Scottish Government
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LAND REFORM (SCOTLAND) ACT 2016: PART 5 RIGHT to BUY LAND TO FURTHER SUSTAINABLE DEVELOPMENT

Section 57(3) (b) of the Land Reform (Scotland) Act 2016
Form of publication of result of ballot

Notes: ANNEX F1

1. This form is to be used by a Part 5 community body that intends to make an application to Ministers under section 54 of the Land Reform (Scotland) Act 2016 ("the Act") for consent to -
   - exercise a right to buy land or a tenant's interest, or
   - to nominate a third party purchaser to exercise a right to buy land or a tenant's interest,

   under Part 5 of the Act. It is to be used for the purpose of publishing the result of the ballot that the Part 5 community body has conducted under section 57 of the Act to seek community approval in relation to either:-
   - its proposal to exercise the right to buy the land or tenant's interest, or
   - its proposal that a third party purchaser exercise the right to buy the land or tenant's interest.

2. The result of the ballot must be published no later than 14 days beginning with the ballot deadline within the meaning given in regulation 8(3)(b) of the Right to Buy Land to Further Sustainable Development (Applications, Written Requests, Ballots and Compensation)(Scotland) Regulations 2020.

3. You may download print this form and complete it manually or you may download it and complete it electronically.

4. If you complete the form manually, you must do so using black or blue ink and capital letters.

5. Whether you complete the form manually or electronically, you may continue any answer on a separate sheet of paper. If you do this, please -
   - indicate on the form where any answer is given or continued on a separate sheet,
   - indicate on each separate sheet the question number(s) to which the sheet relates.

6. For more information and guidance on the right to buy for sustainable development, please visit www.gov.scot and search for "right to buy".

FORM OF PUBLICATION OF THE RESULT OF THE BALLOT

1. The name of the Part 5 community body ("community body") to which the result of the ballot relates.

Achnamara Community Trust SCIO

2. A description of the land or, the land to which the tenant's interest relates, to which the result of the ballot relates.

The Achnamara Slip (the Slip) is the area at the head of Loch Sween just south of the village of Achnamara, between the public road and the foreshore, which comprises a road access track, launching slip, hardstanding and part-wooded rough ground.

3. The ballot deadline within the meaning given in regulation 8(3)(b) of the Right to Buy Land to Further Sustainable Development (Applications, Written Requests, Ballots and Compensation) (Scotland) Regulations 2020.

5pm on Thursday 1st October 2026

4. Number of persons eligible to vote in the ballot.

105

5. Number of persons eligible to vote who voted in the ballot.

70

6. The number of valid votes respectively cast for and against the proposition that:-

- the community body or third party purchaser, as the case may be, buy the land or
- the community body or third party purchaser, as the case may be, buy the tenant's interest.

For: 56

Against: 14

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LAND REFORM (SCOTLAND) ACT 2016 PART 5 RIGHT to BUY to FURTHER SUSTAINABLE DEVELOPMENT

Return of the result of the ballot
Section 57(5) of the Land Reform (Scotland) Act 2016

ANNEX F2

Notes:

1. This form is to be used by a Part 5 community body that intends to make an application to Ministers under section 54 of the Land Reform (Scotland) Act 2016 ("the Act") for consent to:-
   - exercise a right to buy land or a tenant's interest, as the case may be, or
   - to nominate a third party to exercise a right to buy land or a tenant's interest, as the case may be,

   under Part 5 of the Act and is for the purpose of notifying Ministers of the details of the ballot that the Part 5 community body conducted under section 57 of the Act to seek community approval in relation to its proposal to buy or, to nominate a third party to buy, the land or the tenant's interest.

