

Weekly Building Warrant Applications List



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North, West And Central Sutherland

Ward-01

Ref Number	25/01532/DOM4	Application Type	Domestic Existing Building	
Date Received	22/10/2025	Grid Reference	248361	901613
Description of Works	Installation of 1 Velux-type roof window, the same size as the 3 existing, which fits between the existing trusses, requiring no alteration, and is less than 150mm above the existing tiles			
Location of Works	Woodland, Rosehall, Lairg, IV27 4BD,			
Applicant Name	Mr Robert Milner			
Case Officer	Lois Chambers 01408 635273 lois.macmillan@highland.gov.uk			

Thurso and Northwest Caithness

Ward-02

No applications this week.

Wick And East Caithness

Ward-03

Ref Number 25/01515/DOM3 **Application Type** Domestic Existing Building
Date Received 18/10/2025 **Grid Reference** 323277 935401
Description of Works To extend to the rear of the existing property to allow for a more up to date bathroom a larger kitchen area and an extra bedroom
Location of Works Windyridge, 4 Swiney Cottages, Swiney Road, Lybster, KW3 6BU,
Applicant Name Mr Samuel Marriott
Case Officer Connor Preston
01408 635257
connor.preston@highland.gov.uk

Ref Number 25/01531/DOM3 **Application Type** Domestic Existing Building
Date Received 22/10/2025 **Grid Reference** 335835 950833
Description of Works Replacement and enlargement of Sunroom and Extension of Garage
Location of Works Everglades, 5 Gowrie Place, Wick, KW1 5LP,
Applicant Name Mr Michael Beales
Case Officer Connor Preston
01408 635257
connor.preston@highland.gov.uk

Ref Number 25/01534/DOM2 **Application Type** Domestic New Build (other)
Date Received 23/10/2025 **Grid Reference** 333950 945006
Description of Works Erection of dwelling, formation of vehicular access and connection to mains drainage at Land 55M North of Roadside Cottage, Thrumster, Caithness
Location of Works Land To The South Of, Bella Mackay Place, Thrumster, Wick, ,
Applicant Name Mr Mark Warden
Case Officer Gary Ballantyne
01408 635376
gary.ballantyne@highland.gov.uk

East Sutherland And Edderton

Ward-04

Ref Number	23/00006/DOM1/F	Application Type	Domestic New Build Multi Plot
Date Received	22/10/2025	Grid Reference	279675 890084
Description of Works	Construct 33 STAS approved dwellings including associated services and infrastructure - AMENDMENT - Sunrooms added to plots 595 and 722. Aperture closed between lounge and dining to plot 595		
Location of Works	Land 120M North Of Glenburn, Station Road, Dornoch, ,		
Applicant Name	Springfield Properties Plc		
Case Officer	Lois Chambers 01408 635273 lois.macmillan@highland.gov.uk		

Ref Number	25/01529/DOM3	Application Type	Domestic Existing Building
Date Received	22/10/2025	Grid Reference	283198 899894
Description of Works	Construct first floor balcony and new window and door in gable to provide access from first floor lounge - over-cladding of existing external walls		
Location of Works	Sandgarth, Hynds Lane, Main Street, Golspie, KW10 6TF,		
Applicant Name	Ms Ashley Fraser		
Case Officer	Lois Chambers 01408 635273 lois.macmillan@highland.gov.uk		

Wester Ross, Strathpeffer And Lochalsh

Ward-05

Ref Number 20/00868/DOM4/A **Application Type** Domestic New Build Multi Plot
Date Received 19/10/2025 **Grid Reference** 184593 826220
Description of Works Erection of a house - AMENDMENT - Ground floor footprint reduced by approximately 8 sqm as extension below balcony was not undertaken. Access ramp simplified from original drawings
Location of Works Culag, Avernish, Kyle, IV40 8EQ,
Applicant Name Mr Hamish Storie
Case Officer Ross And Cromarty PBSS Allocat

