

Helensburgh Community Council



"Helensburgh – Be Better : Be Excellent"

Minutes of a Meeting of the Helensburgh Community Council Thursday 28th May 2009

Present: Sonja Aitken, Ronnie Finnegan, Ian Fraser, Marion Gillies, Alastair Macbeth, Nigel Millar, Stewart Noble, David Sinclair, Richard Trail and Gordon Tran.

Councillors: Andrew Nisbet and Ellen Morton.

Helensburgh Advertiser: Fiona Howard.

Apologies: Karen Brabender, Catriona Malan, Findlay McQuarrie, Councillor James Robb, Maggie Sheen and Kathleen Siddle.

Chair: Nigel Miller.

Topic	Minute	Decision / Action
1. Welcome and Recognition	The Chair welcomed the members present and the team from CrossReach, Dunbritton Housing Association and the Architects associated with the development of the Clydeview site. He made comment on the launch of the Design Statement on 21st June, which was attended by about 40. He thanked Jim Shimmings for his photography, the production of a closed-loop presentation and the use of the Photographic Club's equipment.	
2. Public Session	Leaks of nuclear material to the Gareloch from Faslane Naval Base. In a follow up to last month, it was noted that the CLLC [Clyde Local Liaison Committee] will be holding a meeting on 11th June to which the Community Council has been invited to send representation. Both the Base and SEPA have indicated their willingness to participate in a public meeting.	It was agreed that the Executive should arrange such a meeting after 11 th June, but preferably before the school holidays.

Topic	Minute	Decision / Action
3. Clyde View	<p>➤ David Reid of CrosssReach spoke first indicating the reasons for the closure of the home and about the scope of the work of CrossReach. The new facility will provide tenancies for life with 24-hour support to the extent which individuals may require. It is recognised that there will still be a need for some specialised care for some types of people.</p> <p>➤ Anne-Marie Arthur then spoke about Dunbritton Housing Association who will be the owners of the complex. The Association is based in Dumbarton and is in the business of providing houses for renting, for sale, for special needs and additionally act as factors for privately rented property. As funders for most tenants, Argyll and Bute Council require that in future the ownership of such property will be divorced from the provider of the services within it to allow for the possibility of the provider being changed.</p> <p>➤ The architects showed drawings and spoke of the proposals. The development here will have thirty one-bedroomed and six two-bedroomed flats on four floors with access by two staircases and one lift. Nearly all will have a southerly aspect. Heating will be electric on a flat by flat basis. Thermal and sound insulation will be high. It is thought that the first tenants may move in about 2013.</p> <p>The Chair thanked all those who had contributed.</p>	
4. Minutes of Previous Meetings	<p>The minutes of 26th March were considered. The change noted in Item 9b (<i>sans serif italics below</i>) was not accepted as an accurate record. The change which had been proposed, and accepted, is shown further below (sans serif bold).</p> <p>◆ <i>In Item 9b the first sentence should be made into two separate ones – Nigel Miller explained the way the Planning Group operated. He outlined the internal problems surrounding the handling of the Lomond School retrospective planning application which had now been decided upon by the Area Committee.</i></p> <p>◆ In Item 9b the first sentence should be made into two separate ones –</p>	<p>The Minutes of 26th March 2009 were approved.</p>

Topic	Minute	Decision / Action
	<p>Nigel Miller explained the way the Planning Group operated. He then went on to explain the circumstances of the recent débâcle with Lomond School which had nothing to do with the Planning Group."</p> <ul style="list-style-type: none"> In Item 5.1 the meeting referred to as being in <i>April</i> should make reference to <i>some future meeting</i>. 	
<p>5. Matters Arising</p>	<p>5.1 Helensburgh Partnership The Partnership is winding down leaving a legacy of factual analysis and a master plan for the pier site. Its role in the future will be undertaken by the Area Committee. Argyll and Bute Council will establish a project team, which will include representatives of the business community and the HCC, to progress the £6.7m of capital expenditure on the town centre and waterfront. The results of all the surveys etc undertaken by the Partnership are available on their web site. The question of affordable housing on the pier site was raised as was the question of flooding.</p>	<p>The position was noted.</p>
	<p>5.2 Twinning Ian Fraser will be circulating a document.</p>	
	<p>5.3 Standing Orders for Planning Group As the members did not have copies of the proposed standing orders with them, it was thought unwise to attempt to deal with this matter. The Chair asked that members consider them and advise him of any proposed changes before the next meeting so the matter could be dealt with expeditiously.</p>	<p>It was agreed to consider the proposed Standing Orders at the June meeting.</p>
	<p>5.4 Antisocial Behaviour The proposed invitation has still to be issued.</p>	<p>The position was noted.</p>
	<p>5.5 Town Centre Regeneration The role of the Community Council and the Chamber of Commerce needs to be considered.</p>	<p>It was agreed to deal with this at the next meeting.</p>
	<p>5.6 Civic Mindedness The Chair has not yet met the Chamber of Commerce – Retailers.</p>	<p>The position was noted.</p>

