

**MINUTES OF PORTLETHEN &
DISTRICT COMMUNITY COUNCIL**

TUESDAY 23rd FEBRUARY 2010

COMMUNITY
COUNCILLORS

GORDON MUNN (CHAIR)
RON SHARP (VICE CHAIR)
BILL GRIFFITHS (SECRETARY)
JUNE WOOD (TREASURER)
RAB DICKSON
DOROTHY FOREMAN
DEREK JOHNSON
DOROTHY MAIN
ALEX MCKAY
JOHN SHACKLETON
CHRISTINE STEWART
JOHN TETHER

YOUTH
REPRESENTATIVES

HAZEL MCKINNON
PENNY SENTANCE

ABERDEENSHIRE
COUNCILLORS

PAUL MELLING (7.40 due to another meeting)
CARL NELSON
ALASTAIR BEWS

ABERDEENSHIRE
COUNCIL

LYNN BUCHAN (COMMUNITY LEARNING)

POLICE

APOLOGIES

TOM MORROW
COUNCILLOR MOLLISON

MEMBERS
OF PUBLIC

STEVE MCKERRON
ISOBELL HENDERSON
KEVIN TAIT
MANDY DURNOE
RICKY SKINNER

PRESS

CLAIRE DOUGLAS (LEADER)

1.	APOLOGIES	
	Councillor Mollison Due to a prior meeting Councillor Melling attended at 7.40pm.	
2.	REVIEW & APPROVAL OF PREVIOUS MINUTES	
	There were no comments on the previous minutes. The minutes were Proposed by Ron Sharp. Seconded by Christine Stewart.	
3.	POLICE REPORT	
	No police were in attendance nor was an email report received.	
4.	COMMUNITY LEARNING & DEVELOPMENT (CLD)	
	Lynn Buchan gave the following report: Nothing much to update since the January meeting. Reminder that a Public Art Information meeting will be held on March 9 th in the Academy from 7.00 to 8.30pm. This will be via a cheese and wine. Time out for teens (course for parents of teenagers) started last Tuesday evening in partnership with the school nurse. Confidence and Consistency programme (for parents of primary school age children) commenced last Friday evening. The Momentum programme (30hour pre-driving course) is due to start in the middle of next month. Awaiting confirmation from the police.	
5.	COMMUNITY COUNCIL YOUTH REPRESENTATIVES	
	Nothing to report apart from Gordon's talk should take place on a Wednesday or Thursday.	
6.	PROPOSED STORAGE AT BADENTOY	
	Mr Legge explained that under new legislation consultations had to take place with Community Councils on any major sites which were proposed for development. This application concerns an area of land to the south of the present Badentoy Industrial Estate in Portlethen. The application will be for the creation of an extended storage yard/area of employment land. The area of the application site comprises 2.82 hectares of employment land and 0.96	

	<p>hectares of a screening bund giving a total site of some 3.8 hectares or 9.38 acres. He then went through their proposals for the site and asked for any questions.</p> <p>Dorothy Foreman asked about foundations. As it will be a storage yard no foundations are needed and any earthworks would be contained within the site.</p> <p>Rab Dickson and Ron Sharp were worried about loss of green field land as this would be in the new local plan when published. Mr Legge said that Qserv need a single site and are expanding very quickly.</p> <p>Ron was worried that, long term, this could be the thin edge of the wedge with other companies wanting to do something similar.</p> <p>Steve Mckerron was worried that the firm could apply for a change of use. Mr Legge replied that this application was for storage and if a change of use was applied for then this would be up to Aberdeenshire's planning department.</p> <p>Gordon Munn asked about the increase in traffic. Mr Legge stated that as it is storage there would not be any increase in traffic. The PDCC disagreed with this.</p> <p>Mr Legge thanked the PDCC for allowing the presentation and after he left Gordon asked the CC for comments. These have been incorporated in a letter which is attached to the end of the minutes.</p>	Bill
7.	CHRISTMAS LIGHTS	
	<p>Dorothy gave the following report:</p> <p>As part of our lottery grant application, we were required to show how we were approaching local fundraising and to this end, we have embarked on a public raffle. The tickets are being printed and will be available soon. As soon as they come to hand I will get them distributed amongst all CC members so that we can start selling them. It is unlikely I can make the March meeting as I will be away on holiday, so will get the tickets handed out before I go.</p> <p>The tickets cost £1 each and the major prizes are £500, £250, £125 plus several other smaller cash prizes. This has been made possible by the generosity of the Clochandighter which is providing the money for the cash prizes. We are hoping to also have some other prizes donated to us. This means the only outlay will be the cost of printing, total £101. We are having 6000 tickets printed. We were hoping to get a weekend in April in the Asda foyer, however it was confirmed today that they are unable to accommodate us and have instead given us a £20 gift voucher. If anyone has access to other local venues or events where tickets can be sold, then please do so.</p>	

