PLANNING ENFORCEMENT REGISTER **Updated November 2026**

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
ENF/2011/0001	Allan Munro	Enforcement Notice	31/08/2011	28/09/2011	Notice complied with
Address of Property or Land	Granish Farm, Aviemore, PH22 1QD				
Details of Breach	Unauthorised material change of use of agricultural land for use of storage of materials associated with construction business				
Requirements of Notice	Cease the unauthorised use and remove the stored materials. Comply with various plans relating to cut & fill contouring, landscaping and management				
Date for Compliance	Ceasing use – 14 days Removal of materials – 100 days Compliance with plans – 56 days				

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
ENF/2011/0002	John Ardill Bank of Scotland plc	Enforcement Notice	13/09/2011	17/10/2011	Full compliance with Notice Withdrawn - 13/11/2013
Address of Property or Land	Feshiebridge cottage, Glenfeshie, Kingussie				
Details of Breach	Erection of replacement house and garage which is not as approved planning permission. Unauthorised change of use of land from woodland to garden ground				
Requirements of Notice	Demolish the garage (and reconstruct on alternative approved site if required) Reinstate approved boundary line				
Date for Compliance	Demolition – 230 days Reinstate boundary line – 56 days Access works – 56 days Reduce site boundaries – 56 days Boundary planting – 84 days Reinstate woodland – 56 days				

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
ENF/2011/0003	Alex Donald	Temporary Stop Notice	14/09/2011	14/09/2011	Notice withdrawn, 20/09/2011
Address of Property or Land	Waltzing Waters, Main Street, Newtonmore, PH20 1DR				
Details of Breach	Unauthorised development of building on land				
Requirements of Notice	Cease activity for 28 days				
Date for Compliance	Immediately				

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
ENF/2012/0001	Tulloch Homes Ltd	Advertisement Enforcement Notice	24/02/2012	27/03/2012	Appeal submitted 21/03/2012 Notice withdrawn 26/04/2012
Address of Property or Land	Highburnside, Aviemore				
Details of Breach	Signage displayed without consent				
Requirements of Notice	Remove advertisement				
Date for Compliance					

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
ENF/2012/0002	Waltzing Waters (Scotland)Ltd Alex Donald Clydesdale Bank PLC Messrs D & G Harley	Enforcement Notice	05/09/2012	02/10/2012	Notice withdrawn 28/09/2012
Address of Property or Land	Waltzing Waters, Main Street, Newtonmore, PH20 1DR				
Details of Breach	Unauthorised raising of boundary wall				
Requirements of Notice	Remove/reduce wall				
Date for Compliance					

