works Pipers Lodge, Cairn View, Borreraig, Dunvegan, Isle Of Skye, IV55 8ZY,
Community Council Glendale Community Council
Applicant Name Mrs Cath O'Connor
Applicant Address C/o ERG Scotland, Pipers Lodge, Cairn View, Dunvegan, IV55 8ZY,
Case Officer Rhona Sharp

rhona.sharp@highland.gov.uk

Caol And Mallaig

Ward-11

The following application was submitted online

Ref Number	25/04273/CLP	Application Type	Certificate of Lawfulness (proposed
Validation Date	09/12/2025	Grid Reference	211631 777095

Expiry Date for lodging Representations 30/12/2025

Description of Works	Change the current use from a residential children's home back to a residential use
Location of Works	Birchwood, Camaghael, Fort William, PH33 7NF,
Community Council	Kilmallie Community Council
Applicant Name	Reflexions Care Group Limited
Applicant Address	Per: Mr Paul Scott, The Fitzroy Academy, Cruckton, SHREWSBURY, SY5 8PR,
Case Officer	Helen Stevenson

Helen.Stevenson@highland.gov.uk

The following application was submitted online

Ref Number	25/04385/FUL	Application Type	Full Application
Validation Date	03/12/2025	Grid Reference	210592 776416

Expiry Date for lodging Representations 13/01/2026

Description of Works	Change of use of garage to form holiday letting unit and ancillary use
Location of Works	Land 15M NW Of, 58 Glenkingie Street, Caol, Fort William, ,
Community Council	Caol Community Council
Applicant Name	Mr & Mrs S Holmes
Applicant Address	58 Glenkingie Street, Caol, Fort William, PH33 7DU,
Case Officer	Pamela King

Pamela.King@highland.gov.uk

The following application was submitted online

Ref Number	25/04409/PIP	Application Type	Planning Permission in Principle
Validation Date	08/12/2025	Grid Reference	166138 786058

Expiry Date for lodging Representations 13/01/2026

Description of Works	Erection of 2no. houses
Location of Works	Land 85M NE Of Torr A Beithe, Arisaig, ,
Community Council	Arisaig Community Council
Applicant Name	Arisaig Farms Ltd
Applicant Address	Per: Mr James Colston, Arisaig Farms, Arisaig, PH39 4NU,
Case Officer	William Langdon

01397 707034

William.Langdon@highland.gov.uk

The following application was submitted online

Ref Number	25/04433/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	168241 797058
Expiry Date for lodging Representations 13/01/2026			

Description of Works Erection of 8 flats (phase 1) and 6 houses (phase 2) associated access road and infrastructure (8no. flats retrospective) amendment to phases 1 and 2 of permission ref.22/03678/FUL

Location of Works Land 120M South Of 16 King's Way, King's Way, Mallaig, ,
Community Council Mallaig Community Council
Applicant Name TSL Contractors Ltd
Applicant Address McLeod Buildings, 6 Lochavullin Road, Oban, PA34 4PL,
Case Officer Lucy Prins
01397 707030
lucy.prins@highland.gov.uk

The following application was submitted online

Ref Number	25/04552/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	167522 796808
Expiry Date for lodging Representations 01/01/2026			

Description of Works Proposed Alterations, Extension and Garden Room
Location of Works Maybank, Mallaig, PH41 4QY,
Community Council Mallaig Community Council
Applicant Name Mr. & Mrs. J. Coleman
Applicant Address May Bank, Mallaig, PH41 4QY,
Case Officer Pamela King

Pamela.King@highland.gov.uk

The following application was submitted online

Ref Number	25/04556/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	167589 795885
Expiry Date for lodging Representations 13/01/2026			

Description of Works Demolition of existing dwelling, removal of existing residential caravan and erection of dwelling and outbuilding
Location of Works Caladh, Mallaig, PH41 4RH,
Community Council Mallaig Community Council
Applicant Name Rachel & James Griffith & Banks
Applicant Address Caladh, Glasnacardoch, Mallaig, PH41 4RH,
Case Officer Helen Stevenson

Helen.Stevenson@highland.gov.uk

The following application was submitted online

Ref Number	25/04692/PNO	Application Type	Prior Notifications - others
Validation Date	09/12/2025	Grid Reference	177906 799279
Expiry Date for lodging Representations 30/12/2025			

