

DRAFT Minutes of the Meeting Held at 7pm on Monday 4th May 2026 in Avoch Pavilion

Present:		
Members: Fraser Brunton, Chair (FB), Drew Mann, Vice Chair (DMn), Tim Phillips, Treasurer (TP), Rosie Brunton, Secretary (RB), Derek Mclver (DM), Stuart Bruce (SB),		
In Attendance: Cllr Morven-May MacCallum (MMM), Debbie du Preez (DdP), Caroline Eccles (CE), Nick Underdown (NU)		
Apologies: Alistair Adie (AA), Nicolass du Preez (NdP), David Brims (DB)		
1.	Welcome and apologies FB welcomed everyone to the meeting. Apologies were as above. It was noted that MMM could only be in attendance for the first thirty minutes and that TP would be thirty minutes late.	Action
2.	Minutes of meeting held on Monday 6th April 2026 The minutes of the previous meeting were approved. These were proposed by DMn and seconded by DM.	
3.	Review of Action Log 3.1 Cllr Morven-May MacAllum: 13 outstanding actions Action 1: Ongoing. The missing panel from the bus shelter has been reported to the relevant officer several times. This has now been escalated to their manager. Action 2: Ongoing. The request for white lining at Gowans Place has now been passed on to the roads team. Action 3: Ongoing. A specific date has now been requested for the completion of the white lining on the road from Munlochry to the A9. The works had originally been scheduled for the spring. Action 4: Ongoing. Remedial work on unsafe wall on A832 near the harbour has not been scheduled as there has been some debate as to whether The Highland Council (THC) are responsible for the wall. MMM to clarify at the next ward meeting. Action 5: To be monitored. The seaward side of the wall between Avoch & Fortrose is collapsing. The A832 is being assessed monthly for structural damage and is on the list for repair. Action 6: To be monitored. Repairs required to the wall between Mackenzie place and the school are not THC's responsibility. This wall is privately owned and the owners have been made aware of the repairs required. AA to confirm arrangements are being made. Action 7: Ongoing. BICC Cost free banking has been explored by MMM. Brian Porter from THC is speaking with the bank and a response is expected soon. Action 8: Complete	 MMM to update MMM to update MMM to update MMM to clarify at ward meeting MMM to advise of any updates AA to follow up with owners MMM to update

<p>Action 9: Ongoing. The lead for Community Centre lease has now been passed to Cllr Sarah Atkin (SA). The period of time for which the lease is valid may be the only thing that will be altered and not the details within the lease. The overview of the AKCC informal consultation will now be re-written. New concerns, in relation to lack of wheelchair access to the first floor will be raised directly with Derek Martin and with the Trustees.</p>	<p>FB to review Consultation & follow up on new concerns</p>
<p>Action 10: Ongoing. Damage to seawall at Henrietta Street has been assessed and MMM is awaiting an update.</p>	<p>MMM to update</p>
<p>Action 11: Ongoing. Lack of THC progress with the flood management strategy. MMM is meeting with the flood team this coming Wednesday. FB advised that the consultation is now out of step as there has been no engagement with THC, whilst other stakeholders have positively engaged. There is a need to identify a lead officer from THC to co-ordinate the inputs from the different departments. The lack of progress is frustrating as we have lost a lot of time and the opportunity to apply for grant funding has also been lost.</p>	<p>MMM/FB to meet up to discuss way forward</p>
<p>Action 12: Ongoing. Football pitch flooding is being looked into by MMM & SA.</p>	<p>MMM to update</p>
<p>Action 13: Ongoing. Play Park gate will most likely be replaced by THC due to extensive damage.</p>	<p>MMM to update</p>
<p>Action 14: Ongoing. Residents concern about landslips at the Den will be discussed at THC management meeting on Wednesday.</p>	<p>MMM to update</p>
<p>3.2 Fraser Brunton: 5 outstanding actions. One of which is the ongoing flood strategy consultation. Action 7 was addressed in MMMs review.</p>	