	<p>The draw will take place on Tuesday 22nd June at our June PDCC meeting here in the Academy hall. Hopefully we can get through the business part of the meeting and have some social time to do the draw.</p> <p>Perhaps next year we should get connections installed along in front of the school and erect the lights here instead of the Asda part of Muirend Road.</p> <p>Christine said that there was enough funds in the Clochandighter account to cover these proposals. The PDCC agreed to the funding.</p> <p>ASDA, after much cajoling, have refused us selling space in their foyer but said they would send a £20 voucher. The PDCC were very unhappy with this and Bill was asked to write to ASDA outlining our concerns. Bill to liaise with Gordon on this. Also copy letter to their HO. A copy of the letter is attached.</p>	Bill
8.	CLOCHANDIGHTER	
	<p>No applicants have come forward to take over the editorship of the Clochandighter.</p> <p>Christine emphasised that the next edition would be her last. This is empathised in the latest edition. Local businesses will be most affected as for some it is their main way of advertising. The local populace will also have no reference point for these local businesses.</p> <p>The latest edition is due out this weekend.</p>	
9.	AGM	
	<p>Councillor Melling reported that he had not received any applications to become a Community Councillor.</p> <p>Bill to place advert for the AGM in the Leader for next week.</p> <p>The next meeting on 23rd March will start with the AGM and be followed by an ordinary meeting when the office bearers will be elected.</p>	Bill
10.	TREASURER'S REPORT	
	<p>The Clochandighter account holds £9267.51 approx After printing costs of the Winter edition has been deducted there will be approx £8547.51.</p> <p>The PDCC account holds £5705.72. This includes the Christmas light fund holding some £3185.06.</p>	
11.	PLANNING REPORT	

	<p>Derek reported that an appeal had been lodged on the refusal for 5 houses in Downies village.</p> <p>Bill said that if the CC were to discuss sending in further representations on this he would not be able to take part in any discussion. However no decision was taken.</p> <p>There followed a discussion on the new planning laws and the problems they posed for Community Councils, including time limits, paper notification of applications to be stopped, only on-line access, would a list still be available in the library etc.</p> <p>It was agreed to send a letter along the lines to that submitted by Newtonhill & Muchalls CC.</p> <p>Gordon is unable to attend the Planning Aid training course for Community Councillors which is to be held in Alford on Saturday 6th March and asked if anybody else could go with Bill. Derek will check his diary.</p>	Bill
12.	CORRESPONDENCE	
	Bill read out the letter from Aberdeenshire Roads Department about the Badentoy roundabout.	
13.	COMMUNITY COUNCILLOR REPORTS	
	<p><i>Alex Mckay</i></p> <p>Work is being done on the path beside the railway with widening and clearing. It is almost complete. Alex said this was thanks to Councillors Melling and Mollison and also to the Community Council. Councillor Melling also thanked Alex as he had doggedly pursued this problem for over a year. The land ownership has still not been clarified.</p> <p><i>John Tether</i></p> <p>The Bus Forum takes place on Thursday 4th March with the 107, 109 and 117 routes to be discussed. He asked for any comments to be emailed before the due date.</p> <p><i>Rab Dickson</i></p> <p>The second draft K&M Community Plan has been circulated and Rab suggested that the PDCC should be giving some feedback. Would we like to see Portlethen be a demonstration town for promoting walking and cycling? There is a proposed Park and Ride to the north of the town. Everybody was asked to look at the plan and contact Bill with comments by 4th March. Bill would then collate and return to Aberdeenshire Council.</p> <p><i>Ron Sharp</i></p> <p>Tonight's Evening Express had an article on the fact that Portlethen Academy school meals were to be used as a template for the rest of Scotland.</p>	Bill

14.	ABERDEENSHIRE COUNCILLOR REPORTS	
	<p><i>Councillor Bews</i></p> <p>An appeal against the refusal to build 7 houses in Findon has been turned refused as the application was out of time.</p> <p>However an appeal has been lodged with the Scottish Executive against the refusal for 5 houses in Downies Village.</p> <p>Aberdeenshire Education Committee members are to have a site meeting at Hillside for the proposed new school.</p> <p>He has received several complaints about speeding on Bruntland Road and motorists ignoring pedestrians trying to cross on the Zebra crossing. These have been passed to the police.</p> <p><i>Councillor Melling</i></p> <p>The planning application for Marywell will be discussed at the Community Council Forum.</p> <p>He is having ongoing meetings with the tennis and bowling clubs as they are hoping to amalgamate. The tennis club have their AGM next month and will discuss a way forward.</p> <p>Much of his time is being taken up with threatened slippage problem at Bervie Braes.</p> <p><i>Carl Nelson</i></p> <p>Councillors Melling, Mollison and he have had a meeting with various officials about the Bruntland Road/A90 junction. Three proposals have been put forward, none of which would have a detrimental effect on the junction. These are:</p> <p>Close the central reserve to stop north bound traffic. Closure of the junction completely. Measures for left turn only and access to Cookney.</p> <p>Bear Scotland will discuss with the Scottish Office on funding and which solution to apply.</p> <p>Councillor Melling has asked the Roads Department for figures which were used in the traffic model so that he can discuss with the other councillors.</p> <p>Gordon asked if Councillor Nelson could get the accident statistics for the North bound slip road at the Badentoy roundabout.</p>	

