

# Catterline, Kinneff & Dunnottar Community Council

## Minutes for Monthly Public Meeting

**Catterline School, 30 September 2008**

<b>Attendees and Apologies</b>		
Chair : Ian Duncan Present : Cllrs John Carr, Eric Wyness, Andrew Watt, Eeva-Kaisa Arter, Anne Masson, Jim Marshall, Stephen Hall Attending : Cllrs Wendy Agnew, Graeme Clarke, Peter Bellarby, Paul Melling and George Carr. John Agnew, Ditta Neumann (SDCC)		

<b>Minutes of Last Meeting</b>
Discussion: Minutes were read by the secretary. Approved by Wendy Agnew and Jim Marshall.

<b>Matters Arising</b>		
Discussion: <ul style="list-style-type: none"> <li>● George Carr advised that the road gullies at Kinneff had still not been cleared. He will speak to the roads department to remind them.</li> </ul>		
Conclusion:		
To do: GC – Speak to Roads Department SJH – Include Kinneff gullies in email to Roads Department	Responsible party: SJH & GC	Deadline: Next meeting

<b>Financial Matters</b>		
Discussion: <ul style="list-style-type: none"> <li>● Area Top Up grant of £100 has been received</li> <li>● Two grant cheques not yet presented according to most recent statements; Catterline Harbour Trust and After School Club. It was thought unlikely that the After School Club would need the money now.</li> </ul>		
Conclusion:		
To do: Follow up Catterline Harbour Trust and After School Club	Responsible party: SJH	Deadline: Next Meeting

<b>Dunnottar Woods</b>		
Discussion:		
<ul style="list-style-type: none"> <li>● George Carr reported that Bodgefest, put on by the Dunnottar Bodgers Association, was a great success and drew many positive comments. The DBA are now building links with local schools and building more lathes to pass on their skills.</li> <li>● More thinning will be carried out soon, with some of the thinned wood being used by the DBG.</li> <li>● Discussions are ongoing to get Community Service help with path renovation work, etc.</li> </ul>		
Conclusion:		
To do:	Responsible party:	Deadline:
No Action		

<b>Planning Applications</b>		
Discussion:		
APP/2008/2570 – Hillhead of Auquhirie.		
<p>This is a new application and so it may be that our comments on the previous application will need to be resubmitted. The EIS has been submitted, and a copy requested. It was reiterated that the developers have no agreement in place with the neighbouring Clochnahill development for site access.</p>		
APP/2008/2525, 2527 and 2530 – Chapelton		
<p>These three applications are effectively part of the same development which will see the existing farm buildings converted to steadings, a new house for the farm manager and new modern farm buildings built on the other side of the road. John Carr said that this seemed to be a good way to modernise a farm and develop the 100+ year old buildings which were no longer fit for their intended purpose. Concern was expressed about the new house (2527) with its agricultural worker occupancy condition, as it is possible that this is used as a loophole to allow new builds where they wouldn't otherwise be allowed. It is unclear if and how subsequent checks are made to ensure the occupancy condition is being met, and the Community Council would like clarification on this. Ian Duncan observed that this application is likely to be closely observed and that, if it is successful, there may well be several similar applications following soon after. Nonetheless, there were no specific objections to these three applications.</p>		
Conclusion:		
To do:	Responsible party:	Deadline:
<ul style="list-style-type: none"> <li>● Seek clarification regarding Hillhead of Auquhirie submissions and resubmit if required.</li> <li>● Seek clarification on enforcement of agricultural worker occupancy condition.</li> </ul>	SJH	Next meeting

