CARAVAN SITE LICENCE (Holiday or Touring)

Caravan Sites and Control of Development Act 1960

IMPORTANT - A copy of this Licence, and of the "Licence Conditions" document, must be kept displayed in a prominent place so that all occupiers of caravans on the site can easily read them. The display must be each day between 10.00 a.m. and 4.00 p.m. . The Licence-Holder must provide free copies of both documents to any of those occupiers on request.

North Ayrshire Council grants a Caravan Site Licence to the **Licence-Holder** as detailed below. This Licence has the Conditions set out in a separate document (the "Licence Conditions"). This is also available on the Council website. If you breach a Licence condition you may be prosecuted.

No alteration to the Site (including a change in the number of caravans allowed) may be made without the prior written agreement of the Council.

The grant of this Licence is separate from the grant of Planning Permission and the issue of this Licence does not establish that the operation of the Site meets other statutory requirements (such as compliance with the conditions of Planning Permission).

Details of the Licence

Licence No.	**CAR/005**

1. The Caravan Site	
Postal Address	**Willowpark Caravan Site** **Lochlibo Road** **Burnhouse** **Beith**
Maximum Number of Caravans allowed:	
Holiday	**18**
Touring	**0**

2. The Licence-Holder	
Full Name	**Rose-Marie James**
Address	**Willowpark Caravan Site** **Lochlibo Road** **Burnhouse** **Beith**
Daytime Telephone No.	
E-Mail Address	**willowparkburnhouse@gmail.com**

3. The Day-to-Day Manager	
A Caravan Site needs a Day-to-Day Manager if: *- anyone other than the Licence-Holder is to manage the site, or* *- the Licence is held by Joint Owners, or* *- the Licence is held by a non-natural person (like a company).*	
Full Name	**Rose-Marie James**
Address	**Willowpark Caravan** **Site Lochlibo Road** **Burnhouse** **Beith**
Daytime Telephone No.	
E Mail Address	**willowparkburnhouse@gmail.com**

4. Duration of Licence	
This Licence continues in force (1960 Act, Section 4)	if the site's Planning Permission has an expiry date, until that date (unless the Sheriff revokes the Licence). Otherwise, the Licence remains in force unless the Sheriff revokes the Licence.

Signed 

Date 30th July 2024

for Clerk, North Ayrshire Council Licensing Committee

CARAVAN SITE LICENCE
Caravan Sites and Control of Development Act 1960
Housing (Scotland) Act 2014

LICENCE CONDITIONS

Made 2 January 2019

These conditions apply to all Licences issued by the Council on or after the date they were made.

These conditions are in two Parts. This is done because there are three types of Caravan Site:

A	Residential Site
B	Holiday Site
C	Touring Caravan Site

Different legislation applies to Type A (residential) to that applying to Types B or C (Holiday or Touring). A summary of the legislation is set out at the end of these Conditions.

Part A applies to all three Types of Caravan Site,

Part B applies only to Residential sites (the Licence is a "Part 1A Site Licence", meaning that it relates to a "Relevant Permanent Site" or "Protected Site").

Part A applies to all Sites, but if a Site is residential then Part B applies as well. Some of the Conditions in Part B cover the same subjects as the Conditions in Part A, and where this happens the Part B Conditions take priority.

Notes are added after some of the Conditions. These are included for information only and are not part of the Conditions.

Part A - Conditions which apply to ALL three types of Caravan Site

Layout of Site

A.1. There will be no more than the number of caravans stated in the Licence as ("Maximum Number of Caravans allowed").

No caravans may be placed on the site before the issue of the Licence.

Display of Licence and Conditions

A.2. If the "Maximum Number of Caravans allowed" is 3 (three) or more:

(a) A copy of the Licence, and of the "Licence Conditions" document, must be kept displayed in a prominent place so that all occupiers of caravans on the site can easily read them.

(b) The display must be each day and must be for at least the period between 10.00 a.m. and 4.00 p.m..

Note: see Section 5(3) of the 1960 Act.

A.3. The Licence-Holder must provide free copies of both documents to any of those occupiers on request.

In addition, if the Site has a website, the Licence-Holder must put a copy of the Licence and the Conditions on the website.

Day-to-Day Manager

A.4. If the Licence identifies a Day-to-Day Manager, that person shares with the Licence-Holder the responsibility for meeting these conditions.

Note: If the site is a Residential Site, there must be a Day-to-Day Manager - see Conditions B.42 to B.47.

