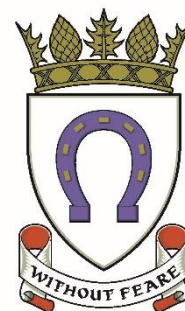


**MINUTES OF A GENERAL MEETING OF  
DORNOCH AREA COMMUNITY COUNCIL (DACC)  
HELD ON WEDNESDAY 26<sup>TH</sup> NOVEMBER 2025  
IN PERSON AT THE CARNEGIE BUILDING CHAMBER**



**PRESENT**

Andrew Cameron – AC  
Eric DeVenny - EDV  
Chris Ferne – CF  
Mike Hanratty – MH  
Lucy Moir – LM

**IN ATTENDANCE**

Lou Rollason - Minutes

**VISITORS**

Isla Fullerton-Smith (IFS) – Dornoch Beach Wheelchairs (DBW)  
Fiona Richardson (FR) – Community Development Manager (North and East Highland)  
Donald Goskirk (DG) – Chair of the DADCA Board

**PLEASE USE THE LINKS IN THE HEADINGS (WHERE APPLICABLE) TO ACCESS CORRESPONDING DOCUMENTATION.**

**INTRODUCTION**

CM welcomed all to the meeting.

**1. APOLOGIES FOR ABSENCE**

Apologies were received from JMc.

**2. DECLARATION OF INTEREST**

LM declared an interest in conversation pertaining to the new Community Centre due to her being on the DADCA board.

**3. ADOPTION & ACCEPTANCE OF MINUTES OF LAST MEETING (22/10/2025)**

The minutes of the meeting held on 22 October were proposed by CF, seconded by MH and adopted as an accurate record.

**4. MATTERS ARISING (NOT OTHERWISE COVERED IN AGENDA)**

None.

**5. VISITORS**

**a. Isla Fullerton-Smith (IFS) – Dornoch Beach Wheelchairs (DBW)**

IFS provided an update on proposals to install a new accessible toilet facility at Dornoch Beach.

The proposed facility would be fully accessible and inclusive, with features such as lifts and hoists. The estimated project cost is approximately £100,000, and funding applications have already been submitted. The facility would be locked but available on a timed basis (approximately 10–12 hours per day).

IFS advised that DBW had been encouraged to work with DANFO, who would manage delivery, installation (including septic tank), and submission of the planning application. The proposed location is close to the Dornoch Beach Wheelchairs base and ESRA facilities, with care taken to ensure no access routes are disturbed.

IFS asked whether DACC supported the proposal and Members unanimously agreed it was a positive and worthwhile project.

	<p>MH queried likely insurance costs. IFS confirmed this had not yet been investigated. CF asked whether DBW would be able to meet ongoing service and maintenance costs. IFS explained that DBW has a strong fundraising record and significant public support.</p> <p>DBW confirmed a contribution of £16,000 towards the project and outlined plans to create a separate line of equipment suitable for younger children. An additional £8,000 would need to be raised, with turf reinforced using honeycomb surfacing suggested. While equipment could be ordered immediately, winter conditions were noted as a potential issue.</p> <p>JMc had previously suggested the Coastal Communities Fund. IFS advised that typical award levels were not suitable. FR agreed to pass on details of the Community Regeneration Fund (via Chloe Murray), with LR facilitating contact by email.</p> <p>MH asked whether specialist accessible equipment would be included, and IFS confirmed that inclusivity is integral to all DBW projects.</p> <p>CF extended thanks, on behalf of the whole town, for the work undertaken by DBW.</p>	
b.	<p>Fiona Richardson (FR) – Community Development Manager (North and East Highland) FR provided an overview of her role within Highland Council. She noted that Liam Clancy has been seconded to another team but remains involved until a replacement is appointed. FR has also taken on responsibility for areas previously covered by Phil Tomlin.</p>	
c.	<p>Donald Goskirk (DG) – Chair, Dornoch &amp; District Community Association (DADCA) DG provided an update on the Dornoch Community Centre (Social Club). He advised that the hall currently operates at a loss and is supported by income from sub-committees. DADCA has purchased plots of land which are being sold to help fund a new Community Centre. DG explained that, including assets, DADCA can contribute approximately £1 million to the project and has submitted a funding application for £280,000. Planning permission is expected to be sought by the end of the year.</p> <p>CM asked when funding would be required. DG advised that a professional fundraiser is in place and will focus on securing the remaining £700,000 once planning permission is submitted.</p> <p>AH referred to correspondence from Paddy Murray (DADCA Treasurer) indicating that most current users are older and suggested that the new centre should prioritise younger people. DG responded that usage would depend on bookings. Members agreed that youth provision should be a key focus, while CF noted the broader need for a new Community Centre for the town.</p> <p>MH queried whether payments could be phased across two financial years rather than substantially depleting the account at once. FR explained the funding process and noted that, due to the scale of funding, the application would require consideration by the Sutherland Committee.</p> <p>Regarding a recent newspaper article, AH asked about increased rates. DG explained this reflected improved facilities and a larger venue. EDV asked whether the centre would be used for weddings, which DG confirmed.</p> <p>LR to draft a letter of support from DACC, emphasising provision for young people.</p> <p>EDV asked whether DG was confident the centre would operate profitably once built. DG advised that discussions had taken place with DACIC regarding potential joint working, including DACIC managing the building due to its experience with the Dornoch Hub.</p> <p>A wider discussion took place regarding funding opportunities and transparency. LR agreed to update the website to explain how funding is applied for, awarded, and what other funds are available. MH asked for clarification on what can and cannot be applied for, which LR will also include online.</p> <p>AH asked about increasing the petty cash balance, including the possibility of a transfer from the Common Good Fund to the DACC account. FR agreed to investigate and AH will provide the accounts. FR also undertook to clarify the position regarding the Youth Development Officer.</p> <p>FR suggested that regular budget updates from DACC would be helpful. MH proposed that DACC run community surgeries, which FR supported. EDV asked whether Members were content in principle with the £280,000 application, and agreement was confirmed.</p>	
<b>ITEMS FOR DECISION</b>		

