

Ann O'Keefe

[REDACTED]

Elphin

Lairg

[REDACTED]

Please ask for:

Phil Tomalin

Direct Dial:

01408 635335

E-mail:

phil.tomalin@highland.gov.uk

Our Ref:

Date:

4 February 2025

Dear Ms O'Keefe

**ASSET TRANSFER UNDER THE COMMUNITY EMPOWERMENT ACT
DECISION NOTICE 4 February 2025**

This Decision Notice relates to the asset transfer request made by **Elphin, Ledmore and Knockan Community Association Limited (ELKCAL)** on 1 July 2023, in relation to **Former Assynt Primary School, Elphin, Lairg, IV27 4HH**.

Highland Council has decided to **agree** the request.

Terms and Conditions

The request is agreed under the following terms and conditions:

- Sale of **Former Assynt Primary School** to **ELKCAL** for £1
- **ELKCAL** covers all reasonably incurred property and legal costs associated with the asset transfer process – both the Council's and its own.
- Any transfer will be subject to existing burdens / conditions in the Council's title to the property (e.g. 3rd Party access rights, etc.). The Council may also impose further burdens / conditions if they consider this expedient (e.g. economic development burdens, etc). The Council will only transfer property for which it has title to do so.
- A right of pre-emption on the property to ensure that, in the event the property is sold or otherwise disposed of, the Council will seek the option of re-purchasing the asset for the original value of £1.
- Any other terms to be agreed by the Assistant Chief Executive – Place in consultation with the Chair of Housing and Property Committee.

To proceed with the process, **ELKCAL** must submit an offer to the Highland Council within **six months of this notice**. The deadline for an offer to be made is: **4 August 2025**

If you consider that the terms and conditions attached differ to a significant extent from those specified in your request, you may **apply to The Council to review this decision**. Any **application for review** must be made in writing to Phil Tomalin, Community Development Manager, **by 4 March 2025**, which is twenty working days from the date of this notice.

Should you have any questions please do not hesitate to get in touch.

Yours sincerely



Alison Clark
Chief Officer Communities and Housing
Highland Council

Mr Richard Brown
Elphin, Ledmore and Knockan Community
Association Limited
Elphin Community Hall
Elphin
by Lairg
Sutherland
Postcode: IV274HH

Please ask for: Phil Tomalin
Direct Dial: 01408 635335
E-mail: phil.tomalin@highland.gov.uk
Our Ref:
Date: 29 August 2025

Dear Mr Brown

ASSET TRANSFER UNDER THE COMMUNITY EMPOWERMENT ACT
DECISION NOTICE 4 February 2025 – 12 month extension from 29 August 2025

This Decision Notice relates to the asset transfer request made by **Elphin, Ledmore and Knockan Community Association Limited (ELKCAL)** on 1 July 2023, in relation to **Former Assynt Primary School, Elphin, Lairg, IV27 4HH**.

Highland Council has decided to **agree** the request.

Terms and Conditions

The request is agreed under the following terms and conditions:

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- **ELKCAL** covers all reasonably incurred property and legal costs associated with the asset transfer process – both the Council's and its own.
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- A right of pre-emption on the property to ensure that, in the event the property is sold or otherwise disposed of, the Council will seek the option of re-purchasing the asset for the original value of £1.
- Any other terms to be agreed by the Assistant Chief Executive – Place in consultation with the Chair of Housing and Property Committee.

To proceed with the process, **ELKCAL** must submit an offer to the Highland Council within **12 months of this notice**. The deadline for an offer to be made is: **28 August 2026**

If you consider that the terms and conditions attached differ to a significant extent from those specified in your request, you may **apply to The Council to review this decision**. Any **application for review** must be made in writing to Phil Tomalin, Community Development Manager, **by 29 Sept 2025**, which is twenty working days from the date of this notice.

Should you have any questions please do not hesitate to get in touch.

Yours sincerely

A solid black rectangular box used to redact the signature of Alison Clark.

Alison Clark
Chief Officer Communities and Housing
Highland Council

Ann O'Keefe

[REDACTED]

Elphin

Lairg

[REDACTED]

Please ask for: Phil Tomalin
Direct Dial: 01408 635335
E-mail: phil.tomalin@highland.gov.uk
Our Ref:
Date: 4 February 2025

Dear Ms O'Keefe

ASSET TRANSFER UNDER THE COMMUNITY EMPOWERMENT ACT DECISION NOTICE 4 February 2025

This Decision Notice relates to the asset transfer request made by **Elphin, Ledmore and Knockan Community Association Limited (ELKCAL)** on 1 July 2023, in relation to **Former Assynt Primary School, Elphin, Lairg, IV27 4HH**.

Highland Council has decided to **agree** the request.

Terms and Conditions

The request is agreed under the following terms and conditions:

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- A right of pre-emption on the property to ensure that, in the event the property is sold or otherwise disposed of, the Council will seek the option of re-purchasing the asset for the original value of £1.
- Any other terms to be agreed by the Assistant Chief Executive – Place in consultation with the Chair of Housing and Property Committee.

To proceed with the process, **ELKCAL** must submit an offer to the Highland Council within **six months of this notice**. The deadline for an offer to be made is: **4 August 2025**

If you consider that the terms and conditions attached differ to a significant extent from those specified in your request, you may **apply to The Council to review this decision**. Any **application for review** must be made in writing to Phil Tomalin, Community Development Manager, **by 4 March 2025**, which is twenty working days from the date of this notice.

Should you have any questions please do not hesitate to get in touch.

Yours sincerely

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Alison Clark
Chief Officer Communities and Housing
Highland Council