

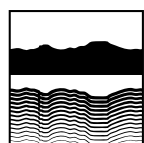


Community Action Plan

Dunvegan Community Council Area

2025-2035

Collated by Dr L. Cleland, October 2025



**DUNVEGAN
COMMUNITY
TRUST**

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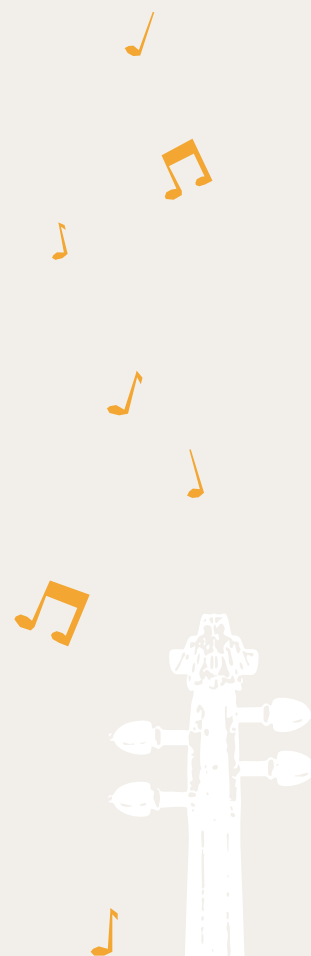
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Glossary of abbreviations:

DCC

Dunvegan Community Council area

DCT

Dunvegan Community Trust -
DTAS member Development Trust,
compliant with Right to Buy legislation
and Community Empowerment Act

CHT

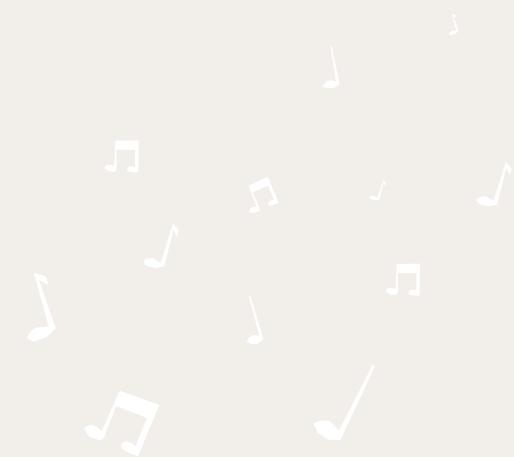
Communities Housing Trust

LSHA

Lochalsh and Skye Housing Association

HC

Highland Council



Scan to hear:

Morag of Dunvegan -
Dunvegan Primary School

Dunvegan Community Council Boundary

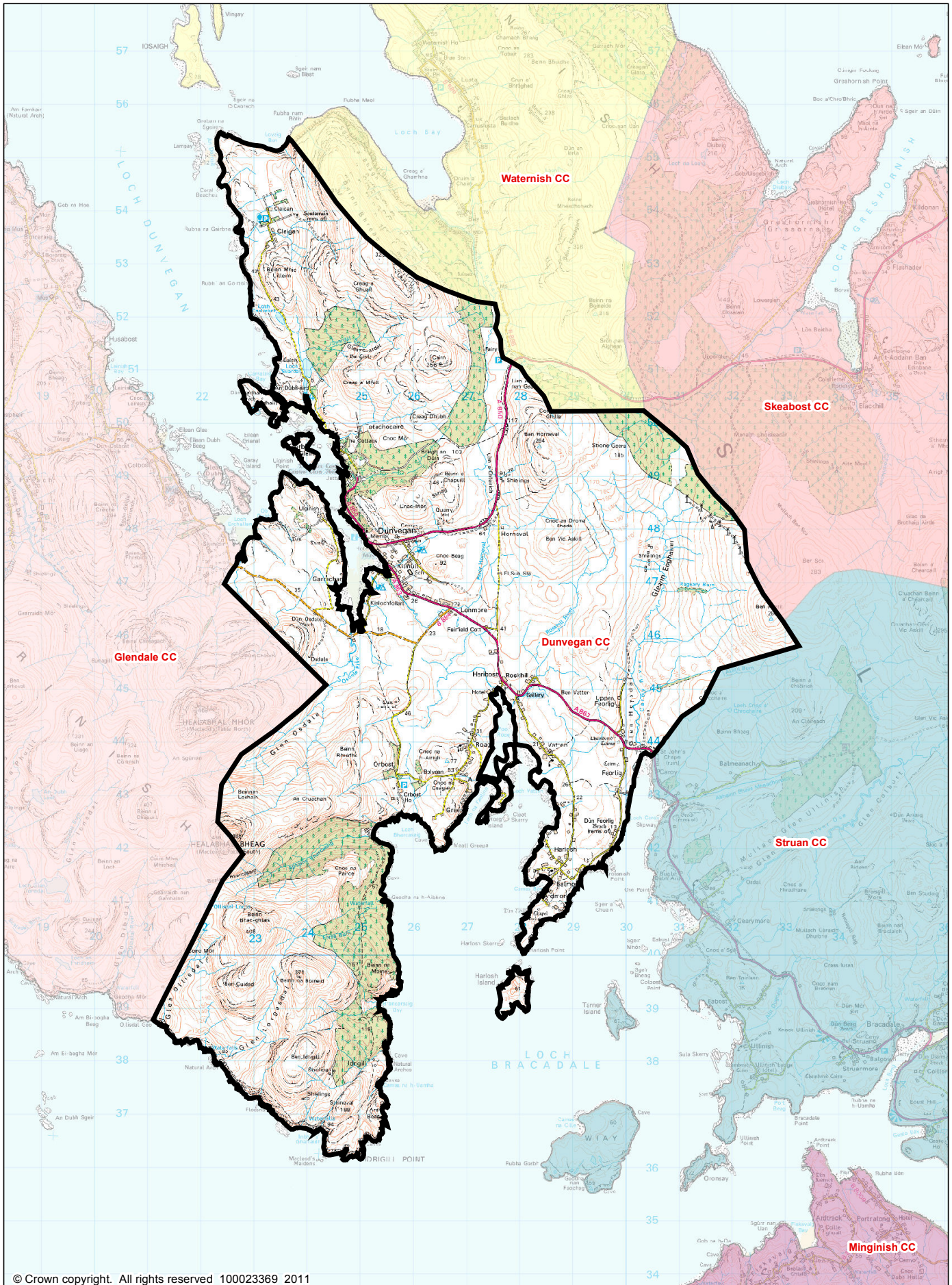


Fig. 1

1. Introduction

This Community Action Plan covers the Dunvegan Community Council area (DCC) for 2025 to 2035.

It is the result of several years and a great deal of work across the community, and it is important that the Plan is as widely useful and flexible as possible.

By official designations, DCC is classed a ‘very remote rural’ and ‘fragile’¹ area at 57.4 degrees north, in the IV55 8 postcode. Its nominal area is around 27 square miles between Loch Dunvegan and Loch Bracadale, but the inhabited part is much smaller, comprising 7 townships within 3–5 miles of Dunvegan itself. The current population of DCC is c.650 (in c.280 households) half living within the settlement of Dunvegan. This village is also the centre of the historic (and Civil) Parish of Duirinish, an area of c.100 square miles, with c.70 miles of coastline.

Dunvegan continues to serve as a centre for the residents of Glendale (10 miles by road) and Waternish (11 miles) plus the Struan area (9 miles). Within this wider area of 100 square miles, c. 1,500 people, the only primary school, public transport terminus and medical centre are in Dunvegan. In addition we also host NW Skye’s only garage, fuel station, and 3 of 5 grocery shops.

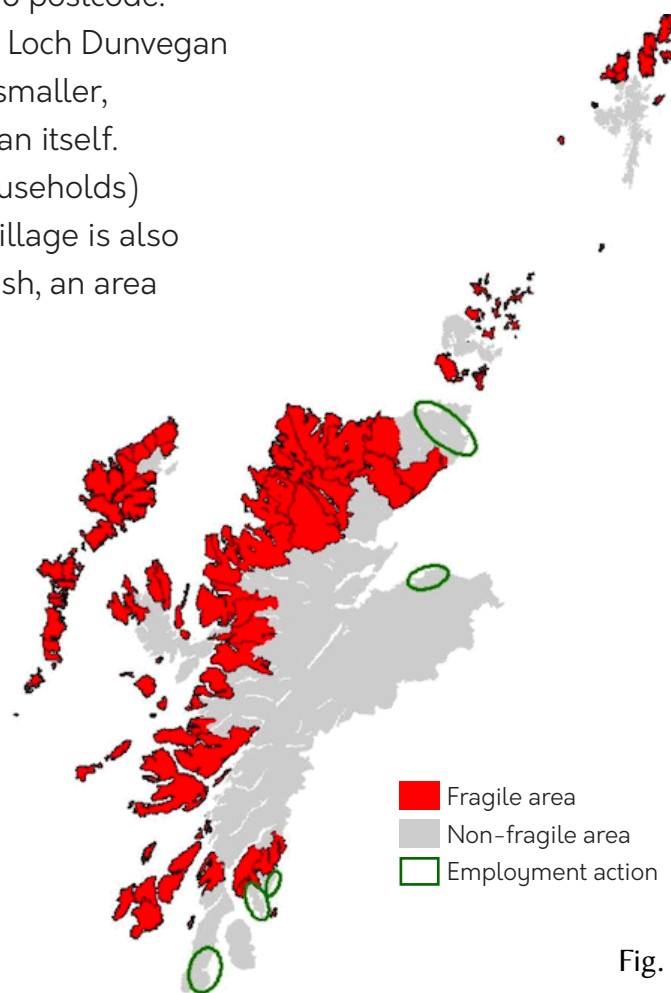


Fig. 2



Scan to hear:

Ainmean-àite an Eilean Sgitheanaich – A collection of place names from Roag and the surrounding areas



Dunvegan is 21 miles from the nearest nationally-defined village, Portree, c.2,500 people: closer to Lochmaddy on North Uist (19 miles).

There is one public bus route east from Dunvegan village to Portree, 4x daily not Sundays, with no non-school buses north, west or south. Nevertheless, this area receives hundreds of thousands of UK and international visitors every year (c.370,000, accommodation for c.70,000 person-nights) being home to famous sites including Dunvegan Castle, Coral Bay and the only road to Neist Point and the Three Chimneys Restaurant.



MacLeod's Maidens, southwestern border of DCC, courtesy of SKye and Lochalsh Archive centre

The majority of all land in DCC is owned by MacLeod Estates, under crofting tenure, while a small crofting area to the north is owned by the Scottish Government. Orbost Estate is owned by Highland and Islands Enterprise, including large 'wild' areas to the western community council border adjoining the common-ownership farm of the Glendale Estate.

While the Highland Council's WestPlan (HC, 2019) zones 11 sites around the Village for housing and other development, it has now used one, and only one other has ever been on the market. The remaining 9 development sites are owned by MacLeod Estate, who also, unusually, own all the foreshore/sea access in DCC (elsewhere under Crown Estate).

Wind farms

There are currently 2 operating wind farms in the North West of Skye: Vatenfall Wind Farm in the community council areas of Skeabost and Struan, and Ben Aketil Wind Farm, in Dunvegan Community Council area. Since Ben Aketil Wind Farm went online in 2009 (pre-dating the current Scottish Government good practice guidelines) Dunvegan Community Council area has received Community Benefits of £2000 per megawatt generated.

The Scottish government currently recommends £5000 per generated megawatt in Community Benefit Funds as good practice.

There are many conversations being had locally and nationally that this ‘recommendation’ needs to be modernised, especially in the context of rising energy prices and the very high charges for energy in the Highlands.

It’s also a Scottish Government recommendation that communities be offered shared ownership of new or repowered schemes in their community in addition to community benefit. This would be a long term, major financial investment, but with much

greater financial return to communities than traditional Community Benefit packages.

There are now several new onshore wind projects at various stages of development and planning in the North West. The planning application for the repowering of Ben Aketil, which would see the existing 12 turbines replaced with 9 larger turbines with a tip height of 200m) has gone to public enquiry, and will be decided by Scottish Government. Muirhall Energy has submitted a planning application for 33 turbines in Struan Community Council area (Glen Uillinish II, and Wind2) has been granted planning permission for the Ben Sca Wind Farm.²



Agriculture & fishing

DCC is traditionally a crofting and fishing community.

According to the Scottish Crofting Federation, crofting is “a land tenure system of small-scale food producers unique to the Scottish Highlands and Islands. It provides tenants with security provided they pay their rent, live on or near their croft, and work the land.” According to the Scottish Government’s most recent report, another benefit of crofting is that it “contributes to population retention in our rural and island areas”.³ Crofting is a way of life and an intrinsic part of culture and heritage for many people in the area, but increasingly crofts and croft tenancies are requiring high upfront costs to acquire, rendering them out of reach for many younger people from the area. This now restricts the opportunities to ensure a new generation of crofters, beyond opportunities of inheritance.

Like many other island communities, fishing is also a local industry with deep cultural roots. Issues around foreshore ownership and control of assets like Dunvegan Pier have restricted economic maritime activity in DCC, but despite this, families in the area still rely on this industry.





Tourism

Like the rest of the island, the economy of Dunvegan Community Council area relies heavily on tourism, with Dunvegan Castle and Gardens a major employer in the North West. Pre-pandemic, the industry supported 2,850 jobs in Skye and Raasay, and brought in £211 million in annual revenue contributing “approximately 11% of estimated visitor numbers to Highland and estimated 11% of visitor spend in Highland”. ONS employment data show that in 2018:

Accommodation and food services accounted for 24% of employment in Skye & Raasay, compared to 11% across the Highlands and 8% nationally.

Population

Like the rest of Skye, our resident population has risen in the 21st century. However this rise is wholly in over 55s. If we continue as we are, by 2035 the majority of adults will be over 68, outnumbering the whole working age population, **even if all today's children stay in the area.**

Fig. 3 - IV55 8 Age projection over time (%)

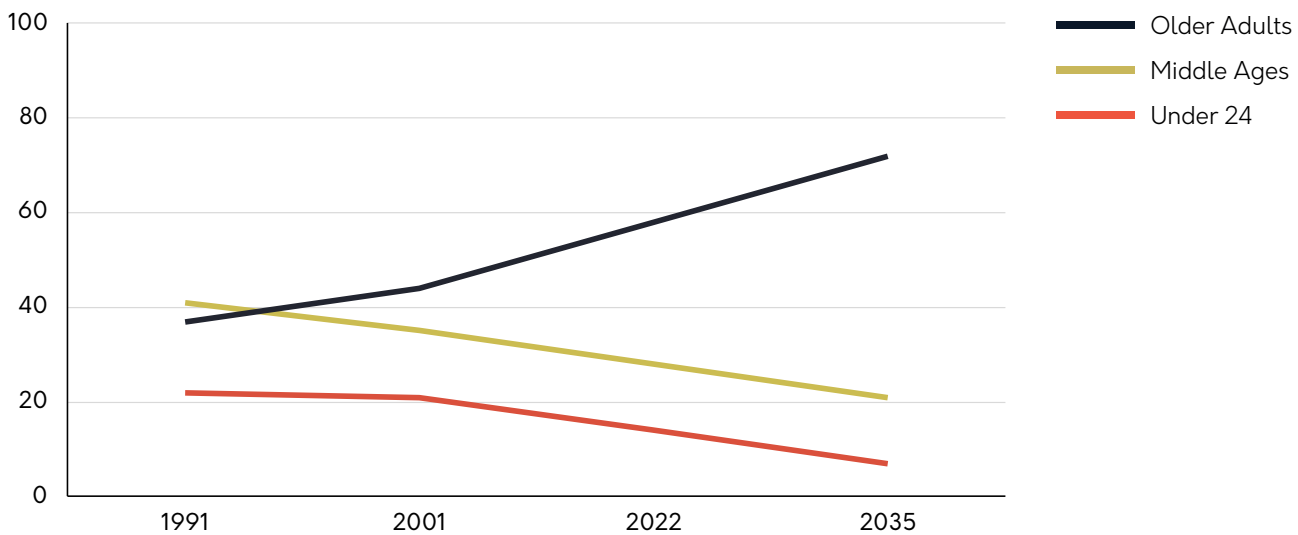
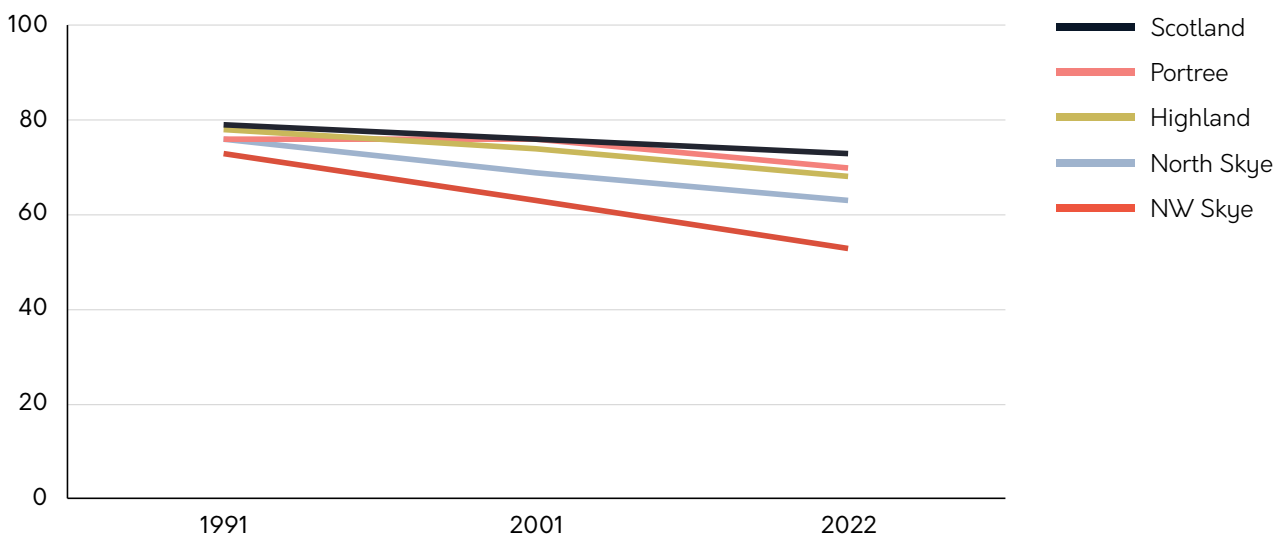


Fig. 4 - 0-59yo as % of total population



One of the positive outcomes of our Community Action Planning process, which we will go into more detail about in the next section, is that we now have locally specific statistics, not previously available.

Employment & income

We know from our Community Action Plan Survey⁴ that earned incomes in DCC are notably low.