Layout Plan

A.5. Part of the Licence is the Layout Plan approved by the Council. This shows the layout of the site, including the positions of pitches, boundaries, buildings, roads, footpaths, sewers, car parking areas, recreational areas, playground equipment and lighting.

(a) All pitches, boundaries, buildings, roads, footpaths, sewers, car parking areas, recreational areas, playground equipment and lighting must at all times be maintained in good order to the satisfaction of the Council;

Note: In Residential sites, see also Condition B.39 ("Site Maintenance").

(b) The site must only be operated consistently with the Layout Plan. No variation of the Layout Plan or any other matter set out in the Licence can take place without the prior written approval of the Council, following an Application by the Licence-Holder. When applying for approval, the Licence-Holder must give the Council 4 (four) copies of both:

(i) the proposed new Layout Plan, and

(ii) a written summary of the proposed changes;

Supply of Services

A.6. The Licence-Holder has these duties:

(a) The Licence-Holder must take reasonable steps so that at all times the provision of services reasonably required for the occupation of any caravan (such as electricity, gas, water and sewerage) are maintained;

(b) The Licence-Holder must not withdraw or withhold services, except where the Licence-Holder has obtained a Court Decree against the Occupier relating to charges for services of that type;

(c) The Licence-Holder must not charge the Occupiers of caravans more than the Licence-Holder has already paid or is liable for the re-supply to them of any such service;

(d) These duties continue if there is a Penalty Notice (removing the obligation of the Occupiers to pay pitch fees or sale commissions).

Note: Where the Licence relates to a "Relevant Permanent Site" (a "Part 1A Site Licence"), Section 32X of the 1960 Act applies. A Penalty Notice means that, while the Notice is in force, occupiers do not have to pay:

(a) pitch rent or fees to use common area or their maintenance,

(b) any Commission on sale which would otherwise be due to the Site Owner. This Commission can be up to 10% of the sale price.

A Penalty Notice is not possible where the Site is not residential (holiday or touring caravans).

Compliance Monitoring

A.7. The Licence-Holder must:

(a) allow any "Officer of the Licensing Authority" to enter the site and any buildings.

(b) assist the Officer and give any information requested.

(c) produce for inspection and copying any documents (including computer records) which the Officer requests.

A.8. Those documents include:

(i) the Licence, the Licence Conditions, the Layout Plan,

(ii) correspondence by and from the Licence-Holder and any Occupier or representative of an Occupier (whether or not that representative is a "Qualifying Residents' Association");

Note: See note to Condition B.55.

(iii) records of any contract between the Licence-Holder and any Occupier(s), including any acknowledgment by Occupiers that they have received documents from the Licence-Holder;

(iv) documents relating to the supply to the Licence-Holder and/or the re-supply by the Licence-Holder to the Occupiers of caravans of any services (such as electricity, gas, water or sewerage), including evidence of the charges which the Licence-Holder has paid or is liable for and the charges which the Licence-Holder has imposed on or proposes to impose on those Occupiers;

(v) documents concerning the creation and maintenance of any supply of services;

(vi) documents related to the Pitch Fee, Commission or other fees charged against Occupiers;

(vii) the Fire Risk Assessment;

(viii) any correspondence, documents or notices issued by the Scottish Environment Protection Agency (SEPA) or any other statutory authority.

This list is not exhaustive.

Specification and maintenance

A.9. The Site must be laid out and constructed according to the standards stated in the following Specification, and must be maintained to those standards throughout the duration of the Licence.

(a) Spacing

(i) The minimum distances:

between any two caravans must be not less than 6 (six) metres;

between any part of a tent or caravan and any site road should be not less than 2 (two) metres;

between any part of a tent or caravan and any site boundary should be not less than 3 (three) metres;

(ii) The clear space between caravans must remain unobstructed by the parking of vehicles, boats or other moveable equipment, except that one car only may be parked between adjoining Caravans so long this does not obstruct the entrance to any Caravan.

(iii) The density of mobile homes on a site must not exceed the density stated in the planning consent conditions. If none is stated, the permitted density depends on whether or not the Licence relates to a "Relevant Permanent Site" (a "Part 1A Site Licence" for residential sites):

If the Licence relates to a "Relevant Permanent Site", the rate is 50 mobile homes per hectare of usable area;

Otherwise, the rate is 62 caravans per hectare of usable area;

The calculation of usable area excludes lakes, watercourses, high flood risk areas, roads, common service areas, and other areas unsuitable for the siting of mobile homes.

