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|  | **Meeting of Kenmore and District Community Council**  **Via Teams**  **31st March 2022 7pm**  **Minutes** |
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**Present**

Peter Ely, Shirley Shearer, Colin Morton, Alex Low, John Duff

**Apologies**

Carol May, Liz Stott

**Co- option of new member for Kenmore area**

* **Colin Morton. Proposed by Peter Ely Seconded by Shirley Shearer**

Colin joining the Kenmore and District Community council was approved.

**Declarations of Interest**

None

**Previous Minutes**

Previous minutes agreed.

**Matters Arising**

**1. Finance**

* **Micro & COVID Grants**
  + Item carried over to next meeting - Peter will review the details he has received previously from Richard and will try and provide an update on the balance available for micro grants at the next meeting.

**2. Loch Tay**

Peter confirmed that maps of the Loch areas, Roads and Footpaths have been uploaded to the website. The path from Ardtalnaig that Olive highlighted at the last meeting has also been included. The planning map showing areas for local place plans is not yet ready to upload. Peter is continuing to work on this.

1. **Confirmation of Council Responsibility for Road Maintenance**
   * Olive raised at the last meeting that there was uncertainty about where council responsibility ended for a road off the main Loch side road in Ardtalnaig. John Duff has emailed the council rep at PKC responsible for roads and will follow up on this for the next meeting.

**Agenda Items**

1. **Finance**

Update as above.

1. **Planning**

Peter Ely has drafted a letter to send to PKC Chief Exec to highlight the amount of retrospective planning permission that is being sought.

A number of developments in the area have not complied with the original planning permission granted and retrospective planning permission then has to be applied for. No punitive action is taken and there is concern that the local infrastructure/road/facilities requirements are not keeping pace with the actual developments. There have been no significant infrastructure changes over the last 50 years but many new developments have been permitted.

Residential housing developments need to comply with the Developer Contribution process. It is unclear whether this also applies to holiday homes. It is also unclear whether the contribution required is increased when retrospective permission is given for additional properties included in a development.

John Duff provided the relevant document and agreed to follow up on the queries raised.

[Supplementary Guidance - Developer Contributions & Affordable Housing - Perth & Kinross Council (pkc.gov.uk)](https://www.pkc.gov.uk/ldp2developercontributions)

Peter asked for feedback on his draft letter. It was agreed that is should be concise and to the point. The ‘Request’ below will be moved up into the first section ie:

**Request**

PKC, in consultation with the Community instigates a review of Development & Control within the Kenmore area, to include the adequacy of infrastructure and amenities.

Peter asked for further feedback before he sends to Thomas Glen, the new PKC CEO, next week. Local councillors will also be copied. John Duff agreed to follow up on this at his next meeting on 9th April.

1. **Highland Action Partnership**

There was little to report on this area due to the pending local council elections. Local council work continues but candidates are not permitted to share details in the media until after the elections.

**7. Taymouth Castle Estate.**

Members of the community council were given a tour of Taymouth Castle on 31 March by Eric Strickland’s colleague Robert Johnston. Peter, Colin and Alex attended along with John Duff.

There was a lot of discussion around the importance of communication between the owners of the Castle/Project managers and the local community. The castle is being developed into a private hotel/resort by Discovery Land Company (DLC) on behalf of the new American owner. DLC will be setting up a charitable trust to put money into the local community and are expecting to be creating 100 local jobs. The work is expected to take 3 years and it is expected that contractors will be on site within the next 8 weeks. The golf course will also be upgraded to PGA standard with work commencing late Summer.

Robert sent the following email summarising the visit:

>>Good to meet you and the representatives of the Community Council yesterday.

 There have been a number of false starts already at the Castle…. I am confident this is the start of something wonderful for Highland Perthshire. It’s an opportunity that cannot be overlooked – it will really put Kenmore and Aberfeldy on the map.

 Unfortunately, the project manager was not able to meet with you in person yesterday. He was tied up with others on the estate.

 I am hoping we can engage actively with the wider community in order to ensure the inevitable village ‘gossip’ can be put to rest.

 I understand the rerouting of the core path to exclude the public from the primary construction areas around the castle has been placed on the portal by John Williamson – the planning officer at PKC. In the next few weeks there will be a very significant increase in vehicular traffic and we are worried about the possible interaction of core path users and the traffic leading up and down the East Gate route. We have therefore proposed an alternative route along the riverside to the Newhall Kennels and then back up to the gate – this will be much safer. A proposal has been sent to planning this afternoon and a preliminary copy of this is also attached in the spirit of good communications.

Ian Connolly the Project Manager will be living in Kenmore so it should be easy to build a good channel of communications with him.

It was agreed that the local council should canvas the local community for items that could be included on a local wish list ie. Local good causes/facilities that would benefit from investment/charitable donation from DLC.

A community action plan should be considered to highlight what is good/bad in the area and what changes would be beneficial. John Duff agreed to provide the template used by the Pitlochry community council. Other local areas eg Blair Atholl, Fearnen, Lawers etc and the Breadalbane Development Trust could be consulted.

PKC uses an external company to assist with the CAP in Pitlochry. Colin Roxburgh has been involved and Peter already knows him and has contact details.

A face to face meeting was suggested to discuss the local wish list with local community involvement. Shirley kindly suggested meeting at Kerelia House with coffee and cake on offer 😊

Peter Ely agreed to share the original plans that were approved in 2003 and then again in 2011. It was confirmed that these are the plans being worked to. Any changes will require separate planning applications. A relatively small number of these are expected, but there will be some. The Chinese Bridge will be restored and the core paths network will be retained. The current fencing/diversions in place are purely temporary while works are on-going.

**AOCB**

* No other items raised
* **Date of next meeting** – 28 April 2022 via Teams