	AOCB	
15.		
	<p>Gordon reported that he had attended a meeting with KAMCAB, Cornerstone, Befriend a Child and various other bodies which discussed proposals to build disabled accommodation, a cafe and KAMCAB offices on the site of Mr Thomson's house and was pleased this was to be a community development.</p> <p>Christine reported that rubbish around the shops at the green was a disgrace even with litter bins in place. Councillor Melling suggested that there may be a clause in the leases that the businesses should clear the area. Bill was asked to write to the Area Manager to ask for the address of the owners so that we can write to them. It was pointed out that some of the paving stones were loose and could cause a problem</p> <p>The meeting finished at 9.30pm.</p> <p>The next meeting will take place on 23rd March 2010 at 7.00pm. This will be and AGM, immediately followed by a general meeting.</p>	

DRAFT

Bayview
Downies Village
Portlethen
Aberdeenshire
AB12 4QX
27 February 2010

Mr H. Roger Legge
Partner
Mackie Ramsay Taylor Architects
47 Victoria Street
Aberdeen
AB10 1QA

Dear Mr Legge,

**Proposed Formation of Storage Yard / Extension to Employment Land
Land to South of Badentoy Way, Portlethen: Aker Qserv Ltd.**

Portlethen & District Community Council would like to thank you for attending our general meeting and out-lining the Aker Qserv Ltd proposal for storage yard at Badentoy, Portlethen. This was discussed in detail afterwards at the meeting and in general the Community Council were supportive of the proposals. However they did have the following concerns.

1. This area is designated countryside around towns at the moment and the proposal would lead to loss of Greenfield land. As part of the development plan process Aberdeenshire Council require to carry out a review of green belt areas sometime in the future. With a new local plan looming which will allocate land for tens of thousands of houses and industrial areas it is essential this is done as soon as possible and the proposal is regarded as premature in advance of the Local Development Plan and Green Belt review.
2. Portlethen golf course is affected by development close to its boundaries – by the A90 to the east, Badentoy to the north-west and the Hillside housing development to the north. Current proposals could see further development to the west, resulting in the golf course being completely surrounded. This would inhibit any further development of the course and could lead to its loss which would be catastrophic for the town of Portlethen.
3. Though Aberdeenshire Roads Department have not expressed concerns about traffic impacting on road capacities, the Community Council is sure that there would be an increase due to heavy vehicles accessing the storage yard, particularly on the already busy Badentoy Road.

Though you say it is essential to have all facilities on a single site, the Community Council were of the view that there was not a convincing case that the storage site could not be equally effective somewhere else. There are various other industrial sites close at hand and the Community Council felt that it was unnecessary to utilise an unallocated Greenfield site rather than designated industrial land.

Yours sincerely,

Secretary

Bayview
Downies Village
Portlethen
Aberdeenshire
AB12 4QX
3 March 2010

The Manager
Asda Stores
Muirend Road
PORTLETHEN
AB12 4XP

Dear Sirs,

Portlethen & District Community Council
Fundraising

Portlethen & District Community Council wish to register our extreme disappointment in the lack of support we have received from our "local" ASDA store. Despite numerous requests for support in the form of donations for raffles/merchandise for events or to host/allow Community Council related fundraising activities to take place in the store, none of the various requests we have made during the past 18 months have been supported, nor have we had any written response

Our most recent request for foyer space during March 2010 (which was verbally agreed to but only after ASDA being contacted several times) was only to be rescinded, once again verbally with a promise of a £20 voucher.

No letter in way of explanation has ever been received and we intend to return the insulting contribution of the voucher.

The request for Foyer space was to sell raffle tickets for the Portlethen Christmas Lights fund and the token gesture of £20 even falls below the lowest raffle prize value.

Portlethen lacks a formal "Town Centre" and, for many, ASDA is regarded as such, being the central place everyone in the town visits. The lack of support for the Local Community Council is something that we can no longer tolerate.

We have copied this letter to your head office under separate cover in order to highlight this situation.

Without prejudice
Yours sincerely,

Secretary