Ref Number 25/01509/DOM3 **Application Type** Domestic Existing Building
Date Received 16/10/2025 **Grid Reference** 184006 827446
Description of Works alterations and extensions to the house
Location of Works Abercorn, Auchtertyre, Balmacara, Kyle, IV40 8EG,
Applicant Name Mr David Booth
Case Officer Roddy MacKinnon
01478 613821
roddy.mackinnon@highland.gov.uk

Ref Number 25/01510/NDOM9 **Application Type** Non Domestic (Storage/Agri)
Date Received 16/10/2025 **Grid Reference** 211107 898207
Description of Works Construction of 2 Polycrub kits, each measuring 12m x 4m.
Location of Works (Plot D) Land At, Ardmail, Ullapool, ,
Applicant Name Mr Julian Peukert
Case Officer Timothy Robinson
timothy.robinson@highland.gov.uk

Ref Number 25/01511/DOM2 **Application Type** Domestic New Build (other)
Date Received 16/10/2025 **Grid Reference** 191301 830531
Description of Works Erection of a house and annexe
Location of Works Land 65M NE Of Bunloyne, Sallachy, Dornie, ,
Applicant Name Mrs Leah Mackay
Case Officer Roddy MacKinnon
01478 613821
roddy.mackinnon@highland.gov.uk

Ref Number 25/01540/DOM1 **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 199297 907151
Description of Works Erection of annex to dwelling and associated works.
Location of Works Land 130M SE Of The Old Inn, Tanera Mhor, Achiltibuie, ,
Applicant Name Mr Adam Blaker
Case Officer

Ref Number 25/01541/DOM1 **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 199231 907261
Description of Works Erection of annex to dwelling and associated works.
Location of Works The Old Inn, Tanera Mhor, Achiltibuie, Ullapool, IV26 2YN,
Applicant Name Mr Adam Blaker
Case Officer

Cromarty Firth

Ward-06

Ref Number	25/01539/DOM1	Application Type	Domestic New Build Multi Plot
Date Received	23/10/2025	Grid Reference	260695 866033
Description of Works	Prepare site and locate modular toilet building; connect to existing mains sewer.		
Location of Works	Land 20M North Of 3 Sgitheach Place, Sgitheach Place, Evanton, ,		
Applicant Name	John McHardy		
Case Officer			

Tain And Easter Ross

Ward-07

Ref Number	25/01521/DOM2	Application Type	Domestic New Build (other)
Date Received	20/10/2025	Grid Reference	277586 879787
Description of Works	Alterations and extensions to existing dwelling, and erection of detached garage		
Location of Works	High Mills House, High Mills, Tain, IV19 1NF,		
Applicant Name	Mr & Mrs G Torrance		
Case Officer	Lois Chambers 01408 635273 lois.macmillan@highland.gov.uk		

Dingwall And Seaforth

Ward-08

Ref Number	25/01543/DOM1	Application Type	Domestic New Build Multi Plot
Date Received	24/10/2025	Grid Reference	253345 849234
Description of Works	Alterations and extension to main office building		
Location of Works	Black Isle Farmers Society, Carnachlarsair, Muir Of Ord, IV6 7RS,		
Applicant Name	Black Isle Farmers Society		
Case Officer			

Black Isle

Ward-09

Ref Number	25/01537/DOM1	Application Type	Domestic New Build Multi Plot	
Date Received	23/10/2025	Grid Reference	264868	863421
Description of Works	INSTALLATION OF THROUGH FLOOR LIFT			
Location of Works	Glenburn, St Martin's Mill, Balblair, Dingwall, IV7 8LL,			
Applicant Name	STILTZ LIFTS LTD			
Case Officer				

Eilean A' Cheò

Ward-10

Ref Number 22/02108/DOM3/A **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 141223 858280
Description of Works Reduce scope. Only works to first floor of northeast extension are included
Location of Works Garybuie, 4 Balmeanach, Glenhinnisdal, Portree, IV51 9UX,
Applicant Name Mr Matthew Hunt
Case Officer