(b) Boundaries

The boundaries of the site and each Pitch must be clearly marked by natural features or appropriate man-made (such as fences, walls or indication posts).

(c) Hard-Standings for Caravans

Each caravan must be located on a permanent hard-standing consisting of materials such as concrete, paving slabs, tarmacadam or compacted hardcore or ashes.

The hard-standing must extend over the whole area occupied by the caravan.

An access pathway formed with similar materials must be provided between the nearest carriageway and the entrance of each caravan.

> *Note: In Residential sites, see also Conditions B.17 to B.18 ("Bases and Hard Standings").*

(d) Carriageways, Footpaths, etc.

All carriageways within the development, must so far as the site is developed, be designed and constructed in accordance with the requirements of the Council and must be properly bottomed and finished with a surface of concrete, tarmacadam, asphalt or other suitable material capable of withstanding the weight of vehicles and providing adequate dispersal of surface water and adequate facilities for the disposal of surface water drained from carriageways.

Footpaths must be laid out so that access to the entrance of the caravans may be obtained from the carriageway via such footpaths. These must be not less than 0.75 metres wide and must be formed of concrete, asphalt, tarmacadam, paving slabs or suitable material approved by the Council.

The bottoming to carriageways and footpaths must be of such depth and of such material as is required for the loads to be dealt with and the surface must be maintained at all times in good order.

> *Note: In Residential sites, see also Conditions B.2 to B.11 ("Roads, Gateways and Traffic Routes") and Conditions B.12 to B.16 ("Pedestrian Routes").*

(e) Parking

The Site must include one or more car parks, with a total capacity of one car per caravan, except where the Licence relates to a "Relevant Permanent Site" (a "Part 1A Site Licence" for a Residential Site), when the rate is two cars per caravan.

(f) Water Supply

All static caravans where a supply is available must be connected direct to a main water supply pipe from a source approved by the Council or Scottish Water.

All water mains and connection therefrom, water storage and supplies to the caravans within the site must be provided in accordance with the requirements of the Council or Scottish Water.

Where a mains water supply is not available, the water supply to each caravan must be suitably treated to provide a wholesome supply. The proposed means of treatment must be approved by the Council before installation.

Note: In Residential sites, see also Conditions B.24 to B.28 ("Water Supply").

(h) Drainage

All caravans must be connected to suitable drainage system leading to a sewer or suitable septic tank or disposal plant. There must be two separate systems:

(i) for foul and waste water only;

(ii) for the disposal of rainwater.

The drainage system provided must be in accordance with the Building Standards (Scotland) Regulations and the approval of Scottish Environment Protection Agency should be obtained for the discharge from the septic tank or disposal plant.

Note: In Residential sites, see also Conditions B.29 to B.32 ("Drainage and Sanitation").

(i) Litter and Refuse Disposal

The Site must include refuse bins accessible by occupiers of caravans.

The Licence-Holder must either:

(a) make arrangements with the Council Cleansing Authority to empty these bins regularly, or

(b) empty the bins not less than once per week, and dispose of the refuse as directed by the Council Cleansing Authority.

Note: In Residential sites, see also Condition B.38 ("Domestic Waste").

(j) Lighting

The Site must be provided at all times with lighting to provide adequate illumination to the parking spaces, carriageways and footpaths, and all public areas of the site, during the hours of darkness.

Note: In Residential sites, see also Conditions B.35 to B.37 ("Lighting").

(k) Electricity Supply

Where an electricity supply is provided to a caravan, the Licence-Holder will be responsible for ensuring that the installation complies with the current edition of the "Requirements for Electrical Installations" (IET Wiring Regulations, British Standard BS 7671) or an appropriate equivalent.

Note: In Residential sites, see also Conditions B.21 to B.22 ("Electrical Installations").

Emergency Precautions

A.10. Before a site is occupied a full Fire Safety Risk Assessment should be completed in accordance with Section 54 and Schedule 2 of the Fire (Scotland) Act 2005 and the Fire Safety (Scotland) Regulations 2006.

That Risk Assessment must be reviewed at least every 36 (thirty-six) months.

That Risk Assessment must be available for inspection and copying by Scottish Fire and Rescue Service and any officer of the Licensing Authority.

The Licence-Holder must follow any instructions and advice given by the Scottish Fire and Rescue Service.

