



TORPHINS COMMUNITY COUNCIL
Minutes of Meeting
Thursday 7th July, 2016 at 7.30 p.m.
Learney Hall, Torphins

(1) **Present:** John Lucas (JL) Chair; Eric Day (ED); Colin Rouse (CR);
Hamish Booth (HB); Norman Morrice (NM)

In Attendance: Cllr Geva Blacett (GB); Eleanor Day - Minutes;
Tom Drummond - Learney Bar/Bistro

Apologies: Cll Katrina Farquhar (KF); Cllr Peter Argyll (PA); Liz Moore (LM)
Jayne Clarke (JC); Will Maclean (WM)

(2) **Intimation of Noted Interest:** None

(3) **Confirm adoption of Minutes of Meeting 2nd June 2016:**
Approved John Lucas: Seconded Eric Day

(4) **Finance Report:**

The Bank Balance stands at £1936.91. This excludes £750 ring fenced for the PAD fund.
WM to contact Ann Conroy to get an update on a second defibrillator for Torphins.
To date £500 has been donated from Bread of Life and £250 from John and Mary Watson.

Blachere - repair of Xmas Lights: ED indicated that he would approach Scotmid to
inquire if funding could be obtained towards the cost of repairing the 'Snowflake' the large
feature light for the tower.

Torphins Gala: A cheque for £20 is required to secure a pitch at this years Gala.

(5) **Planning Matters:**

APP/2016/1246 & 1247 - Learney Arms Hotel

JL advised that Alex Shepherd had just been informed by Aberdeenshire Council's planning
department that its report to the AC Councillors would be in support of the application.

Tom Drummond, who plans to develop the Bar/Bistro, introduced himself to the TCC.

He has been very concerned at the way the application has been dealt with. The submission was made in May but various issues have caused delays. These include Consultation Reports for Historic Scotland, plus two objections that he has only now been advised about. At present all work on the property has stopped. All his projections were based on being able to open the Bar/Bistro at the end of August and he was very concerned that delays might not make that possible. He indicated that if he could not open as planned then he would have no alternative but to pull out. The application is not in his name but Alex Shepherd's. However after a meeting today with AC he felt more confident that things were moving forward and that AC had put milestones in place which were achievable.

JL thanked Tom for coming along to the TCC meeting and advising them of the present situation. JL said that the TCC and the public had given their support to this venture and they hoped it would succeed. GB advised that if Planning recommended that this development go ahead she could not see how it would not go ahead when it comes before the councillors next week. Although they are working to a Vacation Committee Tom should still be informed of the outcome by next Friday (15th July).

GB also advised that once the process had been completed Tom should get in touch with her to advise of concerns he has had regarding the process and she would take this up with the relevant people to improve future processes.

The Old School House:

A Bat Survey has been carried out and no bats have been found. The Roads Department has also highlighted the access areas requiring to be redressed. TCC also highlighted this in its report. The Archaeology Services will require a full photographic survey to be carried out.

Woodside Croft, Beltie: No comments.

APP. 1787 Station Garage Workshops

Full Planning Application for 10 Flats. Previous Applications had been adjusted to lower the roof heights and reduce the number of flats following a consultation with the people of Torphins.

Two objections for the new application had been received from people staying close to the development, indicating that there was no need for additional flats in Torphins. Two 'In Favour' had been received, one from a person currently residing in Banchory and one from a Stonehaven resident, both indicating that they were interested in purchasing flats in Torphins.

It was noted that AC would require a Ground Contamination Survey.

APP/. 1759 Station Garage - Main Road Torphins

This application is for 50+ houses and flats and at present falls outwith the local Development Plan. The new Development Plan is at present with the Scottish Parliament so no decision should be made until this is in place.

There is also a lack a detail available as to the layout and structure of the proposal making it difficult for any decisions to be made by both the TCC and the people of Torphins.

Objections have been received from SEPA regarding Surface Water Drainage and from the Road Department stating the plans show insufficient parking and also requesting various other items of information be provided

TCC felt that both applications from Station Garage were inter dependent. TCC felt it was important that the public has the opportunity to comment on both developments and recommended that a Public Meeting be held to discuss and feed back relevant comments to AC Planning Department. It was agreed that a Public Meeting would be held on Wednesday 13th July which would allow time to send in any objections or concerns to the Planning Department. Notice of the meeting would be publicised on the Notice Board and on Face Book and the TCC website.

