

SEIL AND EASDALE COMMUNITY COUNCIL
MINUTES OF PUBLIC MEETING
HELD ON TUESDAY 25 July 2017
Easdale Island Hall

PRESENT: Julie Ferris (Convener), Seumas Anderson, Graeme Bruce, Alan Macfadyen, Charles Struthers, John Gordon (acting Secretary)

COUNCIL MEMBERS: Cllrs Elaine Robertson, Kieron Green and Andrew Vennard

MEMBERS OF THE PUBLIC: 10

NEW CONVENOR

Julie Ferris introduced herself as the new Convener.

Julie reported that Chris Dugdale had stepped down as a member of the Community Council, and thanked Chris for all that he has done, and continues to do, in support of the community.

APOLOGIES: PC Jeremy Moore, Anne Marie Robin, Uta Binnie

DECLARATIONS OF INTEREST

Seamus Anderson, as a landowner with a potential interest in the Scottish Water proposals.

MINUTES OF THE PREVIOUS MEETING

It was noted that under Health the "The Planning for Future Group Meeting" should have referred to "The Health and Social Care Forum". With this amendment the minutes of the meeting held on 23 May 2017 were agreed as an accurate record; proposed by Rose Wand, seconded by Sue Fenton.

MATTERS ARISING FROM THE MINUTES OF 23 May 2017

Scottish Water

A statement was read on behalf of the local stakeholders:

"The local stakeholders are continuing to communicate with SW on behalf of the community.

We submit this report to the SECC meeting, as we have submitted reports since the formation of the Group in June 2016. We ask those who claim to be ill informed of process and progress to check SECC meeting minutes and Seileachan reports. A substantial amount of documents were tabled at meetings and subsequently made available in Balvicar Stores. In addition information has been and is available on SW's dedicated Seil webpage www.scottishwater.co.uk/seil.

Since the last SECC public meeting, SW have sent an update letter to all households followed by a Community Information Event held in Seil Hall on 15th June. Feedback from this event is available on the Seil SW webpage.

SW informed us that "a considerable amount of comments supported our preferred option 1A." We have also been informed that 47 were recorded on the event's attendance register. 11 households who commented indicated they were on the SW system. 16 households who commented indicated that they were not.

Following approaches made to community councillors by a few locals, we, the local stakeholders, contacted SW and repeated their concerns about the proposed access road and we also requested any updates on progress. SW have responded."

John Gordon then read out some of the key responses from SW. The whole email thread has been tabled:

Stakeholders: We repeat and convey concerns about the proposed access road on behalf of a few locals who have contacted community councillors. We believe they did attend the event and have already commented.

Scottish Water: Scottish Water received feedback both at the event and following the event raising specific concerns about the access track. Scottish Water is currently undertaking a review which will include investigating alternative access tracks.

Stakeholders: We request any further information on progress that we might include in the SW report for the SECC meeting and for inclusion in the Seileachan.

Scottish water: We would be happy for you to share any of the content from the information event which is available on the dedicated Seil Island webpage. If you can publish the link to the webpage www.scottishwater.co.uk/seil via the community council and the Seileachan the community can access the most up to date information.

Since the Information event we have been preparing to submit applications for the required licenses and permissions and we will write to the community to inform them when these are going to be submitted.

There will be an increased presence across the Island over the coming weeks; this relates the maintenance at the existing Balvicar works and investigations on the sewer network. We will be on site at the Balvicar waste water treatment works week commencing, 24th of July and will be on site for approx. 3 days. This work will involve the lift, clean and potential replacement of membrane filters.

As part of our commitment to remove sources of surface water ingress into the network we will be carrying out CCTV surveys and manhole inspections on the sewer network. Work will take place in early August at 2 locations; West side of the Atlantic bridge and near the Balvicar stores. This work will last approximately 2 to 3 days at each location.

The question was raised about a perceived lack of community consultation leading to the choice of option 1A. John Gordon, representing the stakeholders, drew attention to the amount of information publically available in the minutes of the SECC, the Seileachan and stakeholder documents made available in the shop. Councillors Kieron Green and Elaine Robertson were supportive of the work done all by the stakeholders in the decision making process. Concerns were expressed about the location of 1A and building an industrial unit in an unspoilt area in the centre of the island. Asked about alternative options it was suggested that the new treatment works should be adjacent to the present site or that the present network be disaggregated into smaller units. These options had already been considered and rejected by the stakeholders. In their decision-making process the stakeholders had invaluable advice from the independent expert.

The Chair noted that although information had been made available about Option 1A which had been discussed at the March public meeting of SECC, it was referred to as “in the valley that runs up from Balvicar to the Ardencaple Road – hidden, secluded, and well away from houses”. The precise location of Option 1a and the proposed access road was not in the public domain until the event held on 15th June, unless people had obtained a copy of an SW report which was circulating unofficially in the community. Detailed written objections had since been sent to the Community Council, and it was incumbent on the CC to ensure everyone had a chance to express their views.