Description of Works	Erection of agricultural storage and deer larder (total area under 465sqm)
Location of Works	Land 100M East Of Knoydart River Cottage, Inverie, Knoydart, ,
Community Council	South Knoydart Community Council
Applicant Name	Kilchoan Estate Company (Knoydart) Ltd
Applicant Address	C/o Agent, Jigsaw Planning, PO Box 2844, Glasgow, G61 9DG, ,
Case Officer	June Dougherty 01540 664520 june.dougherty@highland.gov.uk

The following application was submitted online

Ref Number	25/04694/PNO	Application Type	Prior Notifications - others
Validation Date	09/12/2025	Grid Reference	228990 782754
Expiry Date for lodging Representations 30/12/2025			

Description of Works	Erection of agricultural shed (storage of machinery and tools; 108 sqm)
Location of Works	Land 160M NW Of, Riverwood House, Bohenie, Roy Bridge, ,
Community Council	Spean Bridge, Roy Bridge And Achnacarry
Applicant Name	Mr Kenny Biggin
Applicant Address	Riverwood House, Bohenie, Roybridge, PH31 4AN, ,
Case Officer	June Dougherty 01540 664520 june.dougherty@highland.gov.uk

Aird And Loch Ness

Ward-12

The following application was submitted online

Ref Number	25/04458/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	238027 810172

Expiry Date for lodging Representations 02/01/2026

Description of Works	Erection of 3no. houses (amended design - 15/04722/MS)
Location of Works	Land 90M SW Of Inchnacardoch Lodge Hotel, Fort Augustus, ,
Community Council	Fort Augustus And Glenmoriston Community
Applicant Name	Passivhaus Living Limited
Applicant Address	York Eco Business Centre, Amy Johnson Way, York, YO30 4AG,
Case Officer	Elaine Watt 01463 785039 elaine.watt@highland.gov.uk

The following application was submitted online

Ref Number	25/04604/FUL	Application Type	Full Application
Validation Date	04/12/2025	Grid Reference	241337 832409

Expiry Date for lodging Representations 18/01/2026

Description of Works	Cnoc Farasd Wind Farm - Erection and operation of a wind farm for a period 35 years, comprising up to 6 turbines with a maximum blade tip height of 149.9 meters, battery energy storage system (BESS), and ancillary infrastructure
Location of Works	Land 2KM NE Of The Lodge, Buntait, Glenurquhart, Drumnadrochit, ,
Community Council	Glenurquhart Community Council
Applicant Name	E Power Limited
Applicant Address	Per: Mrs Sarah Kyle, 15 Pitreavie Court, Dunfermline, KY11 8UU,
Case Officer	Jack Wiseman

Jack.Wiseman@highland.gov.uk

The following application was submitted online

Ref Number	25/04622/FUL	Application Type	Full Application
Validation Date	03/12/2025	Grid Reference	256266 833070

Expiry Date for lodging Representations 15/01/2026

Description of Works	Formation of access and car parking area
Location of Works	Land 125M NE Of Loch Ness Clansman Hotel, Loch Ness Side, Inverness, ,
Community Council	Inverness West And Muirtown Community Co
Applicant Name	Jacobite Loch Ness Cruises
Applicant Address	C/O Colin Armstrong Architects, Jacobite Cruises Ltd, Dochgarroch Lock, Inverness, IV3 8JG,
Case Officer	Christine MacLeod 01463 785044 christine.macleod2@highland.gov.uk

Inverness West

Ward-13

The following application was submitted online

Ref Number	25/04200/FUL	Application Type	Full Application
Validation Date	11/12/2025	Grid Reference	266469 844957
Expiry Date for lodging Representations	16/01/2026		

Description of Works	Proposed outdoor seating area refurbishment and painting of external timber doors
Location of Works	3 - 4 Ardross Terrace, Ness Walk, Inverness, IV3 5NQ,
Community Council	Park Community Council
Applicant Name	Mars Projects Ltd
Applicant Address	Tom An Oir, 1 Tom-An-Oir, Invergarry, PH35 4HR,
Case Officer	Nathan Anderson 01463 702178 Nathan.Anderson@highland.gov.uk

The following application was submitted online

Ref Number	25/04536/FUL	Application Type	Full Application
Validation Date	03/12/2025	Grid Reference	266319 844506
Expiry Date for lodging Representations	09/01/2026		