Fig. 5 - Employment status

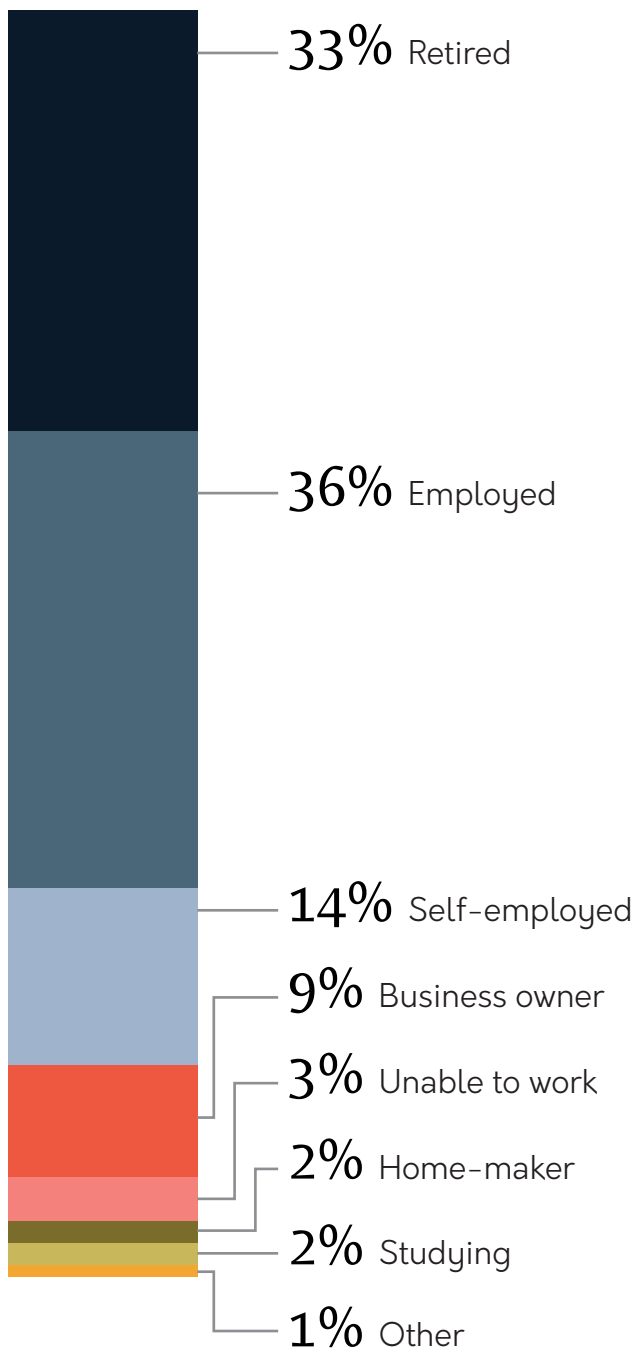
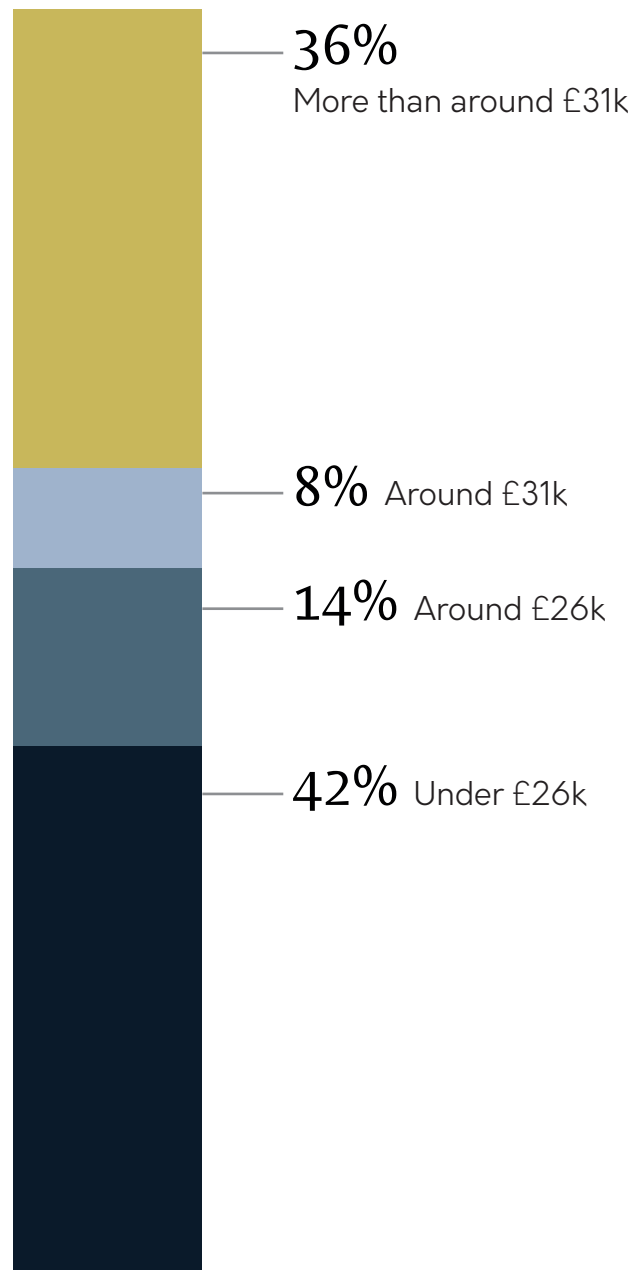


Fig. 6 - Annual incomes (under 55)



Jobs & housing

46% of the workers in our community **work at least 2 jobs** to make their income. This pattern is particularly notable in those under 55, and those earning less than the national median wage of £31k. **It is important to note** - not only does working multiple jobs have an impact on how much 'free' time we have, it has ramifications for local businesses and recruitment, and an obvious link to housing affordability.

Fig. 7 - Number of employments (%)

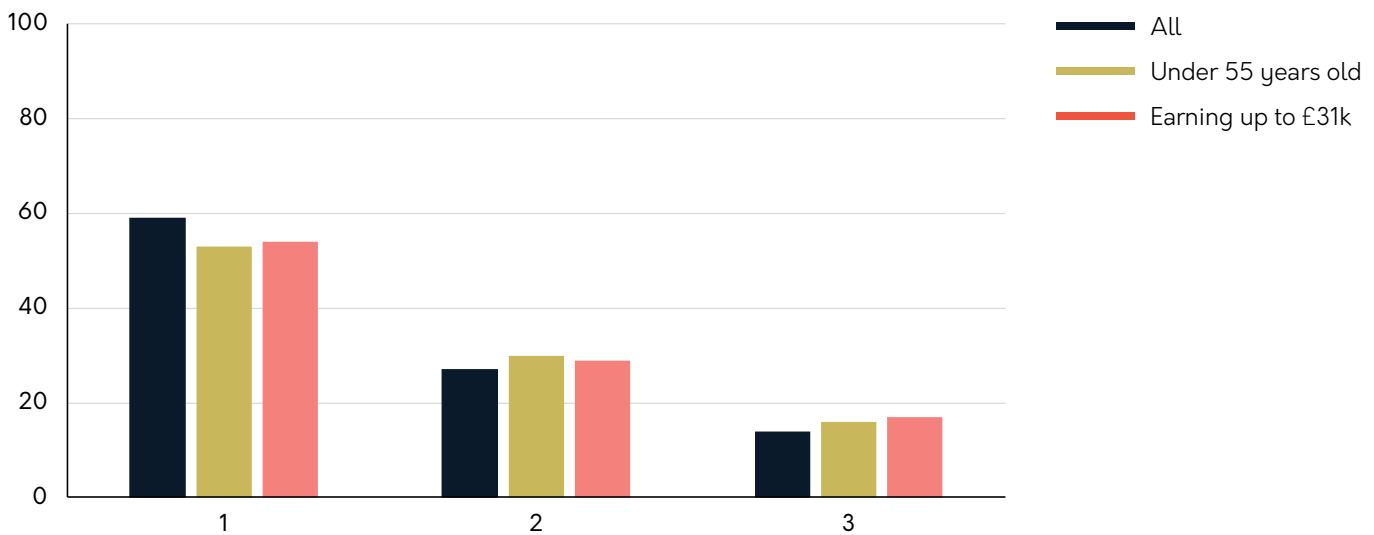
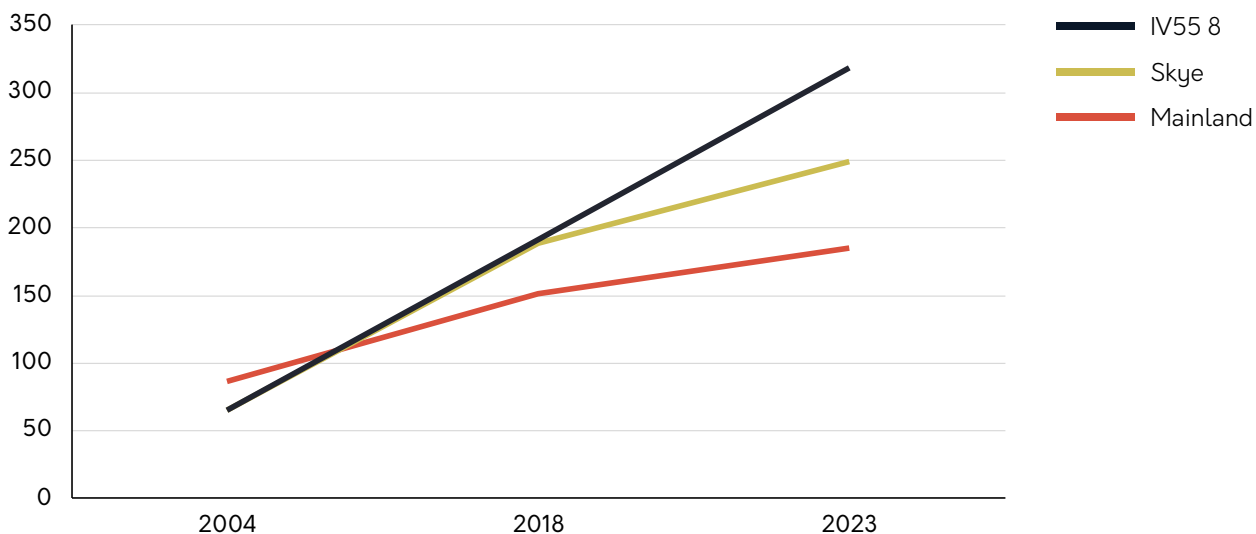


Fig. 8 - House price trends over time (£)

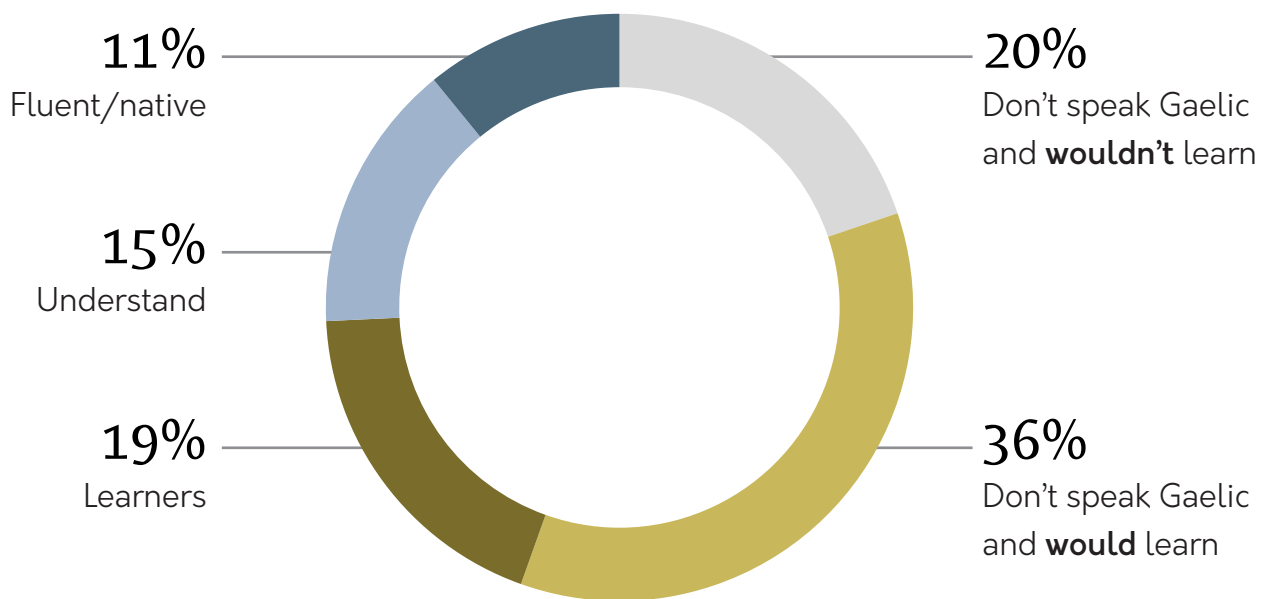


The average house price in DCC 2022-24 (n.18) was £262,000, compared to a Skye median of £249,000, and island/mainland medians of £184/£185k in 2023. (The average price across IV55 8 was £339,000.) As median local wages for under 55s remain around £25,000 (vs UK median wage of £31,100) and costs of living exceptionally high due to distance premiums, this is an obvious issue.

Gaelic

In addition to demographic information, we also gathered information on local levels of Gaelic fluency. **26% of us have some level of fluency**, with an additional 19% learning. A good percentage – 36% don't have any Gaelic but would learn, which provides great scope for local initiatives to remove barriers to doing so.

Fig. 9



1.1 CAP process and methodology

Community Action Plans (CAPs) have been growing in importance over recent years, becoming an essential tool in community development. CAPs do not just express local needs/opportunities and direct locally led development. They are also crucial to lobbying Government for statutory services and communicating with funders and other outside influences. **Community Action Plans are a nationally recognised form of evidence, and key in using legislation like the Community Empowerment Act and The Community Right to Buy.** We have developed this plan in such a way that it will be straightforward to develop

and ratify as a Local Place Plan under the Planning (Scotland) Bill, should the community wish to do that. This Community Action Plan can be used by anyone in the community needing to demonstrate an unmet need or a market.

The benefits of creating a Community Action Plan were raised at Dunvegan Community Trust's 2024 AGM. With the co-operation of Dunvegan Community Council and initial funding from the Community Regeneration Fund, and plus further funding from Nadara, Dunvegan Community Trust began working on the Community Action Plan in 2024.

Often, communities need to outsource much of the work of the development and production of a Community Action Plan to external consultants and designers.

This takes a lot of the pressure off of the anchor organisation, but we wanted to take advantage of the skills we have in our community and keep the work and process as local as possible.

We engaged a DCC resident researcher to:

- Support the development of the structure of the plan
- Advise on a method of engagement
- Undertake desktop research gathering all of the publicly available information on our locality into one place
- Develop and analyse a community survey
- Write the final Plan

The first part of this research was context-setting, which included reviewing community consultation work already conducted locally, to identify themes and projects already highlighted by local voices.



Fig. 10

1.1a Community conversation consultation 2020⁵

It was very clear from 2020's Community Conversation that what we value most is each other:

85% of people chose **the community itself** as the best thing about Dunvegan

Positive aspects mentioned included everything from formal volunteering, to community spirit, to how we pull together and also support each other personally. Part of our aim here is to take stock of and celebrate how this has been translated into action, by multiple players and the community as a whole since.

For example:

- A successful community-wide project to redesign and upgrade the old playpark into a new Community Park for everyone
- The acquisition and upcoming renovation of the former Gaeltec buildings to provide new local services and opportunities
- Preparation to purchase small woodlands at Orbst to protect a valued common space and offer new woodland crofts with affordable community-owned housing
- Funding to support education and skills-development for community-members, also enhance school, music/arts and community minibus
- Dunvegan Christian Fellowship Community Cafe opened, providing a much needed 3rd Space
- Dunvegan Community Council and DCT collaboration to install defibrillators across DCC
- New primary school for Dunvegan is due to begin in 2026



Much of what a community can do, is being done. Yet there is appetite for more. Concerns identified in 2020 included much of the above, but also:

- Lack of affordable housing
- The future of other local assets, e.g. Lochside commercial premises, Dunvegan Pier
- Actual progress of Highland Council promised land for the Community Sports Pitch
- Issues with transport, pavements and parking, also foot- and cycle-paths
- Issues with refuse, recycling and toilet facilities
- Access to land, local communal green spaces, and opportunities to grow/garden
- Childcare and facilities for young people

- Community communication, social spaces
- Involvement of townships
- Vision and strategy needing definition
- Communication of these to Highland Council and visitors

As well as inviting these in-depth personal responses through Community Conversations in 2020, DCT also did some more traditional surveying in 2021.⁶ The community then identified the top five ‘main problems facing people in the community’ as:

1. Affordable housing (main concern of 2/3, twice the next most common)
2. Employment and opportunities
3. Lack of pub or community social space
4. Lack of infrastructure and facilities
5. Facilities for kids and teens

Summary of 2021 survey:



*Definition of a 3rd Place: Third places is a term which refers to places where people spend time between home (first place) and work (second place). They are locations where we exchange ideas, have a good time, and build relationships.

Fig. 11

Indeed many of these concerns were also current back in 1992, when the community worked hard on the Dunvegan Initiative*, which delivered the Lochside development of business premises and local housing (although not in the more ambitious form which would have addressed our current parking, toilet, foot/cycle paths and communal space needs). Yet since then, communities across Scotland have fought for and won greater powers and practical support, and DCC has some money of its own from community benefit funds.

Therefore, it is especially important now to separate the actual, practical obstacles (in the way of what the community knows we need to thrive) from the truth that community development is never 'done'.

Our community actions, and our Community Plan, are clear about who is responsible for what; where we should be taking matters into our own hands, and where we should be lobbying others – locally, regionally and nationally.

In Community Action Planning, the more people join in the process locally, the more support we can demand and achieve. Therefore, a huge bulk of this process has involved both face to face and online engagement, and the high rates of response are very significant. The better we map what we have already done ourselves (and where the aspirations of local plans like the

1992 Initiative would have solved current problems) the better our case for improved treatment at every level.

We must be clear-sighted too about what has been lost. In recent decades, Dunvegan had a world-famous traditional music pub, a global piping competition, a cutting-edge medical research supplier, a golf course, and a well-used deep water pier. All of these, or equivalents, are within our reach!

1.1b Community Action Plan events from September 2024

We held an inception meeting in Dunvegan Hall to discuss the context of the Community Action Plan, with the help of Community Enterprise, and Catherine MacPhee from Skye and Lochalsh Archive Centre. We discussed and gathered feedback on topics to be explored, and over the course of the next 6 months we held nine Public Events discussing: Housing; Land and Sea; Families and Young People; Sport and Leisure; Music and Culture; Health and Resilience; Transport, Paths and Getting Around; Environment and Climate.

The events were well attended, with just under 250 turning out in total across the 9 events. We varied the days and times of our events to allow maximum attendance, some on weekday evenings, some on Saturday afternoons, and we also held a number of drop ins at the Community Cafe and Community Hall during the week to allow people to have an informal chat. We also attended the local Senior Citizen's lunch club and Bun Sgoil Dhun Bheagain, joined by our local Archivist from Skye and

Lochalsh Archive Centre, and held a teen engagement event in Dunvegan Hall.

A major part of these events included the opportunity to map what we would like to see, where. We brought A1 size maps of Dunvegan Community Council area, North West Skye, the village of Dunvegan itself, and the other townships in our geographic community. We also created transparencies of key mapping considerations, illustrating:

- Land and foreshore ownership in the North West (see Map transparency 1)
- Crofting townships (see Map Transparency 2)
- Catchment areas of Bun Sgoil Dhun Bheagain and Dunvegan Medical Practice (see Map transparency 3)

This spatial approach to discussing projects and development has been really important in discussing legacy projects relating to housing, environment, transport and economy.

Our Community survey launched in January 2025, also structured across these defined topics, with the addition of questions about our demographics and income. We were determined to make sure the survey was as in depth as possible, to give respondents

the opportunity to dig deep into their local knowledge and experience. Having a survey which was designed and delivered in a very local way meant that despite being 70 questions long, it all felt very relevant. We delivered hard copy surveys, with a self addressed envelope, to every household in the DCC area, as well as the option of online completion.

We had a fantastic response - 130 adult responses (40% of our households). As Dunvegan itself is a hub for public services and employment, we also designed an online survey for people outwith the DCC area, gaining 70 responses. We had an online survey specifically for teens, and a bilingual paper survey for primary aged children, which was completed at school, with 36 responses.



Dunvegan community survey report event

9

Public events
(250 attendants)

4

Drop-ins

5

Local stakeholder
meeting

4

Surveys

250

Survey responses

16

Newsletters

42

Social media posts

1.2 Plan structure

Thinking back 10 years, it was impossible to foresee a global pandemic, or the continuing massive expansion of visitor demand, which have shaped our current situation. As we enter the second quarter of the 21st century, our need to mitigate and adapt to Climate Change is clear, but the future (environmental, economic and political) is uncertain everywhere.

For this reason, **we have chosen to organise this Plan around the theme of community resilience.** Ours is an unique area, remote from many of the choices common to urban/suburban lives. (We would be classed as ‘very remote rural’ if our drive time to Inverness was one hour. In fact, it is 3+.) It is crucial to communicate the facts of this – positive and negative – simply and effectively to decision-makers elsewhere, whether they be Councillors in Inverness, or funders nationally.

Resilience is a complex concept, and yet we all understand its heart: the ability to adapt and thrive in changing, even challenging, circumstances.⁷

We can view it through the lens of our own individual circumstances, or as a community, and the themes are similar. Although it can most clearly be seen in response to disasters, resilience is just as relevant to our everyday life and ongoing pressures. Resilience at a community, household and individual level will be key in how we adapt and respond to the changing climate. We **are** a resilient

community, home to Scotland’s oldest continuously occupied house, on an island which has been inhabited since the last ice age.⁸ This CAP celebrates and enhances a defining quality of local life.