Note: See Scottish Fire and Rescue Service document:

https://www.firescotland.gov.uk/media/1004171/caravan__mobile_home_guidance_website_release_sept_16.pdf

A.11. The Site must have at least one readily-accessible public telephone. There must be a notice near the telephone positioned so that a caller can read it. This notice must give telephone numbers for the emergency services (Police, Fire Brigade, and Ambulance).

Interpretation

A.12. This Licence uses the following meanings for these words and phrases:

"Residential site": Site in regular, year-round use and occupied by caravans permanently placed on the site throughout the year (sometimes called a "Park Home Site")

"Protected Site": a site covered by the Mobile Homes Act 1983.

"Protected Site Agreement": an Agreement which automatically has the contract terms set out in the Mobile Homes Act 1983, Schedule 1, as expanded by the Mobile Homes Act 1983 (Amendment of Schedule 1) (Scotland) Order 2013 No. 219.

"Officer of the Licensing Authority" includes:

(a) the Civic Licensing Standards Officer or Authorised Officer appointed by the Council for the purposes of the Civic Government (Scotland) Act 1982; and

(b) any other officer of North Ayrshire Council.

Part B - Additional Conditions which apply only to "Relevant Permanent Sites" (with a "Part 1A Site Licence" or Residential Sites)

B.1. The conditions in Part B are to supplement the conditions in Part A, but to the extent that the conditions conflict the conditions in Part B apply instead.

Roads, Gateways and Traffic Routes

B.2. Roads must be constructed of hard durable materials (such as suitable bitumen macadam or concrete with a suitable compacted base) and must be provided so that no mobile home is more than 45 metres from a road. Roads must be capable of carrying vehicles with an axle loading of 14 tonnes as a minimum.

B.3. Roads must be designed to provide adequate access for emergency vehicles. Routes for emergency vehicles must be kept clear of obstructions at all times. Where necessary, suitable vehicle turning areas should be provided.

B.4. All roads must have adequate surface water/storm drainage. Roads must not be less than 3.7 metres wide unless they are designed for, and used by, one way traffic in which case they must not be less than 3 metres wide.

B.5. One-way systems must be clearly signposted.

B.6. Where existing two-way roads are less than 3.7 metres wide, passing places or a one-way system must be provided.

B.7. All gateways/entrance/exits to the site must be a minimum of 3.5 metres wide and have a minimum height clearance of 3.7 metres for vehicular access and be accessible at any time.

B.8. Roads must be maintained to a good standard.

B.9. Cable overhangs must meet the relevant statutory requirements.

B.10. Salt or grit should be provided in conveniently located containers, for use to allow the safe movement of vehicles in icy conditions.

B.11. Where appropriate, suitable measures (e.g. signage or speed bumps) to control the speed of vehicles on the site should be provided.

Pedestrian Routes

B.12. Every hard-standing must be connected to a road by a footpath at least 0.9 metres wide with a hard surface which must be maintained in good condition.

B.13. Communal pedestrian routes should not be less than 0.9 metres wide. The route should be made of a hard surface and must be maintained in good repair and in a safe condition.

B.14. All pedestrian routes must have adequate surface and storm water drainage.

B.15. Salt or grit should be provided in conveniently located containers, for use to allow the safe movement of pedestrians in icy conditions.

B.16. The surface and gradient of roads and all pedestrian routes should be designed and maintained to take into account the requirements of disabled households.

Bases and Hard Standings

B.17. Every mobile home must be sited safely and securely on a hard-standing or solid base.

B.18. The base must extend over the whole area occupied by the mobile home, and must where possible project at least 0.9 metres outwards from its entrance to enable occupants to enter and leave safely. The hard standings must be constructed to the industry guidance current at the time of construction, and kept in a suitable condition with any necessary maintenance.

Supply and Storage of Gas

B.19. Gas supply (liquefied petroleum gas (LPG) and natural) and the storage of LPG gas cylinders must meet relevant statutory requirements, and relevant Standards and Codes of Practice.

B.20. Any gas installations must be designed, installed, tested, inspected and maintained in accordance with relevant statutory requirements. Any work on gas installations and appliances on the site must only be carried out by persons who are competent to do the particular type of work being undertaken.

Electrical Installations

B.21. The site must be provided with an electricity supply and distribution network of adequate capacity to safely meet the reasonable demands of the mobile homes and other facilities and services within it. The electrical system on the site, including the distribution network and supplies to mobile homes and site buildings, must be designed, installed, tested, inspected and maintained in accordance with relevant statutory requirements.