Description of Works	Change of use from offices (Class 4) to hotel (Class 7)
Location of Works	12B Ness Walk, Inverness, IV3 5SQ,
Community Council	Ballifeary Community Council
Applicant Name	C J Hospitality
Applicant Address	29030 Dingwall Road, Croydon, Surrey, CR0 2NB,
Case Officer	Elaine Watt 01463 785039 elaine.watt@highland.gov.uk

The following application was submitted online

Ref Number	25/04614/LBC	Application Type	Listed Building Consent
Validation Date	10/12/2025	Grid Reference	266319 844506
Expiry Date for lodging Representations	16/01/2026		

Description of Works	Alterations & change of use to hotel
Location of Works	Former UHI Offices, 12B Ness Walk, Inverness, IV3 5SQ,
Community Council	Ballifeary Community Council
Applicant Name	C J Hospitality
Applicant Address	29030 Dingwall Road, Croydon, Surrey, CR0 2NB,
Case Officer	Elaine Watt 01463 785039 elaine.watt@highland.gov.uk

Inverness Central

Ward-14

No applications this week.

Inverness Ness-side

Ward-15

No applications this week.

Inverness Millburn

Ward-16

The following application was submitted online

Ref Number	25/04519/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	267368 844478

Expiry Date for lodging Representations 02/01/2026

Description of Works	Change of use of garage to form self contained unit (retrospective)
Location of Works	11B Damfield Road, Inverness, IV2 3HU,
Community Council	Crown And City Centre Community Council
Applicant Name	G&M Properties
Applicant Address	Per: Mr Mohammed, York House, Church Street, Inverness, IV1 1ED,
Case Officer	Elaine Watt 01463 785039 elaine.watt@highland.gov.uk

The following application was submitted online

Ref Number	25/04581/FUL	Application Type	Full Application
Validation Date	11/12/2025	Grid Reference	266853 846078

Expiry Date for lodging Representations 09/01/2026

Description of Works	Formation of temporary workers residential accommodation, including welfare facilities, associated infrastructure and other ancillary development
Location of Works	Land 115M North Of The Inverness Justice Centre, Longman Road, Inverness, ,
Community Council	Crown And City Centre Community Council
Applicant Name	Balfour Beatty
Applicant Address	Per: Ms Margaret Clark, 39 St Vincent Place , Glasgow, G1 2ER,
Case Officer	Grant Baxter Grant.Baxter1@highland.gov.uk

Culloden And Ardersier

Ward-17

The following application was submitted online

Ref Number	25/04255/FUL	Application Type	Full Application
Validation Date	09/12/2025	Grid Reference	275977 851643
Expiry Date for lodging Representations 03/01/2026			

Description of Works	Erection of 4no. business units
Location of Works	Land 160M SW Of, 1 Vallance Road, Dalcross, Inverness, ,
Community Council	Ardersier And Petty Community Council
Applicant Name	Saltire Business Parks Ltd
Applicant Address	Per: Mr Alan Esson, 10 Southfield Drive, Elgin, IV30 6GR,
Case Officer	Julie-Ann Bain 01463 702266 Julie-Ann.bain@highland.gov.uk

The following application was submitted online

Ref Number	25/04539/FUL	Application Type	Full Application
Validation Date	28/11/2025	Grid Reference	273492 847103
Expiry Date for lodging Representations 01/01/2026			

Description of Works	Erection of extension
Location of Works	Grianan, 49 Braeside Park, Balloch, Inverness, IV2 7HN,
Community Council	Balloch Community Council
Applicant Name	Mr Daniel Johns
Applicant Address	49 Braeside Park, Balloch, Inverness, IV2 7HN,
Case Officer	Nathan Anderson 01463 702178 Nathan.Anderson@highland.gov.uk

The following application was submitted online

Ref Number	25/04587/PIP	Application Type	Planning Permission in Principle
Validation Date	05/12/2025	Grid Reference	278287 854507
Expiry Date for lodging Representations 02/01/2026			

Description of Works	Erection of house
Location of Works	Land 35M North Of The Orchard, Nairn Road, Ardersier, ,
Community Council	Ardersier And Petty Community Council
Applicant Name	Turas Property Solutions Ltd
Applicant Address	In-Business Centre, 24 Longman Drive, Inverness, IV1 1SU,
Case Officer	Christine MacLeod 01463 785044 christine.macleod2@highland.gov.uk

