

AVIEMORE AND VICINITY COMMUNITY COUNCIL

MINUTES of a MEETING of the COMMUNITY COUNCIL, held in AVIEMORE COMMUNITY CENTRE, on THURSDAY 9th March 2017 at 7.30pm.

Present: John Grierson (Chair), Alastair Dargie (Vice Chair), Cllr Bill Lobban, Kathleen Cameron, Willie McKenna (CNPA), PC Neil Mclvor, Beth Hay, Gus Jones (Public), Tessa Jones (Public), Dougie Graham (Public), Chris Collins (London & Scottish Developments), Colin Small (Muir Construction), Shona MacLachlan (Minute taker)

Apologies: Wilma Grierson (Treasurer), Jan Gardner, Joe Kirby

Opening Remarks: John Grierson welcomed everyone to this meeting of AVCC.

1. MINUTES OF PREVIOUS MEETINGS

The minutes of AVCC which was held on Thursday 9th February 2017.

Minutes proposed by Alistair Dargie and seconded by Beth Hay

2. TREASURERS REPORT

John Grierson produced receipts and payments report and advised that the balance of the account was £2456.02. The statue account (business reserve) is now £4378.89. Missing is the participatory budget, which the AVCC were awarded £2000 awarded for Christmas lights, this will show in next month's report.

3. BUSINESS

a) Police Report - PC Neil Mclvor advised there had been a total of 111 calls dealt with by the Police in Aviemore area over the preceding month. These included 20 road traffic incidents, 7 false calls with good intent, 5 domestic incidents, 2 search of persons, 9 miscellaneous matters, 1 theft, 4 dog related calls, 2 football supporter related calls, 1 adverse weather call, 4 mountain rescue incidents, 3 fraud, 8 road accidents, 3 vandalisms, 3 warrant enquiries, 4 silent 999 calls, 5 driver behaviour related calls, 4 disorder, 1 death, 1 drunk person call, 2 child related calls, 2 noisy neighbour incidents, 7 fixed penalties, 2 drug related, 1 drink driving, 3 medical matters, 1 alarm activation, 1 civil matter, 1 destruction of firearms and 3 animal related calls. PC Mclvor commented that it was certainly a much quieter month.

3.1 Matters arising from minutes of previous meeting.

a) Village Green Lease - John Grierson advised that there was no further update at the moment.

b) Cairngorm National Park Local Development Plan 2020 - Call for sites and ideas - John Grierson advised he had attended along with Albyn Housing, Chief Executive of the CNP, Highlands Small Community Housing Trust, Alan Mcguire from Highland Council and Karen Derrick. They had a short walk around looking for sites around Aviemore, very few sites found; one site in particular at the

Dalfaber A-Frame, however damp ground, but Alan Mcguire going to look into. Area at back of new hospital was also looked into, and an area opposite Davie Cameron's building (old call centre).

c) Planning Application 17/00129/FUL - 186 Dalnabay, Aviemore - John Grierson advised the planning application has been withdrawn and plans re-written, neighbours are happy with this. A new application will be going in shortly.

d) Pavements at the Green - John Grierson advised that an email was circulated and he had spoken with Lesley McBean the Warden at the Green. She advised that she had been in contact with Hanover Housing about this and reasoning behind it not being salted was due to the workers traveling from Inverness and sometimes the weather was bad for them to travel. A local solution is being sought.

e) Participatory Budget Application - John Grierson advised that it good exercise and AVCC had been successful in being awarded £2000 FOR Village Green Christmas lights. Alastair Dargie commented that it was a very positive outcome, where small communities like Laggan etc were successful.

3.2 NEW BUSINESS

a) London and Scottish Developments (Cllr Bill Lobban did not participate) - John Grierson welcomed both Colin Small from Muir Construction and Chris Collins from London and Scottish Developments. Chris Collins went on to explain that as of 30th January 2017, site clearance began with the removal of structures and trees. Colin Small will be on site looking after the construction until October/November. The initial application, with the retail unit split into 3, with Aldi and Home Bargains confirmed. The third retail unit is still to be confirmed, but they have had lots of interest from 7 or 8 other parties. London and Scottish Developments have submitted an additional planning application for retail pods on the eastern side of the site, about 4000 square feet, there are however no takers for this just yet. Carpark design has changed down to 330 spaces, controlled by maximum 2-3 hours stay. Retail buildings will be recessed down about 1 meter low into the ground, and will be same height as Winking Owl. About £6-£7 million worth of investment into the town.

Alastair Dargie questioned the response from the Highland Council Traffic team regarding the number of spaces, asking specifics in regards to flow etc, and asked if it was going to hold up the process. Chris Collins commented that they had been asked for some amendments and have caught all the small amendments and submitted along with the new application with the retail pods.

Alastair Dargie also questioned how soon they expected the retail units to be filled. Chris Collins commented that he envisages these to be filled within a year, there has been high interest from coffee operator and also a card operator.