Ref Number 25/01525/DOM2 **Application Type** Domestic New Build (other)
Date Received 21/10/2025 **Grid Reference** 148497 830148
Description of Works alterations to the hub/facilities building and erection of two sheds
Location of Works Sligachan Campsite, Sligachan, Carbost, Isle Of Skye, IV47 8SW,
Applicant Name Mr Stewart Patience
Case Officer Roddy MacKinnon
01478 613821
roddy.mackinnon@highland.gov.uk

Ref Number 25/01535/DOM1 **Application Type** Domestic New Build Multi Plot
Date Received 23/10/2025 **Grid Reference** 148503 843692
Description of Works Laying of new concrete floor and U/F heating, creating new GF w.c., FF en-suite and altered FF shower room. Other work (non-warrant) includes removal of a partition wall, re designing kitchen and general insulation improvements to the walls.
Location of Works Seaview, 4 Mill Road, Portree, Isle Of Skye, IV51 9DQ,
Applicant Name Mr & Mrs S & K MacPherson
Case Officer Roddy MacKinnon
01478 613821
roddy.mackinnon@highland.gov.uk

Caol And Mallaig

Ward-11

Ref Number 24/00707/DOM1/A **Application Type** Domestic New Build Multi Plot
Date Received 21/10/2025 **Grid Reference** 148028 785386
Description of Works Proposed new set of two semi-detached houses with private drainage and private water borehole/treatment shed - AMENDMENT - Additional roof lights to unheated attic - Window type amended (double glazed tilt & turn to triple glazed fully reversible - Foundation type amended in accordance with SER engineer's design to work with ground conditions as found
Location of Works Land 30M NE Of Grianan, Isle Of Eigg, ,
Applicant Name
Case Officer Iain Massey

iain.massey3@highland.gov.uk

Ref Number 25/01522/DOM4 **Application Type** Domestic Existing Building
Date Received 20/10/2025 **Grid Reference** 227123 781204
Description of Works Proposed Foul Water Drainage Connection (Public Main Sewer) for Short Term Let Unit
Location of Works Calgreg, Roy Bridge, PH31 4AG,
Applicant Name Mr Malcolm McInnes
Case Officer Donald Donnelly
01397 707045
donald.donnelly@highland.gov.uk

Ref Number 25/01528/DOM2 **Application Type** Domestic New Build (other)
Date Received 22/10/2025 **Grid Reference** 222951 782017
Description of Works Extensions and Garage
Location of Works Coire An Eoin, Tirindrish, Spean Bridge, PH34 4EU,
Applicant Name Mr Colin Barr
Case Officer Iain Massey

iain.massey3@highland.gov.uk

Ref Number 25/01530/DOM4 **Application Type** Domestic Existing Building
Date Received 22/10/2025 **Grid Reference** 212890 801630
Description of Works To install a swedish ceramic stove and external flue
Location of Works Tigh Sheorais, Poulary, Invergarry, PH35 4HS,
Applicant Name Mr George Cross
Case Officer Iain Massey
iain.massey3@highland.gov.uk

Ref Number 25/01536/DOM1 **Application Type** Domestic New Build Multi Plot
Date Received 23/10/2025 **Grid Reference** 231455 781098
Description of Works Detached Bungalow The proposal comprises the erection of a single-storey, detached bungalow containing two bedrooms, one main bathroom, and one en-suite. The footprint area is approximately 122m².
Location of Works Land 35M East Of Mountain View, Murlaggan, Roy Bridge, ,
Applicant Name Mr George MacCallum
Case Officer

Aird And Loch Ness

Ward-12

Ref Number 23/00047/DOM3/B **Application Type** Domestic New Build Multi Plot
Date Received 21/10/2025 **Grid Reference** 235809 832339
Description of Works Construct 1.5 storey timber framed extensions, install new electrical and heating services, extend parking area - AMENDMENT - alterations to internal partitions and doors, deletion of i window and 2 roof lights, alteration of accessible entrance location, change to single-sided wood stove in Hall
Location of Works Postman's Cottage, Cannich, Beauly, IV4 7NE,
Applicant Name Mr Charles Rotheroe
Case Officer Inverness PBSS Allocator

