

AVIEMORE AND VICINITY COMMUNITY COUNCIL

Minutes of the meeting on Thursday 10th February 2022 at 7pm
at The Hub and via Microsoft Teams

1. Present

Peter Long (Chair), AVCC
Kathleen Cameron (Treasurer), AVCC
Sally Devlin, AVCC
Beth Hay, AVCC (via MS Teams)

Elspeth Byrne (Secretary, AVCC)
Bill Lobban, Highland Council
Neil McIver, Police

2. Apologies for absence

Joe Kirby, AVCC
Jeni Pacitti, AVCC
Al Dargie, AVCC

Willie McKenna, CNPA
Kirsty Bruce, AGCT

3. Welcome and introductions – Peter Long welcomed everyone to the meeting.

4. Declarations of interest

Beth Hay declared an interest in agenda item 8d, Laraig View.

5. Minutes of January meeting

Kathleen Cameron proposed acceptance of the minutes, with the minor amendments as indicated. Seconded by Sally Devlin.

6. Matters arising from January meeting

Web site

Sally Devlin had requested that the Web site be made easier to navigate when using a Smart phone. Elspeth Byrne had requested fix of the Contact form and Forgot Password, an event calendar, inclusion of AGM agenda and minutes and a separate news page. Mike Copestake had quoted £600 including VAT for Elspeth's items but said that it was a more substantial job to make the Web site better for use with a Smart phone.

The meeting decided that £600 was too much and to leave the web site as it is for now.

Action: Elspeth Byrne to reply to Mike Copestake.

Action: Elspeth Byrne to ask a family member to try to fix some problems at no cost.

Traffic too fast at North of Aviemore

Beth Hay, Jeni Pacitti and Elspeth Byrne met with representatives of Highland Council and Hitrans on 7th February to walk the route and see the traffic speed problem. We are waiting to hear what Highland Council propose.

7. Treasurer's report

Elspeth Byrne proposed acceptance of the report. Seconded by Sally Devlin.

8. Business

a. Recent Aviemore crime incidents

Neil McIver, Aviemore Police, said that there had been 133 incidents in the area from 13th January until tonight. There had been 4 incidents of bike theft over a 10-day period with 6 bikes taken with a value of £7,500 and one incident where someone was assaulted. The Police are carrying out targeted patrols in and around Aviemore where staffing constraints allow. Neil McIver said that bikes are an easy target and the people taking them know what they are looking for ie high value bikes. He said that fortunately the public were aware of the problem and were taking steps to protect their property.

b. 2022/0023/DET (22/00029/FUL) Formation of access hill tracks adjacent to (1) Base Station and (2) Shieling at Land 1200M NE of Coire Cas Car Park – response by 21/2/22

Peter Long said that a new wider track was proposed going around the back of the bottom station buildings and up to the Shieling.

Elsbeth Byrne proposed no action. Seconded by Kathleen Cameron.

c. Re-Consultation Request for Application 2021/0105/DET – response by 14/2/22

Peter Long handed the Chair to Kathleen Cameron so that he could contribute to discussions. Kathleen Cameron asked for comments.

Peter Long said that this was on the agenda last April and there had been full discussion. Although this was a large site it was earmarked for the type of development proposed in the Local Development Plan, not for affordable housing etc. The three reservations previously expressed were height at the rear, finish of the building and traffic management onto Grampian Road. There had now been 9 months of professional inputs and the proposed development was now out for reconsideration. There had been 17 objections from local people who wanted affordable housing. More people had objected than had supported the development. Peter Long's view was that the development should not be supported and was disappointed that the revised plans had not addressed the Community Council's concerns. He felt that the size and scale would dwarf everything else. Elspeth Byrne, Sally Devlin and Beth Hay agreed. Sally Devlin and Beth Hay said that current businesses cannot get staff as there is nowhere for them to live.

Peter Long said that we will not get any more information or changes at this stage of the process. Whatever is decided tonight will be fed into Cairngorm National Park Planning by the end of February.

As an individual Peter Long moved that we oppose the development based on the same reasons as previously and also the extent of local opposition. All agreed.

Peter Long proposed that we submit an objection. Seconded by Elspeth Byrne.

Kathleen Cameron handed the Chair back to Peter Long.

d. 2021/0227/DET (21/02889/FUL) Laraig View – Erection of 7 houses, restaurant and production building – response by 16/2/22

The Community Council had previously asked questions regarding whether the houses would be affordable and could locals buy them. The meeting agreed to take a neutral stance.

Neutral stance proposed by Elspeth Byrne and seconded by Sally Devlin.

e. Badenoch & Strathspey Short-Term Let Control Area Consultation – response by 7/3/22

Bill Lobban said that the level of unaffordability of housing in Aviemore is unsurvivable – there is no possibility of young families getting enough money to buy a home and there is a lack of long-term rental property. Recently, one bedroomed flats have been sold off-plan for £190,000. Houses for sale in Aviemore are being snapped up as holiday rentals.

Bill Lobban said that the proposed Short-term Let Control Area has to apply across the whole of Badenoch and Strathspey or the problem would simply move to a nearby area. It is one of a number of measures to tackle housing issues. Lots of businesses now have limited opening times due to staff shortages.