<p>Action 9: Ongoing. FB asked for an update for the concerns that had been raised in relation to the Pensioner Housing allocation. MMM has contacted an officer within THC however has no response to date which is now out with the designated response time. DMn queried what the time allowance was, it was confirmed that the standard timing would be 4 days to respond to a minor questions and 20 days for more complex requests. MMM explained that officers have been on holiday and are currently catching up. FB expressed frustration on the lack of progress and contingencies for holiday cover and asked whether it would be appropriate for AKCC to contact these officers directly. MMM indicated that this would be acceptable and requested that she be CC'd into any correspondence. RB requested that AKCC/FB be copied into any further communication with THC officers. MMM advised that she is currently liaising with other officers and the resident that the concerns have been raised about.</p>	<p>MMM to CC in AKCC/FB for all requests to THC</p>
<p>Action 11: Ongoing. Draft procedure for addressing funding requests to AKCC has been sent to TP and awaiting feedback.</p>	<p>TP to reply to FB</p>
<p>Action 12: Complete. FB has written to Rikki Keannie, Chair of Avoch Amenities to support them through the recent concerns with the water bill.</p>	
<p>FB also mentioned his contact with Les Ross (LR) from the waste management team, in relation to dog waste. LR has linked in with the environmental health team to see if they could provide additional signage. LR is looking at the option to provide another litter bin as specific dog waste bins</p>	

<p>are no longer provided. He has also asked the dog warden to visit the area. DM added that the signage may already have been put in place.</p> <p>3.3 Drew Mann: 3 outstanding actions one of which is the ongoing flood strategy consultation.</p> <p>Action 3: Complete. Social media post on fraud risks etc.</p> <p>Action 4: Ongoing. Water leak at entrance to Castleton Farm has been investigated. The water appears to be from a drain/ditch backing up and would need to be cleared by THC. DMn to forward photo of exact location to MMM. MMM to raise with THC</p> <p>3.4 Rosie Brunton: 4 outstanding actions. Two of these actions are the ongoing resilience training and plans.</p> <p>Action 5: Complete. Pavilion now booked for BICC meeting on the 11th of May.</p> <p>Action 6: Complete. SSEN have been contacted for potential resilience funding however we need to have our resilience plan in place to evidence need for funding.</p> <p>3.5 Derek MacIver: 3 outstanding actions. All of these actions are in relation to the public toilets. There has been no progress with the drainage survey, it is proving very difficult to encourage the contractor to make this happen. DMn will put a request out on social media for another contractor.</p> <p>3.6 Alistair Adie: 5 outstanding actions. No update available.</p> <p>3.7 Stuart Bruce: 2 outstanding actions.</p> <p>Action 1: Complete. NdP arranging a meeting for this Thursday.</p> <p>Action 2: To be monitored. Asset maintenance plan will be discussed at the above meeting.</p> <p>3.8 David Brims: 3 outstanding actions. Two of these action will be addressed at the asset maintenance meeting on Thursday.</p> <p>Action 3: Ongoing. Details of the flood prevention works on the river Peffery to be sent to FB</p> <p>3.9 Debbie du Preez: 2 outstanding actions.</p> <p>Action 5: Complete. The need for additional poo bag dispensers has been reviewed, and none are required.</p> <p>Action 6: Ongoing. Liaise with Roddie Macpherson to agree who responsible for which boxes. DdP will top up the boxes normally managed by Jenni Carmicheal.</p> <p>3.10 Caroline Eccles: 1 outstanding action.</p> <p>Action 2: Ongoing. CE working with James Bunyan (JB) to arrange a bat event. JB has also offered to do a talk on his trip to Antarctica.</p> <p>3.11 Tim Philips: 5 outstanding actions</p>	<p>DMn to send location photo MMM to follow up</p> <p>DMn to post request on social media</p> <p>SB/NdP to update</p> <p>DB to send details to FB</p> <p>DdP to liaise with Roddie</p> <p>CE to update</p>
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	<p>Action 1: Ongoing. Lock still to be removed from the sharing shed. TP to contact Jo for the combination number. NdP will remove if Jo doesn't know the combination.</p> <p>Action 3: Ongoing. TP has mooted the idea to BICC of merging and applying for free banking for each Community Council. This was generally accepted as a good idea however no further progress made.</p> <p>Action 4: Ongoing. Opportunity Black Isle and winter guidance documents to be added to website. RB to resend guidance document to TP.</p> <p>Action 5: Ongoing. TP to rebadge "members only" to AKCC Members.</p> <p>Action 8: Ongoing. No progress made with the public toilets therefore no funding applied for. MMM has passed on a contact for funding that was received by Gairloch CC for their toilets. TP suggested commissioning and paying for a contractor to carry out the drainage survey. It is also unlikely that we can access the comfort funding this year as the facilities remain closed.</p>	<p>TP to contact Jo NdP to remove lock</p> <p>TP to update</p> <p>TP to update website. RB to resend guidance TP to update website</p> <p>TP/DM to consider contractor for works.</p>