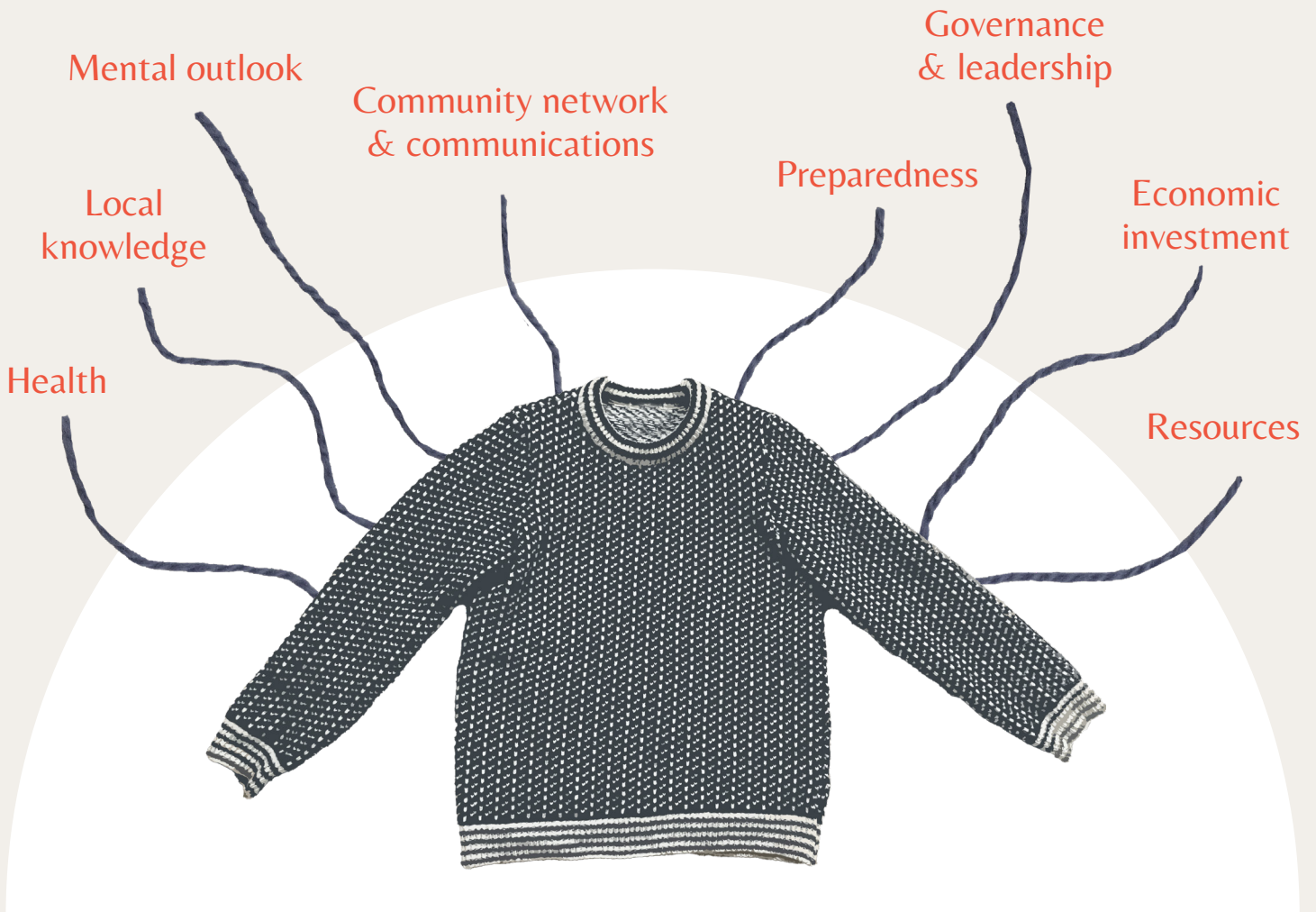
However, resilience does mean being clear-sighted about our existing challenges. Foremost is our demographic crisis, with its roots in housing and increasing tourism.⁹ There have also been specific recent collapses in deliveries and supermarket supplies.

We need to find practical, achievable solutions that also offer local opportunities.

Studies of resilience across different communities and challenges around the world highlight key factors: local knowledge; community networks and communications; health; governance and leadership; resources and investment; preparedness and mental outlook. Each of these (especially their combination) are proven to help communities prosper and thrive when times are good, recover quickly when difficulties strike, and are absolutely relevant and key to the mitigations and adaptations we will need to make to be as climate change resilient as possible.

This Plan organises the projects proposed and endorsed by the community during our CAP process under three themes: place, health/leisure and culture/economy. It looks at how each project can harness and enhance our resilience while meeting clear local needs.

Dressing for the weather at a community level



“The opposite of resilience is social isolation”

The key to resilience is interconnectedness. This is why planning is best done at the community level. Local knowledge best identifies where resources and economic investment make the most difference; where preparedness, communication and decision-making most need improvement; where and how plans and people can work together rather than at cross-purposes.

There is much to celebrate about life here, but our research established a concerning fact: only a minority of residents (27%) felt very sure

they would be able to keep living here if their personal circumstances changed, with more feeling very **unsure** (29%) and the majority being only somewhat sure (44%). Figures for families were even more concerning:

Only 24% of households with or caring for children feel very sure they could remain here if their circumstances were to change.

There is no community without people, and the people of DCC deserve to feel secure: this is the foundation of resilience, of sustainability, and of productive community action.

1.3 Our community plan structure

The focus of this CAP is to **help our community be more secure, sustainable and resilient to 2035 and beyond.**

We can do this by enhancing our strengths, addressing known weaknesses, and looking for ways to turn threats into opportunities.

In all the research and consultations since 2020 (one of which the outcomes was to achieve SCIO status for DCT, broadening its capacity to act on behalf of members)

It is clear that community itself is – rightly – our most valued feature of local life. Our community is supportive, safe and friendly.

It is also clear we are (whether new arrivals or longterm residents) a community-of-choice: those who move here pay a high price;

those who stay forgo considerable financial advantage to do so.

Is it worth it? Yes! However, no amount of communal or individual commitment or goodwill can replace statutory entitlements to infrastructures routinely provided elsewhere: roads, pavements, school and sport facilities, social- and health-care, public transport and so on.

Our survey results emphasise this by mandating lobbying on such issues, especially road/pavement maintenance, disabled accessibility, housing, improved bus routes, care-at-home capacity, and for a local care home or sheltered housing.¹⁰ These are the basics, more-than-reasonable asks. We do not somehow deserve them less because we live in a rural island setting, a beautiful, desirable place.



However, statutory provisions alone cannot redress the current threats to our community: high population turnover, ageing population and very high levels of tourism. They are related: **our area is an expensive place to live, even beyond house prices, remote from much of the social infrastructure that keeps folk secure elsewhere.** Therefore, it is not surprising that only a few of us feel very sure we could continue to live here if our circumstances changed radically. Analysis shows there is no one reason for this precariousness, but it is something our community must address to thrive going forward.

People of all ages want to live here, but due to the near-total lack of medium-long term private rental properties, only those who can afford to buy can do so.

Meanwhile, exceptionally high house prices, above the already-high Skye median, put home-ownership in NW Skye out-of-reach for most. Further, our survey confirmed that everyday costs and difficulties are particularly high for families with children, and for older people of 75+. Both have most need of services not provided in-area.

There is nothing wrong with an area being home to increasing numbers of older people, as long as the services they need are available. Yet the keystone of this availability is ensuring a balance with the working-age population. Survey responses revealed a range of essential paid services where local demand will soon far exceed local supply.¹¹



This is why further affordable housing (beyond the in-process Lochalsh and Skye Housing Association development in Dunvegan) is a top 3 capital project¹² in terms of community support. Community-owned rental properties can be more flexible than statutory social housing and our allocation can respond more nimbly to evolving local needs. Without such rental homes, our community will not only miss out on committed younger workers and families, who will choose other areas of Skye. Local life will also become increasingly unworkable for many community members.

Some of our issues are rooted in external pressures we can only note, not remove: high demand (for holiday accommodation and second-homes) plus limited supply will always equal high prices and thus mature buyers. Global tourism is an unstoppable force. However, as a community we can make more rental properties available for younger adults to fill local positions or offer needed services. We can improve local food security and social/cultural opportunities, enhancing everyone's quality-of-life while reducing our car-costs.

Transport is not just a green issue. **Right now, we collectively spend £685,000 (and 25,000 hours) every single year on driving to Portree.**

This is time and money which could significantly benefit local lives and businesses. (12 full-time jobs worth of time, and almost £7 million over the decade.) We can aim for a local transport strategy that makes getting around easier, cheaper and safer for all, not just the vulnerable who need it most. This in turn can be part-funded by charging visitors, reducing their impact on our roads.¹³

Overall, our survey showed that our community is very clear on the priorities objectively needed here over the next decade. In addition to the basics already mentioned;

The top 20 projects also included preparedness, investing in the hall, community energy, communal outdoor space, and more craft groups.

1.4 Community resilience factors locally

1.4a Local knowledge

A key aim of our CAP process was to access and consolidate **local knowledge**. Collectively, we know our area, our community, our needs/priorities, best. Indeed, survey results showed very high degrees of consensus on every measure. This Plan puts that local knowledge at everyone's fingertips. Whether they are thinking of

Local knowledge

What has been tried & what hasn't

What's worked, what hasn't and why!

Gaelic language & place

CAP information for anyone to use

Opportunities to share knowledge & willingness to listen

Local clubs & groups

Locally available services

running a class, starting a club, or setting up a business, easy access to data regarding unmet needs, demand and priorities is valuable.

It is also important, though, to think about how local knowledge is created, shared and preserved: many smaller projects that might seem insignificant can play a really important role here, welcoming and informing new members of the community while celebrating the expertise of long-standing residents.

1.4b Community networks & communications

Many of our **community networks and communications** are informal, as is natural for a small community. However, it is still important to recognise and strategise about these, not least because of our practical interconnectedness with neighbouring communities and the island as a whole. By doing so, we can ensure hard work does not need duplicated, and also that folk feel valued for contributing at any level which suits them. (After all, 50 folk giving 4 hours a month is much more sustainable and effective than 10 people struggling to find 5 hours a week!)

Our CAP process would have been much simpler (less than half the work) if we had focused only on DCC. However, our networks with surrounding communities are essential, as are the various roles played by Dunvegan Village and services. Therefore, we have taken the time to consult and analyse more broadly.

Local knowledge



Community networks & communications



Although some kinds of **community networking** are obvious and essential (Community Councils, committees, etc) less obvious contributions can be equally important long-term. Attending a club, group or event, or using a local service, are all also community networking (and can actually be more compelling for funders). These sorts of thing are also key to **communications**, as shared experiences and as opportunities to share information, skills and ideas.

Of course, it is important to have established ways to communicate formally. But it is also key to chat: to raise suggestions, issues and concerns informally, without pressure. Social and leisure events, and shared use of local services, are therefore central to both our communication and our networks.

1.4c Health

Health is especially critical in remote areas like ours, where it can be difficult to get the help we need, even forcing people to move away to access services. We are fortunate to host an effective medical centre, employing 20 specialist staff, but by and large they have to focus on illness. There is much we can do together to also promote and maintain health, as SLCVO have recently explored.¹⁴

Our survey results made it clear that there are few simple interventions which majorities feel would make the greatest positive differences to our physical and mental health and wellbeing (see Figure 26, P67). As well as specific projects addressing these, they are principles that can form part of many community actions.

It is also worthwhile to note that factors which support community resilience also enhance personal resilience, often through the medium of health. The opposite of resilience (for individuals and communities) is social isolation, and such isolation has proven ill-effects on health.¹⁵ Connectedness is not just about social events, it is everyday interactions. All our plans should therefore consider and value this aspect of local life.

The importance of making sure as many as possible of life's necessities are available in our area is not just practical. The interactions we have in local shops, on local buses, in community spaces, are priceless for local knowledge, community networks, communications, governance, preparedness and outlook. They are a large part of what make us a community.

Modern trends continue to erode these, however, and in our area they can also be interrupted by high numbers of seasonal visitors, at times doubling our population. Everyone driving to Portree singly (to shop or for leisure activities) is not just expensive in monetary and environmental terms, it consumes our free time, while stressing and isolating us. So, as well as proactive, directly health-related projects like the Gaeltec gym, the new sports field, or sea-based sports and leisure, this CAP focusses on the passive health benefits offered by less obvious actions.

1.4d Governance & leadership

Keeping **governance & leadership** local also has benefits for individuals as well as for community resilience. Again, our survey looked at perceptions of involvement in decision-making from community to national. Two-thirds of folk in DCC are as involved as they want to be in the community generally, and in community decision-making (scope for improvement, but no cause for concern). For national politics, this is 53%, but for local government it is just 38%. There is clearly a democratic deficit in our relations with Highland Council with,

99% of us believing most or all decisions about Skye should be devolved to Skye

(51% - some devolution to Skye, 46% - all decision making to Skye, and 2% to a larger area, smaller than Highland Council)

Until 'local' – Belgium-sized – government can be made more responsive, this is a

compelling case for community action and ownership. All community groups have an obligation to involve and respond to members, to be 'bottom-up' not 'top-down'. This is not merely a matter of principle or rules. It is the basis of effective action and has automatic benefits for everyone involved.¹⁶

There is good evidence that situations are stressful in proportion to how much control we have in them, not how difficult they are. Indeed, this is why the Community Action Planning process itself has proved helpful for so many communities. So again, it is not just more practical to have a range of projects/groups working in tandem.

Encouraging folk to contribute in line with their interests, skills and time available broadens governance and leadership, deepens individual and community control.

DCT and Dunvegan Community Council are just two of the possible 'actors' in this action plan; supporting new and existing groups and structures is better for all. There are several project areas (transport, environment, marine) where social or commercial enterprise is more appropriate than charity. (For example, it is difficult for full-time gardeners to afford to live here, yet there is a high demand for the service. One solution could be for a community company to act as a hub connecting those in need with multiple people willing to do

Resources

Economic

Physical

Human



In accessing our fundamental resource: **community**, we should not be limited to a Village Hall, however important that is. Indoor and outdoor, land and sea, natural and built resources should all be available to enhance local life. In fact, in areas like ours, the issue is often too few people to work with the existing physical resources than too few resources. The more we can widen access to our practical resources of all sorts, the more skills the community will develop for their sustainable use into the future.

It is often, though, too late to access resources and develop skills in a crisis, so there was almost universal support from respondents for DCT to pro-actively acquire land when available. After all, property holds value better than ‘money in the bank’ while the ability to respond rapidly to emerging local needs is priceless. (Improved waste reduction facilities was the community’s main environmental priority. These are fairly simple to fund and create, if one has a space to locate them. Housing is more expensive to create, but again, land is actually the main challenge.) Ownership is not the only way to access resources though, and so this Plan suggests other avenues where possible.

This should also be a priority when it comes to economic investment. Charitable funding is just one way (an ever-changing, time-consuming, externally-dependent way) to achieve this. We have already noted a few other options, including actions which free up our personal expenses (better public/community transport, local food networks, local energy networks, can all reduce our high cost-of-living). We should also be looking to leverage the economic potential of high visitor numbers via social enterprises.

(The ‘market’ often fails to provide here, because high costs, fluctuating numbers and large distances limit profits. However, this does not mean it is impractical to provide quality services at reasonable costs, and fair rates of pay, via not-for-profit enterprises. Oftentimes, these could support, and be supported by, traditionally-structured local businesses: employee housing is a prime example, but far from the only one.)

We all need to be clear that, these days, community action is not an optional extra: many of the actions and services we used to expect from ‘local’ and national government are now routinely delivered by the ‘third sector’ (charities like DCT, community companies, etc).

Although the organisations may be charities, the funding they get from government (ultimately taxpayers) is not itself charity.

Instead, local delivery is recognised as a better, more relevant (and for government, easier) way to provide. This change is especially significant for communities like ours, which have no choice but to share infrastructures and resources with hundreds of thousands of visitors. The whole region/nation profits from the visitors our area hosts, and should contribute accordingly. Though we may feel ourselves a small community, we have also become a global attraction, in ways not shared by other parts of the Highlands and Islands. At current rates, we will host another 3 million visitors in the years to 2035.

These numbers could not have been anticipated at the start of the 21st century: when the expansion began, few of us expected it to last. Yet here we are, and now we must do more than hope it eases. It is important that the Dunvegan area, and NW Skye as a whole, are recognised as supporting much more than our own small population. It is particularly important that we find ways to access resources and investment proportional to what we are expected to offer, and ensure we experience benefits also proportional to its impact.

1.4f Preparedness & outlook

These are the final resilience factors to consider. Preparedness is an odd thing to think about in uncertain times (not least when our current local economy is so dependent on visitor numbers governed by external fashions and forces). One way is simply to consider, that in crisis, how much easier it is to scale-up any action than start-from-scratch. For example, if we focus on things which are already desirable – e.g. a local food network – we will be better

prepared next time the co-op is hacked. Likewise, if we have a local transport system, we will be better able to respond when the next fuel crisis strikes.

The other side is that working on formal ‘preparedness’ (i.e. emergency supplies, backup communications, response plans) makes us all more confident and comfortable working together to solve whatever problems may arise.

This is actually the overarching point of community action: many hands make light work.

It was a surprise to find preparedness projects ranked so high in survey responses (DCC score 298, top direct action) but certainly an encouraging one.

This is particularly so since there is a significant overlap here with **mental outlook** and **health**. Mental outlook, in resilience terms, is about confidence rather than positivity: confidence in ability to respond to challenges, not false-confidence none will arise.

Our community already makes us feel safer and more secure: knowing we can rely on those around us; enjoying friendly and positive everyday interactions. This is an outlook to foster and value. Local knowledge already exists, but is more effective and grows when it is shared and celebrated. Community networks always exist, but broaden and deepen when we rely on them. Communications are not just Facebook posts or printed posters: an outlook which values the informal, everyday ways we reach out to one another (also recognising and addressing what prevents us) improves

communications at every level. And so on. Ways of doing things – and seeing things – are just as significant for community as what we choose to do.

Perhaps particularly in thinking about resources and economic investment, a community outlook which recognises that our needs vary in current intensity, not by nature, can be key. For example, we do not all currently need pavements broad and smooth enough for a walker, wheelchair or baby buggy. Yet proper pavements are better – more pleasant, more efficient and safer – for everyone. (Also, when we each do come to need them, this need is often sudden.)

Likewise, it is great that most of us (75%) can afford to drive to Portree weekly or more for shopping etc. Yet is this actually the best use of our time and money? Is it okay that 4 in 5 of us do not know how we would manage if illness or injury made us unable to drive? This is a significant, stressful insecurity which surely contributes significantly to the wider insecurity of potentially having to move away.

While we **should** be provided with a functional public transport system, mental outlook is key to working with things as they are. We can wait at the end of the road, or reach out to define and achieve our priorities. Do we compare ourselves (unfavourably) to Portree or (appreciatively) to more-remote Eigg? We can learn from how more remote communities turn their threats into opportunities, while also using this CAP to lobby for better support.



Dunvegan pavement contrast: Modern pavement at Dunvegan Primary School vs pavement from Lonmore-Dunvegan with wooden curb.

1.5 Top projects summary (ranked by DCC responses)

1.5a Projects included in the survey have been scored¹⁸ based on the responses from our Community Survey, and are ranked in order of that score. The tables in the following section are specifically reflective of the Dunvegan Community Council Survey results. Also important in terms of demand and need given Dunvegan's position as a hub for economic and public services, the wider North West figures are included in tables in the Appendix.

We have highlighted the following:

Fig. 14: Top 10 capital projects

These rely on major capital investment (capital projects do also require a lead by an organisation with legal structures in terms of liability and risk)

Project	Score
Footpaths	296
Further housing	260
Hall investment	256
Community energy	243
Communal outdoor space	237
Cycle routes	224
Shuttle bus	215
Community garden	194
Pier upgrades	165
Foreshore access	159



Fig. 15:

Community organisation projects

These require, or would benefit from a structured community organisation (because of its structure or capacity) rather than, or along side major financial investment.

Project	Score
Further uses of minibus	285
Invasives control	158
Flood risk assessment	154
Energy advice	152
Research community energy	148
Subsidised taxis/community car	145
Local food	140
E-bikes	123
Sustainable transport strategy	122
Gaelic signs	116
Waste advice	96
Renewables workshops	95
Watersports development	88
EV charging	86
Sabhal Mòr Ostaig/UHI outreach	106



- ORBOST GALLERY 2½
- SKYERAMICS POTTERY 3
- FOLK MUSEUM 4½
- RESTAURANT 4½
- SKYE SILVER 5½
- PIPING CENTRE 10
- Glendale Watermill 8½
- skye VenCARE: knitwear 10

Fig. 16:

Volunteer led/assisted projects

Project	Score
Regular events	206
Crafts clubs	184
Other gigs	178
Canoeing/kayaking	172
Local history	168
Bookswap	166
Feis	166
Dance	162
Art classes	160
Music classes	158
Drama club	146
Local directory	143
Fishing	136
Paddleboarding	128
Fluent speakers class	128
Bowling	114
Football	86
Windsurfing	82
Ham radio/coding club	76
Circuit/HIIT class	70

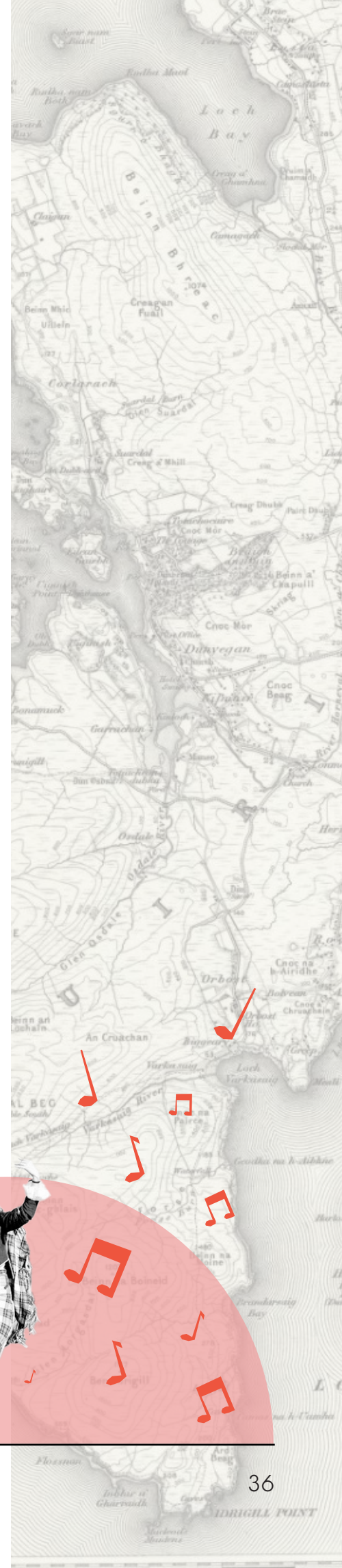


Fig. 17:

Social/commercial enterprise projects

Project	Score
Boat-trips/water taxi	234
Pub	228
Off-road mobility	189
Deer management	102
Water sports development	88
Deer processing	83

We excluded capital projects already in progress from the tables, which have been consulted on much over the last few years (Gaeltec, Cruachan Crofts and Orbost Farmhouse, and Community Pitch).