B.22. Any work on the electrical distribution network on the site and equipment connected to it must be carried out only by persons who are competent to do the particular type of work being undertaken.

Oil Storage Tanks

B.23. Oil storage tanks must be designed, constructed and located so as to comply with relevant statutory requirements and British and/or European Standards.

Water Supply

B.24. All pitches on the site must be provided with a water supply sufficient in all respects to meet the reasonable demands of the mobile homes situated on them, and all water supplied for human consumption must be of the quality required by relevant statutory requirements and British and/or European Standards.

B.25. The water distribution network and installations must be designed, installed, tested, inspected and maintained in accordance with the provisions of the relevant statutory requirements and British and/or European Standards.

B.26. All repairs and improvements to water supplies and installations must be carried out to conform to relevant statutory requirements and British and/or European Standards.

B.27. Work on water supplies and installations must be carried out only by persons who are qualified in the particular type of work being undertaken and in accordance with relevant statutory requirements and British and/or European Standards.

B.28. Water supplies should be adequately protected from damage by frost.

Drainage and Sanitation

B.29. The mobile home site, including every hard standing, must be provided with a suitable drainage system for the hygienic disposal of foul, rain and surface water from the site, buildings, mobile homes, roads and footpaths.

B.30. The surface and foul drainage network and installations must be designed, installed, tested, inspected and maintained in accordance with relevant statutory requirements.

B.31. Each mobile home and site building must be connected to a foul drainage system. The connection should be capable of being made air-tight when not in use.

B.32. Provision must be made for foul drainage either by connection to a public sewer, a sewage treatment facility or to an appropriate septic tank or treatment system approved by the local authority or, where appropriate, the Scottish Environment Protection Agency (SEPA). Septic tanks and treatment systems should be registered with SEPA in accordance with their requirements.

Flooding

B.33. The Licence-Holder should establish whether the site is at risk from flooding by referring to SEPA's Flood Maps.

B.34. Where the site is at risk of flooding the licence holder should sign up to SEPA's Floodline service, establish an evacuation plan, and display notices prominently on the park with all relevant information.

Lighting

B.35. Roads and pedestrian routes must be provided with an adequate working artificial lighting system between dusk and dawn to allow the safe movement of pedestrians and vehicles around the site during the hours of darkness.

B.36. Where appropriate, communal buildings should have adequate working artificial internal and external lighting.

B.37. The lighting systems and installations must be designed, installed, tested, inspected and maintained in accordance with relevant statutory requirements.

Domestic Waste

B.38. Each mobile home must be provided with, or have ready access to, appropriate facilities for the recycling of waste material and for the disposal of residual waste.

Site Maintenance

B.39. The Licence Holder should ensure that the site and all the facilities on it are maintained in a good order and condition, and function as intended.

Additional Structures and Alterations to Existing Structures

B.40. New structures on the site and buildings or structures undergoing a change of use, alteration or adaption must comply with relevant building standards Regulations. Planning Permission may also be required and any conditions complied with.

> *Note: see Condition A.5: the Licence-Holder should ask the Council's Licensing Committee to approve any proposed alteration, and should only make it if and when the Committee agrees.*

Mobile Homes Let by the Site Licence Holder for Permanent Accommodation

B.41. Each mobile home let by or on behalf of the Licence-Holder must be maintained in a good state of repair by the Licence-Holder, be weatherproof, free from damp, and comply with the relevant British Standard at the time of manufacture. The standard covers the manufacture of mobile homes, for use as permanent places of residence.

> *Note: When these Conditions were made, the British Standard was BS 3632:2015.*

The Site Manager

B.42. The Licence-Holder must appoint a Site Manager.

B.43. The Site Manager must live either:

(a) on the Site or

(b) at a place nearby so that it would be reasonable for him/her to be able to travel to the Site from home within sixty (60) minutes.

B.44. The Site Manager must be contactable by telephone or email 24 hours a day.

B.45. The Site Manager's name and contact details (either an email address or a telephone number) must be displayed on the Licence on public display.

B.46. If these details change, the Licence-Holder must update the Licence on public display within one day.

B.47. If the Licence-Holder appoints a new person to manage the site, the Licence-Holder must no later than the day on which the appointment takes effect

- notify the Council in writing, and

- update the Licence on public display.

Change of Circumstances

B.48. Except where Condition B.47 applies, if any information provided by the Licence Holder to the Council becomes inaccurate because of a change of circumstances the Licence-Holder must notify the Council in writing before the end of the period of 28 days beginning with the day on which the inaccuracy arises.