4.	<p>Routine Community Council matters</p> <p>4.1 Finance report: No report filed for this month. TP provided a verbal update; he advised that there has been a small amount of expenditure for this month. We have now paid our annual fee of £108 to Plexus for the support to our website. We have a £2475 in funds at present. There is a small cost due to be paid to Roddie for maintenance jobs. FB reminded TP that a procedure has been drafted following a request for training funding and is awaiting his response so it can then be distributed to the group.</p> <p>4.2 Planning Applications: There were no applications requiring AKCC involvement.</p> <p>4.3 Community concerns & Correspondence</p> <p>4.3.1: Cars, vans, vehicle parts and other items are accumulating on Old Mill Road leading into to the school causing congestion and obstructing visibility. There is a risk to the children walking & cycling in this area due to the restricted visibility and potential injury from the other waste items. There appears to be a mechanic/repair business operating from the area. FB to contact MMM to establish if anything can be done. RB has some photos however additional photos would be required to send to MMM.</p> <p>4.3.2: Dog waste bins have been requested by a resident for Mackay Terrace, the railway line & Ladyhill view. It has been explained to the resident that THC no longer provide specific dog waste bins, however Ladyhill view is currently being assessed with the potential to secure an additional domestic waste bin. We have also posted on social media to encourage owners to take their dogs waste home with them.</p> <p>4.3.3: Off Street Parking Places Order 2016. FB has created a briefing note which was tabled at the meeting. RB to post the communication and documents from THC, along with the briefing note on to the AKCC website. Discussion arose about the station car park; the map provided does not match current land ownership. FB to contact MMM to clarify. It was noted that Gairloch Community Council have lodged their objection to any proposed parking charges.</p>	<p>FB to distribute new procedure</p> <p>FB to take additional photos & contact MMM</p> <p>RB to post documents onto website. FB to contact MMM to clarify</p>

	4.4 Police liaison report: No police report available this month.	
5.	Avoch Amenities Association (AAA) update: NU advised that AAA were currently working to improve their communication. The ongoing issue with the water metering is being reviewed and is being supported by FB. MMM has also become involved in this issue. Clarification is being sought on a number of points. NU stated that the bill will not be paid nor works started until a response has been received from Scottish Water. The next AAA meeting takes place on Wednesday 24 th of June. NU suggested that all relevant AKCC communications should be to all three of our ward councillors to increase accountability and transparency. He also recommended that the Freedom of Information route is a valid option when progress has been significantly stalled.	
6.	Black Isle Community Councils & Place Plan update TP advised that the next meeting takes place on Monday 11 th May in the pavilion. This meeting will be chaired by TP in FBs absence. TOR is still proving to be contentious. FB suggested dealing with items of mutual interest to reach a middle ground rather than focus on the TOR. TP advised that the Black Isle Place plan was formally adopted by THC 18 months ago. There is a proposed executive body to be attached to Opportunity Black Isle, however this is struggling to gain momentum. Some see this proposal as an additional layer and there is currently a lack of capacity and enthusiasm. It is recognised that BICC has no executive authority. CE has previously advised that the Place Plan should be referred to in any funding request.	