Ref Number 24/01635/NDOM6/A **Application Type** Domestic New Build Multi Plot
Date Received 21/10/2025 **Grid Reference** 250822 829390
Description of Works Extend and convert residential wing to form meeting room, extend entrance foyer, relocate kitchen, refurbish hall, install new ASHP heating and electrical systems - AMENDMENT - demolition of internal stone walls, installation of steel beams and timber roof trusses, alterations to internal doors, floor construction in Hall (retention of existing joists and solum)
Location of Works Blairbeg Hall, Blairbeg, Drumnadrochit, Inverness, IV63 6UG,
Applicant Name Glenurquhart Rural Community Association
Case Officer Gary Sartain
07342705713
gary.sartain@highland.gov.uk

Ref Number 25/01486/DOM3 **Application Type** Domestic Existing Building
Date Received 09/10/2025 **Grid Reference** 251800 823714
Description of Works New annex to the side of existing cottage
Location of Works Pier House, Inverfarigaig, Inverness, IV2 6XR,
Applicant Name Mr Richard Lawrence
Case Officer Michael Cumming
01408635307
Michael.Cumming@highland.gov.uk

Ref Number 25/01523/DOM4 **Application Type** Domestic Existing Building
Date Received 21/10/2025 **Grid Reference** 251182 829102
Description of Works Internal alterations to remove partition and install stove
Location of Works Borlum Bridge Cottage, Borlum Bridge, Lewiston, Drumnadrochit, Inverness, IV63 6UN,
Applicant Name Mr neil macintosh
Case Officer Inverness PBSS Allocator

Inverness West

Ward-13

No applications this week.

Inverness Central

Ward-14

Ref Number	19/00726/NDOM5/B	Application Type	Non Domestic (Residential)	
Date Received	24/10/2025	Grid Reference	266616	845259
Description of Works	Conversion of office to Hotel - AMENDMENT - Gas heating for hot water; Otis Pitless lift; Lift shaft construction; Public access to Restaurant			
Location of Works	Highland Council Service Point, 21 - 23 Church Street, Inverness, IV1 1DY,			
Applicant Name	KIN Hotel (Inverness) Ltd			
Case Officer	Chris Milne (01349) 868817 Chris.Milne@highland.gov.uk			

Ref Number	25/01526/DOM2	Application Type	Domestic New Build (other)	
Date Received	22/10/2025	Grid Reference	265544	846417
Description of Works	Clearing of existing site, construction of new workshop and office facilities (and associated services).			
Location of Works	HRL Scrap And Waste Solutions Ltd, 3 - 5 Carsegate Road North, Inverness, IV3 8DU,			
Applicant Name	HRL Scrap & Waste Solutions Ltd			
Case Officer	Inverness PBSS Allocator			

Inverness Ness-Side

Ward-15

Ref Number 20/01010/DOM3/A **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 266928 843185
Description of Works Change large Patio Doors to French Doors with side screens. Composite Decking & Protective Barriers built to Annex French Doors, Ground level less than 600mm. Construct Step to Annex.
Location of Works Woodend, 134 Culduthel Road, Inverness, IV2 4EF,
Applicant Name Mr & Miss Ian & Moira Scoular & Murray
Case Officer

Ref Number 22/00155/DOM1/I **Application Type** Domestic New Build Multi Plot
Date Received 21/10/2025 **Grid Reference** 264847 842696
Description of Works Erection of 114 dwellings and associated works on plots 201 to 215, 301, 302 and 401 to 497 - AMENDMENT - Viridian 405w Solar Panels linked to Dyness DL5.0C battery store located in a Enclosuretec ET6 GRP external cabinet housing, with Dry Power fire extinguisher internally at back door
Location of Works 130 Tarff Road, Inverness, IV2 6JN,
Applicant Name Tulloch Homes LTD
Case Officer Chris Milne
(01349) 868817
Chris.Milne@highland.gov.uk

Ref Number 23/01586/DOM4/A **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 266823 843904
Description of Works No new bay window and velux sizes adjusted
Location of Works 3 Glenburn Drive, Inverness, IV2 4ND,
Applicant Name Miss April Sutherland
Case Officer

