

FERINTOSH COMMUNITY COUNCIL

DRAFT

MINUTES OF MEETING HELD ON MONDAY 19 AUGUST 2019 AT MULBUIE HALL

MEMBERS: Sally Falconer, Adam Fletcher, Colin Lawrence (Treasurer), Roslind MacNaughton, Iain McCallum, Bruce Morrison (Secretary), Becky Richmond (Chair), Eilidh Richmond.

ALSO PRESENT: Cllr Craig Fraser, Cllr Angela MacLean, 5 residents.

APOLOGIES: Cllr Gordon Adam, PC John MacPherson, 1 resident.

POLICE MATTERS: Bruce met up with PC John MacPherson to establish stronger relationships and agreed that the monthly report would be submitted at least two days before the monthly meetings. Also discussed was the top priority of speeding and road traffic hazards with John judging that the junction at the Cromarty Bridge between the B9163 and the A9 (no central lane) was a concern. John has provided a link (<http://www.crashmap.co.uk/>) to reports of accidents (involving personal injury) at that junction and all UK roads.

Reported incidents for June/July included a fixed penalty for speeding (A9, Coulnagour); fixed penalty for driving without MOT (B9163, Culbokie); a Restorative Police warning following disorder in Corntown; a reporting for careless driving following a one vehicle road traffic collision (RTC) (new driver).

Reported incidents for July /August included advice to neighbours in Culbokie following a dispute; a reporting for careless driving following a serious RTC (A9, Duncanston); enquiries ongoing following a loose load landing on the A9, Cromarty Bridge; a reporting for speeding (A9, Findon).

DECLARATIONS OF INTEREST: As near neighbours, Becky and Eilidh declared an interest in the planning application at Mount Eagle and will not take part in any relevant discussion. As a CCT Director, Bruce will take no part in discussions about the development of the Glascairn site.

MATTERS ARISING FROM JULY'S MINUTES: (excluding actions carried out, carried forward and those considered later in the agenda):

AbilityNet – FCC has received a number of positive email responses from residents and Becky has passed on for a response and indicating that FCC is willing to help any future efforts; **Scarecrows:** the scarecrows have now been taken down.

MINUTES: July's minutes were approved (proposed by Sally, seconded by Colin) and duly adopted.

FINANCIAL REPORT: Colin reported on two transactions this month (£12 for hall hire at Ferintosh and £24 for the website domain name) thus reducing the balance to £5375.

CORRESPONDENCE and REQUESTS:

Scottish Water: working on flooding prevention and has provided a link (<https://www.scottishwater.co.uk/In-Your-Area/Service-Updates/Flash-flooding>) for storm-related sewage flooding; **Kate Forbes MSP Surgery:** FCC noticed that one of these surgeries was being held in Culbokie so Becky went along to explain the priorities for the FCC community including a 40mph zone at Mulbuie School, Tulloch development in Culbokie, Meals on Wheels and lack of response from planners. Kate Forbes to be sent minutes if specific relevant issues arise; **Highland Small Communities Housing Trust** has six places available for Community Elected Directors on its Board with a closing date for nominations of 6th September. Also, it is holding its conference /AGM on Friday 13th September in Inverness; **Highland Third Sector Interface:** FCC has renewed this free annual membership; **Scottish Government Land Reform:** FCC has received a fact sheet for community councils explaining how we

can have greater say in the ownership, usage and management of land; **THC Quality Awards:** THC is seeking nominations (closing date, 30th September) for THC staff who could be put forward for the Community Commendation Award. No obvious candidates this year but next year the roads teams may be considered; **Connecting Carers:** Stuart Randall in Dingwall is its new Referrals Co-ordinator and can be contacted through the Carers Support Line on 01463 723560; **Street Naming:** THC has requested an FCC recommendation for a street name for the forthcoming development by Tulloch Homes (THL) at Glascairn in Culbokie. THL has suggested Glascairn Meadows but THC has recommended that not be used since Glascairn is a 'stem' name. FCC to put this out for community consultation for a decision at the September meeting (THC to be informed); **Parking in Raven Croft, Culbokie:** there is concern that current parking is making access difficult and may be a problem for access by waste collection and emergency vehicles. FCC has written to Cairn Housing.

Service Requests: Running water on Balmeanach Brae: THC has logged this for action which should be completed by the end of August; **Flooding in Culbokie:** there has been no response from THC but Cllr Adam has been in touch with the resident; **Drive around:** THC has agreed to a review of the FCC territory for all service issues but date yet to be confirmed; **Newhall Mains sign:** this sign at the junction of the B9163 with the B9169 is obscuring sight lines and THC has been informed; **Overgrown verges** obscuring sightlines, particularly west of the A9; **Cemetery maintenance:** looking overgrown in places e.g. Old Urquhart; **Potholes** at the foot of Balmeanach Brae have been reported and now identified with markings for action.

ACTIVE PROJECTS:

Inner Moray Firth Local Development Plan (IMFLDP): Feedback for Core Paths consultation has been received from residents and a draft response will be circulated to FCC by Eilidh prior to submission to THC.

Community Liaison Group for Glascairn Development: Becky /Iain attended the first of these ongoing consultation meetings that Tulloch Homes (THL) has to conduct as a condition of planning approval. This group includes CCT and representatives from THC, as well as THL. Near neighbours will be informed on a house by house basis of upcoming potential development stages as necessary. Next meeting may also invite other local interested parties and will take place before construction starts. Engagement with THL has been very good throughout. Minutes were circulated to FCC.

Glascairn Development: The details of developer's contributions arising from this development were notified to FCC without any consultation. Cllr Adam is taking up this issue and has informed FCC that changes may be possible provided the funds are directed towards transport improvements but he is seeking further clarification.

Buses/Community Transport: Support from Stagecoach in our efforts to maintain the Culbokie commuter service has continued to decline. Despite previous commitments, Stagecoach has now withdrawn help to produce marketing leaflets and will instead focus solely on more generic social media promotion. Bruce is meeting with the Culbokie Action Group this week to consider what local efforts are possible without any Stagecoach input, including a piece for Noticeboard. Cllr Fraser reported on Cromarty discussions with Stagecoach, again with poor response and FCC will receive a copy of the draft minutes.

Broadband: No update.

Crask Junction: Cllr Craig Fraser has obtained an update to say that the new carriageway should be in THC's ownership by about the 25th August. Further work around the new carriageway will continue once the traffic is diverted on to the new surface. Neighbour notifications will go out soon.

Undergrounding of electricity cables in Culbokie: Iain reported that applications for funding from SSE are due to be submitted in October. Iain is to begin preparations in September for an approach to SSE including a request to THL for the detailed plans for its Glascairn site.

B9169/Mulbuie Speed Limit: Colin reported on progress towards the implementation of a 40mph zone. Detailed plans have been drawn up and are currently being assessed by the Area Roads team before wider statutory consultation. The necessary Traffic Order has been drafted and is now in front of THC's legal team. Cllr MacLean reported that road lining /marking for the bus will not be done until after consultation.

Cromarty Firth Port Authority: Becky was not able to attend the July meeting but CFPA said there weren't any specific issues for our area.

Culbokie Community Trust Update: Bruce (as FCC's appointed director on CCT) reported that CCT has appointed Horner and MacLennan as landscape designers for the open community space at Glascairn building on the 'village green' concept in the planning application. This design process includes a further community consultation phase.

CCT has been awarded funding to develop a design for Culbokie's Active Travel Route. The design phase, to be completed by May 2020, will involve the appointment of design contractors and will include community consultation.

FCC agreed to make use of the email list for these consultations to the relevant residents when they arise.

Email list: No change to the numbers on the email list and remains at 639.

Encouraging younger residents to join was widely discussed (suggestions included the use of social media, specific agenda items, use of co-option mechanism in the new FCC) with useful contacts to be provided by Cllr MacLean for Youth Highland and Highlife Highland. Care and Learning Alliance (CALA) can also be a resource to stimulate consultation in the community and the Scottish Youth Parliament is looking for active members. Eilidh will draw up a report to research and consider these approaches.

Community Links: Becky apologised for not completing the risk assessment but a full briefing and proposal will be presented at the September FCC meeting. Colin has been provided with information in order to check the insurance situation.

Community Council Elections: Becky circulated a draft promotional article to FCC for comment for Noticeboard. Some changes have been suggested and a re-draft will be circulated and completed for Noticeboard.

Noticeboard: A meeting was held (Becky, Eilidh, Bruce, Roger Piercy) to explore the possibility of expanding Noticeboard to 6 pages to include more news and information items from the community. It was agreed that it was possible within current resources and a new look will appear in the New Year with the new FCC. This month, so much quality content has been received that a trial run of 6 pages is to be explored.

PLANNING APPLICATIONS (only new information included):

Iain reported on the following planning applications:

Update on Objections lodged:

19/01624-01628/PIP: 3 new houses and 1 "rebuild", Drummondreach Steading, Alcaig: Application for 3 new houses withdrawn but rebuild remains to be considered.

19/03052/FUL: New house, 35m SE of Elder, Cruachan, Eight Acres, Renewal of consent: Object on road safety concerns since THC has provided no clarity on how conditions are to be imposed. FCC also agreed, if necessary, to request a meeting in Culbokie with planning officers to better understand how conditions are to be applied.

Comments lodged:

18/05537/PIP: 3 house plots, 70m SE of Elder, Cruachan, Eight Acres, Culbokie: Comments lodged on road safety grounds.

18/05853/FUL: New house, garage/house unit, large shed, Plot 15, The Cairns, Culbokie: Comment lodged on outside of shed.

19/02467/FUL: New house, 1 Fowlers Croft, Culbokie: Comment on the height of the house and over development. New house design contradicts the original design brief.

New Application:

19/03016/FUL: Restoration of derelict building, Logie Farm, Mulbuie: No comment

19/03084/ADV: Two flagpoles, Glascairn, Culbokie: No comment

19/03026/FUL: Triple garage with residential top floor, Fowlers Wood, Culbokie: Comment on maintaining the screening.

19/03391/FUL: New house, 40m north of 1 Balnabeen, Easter Kinkell: No comment

Previous Applications/Issues being monitored:

16/00595/FUL & 16/02591/PNO: New House and chicken shed, Mount Eagle: THC cannot enforce occupancy conditions according to Scottish Government guidance. No report from Cllr Gordon Adam as yet.

16/00248/ENF: Unauthorised use as builder's yard, W of Culbo Cottage, Culbokie: In the hands of the enforcement officer.

AOCB: None

INTERACTION WITH RESIDENTS: Resident reported a fallen Passing Place sign down the Highfield Park road.

DATE OF NEXT MEETING: Monday 16 September, 7:30pm (note different time), Ferintosh Hall

Contact details for comments; to join the email list; to receive minutes electronically:

Bruce Morrison, Secretary, 01349 877127; ferintoshcc30@gmail.com, <http://ferintoshcc.co.uk>;
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