2. The form must be returned within 21 days of the ballot deadline within the meaning given in regulation 8(3)(b) of the Right to Buy Land to Further Sustainable Development (Applications, Written Requests, Ballots and Compensation) (Scotland) Regulations 2020. If the Part 5 community body makes its application under section 54 of the Act during that period, the Part 5 community body may enclose this form with the application.
3. You may print this form and complete it manually or you may download it and complete it electronically.
4. If you complete the form manually, you must do so using black or blue ink and capital letters.
5. Whether you complete the form manually or electronically, you may continue any answer on a separate sheet of paper. If you do this, please -
   - indicate on the form where any answer is given or continued on a separate sheet,
   - indicate on each separate sheet the question number(s) to which the sheet relates.
6. You may submit the completed form and attached documents -
   - electronically to crtb@gov.scot, or
   - by post to Community Land Team, Q Spur, Saughton House, Broomhouse Drive, Edinburgh, EH11 3XD.
7. For more information and guidance on the right to buy for sustainable development, please visit www.gov.scot and search for "right to buy".

RETURN OF THE RESULT OF THE BALLOT

1. What is the name of the Part 5 community body ("community body") to which the result of the ballot relates?

Achnamara Community Trust SCIO

2. What was the date of the ballot deadline within the meaning given in regulation 8(3)(b) of the Right to Buy Land to Further Sustainable Development (Applications, Written Requests, Ballots and Compensation) (Scotland) Regulations 2020.

5pm on Thursday 1st October 2026

3. What was the wording of the proposition that was put to the community in the vote on whether:-

   - to buy the land or tenant's interest, or
   - to have the nominated third party purchaser buy the land or tenant's interest?

Do you support Achnamara Community Trust SCIO buying the Achnamara Slip for community use, under the provisions of Part 5 of the Land Reform (Scotland) Act 2016.

4. How many persons were eligible to vote in the ballot?

105

5. How many persons voted?

70

6. How many proxy votes were cast?

2

7. How many votes were spoilt?

0

8. What was the number of votes cast in favour of the proposition that:-

   - the community body or third party purchaser, as the case may be, buy the land, or
   - the community body or third party purchaser, as the case may be, buy the tenant's interest.

For: 56
Against: 14

9. Please provide details of any information that was provided by the community body to the persons eligible to vote in the ballot. If separate sheets are attached they must be referenced accordingly.

Outline of Proposals (see attached document titled "Final ACT Supporting Information.docx"
Ballot Instructions (see attached document titled "Final Address Carrier and Ballot Arrangements.doc")

10. Please ask the observer who was appointed to oversee the opening and counting of the votes made on the completed ballot papers and the recording of the result in accordance with regulation 10 of the Right to Buy Land to Further Sustainable Development (Applications, Written Requests, Ballots and Compensation) (Scotland) Regulations 2020 to read and sign the declaration below.

I, the undersigned, confirm that I oversaw the opening and counting of the votes made on the completed ballot papers and the recording of the result of the ballot to which this form relates and I certify that those processes were conducted in a fair and reasonable manner.

Name: Shona Barton [redacted]

Address: Argyll and Bute Council
Kilmory Headquarters
Lochgilphead
Argyll

Postcode: PA31 8RT

Telephone: 01546 605522

Email: elections@argyll-bute.gov.uk

Date: 02/10/2026

11. Please provide the name, address, telephone number, email address and position of the member of the community body making this return and sign and date the form where indicated.

Name: AILSA RAEBURN

Address: CASTLE SWEEN COTTAGE
ACHNAMARA
ARGYLL PA31 8PT

Telephone: [redacted]

Email: [redacted]

Date: 2.10.26

Position: CHAIR

Signature: [redacted]