With regard to SW's assertion that "a considerable amount of comments (*from the open meeting on 15th June*) supported our preferred option 1A", the Chair noted that her interpretation of the results was that they were split about 50:50 between those in favour and those against.

Some of those present urged consideration of an alternative site and asked whether SW or the Stakeholder group were aware that the proposed location of 1A and the associated access road was in an area designated as Sensitive Countryside. None of those present were able to answer this point.

At the suggestion of Cllr Kieron Green it was agreed that the SECC would invite an SW representative with technical expertise to the next Public meeting in September.

Roads

Charles Struthers reported that Malcolm Cullen was now in charge but for potholes and other minor faults James Jackson was the person to be contacted on tel. 01631567983.

Charles reported a scam concerning someone who wanted to close their road for surface dressing.

Areas of knot weed along the road had been taped and Calum Robertson was taking all the necessary precautions during verge cutting. Charles expressed concern that the aim was to control and not eradicate. Landowners could take action if knotweed spread onto their land. Graeme Bruce raised the question of spraying close to watercourses. He demanded to see the evidence that Argyll and Bute were following guidelines and reporting spraying activity near to water courses to SEPA. A FOI request to SEPA had ascertained that nothing had been reported. Councillors Robertson and Green defended the Council and were satisfied that staff involved had undergone all the necessary training. They suggested a representative of Argyll and Bute should be invited to address the SECC. After considerable debate the Chair drew the discussion to a close.

Tramway cottages road adoption.

The ongoing saga regarding a broken drain was discussed, the Chair expressing frustration that it remained unresolved after nearly a year. The original developer had provided documentation that the road was constructed to the required standard, and Cllr Kieron Green had confirmed back in February that in his view A&B Council should treat the road as though it had been adopted in 1995 (or 1996) and then organise maintenance in line with that arranged for the Council's other roads. Councillor Kieron Green had intimated before the meeting that the letter requesting adoption could come from the Community Council. Julie Ferris had spoken to one property owner who was in favour of the Community Council making the formal request. The Community Council would make every effort to resolve this issue as soon as possible.

Graffiti on road signs.

Kieron Green reported that the clean-up of the road signs on the road leading up to and outside the school grounds was now approved.

Health

The Chair spoke to a Media Release from Argyll and Bute Health and Social Care Partnership regarding the Consultant Recruitment Challenge facing Lorn & Islands Hospital. Such challenges and the impact on local patients of centralisation of services in Glasgow with consequent cost and difficulty of travel were discussed. A comment that only Oban CC was involved in the Health and Social Care Forum was countered by Elaine Robertson who said that the forum was open to all and several other CCs had been present at meetings. The forum meets bimonthly and it is hoped that someone from Seil and Easdale will be able to attend the next meeting on 7 August.

Police Report

Jeremy Moore had clarified why some speeding motorists had been given warnings instead of a fine. This was because the speeds were marginally over 30 and within the limits of accuracy of the recorder in use. A more accurate machine was used on two occasions recently – you have been warned!

Speeding at Balvicar will be looked into after the school returns.

Planning and Listed Building Consent for Building: *New since last meeting*

Alterations and extensions to dwelling house, including erection of porch Innishmore Ellenabeich Isle Of Seil Oban Argyll And Bute PA34 4RQ

Ref. No: 17/01651/PP | Received: Tue 20 Jun 2017 Validated: Tue 20 Jun 2017 Status: Pending Consideration

Erection of extension

Achnaroish Cottage Balvicar Isle Of Seil Oban Argyll And Bute PA34 4TE

Ref No: 17/01521/PP | Received: Mon 05 Jun 2017 Validated: Wed 07 Jun 2017 Status: Application Permitted

Erection of extension to dwelling house

Ashburton Balvicar Isle Of Seil Oban Argyll And Bute PA34 4RD

Ref. No: 17/01343/PP | Received: Wed 17 May 2017 Validated: Wed 17 May 2017 Status: Application Permitted

Erection of porch extension

Dunmarrock House Balvicar Isle Of Seil Oban Argyll And Bute PA34 4TE

Ref. No: 17/01307/PP | Received: Fri 12 May 2017 Validated: Fri 19 May 2017 Status: Application Permitted

Alterations and extension to provide upper floor accommodation comprising private office and store with external stair and balcony access and erection of retaining wall

Cnoc Ard Balvicar Isle Of Seil Oban Argyll And Bute PA34 4RA

Ref, No: 17/01197/PP | Received: Tue 02 May 2017 Validated: Mon 08 May 2017 Status: Application Permitted

The Community Council was informed that planning permission for the application (14/01058/pp) Erection of a fence (retrospective) at the Old Engineering Works, Ellenabeich had been approved. This application first made in July 2014 had been in abeyance since 2015. This application was linked to objections to the gating of a public right of way.