Ref Number 25/01512/DOM4 **Application Type** Domestic Existing Building
Date Received 17/10/2025 **Grid Reference** 265520 842269
Description of Works Internal wall removal and large rear slap opening with french doors
Location of Works 37 Ardbreck Place, Inverness, IV2 4QQ,
Applicant Name Mrs Lyndsay Sutherland
Case Officer Chris Milne
(01349) 868817
Chris.Milne@highland.gov.uk

Ref Number 25/01513/DOM3 **Application Type** Domestic Existing Building
Date Received 17/10/2025 **Grid Reference** 265604 842881
Description of Works Demolition of conservatory and erect new house Extension to 25 Dores Road,
Location of Works 25 Dores Road, Inverness, IV2 4RF,
Applicant Name Mr Andrew Mackay
Case Officer Inverness PBSS Allocator

Inverness Millburn

Ward-16

No applications this week.

Culloden And Ardersier

Ward-17

Ref Number 23/00789/DOM2/A
Date Received 24/10/2025

Application Type Domestic New Build Multi Plot
Grid Reference 282175 851831

Description of Works Utility room not open to the hall area. Window to the dining room is now only a single window. No weather vane No carport to be constructed. Fire fighting water supply is now a garden pond. No sun tunnels in roof. Location of PV panels in roof The description of works in the title box of all drawings has been amended & so has my address details.

Location of Works Willowbrae, Loch Flemington, Inverness, IV2 7QR,

Applicant Name Mr & Mrs Peter Peacock

Case Officer

Nairn and Cawdor

Ward-18

No applications this week.

Inverness South

Ward-19

Ref Number 21/01881/DOM1/D **Application Type** Domestic New Build Multi Plot
Date Received 21/10/2025 **Grid Reference** 268427 842468
Description of Works Erection of 86 PD dwellings and associated works on Plots 201 to 215, 257 to 266, 301 to 331 and 401 to 430 at IV50, Druid's Temple, Inverness - AMENDMENT - Viridian 405w Solar Panels linked to Dyness DL5.0C battery store located in a Enclosuretec ET6 GRP external cabinet housing, with Dry Power fire extinguisher internally at back door

Location of Works 8 Dunedin Drive, Inverness, IV2 6JU,
Applicant Name Tulloch Homes LTD
Case Officer Gary Sartain
07342705713
gary.sartain@highland.gov.uk

Ref Number 24/01137/DOM2/B **Application Type** Domestic New Build Multi Plot
Date Received 22/10/2025 **Grid Reference** 270205 843199
Description of Works Erection of house & garage. Stage 1. Foundations, underbuilding, ground floor and internal drainage pop ups - AMENDMENT - As built amendments

Location of Works Black Oaks, Inshes, Inverness, IV2 5BB,
Applicant Name Mrs Irene & Robin Green
Case Officer Inverness PBSS Allocator

Ref Number 25/00991/NDOM7/2 **Application Type** Non Domestic (Commercial)
Date Received 24/10/2025 **Grid Reference** 269417 844757
Description of Works Construction of new-build office building. Comprising of: closed and open plan offices across 3 levels, with gym, tea prep and breakout areas, rooftop plant, external landscaping and carparking - Stage 2- Providing information for Stage 5 - MEP

Location of Works Land 95M SE Of, 20A Inverness Campus, Inverness, ,
Applicant Name GEG Capital
Case Officer Gary Sartain
07342705713
gary.sartain@highland.gov.uk

Ref Number 25/01507/DOM3 **Application Type** Domestic Existing Building
Date Received 16/10/2025 **Grid Reference** 266606 841636
Description of Works Erection of single storey extension to the front of the property to form new porch & forming new partition in Lounge

Location of Works 25 Holm Farm Road, Culduthel, Inverness, IV2 6BE,
Applicant Name Miss Suzanne Dunbar
Case Officer Inverness PBSS Allocator

Ref Number 25/01514/DOM3 **Application Type** Domestic Existing Building
Date Received 18/10/2025 **Grid Reference** 266601 841633
Description of Works Erection of single storey extension to the front of the property to form new Porch