Topic	Minute	Decision / Action
	<p>5.7 Obstruction of Footways Councillor Nisbet has not yet established the precise legal position. There appeared to be a feeling that it might be better to leave sleeping dogs lie at the present time.</p>	The position was noted .
	<p>5.8 Planning Report The question of whether Planning reports should be noted or approved or adopted was raised.</p>	It was agreed to deal with this once the issue of their Standing Orders had been completed.
	<p>5.9 Correspondence The Executive had not met, so the matter is still outstanding.</p>	The position was noted .
	<p>5.10 Woodlands Consultation Alastair Macbeth reported on his attendance at the consultation meeting at Garelochhead. A first step is being taken in the production of a Woodland Strategy for the whole of Argyll and Bute. He formed the opinion that a single strategy for the whole area would be very difficult to devise as there are two distinct sorts of woodland - rural woodland that is used for the production of timber, and that on the edge of large settlements used for the benefit of the residents. On 26th June there will be issued a paper by Argyll and Bute Council which will lead to a draft strategy for consultation.</p>	The position was noted .
6. Local Issues	<p>6.1 Network Rail Councillor Nisbet reported on his dealings with Network Rail on the state of the embankments in the Colgrain area following the tree removal there. They indicate that there is a problem with fly tipping in the area and that matters will be dealt with routinely in due course. Councillor Nisbet pointed out that the subject had arisen out of their own operations and should have been dealt with sooner.</p>	The position was noted .
	<p>6.2 Japanese Knotweed Stewart Noble report that there was Japanese knotweed growing on railway property approaching Helensburgh Central station. Network Rail had made some attempts to deal with it. There was also large areas in Hermitage Park, which had not been tackled. Councillor</p>	The position was noted .

Topic	Minute	Decision / Action
	<p>Nisbet undertook to raise this matter with the relevant officer.</p> <p>6.3 John Dickie Homes It was reported that negotiations on the sale of the site to John Dickie Homes had not progressed any further since the last meeting.</p> <p>6.4 Expansion of Faslane It has been reported in the press that additional submarines will be based at Faslane involving an increase in personnel of 1,000. While many will be housed on the base, it is likely that there will be a need for additional housing in the district. It might be worth the Community Council's while to consider where, or indeed if, the new houses should be located.</p>	<p>The position was noted.</p>
<p>7. Review of Community Councils</p>	<p>Consultation documents have been issued by Argyll and Bute Council for return by the end of June. It was thought that the best way of tackling this would be for individual members to note points and pass them by 5th June to the Chair who would co-ordinate them with an <i>ad hoc</i> group comprising himself, Sonja Aitken and Gordon Tran.</p> <p>It is understood that the Association of Community Councils will be organising a meeting to consider the consultation papers.</p> <p>A number of the current members of the Community Council have informally intimated that they will not be standing for re-election. As there is only one further meeting before the summer recess, members were urged to personally approach people who might be prepared to put themselves forward as candidates and let the Chairman know.</p>	<p>It was agreed that an <i>ad hoc</i> group be set up as noted to respond to the consultation papers.</p>
<p>8. Planning</p>	<p>Marion Gillies on behalf of Catriona Malan reported on the activities of the Planning Group. See Appendix I. The Green Belt Group are still considering their response in relation to Blackwood Farm.</p>	<p>The report was noted.</p>
<p>9. Finance</p>	<p>The Treasurer reported that the accounts had now been audited. There had been an error in the unaudited ones which did not affect the surplus/deficit of the Community Council.</p> <p>He raised the issue of the annual grant application</p>	<p>The Treasurer's recommendation in relation to the annual grant was accepted.</p>

Topic	Minute	Decision / Action
	<p>and recommended that Argyll and Bute Council should be invited to consolidate the annual grant for Remembrance Day into the Community Council's annual grant to save greatly on the time spent by the Treasurer on its preparation and the time (and hence cost) of the Councillors and Officials in dealing with it.</p> <p>He also recommended that the incorporation of the Colgrain Community Council in to the Helensburgh Community Council should be reflected in an increased grant, though he had still to complete his research on this.</p> <p>There is £686 in the bank with costs in connection with the leaflet and Design Statement still to be met.</p>	
10. Any Other Business	Nil	
11. Next Meeting	The next meeting will be held on Thursday 25 th June 2009 at 19.00 in the Victoria Halls.	

APPENDIX I

PLANNING GROUP REPORT

There has been little leading from planning applications this month and no meetings have been required. Only two actions were necessary:

1) At the request of HCC Chairman, a letter was sent to Emma Butler of the Directorate for Planning and Environmental Appeals, who sent information to HCC. She informed us that the appeal by the Helensburgh Cricket and Rugby Football Club against condition 2 of their application for the erection of stands had been refused.

We have applauded this, and requested that the conditions are enforced and this checked on.

2) We wish to lodge an objection to the proposed erection of a dwellinghouse at Blackwood Farm, Colgrain (09/00562/DET) However, regarding matters relating to the green belt, our policy is to support any objections submitted by Helensburgh Green Belt Group.

We, therefore, await their decision on the matter and will send in our objection once their letter has been lodged. A draft letter has been written awaiting confirmation of this.