



# COMHAIRLE NAN EILEAN SIAR

The Town and Country Planning Scotland Act 1997 – Section 36(1)

Town and Country Planning General Development Procedure Order 2013 Regulation 16

Planning Register - Part 1

## Application Details

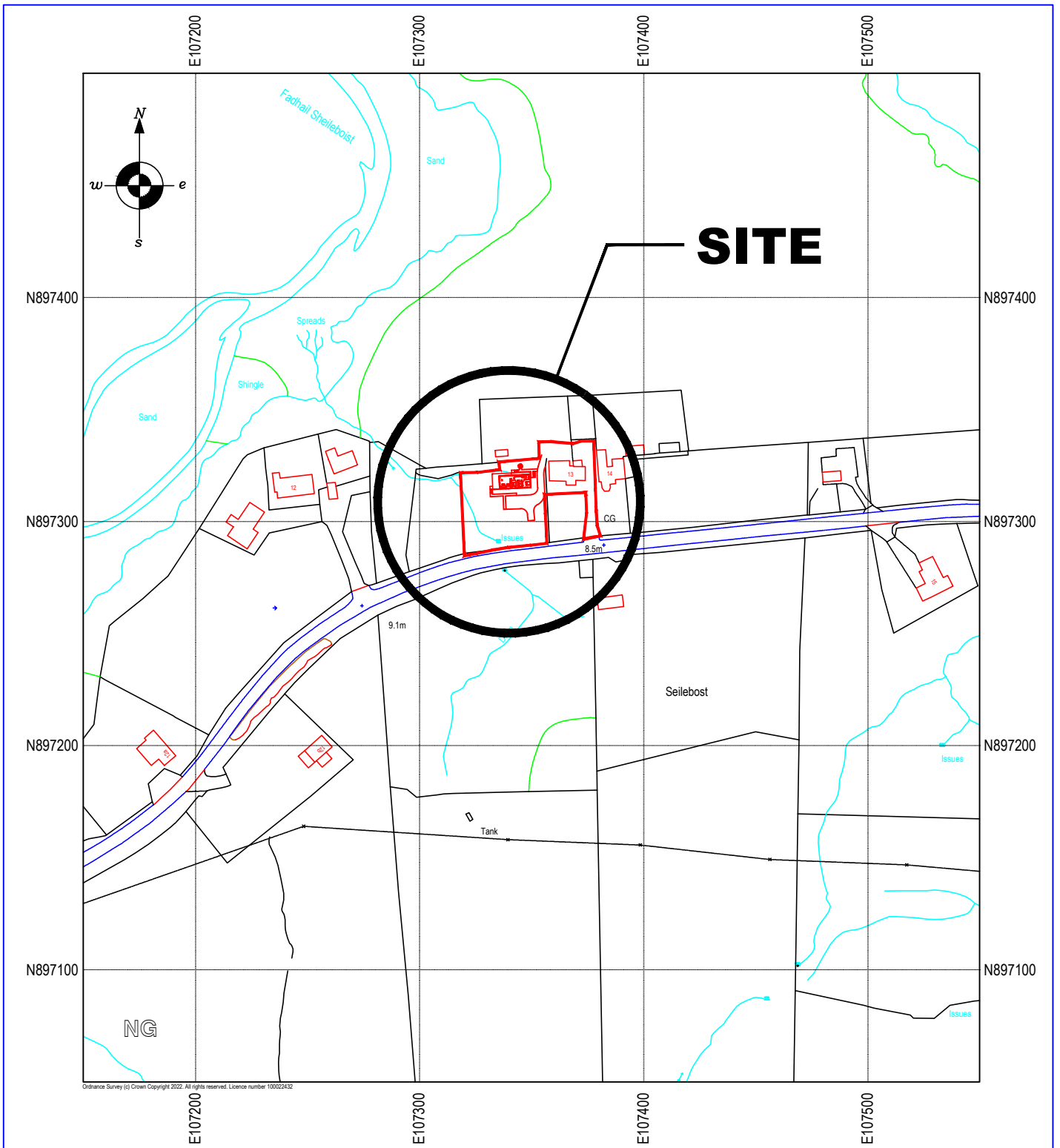
Reference Number	24/00171/PPD
Date registered as valid	02/05/2024
Description of Development	Extend existing access and erect house
Address or description of location to which the development relates	13A Seilebost, Isle of Harris
Co-ordinates	N 107 339 E 897 305
Applicant Name	Mr Haramandeep Toor
Applicant Address	13 Seilebost, Isle of Harris, HS3 3HP
Agent name (if applicable)	
Agent Address (if applicable)	

