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May 2010

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Development News

Burnside, Plockton

Work continues on the **24 units** being developed at **Burnside, Plockton**. The **15 rented** properties and **9 shared equity** properties are due for completion on **25th June 2010**, and we anticipate allocating the rented properties in **May 2010**.



Burnside, Plockton

Kyleakin Youth Hostel



Please note that all drawings are subject to change.

Kyleakin Youth Hostel has received Scottish Government tender approval. It is anticipated that work will commence in **May 2010**, and complete a year later.

A total of **12 flats** will be provided in the development.

Pier Road, Armadale

There will be **5 rented** properties and **6 shared equity** properties, and they are due for completion on **27th August 2010**.



Pier Road, Armadale

Carr Brae, Dornie

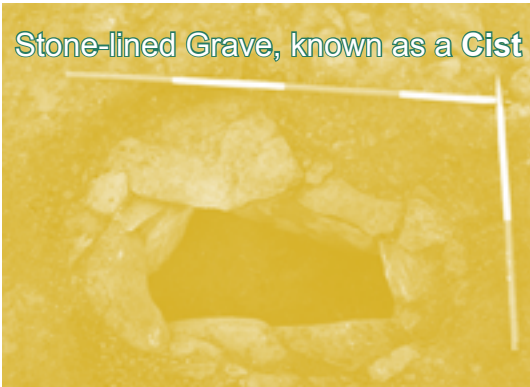
Work started on site at Dornie on **15th June 2009**. The estimated completion date of the **8 special rented** properties and a **Day Centre** on behalf of The Highland Council is **23rd July 2010**.



Carr Brae, Dornie

Bronze Age Burial Site Excavated on Skye

An archaeological excavation was carried out between September 2009 and January 2010 prior to development of land in Armadale on the Sleat Peninsula of Skye by Lochalsh and Skye Housing Association.



Stone-lined Grave, known as a Cist

A team of Highlands-based archaeologists uncovered a previously unknown burial site dating to at least the Bronze Age, 4,000 years ago. Seven stone-lined graves, known as cists, contained cremation and inhumation burials.

Three of these cists held decorated 'food vessel' pots, which provided a definite Bronze Age date. The

seventh cist yielded three finely-made flint arrowheads and two flint knives. Other artefacts include a variety of flint and bloodstone stone tools, a fragment of a stone wrist guard, two hammerstones and fragments of another decorated pot.

The excavation also revealed three standing stones within a ring-shaped ditch at the centre of the site. This ditch encircled a large cist covered by a 2-tonne capstone. The standing stones had previously formed part of a stone circle and, although the results are still being processed, the monument appears to have originated as a timber circle.



Lifting the Capstone

Another grave of stone construction was found

at considerable depth in comparison to the cists and could date to before the Bronze Age burials. Other areas of the site have revealed pits containing cremations and evidence of early stone tool manufacturing. Evidence of prehistoric agricultural activity on the site is also intriguing.



Food vessel pot



Flint knives and arrowheads

Arc-Eolas Shleite (Archaeology Sleat) was formed by the Sleat Community in response to the dig and hopes to reconstruct part of the site near to its original location. It is also the intention of the archaeologists and the committee that the artefacts will return to Armadale for display in the near future.

The Association would like to thank Mary Peteranna for writing this article and for kindly allowing us to use her photographs

Electronic Payments

The Association carried out a feasibility study into the possibility of introducing electronic rent payment technology to our office. After careful consideration, we decided that the costs outweigh the benefits to tenants and we do **not** propose to install a system at this time.

Tenants who wish to pay their rent electronically are encouraged to use on-line banking services which are essentially free of charge if you have access to a personal computer.

We will monitor the number of requests from tenants to make card payment facilities available and review the situation in twelve months' time.

Shared Equity Properties

The Association has a small number of homes remaining for sale under the Shared Equity Scheme in Portree, Plockton and Armadale. These houses come highly specified with high levels of insulation, Scandinavian windows and doors and highly efficient central heating systems. As an existing tenant, you may be eligible for a 51% stake, which can be as little as £65,535.



If you would like to know more about the Shared Equity scheme or would like to view a property, either for yourself or someone you know, please contact John Lamont, Development Officer, on 01478 612035 for further details. **Please hurry as stocks are limited!**

The Highlands and Islands Fire & Rescue Service is offering a **FREE** home safety check which is available to everyone. This service is carried out by local Community firefighters, and will look at all areas of accident and fire risk within your home. They will advise you on the installation and maintenance of smoke alarms, and give you advice and information on how to stay safe from fire, including kitchen hazards, safe disposal of smoking materials, candles, heaters, electric blankets and dangers from harmful substances. They can also help you to make an escape plan to help prepare you should a fire occur in your home.



The total time to complete a **Home Fire Safety Check** will vary with each situation but normally would take around 1 hour. You can request your **FREE** Home Fire Safety Check by telephoning **FREE** on **08000 12 13 12**, or go on-line to **www.hifrs.org** and select **Community Safety, Free Home Fire Safety Checks**.

Is your property **too big** for your needs?
Do you wish to move to a **smaller** property?

You could save on:

- Rent**
- Council Tax**
- Insurance**
- Heating & Electrical Costs**
- Cleaning!**

If you wish to be considered to be housed in a smaller property, please contact our **Housing Services Team** for a **Highland Housing Register Application Form**. You can be considered for housing by any of the **Highland Housing Register Partner Landlords** for re-housing.

Crystal Insurance Scheme for Social Landlord Tenants



The **Crystal Insurance Scheme** provides one of the widest covers available for social landlord tenants in Scotland. Tony Fawcett, Executive Director, Jardine Lloyd Thompson Tenant Risks, said *“in a key area of cover for re-decoration costs after a fire or water damage incident, the Crystal Insurance Scheme provides cover up to 20% of the sum insured, an aspect of cover tenants are unlikely to find amongst the other limited number of schemes available to them in Scotland”* He went on to say “the other advantages of the **Crystal Scheme** include the option for tenants to pay their premiums fortnightly which allows easier budgeting for low income families, the **Crystal Scheme** also provides one of the lowest minimum sum insured for all applicants aged over 60 without the caveat of having to be in receipt of state pension”.

The other great news about the **Crystal** scheme is that premiums are to be reduced, making it one of the most competitive options available for social landlord tenants in Scotland. For more information on the **Crystal Insurance Scheme**, please contact **Sally Alvey** on **0113 203 5891** or email: crystal@jltgroup.com.

Garden Competition

The Association is holding a **Garden Competition** which is open to all tenants and sharing owners. A **£50 Garden Centre voucher** will be given for the best garden, with a runner-up prize of a **£25 voucher**. Another **£25 Garden Centre voucher** will be given as a special award for work that has been done to benefit the community rather than individuals, such as keeping an area of communal ground neat and tidy, creating a wildlife garden, etc.

Please write to us or call if you would like to enter your garden or your neighbour's garden in the competition.

Entries should be made by Friday 18th June 2010.

Judging will take place in **July**.

Technical Services

The Association has employed two joiners to work primarily on planned maintenance such as the installation of windows, doors and kitchens in our existing properties. **Mr Angus Campbell** and **Mr Angus MacIntosh** commenced their employment in early May 2010.

We aim to provide a first-class, cost effective service for our tenants, and hope to provide more services in-house in the future.



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