



**Strathglass & Affric Community Company Ltd**

**Nurses House Project Cannich**

## Background

- Strathglass and Affric Community Co Ltd was set up in June 2009 by the residents of the Strathglass to take over ownership of Cannich Village Hall. The charitable company has approx. 280 members and is fully incorporated, listed at Companies House, a fully registered Scottish Charity and member of the Development Trust Association Scotland. It currently has 8 Directors who form the Company Board on behalf of the Strathglass residents.
- The company successfully sourced Grant funds to allow the complete refurbishment of the Village Hall and work has continued to make the project sustainable with increases in revenue and careful management of costs. The company also recently entered into a 5 Year lease agreement with NHS Highland allowing the co-location of the local GP Surgery facility in the refurbished Community Building (see attached newsletter).
- The company's objectives are to promote the benefit of the residents of Strathglass by associating the local and other statutory authorities, voluntary organisations and residents in a common effort to relieve poverty, advance education, further health and in the interests of social welfare to promote the provision of facilities for recreation and other leisure time occupation so that the conditions of life of the aforementioned residents may be improved.
- Another potential Community Asset under consideration is the former Nurses House and GP Surgery in Cannich. The building consists of a single storey domestic dwelling with a flat roofed GP Surgery extension with garden grounds and can be found in the Main Street of the village in Cannich  
The Nurses House  
Main Street  
Cannich  
Beauly  
IV4 7LN
- The domestic property has been unoccupied for over 20 years and is in a very poor state of repair with evidence of water ingress and temporary structural propping required to support the roof. The flat roof GP Surgery extension has a separate access and consists of 2 rooms and public toilet facilities. The Surgery building is of a non standard construction and although used up until approximately 2 years ago is in a poor state or repair
- The project aims to take Community Ownership of the property using the NHS Asset Transfer process and a Community Expression of Interest has been lodged and acknowledged by NHS Highland and negotiations are ongoing. Initial Option analysis has indicated that the preferred community use would be to redevelop the asset providing affordable social housing thereby addressing a need in the local area. It is anticipated that the property will remain in the ownership of the Community Company who will partner with a Social Landlord to provide the letting and tenant management services.
- The project is registered with the Scottish Land Fund and the Rural Housing Fund and it is anticipated that the Stage 1 Scottish Land Fund Grant Application will be submitted on the 16th May 2018 allowing the project to be developed further employing professional consultants to undertake further Community Consultation, Option Analysis and Feasability Studies culminating in a Business Plan. Please see attached Project Program listed below
- Nurses House Project Program Overall rev 001 dated 10th March 2018
- Nurses House Stage 1 Funding Application program rev 001 dated 16th March 2018