ANNEX F3

PROPOSED PURCHASE OF THE ACHNAMARA SLIP BY ACHNAMARA COMMUNITY TRUST SCIO FOR COMMUNITY USE

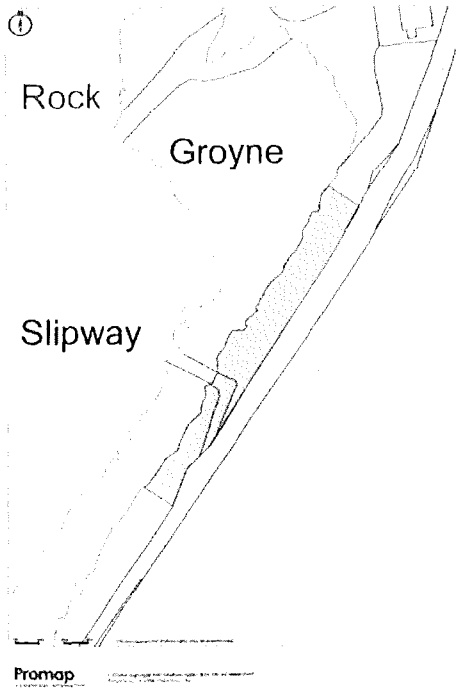
What is the Proposal?

Under Part 5 of the Land Reform (Scotland) Act 2016, the Scottish Government allows communities to apply for the right to acquire land in order to further sustainable development. Communities will only be granted this right if the Scottish Government believes the purchase is in the public interest, and if not buying the land would be detrimental to the public interest. This process is referred to as Community Right to Buy.

Achnamara Community Trust SCIO (ACT) is the charity which owns the Achnamara Village Hall and Shed. ACT is proposing to apply for the right to compulsorily acquire the land at the Achnamara Slip, in order to own, maintain and develop it in a sustainable way for the use and benefit of the Achnamara community.

What is the Achnamara Slip?

The Achnamara Slip (the Slip) is the area at the head of Loch Sween just south of the village of Achnamara, between the public road and the foreshore, which comprises a road access track, launching slip, hardstanding and part-wooded rough ground. The location is shown in the plan below.



The Slip is used for water access, boat storage and recreation by local and visiting boat users, swimmers, kayakers/canoeists, as well as by the Moorings Association and the Achnamara Rowing Club.

It is part of the larger holding of Achnamara House, and was used by the residential school for water access prior to the purchase of Achnamara House by Mr Ian Gray in 2002. Mr Ian Gray is the current owner of the Slip.

Why Buy the Achnamara Slip?

Despite its importance, the Slip is in private ownership, unmaintained, and deteriorating, creating increasing safety and access risks. Loss of access or further decline in condition would have serious consequences for community activity, water safety, health and wellbeing, and local resilience. There is no viable alternative site nearby where a slip could be created without very significant cost and environmental impact. Without legal ownership of this land the community has no right to maintain or repair the slipway or secure access to the shore.

In 2025 ACT carried out a Community Survey. From those responding, over 70% supported the Trust's buying the Slip to improve access, maintenance and management.

- Community ownership is the only realistic long-term solution to secure access, manage risk, and protect this asset for current and future generations.
- ACT has approached the owner, Mr Gray, offering to buy this land, but has had no response to this offer. Under the Community Right to Buy process he has indicated that he does not agree to the request by ACT to transfer the land to them.
- ACT is proposing to acquire the Achnamara Slip under the Community Right to Buy provisions, to maintain and develop it for sustainable community use.

What is the Plan for the Achnamara Slip?

ACT has prepared a Business Plan setting out more detail on why it believes that buying the Slip is in the interest of the community, and how it proposes to maintain and develop it going forward, and how it proposes to fund the proposal. You can find

the Business Plan at our community website, www.Achnamara.org, or contact ACT to request a copy by email.

In summary, ACT will prioritise essential, low-impact improvements focused on safety, access and sustainability. These will be delivered in phases as funding allows:

- Phase 1 – Core Works:
  Repair and improve the slipway surface and launch ramp
  Repair and enhance rock armour for resilience
  Clear derelict boats and hazards

- Phase 2 – Functional Improvements:
  Managed dinghy, small boat and trailer storage
  Improved signage and seating

- Phase 3 – Community Enhancements:
  Small multi-use shelter
  Community-led activities and events linked to the Village Hall

What is this Ballot for?

Under the legislation, ACT must show that it has the support of its community for this proposal before it can make a formal application to acquire the Slip. We are therefore required to carry out a secret postal ballot of all those who are shown on the full electoral register for local government elections in the community area. This is being carried out by a third party to preserve your confidentiality.

