

Feughdee West Community Council
Minutes Meeting February 27th Strachan Hall, 7:30pm

Present: Lynsey Craig (Acting chair), Jill Randalls (Secretary), Ian Bertram, Katie Rumbles, Sam Wylde, Ross Clephan (Treasurer), Nicola Milne, Alice Lewsey.

Banchory & Mid-Deeside Councillors: Cllr. Bruce, Cllr. Ross

Minutes: Sam Wylde

Members of the public: 3

1. **Apologies:** Simon Richards, John Andrew, Jelle Andrew, Cecilia Rogers, Marijke Staellert, Peter Tyrell, Cllr Durno, PC Keith Greig
2. **Approve minutes** of previous meeting:

Proposed - Sam Wylde, Seconded - Katie Rumbles.
3. **Police Report:** Sent by email:
 - Crime remains low in the Deeside area
 - Speeding remains a concern on a number of roads and work continues in partnership with the Aberdeenshire Council to conduct speed surveys and any enforcement action needed will be conducted.
 - Plans are in place for a speeding initiative near to the Hill of Banchory school next month.
 - Acquisitive crime remains low.
 - There has been some vandalism reported locally, being progressed accordingly, with one male already being reported to the courts.
 - Vehicle related issues, involving young motorists, are still occurring. There has been a number of young males dealt with recently and variously issued with fixed penalty notices and various reports submitted to the Court.
 - Continued telephone scams/fraud resulting in a number of people divulging personal details and losing significant amounts of money.
4. **Treasurer's Report:** An accounts summary was passed to all members showing the balance of unrestricted funds is £1,570.03. There are restricted funds for the Glen Dye webcam, Mid Hill CB admin and CAP. Total funds as of 27/02/20 = £3,287.74. RC asked all present to be mindful that there is £750 shortfall in the budget if funding is agreed for the Inchmarlo Workshop and this issue needs to be discussed under Mid Hill Community Benefit Fund.
5. **Councillors Report:** Cllr. Bruce reported that the Budget for 2020-2021 has still not been finalized but this will be done at the full council meeting on the 18th March 2020. There will be extra financial input for councils from the Scottish Government thanks to the Scottish Green Party input on the budget. NB: *In addition Cllr B added information regarding the draft LDP – this has been included below under planning.*

6. **Secretary's Report:** JR reported that she had forwarded all emails. She suggested CCs review:
 - the email from Scottish Planning requesting input into consultation on the National Planning Framework 4 - suggested a response from FWCC may be appropriate to submit
 - Fetteresso Additional Information consultation, which is open for response until 31st March.
 - A response had been submitted by FWCC to the statutory consultation on the closure of Strachan School.

7. **Junior Councilors Report:** Nothing to report.
 - JR reported that Darcy Curry is no longer able to commit to being a Junior CC for FWCC because her school work has become onerous in the lead up to exams. JR thanked Darcy for her input, work and attendance at meetings over the past two years.

8. **Dissolution of FWCC:**
 - JR: The map showing the boundary changes have been submitted to Marr Area and the changes have been acknowledged by Alison Mcleod who has explained that this will be presented to Marr Area Committee on 10th March for agreement in principle.
 - JR: Natural Power (agents for Fred Olson) have agreed to provide a draft agreement for the sharing of benefits between the 2 newly formed community councils. They are aware of the date of the Special Meeting when FWCC will be formally dissolved. KR indicated that a member of the Inchmarlo community has also agreed to draft a new legal agreement, which will be shared as soon as possible.
 - JR: Reminded all present of the need to have 12 signatures from residents of each area requesting the formation of new CC
 - Brathens, Inchmarlo and Glassel seemed to be generally agreed upon within the Inchmarlo community. Cllr Bruce pointed out that half of Glassel was in Torphins so the name might be misleading.
 - Names suggested for the CC situated on South side of the Dee - Feughside, Feughdee, Scolty East. Members present preferred Feughside CC but JR suggested that we take a little longer to consider the most appropriate names. To be considered again at March and April meetings.

9. **Transport Roads and Infrastructure:**
 - Next bus forum takes place on 22nd April in Alford – Cllr. Ross reminded that a taxi can be requested for those who need transport to access this meeting

10. **Planning:**
 - Feedback from site visit by DPEA Reporter for Scolty House Glamping pods: Local residents who have been affected by the proposal, reported that the DPEA Reporter had visited the site and dismissed the appeal. The residents wished to express their thanks for the continued support and consideration of this application by FWCC and by their local councilors. They have felt hugely supported.
 - PoAN – Land at Inchmarlo: JR reported that she had attended this public meeting today, held in advance of a reapplication for hotel, leisure facility and houses. The developer still hopes to build the hotel but would like permission to build the houses first. A number of these

houses being affordable. JR has invited the developer to the next CC meeting so that the development can be further explained.

- Cllr. Ross Suggested that in future when developers hold a public meeting the CC requests a table at the meeting so as to be able to collect residents **written responses** to the development – this suggestion was met with agreement by all present.
- Cllr Bruce informed that full council would discuss Draft Local Development Plan on the 05.03.20. LC asked for clarification on the timeline of the consultation process. Cllr B explained that the draft will be available to developers, CCs and residents for consultation (for 12 weeks) and will then be finalised by full Aberdeenshire council. The LDP is then passed to the Scottish Government in 2021 to be signed off. IB: asked if the LDP included a Community Responsibility Statement and what provisions were made in the LDP for care home provision and other community enhancements. Cllrs B & R responded that there was no specific provision in the LDP for care homes and that this would come under the remit of the Integrated Health Board and Health and Social Care Partnership. However, both agreed in principal that as Aberdeenshire makes provision for land required for educational development (i.e. new school buildings) so provision should be made in communities for care facilities. Cllr R suggested that IB write to Mr Piers Blaxter. SW suggested that IB draft a letter regarding care provision in LDP and this be sent by JR on behalf of FWCC.

