



Crathes Drumoak & Durris Community Council Monthly Meeting

Wednesday 11th January 7.30pm Virtual

JANUARY MEETING MINUTES

1. INTRODUCTIONS & APOLOGIES

Present:

Community and Aberdeenshire Councillors:

Jules Wood – Drumoak rep.
Joanna Prystupa – local resident
David Edgar – Chair and Durris rep.
Mark Ansell – Treasurer and Durris rep.
Lynn Coull – Drumoak rep.
Shaun Falcus – Durris rep
David Morrish – Crathes rep
Anne Shearer - Drumoak rep
David Charnley – Police Scotland

Councillors:

Cllr Sarah Dickinson
Cllr Wendy Agnew
Cllr Dawn Black
Cllr Yi-Pei Turvey
Cllr Alan Turner
Cllr Ann Ross

Not present:

Cllr Eileen Durno
Peter Renwick – Crathes rep

Minutes:-

Sharon Hauxwell

The meeting was declared quorate (minimum, at current CC membership is 3).

DE welcomed everyone to the meeting



2. REVIEW AND APPROVAL OF PREVIOUS MINUTES

a) Approval of Minute of Meeting (Nov 2022)

David Morrish proposed them for approval, Mark Ansell seconded it

b) Actions & Matters Arising from November

To be covered throughout the meeting

3) SECRETARY'S REPORT and CORRESPONDENCE

Actionable correspondence.

The document email correspondence Dec 2022 – Jan 2023 had been circulated in advance of the meeting. Rather than go through the entire document, it was agreed to just focus on certain emails where feedback/follow up action was required.

8/12/22 - Banchory Group Practice, Patient Participation Group – notes from that night's meeting.

Mark Ansell had attended the meeting and reported that it was very good. He reported that Banchory Group practice itself is doing well but they are struggling to recruit a new GP. If anyone has anything specific, they wish to be brought up at the next meeting, please ALL contact Mark Ansell directly.

8/12/22 Aude Chaiban, Planner (Development Management)

URGENT - Drainage information relating to APP/2022/1366 and APP/2022/1423

14/12 (Glashmore, Drumoak) Follow up email from 18th October- requires feedback by 22nd Dec

16/12 Email from David Edgar to Anne Shearer to ask if she wishes to follow up on this email

Acknowledgement from Aude to Anne for email Anne sent back to her on the 16th December.

There was a long discussion about why this concern had been raised and how other housing developments within the area have suffered with drainage issues in the past. It appears that if there is a large housing development in the area then there is a requirement for drainage to be included in the applications but when only 1 -2 houses are being renovated or built on an area of land then there is no analysis nor a need by the planning department.

For these smaller developments, there is no evidence that the water courses are adequate for the runoff.

Cllr Sarah Dickinson suggested writing to Paul Macari (Head of Planning). She said that we should explain why we are writing and explain our concerns and ask him to respond. She also suggested copying Scottish Water into the email. Cllr Alan Turner also recommended copying in Scottish Water.

Cllr Dawn Black also suggested copying in Gregor Spence as lead planner in this area.

Cllr Wendy Agnew also suggested copying in SEPA.

It was agreed that Anne Shearer will compose an email along with the help of David Morrish

AS/DM



12/12 Piers Blaxter – How was our engagement with you on the Local Development Plan 2022. Looking for survey to be completed

David Edgar suggested that David Morrish could complete this. He agreed to do so.

DM

4) Police Reports

David Charnley – Police Scotland reported that numbers are quite low which is positive. David Edgar confirmed that the report we now receive with the areas being broken down is useful.

Coffee with a copper – David Charnley advised that unfortunately he had Covid for the first session so was unable to attend. In the future he will look to attend already existing coffee mornings to meet people rather than saying meet me at a specific time/location.

Cllr Yi-Pei Turvey asked about recent car theft in Banchory. His advice was to make sure your front door is locked. Majority of thefts are through chance.

Cllr Anne Ross advised that Finzean Community Council have purchased their own speed gun and are getting community police officer to complete speed checks regularly.

5) COMMUNITY UPDATES

a) Road Safety Subgroup

Lynn Coull reported that we have gained some new signage on the East side of Drumoak to warn people they are coming into the village, also a sign that shows current speed. She reported that she has witnessed several cars breaking more now with the new signage and hopes this will have an impact.

Wed 25th at 4pm – David Edgar and Lynn Coull have a meeting planned. Cllr Sarah Dickinson will check and let them know the correct time.

An action point ahead of the meeting is to compile a list for Bruce of roads that are needing hedge cutting. All to look at their own areas and send a list to David Edgar/Lynn Coull ahead of meeting.

ALL

Lynn Coull will also try and establish a working group of parents to look at a 20 mph area on the route to school before the meeting date.

LC

b) Park Quarry/Nether Park Quarry

Will wait until Spring before a visit is planned due to weather and underfoot conditions

AS

c) The Glebe

Mark Ansell is looking to take over a lead on this. He has spoken to Lynn Coull and Anne Shearer at length. Mark reported that they are still keen to continue pursuing a bylaw but will not do this until the end of the summer period, as they need to gather the evidence of what is going on down there and to speak to community, police, and local rangers during this time.