More About Achnamara Community Trust SCIO

ACT was established in 2019 to acquire Achnamara Village Hall and, later, the Achnamara Shed. It is a Scottish Registered Charity, with charity number SC048950.

ACT is regulated by a Constitution. It is run by Trustees on behalf of its Members and the community (residents of postcodes PA31 8PS, 8PT, 8PU and 8PX).

All eligible residents of this area are welcome to apply for membership and/or to join the board of Trustees. For any further information about ACT or to get involved, please email SCIO-Trustees@achnamara.org .

ACT's accounts, minutes and Constitution can be found on our community website, www.achnamara.org under the heading of Shared Community Documents.

The current ACT Trustees are:

Ailsa Raeburn
Kate Walker
Tricia O'Neill
John Jackson

Mark Stonham

ACT Contact Details

Achnamara Community Trust SCIO
Castle Sween Cottage, Achnamara, PA31 8PT
email: SCIO-Trustees@achnamara.org
Telephone: [redacted]

What Next?

Within 14 days of the ballot deadline, ACT will publish the result of the ballot by email, in the Argyllshire Advertiser, and on the community website www.achnamara.org .

If the ballot demonstrates support for the proposal to buy the Slip, ACT will then make a formal application to the Scottish Government to proceed with Community Right to Buy process.

ANNEX F4

Argyll and Bute Election Office
Returning Officer: Pippa Milne

Kilmory, Lochgilphead, Argyll PA31 8RT
Tel: 01546 603264
e.mail: elections@argyll-bute.gov.uk
www.argyll-bute.gov.uk/elections

BALLOT ARRANGEMENTS FOR PROPOSED PURCHASE OF ACHNAMARA SLIP BY ACHNAMARA COMMUNITY TRUST SCIO

IMPORTANT – THIS DOCUMENT CONTAINS INFORMATION ON HOW TO VOTE ON THE PROPOSED PURCHASE OF ACHNAMARA SLIP BY THE ACHNAMARA COMMUNITY TRUST SCIO

BALLOT PAPER ENCLOSED

THE RIGHT TO BUY LAND TO FURTHER SUSTAINABLE DEVELOPMENT (APPLICATIONS, WRITTEN REQUESTS, BALLOTS AND COMPENSATION) (SCOTLAND) REGULATIONS 2020

BALLOT ARRANGEMENTS FOR PROPOSED PURCHASE OF ACHNAMARA SLIP BY ACHNAMARA COMMUNITY TRUST SCIO

1. Explanation of what you have been sent

(a) **A ballot paper to cast your vote.** Eligible voters are those residents in Achamara who are over the age of 16 of the day of the ballot (Thursday 1st October 2026). Ballot papers should be completed with your voting preference and returned not later than **5pm** on **Thursday 1st October 2026**.

(b) **Information that the Part 5 Community Body (Achnamara Community Trust SCIO) must provide to each person eligible to vote, namely:**

1. A description of the land subject to an application under section 54 of the Land Reform (Scotland) Act 2016 or the land to which the tenant's interest subject to an application under section 54 relates;
2. Details of any rights of interest in respect of an owner, creditor, third party and, where the ballot is in respect of the proposed purchase of a tenant's interest, the tenant;
3. A description of the Part 5 community body's proposals for the land, or where the application is in respect of a tenant's interest, the land to which the tenant's interest relates;
4. Details of how further information may be obtained on the Part 5 community body's proposals for the land, or where the application is in respect of a tenant's interest, the land to which the tenant's interest relates, and other matters relating to the ballot;
5. The name of the Part 5 community body, as it appears on the community body's memorandum and articles of association (or as adopted by a resolution of its members) constitution or registered rules; and
6. The Part 5 community body's contact details, including a contact name, postal address, email address and telephone number.

(c) **Return Envelope.** A pre-paid envelope in which to return the ballot paper.