It's important to point out the key requirement across all of these projects; **people!** Organisations like Dunvegan Community Council, Dunvegan Community Trust, Dunvegan Community Hall, DCF Community Cafe and many more, all rely on the willingness of people to dedicate their time, energy and skills to drive projects forward. Enterprise too is the result of people wanting to step up to do something to fill a gap. **These project rankings can be used by anyone who wants to get something going.** Just because it might be easier to pursue a project under the umbrella of an organisation does not mean it has to be done that way!

This Action Plan looks at projects proposed by the community, but it is important to note that not every question offered the option of rating as essential, since for some projects – clubs, sports, culture, etc. as with Craft Groups above – only total demand matters. The top projects will be discussed in more detail under Place, Health & Leisure and Culture & Economy below, recognising interconnections. Because of the need to increase and maintain the number of working age people and families with children, we will highlight how the views of families with children sometimes differ from or amplify the views of the wider community throughout the following section.

1.5a Making the case for lobbying

Among the initiatives proposed in this plan, a lobby for statutory services gained some of the highest support in the community survey. In practice, the CAP itself is the main action the community can take for the seven statutory/lobbying projects below. These concern physical and social infrastructure we legally or practically cannot control locally. What we have done is gather accurate, up-to-date data about need and local priorities, to make the case for improving these locally instead of elsewhere on the island.

Topic	Score
Road lobby	340
Home care capacity lobby	305
Home helps capacity lobby	302
Public bus lobby	277
Disabled access lobby	261
Sheltered house lobby	237
Care home lobby	237

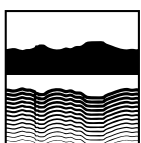
That case can and will be made by DCT and DCC, but it can and should also be made by individuals, businesses and groups too. Further, these are aspects of local life we should plan to keep gathering data on, so that e.g. our roads are never again allowed to become as bad as in early 2025.



2. Place

Dunvegan Community Action Plan

2025-2035



**DUNVEGAN
COMMUNITY
TRUST**

Fig 19

2.1 Place: Project actions

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Gaeltec community hub	Not in 2025 survey	In process	DCT	<p>Building purchase is complete. First steps are moving in, establishing lease with legacy commercial tenants. DCT has also applied for funding for Solar PV, and will be submitting an application for new Windows and doors in the near future.</p> <p>Full Renovation will take several years, but initially DCT will be establishing: A tool library, Shared Workspace, Multi Use community space.</p> <p>The Community Gym and small commercial units will require a greater degree of renovation, and the childcare facility will require full renovation.</p>	DCT, Local community, Local Businesses, HC, CARES, Funders, Rural Design Architects, Contractors, Highland and Island Climate Hub, HIE	Short & medium	Health, environment, poverty, community, economy, education, culture, children and young people, fair work and business
Community pitch	Not in 2025 survey	In process	DCT	<p>Apply for Planning permission once Land is secured by HC Agree a lease with HC for Land for pitch.</p> <p>RIBA stages 2-4 with the help of specialist Sports Pitch Consultants Seek funding for development.</p>	DCT , HC, Sport Scotland and other funders	Medium	Health, communities
Footpaths	296	Proposed	DCT	<p>The work of the Skye Cycle Network several years ago already identified and consulted on routes locally. The paths identified are a mixture of routes which require a large level of capital investment and multiple landowner permissions to implement to an impactful standard, and paths which require less investment to get them up to a better standard.</p> <p>DCT will investigate funding options, seek support from groups and communities which are developing paths in their communities to develop a clearer idea of what is required to start tackling this project.</p> <p>Particularly for more formal active travel routes, support from outside agencies to undertake land based surveys (environmental, engineering, archaeological) will be necessary, as well as guidance on what will be a complex and long process, and DCT will pursue accessing this.</p>	DCT, DCC, HC, Macleod Estates, Funders	Long	Health, environment
Further uses of minibus	285	In process	DCT	<p>DCT has been undertaking a local (NW Skye wide) transport study, and has been awarded funding to upgrade the current Minibus. Next steps will be organising Midas assessments for Drivers, and recruiting and training a driver assessor to deliver Midas assessments locally.</p> <p>Subsequently, DCT will look at the establishment of a community car scheme, as well as advocating for a community car from HC (as they have delivered in Sleat). DCT will continue to look at options for community transport in the area, including the proposal of a regular route around the townships to provide transport to the village amenities. DCT will continue to work with other local groups like the DCF cafe to ensure we work efficiently and effectively, and develop a local strategy, which will include lobbying for appropriate provision by HC.</p>	DCT, Struan CC, Glendale CC, Waternish CC, HC, DCF Cafe, NHS Highland, Senior Citizens Lunch Club, Local Taxis, Stagecoach, Ember Buses, Scottish Rural and Island Transport Community, Community Transport Association	Medium	Economy, communities, education, poverty

Project	Score	Action type	Project Lead	First or next actions	Potential partners	Timescale	NPF National outcome
Further housing	260	In process	DCT	DCT is pursuing its first Community Owned Housing project with Orbost Farmhouse, and crofts at Cruachan Woodland. Essential in ensuring a sustainable level of housing provision that people can afford will also be working towards acquiring more land for future housing and pursuing opportunities that come up like Dunvegan Police House. DCT will pursue registering interests in land/buildings/assets where appropriate or pursuing other routes like Community Asset Transfers.	DCT, Communities Housing Trust, Landowners, Common Grazings committees	Long	Poverty, health, communities, human rights
Traffic survey	250	Proposed	TBC	DCC/DCT has been promised HC official traffic counts this year for the Dunvegan area, including the village, road to the castle, and road to Glendale. DCT/DCC will continue to press for these, and will arrange locally led traffic counts next summer if they are not forthcoming.	DCT, DCC, HC, Transport Scotland, Volunteers	Short	Economy, communities
Community energy	243	Proposed	DCT	DCT are pursuing Solar PV on the Gaeltec Buildings. First step in a wider project could be to seek support from CARES and Highland Peoples Power to explore further options for community owned energy in DCC.	DCT, DCC, CARES, Highland Peoples Power, Landowners, Common Grazings Committees	Long	Economy, communities, environment
Communal outdoor space	237	Proposed	DCT	In addition to the recently upgraded Community Park, DCT has recently aquired the Gaeltec Buildings and will be aquiring Cnoc nan Craobh at Orbost as an area of Community Woodland. DCT and the community as a whole should also pursue registering interests in land for potential sites in the future.	DCT, DCC, Landowners	Medium	Communities, environment, health
Boat-trips/ water taxis	234	In planning/ proposed	TBC	Sole traders in Dunvegan have been refused permission of MacLeod Estate to cross the foreshore for the commercial purpose of running boat trips. Next steps would be formal negotiation and mediation with MacLeod Estate to come to an arrangement whereby local entrepreneurs have permission to access this resource, and failing that explore legislative routes.	Soletraders, DCT, MacLeod Estates, Loch Dunvegan Moorings Association, Scottish Land Team, Community Land Scotland	Medium/ long	Economy, fair work and business, communities
Cycle routes	224	Proposed	DCT	As Footpaths	DCT, DCC, HC, Macleod Estates, Funders	Long	Communities, health
Shuttle bus	215		DCT	Initial feasibility, land requirements and legal requirements will be included in the work on a Community Transport Strategy. This would require an acquisition of a fairly large piece of land for a base and parking.	DCT, Struan CC, Glendale CC, Waternish CC, HC, DCF Cafe, NHS Highland, Senior Citizens Lunch Club, Local Taxis, Stagecoach, Ember Buses	Long	Community, environment, economy
Community garden	194		DCT/TBC	DCT will pursue establishing a community growing space as part of the Orbost Project, liaising with local residents about what form it should take. This will be a good, small scale project as a first step, but DCT should continue to plan for the future and identify areas of land which could be used for allotments.		Medium	Communities, environment, health

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Pier upgrades	165	Proposed	TBC	Further discussion with local stakeholders in the marine industry to determine what they want. Establish a relationship with MacLeod Estate and pursue discussions with them on how this project could develop. Consider the establishment of a community company covering the entire NW to develop marine economy and access.	Local Marine stakeholders, NW Community Company, DCT, DCC, MacLeod Estate, Land Team, Community Land Scotland, Crown Estate, Loch Dunvegan Moorings	Long	Economy, fair work and business, culture, community
Recycling/composting facilities	160	Proposed	TBC	DCC is keen to increase the recycling provision for the area, which is currently cited at the Dunvegan village car park. DCT will explore options for additional facilities at Lonmore, as well as identify sites for community composting schemes in conjunction with community gardens.	DCT, DCC, Skye and Lochalsh Foodlink Van, Highland and Islands Climate Hub, local growers, gardeners and food outlets	Medium/long	Environment, communities
Foreshore access	159	Proposed	TBC	Connected with Pier Upgrades, the area has very restricted access to the sea due to private foreshore ownership. Next steps would be formal negotiation and mediation with MacLeod Estate to come to an arrangement whereby local entrepreneurs have permission to access this resource, and failing that explore legislative routes. DCT will organise an event with Community Land Scotland to share information on Community Right to buy legislation including registering an interest in land (which also connects to all other projects which require land.)	TBC	Medium/long	Communities, environment, economy
Control invasives	158	Proposed	DCT/TBC	DCT will be taking first steps tackling a non native invasive species at a community level at Cruachan Woodland. DCT will also seek information from other communities, such as in Lewis, where estates, councils and trusts are working together to tackle invasives, and Raasay, which has been tackling rhododendron. DCT proposes to include a biodiversity audit in the development of an Local Place Plan.	DCT, DCC, HC, MacLeod Estates, Landowners, NatureScot	Short	Environment, communities
Flood risk assessment	154	Proposed	TBC	Flood risk assessments and Climate Change mitigation will form part of the wider Preparedness Project	DCT, DCC, Landowners incl MacLeod Estates, Local Residents, SLCVO, Highland and Islands Climate Hub	Medium	Environment, communities
Energy advice	152	Proposed	DCT	DCT will facilitate Energy and renewables advice at Gaeltec	DCT, Business Energy Scotland, Home Energy Scotland, DCC, Healthy Homes	Medium	Environment, poverty

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Subsidised taxis	145	Proposed	TBC	See Further uses of Minibus/transport strategy	DCT, Struan CC, Glendale CC, Waternish CC, HC, DCF Cafe, NHS Highland, Senior Citizens Lunch Club, Local Taxis, Stagecoach, Ember Buses, Scottish Rural and Island Transport Community, Community Transport Association	Medium	Communities, poverty
Local food	140	Proposed	TBC	DCT will pursue establishing a community growing space as part of the Orbest Project, liaising with local residents about what form it should take. DCT will also establish a relationship with local food producers to establish a way to support them and increase the availability and accessibility of locally grown food.	Local food producers, keen gardeners, HC, Skye and Lochalsh Foodlink Van, Highland and Islands Climate Hub, Dunvegan Community Hall		Communities, health, poverty
Ebikes	123	Proposed	DCT	DCT will start work to establish an ebike scheme based at Gaeltec.	DCT, HC	Medium	Health, environment
Sustainable transport strategy	122	In process	DCT	See further uses of Minibus and Boat Trips/Water Taxis above for info on the Community Transport Strategy, which would also include emergency community transport provision, ie Helipad.	DCT, Struan CC, Glendale CC, Waternish CC, HC, DCF Cafe, NHS Highland, Senior Citizens Lunch Club, Local Taxis, Stagecoach, Ember Buses, Scottish Rural and Island Transport Community, Community Transport Association	Medium	Communities, economy, human rights
Gaelic signs	116	Proposed	TBC				Culture, environment
Deer management	102	Proposed	TBC	Reach out to people responsible for current management locally to discuss what they think can be improved. Seek support and advice on deer management plans at a community level, taking into account our circumstances in DCC. Plan a reccy to Knoydart to see how they manage deer and incorporate this into their social enterprise.	Local Community, MacLeod Estate, DCC, DCT, Nature Scot	Medium	Environment
Renewables workshops	95	Proposed	DCT	DCT will seek out local community to facilitate peer to peer renewables workshops.	TBC	Medium	Environment, communities
EV charging	86	Proposed	DCT/TBC	DCT have included EV charge points at Gaeltec.	DCT, HC, Energy Saving Trust	Medium	Environment

Our strengths of place are being an area of outstanding beauty and biodiversity, better served by infrastructure than neighbouring communities. Our weaknesses are access pressures, and the fact that our low resident population does not reflect the numbers using our environment or our physical/social infrastructures. Thus, the threat we face is unsustainable use continuing to erode those strengths-of-place.

Our opportunity is to improve and diversify access, guided by local knowledge, for sustainable community benefits.

In this section of the Plan, there are three basic themes: housing, transport and environment. For housing, DCT has been

working with the CHT to formally establish total demand, the sorts of homes most needed, and the beginnings of an allocation policy. These will first inform how DCT take forward the projects at Cruachan and Orbost, outlined in 2.1.

For transport, policies, laws and funding are particularly specialised, and therefore the next phase is engaging an expert familiar with creating local transport strategies (2.2). In the meantime, we are already also working on new uses for the Community Minibus, to fill the most urgent gaps.

Environmental actions are also closely related to health and leisure, but by their nature are place-dependent. Of the most-prioritised projects, footpaths, community energy and a communal outdoor space all have important environmental aspects (2.3).



2.2 Affordable housing

As noted throughout, it is key for our area's future (and sustainability even to 2035) that we attract and retain more families with children. In the current housing market, making our area more vibrant and efficient cannot accomplish this in isolation: we also must house those our community attracts. It is worth noting from the outset that although all social housing – as being built at the school site by LSHA – is affordable, not all affordable housing is social housing.

Social Housing in Skye and Raasay is built by Highland Council and Lochalsh and Skye, and allocations are made based on a points system determined by the Highland Housing Register. **Community** housing is built by communities, by accessing public funding like the Rural and Island Housing Funds, with allocations made based on locally determined allocation policies. Allocation policies need to be open to all, but can be weighted in favour of the evidenced needs of the community – for example some communities award extra points to particular skills (for example, teachers or carers). Others add weight based on how many children are in the applicant family. This can be done with or without a points system, but points systems do make it easier to demonstrate transparency. Whether built by communities or Local Authorities, homes built contribute towards national and local housing targets.

The average social housing rent in Highland is £359/pcm. Mid-market rent, as defined by Local Housing Allowance (LHA), ranges

from £472/pcm for one bedroom to £849 for four. It is a requirement of both the Rural and Island Housing Fund and the Scottish Land fund that housing delivered through communities charge rent at the social housing level. Although this benefits affordability (and we do absolutely need housing affordable to local wages) it means the community cannot build housing which fully fills the gap left by the exodus of properties from the private rental market. We cannot build mid-market rent houses, and also do not have the option to let houses furnished, or even with flooring or white goods. Increasing the rent to cover such costs would push it into the mid-market bracket.”

For many communities, affordable home-ownership (encouraging folk to settle) is **the** key gap.

Our key gap, however, is rented homes (which do not require a mortgage and mortgage deposit) to move in to.

Being obliged to purchase a house in order to work here is a significant disincentive even for well-paid professionals like doctors and dentists. It is simply impossible for most potential workers or self-employed people, particularly younger and/or single adults, or those with young families.

Local businesses/residents likewise cannot afford to pay the sort of wages needed to



make existing housing affordable. What we lack is a foothold for folk to establish themselves in a job or business, save up to buy – and wait to find – one of the more affordable private sales, or apply and wait for social housing as key workers. (The current lack of opportunity for this is an important reason demand for social housing in DCC is under-estimated.) In most communities, private rental housing provides this foothold. Here, community-owned housing can attempt to plug the gap, and has the added benefit of setting our own allocation policies for local priorities.

Subsidising home-ownership, or housing the disadvantaged, are worthy aims, but nevertheless not proposed here (and there is no prospect whatsoever any affordable homes DCT creates could be used for holiday lets). Instead, we propose to take the steps available to us to normalise the local accommodation market. This way, local residents/businesses

will no longer have to pay additional premiums for workers, while the community gets a better balance of ages by 2035 than with current trends.

Our area is further disadvantaged by the restricted types of home available: many folk do not need – and most cannot afford to heat – the 2/3 bedroom croft houses that most frequently come up for sale. While of course we need families, one of the ways communities get them is actually by offering homes suitable for singles or couples. Put bluntly, we have the people who can afford to buy and live in the kind of house that routinely goes to market here. What we also need are the people who can afford to pay a normal rent.

These are the people we are currently losing to other Highlands & Islands communities.

2.2a Local housing need

On this vital issue, we have expert help from the CHT,¹⁹ which crucially also makes our needs directly comparable to other communities'. While we can all be glad that the long-promised new social housing is finally under construction in the Village, these 16 homes are nothing like enough (neither according to the CHT, nor in light of our demographic trend).

The housing strengths of DCC are undeniable (indeed global) desire to live here, and already enough homes to double our population.

Our weakness is these homes are neither available (to rent as homes) nor affordable to buy on local incomes.

The threat is that this crisis further erodes our community: the opportunity is to create community-owned and -controlled housing which meets the need while also providing income for re-investment in the area.

Further, although there is certainly need for lifelong tenancies such as offered by HC/LSHA, our area also needs more flexible housing for those earlier in their careers. There are many who want to work/contribute in our community, but are currently planning in years-not-decades. Who are ready to make the move here, but not to purchase. Such folk are cornerstones of community and economy almost everywhere else.

The CHT Business Housing Need Survey, DCT Seasonal Workers Survey, and the Skye Business Housing Needs Study²⁰ made it clear that such housing is urgently needed if our local businesses are to continue at their current scale, much less thrive as they could. Responses were also clear that there is considerable local demand for affordable housing beyond the Village, which is unlikely to be provided by HC/LSHA.²¹

In short, our aim is definitely to complement, not replace or duplicate, traditional social housing. 'Affordability' is not cheapness, it is suitability for local incomes and a much-needed variety of life-stages. Oftentimes, those it serves will move into other housing once they are established here. Yet it is essential we offer the first foothold, particularly to single people and young families.

2.2b Woodland crofts

The purpose of proposing ‘woodland crofts’ at Cruachan is twofold: firstly, to offer affordable (tenancy) land-and-housing for two of the families our area desperately needs; secondly, to prevent the considerable burden of forest-management falling wholly on community volunteers (which ultimately prevented our purchase of the larger forest), or indeed allowing it to become an impenetrable thicket of invasive and non-native salmonberry (which destroys native flora in woodland environment) as it has under public ownership.

While there are obviously plenty of crofts in DCC already, none are woodland, and croft tenancies increasingly require high upfront (unmortgage-able) costs for new tenants.²² Woodland crofts are a fairly new concept, nevertheless working well for other communities.²³ A further advantage is being able to set our own allocation policies, as investigated by the CHT survey responses. Although much can be said about the poor regulation of crofts by the Crofting Commission, with a huge number of local crofts un-worked, steps have been made to give Community landowners some leverage to ensure crofts created are active, and not lost to speculation, such as withholding the right to buy, and the right to decroft. The croft-associated housing could be built as a landowner’s improvement and rented along with the croft – which would be a truly affordable route into crofting.





2.2c Orbost farmhouse

DCT are currently pursuing acquisition of the lately-unused large farm house at Orbost, owned by HIE but no longer tenanted by the farmer. This is now part of the ongoing Cruachan purchase, and as well as a further 2 croft associated homes, could also offer an area suitable for a small Community Garden (see 3.5).