Rights and obligations of Caravan Occupiers on "Protected Sites"

B.49. The Licence Holder must give each Occupier of a Caravan on the Site a Written Statement complying with the Mobile Homes (Written Statement) (Scotland) Regulations 2013 No. 188 either:

(a) before that occupation starts, or

(b) if not previously given, within 30 days after this Licence is effective.

B.50. The Licence-Holder must at all times maintain the obligations owed by the Owner of the Protected Site to the Occupiers of pitches by the Protected Site Agreements.

Note: this Agreement contains the conditions which automatically apply to caravans on "Protected Sites".

These conditions are set out in Schedule 1 to the Mobile Homes Act 1983, as amended by the Mobile Homes Act 1983 (Amendment of Schedule 1) (Scotland) Order 2013, S.S.I. No. 219.

In that Schedule, paragraphs 1 to 10 were in the 1983 Act as originally enacted, although their content was amended in Scotland. Paragraphs 11 to 32 were added by the 2013 Regulations. Paragraph 1A was added to the Schedule by the Housing (Scotland) Act 2014, Section 84, with effect from 1st May 2017: Housing (Scotland) Act 2014 (Commencement No. 6 and Transitional Provision) Order 2016-412.

The form of Agreement is set by the Mobile Homes (Written Statement) (Scotland) Regulations, S.I. 2013 No. 188 (in force 1st September 2013).]

The Owner must—

(a) if requested by the Occupier, provide, free of charge, documentary evidence in support and explanation of—

(i) any new Pitch Fee;

(ii) any charges for gas, electricity, water, sewerage or other services payable by the Occupier to the Owner under the Agreement; and

(iii) any other charges, costs or expenses payable by the Occupier to the Owner under the Agreement;

(b) if requested by the Occupier, provide, free of charge, a copy of the current public liability insurance certificate in respect of the Protected Site;

(c) be responsible for repairing, and where necessary renewing the base on which the Mobile Home is stationed and for maintaining any gas, electricity, water, sewerage or other services supplied by the Owner to the pitch or to the Mobile Home;

(d) maintain in a clean and tidy condition those parts of the Protected Site, including access ways, site boundary fences and trees, which are not the responsibility of any Occupier of a Mobile Home stationed on the Protected Site;

(e) consult the Occupier about improvements to the Protected Site in general, and in particular about those which the Owner wishes to be taken into account when determining the amount of any new Pitch Fee;

(f) where the Owner proposes to make improvements to the Site, the Owner must:

(i) give the Occupier at least 28 clear days' notice in writing of the proposed improvements, how they will benefit the Occupier in the long and short term, and how the Pitch Fee may be affected when it is next reviewed; and

(ii) when and where the Occupier can make representations about the proposed improvements; and

(iii) take into account any representations made by the Occupier about the proposed improvements before undertaking them.

(g) where there is a "Qualifying Residents' Association", the Owner must

(i) consult it about all matters which relate to the operation and management of, or improvements to, the Protected Site and may affect the Occupiers either directly or indirectly.

(ii) give the Association at least 28 clear days' notice in writing of those matters and how they may affect the Occupiers either directly or indirectly in the long and short term (stating when and where the Association can make representations about the matters); and

(iii) take into account any representations made by the Association before proceeding with the matters.

Note: Summary of the legislation

Part of a site might be Type A (residential), and another part might be Types B or C (or both). If that happens, there are two Licences, one for the A part and the other for the B/C part.

The legislation for Type A is different from that covering Types B and C.

- type B and C sites are covered by "the Old System": this means the Caravan Sites and Control of Development Act 1960.

- type A sites are covered by "the New System": this means the Caravan Sites and Control of Development Act 1960 as extended by the Housing (Scotland) Act 2014.

Licences under both Systems have Conditions, but there are extra conditions for Type A (residential).

In preparing these conditions, the Council has had regard to the Model Standards published under Section 5(6) of the 1960 Act and has taken into account the amendment made by the Fire (Scotland) Act 2005 [which is that no Model Standards may relate to any matter in relation to which requirements or prohibitions are or could be imposed by virtue of that Act].

There are different Model Standards for each of the 3 Types of Caravan Sites:

Type A [residential] - These were issued by the Scottish Ministers on 4 December 2018;

Type B [holiday] - These are set out in Appendix B to Circular 17/1990 which was issued by the Scottish Development Department on 31 May 1990;

Type C [touring] - These are set out in Appendix C to Circular 17/1990.