Nairn And Cawdor

Ward-18

The following application was submitted online

Ref Number 25/04503/FUL

Application Type

Full Application

Validation Date 09/12/2025

Grid Reference

288096 856325

Expiry Date for lodging Representations 03/01/2026

Description of Works Installation of wind turbine on house

Location of Works An Dhachaidh, 6 Wellington Road, Nairn, IV12 4RE,

Community Council Nairn West And Suburban Community Council

Applicant Name Mr & Mrs D & C Lake

Applicant Address 6 Wellington Road, Nairn, IV12 4RE,

Case Officer Sile Tang

sile.tang@highland.gov.uk

Inverness South

Ward-19

The following application was submitted online

Ref Number	25/04152/PIP	Application Type	Planning Permission in Principle
Validation Date	06/11/2025	Grid Reference	270649 842767
Expiry Date for lodging Representations	05/12/2025		

Description of Works	Erection of house (Renewal of 22/04148/PIP)
Location of Works	Land 65M SE Of Killearnan Cottage, Inshes, Inverness, ,
Community Council	Cradlehall And Westhill Community Council
Applicant Name	Mr D McIntosh
Applicant Address	13 Nether Inshes, Inverness, IV2 5BG,
Case Officer	Christine MacLeod 01463 785044 christine.macleod2@highland.gov.uk

The following application was submitted online

Ref Number	25/04328/ADV	Application Type	Advertisement Consent
Validation Date	12/12/2025	Grid Reference	268518 842729
Expiry Date for lodging Representations	02/01/2026		

Description of Works	Installation of signage
Location of Works	Land At Druids Temple, Inverness,
Community Council	Inshes And Milton Of Leys Community Coun
Applicant Name	Tulloch Homes Ltd
Applicant Address	Stoneyfield House, Stoneyfield Business Park, Inverness, IV2 7PA,
Case Officer	Nathan Anderson 01463 702178 Nathan.Anderson@highland.gov.uk

Ref Number	25/04517/FUL	Application Type	Full Application
Validation Date	02/12/2025	Grid Reference	268857 843775
Expiry Date for lodging Representations	03/01/2026		

Description of Works	Erection of extension
Location of Works	30 Dellness Park, Inverness, IV2 5HF,
Community Council	Inshes And Milton Of Leys Community Coun
Applicant Name	Mr Stefan Thomson
Applicant Address	30 Dellness Park, Inverness, IV2 5HF,
Case Officer	Luna Sikkens luna.sikkens@highland.gov.uk

The following application was submitted online

Ref Number	25/04633/PIP	Application Type	Planning Permission in Principle
Validation Date	11/12/2025	Grid Reference	279880 828776
Expiry Date for lodging Representations	01/01/2026		

Description of Works	Erection of house
Location of Works	Land 515M SW Of Coalhaugh, Tomatin, ,
Community Council	Strathdearn Community Council
Applicant Name	Neacreath Limited
Applicant Address	Per: Mr George Macleod, Melfort House, Distillery Wood, Tomatin, IV13 7AB,
Case Officer	Julie-Ann Bain 01463 702266 Julie-Ann.bain@highland.gov.uk

Badenoch And Strathspey

Ward-20

The following application was submitted online

Ref Number	25/03820/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	289621 813445
Expiry Date for lodging Representations 08/01/2026			

Description of Works	Erection of 12no. flats
Location of Works	Scottish Ambulance Service, Ambulance Station, Grampian Road, Aviemore, PH22 1RT,
Community Council	Aviemore Community Council
Applicant Name	The Highland Council
Applicant Address	Headquarters, Glenurquhart Road, Inverness, IV3 5PB,
Case Officer	Jennifer Mair 01463 785076 jennifer.mair@highland.gov.uk

The following application was submitted online

Ref Number	25/04529/S42	Application Type	Section 42
Validation Date	08/12/2025	Grid Reference	289503 812679
Expiry Date for lodging Representations 06/01/2026			

Description of Works	Section 42 application to vary condition 1 (22/04464/FUL) - time limit on commencement
Location of Works	Land 40M NW Of Blacks, Grampian Road, Aviemore, ,
Community Council	Aviemore Community Council
Applicant Name	Macdonald Aviemore Highland Resort Ltd
Applicant Address	C/o Agent - Arthian Ltd, Willow House, Stoneyfield Business Park, Inverness, IV2 7PA,
Case Officer	Niamh Coyne niamh.coyne1@highland.gov.uk

The following application was submitted online

Ref Number	25/04624/FUL	Application Type	Full Application
Validation Date	11/12/2025	Grid Reference	290223 810953
Expiry Date for lodging Representations 12/01/2026			