Orbost land & housing project

Community owners of land to address current and future needs:

- Footpaths
- Affordable housing
- Communal outdoor spaces
- Community garden
- Invasives control
- Local food project



Scan to hear:

Fishing at Orbost - Bramax

2.2d Other prospects

DCT are already bringing the total new affordable rental housing in the area up to 20 (16 LSHA in Village, 4 at Orbost) of the 25 recommended by CHT. We now have good data on local priorities for allocating the community-owned homes, and will establish, with the community, a formal allocation policy based on this in 2026.

However, without further action, the area will still be short a fifth of this bare minimum of affordable housing by 2030.

Therefore, we should pursue Registering Interests in other property which the community deems advantageous or essential to long term community development and sustainability. An example is Dunvegan Police House: publicly owned and unoccupied, and there is demonstrable community support to bring it into Community ownership (evidence in petition, face to face and online engagement). In addition, DCT was exploring the legalities/feasibility of purchasing the massive owner-occupied croft south of the Medical Centre. Sadly, all this work was pre-empted by a private sale, which illustrates the difficulty for communities trying to compete on the open-market.

Community groups must navigate many extra requirements before getting to the point of purchase: this means we are always likely to be pre-empted by private buyers. With all of this in mind, it's notable 97% of DCC survey respondents support DCT (as currently the only incorporated and Right to Buy compliant body in DCC) owning land in principle to respond to future needs. For respondents with children, this support rises to 100%.

Even Highland Council face difficulties in getting use of land in DCC! A way of addressing this disadvantage would be for DCT to contract someone local on a short-term basis: to focus on identifying land and buildings, exploring legalities, then Registering Interests, starting with the Police House. 'Registering Interest' is a complex process, but lasts 5 years. It does not commit the community to anything, simply ensures we are poised to act (and that community needs cannot be ignored if/when property goes to market).

2.3 Transport

Alongside lobbying for more bus routes and creating new uses of the Community Minibus, transport alternatives most highlighted by the community are Boat-trips/Water Taxis, a Shuttle Bus, and Off-road Mobility. Sustainable Transport was also an environmental priority for many. Examining the % of support for transport and transport related projects highlighted some differences between respondents as a whole and respondents with children in their households:

Families transport projects

Project	DCC Score	DCC Families	NW Families	NW Teens
Road lobby	100%	100%	100%	100%
Footpaths	87%	100%	100%	100%
Bus lobby	81%	97%	93%	100%
Minibus	84%	97%	100%	-
Disabled lobby	77%	97%	93%	-
Traffic survey	73%	73%	100%	100%
Boat-trips	69%	86%	93%	83%
Shuttle bus	63%	87%	100%	83%
Off-road mobility	56%	87%	92%	-
Cycle routes	66%	97%	71%	66%
Foreshore access	47%	75%	79%	-
Pier upgrades	48%	76%	93%	-
Subsidised taxis	43%	87%	86%	-
E-bikes	36%	87%	50%	100%

Project: Community Transport²⁴

This table shows percentage scores given to each project, by: DCC respondents only and all NW Skye respondents (as % of the maximum scoring project Roads); DCC families, NW Skye families, and Teens from both (% of all responses). We see that ALL transport options are more important, and more desirable, to folk who are, have or care for children. Notably, very few DCC families, no NW Skye families,

feel current public transport (only reaching Village) is acceptable. Nine in ten households caring for children say that transport is difficult/expensive even although they have cars. 4 in 5 families do not know how they could manage if they became unable to drive. Accordingly, 9 in 10 rate increasing fuel costs as their main climate impact concern.

As well as forms of transport, we can note demand. From DCC, almost three-quarters of families are driving to Portree multiple times a week for social/leisure reasons, plus two-thirds for sport/school reasons. Therefore, any community actions which provide social, leisure and sporting opportunities for children and for parents, can make a big difference, economically as well as to family quality of life and leisure. Interestingly, this also seems to be true for visitors staying more than a few nights in the area: one car is not enough to meet all family members needs/activity preferences.²⁵

It cannot be emphasised enough that large areas of North West Skye (a quarter of ‘rural’ Skye residents, outwith Portree/Broadford) have no public transport whatsoever.

Of North West Skye’s five Community Council areas, only Edinbane can be considered fully-served by public buses. None of the island’s other peninsulas lack a public bus route: Sleat, Minginish, Trotternish, even Strath, all have at least one, Trotternish three. Waternish, Glendale and Bracadale have none. The broad community forum on 9th October 2025 (organised by DCT and led by experts) is therefore extremely urgent. There is a clear case (beyond vast numbers of tourists) for both public investment and creative local solutions.

2.3a Local transport strategy

As noted, our transport strategy needs expert input, and also incorporates paths, as well as

more niche projects like community E-bikes. DCT have recently been awarded funding for, and commissioned a Community Transport Study, which takes a deep-dive into the options available to us now, and what could be developed in future.

Meantime, the Community Minibus is a great asset, with clear demand and potential for further uses (contributing equally to social opportunities, elder/disabled accessibility and sustainable transport). DCT are therefore also applying for funding for a new minibus, and to train someone locally to conduct MiDAS assessments in-area, so it is easier to widen the pool of volunteer drivers. Information on how to book and use the Minibus is at: dunvegantrust.co.uk

2.3b Subsidised taxis/community car

One aspect we can take forward more immediately is a subsidised taxi scheme (DCC demand 110). Many of us without cars, or due to age or disability, rely on taxis to get to appointments, to access wider public transport, or visit and socialise out-of-hours/off-bus route (i.e DCC townships, Glendale, Waternish). Off-season, this is possible though ruinously expensive. In summer, or festive season, visitor demand makes it impossible.

Subsidised taxi projects reduce costs and ensure availability, while offering benefits to all by supporting local drivers/businesses. Past attempts to organise this were unsuccessful, partly because medical demand alone was not constant enough. Therefore, it will be important to publicise, and perhaps have regular days for each area that folk can plan around.

Such a scheme could initially be trialled on the established return journeys of the primary school taxis. Not only are empty taxis already driving to/from most areas twice daily, they are already approved for all passengers. Also, these journeys might be seen less as 'charity' by those who are shy of accepting this. However, subsidised taxis are an expensive way of addressing local transport needs, and are better seen as a stopgap measure to prove demand and establish a 'business case' for improved bus routes etc.

To this end, DCT are also working on accessing a 'community car' from Highland Council and researching successful community car schemes where volunteers use their own cars and are which would require a pool of volunteer drivers (as does Minibus).

2.3c Traffic survey

We have already started work on the Traffic Survey (scores 250/379) accessing automatic data from Coral Bay and at the 3 Chimneys and conducting our own volunteer counts at Claigan and Lonmore, over Easter and summer. DCT have also launched a Visitors' Traffic Survey, to learn more about their current habits and most-likely alternatives.

2.4 Environment

Environmental issues underly almost every possible community action here, and many aspects will also be considered under Health & Leisure, Culture & Economy.

2.4a Foot & cycle paths

Our area has very few footpaths) or cycle paths because until recently roads and verges were safe for pedestrians. The situation in the Village is also complicated because the only available ground at the main level is pavement. Away from the roads, however, we run into complex issues of ownership and access.

Given these, and issues of safety, insurance etc. major action on footpaths needs expert input as part of the local transport strategy. Actions we can take immediately include lobbying HC to restore pavements, improve parking, and ensure disabled access (suitable pavements including dropped kerbs, but also disabled parking spaces at Hall, Village Centre/Lochside, and toilets). Traffic surveying is part of this, evidencing demand/dangers, including of the current parking issues.

We can also build on work done in the past by the Skye Cycle Network to map and plan alternate pedestrian routes through the Village, e.g. connecting Munro Place, King's Brae and Primary School to Kilmuir Road, as well as more ambitious connections to neighboring townships. Community mapping of paths throughout DCC is an opportunity to share local knowledge and identify simple improvements. Another achievable intervention would be to add more benches to existing paths. DCT are already taking action at Cnoc Nan Craobh, which holds both a popular, off-road, wheelchair-accessible path, and a potential communal outdoor space. Now that the road surface is fixed, Orbest is more reachable: extra parking and signage here could help cater to all ages/abilities.

2.4b Communal outdoor space

As with paths, the geography of the Village creates challenges regarding a communal outdoor space, so we need to think creatively. In the past, the public carpark in Dunvegan could be used for events, but it is now too busy (and needed for event parking). The new Community Park is a great daytime space for all, but needs sensitive use for events. There will be limited outdoor space at Gaeltec: its communal use is included in planning.

However, the Minibus (or a shuttle) can make Cnoc nan Craobh, and a potential Community Garden by the Farmhouse, more accessible and social.

An over-arching theme of this Plan (and Survey responses) is the need to forge better connections throughout our whole area. Focussing only on the Village, as external funders tended to do, sidelines half our population and misunderstands island life.

2.4c Community energy

This is a long-term project with three first stages: firstly, the Gaeltec renovation will give us experience of renewables installation/management; secondly, we will be proactive in engaging with the changing windfarm situation; thirdly, we will actively research successful community energy schemes like Eigg, Knoydart, Arran as well as existing small renewables (locally, and Raasay/Sleat hydro schemes). This will overlap with accessing and sharing advice about domestic and croft renewables.

2.3d Improved waste/composting/recycling facilities

These were the next most popular environment project. As well as limited facilities, the current site in the public carpark is increasingly difficult to use in summer traffic, while taking up valuable Village parking space. There are clear benefits to siting the majority of the recycling facilities at the outskirts of the village to reduce pressure

2.4e Cruachan

Other, non-capital and volunteer-led environment projects were invasive species, control flood risk Assessments and deer management. DCT will be directly involved in all of these at Cruachan. We hope everyone with an interest will come forward (and access training) for that project, gaining skills which can then be shared.

The aim is to create two crofts in woodland (of improved condition) plus a well-maintained communal – and community-owned – outdoor space at Cnoc nan Craobh.

There are certainly challenges, of access, volunteer capacity, maintaining momentum/ addressing pessimism, and managing invasive flora and fauna. Yet these are matched by opportunities, particularly environmental ones. We can develop locally-appropriate ways of understanding and tackling invasive plant and animal species (important for future climate-change adaptations). We can collectively learn about and contribute to deer management, as well as how to turn this into local food. There will be many training opportunities: chainsaw certification, drystone dyking, path maintenance, woodworking using diseased ash-wood, forestry.

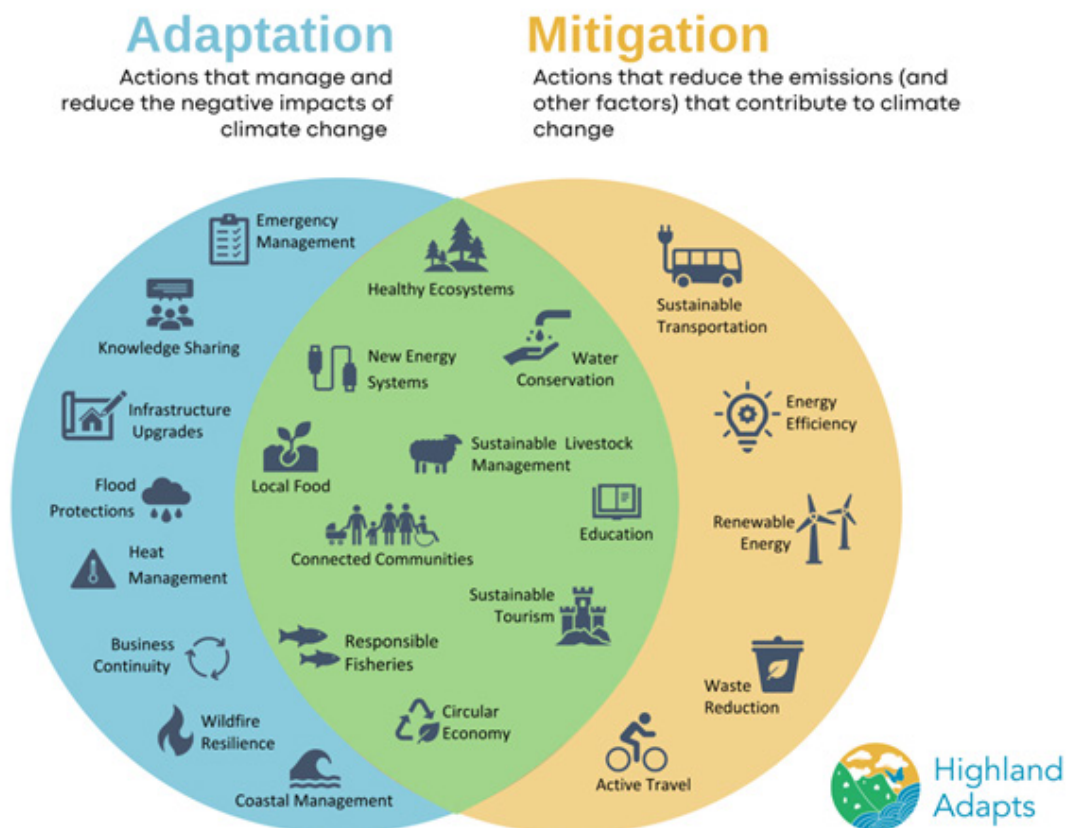


Fig. 22

2.4f Climate change mitigation & adaptation

Across demographics in our community, over half of us are worried a great deal or a lot about climate-related changes to our local environment in the next decade, and those not worried about it at all are in the minority at 10%. While not explicitly a Climate Change resilience plan, measures we take to strengthen community resilience will also strengthen our climate change resilience, and many of the projects proposed are adaptation measures in themselves. Key is more self sufficiency in terms of how much of our lives we need to outsource (and travel long distances for) and our role within our environment must be taken into account in all projects (e.g. required to site at least 2 EV charging points at Gaeltec, plus infrastructure to add for 50% of future parking). Therefore, we will be seeking input from Highland Council and MacLeod Estates (the major landowners) regarding their Adaptation strategies. We must produce our own once the planned purchases go through. There will therefore be opportunity to consult and formalise a CA strategy in 2027-28. In this section, we look at the more physical projects.

2.5 Land & sea resources/investment

Some control over our place (beyond gardens and crofts) is essential to community action. DCT is already well-along in acquiring land (Cruachan) and property (Gaeltec) to meet current community needs. Survey responses were near unanimous in mandating further investment in property to meet coming needs e.g. for community growing and outdoor activities, waste facilities, footpaths and housing.

Ownership is not the only way to gain control of our places (for example, the leases for the Community Park and Pontoon) but it is often less complex and confusing, more flexible, in the longterm.

Aside from land/buildings, it is notable that DCC residents have minimal access to the sea and shore compared to surrounding communities. This is because our foreshore and Pier are privately-owned, without the automatic option of community-control or



asset-transfer now offered elsewhere by the Crown Estate. Restrictions on the Community Pontoon, prohibit commercial use (as a condition of the Macleod Estate lease to cross the foreshore).

Survey responses make clear that all of these are of concern to the community. There is significant demand for water transport and various water sports, see section 3. Neither are impossible in the current situation, nor incompatible with the Special Area of Conservation, although these do make things more complicated. Both options offer sustainable environmentally-friendly use of existing resources to improve health, leisure and access.

Water sports, in particular, could significantly improve local sport/leisure and exercise options without the scale of capital investment entailed by the gym (DCT) and pitch (HC). They are considered further under Health & Leisure. Likewise, not-for-profit boat-trips

would comply with current lease restrictions, reducing pressure on our roads, while improving disabled/elder access to outdoor activities and the Special Area of Conservation.

In the longer-term, there was also considerable mandate to explore collaborative options for Pier upgrades and foreshore access to support culture and economy as well as health and leisure. These will require working closely with MacLeod Estate. Our marine environment is a foundational and exceptional resource which has always been precious and central to our life and culture.

There are already major climate changes taking place in our waters, and some clear coastal vulnerabilities to storm surges, coastal erosion and sea level rises. Our area will need everyone working together to monitor, understand and address these challenges. This makes it important to harness local knowledge and encourage sustainable uses of our seas now.

Gaeltec Community Hub

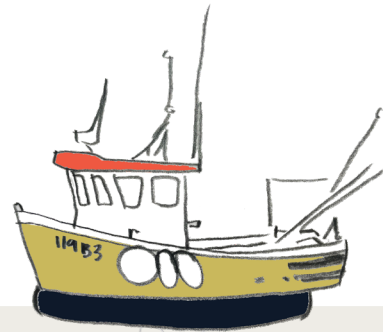
Improved access to commercial and community spaces

- Community Energy
- E bikes
- Renewables Workshops
- EV charging
- Craft CLubs
- Ham Radio/Coding Club
- Childcare
- Gym

Uncle Roderick

His drifter swung in the night
from a mile of nets
between the Shiants and Harris.

My boy's eyes watched
the lights of the fishing fleet – fireflies
on the green field of the sea.



In the foc'sle he gave me a bowl
of tea, black, strong and bitter,
and a biscuit you hammered
in bits like a plate.

The fiery curtain came up
from the blackness, comma'd with corpses.
Round Rhu nan Cuideagan
he steered for home, a boy's god
in seaboots. He found his anchorage
as a bird its nest.

In the kitchen he dropped
his oilskins where he stood.
He was strong as the red bull.
He moved like a dancer.
He was a cran of songs.

'Uncle Roderick' is taken from The Poems of Norman MacCaig
edited by Ewen McCaig (Polygon, an imprint of Birlinn Ltd, 2009).

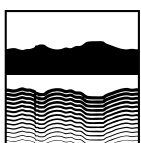




3. Health & leisure

Dunvegan Community Action Plan

2025-2035



**DUNVEGAN
COMMUNITY
TRUST**

Fig 23

3.1 Health & leisure: Project actions

The projects below have been divided into those which need clear initial actions, and those which really just need the will of volunteers and perhaps a bit of advice.

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Gaeltec Community Hub	Not in 2025 survey	In process	DCT	<p>Building purchase is complete. First steps are moving in, establishing lease with legacy commercial tenants. DCT has also applied for funding for Solar PV, and will be submitting an application for new Windows and doors in the near future.</p> <p>Full Renovation will take several years, but initially DCT will be establishing: A tool library, Shared Workspace, Multi Use community space.</p> <p>The Community Gym and small commercial units will require a greater degree of renovation, and the childcare facility will require full renovation.</p>	DCT, Local community, Local Businesses, HC, CARES, Funders, Rural Design Architects, Contractors, Highland and Island Climate Hub, HIE	Short & medium	Health, environment, poverty, community, economy, education, culture, children and young people, fair work and business
Community pitch	Not in 2025 survey	In process	DCT	<p>Apply for Planning permission once Land is secured by HC</p> <p>Agree a lease with HC for Land for pitch</p> <p>RIBA stages 2-4 with the help of specialist Sports Pitch Consultants</p> <p>Seek funding for development</p>	DCT , HC, Sport Scotland and other funders	Medium	Health, communities
Preparedness	298	Proposed	TBC	<p>DCT/DCC to set up a meeting with groups locally to discuss the development of a plan to implement in times of powercut/extreme weather/other crises. SWOT analysis of current state of play and what can be done to strengthen resilience in this area. This should include the statutory infrastructure which is the responsibility of government to provide or regulate as well as community level infrastructure improvements we can develop ourselves.</p>	DCT, DCC, Churches, Medical Practice, HC, SCVO, Macleod Estates	Medium	Communities
Footpaths	296	Proposed	DCT	<p>The work of the Skye Cycle Network several years ago already identified and consulted on routes locally. The paths identified are a mixture of routes which require a large level of capital investment and multiple landowner permissions to implement to an impactful standard, and paths which require less investment to get them up to a better standard.</p> <p>DCT will investigate funding options, seek support from groups and communities which are developing paths in their communities to develop a clearer idea of what is required to start tackling this project.</p> <p>Particularly for more formal active travel routes, support from outside agencies to undertake land based surveys (environmental, engineering, archaeological) will be necessary, as well as guidance on what will be a complex and long process, and DCT will pursue accessing this.</p>	DCT, DCC, HC, Macleod Estates, Funders	Long	Communities, health
Cycle routes	224	Proposed	DCT	As footpaths	DCT, DCC, HC, Macleod Estates, Funders	Long	Communities, health