Cllr Wendy Agnew suggested gathering photographic evidence and to email to the police as getting through to 101 is not always easy.



It was recommended we create some signage to put up down at the Glebe to say if you see any of the following to call 101.

Anne Shearer said that the Rangers service might also put up a notice board to confirm what rights people do/do not have.

Lynne Coull also suggested promotion through social media to encourage locals to take pictures and report it. David Edgar confirmed that we can create a targeted add campaign to a specific area close to the Glebe and Cllr Yi-Pei Turvey confirmed you can also target specific age groups within this.

Anne Shearer suggested a marketing campaign around Easter time. Lynne Coull suggested including this in the community newsletter which will be in March – more of an advert rather than a paragraph.

The discussion arose about the provision of BBQ stands in the area and Cllr Ann Ross advised that you need a specific bbq ash disposal bin if you are offering bbq stands which can be quite expensive.

Mark Ansell will email Mark to clarify costs that have already been provided and exactly what they include.

MA

d) Results of reports are expected in June.

Anne Shearer asked via Cllr Wendy Agnew to Donald McPherson to check if fund for Park Bridge is still in the budget? And if not, who has removed it. Cllr Wendy Agnew said that she will get this information confirmed.

WA

e) Community Parth Network. Kirkton of Durris – Woodlands of Durris Core Path Connection.

David Edgar reported that they are currently recruiting. Malcolm White is current point of contact. David Edgar will wait until the end of January to make contact again.

DE

f) Hill of Fare Windfarm

This proposal has generated a lot of interest.

The Banchory CC have outsourced their research to the Banchory Group who are completely against this to get community opinion.

8 CC's have agreed to work with the Banchory Group and the other group from Midmar.

David Morrish reported that they now have nearly 500 responses to the questionnaire – approx. 80% are against it.

David Morrish reported that we need to remain unbiased until we get views of the community. An email was sent to us due to a flyer the Banchory Group has issued. They thought that we were supporting the flyer because our name was mentioned. David Morrish responded to this email confirming this was not our flyer, nor were we backing it – we were just allowing them to use our questionnaire.



A lot of feedback they are getting from questionnaire is that people understand the need for renewable energy, just feel Hill of Fayre is too close.

David Morrish and other Community Councils will be contacting those who were pro-wind farm and ask them if they are involved in groups and to get their views/opinions.

It was agreed we do not need to say where we stand until the actual planning application comes in.

g) Recognition – The Simpson Brothers

It was hoped that we could arrange for the Royal Mail to paint the Kirkton Post Box Gold in recognition of the Simpson Brothers achievement. A letter had been sent to Mark Ansell, but it had been posted to Woodhill House. The response from the Royal Mail was a no.

The alternative is to try and put some form of ornament in the Kirkton Hall Gardens. Mark Ansell will speak to Lynne Coull's blacksmith contact to see if can perhaps create an Olympic rings statue to put here instead.

MA

6) FINANCE

Application 53 from Cub/Beavers circulated ahead of the meeting. All approved this.

CDDCC account is currently £16,000.00; includes £4000 for No 52 Mid Hill Application in the system, Simpson Brothers' Skis £4000, with Fred Olsen Renewables. Also, in account £5040 (not included in £7516) for defibs project (Shaun Falcus), from Meikle Carewe Award 2022.

Shaun Falcus reported that he had been invited to a meeting on Tuesday to try and get funding for another 2 defibrillators. He is not able to attend so Mark Ansell will attend in his place. This might allow them to get a further 2. If approved, then can order all at the same time rather than 2 and 2

7) PLANNING & PLANNING APPLICATIONS

a) Retail Development Hill of Banchory

David Edgar reported that he had contacted Banchory CC to get their feedback.

He reported that we had a good amount of feedback from our Facebook post on the application. A lot of feedback indicated that the public did not see the need for the drive through coffee shop. David Edgar suggested we need to provide this information in our feedback.

Lynne Coull suggested we use specific feedback we received from a member of the public called Melody on our Facebook Page.

Cllr Ann Ross suggested we contact Neil Mair – (planner) – noticed that there is no retail impact report included. We should question this.

David Morrish also suggesting solar panels on the roofs of retail shops is not included and believes they should be.