**The above application summary is accompanied by plans and drawings sufficient to describe the development and where relevant any design statement.**

Important Note: on Tuesday 07 November 2023, Comhairle nan Eilean Siar experienced a criminal cyber incident and is working with Police Scotland, the Scottish Government and the National Cyber Security Centre to investigate the matter.

The Online Planning Portal remains unavailable as does our suite of integrated software and hardware systems. In order to enable access by the wider public to application documents and consult upon planning applications, interim systems have been put in place on the temporary website of Comhairle nan Eilean Siar, including a rudimentary facility to display a limited number of documents per application.

Any party wishing to view the application file in full may do so at the offices of Comhairle nan Eilean Siar at Sandwick Road, Stornoway Isle of Lewis, HS1 2BW or Balivanich, Isle of Benbecula. HS7 5LA, ordinarily between 9am and 5pm Monday to Friday (excluding public and local holidays). It is recommended that in advance of visiting an office to view an application that you make an appointment by sending an email to [planning@cne-siar.gov.uk](mailto:planning@cne-siar.gov.uk)



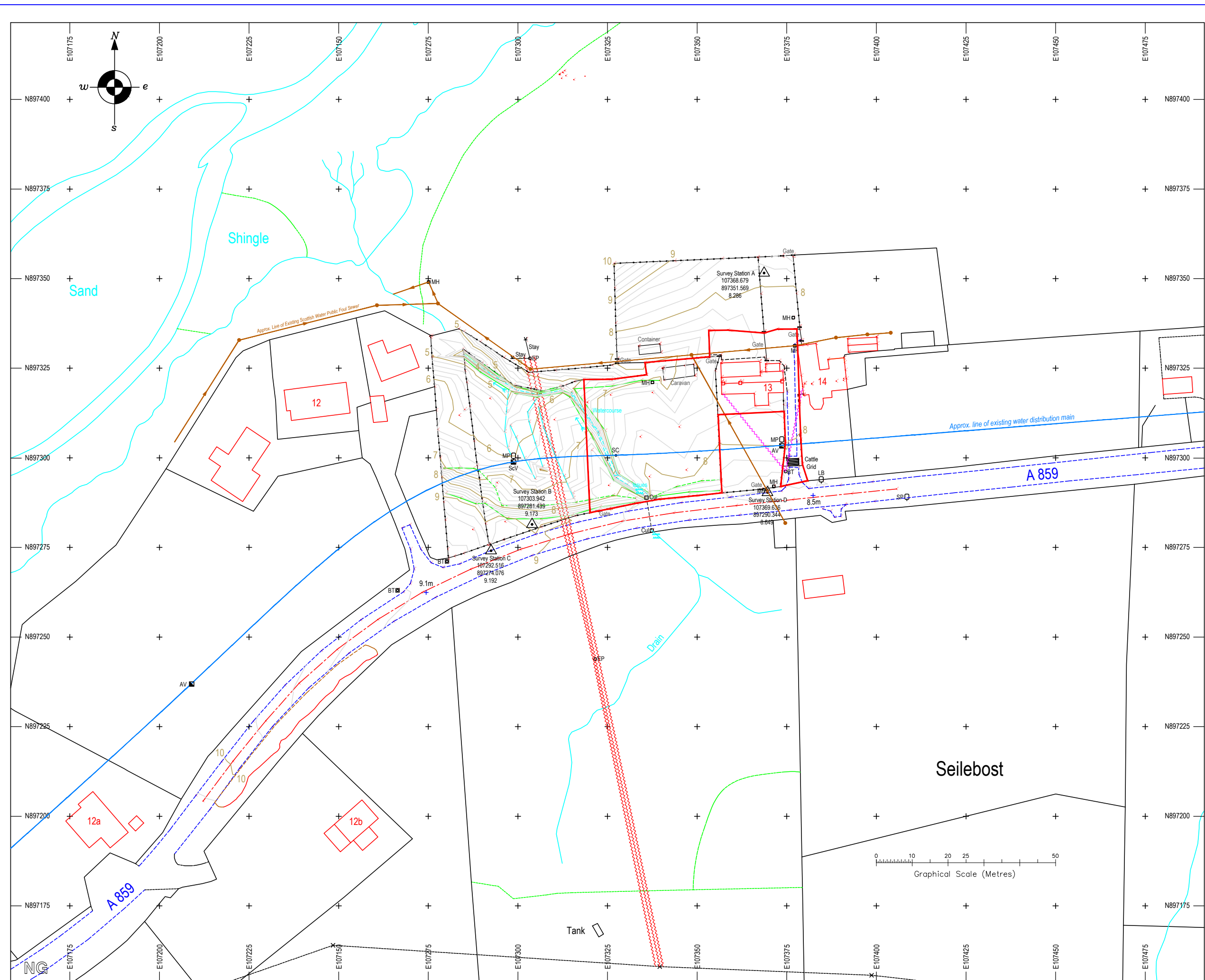
## Site Location Plan

Scale 1:2500 @ A4

Site Centred Co-ordinates N.G.R. NG 107339, 897305

<p style="font-size: small; margin-top: 10px;">2A STEINISH STORNOWAY HS2 0AA TEL (01851) 704703 EMAIL malcolm@maciverconsultancy.com</p>				
	REV.	REVISION NOTE	DATE	INITIALS
SCHEME : Proposed Lodge at 13 Seilebost Isle of Harris HS3 3HP	SCALE(S) : 1:2500 @ A4		DATE : JANUARY 2023	
TITLE : SITE LOCATION PLAN	DRAWING NO. : 22/223/02 PLANNING B		DRAWN : ERL	
			CHECKED :	





**LEGEND**

	Survey Station		Sign Post
	Survey Point		Marker Post
	Gate Post		Letter Box
	Manhole		Elec Pole
	Culvert		BT Pole
	Air Valve		Scour Valve
	Edge of Bitmac		
	Fenceline		
	Hardstanding		
	Overhead Elec Power Lines		
	Overhead BT Lines		
	Building		
	Top of Bank		
	Toe of Bank		
	Drain		
	1m Contour		
	0.2m Contour		

REV.	REVISION NOTE	DATE	INITIALS

**MACIVER CONSULTANCY SERVICES**  
 2A STEINISH STORNOWAY HS2 0AA  
 TEL: (01851) 704703  
 EMAIL: malcolm@maciverconsultancy.com

**13 Seilebost**  
**Isle of Harris HS3 3HP**

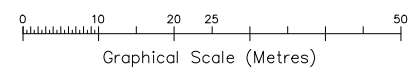
**TOPOGRAPHICAL SURVEY**

FORMAT:	SCALE(S):	DATE:	JANUARY 2023
A1	1:500	DRAWN:	ERL
A3	1:1000	CHECKED:	

DRAWING NO.: **22/23/01 PLANNING B**

Survey grid and levels aligned to Ordnance Survey.