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Sport strategy	198	Proposed	TBC	A joined up approach to the 3 facilities (actual and in process) between the Sports Hall at Dunvegan Community Hall, the new Community Pitch, and the Community Gym at Gaeltec has been recommended by Sport Scotland, and will be important in accessing funding. DCT will maintain links with North West Skye FC and Dunvegan Community Hall to investigate options for engaging an individual to liaise and lead on accessing funding, training and coordinating land and sea sport offerings and facilities.	DCT, NWSFC, Dunvegan Community Hall, Local Sports Groups, Sport Scotland, Highlife Highland	Medium	Health, communities
Crafts clubs	184	Proposed	N/A	DCT is keen to set up a space in Gaeltec for permanent equipment, including crafting equipment. Once the buildings are in use DCT will invite folk into the space to encourage those keen to set up a group and use it, as well as discuss equipment and storage.	DCT, Local Artists and Crafters, ATLAS Arts, local community	Short	Culture, communities
Canoeing/ kayaking	172	Proposed	N/A	DCT will liaise with Loch Dunvegan Moorings association to put together info/ do's and don'ts for pontoon use. DCT will also open up conversations about a community boat project and what that could look like (boat building or community owned canoes)	DCT/Loch Dunvegan Moorings Association	Medium	Environment, communities, health
Local directory	143	Proposed	TBC	Dunvegan Traders Association have a website of their local members. It has been Proposed that a print copy of local services would be beneficial, which could include not only trades but also classes and third sector services.	Dunvegan Traders Association, DCT, SLCVO, DCC	Medium	Communities, human rights
Local food	140	Proposed	DCT/TBC	DCT will pursue establishing a community growing space as part of the Orbest Project, liaising with local residents about what form it should take. DCT will also establish a relationship with local food producers to establish a way to support them and increase the availability and accessibility of locally grown food.	Local food producers, keen gardeners, HC, Skye and Lochalsh Foodlink Van, Highland and Islands Climate Hub, Dunvegan Community Hall	Medium	Health, communities
Dance	162	Proposed	TBC	Develop a relationship with Skye Dance to try to encourage more outreach.	Dunvegan Hall Committee, Skye Dance, DCT	Medium	Health, culture
Art class	160	Proposed	TBC	DCT is keen to set up a space in Gaeltec for permanent equipment, including equipment for creative endeavours. Once the buildings are in use DCT will invite folk into the space to encourage those keen to set up a group and use it, as well as discuss equipment which could support classes, and how DCT could facilitate classes.	Local Artists, DCT, local community, funders	Medium	Culture, communities
Music classes	158	Proposed	TBC	DCT will liaise with the school about how they can support with publicity of music lessons delivered by Highlife highland, and also with music tutors about what support would help more children access them. DCT will also appeal for local tutors and explore options for facilitating access to music tuition or clubs for adults in the area.	Local musicians, tutors, DCT, Feis an Earraich	Medium	Culture, communities

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Drama club	146	Proposed	TBC	Dunvegan Hall Committee are keen to see as many folk using the hall as possible. DCT has a small project fund open to help with the costs of putting on events. DCT will action a publicising the route for putting on events and offer advice, as well as contacting other island drama groups to see how they operate.	Local community, Dunvegan Hall Committee, DCT	Medium	Culture, communities
Ebikes	123	Proposed	DCT	DCT will start work to establish an ebike scheme based at Gaeltec	DCT, HC	Medium	Health, environment, economy
Ham radio/coding club	76	Proposed	TBC	Ham Radio club has an overlap with Preparedness, and should be included in conversations around it. Once established in Gaeltec DCT will reach out to interested parties and discuss how to facilitate a club's establishment.	TBC	Medium	Communities

Popular initiatives

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Bookswap	166	Proposed					Communities
Fishing	136	Proposed					Communities
Paddleboarding	128	Proposed		See sports strategy and canoe/kayak			Communities, health
Bowling	114	Proposed					Communities, health
Football	86	Proposed					Communities, health
Windsurf	82	Proposed		See sports strategy and canoe/kayak			Communities, health
Circuit/HIIT Class	70	Proposed					Communities, health
Athletics	52	Proposed					Communities, health
Tennis	48	Proposed					Communities, health
Rugby	44	Proposed					Communities, health
Shinty	44	Proposed					Communities, health
Golf	40	Proposed					Communities, health

Our **strengths** in health matters are good services in-area (though with a few key gaps), a generally healthy population, and clearly defined local needs. **Weaknesses** are the ageing demographic, and need to travel/risk of social isolation. There is an **opportunity** to create integrated local solutions that promote all aspects of health (preventing the **threat** of endless community-turnover as folk have to leave when needs increase). The basis of integrated local solutions is the clear understanding, in survey responses, that demographics equals services (the sort of paid services we asked about just will not exist by 2035 if there aren't enough working age adults to offer them), and this goes not only for practical services, but for physical and cultural leisure, and communal spaces/actions.

Our leisure **strengths** are an outstanding place with residents who deeply value it. **Weaknesses**, however, are the need to travel for sociable leisure, especially for children. Ongoing visitor pressure and lack of facilities **threaten** to erode our leisure time and opportunities in the coming decade, but this is also an **opportunity** to improve leisure choices locally, enhancing our quality-of-life and protecting our environment.

Survey responses showed strong agreement on what would most support our physical/mental health and wellbeing. Opportunities to exercise, to socialise, and to access growing and other outdoor activities were key to all three. All can and should be fun too! Everyone is more likely to exercise regularly when there is a social (or competitive) aspect, and the activities are ones they enjoy. Outdoor activities of all kinds are safer and more practical done together.

A recurring theme of responses on leisure was the need to drive to Portree to find the communal space for shared interests (for socialising, sports, but also crafting, bookclubs etc).

However, this is perhaps due simply to the recent lack of a communal social space within DCC to discover mutual interests informally? Hopefully, this will soon change naturally, with the development of the Community Pitch, but also through the recent licensing of The Misty, and when the Gaeltec buildings do come into community use. The survey showed considerable demand for a community pub, but this is less viable with a traditionally-licensed venue in prospect locally. This document should serve as quantitative evidence for the local need for a pub, whether as a commercial or social enterprise.

Swimming – the most commonly desired physical leisure activity – is a good example of the crossover between physical health and wellbeing. While there is no (immediate) prospect of an indoor pool here, a dedicated weekly Minibus run to Portree pool could be practical, economical and social. This also demonstrates appetite – there are certainly good locations – for more regular wild-swimming groups.

3.2a Children & family wellbeing

In terms of impacts on our well being, it's important to point out the perspectives of families with children in our community.

Families transport projects

Project	DCC Score (All)	DCC Families	NW Families	NW Teens
Invest in Hall	75%	89%	86%	100%
Communal outdoor space	70%	97%	86%	75%
Craft groups	54%	81%	86%	75%

Again, we see that community facilities and actions are particularly important to families with children. We can also note that, as with public transport, what matters to families also matters to older people: there is no opposition in catering to these two parts of our community.

Although relatively few households in our area have or care for children (29% of DCC respondents, 19% of NW Skye) for those who do, better childcare options are essential. As well as the above figures on access to childcare, 69% of these NW Skye respondents cited childcare as essential to their wellbeing, and 1 in 2 to their physical health (equal with transport help). For DCC families, this was essential to the wellbeing and mental health of 48%, the physical health of 15%. We also know that of families in DCC (37% whom already work 2 jobs, a further 20% 3 or more) 79% have found childcare difficult or impossible to access, while an even more concerning 92% of NW Skye find it so.

The Gaeltec project intends to address this with a specially-designed space for childcare, but this is an area fraught with legislative challenges, exacerbated in a rural and

island context. In addition to trying to pursue innovative solutions, which some communities have, we must lobby for the same nuance and imagination at a legislative level to address this issue which is affecting communities and their resilience across the islands. Better provision has overall economic benefits, as well as personal benefits for parents and children. The importance of early-years learning for childrens' development should never be underestimated, although availability also of course makes it easier for carers to earn and volunteer.

We can suggest that an element of the importance of community facilities for families (as with general precarity, is their current need to drive to Portree weekly-plus, 93% among parents vs. 75% overall). Here we must also point out the views of children themselves! We surveyed the pupils of Bun Sgoil Dhun Bheagain and teens of the wider NW, and held in person events for each. The overwhelming need expressed by the youngest members of our community is for opportunities to socialise with their friends and places to do so.



Map of 'My Island' by pupil from Bun Sgoil Dhùn Bheagain

Isolation from friends was a major recurrent theme. Since the closures of Borrodale Primary School (2007), Struan Primary School (2023) and Knockbreck Primary School (mothballed 2023), Bun Sgoil Dhunbheagain has such a large catchment area. It's now possible for children to grow up without ever being within walking or cycling distance of another child, let alone one of their age. Poignantly, during our mapping exercises, several children moved their friend's houses to be in their vicinity on their island.

Families overwhelmingly rated current local (non-school) social opportunities, facilities and activities for high school age children and students as poor.

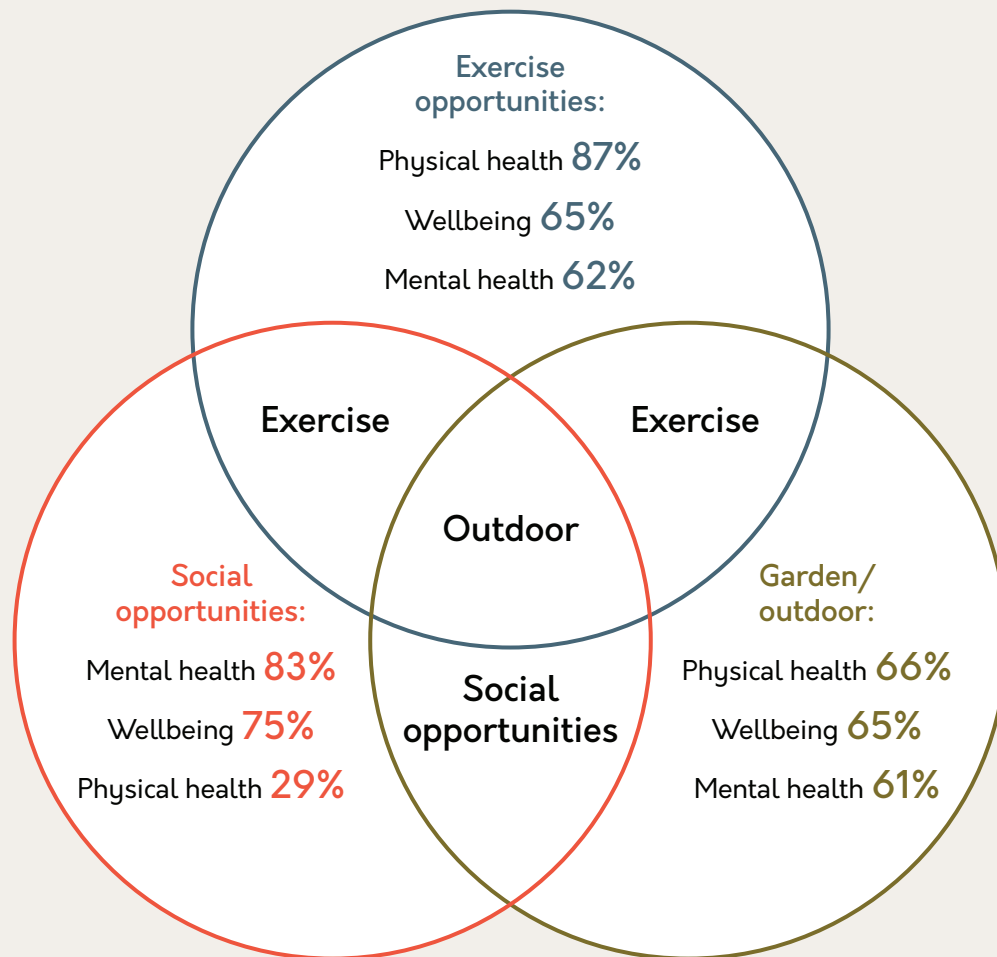
Those opportunities, facilities are somewhat better for Pre-school (41% OK) and Primary School age (35% OK) but only 3% rated any as Great, and that 'great' was just for Pre-school ages.

Kids survey:

Your favourite fun activities:



Health & wellbeing connections



3.2b Health & wellbeing connections

It is clear that the same three factors are priorities for every aspect of health and wellbeing:

We need chances to socialise, exercise, and enjoy the outdoors (in our gardens and beyond).

Ideal activities combine all three: we should aim to focus on projects offering exercise or enhanced access to nature, making all projects social and welcoming.

3.3 Investing in Dunvegan Community Hall

This was a priority among survey respondents (DCC score 256) and can be accomplished both directly and indirectly. Some of the funding DCT already disburses to local groups is spent on Hall-hire: The more groups, clubs and events volunteers start/request, the more income will be re-invested in the Hall in that way. There is also interest in specific new activities, like bowling, needing equipment which could be funded by DCT. As the Hall Committee is its own entity, they themselves are the only ones who can apply for external

**Dunvegan
Community
Hall**

- Regular events
- Gigs
- Local history club
- Feis
- Dance classes
- Drama club
- Circuit/fitness classes
- Indoor sports
- Local food project
- Community energy project

funding, although DCT can certainly support such applications. The evidence of support for investment in the hall makes a great case both for existing Community benefits from Ben Aketil funding renovations and improvements, and for bids for external funding.

3.4 Sports

It is very clear from survey responses that improving access to sport for leisure and health is a key priority, which can be taken forward in a variety of ways, including capital projects and volunteer-led groups. An example of a successful, extremely local sports club is the Dunvegan Badminton Club, which has been going for over 100 years!

3.4a New sports pitch

HC have a responsibility to provide land for a new sports pitch as part of their Masterplan project (new primary school, housing and pitch) since they will build the new school on the existing pitch. However, the land must be 'resumed' by MacLeod Estate first, and so on. Despite decades of work by many across the community, everyone is still working to ME/HC's/Land Court timetable on this.

As with other sites considered above, this highlights the complexity of (anyone) obtaining non-domestic land in DCC, and emphasises the importance of having a dedicated person to monitor prospects and prepare applications for any assets the community identifies as necessary in future. Survey responses identified several local priorities for the pitch:

- Suitability for wide range of ages 82%
- Maximum weather suitability 81%
- Greatest variety of sports 75%.

Attracting spectators was seen as less important at 48%, but for those who regularly attend matches, or wish they could, this is a vital part of community life that we are currently missing out on. Large numbers of our community travel thousands of miles every year for the opportunity to participate in and watch North West Skye Football Club (spending their money somewhere else at the same time!) The real emotive desire for North West Skye to have a home ground, the enrichment it would bring, and the frustration that it is taking so long was evident at both

Do you want a new sports pitch in Dunvegan?



Fig. 27: From the kids survey results



the Sport and Leisure event we held in Dunvegan Hall, the session with the pupils at Bun Sgoil Dhùn Bheagain and the surveys we conducted for children and teens. It's notable, because the Sport and Leisure event was really well attended by a squad of NW Skye team: young people in their late teens/early twenties are a notoriously difficult group to reach in terms of community surveying, and they are the future of the community—their voices are very important. They were both full of ideas for how the project could progress once the land is secured and also recommendations for pitch surface, multi-sport use and ancillary facilities. Similarly when discussing issues with the pupils at Bun Sgoil Dhùn Bheagain, Sports facilities are a

major theme— many of the children we spoke to were traveling into Portree in excess of 3 times a week for sports. In the meantime, it is important to look at other aspects of sports facilities we might develop.

3.4b Fishing & watersports

Fishing is a great example of the potential of a wider variety of approaches. Of course, many of us can go fishing alone, yet it can also be companionable (and safer for old and young). Equally, a little community equipment – the pontoon itself, a community skiff – can make a great difference to the experience, while encouraging folk to share skills and local knowledge.

However, no amount of planning replaces folks' engagement: get together, make a start, and DCT can help with funds, transport, organisation as desired.

Canoeing/kayaking was the most-popular suggested sea-based recreational activity but all forms of water sport were enthusiastically received. Fishing was the next most popular with paddle-boarding not far behind. Loch Dunvegan is a great, sheltered location, with the main requirements being trained leaders and some equipment hire/storage. In other places, e.g. Tiree, local watersport businesses are able to offer both, especially to children's groups. That is not yet an option here due to restrictions on 'commercial' activity imposed as a condition of foreshore lease by Macleod Estate. Given safety and insurance requirements, there is a high 'barrier to entry' for local volunteer-leaders, so this would be a good opportunity to hire an expert (see also 3.5, 4).

Watersports were one topic which raised concern with some not wishing to attract more tourists, an idea worth addressing. Firstly, lack of facilities has not prevented vast numbers of visitors. (They come for our unique landscapes and will as long as fashionable, even if we all stay indoors.) Secondly, those attracted by things (watersports) that are available elsewhere are unlikely to travel to the actual

end-of-the-road for them. Improving local facilities tends to encourage those coming anyway to spend a little more time/money here instead of elsewhere on Skye. Meanwhile, the difference to local quality of life is vast. Many of the actions we take over the next decade will make our area more pleasant. Should we really be put off by that?

3.4c Gym & circuit-training/HIIT

The great demand for a local gym has already been established and incorporated into plans for Gaeltec development. Always-open local indoor space will be an excellent opportunity to exercise year-round, highlighted by 87% as supporting their physical health (62% mental, 65% wellbeing).

It can also be a venue for the high-intensity interval training selected as third most-popular (for reasons of space and best use of all resources, circuit-training, yoga, etc will continue to be based at the Hall). As with watersports, circuit/HIIT training is an option with clear local demand but no local leaders. It will be more efficient to invite/employ a leader here, than for us to travel to them, as now.

3.4d Sports strategy

It seems likely that within just a few years, we could have a variety of venues – Gaeltec gym, Sports Hall, new pitch, pontoon – for an improved range of sports, for all ages and abilities. Therefore, there would be a decided advantage in having someone able to both lead/train physically, and support volunteers



Scan to watch:

Danny MacAskill

in accessing funding, organising timings and transport, etc. A central person like this can take a great deal of strain off volunteers, as well as offering training, and ensuring everything works together.

3.5 Gardening & community garden

This section focuses on physical leisure, as other pursuits highlighted by the community fit better under Culture. Yet not all physical leisure is 'sporty'. Survey responses made clear that gardening/growing are high priorities for many of us, but also something we need help with.

Around two-thirds feel gardening (along with other outdoor activities) is key for our physical/mental health and wellbeing. However, 16% of us currently need help with gardening, rising to 100+ households by 2035. Taken together, a community garden is a key project, but there is also scope for a broader project supporting each other in enjoying gardening and other activities in nature.

We note here that although we have an outstanding natural environment -

Significant proportions of local residents no longer enjoy areas/activities that are now excessively popular with tourists.

These proportions were highest for Coral Bay (35%) and Neist Point (45%). For 8 in 10 of us, 'area too busy with people' was key, with traffic /transport a factor for 55%. Comments showed age-related mobility/accessibility was also affecting many. (Comments across the survey emphasise that this is not trivial: enjoying nature, landscape and wildlife are major incentives for living here.)

This was echoed in the results of the survey of pupils at Bun Sgoil Dhun bheagain:

Your favourite things about living here:



Your least favourite things about living here:



It is therefore crucial this Action Plan makes it more pleasant and sustainable for us to enjoy our place. As there is nothing we can do to reduce visitor numbers, this means focussing on other places where we can, and ensuring transport options (2.2) and mobility assistance (4.5) are available.

Fig. 28: From the kids survey results

DCT's proposed purchase of the Farmhouse will include a small area of ground suitable for a starter Community Garden.

There will be plenty of overlap in getting this established with the Cruachan projects. However, interested individuals getting together asap to define what is wanted, not only here, but also in terms of helping folk with gardening, 'Let's Make Dunvegan Beautiful Again', seed swaps etc. is crucial. Waternish Community Garden is already established and seeking volunteers.

(One way to manage total demand for gardening and environmental activities is to start a social enterprise. There is more demand - 30+ now, rising to 100+ households by 2035 - for paid gardeners than the current community can supply, being so many more houses than residents. Ideally, we will be able to attract such people with the Orbst housing, but in the meantime, we need more creative solutions. A Social Enterprise could work with people who want to volunteer gardening help, and those able to do a few hours a week paid work, to ensure semi-regular services for more households in need.²⁶ (There is also separate funding available, see 4.5.)

3.6 Other clubs

Finally, there was potential for a variety of sports - what we want to play, learn or watch. Most popular was football (NW 86) , but also others range from tennis (all 70) through athletics, shinty, rugby to golf (all 52). These numbers are enough to justify support in getting groups set up, whether thats to play or get together to watch, or to assist with transport costs to travel to, in lieu of an outdoor facility here. Interest in a ham-radio club was 76/104 which again is a sustainable number justifying some funding.

3.7 Preparedness

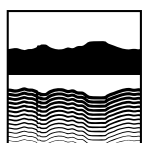
We are currently lucky to have some experienced volunteers interested in establishing resources and protocols for formal disaster/severe weather preparedness. DCT will support outreach to other interested community members over off-season 2025/6.