<b>Stonehaven South</b>		
<p>Discussion:</p> <p>CKDCC members had attended a presentation in July regarding a project by Bancon, Dunecht Estates and Stewart Milne to develop the East Newtonleys site ("Stonehaven South") and build 1000 homes, community facilities, retail outlets etc. The site is entirely within the boundary of Dunnottar Parish and so is within the area covered by CKDCC, although there is no formal planning application in place yet, and nor is there likely to be for some time.</p> <p>The CC asked John Agnew to put the proposal in the context of the local and structure plans, and heard that there is at present no basis that would allow the development to go ahead under the current local plan. For the development to go ahead under the local plan, the structure plan would first need approval. It is likely that the next local plan will require significant new housing in and around Stonehaven, and this proposal could be seen as a consultation exercise as part of an early bid for some of that allocation. Alternatively, the developers may decide to submit plans and apply for the allocation to be brought forward. In either case, there is no prospect of the proposal going ahead in the near future.</p> <p>The proposal contains aspirational indications about the provision of a new primary school, health care facilities, etc, but no firm commitments. The CC heard that these commitments could not be given by the developers nor could they be forced upon them, and it was entirely the responsibility of the planning authority to deliver these community assets on land set aside for them by the developers.</p> <p>The proposal also mentions the planning application for a superstore at the East Newtonleys site which is expected to be determined soon. The CC would like to know more details about when this determination is expected.</p> <p>It was agreed that the CC should hold another meeting to focus solely on this issue, and to invite representatives of the developers along to present their project to the CC and answer any questions that might arise.</p>		
<p>Conclusion:</p> <p>Public meeting to be held on 14<sup>th</sup> October at 7.30 in Catterline School.</p>		
<p>To do:</p> <ul style="list-style-type: none"> <li>● Organise and publicise meeting.</li> <li>● Invite developers and other interested parties.</li> <li>● Follow up re : superstore.</li> </ul>	<p>Responsible party:</p> <p>SJH</p>	<p>Deadline:</p> <p>Immediate</p>

<b>Roads</b>		
<p>Discussion:</p> <ul style="list-style-type: none"> <li>● Lampool → Criggie road has been resurfaced. Secretary to draft letter of congratulations.</li> <li>● Junction at foot of road up to Catterline school is in very poor state of repair.</li> <li>● Dunnottar Braes road is being resurfaced.</li> <li>● Bus stops at Roadside of Catterline do not have any lighting. This was promised some time ago but apparently installed at Kinneff by mistake. Secretary to write a reminder.</li> </ul>		
<p>Conclusion:</p>		
<p>To do:</p> <p>Follow up</p>	<p>Responsible party:</p> <p>SJH</p>	<p>Deadline:</p> <p>Next meeting</p>

<b>Correspondence</b>		
Discussion: Meeting was made aware of significant correspondence as shown in the agenda.		
Conclusion:		
To do: <ul style="list-style-type: none"><li>● Invite Karelia Wright to give talk on Community Planning</li><li>● Attend CC Forum</li></ul>	Responsible party: SJH	Deadline: Next meeting

<b>Any Other Business</b>		
Discussion: <ul style="list-style-type: none"><li>● George Carr reported correspondence received regarding the provision of a bus stop at Mill of Uras. He has put this request to the relevant people.</li><li>● George Carr reported on a presentation given by the Assistant Information Commissioner where it was stated that all community councils will need to register. Guidance is to be issued and Aberdeenshire Council would refund the £35 fee.</li><li>● George Carr reported on discussions to require seat belts to be worn on school busses. The issue is complex and it is difficult to find a solution that covers the range of ages involved and is also suitable for vehicles that are also public service vehicle. Nonetheless it is clear that the issue cannot continue to go unaddressed and councillors are working hard to find a solution.</li><li>● Liz Lees has been in contact with Aberdeenshire Council regarding the travellers use of the A92 laybys near Catterline and has asked that the CC write to the Council in support.</li></ul>		
Conclusion:		
To do: <ul style="list-style-type: none"><li>● Contact Liz Lees.</li></ul>	Responsible party: SJH	Deadline: Next meeting

<b>Date of Next Meeting</b>		
Discussion: Special meeting on Stonehaven South: Tuesday 14 <sup>th</sup> October. 7.30pm. Catterline School.  Monthly Meeting : Tuesday 28 <sup>th</sup> October. 7.30pm. Catterline School. Bill Dargie to chair.		
Conclusion:		
To do: No action	Responsible party:	Deadline: