



**STONEHAVEN & DISTRICT COMMUNITY COUNCIL
BUSINESS MEETING MINUTES**

7 – 9 pm, 14th September 2021
Virtual Meeting, Stonehaven

Present
<p>Community Council Members: Dawn Black (DB), Raymond Christie (RC), Paddy Coffield (PC), Mike Duncan (MD), Janine Esson (JE), Ian Hunter (IH), David Lawman, <i>Treasurer</i> (DL), Alistair Lawrie, <i>Secretary</i> (AL), Donald A. Lawrie Morrison, <i>Vice-Chairperson</i> (DLM), Steven McQueen (SMcQ), Gerry Towler (GT), Keith Simpson, <i>Planning Secretary</i> (KS), Jim Stephen (JS), Daniel Veltman and Bill Watson, <i>Chairperson</i> (BW).</p> <p>Aberdeenshire Council Elected Members: Councillor Wendy Agnew (Cllr A), Councillor Sarah Dickinson (Cllr D) and Councillor Dennis Robertson (Cllr R).</p>
In Attendance
Marc Camus (Police Scotland), Lyndsey Cochrane prospective Co-opted SDCC Member, Julia M. Lawrie Morrison (Minute Taker), Jonathan Milne, FM Group, Councillor Colin Pike (Aberdeenshire Council, North Kincardine), Derek Pirouet of Yeoman McAllister Architects, Douglas Thomson of FM Group.

1	Chairperson's Welcome	Action
	BW opened the meeting, welcoming members of the community council, meeting attendees and the public.	
2	Apologies	
	Community Councillors: Lindsay Wood (LW).	
3	Declarations of Interest	
	DV – Item 6, FM Group Presentation.	
4	Recording the Meeting - KS	
	<p>Motion Are meeting participants happy to be recorded during this business meeting for minute taking purposes only and once minutes agreed that recording to be deleted? KS to stop and re-start the recording when requested by any member or attendee who may prefer not to be recorded speaking. Proposed by KS and seconded by BW. Result – Agreed.</p> <p>Action – KS to record the meeting, making it available to the Minutes Secretary, deleting the recording once minutes have been agreed at the</p>	KS

	subsequent business meeting.	
5	Last Minute	
5.1	Amendments & Approval of the Last Minutes	
	<p>Amendments: Item 6.6 – RC seconded the motion. 6.11 – DL seconded the motion.</p> <p>ACTION – AL to make the corrections. ACTION – AL and IH to prepare the Special Meeting minutes from July and attach to the September Business Meeting minutes</p> <p>Approval: Proposed by AL and seconded by DB.</p>	<p>AL AL and IH</p>
5.2	Matters Arising from the Last Minute	
5.2.1	<p>Participatory Budgeting Consultation, DB and MD DB and MD are attending meetings on this, seeking to collate ideas to be presented for public voting.</p> <p>ACTION – ongoing</p>	DB and MD
5.2.2	<p>SDCC Community Award, AL</p> <p>ACTION – ongoing, JS and AL to speak, JS to provide name to AL</p>	AL and JS
5.2.3	<p>Participatory Request Update/Aberdeenshire Council’s “Draft Engagement Participation Policy”, IH No update.</p> <p>ACITON – ongoing. IH to send paper to be circulated amongst members once released.</p>	IH
5.2.4	<p>Invercarron Resource Centre A letter was sent on behalf of SDCC to MPs, MSPs and responses circulated to members. An issue of concern over Aberdeenshire Council’s handling of this matter has been submitted to the Audit Commission Scotland on behalf of SDCC who noted that while they cannot overturn Aberdeenshire Council’s decision, they can investigate whether the Council had undertaken sufficient public consultation or whether they had undertaken an impact assessment, regarding parking at the site, prior to making the decision.</p> <p>ACTION – ongoing, update once received a response from Audit Commission Scotland.</p>	AL