4. Culture & economy

Dunvegan Community Action Plan

2025-2035



**DUNVEGAN
COMMUNITY
TRUST**

Fig 29

4.1 Culture & economy: Project actions

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Gaeltec community hub	Not in 2025 survey	In process	DCT	<p>Building purchase is complete. First steps are moving in, establishing lease with legacy commercial tenants. DCT has also applied for funding for Solar PV, and will be submitting an application for new Windows and doors in the near future.</p> <p>Full Renovation will take several years, but initially DCT will be establishing: A tool library, Shared Workspace, Multi Use community space. The Community Gym and small commercial units will require a greater degree of renovation, and the childcare facility will require full renovation.</p>	DCT, Local community, Local Businesses, HC, CARES, Funders, Rural Design Architects, Contractors, Highland and Island Climate Hub, HIE	Short & medium	Health, environment, poverty, community, economy, education, culture, children and young people, fair work and business
Hall investment	256	In planning	Dunvegan community hall committee	Dunvegan Community Hall Committee is currently obtaining quotes for Roof and flooring repairs. DCT is supporting in terms of committing funds and supporting external funding applications.	Dunvegan Community Hall, DCT, Funders, Trades, Architect	Medium	Communities, culture
Community energy	243	Proposed	DCT/TBC	DCT are pursuing Solar PV on the Gaeltec Buildings. First step in a wider project could be to seek support from CARES and Highland Peoples Power to explore further options for community owned energy in DCC.	DCT, DCC, CARES, Highland Peoples Power, Landowners, Common Grazings Committees	Long	Communities, economy, environment
Boat-trips/ water taxis	234	In planning/ proposed	TBC	Sole traders in Dunvegan have been refused permission of MacLeod Estate to cross the foreshore for the commercial purpose of running boat trips. Next steps would be formal negotiation and mediation with MacLeod Estate to come to an arrangement whereby local entrepreneurs have permission to access this resource, and failing that explore legislative routes.	Soletraders, DCT, MacLEod Estates, Loch Dunvegan Moorings Association, Scottish Land Team, Community Land Scotland	Medium/ long	Community, economy, environment, human rights
Pub	228	In planning	Commercial venture	<p>The owners of the Misty are working to reopen the pub, having been granted a license in 2025.</p> <p>A community pub has been proposed many times over the years and much in this CAP process, and while this route is less viable given the context of a local business working to fill this gap, DCT will publish info on case studies and support on their website.</p>		Medium	Economy, communities, culture
Regular events	206	Proposed	TBC	Dunvegan Hall Committee are keen to see as many folk using the hall as possible. DCT has a small project fund open to help with the costs of putting on events. DCT will action a publicising the route for putting on events and offer advice.	Dunvegan Hall Committee, DCT, Local Musicians and Artists, SGriobh, ATLAS Arts, SEALL	Short	Community, children and young people
Off-road mobility	189	Proposed	TBC	TBC	TBC	Medium	Economy, communities

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Crafts club	184	Proposed	TBC	DCT is keen to set up a space in Gaeltec for permanent equipment, including crafting equipment. Once the buildings are in use DCT will invite folk into the space to encourage those keen to set up a group and use it, as well as discuss equipment and storage.	DCT, Local Artists and Crafters, ATLAS Arts, local community	Short	Communities, culture, health, education
Other gigs	178	Proposed	TBC	Dunvegan Hall Committee are keen to see as many folk using the hall as possible. DCT has a small project fund open to help with the costs of putting on events, as well as experience. DCT will action publicising the route for putting on events and offer advice.	Dunvegan Hall Committee, DCT, Local Musicians and Artists, ATLAS Arts, SEALL	Short	Communities, culture
Local history	168	Proposed	TBC	DCT can help facilitate the establishment of a local history group but it would need to be led by the people who have a deep knowledge and connection of the area. Gaelic signage could be connected with this, and has already been Proposed for the Community Park. DCT will initiate conversations with local people to determine how such an initiative could be supported, and whether a local place names project would be a good place to start. Such a project could partner with the school, a local history group and local businesses.	Local community, Skye and Lochalsh Archive Centre, DCC, DCT	Short	Communities, culture, environment, education
Feis	166	Proposed	TBC	DCT will discuss this with Dunvegan Primary School and try to develop a relationship with Fèis an Earraich to understand the steps for establishing a mini feis in the NW.	Feis an Earraich, Dunvegan Primary School, DCT, Bord Na Gaidhlig, Musicians, local community	Medium	Communities, culture, education
Pier upgrades	165	Proposed	TBC	Further discussion with local stakeholders in the marine industry to determine what they want. Establish a relationship with MacLeod Estate and pursue discussions with them on how this project could develop. Consider the establishment of a community company covering the entire NW to develop marine economy for the benefit of residents.	Local Marine stakeholders, NW Community Company, DCT, DCC, MacLeod Estate, Land Team, Community Land Scotland, Crown Estate, Loch Dunvegan Moorings	Long	Communities, economy
Dance	162	Proposed	TBC	Develop a relationship with Skye Dance to try to encourage more outreach.	Dunvegan Hall Committee , Skye Dance, DCT	Short	Communities, health, culture, children and young people, education
Art class	160	Proposed	TBC	DCT is keen to set up a space in Gaeltec for permanent equipment, including equipment for creative endeavours. Once the buildings are in use DCT will invite folk into the space to encourage those keen to set up a group and use it, as well as discuss equipment which could support classes, and how DCT could facilitate classes.	Local Artists, DCT, local community, funders	Short	Communities, health, culture, children and young people, education

Project	Score	Action type	Project lead	First or next actions	Potential partners	Timescale	NPF National outcome
Music classes	158	Proposed	TBC	DCT will liaise with the school about how they can support with publicity of music lessons delivered by Highlife highland, and also with music tutors about what support would help more children access them. DCT will also appeal for local tutors and explore options for facilitating access to music tuition or clubs for adults in the area.	Local musicians, tutors, DCT, Feis an Earraich	Short	Communities, health, culture, children and young people, education
Drama	146	Proposed	TBC	Dunvegan Hall Committee are keen to see as many folk using the hall as possible. DCT has a small project fund open to help with the costs of putting on events. DCT will action a publicising the route for putting on events and offer advice, as well as contacting other island drama groups to see how they operate.	Local community, Dunvegan Hall Committee, DCT	Short	Communities, health, culture, children and young people, education
Fluent speakers class	128	Proposed	TBC	Discuss with local teachers and UHI. Publicise funding available.	Local community and current classes, SMO, UHI , Gaelic medium dept at Dunvegan Primary School, DCT	Medium	Communities, culture, education
Sabhal Mòr Ostaig/UHI outreach	106	Proposed	DCT	DCT to reach out to SMO and UHI to discuss what is currently available for learners and publicise this locally. Also should discuss how outreach can be improved or learners supported.	SMO, UHI, Dunvegan Primary School GM, DCT, Bord na Gaidhlig	Medium	Communities, culture, education
Deer management	102	Proposed	TBC	DCT to reach out to people responsible for current management locally to discuss what they think can be improved. Seek support and advice on deer management plans at a community level, taking into account our circumstances in DCC. Perhaps plan a reccy to Knoydart to see how they manage deer and incorporate this into their social enterprise.	Local Community, MacLeod Estate, DCC, DCT, Nature Scot	Medium	Communities, environment
Deer processing	83	Proposed	TBC	Actions above first, keeping communication to local people open to develop solutions and ideas.	Current Managers, Land owners, Common Grazings Committees, Crofters	Long	Communities, environment, economy

Our **strengths** in culture and economy are a rich heritage and a community with tenacity and diverse skills. The main **weaknesses** a housing market which exclude a younger generation of islanders, and the impact of unsustainable tourism, where residents and businesses are forced to focus on simply accessing and providing basic services. The **opportunity** is to leverage visitor numbers so that tourism is more sustainable and supports local quality of life (versus the **threat** that unsustainable demand erodes local quality of life), support diversifying the local economy, and broaden the opportunity to live here to include more young people and families.

Factors which distinguish unsustainable from sustainable are:

- A circular economy (visitor spend goes into local businesses/economy, not e.g. mainland superstores)
- Social enterprises (access some visitor spend to provide enhanced local services)
- Diversification (residents can do more than maintain accommodation or hospitality)

Survey responses showed considerable demand for more cultural activities in local venues. By nature, such projects are largely volunteer-led. DCT has a range of funding routes for projects or initiatives which benefit the local community in terms of financial support, and can also offer organisational support with getting things going, but there is no substitute for folk stepping forward to lead, stepping up to attend,

as shown by the long-term success of Dunvegan Media & Culture Club, DMCC. This section does three things: clarifies demand, notes which projects existing organisations can lead on, and proposes we support and facilitate folk to lead the groups the community wants.

4.2 Gaelic, language & culture

One of the events held prior to designing the community survey, was a Music and Culture night, in collaboration with the Revolting Crofters social club in Dunvegan Hall. It was a very icy night, which may have contributed to an unusually young crowd in attendance: there were 42 attendees, 30 between the ages of 20-40, 9 between 40-65 and 2 over 70 (going on 30!). Again, it's so important throughout this process to hear the voice of the young people in the community.

Questions & answers from the night:

What do we have?

We do have this! People appreciate the events and groups operating in the area - the film club, the hall as a community asset and space. Each other! It doesn't take much to reconnect - food, music, a warm hall, imagining the future. Beer helps but is not a deal breaker.

What have we lost?

Pub
Fluency of language, the connectedness that comes with it
Places to bump into people informally

What do we miss?

Places to mingle intergenerationally
- again, something pubs are good for
The wildness of the west

What do we want?

Vibrancy
Craic
Diversity
A future
A laugh



Scan to hear:

Horo Mhàiri Dhubh -
Campbells of Greepe

Community comments:

“**Reclaiming place names.** An official or guerrilla campaign to “replace” the phonetic ‘English’ names with the meaning of the Gaelic – improve the sense of place and allow new dimensions to come back to the fore. Use tech where practical – it’s so easy to have a QR code on a sign that people walk past linking to a song, a tune, a story, a joke, even just a correct pronunciation.”

“Good craic, busy, lively village. A bit of hedonism, some life about the place. Lights on in the winter, visits, parties, **enough to keep folk feeling connected**”

“**Gaelic classes specifically for native speakers** who want to improve/brush up and familiarise themselves with their language again, with other people who understand the context, the hangups, and ‘get it’. Sometimes Gaelic classes are dominated by beginners who take up all the airspace and are unaware of all of that nuance. They’d need to be relaxed, compassionate, with humour – the right tutor would be important.”

“A place in Dunvegan with **live music**, different kinds, a couple times a week- possibly with light food”

“Gaelic classes for beginners which have a bit of a local curriculum included – bringing complete newbies up to speed on **more than just the language but also the local context.**”

“Equipping more people with skills to organise events etc – it’s easy for folk to get burnt out, it’s better to spread the burden & have people who can support each other”

The survey showed an encouraging level of knowledge and enthusiasm for Gaelic across NW Skye, somewhat at odds with external perceptions compared to NE Skye.²⁷ Many children are educated in Gaelic-medium (for which Dunvegan is the centre of a massive catchment covering Struan, Glendale and Waternish, bordering Skeabost) which can be enhanced by supporting Gaelic among parents and the wider community.

There is considerable expertise in organising Feis throughout our wider area to learn from. The purpose of these festivals is partly place-based: music and culture **in the community**. Survey responses indicate that we would have plenty of interest locally, both for participants and audiences. This would be a partnership project, with schools, local musicians and Gaelic funders.

Responses also revealed that we in NW Skye are not benefitting as we could from the expansion of Sabhal Mòr Ostaig (SMO). This is visible not only in direct responses, but by identification of ‘opportunities to learn’ as key to parents’ wellbeing and mental health. It is not so surprising, as – in public transport at least – it can be easier/quicker to get to Inverness and back than to Armadale. DCT will seek opportunities to facilitate SMO outreach for the North West.

Two further projects proposed by the community support this, as well as benefitting the area directly: a fluent-speakers class for those with a background in Gaelic who wouldn’t necessarily benefit from being in a complete beginners class; and community-created Gaelic signage. A fluent group is

desirable vs. essential, as there are already meet-ups in DCF community café and a class in Dunvegan Community Hall (though both are during traditional work-days). However, there is a sustainable level of demand, and the social benefits (of opportunities to converse in native language) are considerable.

Community groups noted the defects in local signage generally in the CAP process, and there is an opportunity to work together with the DTA and DCC on securing better signage in the village – particularly around parking and amenities. There was also support to incorporate community-created signs of Gaelic placenames throughout DCC. This should also overlap with the Directory (4.2d) project, and offers benefits for consolidating local knowledge, particularly environmental knowledge.

It’s important to note too, that the unique heritage, history, music and language of this place is a cultural asset: for those with an intergenerational connection, it is part of a state of being.

But for everyone here, whether that’s for 30 years, 5 years or a couple of nights, it can only be a positive to experience a sense of this, and place names are a good place to start.

Dùisgidh mi aon mhadainn

by Morag Montgomery

Dùisgidh mi aon mhadainn

is seallaidh mi air a' ghaoith

is chì mi òran is ceòl.

Ged nach fhairich mi càil

's nach cluinn mi fonn

coimheadaidh mi air mo chùlaibh

's chì mi bàrdachd.



Cha bhi feum agam ortsa an uairsin

Cha bhi mo smuaintean ort

ged is tu mo cheòl

's mo bhàrdachd an nochd.

'Dùisgidh mi aon mhadainn' is taken from A'Choille Chiar by Catriona and Mòrag NicGumaraid and reproduced with permission of the author, Mòrag NicGumaraid.



4.3 Arts

Our area is home to many talented artists, and much more can be done (if folk are willing) to share and enjoy these talents with the community. Key to this, however, is understanding that the arts, as much as any other area of endeavour, are how livings are made (and many are already working two, three or more jobs). A way this could be facilitated is by organising training for keen artists to share their skills in a workshop setting, which could be part of a wider project to deliver creative workshops in such a way as instructors get paid, but classes aren't exclusive of those on low incomes. DCT have a well-established programme of supporting local groups financially, and the arts are no exception. Survey results show considerable demand, for both youth and adult programmes, see section 5.

4.3a Music

Demand for music goes beyond the traditional (i.e. RCSC, Revolting Crofters Social Club) of course. There is encouraging interest in gigs/events showcasing other musical styles, see e.g. recent North End Jam²⁸. There is also demand for local music tuition/practice, for both children and adults. Highlife Highland are supposed to offer this in-area for kids, and should be encouraged to do so with proper publicity to parents.

4.3b Drama & dance

DCT will advertise for interested people to start up or support outreach for both. The successful

groups in Portree might be amenable, given that we have proven demand of 81 DCC respondents for dance and 73 for drama. Total projected figures for NW Skye are 252 and 222.

4.3c Arts & crafts

The demand for more local craft groups was the only cultural project with demand in the overall top-20, at 184/286. Survey responses show crafting is both a popular form of leisure – with folk keen to do their thing socially as well as at home – and ‘cottage industry’. Both are simple and essential to support. There was also considerable interest in more art tuition/clubs. The most efficient way to begin with art/crafts development is to start general, then home in on aspects that garner most attendance/enthusiasm.

4.3d History

One of the most enthusiastically-received ideas was a Local History group.

This is a great opportunity to preserve and transmit local knowledge: cultural, social and environmental.

Such a group would also be a longterm asset to the community, contributing to many future projects. To start, DCT could reach out to other groups on the island, while advertising for interested local individuals to lead.

Almost as popular was the idea of a Community Library/Bookswap Club. This is more dependent



Scan to hear:

Things Are Hotting Up – Louis Barrabas & Dunvegan Fire Brigade
Skye Community Album

on a stable community space, e.g. at Gaeltec although perhaps the Dame Flora room of the Hall? (Some communities use their vacant phone boxes for this.) A social/meeting aspect is helpful here, allowing folk to make/get recommendations and find like-minded others. Ultimately, both projects are volunteer-led, and can only work insofar as folk want them to.

4.4 Local Directory

A final project in this theme is a Local Directory. This was of more niche appeal, but seems to be important to those who need it (e.g. less comfortable online). It ties into existing demand from the local Traders' Association, and could be a useful way to map the small-scale third sector and public sector services and skills within the community alongside commercial.

4.5 Enterprise

A number of projects have emerged which would be more appropriately handled by social or commercial enterprises than a charities (or a trading arm of charity). These include:

- Community Transport,
- An umbrella-organisation for gardening/environmental activities,
- Off-road mobility, watersports development
- Local food network/market
- Deer processing.

This is partly because additional funding is available for social/not-for-profit enterprises (as opposed to charities), partly because it is

somewhat less-complex for them to employ specialists and receive payment for services provided. To progress this, DCT have submitted the various relevant projects to Community Enterprise, to garner their expertise and what has worked for others, in the form of routemaps for anyone wanting to set up a social enterprise.

Establishing a range of bodies of diverse types is also important for resilience. SCIOs and Community Companies can themselves establish trading arms to generate income and build community wealth, but so too anyone can set up a social enterprise.

These not only diversify the employment prospects locally, but also create social value and keep money generated locally here. The funding 'landscape' changes often nowadays, with emphasis shifting between funders' preferred types of organisation. Oftentimes, having some commercial income-stream will in itself attract extra funds over charitable applications. It is also important that at least some of our community action is paid, rather than relying purely on volunteers, otherwise it detracts from the essential economic contribution of our limited numbers of working adults.



Scan to hear:

Puirt - Campbells of Greep

5. Conclusions

Regardless of whether any of the actions highlighted in this plan are brought to fruition, Dunvegan will remain an important settlement in North West Skye, with a rich history and culture. Bun Sgoil Dhùn Bheagain is at no risk of closure, indeed it will have a beautiful new building soon, and Dunvegan Community Council area still benefits from the best access to services in the North West. Also, many of the things that contribute to a communities' resilience are indeed the infrastructure we rely on our government to either provide or regulate: reliable electricity, telecommunications fit for modern life, water, resilient food supply, access to health care and education, and the ability to heat our homes.

A Community Action Plan is a tool: It is invaluable in terms of demonstrating need and communicating to external bodies (who may otherwise not listen), but like any tool, it needs people to put it to use. Without us, it will sit on a shelf, gathering dust until someone picks it up again. Against the current backdrop of uncertainty, in terms of public services and climate, there is a great risk that if we don't, the threats we face will loom larger and opportunities for positive change and development will continue to pass us by.

We, as a community, on myriad individual and organisational levels, are already taking action though and coupled with the strength of quantifiable local knowledge contained here, we are in a good position to use it .

Now is the time to work collectively, to proactively use this tool to address the lack of investment in the area over decades and to build on all of the local elements of resilience we need to sustain future generations and face that future together.

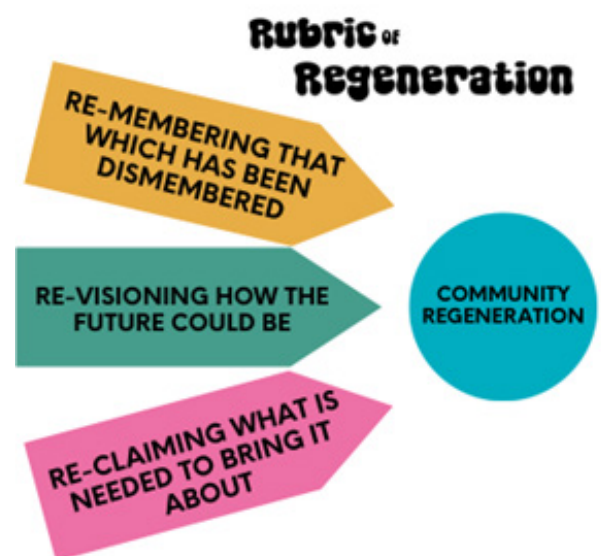


Fig. 30: Rubric of Regeneration - Alastair McIntosh

6. Acknowledgements

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Much of our landowner information included in the maps was drawn from Andy Wightman's huge body of work on his Who Owns Scotland website, for which we are very grateful.



