

Craignish Community Council Minutes of Meeting  
held in Craignish Village Hall  
Wednesday 7th March 2007 (DRAFT)

Present

Don Phillips (Vice Chair)

Colin Smith (Treasurer)

Mary Smyth (Secretary)

George Bevan

Simon Bevan

Sandy MacKilligin

Sandy Ritchie

Also in attendance 18 members of the community.

#### 1. Apologies for absence

There were apologies for absence from Councillor Alison Hay, Alastair MacLachlan and Ann Wilson.

#### 2. Results of election

Don Phillips as Vice Chair reported that in the recent election to fill the vacancy on the Council Simon Bevan, as the sole nominee, was elected unopposed, and he was welcomed to the Council.

#### 3. Election of Chairperson

George Bevan was nominated by Colin Smith and seconded by Don Phillips and was elected unopposed as Chairperson, and took over the Chair for the remainder of the meeting.

#### 4. Minutes of the Last Meeting

The minutes of the meeting held on 10th January 2007 were signed as a true record.

#### 5. Matters Arising

5.01 Colin Smith noted that the planning application for land behind the Galley had still not been validated, and asked the Council to confirm that the decision made at the last meeting still stood, and that if the application was validated before the next meeting the Planning Sub-committee was authorised to object. It was agreed that this was the case.

5.02 Colin Smith reported that A&B Council Planning Department had confirmed that later this year the responsibility for Neighbour Notifications in respect of Planning applications will transfer from the applicant to the Council.

5.03 A and B Council has also confirmed that they do not now erect a Planning Notice outside properties subject to a planning application because it is not a statutory obligation.

5.04 It was agreed that the Community Council would ask the Post Office if they would be prepared to hold copies of all plans.

5.05 The joint Craignish/North Knapdale response to the consultation on the Coastal and Marine National Park has been submitted and will be put on the CC Website.

5.06 Mary and Colin attended the drop-in day on Core Path Planning. Questionnaires for members of the Community and Land Managers are available on the A&B Website, as is a map of the Core Paths planned for Craignish.

5.07 SEPA has sent over 20 letters to properties with unauthorised septic tanks in Ardfern. All septic tanks have to be authorised by SEPA. This is part of the planning process for new buildings but old buildings also need the have SEPA authorisation at a cost of £85. SEPA confirmed that ACHA is organising the emptying and cleaning of the septic tank for Ardfern Cottages. There is still a problem with raw sewage in the reeds below the Galley and Craignish Cottages, and SEPA is in contact with the owners.

5.08 Scottish Water reported that a wastewater solution for Ardfern was still being investigated and that the water improvement plan was in late stages of assessment and a fuller report would be available soon.

#### 6. Planning

6.01 The Planning Sub-committee reported a Planning Application for a change of use of a storage facility to a cut and chill facility at Barrichybean Pig farm. It was resolved to make no objection. The Community Council was asked by the Planning Department if, because the 2 objections to the application at Plot 11S Craobh Haven have been withdrawn, the Community Council would withdraw its letter of concern. This was agreed, although its concern over the use of retrospective planning and non-material amendments was reiterated.

6.02 There are 2 new planning applications for houses on Corranmore, which were held over for public discussion.

6.03 The opportunity for the Community Council to attend the inquiry into the Draft Local Plan has been missed, however the Inquiry Programme Officer has assured us that written submissions, which must be received by 10th April, will be treated with exactly the same weight as personal appearances. A draft response will be prepared and put on the Community Council website and emailed to the circulation list by 27th March.

#### 7. Secretary's Report

7.01 Costs of £26.04 have been incurred for Hall hire for joint meetings with the Kirk Session and the Community Company about affordable housing, which the Treasurer was authorised to pay.

7.02 A letter and questionnaire has been received from Pete Peacock, MSP about rural Post Offices, also a letter from A and B Council enclosing their response to DTI consultation on rural Post Offices and suggesting that Community Councils should lobby on behalf of their Post Office. It was agreed unanimously that the Post Office was a vital community asset and we should write a letter of support.

7.03 Lloyds TSB Foundation for Scotland is holding a surgery in Oban on 23rd April. The surgery is an opportunity for local charities to have a one to one session with an assessor to discuss how to put in an application to the foundation.

7.04 The Scottish Executive is seeking to ensure the public is involved in the preparation of Scotland's National Planning Framework and has sent leaflets with a questionnaire. Copies will be available in the entrance of the hall.

#### 8. Treasurer's Report

8.01 Funds stand at £1,039.96 of which £678.28 is Council funds and £361.68 is for Road-end. There have been payments for the hall hire of £11.20 and the addition of interest.

8.02 Following the election of the new Chairperson the cheque signatories are to be changed. Lix Armstrong will be removed as signatory and George Bevan added.

#### 9. Chairman's Report

There was no report from the Chair.

#### 10. Roads and Road-end

##### 10.01 Road-end

The ditch at the road-end has been filled in and a pipe put in, and more work will be done when the weather improves. The notice boards will be started now.

##### 10.02 Pot-holes

Some of the worst pot-holes have been filled in.

10.03 Sandy R reported that there are plans to straighten out the 13 bends and surveying will start this year.

##### 10.04 Footpath to Village Hall

It was agreed that an application will be made to the Environmental Justice Fund for funds for the footpath to the hall. Jan Brown volunteered to help with the application and Alex Pollock has volunteered to carry out a survey among parents about additional car journeys made because of the danger of walking with small children.

#### 11. AOB

Colin Smith raised the issue of the school and the fact that it is almost at capacity. Alison Hay has confirmed that A and B Council has made no capital allocation for Craignish School. Colin confirmed that the head Teacher Ann Wilson is also lobbying for action. The capacity of the school is 39, although the constraints of the building mean this number could not easily be accommodated. It was agreed that the Community Council would write to the Education Department, the leader of A and B Council, Councillor Hay and the Planning Department to flag up concerns. Simon Bevan offered to take on responsibility for liaison with the Police and Sandy Mac for Health.

The Community Council thanked Donald Shaw for removing and burying the deer killed on the road in Ardfarn.

#### 12. Date of Next Meeting

The next meeting which will be held on Wednesday 2nd May 2007 at 8pm in the Village Hall will be the AGM.

There being no further business the meeting closed and opened for public discussion.

THESE MINUTES ARE DRAFT UNTIL THE NEXT MEETING

#### Public Discussion

There will be a showing of Al Gore's environmental film 'An Inconvenient Truth' in the Village Hall at 8pm on Monday 19th March at 8pm. Admission is free and everyone is urged to attend.

Beach cleaning season is here again and the BBQ and beach Clean at Kintraw is on March 25th at 11am.

There is an abandoned car at the end of the tarmac on the Ardlarach Road, also one at Corranbeag. George will action this.

The 2 current planning applications were discussed. One for a house at Corranmore is in a Rural Development area, but it was felt to be in too prominent a position. One on Corranmore land behind Corranbeag is for a herdsman's house for the goose farm. This is in area designated 'Country around a Settlement' and bordering on 'Sensitive Countryside' in the Local Plan, and does not meet the requirements of PAN 72. It was felt that this too was in too prominent a position, although all agreed that the Community Council must be fully supportive of the expansion plans for the goose farm. It was agreed that members of the Community Council would visit the sites before making a decision.

Phil Springthorpe has objected to the land in Ardlarach Glen being designated as a Rural Opportunity Area in the Local Plan and asked the opinion of the community to support his objection at the inquiry. There was some support from the public for his position.

It was suggested that the milestones in the parish should be painted.