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
ENF/2012/0003	Waltzing Waters (Scotland)Ltd Alex Donald Clydesdale Bank PLC Messrs D & G Harley	Enforcement Notice	05/10/2012	05/11/2012	Appeal dismissed 10/01/2013
Address of Property or Land	Waltzing Waters, Main Street, Newtonmore, PH20 1DR				
Details of Breach	Unauthorised raising of boundary wall				
Requirements of Notice	Reduce wall and reinstate previous height				
Date for Compliance	42 days				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
ENF/2013/0001	Alex Donald The Co-op Group Messrs D & G Harley	Enforcement Notice	11/04/2013	10/05/2013	Notice complied with
Address of Property or Land	Waltzing Waters, Main Street, Newtonmore, PH20 1DR				
Details of Breach	Construction and installation of a ventilation grille				
Requirements of Notice	Remove the ventilation grille				
Date for Compliance	42 days				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
ENF/2014/0003	Craggan Outdoors Activities Ltd, Glenbeg Estate	Enforcement Notice	02/11/2014	30/11/2014	Appeal upheld, 25/02/2015 Notice complied with
Address of Property or Land	Craggan Golf Course, Grantown on Spey PH26 3NT				
Details of Breach	Unauthorised use of agricultural land/woodland for commercial clay pigeon shooting				
Requirements of Notice	To cease unauthorised use and remove associated structures				
Date for Compliance	42 days				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
ENF/2015/0001	Speyside Trust	Section 33A	05/05/2015	Immediate upon receipt of Notice	Applications submitted May 2015 and approved November 2015 Notice complied with
Address of Property or Land	Badaguish Outdoor Centre, Glenmore Lodge Glenmore, Aviemore, PH22 1QU				
Details of Breach	Commencement of works without compliance with suspensive conditions, tree removal Development relating to mountain bike skills area/camping area and wigwams without compliance with planning permission				
Requirements of Notice	To submit retrospective planning application for unauthorised works				
Date for Compliance	120 days				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2016/0002/ENF	Cluny Estate	Enforcement Notice	21/06/2017	19/07/2017	Notice Withdrawn
Address of Property or Land	Cluny Estate Laggan Newtonmore PH20 1BS				
Details of Breach	Unauthorised construction of hill track and the excavation of material from 8 borrow pits adjacent to tracks				
Requirements of Notice	To remove hill track and reinstate to previous Argo cat tramlines. To restore borrow pits				
Date for Compliance	11/10/2017				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2017/0003/ENF	Glenlochy Estate	Section 33A	22/03/2018	Immediate upon receipt of Notice	Application Approved
Address of Property or Land	Aultcharn Farm, Tomintoul Road, Grantown On Spey, PH26 3NN				
Details of Breach	The surface of the existing track has been upgraded using imported material, widened and new drainage installed without giving prior notification to The Highland Council.				
Requirements of Notice	Submit a valid planning application to Highland Council for retrospective permission to upgrade, widen and install drainage along the track.				
Date for Compliance	14/05/2018				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2017/0006/ENF	Glenbanchor Estate	Section 33A	22/03/2018	Immediate upon receipt of Notice	Application Approved
Address of Property or Land	Glenbanchor Lodge, Glen Road, Newtonmore, PH20 1BH				
Details of Breach	The surface of the existing track has been upgraded using imported material, widened and new drainage installed without giving prior notification to The Highland Council.				
Requirements of Notice	Submit a valid planning application to Highland Council for retrospective permission to upgrade, widen and install drainage along the track.				
Date for Compliance	14/05/2018				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2017/0001/ENF	Glen Clova Estate	Enforcement Notice	23/09/2019	28/10/2019	
Address of Property or Land	Pitlivie Farm, Carnoustie, DD1 6LU				
Details of Breach	The building, engineering or other operations involved in the construction of a private track, drainage ditches and spoil mounds of up to 10 metres in width and 1.5km in length				
Requirements of Notice	Restore the Land to its condition before the breach took place				
Date for Compliance	28/10/2020				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2017/0001/ENF	Glen Clova Estate	Section 33A	23/09/2019	Immediate upon receipt of Notice	
Address of Property or Land	Pitlivie Farm, Carnoustie, DD1 6LU				
Details of Breach	The surface of the existing track has been upgraded using imported material, widened and new drainage installed without giving prior notification to Angus Council.				
Requirements of Notice	Submit a valid planning application to Highland Council for retrospective permission to upgrade, widen and install drainage along the track.				
Date for Compliance	23/12/2019				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2022/0002/ENF	Tulloch Homes Ltd	Breach of Condition Notice	21-Jun-22	Immediate upon receipt of Notice	
Address of Property or Land	Land at Bynack More, Aviemore				
Details of Breach	Engineering works that have raised ground within the 1:200 year (plus climate change) flood event boundary as delineated in orange on Drawing No 329406.SPO2 entitled 'Aviemore Resort Development: Site Layout and Location Plan, Flood Risk Assessment' dated 10 December 2007 (a copy of which is attached as Plan 2), reducing the flood storage capacity of that land and increasing risk of flooding elsewhere.				
Requirements of Notice	i) Remove all material that has raised ground levels within the 1:200 year (plus climate change) flood event boundary as delineated in orange on the plan within the notice and return the ground levels to levels no higher than shown on the plan ii) Provide the CNPA, acting as Planning Authority, with a topographical survey that demonstrates compliance with requirement part a.				
Date for Compliance	i) 02/08/2022 ii) 30/08/2022				

