



ASSET TRANSFER UNDER THE COMMUNITY EMPOWERMENT ACT

Forestry and Land Scotland – Community Asset Transfer Scheme

DECISION NOTICE – AGREED

To: North Sutherland Community Forest Trust
Naver Telecentre
Bettyhill
Sutherland KW14 7SS

Forestry and Land Scotland
Apex 1, 99 Haymarket Terrace,
Edinburgh, EH12 5HD

fls.communities@forestryandland.gov.scot

Head of Land Transactions and Development
Malcolm Pearson

Our ref: 25-26-02RATN

9 December 2025

This Decision Notice relates to the asset transfer request made by North Sutherland Community Forest Trust on 18 August 2025 in relation to FLS Borgie Log Cabin and 0.8 ha of surrounding land, including the solum of the NSCFT Log Cabin shown on the indicative plan annexed, “the disposal area”.

Forestry and Land Scotland has decided to **agree** to the request.

The reasons for this decision are as follows:

- NSCFT has a long and successful track record in owning and running their log cabin at Borgie Forest as a venue for music, arts and crafts, ‘Dark Skies’ events, forest studies and

other community activities and projects. These resources are clearly valued and well utilised by the local communities and communities of interest.

- Securing the solum of NSCFT's log cabin and the additional capacity of the larger cabin will enable NSCFT to expand community activities in the area, offering a wider variety of indoor and outdoor space.
- NSCFT's business plan includes a sound analysis of income and expenditure in detail for the first 5 years and extending to a wider 20 year outlook. NSCFT also has an established organisational structure and leadership and is linked closely with their communities at the local, governmental, organisational and individual levels.
- NSCFT has set out a clear plan, through consultation with the community, to make use of the additional space and the benefits this will deliver including additional employment, expansion of existing programmes, and new activities such as providing a venue for outdoor and educational activities.

The attached document specifies the terms and conditions subject to which we would be prepared to **transfer ownership of** the land to you. **If you wish to proceed, you must submit an offer to us at the address above by 30 June 2026.** The offer must reflect the terms and conditions attached, and may include such other reasonable terms and conditions as are necessary or expedient to secure the transfer within a reasonable time.

Right to appeal

If you consider that the terms and conditions attached differ to a significant extent from those specified in your request, you may appeal to the Scottish Ministers.

Any appeal must be made in writing **by 9 January 2026**, which is 20 working days from the date of this notice, to:

Community Land Team
D Spur
Saughton House
Broomhouse Drive
Edinburgh
EH11 3XD

Email: CRTB@gov.scot

Guidance on making an appeal is available at www.gov.scot/policies/community-empowerment/asset-transfer/.