Auchtermuchty & Strathmiglo Community Council

Minute of the 21st meeting of the Community Council, held at 7.30 p.m. on 31st May 2021 via Zoom conferencing online facility

PRESENT: Shona DRYBURGH [Auchtermuchty], Susan JACK [Gateside], Ian MCCAULAY [Dunshalt], Alan MUIRHEAD [Auchtermuchty], Bill TORRANCE [Strathmiglo],

ATTENDING: Cllr. Andy HEER, Andrew MCCAFFERTY, Josh FEAKINS, Scott STRACHAN - [Millflat development], four members of the public.

1.0 WELCOME & APOLOGIES: The Chair welcomed everyone to the meeting.

Apologies: Maaike COOK [Strathmiglo], Jane KERR [Strathmiglo],Bobby THOMSON [Gateside], Cllr. Donald LOTHIAN, PC's HADDOW and LOWE.

2.0 Police: the Secretary will pass on any points raised by members. The latest report, now covering all of NE Fife, was forwarded to members. The only issue, minor, was the inclusion of Strathmiglo under the Auchtermuchty heading. Following the offer in his email, the Community Council will invite Murray Gibson - Community Inspector NE Fife - once physical meetings have restarted.

3.0 Declarations of Interest: it was agreed to make these when appropriate.

4.0 Minutes of Meeting: the Minutes of the meeting held on Monday 3rd May were accepted as correct.

5.0 Matters arising:

5.1 5.1 Dryside parking; Roads signs are in position, the 'paperwork' to allow fines is awaited.

5.2 5.2 KGV Park, Strathmiglo; placement of container now has planning permission, we await a delivery date.

5.3 5.3 B936 20mph limit; In the 'system' but may take some time.

5.4 5.4 Co-op development; Chair is to email Fife Council [Derek Crowe] concerning the installation of a pedestrian crossing, the Secretary reported that a number of local residents have raised this issue along with possible traffic calming measures in the area.

5.5 5.6 Dunshalt, Ladybank Road; The camera has been removed but additional work is to be undertaken.

6.0 Other business:

6.1 Millflat Development, Auchtermuchty; No application has yet been submitted though Fife Council have stated that no Environmental Impact Assessment [EIA] is required. The current owner [Josh Feakins] joined the meeting and gave a brief summary of the situation including the information that the option held by Muir - the initial builders - from the previous owner, has now expired and that it was his intention to bring in local consultants/developers who would benefit from local knowledge before an application was submitted. They were looking to produce an indicative plan to give local residents an idea of what was to be built and allow for comment. The agent for the development [Andrew McCafferty] pointed out that the site is included in the Local Plan but they did not intend to build the number of houses stated within it. He is preparing a Planning Statement to be completed in June. The architect [Scott Strachan] shared an 'indicative layout' for the area, the aim to seek a planning in principle decision, showing 15 houses [a 5 and a 10] access to which would be split between the High Road - where an opening will be made in the existing wall- and Lochiebank Crescent. A new footpath will be formed running from High Road to Millflat and from Millflat to Leckiebank Road. There will be a mix of detached and semi-detached houses in large plots. Underground tanks to collect surface water were also indicated.

The Chair opened the matter to questions, it was noted that Cllr. Heer - being part of the planning process - would observe but not participate.

Surveying of underground services was raised as there are a number of private water supplies through the area, this was known and pipes affected will be, if necessary, rerouted and updated. Why was a green field site choosen?, the area appears in the Local Plan scheduled for housing. The access to the High Road is to a road layout that barely manages the traffic at present, this was known and one of the reasons for the split access and reduction of house numbers. The final decision would be made by Fife Planning. Would this be an entry point for building in the fields to the north of the site?, the development is only for the allocated site, the owner stated that he had no intention to extend. Will the 'green space' created be open to non-residents, yes but maintenance of the area will have to be explored, options would be Fife Council taking on responsibility or a maintenance fee to the house-owners. Would it be possible to have the 'indicative layout' posted on the Community Council's website?, there was no problem.

The Chair thanked Josh, Scott and Andrew for attending the meeting and the information that they supplied and hoped that they keep a channel of communication open with the Community Council. It was agreed that a copy of the Minutes and any comments/concerns of local residents would be sent on. [As a side issue it was agreed that the hedge bordering Millflat would be trimmed as soon as bird nesting is complete.]

7.0 Fife Council:

7.1 Auchtermuchty;

7.1.1 Parking; a marked improvement has been noted, especially around junctions - it is suspected that the presence of traffic wardens may have been the cause. In a related matter the double yellow lines are needing repainted before they disappear altogether, Cllr. Heer will chase up but predicted some delay.

7.2 Dunshalt;

7.2.1 Community Association; face to face meetings are to restart with the hall open to more events.

7.2.2 100th birthday; George Carmichael, a local resident, has reached his 100 while still living independently. Congratulations were expressed.

7.3 Gateside;

7.3.1 Litterpick & road sign cleaning; undertaken though traffic speed was a concern

7.3.2 Community Association; are hoping to assist with traffic calming measures in the form of floral displays.

7.3.3 Defibrillator; it is hoped to have one sited in the village.

7.3.4 Play Park; it is hoped that work can be undertaken to improve the area.

7.4 Strathmiglo

7.4.1 River Eden; there was a report that work was to be undertaken, sediment clearing though precise details are not known. It was thought flood management for the area will need to be examined, Ian McCaulay will circulate the Powerpoint slides from the Flood Forum. A related issue, it was noted that spraying of giant hogweed is to be conducted in the area.

7.4.2 Grass trimming; thanks were expressed to who ever was responsible for the streaming of the grass along the Community woodland paths.

8.0 Other Service Providers; all information received is forwarded on by the Secretary.

9.0 Planning; The Secretary gave a brief summary of those applications in our area. Members were reminded that they could be added to a Fife Council mailing list to receive weekly updates directly through development.central@fife.gov.uk.

Of note; Glassarts; request to replace caravan with dwelling house, Community Council will be statutory consultee.

10.0 Correspondence; The Secretary forwards on to members all relevant correspondence received.

11.0 Any Other Competent Business;

11.1 Recycling Centres; the present situation due to the Covid pandemic of booking slots - max. 3 slots per household per week - is raising complaints, a Fife Council meeting towards the end of June is to decide what is to happen next. It was noted that the restriction on access to the centres has a by-product of an increase in fly-tipping.

12.0 Date and venue of next meeting; 28th June. This will be the AGM for the Community Council
[it was agreed to continue with the use of Zoom video conferencing]