(6) Heart Start Course

This had been a very successful event with 25 participants and a waiting list.

Regular monthly Heart Start courses, in Aboyne Community Centre, will commence on the first Monday in September and it is hoped that Torphins will offer local refresher courses every six months.

GB fully supported this as she has grave concerns about the lack of sufficient ambulance support in the Marr area. Ambulances are based at Banchory, Ballater and Alford but cover a huge catchment area. She felt that the course would enable many more people to have at least some experience to perform CPR in an emergency while waiting on an ambulance to arrive.

TCC was not aware of this problem and it was agreed that Dr. Neil Campbell would be approached to get his view on whether the cover in this area was adequate or not. If any concerns were raised then TCC should see if there were any ways of improving the situation. GB asked to be advised of the outcome.

(7) 27 Station Road, Torphins.

Council House vacant at present. There has been no feedback regarding TCC's request that the property be let to only suitable tenants.

(8) Public Toilets in Park

CR raised the question of Public Toilets in the park. There are toilets next to the tennis courts but they may not always be open. No one was sure if they belonged to the tennis club or AC. GB advised that AC ran the one in the centre of the village but would not take on any others. To her knowledge various other villages had raised money to provide additional toilets and have them maintained and cleaned. CR felt that it was important to provide this facility in the park which is well used. TCC agreed and CR was asked to investigate and report back.

(9) Web Site Development:

Nothing to report

(10) Torphins Park:

The ongoing problem of flooding at the south east end of the park has had further investigation. Beneath the several concrete manhole covers in, and around, the park are what would appear to be plastic drainage pipes. It may be possible to tap into these which could assist in alleviating the flooding problem.

(11) Play Park Equipment

ED had contacted the Youth Club Leader at Torphins Church asking her to consult with the young people regarding what type of equipment they would like. He is still waiting for a reply.

(12) Notice Board Map:

In hand.

(13) Dog Fouling Problems

The measures taken seem to be working but TCC will continue with the plan,

HB has had a request for a Dog Poo Bin along Craigmyle Road near to the Creamery.

(14) Telephone Box at Sundays Wells

Nick Edgar has very kindly fixed the broken door. It now requires two new straps and to be painted. CR will purchase the required items. CR and ED to paint the box and fit the straps.

(15) Torphins Gala

TCC to take a stall at the Gala to promote the TCC and to educate the public on what role the TCC plays. To encourage people to visit the stall a "Guess the Name of the Whisky" Raffle will be run. The public will also be asked to adopt one of the flower tubs during the winter months to enhance the look of the village.

Cost for the pitch is £20. The committee will supply table and chairs but the TCC will have to supply a Gazebo.

CR could supply one 9m x 3m which may be too large. WM has a smaller one and will be asked if he can make this available.

(16) Beltie Burn Bridge

Outstanding

(17) Additional Glass Recycling Bins

Outstanding

(18) Community Resilliance Plan

ED to pass to CR

(19) A.O.C.B.

19.1 Land near Annesley lying in water.

HB advised that this is the site of a proper stone drain which is important for water drainage but has been neglected. PA to be advised of this at the September meeting to see if there is anything that can be done.

19.2 The Mombodo Road path which was recently upgraded by the TCC is already showing signs of breaking up. GB advised she would email Ralph Singleton to see if 'planings' could be made available at no cost. This could then be used to repair the surface.

19.3 Pop Up Shop - Made in Marr

GB is very interested in encouraging villages around the Marr area to offer Pop up Shops in empty premises over the Xmas period. This will allow local craft people to sell their goods made in the local area to the local people and visitors to the area. She has already discussed the possibility of using the corner shop in Torphins which was set up as an undertakers but closed recently. The undertaker, Mr Dow, was very interested in this idea and GB will now contact Mr Dow again and approach Scotmid, the owner of the premises.

19.4 Manhole Cover for Xmas Tree.

NM advised that this cover had been damaged due to cars continually driving over it. ED asked if NM would be able to provide a more substantial replacement. NM agreed.

The next meeting of TCC is Thursday 1st September

Minutes approved: Hamish Booth

Seconded: Colin Rouse