5.2.5	<p>Seagulls, DB</p> <p>Cllr Pike explained the process of a representative of SDCC attending Aberdeenshire Council Infrastructure Services meeting to have this matter discussed. SDCC can apply to speak at the meeting regarding the paper being considered, then the Committee can ask the SDCC representative questions. The meeting paper will be in the public domain for seven days prior to the meeting being held.</p> <p>ACTION – DB to follow this up with Aberdeenshire Council Officer, Frances Brown</p>	DB
5.2.6	<p>Aberdeenshire Council Elected Members and Community Engagement, SMcQ</p> <p>A letter was sent to the Aberdeenshire Council elected member not engaging with nor attending community council meetings and engaging poorly with the community. A response from said elected member has been received in which it was stated that he supported how the Council are proceeding with the reuse of the Invercarron Resource Centre and on the matter of his non-attendance at community meetings and lack of engagement with the community he gave no reply.</p>	
5.2.7	<p>SDCC Business Meetings</p> <p>Motion</p> <p>To hold a trial run in-person-virtual hybrid meeting on Tuesday 5th October for the SDCC Agenda Meeting.</p> <p>Motion</p> <p>To hold a preliminary test of the in-person virtual hybrid meeting format on Tuesday 28th September.</p> <p>Proposed by BW and seconded by XX.</p> <p>Result – agreed.</p> <p>ACTION – JS and IH to consider technical issues to make the in-person and virtual meeting function well and equally regardless of mode of attendance.</p> <p>ACTION – JS and KS to check IT compatibility at the Sheriff Court prior to the test and trial runs.</p> <p>ACTION – BW, AL and KS to arrange a test run of the in-person virtual meeting on Tuesday 28th September.</p>	<p>JS and IH</p> <p>JS and KS</p> <p>BW, AL and KS</p>
6	Business Matters	
6.1	Presentation: Police Report – Marc Camus (MC)	
	<p>A copy of the police report had been circulated around members prior to the meeting. MC summarised its contents noting that while there had been some incidents of anti-social behaviour, numbers of incidents had decreased in August, noting that youth anti-social behaviour has not been as big of a problem than in past years around this time. No questions put forward to MC at the meeting.</p>	
6.2	Presentation by Douglas Thomson, , Jonathan Milne (FM Group) Derek	

	Pirouet, Yeoman McAllister	
	<p>Project Director DT led the FM Group sharing a PowerPoint presentation of the proposed Ury Estate development with SDCC members. Noting there will be an extensive programme of works for the next period, DT highlighted their newly submitted planning application proposing a slight change in development of a supermarket, namely in building elevation with most other matters remaining the same as a past successful planning application for the same site and supermarket development, that had since become extant. DT noted that good progress has been made with the supermarket chain Morrisons who are interested in the site.</p> <p>DP working on behalf of the Morrisons and closely with Aberdeenshire Council planning department explained how the current planning permission for a supermarket is extant, although remains live in perpetuity. The purpose of the new planning application for the same site is to reflect Morrisons' requirements in a change to the building design, from a rectangle to square building. The new application does not substantially alter that which had been given planning permission previously, the site being 3750 meters squared, containing 300 car parking spaces of materials and design as befitting the local context with sensitivity to its visual impact to and from Ury House. It was highlighted that a new supermarket at this site would generate around 120 jobs, that Morrisons would provide a dedicated Community Champion from their staff and a community meeting room on site. The timeframe for this development looks to completion around the end of 2022 into early 2023.</p> <p>SDCC members sought to determine if the reported commercial acquisition of Morrisons would impact on their commitment to this development and the community. Although FM Group could not comment on the acquisition, and they did not foresee any changes to the proposal because of it.</p> <p>Concern was raised over the increase in traffic and how that might impact the volume along the Slug Road and Belmont Brae, noting that traffic management at the bottom of the Slug Road had long been a matter of concern. FM Group highlighted that significant traffic assessment survey work had been undertaken as part of their planning application and they work closely with the transport service. Cllr R informed members that Aberdeenshire Council is undertaking a complete road management system review over the next couple of months that will go out to public consultation, adding that issues raised are being noted.</p> <p>A member of the public in the meeting audience queried when the link road on the bridge over the Cowie River would be completed. FM Group confirmed that while they are sorting technical details the plan is for it to be completed in tandem with the supermarket at the end of 2022 into early 2023.</p> <p>Motion</p>	