7.	AKCC Website working group update: The website is now live. DMn has agreed to publicise this via Social Media. RB reminded all to provide as much feedback as possible when using the site in order to make it as user friendly as possible. SB asked about creating additional links to menu items in order to reduce the need to scroll. TP to review this.	DMn to publicise website. TP to review & create links
8.	Public Toilets update addressed under the action log review (Item 3). No further update	
9.	Sharing Shed update TP advised that Scotmid have been hugely supportive and will be providing a further £500 in vouchers. These vouchers are used to purchase items such as toiletries which are not provided by Cfine. RB asked if TP could clarify whether the annual fee has been paid. TP to contact Jo to confirm and provide an update. DM advised that two vans had been spotted, where the individuals from the vehicles filled bags from the shed. He suggested that the stock should be checked as it may well be depleted. TP to check and update Jo.	TP to confirm fee has been paid TP to check stock & contact Jo
10.	Flood Management Strategy FB advised that in addition to awaiting response from THC, there has also been no response from Avoch Primary School. DdP agreed to email the Head Teacher to remind her. FB advised that he would be happy to meet with the Head Teacher if that would help.	DdP to contact Head Teacher

11.	<p>Nature Plan & Community Improvement CE advised that the main projects are currently replacing the cherry trees & hedging, Himalayan balsam, the railway path and slipper limpets.</p> <p>There have been requests posted for additional volunteers for the new season for managing Himalayan balsam. The local Geocaching group are also keen to support this project.</p> <p>DM questioned who would be looking after the cherry trees once they have been planted. CE will pursue this with THC, DMn suggested contacting Lynn Bauemeister. FB to forward her details to CE.</p> <p>CE has also had a request from a local resident asking that trees be topped to give them back their view, CE to get back to the individual and ask them to contact THC.</p> <p>CE & AA due to meet with Alastair Clunas to discuss the Fortrose end of the Railway path. AA to update on progress with the improvement works.</p> <p>THC have promised the topping/hard core to stabilise the path again.</p> <p>NU mentioned that there is the potential for the current spoil from the path & ditches to be washed back into the ditches if there was to be a heavy rainfall.</p>	<p>CE to confirm responsibility FB to send details</p> <p>CE to respond to resident</p> <p>AA to update</p>
12.	<p>AKCC Assets: maintenance and records addressed under the action log review (item 3). No further update required.</p>	
13.	<p>Resilience Planning addressed under the action log review (item 3). No further update required.</p>	
14.	<p>AOCB</p> <p>FB reminded the group that our next meeting will also be our AGM. He asked if those office bearers currently in position would be willing to stand for another term. All office bearers (FB, DMn, TP & RB) confirmed that they would stand again.</p> <p>TP queried when the next election was. FB explained that the process we have recently been through was halfway through the election period. The next formal election is due in November. It is unclear whether we would need to be re-elected at this point as this will be dependent on the number of candidates.</p> <p>DdP updated the meeting about the Fortrose Stakeholders meeting which she attended as a Fortrose Academy Parent Council Member. Both DdP & RB will now attend these meetings with RB representing AKCC. RB to forward previous papers to DdP.</p> <p>DdP advised that the project square footage is projected using the school roll. This has caused some concern as the numbers have fallen for the coming year. At present there is no fixed date for the development to start. There is also a proposal that King Edward Park be used for the Astro turf area rather than the school playing field which would result in the loss of the athletic track.</p> <p>Birthrates and housing development are used to inform the school roll. There are several proposed housing developments in the area which should be taken into consideration.</p>	<p>RB to forward previous papers to DdP</p>
15.	<p>Date of next meeting</p> <p>The AGM & the next meeting will take place at 7pm on Monday 8th June in Avoch Pavilion.</p>	