Scan to hear:

Dathan - Dunvegan Primary School

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7.2 End notes

1. Rural Planning Policy to 2050: research findings- 4. A picture of rural Scotland <https://www.gov.scot/publications/rural-planning-policy-2050-research-inform-preparation-npf4/pages/4/>
2. <https://highland.maps.arcgis.com/apps/webappviewer/index.html?id=5ec04b13a9b049f798cadbd5055f1787>
3. Economic condition of crofting: 2019 to 2022.
4. <https://dunvegantrust.co.uk/wp-content/uploads/DCC-Resident-Survey-Report-Final-Draft-pre-consultation-docx.pdf>
5. <https://dunvegantrust.co.uk/news/community-conversations-2020/>
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7. Patel et al 'What Do We Mean by Community Resilience?' PLoS Currents (2017 Feb 1;9) PMID 29188132
8. Dunvegancastle.com; Hardy et al. 'At the far end of everything' JQS (2025:1-15)
9. Dunvegan Community Research - visitors in Housing stock
10. Project scores are generated from net support plus 2x numbers rating 'essential'. Road/pavement maintenance scored 338; care-at-home capacity 295; statutory social housing 247; improved bus routes 227; disabled accessibility 219; local care home 198.
11. Especially handy people (120 households by 2035), help with transport (120 households by 2035) and home-helps (120 households by 2035). Also gardeners (100 households by 2035) domestic cleaners (100 households by 2035) and home-carers (100 households by 2035). Demand already exceeds supply for all these.
12. Projects have been scored by combining projected net support (2x households saying essential/desirable minus number saying 'less important') with number rating the project as essential. Actual demand is at least this doubled net support, plus interest from the wider NW Skye area. See Appendix for detailed scores of all projects.
13. Footpaths 256; Minibus new uses 222; traffic survey 203; boat-trips/water taxis 186; shuttle buses 157; off-road mobility aids 111.
14. Skye & Lochalsh Third Sector Profile 2025, SLCVO.
15. cdc.gov/social-connectedness/risk-factors/index.html
16. <https://mbrg.bsg.ox.ac.uk/locus-control>
17. <https://dunvegantrust.co.uk/wp-content/uploads/DCC-Resident-Survey-Report-Final-Draft-pre-consultation-docx.pdf>
18. Projects have been scored by combining projected net support (2 x households saying desirable minus number saying less important) with actual number rating the project as essential. Actual demand is at least this doubled net support, plus interest from the wider NW Skye area. See Appendix for full scoring of all projects.
19. Dunvegan Community Research - Community Housing Trust Housing Need Assessment

20. Dunvegan Community Research – Skye Business Housing Needs Study June 2022
21. LSHA have held a dormant house-site at Orbest for decades, despite and during the long wait for HC to move on their planned homes.
22. E.g. 29 Kilmuir £125,000, house requiring possibly double that again in renovation, unmortgageable.
23. ‘Benefits of and barriers to affordable tenanted croft housing’ Scottish Land Commission, July 2024.
24. DCC Score, DCC Families and NW Families as percentages of all teen responses
25. Visitor Transport Survey Interim Analysis, Dunvegan Community Research
26. www.knoydartfarm.co.uk
27. 80% of residents either have some Gaelic (45%) or want to learn (35%). More than a quarter of us understand Gaelic or are native/fluent speakers.
28. Ref, DCC 82 (164 projected). Regular events, total NW Skye points 267. Non-trad gigs 134 points.

7.3 Full project list, ranked in order of DCC score, including DCC and rest of NW score

Projects are scored by combining projected net support (2 x households saying desirable minus number saying less important) with actual number rating the project as essential. Actual demand is at least this doubled net support, plus interest from the wider NW Skye area. See Appendix for full scoring of all projects.

DCC score breakdown and NW combined

Project	DCC net support	DCC essential	DCC score	DCC and rest of NW combined score
Preparedness	107	84	298	445
Footpaths	112	72	296	455
Further uses of minibus	116	53	285	440
Further housing	99	62	260	406
Hall investment	99	58	256	407
Traffic survey	99	52	250	379
Community energy	94	55	243	358
Communal outdoor space	90	57	237	341
Boat-trips/water taxis	94	46	234	375
Pub	84	60	228	329
Cycle routes	88	48	224	350
Shuttle bus	91	33	215	354
Regular events	82	42	206	327
Sport strategy	80	38	198	300
Community garden	77	40	194	284
Off-road mobility	89	11	189	293
Crafts club	92		184	286
Other gigs	89		178	268
Canoeing/kayaking	86		172	260
Local history	84		168	264
Bookswap	83		166	256

Project	DCC net support	DCC essential	DCC score	DCC and rest of NW combined score
Feis	83		166	248
Pier upgrades	62	41	165	294
Dance	81		162	252
Recycling/composting facilities	80		160	238
Art class	80		160	248
Foreshore access	64	31	159	272
Control invasives	61	36	158	258
Music classes	79		158	248
Flood risk assesment	55	44	154	254
Energy advice	76		152	226
Research community energy	74		148	228
Drama club	73		146	222
Subsidised taxis	55	35	145	275
Local directory	59	25	143	251
Local food	70		140	228
Fishing	68		136	206
Paddleboarding	64		128	200
Fluent speakers class	64		128	200
E-bikes	48	27	123	220
Sustainable transport strategy	61		122	186
Gaelic signs	58		116	194
Bowling	57		114	172
Sabhal Mòr Ostaig/UHI outreach	53		106	146
Deer management	34	34	102	162
Waste advice	48		96	140
Renewables workshops	38	19	95	176
Watersports development	40	8	88	170
EV charging	43		86	132

Project	DCC net support	DCC essential	DCC score	DCC and rest of NW combined score
Football	43		86	134
Deer processing	31	21	83	97
Windsurf	41		82	130
Ham radio/coding cLub	38		76	104
Circuit/HIIT class	35		70	108
Athletics	26		52	68
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Monitoring & evaluation

An effective action plan ensures that monitoring and evaluation of delivery takes place regularly.

- Monitoring outputs asks the question "what has been achieved?"
- Evaluating outcomes asks the question "what difference has this made?"

A rhythm of review based on these two questions allows for the assessment of impact over time, which in turn enables:

- Celebration of steps forward
- Reflection and learning
- Re-evaluating priorities and focussing energy.
- Discerning next steps
- Evidence of progress for funders, wider stakeholders and local residents

Framework for monitoring and evaluation

The following is an outline proposal for a monitoring and evaluation framework:

1. Encourage all local community groups to develop their own work plans based on the outputs from the CAP.
 - For example, DCT intends to develop its own 5-year strategic plan based on CAP outputs in consultation with its membership.
2. Monitor and report on progress in delivering the action plan annually, through a community group forum convened by DCT.
 - Actions and initiatives that have been attempted or progressed in the previous year could be detailed according to a red-amber-green 'traffic light' system, building up a picture of progress over time.
 - Facilitate partnership discussions to deliver the next set of actions.
 - Share and discuss new emerging ideas.
3. Evaluation of outcomes could be carried out by action area in the context of associated National Performance Framework (NPF) and/or Highland Outcome Improvement Plan outcomes and indicators. This involves gathering data and stories from individual projects that demonstrate how a particular initiative has had an impact on the relevant outcome/indicator.
 - More information on these outcomes are given below.
4. There should be an opportunity for input and comment from the local community, for example through presentation and discussion at a local forum.

5. DCT will aim to work with partners to keep the community up to date with progress on implementing the action plan.
6. The action plan should be reviewed after five years. This should include community engagement to check and update the vision, action areas, and actions as appropriate.
 - Engaging an external supplier to support this evaluation is an option.

Scotland's National Performance Framework

Scotland's National Performance Framework (NPF) is a vision and framework to benchmark and track national progress against a range of indicators. It consists of a set of aims, outcomes, and indicators against which data is collated and assessed to measure.

Following the recent statutory review of the National Outcomes, and the subsequent Scottish Parliament inquiry, the Scottish Government has committed to a period of reform of National Performance Framework to support the development and implementation of a more strategic and impactful framework for Scotland.

The aim is to create a framework that better drives public sector reform, improves collaboration between the national and local governments and empowers communities.

The NPF was last updated in August 2024, and the NPF website has been archived. However, the current 11 National Outcomes are still in operation as is the duty (Community Empowerment Act) on public bodies 'to have regard' to them.

Aims

The aims of the NPF are to:

- Create a more successful country.
- Give opportunities to all people living in Scotland.
- Increase the wellbeing of people living in Scotland.
- Create sustainable and inclusive growth.
- Reduce inequalities and give equal importance to economic, environmental and social progress.

National outcomes and indicators

To help achieve its purpose, the current framework sets out 11 'National Outcomes'. These outcomes describe the kind of Scotland it aims to create. They reflect the values and aspirations of the people of Scotland, are aligned with the United Nations Sustainable Development Goals, and help to track progress in reducing inequality.

As of early 2024, there were 81 National Performance Indicators measuring the 11 National Outcomes, but only 64 were being actively monitored (17 indicators had data gaps due to methodology changes/development status)

The recently laid statutory review proposed a series of changes to the NPF and National Outcomes. These include three additional proposed outcomes, Care, Climate Action, and Housing, taking the total number of outcomes to 13 (with the previous 'Economy' and 'Fair Work and Business' Outcomes combined into a single Outcome). National Indicators will be revised to reflect the changes to the National Outcomes once changes have been agreed by Parliament. These new indicators are not yet available. For this reason, the following table links the projects in this action plan to the emerging 13 NPF Outcomes only.

The 13 Emerging National Outcomes are as follows:

1. **Care:** We are cared for as we need throughout our lives and value all those providing care.
2. **Children & young people:** We grow up loved, safe and respected so that we realise our full potential.
3. **Climate action:** We live sustainably, achieve a just transition to net zero and build Scotland's resilience to climate change.
4. **Culture:** We are creative and our vibrant and diverse cultures are expressed and enjoyed widely.
5. **Communities:** We live in communities that are inclusive, empowered, resilient and safe.
6. **Education and learning:** We are well educated, skilled and able to contribute to society.
7. **Environment:** We value, enjoy, protect and enhance our environment.
8. **Housing:** We live in safe, high-quality and affordable homes that meet our needs.
9. **Health:** We are healthy and active.
10. **Equality & human rights:** We respect, protect and full human rights and live free from discrimination.
11. **International:** We are open, connected and make a positive contribution internationally.
12. **Reduce poverty:** We tackle poverty by sharing opportunities, wealth and power more equally.
13. **Wellbeing economy & fair work:** We have a competitive, entrepreneurial economy that is fair, green and growing, with thriving businesses and industry and fair work for everyone.

Revised Highlands Outcome Improvement Plan (HOIP) 2024 to 2027

The 2017 - 2027 Highland Outcome Improvement Plan was the original strategic plan for the Highland Community planning Partnership (CPP). Published in 2017, in response to the duties within the Community Empowerment (Scotland) Act 2015, the HOIP focused on five Core Outcomes all directly relating to the Vision: "Working Together to Reduce Inequalities in Highland". This HOIP was produced in partnership with the community and highlighted key areas for action to address inequality.

An updated Revised HOIP (2024 – 2027) includes an updated vision “to maximise opportunities and tackle inequality to build a thriving Highlands for all”, and the inclusion of three high level strategic priorities:

- People: Enable people to live independently, safe and well within their community.
- Place: Work in partnership to develop sustainable and resilient local communities.
- Prosperity: Creating opportunities for all people and places to prosper and to thrive economically.

The HOIP takes account of the following plans:

1. Active Highland Strategy
2. Adult Services Strategic Plan (2024 – 2027)
3. Highland Alcohol and Drugs Strategy
4. Highland Community Justice Outcome Improvement Plan (2024 – 2029)
5. Highland Community Learning and Development Plan (2024 – 2027)
6. Creating Hope Together in Highland (2023 – 2025)
7. Highland Children’s Services Plan (2023 – 2026)
8. Highland Public Protection

The HOIP aims to deliver the following 12 outcomes:

People

1. Improved access to services and support through the **development of co-produced and integrated processes**.
2. People in Highland will benefit from **good health and social wellbeing** opportunities.
3. People in Highland will **access the right support** at the right time through developing a whole system approach.

Place

4. **Depopulation** will be tackled by addressing the key barriers to sustaining local communities: **housing, transport, childcare**.
5. Communities in Highland will benefit from being able to **access support and services within local places**.
6. Highland communities will be strong and **resilient** and be involved in identifying and delivering local priorities.
7. Support communities to maximise opportunities in places from **sustainable tourism, culture and heritage, including Gaelic**.

Prosperity

8. Communities in Highland will benefit from embedding **community wealth building approaches** into partnership activity
9. Our **collective use of physical assets** will deliver better services, efficiencies and opportunities for communities.
10. **Young people** have access to employment, education, training and recreational opportunities to retain and attract returners.
11. People across Highland will have improved access to **career development** opportunities.
12. People in Highland will benefit from **maximising our natural capital** and attracting investment.

The table below shows how the projects in this action plan relate to the National Performance Framework and the Highland Opportunities Integrated Plan:

Theme/area/project	Relevant emerging NPF outcome	Relevant HOIP outcome
2. Place		
2.2 Affordable housing		
a. Local housing needs	Housing	Depopulation: address housing
b. Woodland crofts	Housing	Depopulation: address housing
c. Orbst farmhouse	Housing	Depopulation: address housing
d. Other prospects	Housing	Depopulation: address housing
2.2 Transport		
a. Local transport strategy	Communities, wellbeing economy	Depopulation: address transport
b. Subsidised taxis/community car	Communities, wellbeing economy	Depopulation: address transport
c. Traffic survey	Communities, wellbeing economy	Depopulation: address transport
2.3 Environment		
a. Foot & cycle paths	Health	Depopulation: address transport; Good health
b. Communal outdoor space	Health, communities	Good health and social wellbeing
c. Community energy	Wellbeing economy, climate action	Good health and social wellbeing
d. Improved waste/recycling facilities	Health, environment	Resilient communities
e. Cruachan/Cnoc nan Craobh	Health, environment	Maximising our natural capital
f. Climate change mitigation and adaptation	Climate action	Resilient communities
2.4 Land & sea resources/investment	Wellbeing economy	

Theme/area/project	Relevant emerging NPF outcome	Relevant HOIP outcome
3. Health & leisure		
3.1 Health		
a. Children & family wellbeing	Health, children & young people, care	Good health and social wellbeing; young people
b. Health & wellbeing connections	Health, children & young people, care	Good health and social wellbeing
3.2 Investing Dunvegan Community Hall	Communities, culture	Collective use of physical assets; Access support and services within local places
3.3 Sports		
a. New sports pitch	Health	Good health and social wellbeing
b. Fishing & watersports	Health	Good health and social wellbeing
c. Gym & circuit-training/HIIT	Health	Good health and social wellbeing
d. Sports strategy	Health	Good health and social wellbeing
3.4 Gardening & community garden	Health, environment	Good health and social wellbeing
3.5 Other clubs	Communities, culture	Good health and social wellbeing
3.6 Preparedness	Communities, climate action	Resilient communities

4. Culture & economy

4.2 Gaelic language & culture	Culture	Culture and heritage, including Gaelic
4.3 Arts		
a. Music	Culture	Culture and heritage
b. Drama & dance	Culture	Culture and heritage
c. Arts & crafts	Culture	Culture and heritage
d. History	Culture	Culture and heritage
4.4 Local directory	Wellbeing economy	Development of co-produced and integrated processes
4.5 Enterprise	Wellbeing economy & fair work, reduce poverty	Community wealth building approaches

Relationship to other plans

The following is a brief summary of the core policy goals of other key national and regional documents which govern the delivery of services and development in Dunvegan.

Community Planning Policy Framework

Skye and Raasay future

A series of Area Place Plans (APPs) are being brought forward Highland-wide to deliver on commitments towards Place-based working agreed in the Future Highlands Strategic Partnership (FHSP) report. These plans generally have a higher-level, district-wide focus dealing with future infrastructure and regeneration needs, among other issues. Their boundaries are roughly the same as CPP boundaries in most cases. Click for more information about the Highland Council's approach to Place-based working in Skye.

Skye and Raasay Future (SARF) is a shared statement of the values, ambition, and priorities for partners to work together to improve outcomes. The Skye and Raasay Area Committee adopted SARF on August 30, 2021, and agreed to an ongoing collaborative process for delivery and monitoring. SARF outlines how current and future actions and investments can help to address these priorities and is intended to act as an investment portfolio, creating a credible case for seeking future funding.

To date in our area, SARF has helped shape investment into Dunvegan Primary School, which is part of a masterplan that includes new school, community football pitch, housing, multi-use games area and play areas.

As SARF is reviewed and investment priorities updated we will look to ensure that the priorities identified in this plan are taken account of in any new identification of priorities.

Transportation Policy Framework

The National Transport Strategy 2 (NTS2) sets out an ambitious vision for Scotland's transport system for the next 20 years to 2040. It articulates a vision for a sustainable, inclusive, safe, accessible transport system, helping deliver a healthier, fairer and more prosperous Scotland.

The vision is underpinned by four priorities:

1. **Reduce Inequalities:** The goal is a transport system that provides fair access to needed services, is easy to use for all, and is affordable to all.
2. **Take Climate Action:** Involves helping to deliver the net-zero target, adapting to the effects of climate change, and promoting greener, cleaner choices.
3. **Help Deliver Inclusive Economic Growth:** Means developing a system that will get people and goods where they need to get to, will be reliable, efficient, and of high quality, and will use beneficial innovation.

4. Improve our Health and Wellbeing: A system that will be safe and secure for all, enabling healthy travel choices, and helping to make communities great places to live.

Spatial Planning Policy Framework

Spatial planning documents provide a policy and legal framework for further development in Dunvegan and its surrounding waters as part of rural development and placemaking priorities.

Fourth National Planning Framework (NPF4)

NPF4 was adopted in 2023. Dunvegan is located within the coverage of the North and West Coast and Islands regional spatial strategy area. There is strong support for affordable housing and mechanisms to reverse population decline in small rural communities.

The framework highlights the need for affordable housing provision across the region to improve choice and access to homes, support local economies, and help offset the impact of second home ownership and short-term lets. Local solutions may include key worker housing, temporary homes for workers, and self-provided homes. Continued innovation of holistic place-based solutions is required to create homes that meet diverse community needs, including homes for an ageing population and to help young people to stay in or return to their communities.

To reverse past depopulation and support existing settlements, planning can help to sustain communities in more peripheral and fragile areas in a way that is compatible with the low carbon agenda and resilient to climate change impacts. Further action should be taken to encourage economically active people back to previously inhabited areas.

NPF4 policies are designed to support rural revitalisation and some of the links between policies designed to achieve this are given in the box below.

NPF4 Cross-cutting outcome and policy links: Rural revitalisation

NPF4 strategy and policies support development that helps to retain and increase the population of rural areas of Scotland.

- Policy 17 promotes the development of rural homes, and Policy 29 encourages development that will contribute to rural economies and communities.
- Development proposals that contribute to the viability, sustainability, and diversity of rural businesses are supported.
- A more enabling approach has been taken to support communities in rural areas with fragile communities to be sustainable and thrive, while greater constraint is applied in areas of pressure.
- Local Development Plans (LDPs) are required to set out an appropriate approach to development in areas of pressure and decline, informed by an understanding of population change, settlement characteristics, housing, and travel.
- Other policies also play an important role, such as Policy 30 on tourism, Policy 32 on sustainable aquaculture, Policy 11 on renewable energy, and Policy 24 supporting the delivery of digital infrastructure.

Two key policies aiming to support rural revitalisation relevant to the aims of this plan are laid out more fully below, with key text highlighted where these policies support projects listed in our plan. These policy hooks should enable proposals for housing and wider community infrastructure in Dunvegan to be readily justified in planning terms.

- Policy 17 Rural Homes:
 - This policy intends to encourage, promote, and facilitate the delivery of more **high quality, affordable, and sustainable rural homes in the right locations**. It acknowledges a need for improved choice of homes across tenures to meet identified local needs of people and communities in rural and island areas.
 - According to the Scottish Government Urban–Rural classification (2020), Dunvegan is classed as a Remote Rural Area (having a population of less than 3,000 people, and with a drive time of over 30 minutes to a Settlement of 10,000 or more).
 - Development proposals for new homes in remote rural areas will be supported where the proposal:
 - Supports and sustains existing fragile communities.
 - Supports identified local housing outcomes.
 - Is suitable in terms of location, access, and environmental impact.
- Policy 29, Rural Development:
 - This policy intends to encourage **rural economic activity**, innovation and diversification whilst safeguarding and enhancing the distinctive character of the rural area, the service function of small towns, natural assets, and cultural heritage.
 - Goals include ensuring that rural places are vibrant and sustainable and rural communities and businesses are supported to attain a balanced and sustainable rural population.
 - Development proposals that contribute to the viability, sustainability and diversity of rural communities and local rural economy will be supported, including:
 - Farms, crofts, **woodland crofts** or other land use businesses.
 - Diversification of existing businesses; **essential community services**; essential infrastructure.
 - Reuse of a redundant or unused building.
 - Small scale developments that support new ways of working such as remote working, homeworking and **community hubs**.

- Projects in the plan linked to community ownership and management are also supported favourably under NPF4.
 - Policy 25 – Community Wealth Building
 - This policy aims to local economic development that focuses on community and place benefits as a central and primary consideration – to support local employment and supply chains.
 - It is also designed to support community ownership and management of buildings and land.
 - LDPs should be aligned with any strategy for community wealth building for the area, and spatial strategies should address community wealth building priorities; identify community assets; set out opportunities to tackle economic disadvantage and inequality; and seek to provide benefits for local communities.
 - Development proposals which contribute to local or regional community wealth building strategies and are consistent with local economic priorities will be supported. This could include for example.
 - Improving community resilience and reducing inequalities.
 - Increasing spending within communities.
 - Ensuring the use of local supply chains and services.
 - Local job creation.
 - Supporting community led proposals, including creation of new local firms and enabling community led ownership of buildings and assets.
 - Development proposals linked to community ownership and management of land will be supported.

Maps

The following maps are based on the best available public data gathered from multiple sources, and will not be 100% complete or accurate. They are indicative, to allow us to look at the local situation of landownership, use and tenure right now, and how we can work with and around that to address current and future needs.

We have used the Crofting Register, Who Owns Scotland, and Highland Council's Wind turbine map.





