

Kingsbarns Community Council
Minutes of meeting held at Kingsbarns Memorial Hall,
Monday, 4 July 2016 at 7 p.m.

In attendance: KCC members: Eileen Brown (Treasurer), Calla Cobb, Martin Dibbs (Secretary), Margaret Harkins (Chair), Sue Jenkins, Shona McIntosh; Cllr Donald Macgregor, Cllr Elizabeth Riches; Gillian Tetlow, Community Police Officer; 10 members of the public.

Also in attendance Kevin Smith, Lead Professional, Roads Network management (North Fife) representing Fife Council and Alistair Macleod representing Transition St. Andrews.

The meeting opened at 7 p.m.

1 Apologies. Apologies for absence were received from Cllr John Docherty.

1A Community Police Officer. There were no issues to report from the local community. PC Tetlow outlined some issues which had arisen recently including a car window smashed and a handbag taken at the distillery as well as a break-in at the golf ball testing site currently under construction in which some high value tools were stolen. She requested that any local residents seeing suspicious activities should contact the police immediately.

2 Condition of Kingsbarns Roads. Kevin Smith addressed the meeting on this subject. Briefly, for road maintenance the problem was one of falling budgets and that for this reason there was no prospect of Kingsbarns' road network being resurfaced in the immediate future. Potholes in roads had to be at least 40mm in depth before they would be repaired and those in footways 20mm. Length was not of relevance; what was important was that vehicles could pass over them safely and without causing damage to the vehicle. Robert Harkins pointed out that he had identified 209 pot holes in Kingsbarns roads plus another 80 on the road to the beach. Where repairs had been made they were frequently of poor quality and often adjacent potholes had been ignored even though he had witnessed unused and available repair material being removed from the site. Mr Smith acknowledged deficiencies in the system, explaining that delays to repairs were inevitably because of the cyclical nature of inspections and that the type of infill depended on the nature of the failure in the road. He recognised that road inspectors all had a slightly different view of the type of repairs necessary and this was an issue which needed a common approach – a matter he would address through training. Mr Smith agreed to look at repairing the roads which also served as footways in Kingsbarns where the requirement for footway repairs is when the depth of potholes reaches 20mm in depth rather than 40mm for roads.

The issue of flooding in Station Road was raised by Kate Holy and Mr Smith said that he would investigate this matter on leaving the Memorial Hall immediately after the meeting.

3 St. Andrews to Crail Cycle Path Study. Mr Macleod outlined the findings of the recent SEStran funded study into the possibility of linking St Andrews to Crail via a cycle/multi-user path. The study involved route assessment and consultation with local communities and landowners. The next stage involves carrying out further route development work, engagement with stakeholders along the route and to set up a steering group representing interested parties including community councils.

4 Minutes of the last Meeting

The Secretary drew the meeting's attention to and apologised for an error in the minutes: page 2, item 6.2. The paragraph should begin 'Kingsbarns Community Council' and not 'The University'. The minutes were proposed by Calla Cobb and seconded by Sue Jenkins.

5 Matters Arising. There were no matters arising.

6 Scrutiny Committee. Cllr Riches reported the following to the meeting: a paper will be presented to a Scrutiny committee in the near future with conclusions that are likely to be along these lines:

- 1) Housing Services should provide greater clarity on all tenancy options available through RHfR and similar schemes
- 2) Housing Services should undertake an early "lessons learnt" review of RHfR with a view to informing adoption of future phases of this and similar initiatives
- 3) Housing Services should review the community engagement strategies they employ in supporting initiatives like RHfR to ensure they are as sympathetic as possible to the needs of local communities.
- 4) The relevant Policy Advice Group should consider
 - i) Our knowledge of local housing matters and the strategies adopted for intervention, to include considering buying shared equity properties to secure them timeously
 - ii) Whether greater consideration should be given to the opportunities to buy back former council houses, especially in areas of great demand.
- 5) Involvement of Reporters that result in changed conditions to those of a planning committee should go back to that committee.

This is only where we are now. The report needs to go to all concerned for comment on the accuracy so KCC Convenor of the Planning Sub-Committee will get a chance to see it and suggest any alterations. What the committee finally decides is down to the committee.

7 Treasurer's Report. The Treasurer is hoping that the accounts will be ready for presentation to KCC for the next meeting. There has been no response from the bank to date regarding change of signatories

8 Planning Report. Kate Holy, Convenor of the Planning Sub-Committee, reported on the following:

8.1 Kenly Wind Farm

At the time of writing, the Reporter has only just been allocated to examine the University's appeal against Fife Council's refusal to change the condition for the Radar Mitigation Scheme.

Two further applications by the University, one to change other conditions (including again the Radar Mitigation Scheme) and one relating to building the housing for the underground cabling have not yet been determined by Fife Council. KCC has objected to both of these.

The University has now just put in a further application to alter the access to the site for enormous vehicles. I have only just seen this and I am not yet sure I understand what they are asking to do so I need to look at this further. I think in general what the University is trying to do is to get permission for something in order that work can start at some point on the site and it will be eligible to apply for grants. As I understand it, work has to be begin before September. My own view is that until the University has sorted out all the various bits they are having difficulty with, it would be sensible for no new applications to be approved. Their original approval from the Reporter gave them I think 40 conditions to fulfil but they do

not seem to be able to do this despite three years having passed and some years to prepare their application before this. I would be grateful for any guidance offered.

8.2 Rose Cottage

The builders at Rose Cottage, or rather the Project Manager, Christine Palmer, put in a planning application to demolish the listed wall they had half demolished on the grounds that it was unstable. I wrote to everyone possible about this travesty and sent a document with photos to the conservation officer with copies to the enforcement officer and the planning officer. The upshot was that, following a visit from the planning officer and enforcement officer Christine Palmer was told that on no account should the wall be further demolished and that the part of the wall they had demolished should be reinstated by a qualified stone mason. The application to demolish the wall was withdrawn and a new application to install a heat pump and solar panels was made. After considerable discussion with the neighbours and the planning officer and the KCC and assurances that the wall would not be touched, the KCC objection was withdrawn and I sent in instead a comment with request for conditions. The listed building part of the application has been approved with insufficient conditions but I wait to see what will happen with the full planning application. It is certain that they have been forbidden to touch the wall, but I have to say that they were always forbidden to demolish the walls. It may help that enforcement have already been out twice and threatened referral to the Procurator Fiscal.

8.3 Kingsbarns Golf Course – Moving Tees

You will recall that at the last meeting we agreed to oppose the Golf Course's application to move tees nearer the sea on the grounds that it would be a threat to coastal path walkers. The Golf Course withdrew their application but mainly because they had been advised that their maps were not good enough, I understand. A new application has been made which is little different from the original one and I suggest that we resubmit our previous objection.

It was AGREED that KCC would object to this new planning application.

9 Membership of KCC

9.1 Chair proposed a vote of thanks to Jean Bell who has resigned from KCC.

9.2 Shona McIntosh proposed and the Secretary seconded Ulrike Weiss as a new member of KCC.

10 Any Other Business

10.1 The Secretary briefly outlined the *Small Sparks* scheme for grants to people or groups for community activities. He also drew the meeting's attention to the *On Your Doorstep* website (www.onyourdoorsteplife.org) which provides information primarily for people who use both social care services and health and social care professionals.

10.2 In wanting to raise the profile of the Community Council locally, Chair suggested producing a leaflet outlining its function, its current membership and its recent achievements. It was AGREED to do this.

11 Date of Next Meeting

The next meeting will be on Monday 5 September at 7 p.m.