Peter Long asked how the Short-term Let Control Area would work. Bill Lobban said that if someone wanted to buy a house for short-term holiday lets, they would have to apply for planning permission. The planning permission will take into account complaints giving more emphasis on local communities. It would not affect people buying a second home for their own use. The fees set for obtaining planning permission would have to cover the costs to Highland Council. Planning permission would stay with the property.

Kathleen Cameron proposed support of the proposal. Seconded by Sally Devlin.

Action: Peter Long will submit a response supporting the proposal.

Action: Elspeth Byrne to put on the Web site.

f. Consultation – Lost Forest Woodland Creation Phase 1 – case ref 21FGS62745 – response by 17/2/22

Kathleen Cameron proposed a neutral position. Seconded by Beth Hay.

g. Village Green bookings protocols

Peter Long said that there had been a request to use the Village Green for a Food Festival which would be a good event. He thought that it would be good to give priority to local organisations but if someone was planning to run an event with other stalls coming onto the Village Green then perhaps a negotiation would be appropriate.

Bill Lobban thought that a charge of £250 per day was insufficient and that the Community Council should aim to maximise income. Special arrangements could be made for specific purposes. Peter Long said that the £250 was a minimum charge and we could charge more.

Peter Long said that two separate Harley Davidson clubs wanted to reserve the Village Green for the Thunder in the Glens weekend in 2022. Highland Hot Tubs wanted one of the same days. Our position is that we have an agreement with West Coast Harleys for 2022. Highland Hot Tubs now want the same weekend date in 2023. Peter Long said that we could agree on the grounds that it is a local business.

Elspeth Byrne thought that the type of event was more important than whether or not a business was local.

The meeting agreed that we would not take bookings more than one year in advance and a deposit would be required at the time of booking.

h. Cycling UK Shift Funding – future sessions

Sally Devlin said that, as previously mentioned, bike maintenance sessions could be offered. Lead rides were not practical at this time of year. She could arrange two evenings of maintenance sessions with 6 people at each session. The remaining Shift funding could be used in March on a couple of lead weekend rides.

Kathleen Cameron proposed acceptance and Elspeth Byrne seconded.

Action: Sally Devlin to arrange the maintenance sessions and a couple of rides.

i. Resilience planning

This was carried forward to the next meeting. Bill Lobban suggested that Sandy McCook at Nethy Bridge would be able to advise on the process as they have already done this planning.

Action: Elspeth Byrne to contact Sandy McCook at Nethy Bridge.

j. Queen's Jubilee

Elspeth Byrne suggested that an event to be organised to celebrate the Queen's Jubilee – possibly a children's' fund day and tea and cakes. Bill Lobban said that the Ward Discretionary Fund could be applied to.

Elspeth Byrne proposed that an event be held. Seconded by Kathleen Cameron.

Action: Elspeth Byrne to get proposals for an event and arrange volunteers.

9. Reports from other organisations

a. CNPA report – none

b. Highland Council report

Bill Lobban said that funding had been agreed for development of plans for Myrtlefield and Dalfaber Drive.

c. ACE board member report

Beth Hay said that the storage shed had been blown away.

Winter Light Competition – the skate won.

ACE are waiting for Tulloch to do a site visit.

ACE would be holding a Spring Fair on 16th April.

The ACE and AGCT directors will meet to discuss Dalfaber Drive. Funding for Myrtlefield is being applied for through ACE. They have been in touch with the consultant and he starts work in March. A funding application will be made later this calendar year with a bid for around £14,000 for preliminary work to get a costed report.

d. AGCT report

The AGCT report was submitted in writing prior to the meeting.

Aviemore Ice Rink

Since opening in October we have received over 10,000 visitors to the rink. We have 40 young people signed up to weekly learn to skate and a similar number with ice hockey - although the ice hockey numbers may drop off as the safety kit needed to participate is expensive. The Trust have bought 5 full kits for loan and are looking to purchase a further five. A synchronised skate club is also being considered.

Ice Phase 2

Community are expressing a desire for a bigger ice pad and AGCT are at the early stages of scoping out a project that would see the rink increase to possibly a 20x30 or a 20x40 ice pad.

Dalfaber Drive

AGCT continue to partner with ACE with regards to Dalfaber Park (A Community Park for All). Peter Gordon of Advantage Sports Consultancy has been engaged to provide a feasibility study for Dalfaber Park. AGCT have made an application to Highland Council PBIF to assist with design work/visuals to support the feasibility study.

10.AOCB

The meeting expressed sadness at the news that Audrey Mackenzie had died. She was secretary of the Community Council and had lots of other roles around the local community.

Action: Beth Hay to write to the family on behalf of the Community Council.

Kathleen Cameron asked Bill Lobban if he had spoken to anyone about the drain covers. He said that one was BT property and the other one belonged to Scottish Water.

Action: Bill Lobban will email Kathleen Cameron.

Peter Long asked Bill Lobban if he knew what was happening about the abandoned car at the A9 junction. Bill Lobban has asked the Roads department for an update.

11.Date of next meeting – Thursday 10th March 2022

12.Close