	<p>SDCC to ask Aberdeenshire Council Planning department to provide evidence on how traffic relating to this development up the Slug Road and the Belmont Brae will be adequately managed. Proposed by MD and seconded by BW Result – agreed.</p> <p>ACTION – XX to contact Aberdeenshire Council Planning department about this.</p> <p>ACTION – Jonathan Milne to provide SDCC a copy of presentation</p> <p>ACTION – DB to share this presentation on the SDCC Facebook page.</p>	<p>XX</p> <p>Jonathan Milne DB</p>
6.3	SDCC Planning Report – KS	
	<p>Scottish Government Community Engagement Consultation</p> <p>.</p> <p>Planning Applications</p> <p><u>Change of use at 46-68 Allardice Street, from a shop to a class 11 gymnasium</u></p> <p>ACTION – members to provide any comments to KS for submission.</p> <p><u>Change of use of Carlton House, from council offices to residential</u></p> <p>BW noted KS would not be able to take part in this discussion due to his employer being the applicant</p> <p>Issues raised included, the poor sight lines for drivers leaving the site, combined with the close proximity to Arduthie Primary school. It was also noted that during the CAP community engagement exercise at Hy some members of the public were not in favour and had proposed alternative uses, such as a medical hub including a GP practice, dental practice and vaccination centre.</p> <p>ACTION – KS to submit CC’s concerns noted, if an extension to the consultation period is possible.</p> <p><u>Erection of an awning and blocked off seating area outside the Market Bar</u></p> <p>Concern was raised over the design and material of the proposed awning and their suitability in terms of style for the conservation area and listed building onto which they would attach. It was noted that a design guide or the possibility of a shopfront design bylaw for the area was being investigated by the Stonehaven Business Association and that this would be discussed at the Stonehaven Town Improvement Group also, perhaps following best practice of other towns who work closely with the local authority and possibly the Scottish Civic Trust on this. Members noted that these concerns should be raised with the Market Bar, that it is unlikely a commercial business would</p>	<p>ALL</p> <p>KS</p>

	<p>wait until such time as these design practices are put in place.</p> <p>CC decided against commenting on the planning application as insufficient members had studied it.</p> <p>Motion SDCC encourages proposed new awning designs and materials to be in-keeping with that of the conservation area and onto which they might attach. Proposed by MD and seconded by JE. Result – agreed.</p> <p>Motion SDCC invites an Aberdeenshire Council planning officer to attend the next SDCC business meeting to explain their vision for the town. Proposed by MD and seconded by DB. Result – agreed.</p> <p>ACTION – DB to investigate best practice of other towns ACTION – members to alert AL, by e-mail, of any planning application that they wished discussed under Planning Matters so members could you review application prior to the business meeting</p> <p><u>Erection of a supermarket on the Ury Estate</u></p> <p>Motion SDCC endorse this application notwithstanding their reservations on the developments traffic impact and measures the Council area taking to manage this. Proposed by DL and seconded by DB. Result – agreed.</p>	<p>DB ALL XX</p>
6.4	SDCC Treasurer’s Report – DL	
	SDCC have received the Admin Grant from Aberdeenshire Council Work is ongoing to progress the dispersal of monies from the Bequest Fund as discussed at previous meetings.	