Bus Shelter

Tendering requests for the concrete plinth for the bus shelter were ongoing. It was hoped that the shelter would be in place by October.

Parking in Oban

Councillors Kieron Green and Elaine Robertson confirmed that a TRO regarding Oban parking had now been published. There would be 30 minutes free street parking and the areas covered would be extended to include the Esplanade to the War Memorial and the Gallanach Road. There would no longer be free parking at Lochavullin, Atlantis or Ganavan. A new free parking facility would be available at Mossfield. The view was expressed that the residents, especially the elderly, in

communities south of Oban were being disadvantaged by having no local bus services to connect to services to Glasgow and beyond. It is a long walk from Mossfield to Argyll Square especially at the unsociable hours required to connect with a bus to and from Glasgow.

Forward Planning

A Forward Planning open meeting was held on 29th June 2017, attended by 14 participants who worked in 2 groups on the Footpaths and Sea Access projects. Thanks to Allan Coutts and Christine Wills for chairing and to Sue Fenton and Julie Ferris for note taking. Thanks also to Christine and Sue who have agreed to present group reports at this Community Council meeting.

Both projects are progressing well while attempting to meet the challenges of community awareness, communication and consultation. The Community Council's approval has been sought before letters are sent out to landowners and residents who might be affected by project proposals. It is now time to discuss updating and reforming the Kilbrandon Trust to act as a vehicle to obtain any required future funding. This will involve the whole community. Also, a proposal has been made that Seil applies to join the Lorn Islands Partnership. This also could have many community benefits. It is hoped to include articles about Forward Planning progress in the Seileachan but the best way for any interested or concerned member of the public to be informed is by attending meetings. The next meeting is planned for September, date yet to be confirmed.

Sue Fenton reported on the progress of the Sea Access group. A 'signposting' document has been produced, which details access to the water for small craft, as well as listing marine businesses on the island. This has been placed on the Slate Forum, and hopefully on the community website. The group has also written a letter which will be sent to all landowners on the more sheltered, east side of Seil, asking for help with access. Sue asked for help in tracking down some of the addresses. Christine Wills reported on progress of the Paths Group. The paths group, having already prioritised identifying possibilities for establishing a pedestrian footway between Clachan and Balvicar, has decided on a white line demarcation at the side of the road as the most suitable option. Examples have been observed elsewhere in the Highlands and islands, sometimes with a different coloured surface on the footway to help differentiate it from the carriageway. Bicycles could also use this track. Some improvements to the road edges would be necessary, and parts of the verges might be incorporated, but there would be minimal disruption to properties at the side of the road, and funding would include making good any such disruption. The Council's Sustainable Transport Co-ordinator will support us in applying to the Scottish Government's Improving Public Access fund, and in funding and commissioning a feasibility study as an essential preliminary. The group has requested the CC to ask the Council for a list of property owners along the proposed route so that full consultations can take place before any other actions. We believe the road improvements entailed in this proposal have the potential to benefit drivers by improving parts of the road surface, and if the project is successful we would hope that it could be extended. If Scottish Water's option 1a goes ahead we will look into possibilities of taking advantage of any community benefits on offer.

ANY OTHER COMPETENT BUSINESS

Bins

The bins at Cuan had not been removed but the area was tidier. The management of the refuse bins from Easdale Island was satisfactory. It was noted that the white lines to prevent cars parking so as to obstruct buses had not yet been provided. It was stated that a TRO had been initiated. It had been decided that an imploder for Easdale Island would not be feasible.

Tramways collapsing on Easdale

A representative of Historic Environment Scotland had met with Alan MacFadyen and Duncan Smallman and this will be followed up by an inspection by an engineer. They are looking for photographic evidence which might indicate the timescale of the deterioration. A grant of £ 5 or 6k might be available. Overall the feedback was positive.

BT poles on Easdale Island

A BT Openreach CST engineer came to inspect the poles on Easdale Island. He was given two telephone numbers, one to report damaged poles and the other to report faulty junction boxes. It was pointed out the fibre optic broadband had reached Ellenabeich. An Easdale Island initiative to bring wireless broadband through “Back of Beyond Broadband” was ongoing

TABLED PAPERS: URL details relate to recent papers of note.

- Scottish Water reply to local stakeholders commenting on the feedback from the 15 June open Day.
- Media Release from A&B Health & Social Care Partnership 18.7.17
- A Community Led Action Plan starter pack

DATE AND TIME OF NEXT MEETING

Tuesday 26 September 2017, 6.30pm, Seil Island Hall