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
2022/0006/ENF	R S McLeod Limited	Breach of Condition Notice	05/10/2022	Immediate upon receipt of Notice	
Address of Property or Land	Land 150M NW Of Beachan Court Grantown on Spey				
Details of Breach	More than twenty houses have been occupied and access road and associated footpaths/cycleways serving the occupied houses have not been constructed and surfaced in accordance with the approved details				
Requirements of Notice	Complete the surfacing of the roads and footpaths serving the occupied properties in accordance with the approved details				
Date for Compliance	05/02/2023				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2022/0007/ENF	R S McLeod Limited	Breach of Condition Notice	05/10/2022	Immediate upon receipt of Notice	Complied with
Address of Property or Land	Land 150M NW Of Beachan Court Grantown on Spey				
Details of Breach	More than twenty houses are now occupied and the approved play area has not been provided in accordance with the approved details.				
Requirements of Notice	Provide the approved play area.				
Date for Compliance	05/01/2023				

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
2022/0012/ENF	Wigwam Holidays	Breach of Condition Notice	16/03/2023	Immediate upon receipt of Notice	
Address of Property or Land	Tomintoul Wigwams, Main Street, Tomintoul				
Details of Breach	The first 15 metres of the access road has not been constructed and surfaced in accordance with the required standard.				
Requirements of Notice	Complete the surfacing of the first 15 metres of the access road to the required Moray Council Specification				
Date for Compliance	16/06/2023				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2022/0004/ENF	Mr A Gillies and Ms Casci	Enforcement Notice	03/11/2023	01/12/2023	
Address of Property or Land	Cardine Wood, Baddengorm Woods, Carrbridge				
Details of Breach	The erection of a hut				
Requirements of Notice	The hut and all associated materials must be removed from the Land				
Date for Compliance	03/05/2024				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2023/0018/ENF	Mr D Bell	Enforcement Notice	30/04/2024	10/06/2024	Appeal Dismissed
Address of Property or Land	Tulquhonie, Carrbridge, Highland				
Details of Breach	The use of land for the placement of two storage containers (being described as a ‘caravan’)				
Requirements of Notice	The two storage containers (being described as a ‘caravan’), solar panels, water tanks, toilets, tents constitutin				
Date for Compliance	10/09/2024 - now amended to 21/01/2025				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2023/0018/ENF	Mr D Bell	Section 33A	30/04/2024	Immediate	Ongoing
Address of Property or Land	Tulquhonie, Carrbridge, Highland				
Details of Breach	The access off the road has been upgraded ("the Development") without applying for planning permission to th				
Requirements of Notice	Submit a valid planning application to the Highland Council for retrospective permission				
Date for Compliance	30/08/2024				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2022/0012/ENF	Wigwam Holidays	Enforcement Notice	16/10/2024	16/11/2024	Complied with and withdrawn 24/03/2025
Address of Property or Land	Tomintoul Wigwams, Main Street, Tomintoul				
Details of Breach	The first 15 metres of the access road has not been constructed and surfaced in accordance with the required standard.				
Requirements of Notice	Complete the surfacing of the first 15 metres of the access road to the required Moray Council Specification				
Date for Compliance	16/05/2025				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2024/0034/ENF	Allan Munro Construction	Temporary Stop Notice	19/11/2024	Immediate	Ongoing
Address of Property or Land	Lairig View, Aviemore, PH22 1QD				
Details of Breach	Commencing works to the site without the necessary planning permission				
Requirements of Notice	To cease all engineering operations with immediate effect				
Date for Compliance	The Temporary Stop Notice expires 16/12/2024				