6.5	Correspondence, AL, PC and DB	
	<p>Emails and Letters, AL AL Email received from residents of Dunnottar Park over their desire for a suitable playing area for children. The email was also sent to Stewart Milne Homes, elected members. SDCC noted that this was clearly a big concern to the residents.</p> <p>ACTION – Cllr A will find out more on this from the planning department and contact the developer, Stewart Milne Homes. ACTION – AL to respond to the residents’ email acknowledging their concern noting that it has been discussed.</p> <p>BW received a response from Aberdeenshire Health and Social Care Partnership and had drafted a letter in response. Members noted that they would like the Invercarron Resource Centre to remain open as a hub for senior citizens but if another resource centre is to be looked for it needs to be more than a couple of rooms, with Carlton House being noted as a better choice than rooms elsewhere. Cllr A will be meeting with the MSP and has asked IH to attend along with the Health and Social Care Partnership.</p> <p>Motion BW to add in member comments to his response letter to the Aberdeenshire Health and Social Care Partnership, sharing it with local MSPs, elected members, the press and on SDCC social media. Propose by BW and seconded by DB. Result – agreed.</p> <p>ACTION – BW to edit his response and post as per the motion. ACTION – DB to share on SDCC social media. ACTION – PC to make available on the SDCC website.</p> <p>ACTION – BW to add the National Care Service for Scotland centralising their services onto the October business meeting agenda.</p> <p>Social Media, DB Engagements, followers and likes have increased on the SDCC Facebook page.</p> <p>Website, PC Online enquiries submitted include a request for the minutes from July’s extraordinary meeting, a matter regarding roadworks on the A90 which has been referred on to the Citizen’s Advice Bureau, for a copy of the agenda and noting concern over overhanging trees on the road running through Dunnottar Woods.</p>	<p>Cllr A</p> <p>AL</p> <p>BW DBPC BW</p>

6.5	Defibrillators – DL	
	<p>Defibrillator Signage In possession of the new signage, seeking ways to erect them.</p> <p>ACTION – ongoing, DL to update. ACTION – DL to review a map of locations for the website and confer with PC</p>	<p>DL DL and PC</p>
6.6	Community Planning Consultation, MD	
	<p>321 responses were received to the online survey and open sessions were held at the Hy on Allardice Street last week. The sessions ran over two days and over seventy people attended, some completing the survey in-person, using tick sheets and comment sheets for new ideas. It was noted that many people were unaware of the difference between Aberdeenshire Council and the community council. The information received is to be collated into a report and an action plan.</p> <p>It was highlighted that there was a lot of support with the pedestrianisation of the harbour area, besides parking for residents and disabled access, with the suggestion of the old gas works site as a possible car park location.</p> <p>Members are keen for this exercise to get as much promotion as possible, for it to be taken on by other groups in the area and by Aberdeenshire Council within their local development plan.</p> <p>Cllr D noted that since her own community survey undertaken in 2006, during her time as a community council member, some of the matters raised, such as concerns over litter, dog poo, the lack of a second supermarket and investment in sporting facilities have seen change with the survey informing thinking. Cllr D noted that work can take time to show through and the new participatory budgeting process seeks to invest in this. She highlighted that the Portlethen Community Action Plan has been closely observed by Aberdeenshire Council and that such plans can help substantiate grant funding, provide evidence of need. Cllr D added that the SDCC CAP will no doubt be very valuable in several ways and councillors and local authority officers will pay close attention to its outcomes over time.</p>	
6.7	Agenda Discussion Meetings, DL	
	<p>Motion SDCC to have agenda meetings. Proposed by DL and seconded by XX.</p> <p>Result – agreed.</p> <p>Members who cannot attend agenda meetings can still table items to be included on the agenda by emailing them to AL.</p>	

6.8	Co-option Opportunities, BW and Lyndsey Cochrane	
	<p>Lyndsey Cochrane seeks to become a member of the community council. LC has lived in Stonehaven all her life and as a local business owner and mother raising her children in the area, she would like to help the community council as she is passionate about the town and would like the same great childhood she had for her own children.</p> <p>Motion SDCC invites Lyndsey Cochrane as a co-opted member of the community council. Proposed by BW and seconded by DB. Result – agreed.</p> <p>Motion SDCC waives the need, as per the constitution, to put LC’s co-option on the agenda for ten days, to allow her to participate in the meeting. Proposed by BW and seconded by DB. Result – agreed.</p>	
7	AOCB (Urgent or For Next Meeting)	
	None.	

Next Meeting: Hybrid meeting test run 28th September 2021
Hybrid trial run Agenda Discussion Meeting 5th October 2021
Business Meeting 12th October 2021