Action – IB to draft letter

- Fetteresso Wind Farm: Additional information has been sent out and this email has been forwarded to all members of CC. JR has received a hard copy and she drew attention to some changes made to the reduction in height of five of the turbines although there will still be two turbines of 200 meters.

Action – all. Comments to be sent to Secretary before the next meeting so that a response can be submitted by 31/03/20

11. Education and Youth

- Feedback from public meeting on 6th Feb regarding the statutory consultation for the closure of Strachan School: JR reported that she had attended this meeting along with MR & SW: approximately 10 members of the community attended. MR had suggested a 4th option in the event that the school was closed – that children in the present Strachan School catchment area be given a choice - i.e. dual zoning to Banchory and Finzean. MR had suggested this dual zoning be continued at secondary level too. In this way pupils who choose to attend Finzean primary would have the option of continuing education with their peers at Aboyne Academy or reduce travel time to secondary school by attending Banchory Academy. JR also reported that those residents present at the meeting forcefully opposed splitting the catchment area into 2 zones one half for Finzean (and then Aboyne Academy) and one half to Banchory Primary and Academy.
- JR: The public consultation has been extended until 5pm on Friday. One member of the public pointed out that the survey seemed to be badly worded and misleading regarding options. He also pointed out the environmental consequences of closing the school especially in the light of renewed public interest in action on climate change and community sustainability. LC asked councilors whether this

consultation was simply a process which needed to be completed with no real regard to the responses gathered. JR Asked if all responses would be sent to HMI and area committee for consideration. Cllr B said she believed this was the case and that all comments would be taken into account.

- Cllr R informed the CC of the good news that there will soon be 2 school crossing attendants at Banchory Primary School.

12. Mid Hill Community Benefit Fund

- Application 31 - Inchmarlo community workshop extension - £17,712: LC informed that all the required conditions and paper work had now been submitted for this application. The sub group had not met face to face to discuss the completed application but given the fact that it had already been discussed at the last sub group meeting, it was felt to be appropriate to send confirmation by email. Five sub group members approved it via email, and agreed that it should be presented to FWCC for the final vote. However, as had been indicated earlier by RC there was a shortfall in the benefit account.

Therefore LC suggested that 2 separate votes were taken:

- A vote on whether to approve App 31 in principle – **this was unanimously approved.**
- A vote as to whether Fred Olson be approached to request the drawing down of monies in advance to cover the shortfall in the Community Benefit Account.
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A robust discussion followed.

LC made it clear that this was a very unusual situation and that wind farm funding had never been drawn down in advance before.

JR raised the following points:

- Section 8 of the Mid Hill guidelines states that money can be drawn down in exceptional circumstances. What were the exceptional circumstances in relation to App. 31?
- A precedent had been set by refusing App 28 (as it had an incorrect number of quotes (as had App 31)) and offering the remaining money 'in the pot' once the application was complete. Therefore all applications should be treated in the same way.
- The chair of ICW (App 31) was also the chair of the Mid Hill Community Benefit sub group and also a member of FWCC. FWCC should treat App 31 in a robust manner to avoid any potential criticism of conflicting interests.
- No other funding was reliant on the Mid Hill funding (i.e. was not part of any match funding).
- That the chair of the MHCB sub group had sent an email to sub group members suggesting that the Strachan Hall application (App 34) should receive £1000 less than applied for.

RC suggested that dissolution and reforming of the CC should indeed be taken as exceptional circumstances.

SW thought exceptional circumstances included reasons where money was required urgently i.e. if building warrants were about to expire rather than just a short fall of £700 which could be easily raised by further community fund raising.

IB thought that the Bothy was a great community facility and that FO should be approached re the advance of funding.

A vote was taken to ask FO to award the full amount of the application:

5 CC members of the 7 CC members present voted in favour of requesting an advance of £750 to pay in full this this application.

1 CC member opposed the vote. 1 CC member abstained.

Therefore more than two thirds of the councilors present voted in favour of requesting an advance of funds.

Action: Secretary to write to FO asking for procedure on how to draw down an advance of funds.

13. Climate and environmental matters

- Deeside CAN meeting 11th March 7.30pm The Barn – Cecelia will email full information to all members of the CC.

14. Communications Group:

IB informed us that the Tilquillie and Auchattie notice boards are in place and look good. LC thanked IB for continuing to pursue this project and for the time and effort he has given and is continuing to give with regard to the displaying of information on these noticeboards. Cllr B suggested there be a separate area to display information specific to children and young adults on the board.

LC asked IB to add clear information on how individuals within the community could place an advert or information onto the noticeboard. It was about offering an opportunity for the community to use and not just about providing the FWCC details.

JR reported that she is to have a meeting next week with landscape services re the position of the Strachan play park board.

15. Community matters:

- VE Day celebrations – Inchmarlo Hall is organizing a celebration day. JR is to look into organizing a walk up Scolty and some commemoration in Strachan Hall.

16. Any other business:

JR: reminded that it is Litter Picking month as part of the Keep Britain Tidy – see email sent earlier. Is there interest in the area to take this forward?

17. Date of next meeting:

- Thursday 26th March 2020 – SW and KR sent apologies in advance.

Meeting closed at 9.00pm