Location of Works 26 Holm Farm Road, Culduthel, Inverness, IV2 6BE,
Applicant Name Mr Barry Allan
Case Officer Inverness PBSS Allocator

Badenoch And Strathspey

Ward-20

Ref Number 25/01508/NDOM7 **Application Type** Non Domestic (Commercial)
Date Received 16/10/2025 **Grid Reference** 289606 813196
Description of Works Erect shopfront screen (Stage 3).
Location of Works Best-one, 168 Grampian Road, Aviemore, PH22 1RP,
Applicant Name Best One
Case Officer Andrew Dunley
01463 785082
andrew.dunley@highland.gov.uk

Ref Number 25/01516/DOM2 **Application Type** Domestic New Build (other)
Date Received 20/10/2025 **Grid Reference** 291608 810901
Description of Works Proposed new annexe building
Location of Works Sonnenau, 11 Coylum Road, Aviemore, PH22 1QG,
Applicant Name Ms Janet Ralston
Case Officer Barry Reid
01955 608251
barry.reid@highland.gov.uk

Ref Number 25/01517/NDOM5 **Application Type** Non Domestic (Residential)
Date Received 20/10/2025 **Grid Reference** 303430 828104
Description of Works Erection of a single storey extension to create 4No. bedrooms
Location of Works Garth Hotel, 21 - 23 Castle Road, Grantown-On-Spey, PH26 3HN,
Applicant Name Melville Hotels Group
Case Officer Andrew Dunley
01463 785082
andrew.dunley@highland.gov.uk

Ref Number 25/01524/DOM4 **Application Type** Domestic Existing Building
Date Received 21/10/2025 **Grid Reference** 299149 824803
Description of Works Alterations to dwelling
Location of Works Netherlea, Skye Of Curr Road, Dulnain Bridge, Grantown-On-Spey, PH26 3PA,
Applicant Name Mrs Gemma Shooter
Case Officer Barry Reid
01955 608251
barry.reid@highland.gov.uk

Ref Number 25/01533/DOM4 **Application Type** Domestic Existing Building
Date Received 23/10/2025 **Grid Reference** 283193 805672
Description of Works Refurbishment of the existing domestic dwelling, including replacement of the heating system and rewiring of the existing electrical installation.
Location of Works Fern Villa, The Brae, Kincaig, Kingussie, PH21 1QD,
Applicant Name Mr Brian Loudon
Case Officer Andrew Dunley
01463 785082
andrew.dunley@highland.gov.uk

Ref Number 25/01542/DOM1 **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 301032 821519
Description of Works Erection of new Dining Hall and associated staff and back-of-house spaces to serve entirety of Outdoor Centre. Re-location of existing staff office block. Remodelling of Staff offices and forming additional outdoor storage. New site-wide drainage network to suit these proposals, the existing buildings and other phases of development (accommodation modules, ref no. 25/00998/NDOM5).
Location of Works Abernethy Trust, Nethy Bridge, PH25 3ED,
Applicant Name Mr Ed Metcalfe
Case Officer

Ref Number 25/01544/DOM1 **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 293855 818173
Description of Works Erection of proposed dwellinghouse and single garage
Location of Works Land 40M NE Of Tigh-Air-Na-Creagen, Kinchurdy Road, Boat Of Garten, ,
Applicant Name Mr & Mrs Mark & Frances Ross
Case Officer

Fort William And Ardnamurchan

Ward-21

Ref Number 23/00683/NDOM5/A **Application Type** Domestic New Build Multi Plot
Date Received 24/10/2025 **Grid Reference** 212332 774057
Description of Works AMENDMENT
Location of Works Taigh Sa Ghleann (Left), Achintee, Fort William, PH33 6TE,
Applicant Name MR & MRS S NOLAN
Case Officer

Ref Number 25/01527/DOM3 **Application Type** Domestic Existing Building
Date Received 22/10/2025 **Grid Reference** 181282 761690
Description of Works 1st floor extension to property
Location of Works Nursery Croft, Strontian, Acharacle, PH36 4HY,
Applicant Name Mr David Fox
Case Officer Iain Massey

iain.massey3@highland.gov.uk