Reference Number	**Notice Served on**	**Type of Notice**	**Date Served**	**Effective Date**	**Outcome**
2025/0009/ENF	Allan Munro Construction	Breach of Condition Notice	23/05/2025	Immediate	Ongoing
Address of Property or Land	Lairig View, Aviemore, PH22 1QD				
Details of Breach	Commencing works to the site without discharging Condtions 2, 3 and 4 (road safety) of application reference 2021/0227/DET				
Requirements of Notice	Submit design details of the new access and changes to the B9152, supported by a Stage 1/2 Independent Road Safety Audit and corresponding Designers Response, as per condition 2.				
	Submit design details of the bus stop provision with a timetable for implementation as per condition 3.				
	Submit details of the management and maintenance of privately maintained roads and surface water drainage as per condition 4.				
Date for Compliance	28 days				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2025/0010/ENF	Allan Munro Construction	Breach of Condition Notice	23/05/2025	Immediate	Ongoing
Address of Property or Land	Lairig View, Aviemore, PH22 1QD				
Details of Breach	Commencing works to the site without discharging Condtions 5 (Contaminated Land) of application reference 2021/0227/DET				
Requirements of Notice	Confirm whether a pre-demolition survey (in particular an asbestos survey) was undertaken and, if so, provide a copy of the report for review				
	Confirm where the demolished material from the former structures on the site was taken and provide transfer certificates if available				
	Confirm whether there was any fuel or chemical storage associated with the former use of the site (in particular the former steading / outbuilding area)				
	Confirm whether the topsoil which has been stripped from the site is still held onsite and, if so, whether this includes any soils from the area of the former steading / outbuilding area				
	Confirm the level of Radon protection required and provide confirmation that this will be incorporated within the development design				
Date for Compliance	28 days				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2025/0031/ENF	Cairngorm Woodlands Ltd	AMENITY NOTICE	23/10/2025	04/12/2025	
Address of Property or Land	Tolquhonie Woods (otherwise described as Dalbuick Plantation), Carrbridge				
Details of Breach	The use of the Land for the abandonment or storage of the containers/Caravan 1 (possibly containing the ancillary equipment) within the woodland setting is causing the amenity of the area to be adversely affected				
Requirements of Notice	Remove from the Land all storage containers/Caravan 1 as well as any other ancillary equipment and reinstate the Land to its condition prior the containers/Caravan 1 having been placed there.				
Date for Compliance	3 Months				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2025/0002/ENF	Cairngorm Woodlands Ltd	ENFORCEMENT NOTICE	23/10/2025	04/12/2025	
Address of Property or Land	Tolquhonie Woods (otherwise described as Dalbuick Plantation), Carrbridge				
Details of Breach	The change of use of the Land from a woodland to a caravan site				
Requirements of Notice	4.1 The use of the Land as a caravan site must permanently cease. 4.2 Caravan 2, the wind turbine, storage container, trailer and all other equipment and items must be removed				
Date for Compliance	3 Months				

Reference Number	Notice Served on	Type of Notice	Date Served	Effective Date	Outcome
2026/0004/ENF	Muckrach Estate c/o Savils ltd	BREACH OF CONDITION NOTICE	27/03/2026	Immediate	
Address of Property or Land	Land NW Of Clachbain, Dulnain Bridge, Grantown-On-Spey				
Details of Breach	Breach of Condition 1 of 2025/0077/DET				
Requirements of Notice	Carry out the remediation works and complete of any other works associated with the track as shown in plan 1, outwith the breeding bird season, which begins 1 March until 31 August. Unless a suitably qualified person has carried out a species protection plan to ensure there is no disturbance of any nesting protected species, in which case the works may be done sooner. The Species Protection Plan should detail how daily pre-commencement checks will be undertaken and the mitigation that will be implemented as a result. All active nest sites and nesting protected species are legally protected. If an active nest is detected in proximity to the track, any construction work would need to immediately cease, and an appropriate exclusion buffer implemented which would restrict operations for several weeks, as determined by the qualified person, until chicks in that nest had been confirmed as having fledged. Disturbance distances can vary significantly between species.				
Date for Compliance	3 Months				