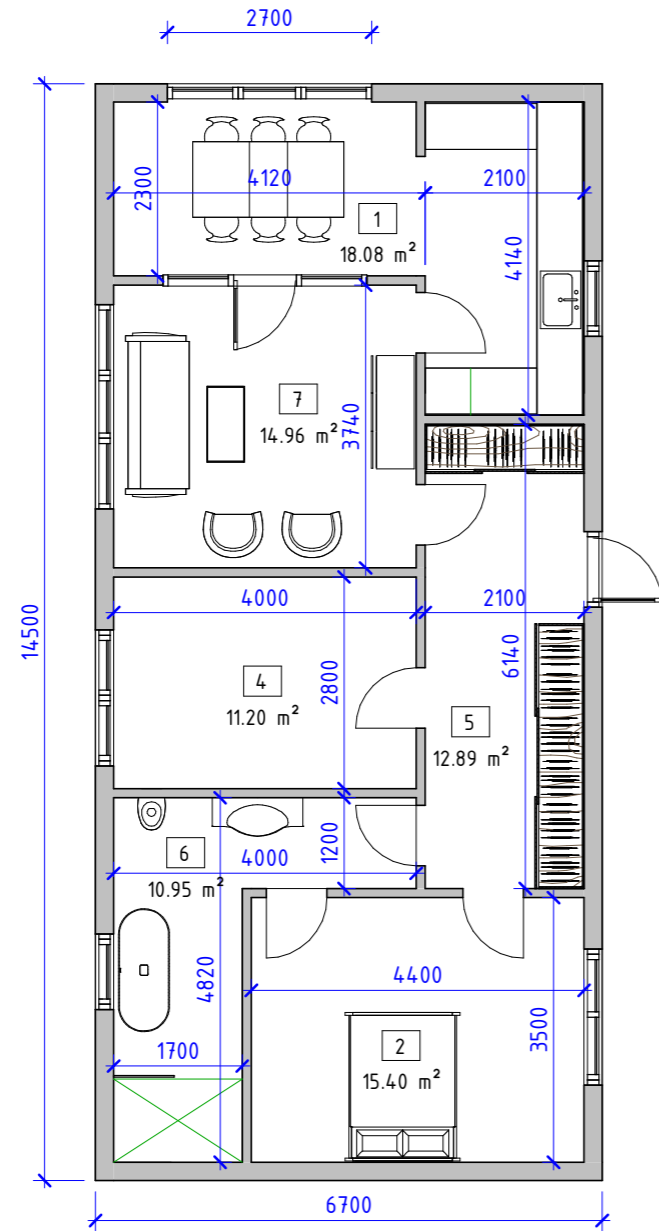
**SITE SURVEYED AREA (SCALE 1:500 @ A1 FORMAT)**



# Lodge

PLAN

1 : 100



NORTH ELEVATION

1 : 100



SOUTH (ROAD) ELEVATION

1 : 100



WEST ELEVATION

1 : 100



EAST ELEVATION

1 : 100



ROOM SCHEDULE

No	Name	Surface
1	Kitchen	18.08 m <sup>2</sup>
2	Bedroom	15.40 m <sup>2</sup>
4	Bedroom	11.20 m <sup>2</sup>
5	Corridor	12.89 m <sup>2</sup>
6	Bathroom	10.95 m <sup>2</sup>
7	Living room	14.96 m <sup>2</sup>

Total surface: 6 83.49 m<sup>2</sup>

Project: Erection of a new dwelling house, vehicular access, and associated parking

Site Reference: 13 Seilebost, Isle of Harris, HS3 3HP

### **DESIGN STATEMENT:**

#### Proposal:

Erect a 2-bedroom 1 storey dwelling house, vehicular access and turning area. The property will be served by mains electricity, public water, and wastewater systems.

#### Location:

The proposed development is in the village of Seilebost, Isle of Harris, on Croft land , currently used for grazing.

#### Village profile

The village consists of a mixture of private dwellings and holiday homes. There are several agricultural buildings located among the various Crofts also. The housing position tends to be influenced by the topographical restraints formed by the sea, causeways, hills and the main A road running through the village. In the main, the houses tend to run parallel to the main road and this dwelling will do the same.

#### Context:

The development will be located on Croft land on a plot close to and next to a house already occupied at 13 Seilebost. The house is for the elderly parents of the current householder and the house will therefore share an access, minimising the impact upon the location. A turning area will be incorporated within the development area.

The house will be oriented the same as the property it will be placed next to, oriented lengthways east to west, parallel to the main road.

The site is a fairly level house site and will fit in well design wise with the house it will form an “annexe” to. The house will be a pitched tiled / slated roof with glazing being increased to the rear of the property to maximise the views across Luskentyre Sands. The property will benefit from white external render and this will be offset by darker rainwater fixtures. The simple sympathetic design will blend into the landscape, an important factor in a National Scenic Area.

Haramandeeep Toor

29.4.2024