Description of Works	Installation of rooftop PV array
Location of Works	Rothiemurchus Centre, Inverdrue, Aviemore, PH22 1QH,
Community Council	Aviemore Community Council
Applicant Name	Rothiemurchus Trust 2015
Applicant Address	C/o Colin Armstrong Architects, Rothiemurchus Estate Office, Inverdrue, Aviemore, PH22 1QH,
Case Officer	Luna Sikkens luna.sikkens@highland.gov.uk

The following application was submitted online

Ref Number	25/04626/FUL	Application Type	Full Application
Validation Date	03/12/2025	Grid Reference	274611 800605
Expiry Date for lodging Representations 06/01/2026			

Description of Works	Erection of garage
Location of Works	Heimdal, West Terrace, Kingussie, PH20 1HB,
Community Council	Kingussie Community Council
Applicant Name	Mr K Thain
Applicant Address	Hiemdal, West Terrace, Kingussie, PH21 1HB,
Case Officer	Luna Sikkens

luna.sikkens@highland.gov.uk

The following application was submitted online

Ref Number	25/04652/FUL	Application Type	Full Application
Validation Date	05/12/2025	Grid Reference	289587 812095
Expiry Date for lodging Representations 09/01/2026			

Description of Works	Extension and alterations
Location of Works	Strathavon, 26 Dalfaber Road, Aviemore, PH22 1PU,
Community Council	Aviemore Community Council
Applicant Name	Mr Taza Mohammedbhai
Applicant Address	Strathavon, Dalfaber Road , Aviemore, PH22 1PU,
Case Officer	Luna Sikkens

luna.sikkens@highland.gov.uk

The following application was submitted online

Ref Number	25/04656/PNO	Application Type	Prior Notifications - others
Validation Date	05/12/2025	Grid Reference	252443 789479
Expiry Date for lodging Representations 26/12/2025			

Description of Works	Formation of new forestry track
Location of Works	Land 210M NE Of Old Tullochroam, Kinloch Laggan, ,
Community Council	Laggan Community Council
Applicant Name	Ardverikie Estate Ltd
Applicant Address	Per: Mr Phil Lloyd, Kinloch Laggan, Newtonmore, PH20 1BX,
Case Officer	Luna Sikkens

luna.sikkens@highland.gov.uk

Fort William And Ardnamurchan

Ward-21

The following application was submitted online

Ref Number	25/04577/FUL	Application Type	Full Application
Validation Date	08/12/2025	Grid Reference	212664 772030
Expiry Date for lodging Representations	12/01/2026		

Description of Works	External alterations; formation of first floor roof extension; formation of 2no. dormers; erection of canopy and pergola
Location of Works	Glen Nevis Restaurant, Glen Nevis, Fort William, PH33 6ST,
Community Council	Fort William, Inverlochy And Torlundy Co
Applicant Name	Glen Nevis Holidays
Applicant Address	Per: Mr Michael Cooke, Glen Nevis Restaurant, Glen Nevis Holiday Park, Fort William, PH33 6SX,
Case Officer	Helen Stevenson

Helen.Stevenson@highland.gov.uk

The following application was submitted online

Ref Number	25/04663/FUL	Application Type	Full Application
Validation Date	05/12/2025	Grid Reference	149036 763593
Expiry Date for lodging Representations	13/01/2026		

Description of Works	Erection of New Service Station & Village Shop
Location of Works	Land 80M SE Of Corrie Beag, Pier Road, Kilchoan, ,
Community Council	West Ardnamurchan Community Council
Applicant Name	West Ardnamurchan Community Development Company
Applicant Address	Caberfeidh , Achateny, Acharacle , PH36 4LG,
Case Officer	Christine Millard 01397 707020 christine.millard@highland.gov.uk

Ref Number	25/04695/PNO	Application Type	Prior Notifications - others
Validation Date	09/12/2025	Grid Reference	239714 762969
Expiry Date for lodging Representations	30/12/2025		

Description of Works	Peatland restoration scheme Class 20A - Lubnaclach, Corrour Estate
Location of Works	Land 5.3KM SE Of Station House, Corrour, ,
Community Council	Spean Bridge, Roy Bridge And Achnacarry
Applicant Name	Corrour Lands Ltd
Applicant Address	Per: Ms Sarah Watts, Estate Office, Moy, By Fort William, Inverness Shire, PH30 4AA
Case Officer	June Dougherty 01540 664520 june.dougherty@highland.gov.uk