Tessa Jones asked if small tweaks could be made in regards to the wildlife in the area, especially down at the burn and new pond. There is a lot of really good wildlife, and if the tree stumps could be left to re-sprout. Colin Small advised that he had specifically left these stumps, as if he took them out, the embankment would be so loose, so these will stay as they are.

It was agreed to support the application.

Proposed Alastair Dargie, Seconded Kathleen Cameron.

b) Planning Application - 16/05426/FUL - Speyside Trust, Badaguish (Cllr Bill Lobban did not participate) - John Grierson advised that the planning application is to provide accommodation for a 24-hour warden service, taking out the existing toilet and laundry block and making it into a house. Inspection from the Care Inspector advised that an onsite warden is now an essential requirement.

John Grierson said that the Care Inspectorate report did not say that another on-site warden was required. The Care Inspectorate have since confirmed in writing that at no time was required or suggested.

John Grierson went on to explain that the application plan shows the wrong building, they have put the application in for their present wardens building. This was pointed out to the planner Roddy Dowell and he has written to the agent. John Grierson also commented that it is not in the long-term Masterplan. The application which went in previously for the wigwams, had the current toilet and laundry block showing which are being used.

Alastair Dargie questioned that the toilet and laundry blocks for the existing wigwams on site are being used, so wondered if they were going to build more. They should have the planning for this going in alongside.

The application support statement also said that it would allow for better monitoring of people entering the site. However, John Grierson pointed out that there was a large building between the proposed house and the entrance. Willie MacKenna also said that there was a public path through the site.

Willie McKenna commented that a clear Masterplan that they stick to is needed, there is no point adding in bits here and there.

It was agreed to object to the application.

Proposed by John Grierson, seconded by Beth Hay.

c) Planning Application - 2017/0086/DET - An Camus Mor, Inverdrue (Cllr Bill Lobban and Willie McKenna did not participate) - John Grierson advised that application under section 42 to variation condition 1 of planning permission in principle, to allow it to carry on for longer. It was an application to extend an existing permission and to change some conditions re the phasing of the development. Alastair Dargie commented that there is a need for mixed housing in the area. People in the area cannot afford to take the next step up and buy a house. Alastair Dargie also commented that there aren't significant changes, and should the Community Council should continue to support. However, there is a concern that the footbridge that is planned is something more significant than anticipated; hard surface, lighting, elevated etc which will completely change the nature of the work of the countryside park to date and is not necessary in that form. It was agreed to support the application and to also write to the local MSP to express concerns.

Proposed by John Grierson and seconded by Al Dargie. John Grierson expressed that he would write to the CNP and MSP to express concerns but will still support the application.

d) Rock Challenge – At the February meeting it had been agreed under AOCB to donate £700 to the Rock Challenge. After discussion, it was agreed to retrospectively approve the donation.

e) A9 Dualling - Update - John Grierson advised that the preferred option for the route was to widen southbound and that would mean that the whole of the widened section would be within the

Aviemore settlement boundary. The project team were not sure what to do with the water pipe. One of the reasons for south bound, was to avoid the houses on the west side of the road. John Grierson advised that the Aviemore map sections are highly inaccurate, paths etc do not exist, also areas of flooding do not correspond with SEPA. The road will come to around 10 metres from the back of the Macdonald Highland Resort swimming pool, and very close to the Scandinavian Village. John Grierson expressed disappointment in the lack of information. Dougie Graham explained that he had been contacted as they were now going to be working on his side of the road because of the houses. There is enough room to extend at the opposite side, personally he is more worried about the water pipes being put in. It would be a lot of easier on the other side, and does not understand the reasoning for it.

John Grierson advised that he had contacted Scottish Water for clarification of the situation, as the original plan was to come through the woodland area from Milton Wood to come along the orbital path.

Alastair Dargie also expressed that the cycle/pathway which was also meant to be put along the A9 has also not been mentioned and wondered where this was meant to go.

Cllr Bill Lobban commented that the preferred option for junctions is still their original option. John Grierson said that there were better alternative junctions shown in insets on the maps but they were not shown as the preferred junctions. No effort had been made to sort out the problems at the B9152 junction at Granish

It was agreed that John Grierson write objecting to the southbound widening as it passes Aviemore and to the design of the preferred junctions. John Grierson is also to write to the Transport Minister Humza Yousaf and Kate Forbes MSP to express our concerns.

5. AOCB

a) Tree Cutting- Alastair Dargie commented that most of Aviemore received letter from Network Rail, for site investigation where they will clear areas, collect ground samples, drilling bore holes, and core extractions. Alastair Dargie commented that it was a lot wider cut back than expected. John Grierson advised that there was no widening mentioned at a recent meeting he went to, but will write to find out exactly what is happening.

b) Thank You Card - Alastair Dargie presented a Thank You card from Aviemore P4/5 for supporting them at the Rock Challenge

5. CLOSE OF MEETING AND DATE OF NEXT MEETING

John Grierson thanked those in attendance and said that the next meeting for the AVCC will be on Thursday 13th April 2017 at 7.30pm in the Aviemore Community Centre.