2. Voting

It is up to each person entitled to vote to decide if they are in favour of the Achnamara Community Trust SCIO's proposals or not.
The person entitled to vote should put a cross (X) in the box of their choice. "Yes" to vote in favour of the proposal by the Achnamara Community Trust SCIO or "No" to vote against.

The ballot will be conducted as a secret postal ballot. You should return the completed ballot paper in the enclosed pre-paid envelope. To be counted the ballot paper must be received by the Returning Officer no later than **5pm** on **Thursday 1st October 2026** (the ballot deadline). Ballot papers should be returned as soon as possible to avoid postal delays.

3. Appointing someone else to vote (a proxy)

If you are eligible to vote in this ballot but unable to do so, you may appoint someone else to vote on your behalf (a proxy). Your proxy must also be eligible to vote in this ballot, i.e. they must be on the full electoral register for local government elections in the area. Should you need to appoint a proxy, you should make a request to be issued with a proxy application form by email to SCIO-Trustees@achnamara.org, or in writing to Achnamara Community Trust SCIO, Castle Sween Cottage, Achnamara PA31 8PT. Please note that a proxy application must be received by the aforementioned no later than **5pm** on **Wednesday 30th September 2026.**

4. Lost Ballot Papers (ballots not received)

If a ballot paper has **not** been received by **Thursday 17th September 2026** you may apply for a replacement paper, in writing. The letter should be addressed to the Returning Officer, Kilmory, Lochgilphead, Argyll PA31 8RT. It must be **signed** by the person eligible to vote.

5. Spoilt Ballot Papers

If you (or your proxy) spoil the ballot paper in such a manner that it cannot be conveniently used as a ballot paper, you can return it to the Returning Officer at the above address for a replacement. On receipt of the spoilt ballot paper, the Returning Officer will issue a replacement. Replacements for spoilt ballot papers can be issued up to **5pm** on **Wednesday 30th September 2026.**

6. Count of Ballot Papers

Achnamara Community Trust SCIO has appointed the Returning Officer (or their appointed representative) to be the independent observer of the ballot result. Ballot papers will be opened and counted on **Friday 2nd October 2026**.

7. **Rejected Ballot Papers**

If a ballot paper is duplicated and two are returned bearing the same number or barcode both will be void and not counted. Ballot papers may also be rejected where those are unmarked or void for uncertainty. Voters should not put any other mark on their ballot paper except a cross in the relevant box and should avoid writing anything which may identify themselves on the ballot paper.

8. Declaring the Result

On completion of the count, the Returning Officer (or their appointed representative) will record the result of the ballot and will sign a declaration confirming their oversight, in person, of the counting of the votes made on the completed ballot papers, and the recording of the result. Results of the ballot, including the number of persons eligible to vote in the ballot; the number of those who did vote; and the number of valid votes respectively cast for and against the proposition, will be reported to the Achnamara Community Trust SCIO who must, within 14 days beginning with the ballot deadline, publish the results in a digital or paper edition of a newspaper circulating in the area where the community is located; and on their website www.achnamara.org.

To be successful:

a) At least half of the members of the community so defined have voted, or fewer than half of the members of the community so defined have voted but the proportion which voted is sufficient to justify the Achnamara Community Trust SCIO proceeding to buy the land or tenant's interest; and
b) The majority of those voting have voted in favour of the proposition that the Achnamara Community Trust SCIO buy the land or tenant's interest.

9. Further details

For further information on the conduct of the ballot contact the Returning Officer at the Election Office, Kilmory Headquarters, Lochgilphead, Argyll PA31 8RT, Tel. No. 01546 603264 or e-mail. elections@argyll-bute.gov.uk. For further information on the proposals contact Ailsa Raeburn (Chair), Achnamara Community Trust SCIO, Castle Sween Cottage, Achnamara PA31 8PT, Tel. No. 07413 052234 or e-mail. SCIO-Trustees@achnamara.org.

PIPPA MILNE
Returning Officer

10 September 2026