<b>6.</b>	<b>PLANNING &amp; LICENSING APPLICATIONS</b>	
<b>a.</b>	25/04027/FUL – Erection of timber fence (retrospective) and erection of decking and retaining wall, Drift House, Lonemore, Dornoch IV25 3RW – No comment.	
<b>b.</b>	25/04002/FUL – Demolition of porch, erection of extension and internal alterations, Burghfield Cottage, Cnoc-an-lobht, Dornoch IV25 3HN – No comment.	
<b>c.</b>	25/03375/FUL – Siting of sauna, erection of kiosk and formation of parking, land 475m SE of Caravan Park, Grannies Heilan Hame, Embo – No comment.	
<b>d.</b>	25/03603/FUL – Erection of farm shop, land 45m SE of Craiginnon, Davochfin, Dornoch – Concern raised regarding road infrastructure. Applicant to be invited to attend a future meeting.	<b>LR</b>
<b>e.</b>	25/03840/FUL – Reinstatement of fire-damaged house and erection of extension, Ladysmith House, Clashmore, Dornoch IV25 3RG – No comment.	
<b>f.</b>	25/03861/LBC – Change of use to 2no dwellings, Ivy Barn Cottage, Skibo Castle, Clashmore - No comment.	
<b>g.</b>	25/04164/FUL – Erection of balcony, 17 Murray Road, Dornoch IV25 3LB – No comment.	
<b>h.</b>	25/03441/FUL – Siting of 2no shepherds' huts for holiday letting, land 115m south of Craiginnon, Davochfin, Dornoch – Concern raised regarding road infrastructure.	<b>LR</b>
<b>7.</b>	<b>FUNDING APPLICATIONS</b>	
<b>a.</b>	New Dornoch Community Centre Discussed under 5c.	
<b>ITEMS FOR DISCUSSION</b>		
<b>8.</b>	<b>FINANCE UPDATE</b>  AH reported a current balance of approximately £3,000. AC advised that Christmas trees cost approximately £500.  AH also provided an update on the Christmas Market planned for 20 December, noting a strong community and group-led focus.	
<b>9.</b>	<b>HC PROJECTS UPDATE</b> JMc not in attendance.	
<b>10.</b>	<b>DACC MAINTENANCE PROJECTS</b> No new matters brought up.	
<b>11.</b>	<b>DEVELOPMENT PROJECTS</b> No matters raised.	
<b>12.</b>	<b>ROADS &amp; PATHWAYS</b> No new issues, only ongoing discussions.	
<b>13.</b>	<b>PARKING &amp; TRAFFIC</b> No new matters raised; parking and traffic remain ongoing concerns.	
<b>14.</b>	<b>AIRFIELD</b> JMc not in attendance to report back and no new discussions.	

15.	<b>DORNOCH AREA PLACE PLAN</b> Public consultation date preliminary set for 10 January 2026.	LR
16.	<b>DORNOCH SERVICE POINT CLOSURE</b> JMc not in attendance to update with any new issues. DACC Members reiterated concerns regarding the downgrading of the service.	
17.	<b>DORNOCH FOOD LARDER</b> LR to email requesting further information.	LR
18.	<b>BEACH TOILETS</b> Discussed in 5a.	
19.	<b>TORBOLL HOUSE</b> Review was upheld, overturning the original refusal of the planning application. LR to send details to CF and keep him apprised.	LR
20.	<b>DORNOCH WETLANDS</b> CF gave a short update regarding the situation after a conversation regarding accessing funding with FR.	
21.	<b>CPO CO-OPERATION</b> No update.	
22.	<b>DORNOCH SKIP</b> Highland Council will not provide a skip for the town.	
23.	<b>POLICE REPORT</b> Noted and no comments were forthcoming.	
24.	<b>COUNCIL SURGERIES</b> MH to provide information to LR to create an information pack.	MH & LR
25.	<b>ARDGAY COMMUNITY COUNCIL</b> AH confirmed that DACC has appropriate insurance in place. DACC confirmed its support for Ardgay Community Council.	
26.	<b>CORRESPONDENCE</b> Relevant correspondence can be found <a href="#">here</a> . There were no items of any great significance.	
27.	<b>AOCB</b>	
a.	EDV advised that discussions had taken place with the Licensing Board regarding the possibility of a 2am licence during the Dornoch Beer Festival weekend.	
b.	CF expressed concern that while issues continue to be discussed, progress on solutions is limited, noting ongoing problems with A-boards in the Square. BID involvement was required. LR to ask Sharon to remind businesses of the need to register with Highland Council.	LR
c.	LR provided an update on the Hogmanay Street Party.	

<p><b>THE MEETING CLOSED AT: 21:25</b></p> <p><b>WITH NO FURTHER BUSINESS TO DISCUSS, THE CHAIR EXTENDED HER THANKS TO THOSE WHO ATTENDED AND CLOSED THE MEETING.</b></p> <p><b>THE DATE OF THE NEXT MEETING IS STATED BELOW.</b></p>
<p><b>DATE OF NEXT MEETING – 17<sup>TH</sup> DECEMBER 2025 AT 7:00 PM</b></p> <p><b>LOCATION: CARNEGIE COUNCIL CHAMBERS, DORNOCH</b></p>