It was agreed David Edgar and David Morrish will write our feedback to the planners together taking into account all of the above

DE/DM

b) Planning Applications

Validated

Reference	TRE/2022/0130
Alternative Reference	100608724-001
Application Received	Tue 29 Nov 2022
Application Validated	Thu 01 Dec 2022
Address	Durris Water 7 Woodlands Park Durris Banchory AB31 6BF
Proposal	Felling of Noble Fir Tree
Status	Awaiting decision
Appeal Status	Unknown
Appeal Decision	Not Available

Reference	APP/2022/2529
Alternative Reference	100607038-001
Application Received	Mon 05 Dec 2022
Application Validated	Mon 12 Dec 2022
Address	Land To East Of Woodend Barn Arts Centre Banchory AB31 5QA
Proposal	Erection of 14 Dwellings (Change to House Position for Plot 15 & Plot 24 and Subdivision of Plots 25-32 to Create an Additional 4 Dwellinghouses of Planning Permission APP/2019/1306)
Status	Awaiting decision
Appeal Status	Unknown
Appeal Decision	Not Available

Reference	APP/2022/2513
Alternative Reference	100130983-002
Application Received	Thu 01 Dec 2022
Application Validated	Fri 16 Dec 2022
Address	Land To Southeast Of Huntly Cottage Woodlands Of Durris Banchory Aberdeenshire
Proposal	Conversion of Steading to Dwellinghouse (Renewal of Planning Permission APP/2018/1957)
Status	Awaiting decision
Appeal Status	Unknown
Appeal Decision	Not Available

Reference	APP/2022/2686
Alternative Reference	100598673-004
Application Received	Fri 23 Dec 2022
Application Validated	Fri 23 Dec 2022
Address	Plot 21 Land To East Of Woodend Barn Arts Centre Banchory AB31 5QA
Proposal	Erection of Dwellinghouse (Change of House Type and Plot Layout) of Planning Permission APP/2019/1306
Status	Awaiting decision
Appeal Status	Unknown
Appeal Decision	Not Available

No Comments to be made on these



Approved

Reference	APP/2022/1971
Alternative Reference	100598673-001
Application Received	Wed 14 Sep 2022
Application Validated	Tue 20 Sep 2022
Address	Plot 5 Land To East Of Woodend Barn Arts Centre Crathes Castle Crathes Banchory Aberdeenshire AB31 5QA
Proposal	Erection of Dwellinghouse (Change of House Type and Plot Layout to Planning Permission Reference APP/2019/1306)
Status	Decided
Decision	Approved
Decision Issued Date	Fri 18 Nov 2022
Appeal Status	Unknown
Appeal Decision	Not Available
Reference	APP/2022/2102
Alternative Reference	100599996-001
Application Received	Mon 03 Oct 2022
Application Validated	Mon 03 Oct 2022
Address	17 James Gregory Road Drumoak Banchory Aberdeenshire AB31 5DY
Proposal	Alterations and Extension to Dwellinghouse
Status	Decided
Decision	Approved
Decision Issued Date	Fri 25 Nov 2022
Appeal Status	Unknown
Appeal Decision	Not Available
Reference	APP/2022/2040
Alternative Reference	100579300-002
Application Received	Thu 22 Sep 2022
Application Validated	Tue 11 Oct 2022
Address	Springbank Woodlands Of Durris Banchory Aberdeenshire AB31 6BH
Proposal	Alterations and Extension to Dwellinghouse, Installation of Air Source Heat Pump and Erection of Garage and Change of Use of Land to Domestic Garden Ground
Status	Decided
Decision	Approved
Decision Issued Date	Mon 12 Dec 2022
Appeal Status	Unknown
Appeal Decision	Not Available

8) Aberdeenshire Council Updates

Clit Yi-Pey Turvey suggested we encourage the public to check their grit bins now and report any that need filling up ahead of next bad weather. David Edgar asked if she could send an email about this as well as the Snow warden volunteer info so that SH can create a FB post.

SH

9) AOB

a) February Meeting

David Edgar suggested we meet in person at the next meeting. Wednesday 15th February at Kirkton Hall. David Edgar will arrange this and send out invitations

DE

b) Microsoft Teams

To be discussed at next meeting. Currently using David Edgar's work account

c) Durris Bridge to Crathes – Trees/Verges

There should be an update on this by next meeting.



d) Proposal for Community Council Boundary Change

It was agreed that David Edgar is to go back to the Banchory CC and say that we fully accept that it is appropriate to move the boundary in accordance with the expansion of the town of Banchory, but there is a section North of Woodend barn that we would like to keep. David Morrish will redraw the boundary showing the section and send it back to David Edgar to forward to Banchory CC with our response.

DM/DE

e) Bin Stickers

Lynne Coull brought this item to the agenda. We received a message through the Facebook page asking if we had any speed restriction stickers for wheelie bins as these had been provided in the past but now the bins have all been replaced the public are in need of new ones. David Morrish put the website address on the WhatsApp group. Lynn Coull will investigate costs for us to purchase these based on the number of houses present on the main roads.

LC

f) Church in Durris and Drumoak

Anne Shearer brought this item to the agenda. She had forwarded an email she had received that confirms that the churches are going to be disposed of. However, the Drumoak Church Hall will be getting kept even though they have agreed not to take any further hall bookings. David Edgar suggested Marion McNeil is invited to next meeting to update us on plans.

SH

g) Bike Storage boxes

Shaun Falcus brought this item to the agenda. A member of the public had been in touch to suggest it might be useful to offer storage boxes beside certain bus stops to allow the public to cycle from rural houses and leave bikes securely before commuting on the bus. He will forward the email that has been sent with the images of something similar available in England. It was also suggested he could put something on Facebook to gauge community feedback on such an item.

SF

The meeting closed at 21.30 hrs