



MILNGAVIE COMMUNITY COUNCIL

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MINUTES OF THE MEETING OF MILNGAVIE COMMUNITY COUNCIL
Held in the Fraser Centre on Wednesday 6 March 2014

1. Present

Community Councillors : D Hamilton , E Crombie, M Prentice, M Millerick, C Christie (Chair), R Hooper, W Blakey, G Johnston, L Edwards, A Blain, L McCreadie, R Miller

Attendees : K Finlayson EDC, G Black EDC, Cllr Gibbons, Cllr Henry, Cllr Gotts, R Mackay, S Laverge

2. Apologies : J Pentland, C Diaz

3. Convener`s Opening Remarks

C Christie welcomed everyone and asked that members of MCC return the form with contact details to Caroline as they might be needed in case of emergency at a meeting. They will not be shared with other parties.

It was noted that W Blakey has offered to post the minutes in the library and the 2 precinct notice boards and awaits a key from N Peacock.

4. Minutes of 5 Feb 14

These were agreed with one amendment: Pg 4 the reference to residents at the item on dog fouling should read Mains Estate Residents Assoc.

5. Police Report

The Police report had been circulated. Crime statistics in Feb were: 4 assaults, 4 RTA, 7 vandalism, 3 breach of peace, 10 thefts, 1 drugs. 60% detection rate.

6. Treasurers report

The Community Account has a balance of £1,159.47 and the Administration Account has a balance of £11,297.47 after the Milngavie Heritage Society grant of £3,500 had been made.

If any members of MCC have queries about expenses incurred they should speak to the treasurer.

7. EDC Housing Officer report

The meeting welcomed K Finlayson and G Black who provided information on housing policy and allocations in East Dunbartonshire. The Housing Strategy has assessed housing need and demand and the demographics of the population.

In the past 3 years 600 affordable houses have been built by EDC at a cost of £12m.

There are a range of options including shared equity ownership. There are 4,100 applicants on the waiting list however not all of these have a housing need and some just wish to move to the area.

There are only 250 properties available each year. Anyone in Britain over 16 can apply and the list must be open. There are 527 Council properties in Milngavie and 53 of these are sheltered. The highest priority queue is for homeless people either living in the district or with a connection and those with an urgent medical need (50% allocation). The next priority queue is for those who are living in the area with a private landlord (30% allocation) and the 3rd queue is for elderly people who wish to move to the area to be near family.

When a new build of affordable houses is allocated this is done by EDC and after that when properties transfer 50% of them come from the EDC list and 50% from the Housing Assoc who manage the properties.

There are plans to build 20 units in Keystone in 16/17. It was noted that changing demographics mean more demand for smaller properties and these are in short supply with a longer wait eg approx. 2 years for a 3 bed and 3 years for a 2 bed property.

EDC will also lease properties from private landlords and have half a million pounds a year to buy back former council properties eg four in a block.

7. Community Council Liaison Committee

EDC organize these meetings **twice a year (up to four can be held if required)**. The CC reps meet for half an hour prior to the meeting and it was noted that they shared similar concerns and wonder if this committee is a suitable forum for discussing these as the meeting is very short and structured by EDC. The chair of Kirkintilloch CC will be producing the agendas in future.

Callum met with the chairs of other CCs informally and they agreed that it would be useful for the CCs to speak with a unified voice on shared concerns.

Cllr Gotts suggested that the School Parents Council that he attends seems to operate successfully with an opportunity to share information between the groups and perhaps this might be a good model.

8. Communication Channels with Elected Councillors

A useful meeting took place with the 3 Councillors and Callum and Wilson had attended. A joint report by the Councillors was circulated with some suggestions on how to take forward communications and improve information:

- a) A joint Cllrs report will go out with the agenda for MCC with a summary of issues of importance to Milngavie and information on decisions made and pending eg upcoming public consultations.
- b) EDC officials can be invited to attend any CC meeting to give background information on any areas of interest.
- c) The EDC website is an important source of interest and a familiarity session could be arranged to assist members to access information.
- d) The Community Council liaison meeting requires some improvement to operate more effectively
- e) The local CCs could exchange minutes for information

It was agreed that it would be useful to have a clearer understanding of how to access information on Council minutes and agendas and that this responsibility could be divided amongst members.

The Chair asked members to consider these suggestions and to email him with any other ideas. The elected members were asked what they considered the role of MCC members to be and it was suggested that we should be able to feed in the representative views of the community to the meeting.

9. MMM Update

The Big Lottery potentially could award £10,000 from the Investing in Ideas fund to allow us to develop an Action Plan with a professional company and with community involvement. It would take at least 6 months to develop and could cost more than this amount.

MCC need to consider if it would make up any shortfall if necessary. The group is ready to discuss with other Community Development Trusts how they went about the process. It was suggested that we should check that we have the remit to do this with our funds.

It was noted that Callum also chairs this group and Wilson pointed out that a member of MCC must chair a sub group. It was reported that there were 9 at the last meeting with 4 of them from MCC. MMM has 100 email addresses from the public meeting and they will be notified and asked for further involvement when the Lottery Bid has been submitted. The BID result for the town centre will be known on March 17th.

Cllr Gotts stated that a Milngavie Development Trust would be a separate body with its own chair. MMM feel they are ready to stop talking and start doing.

10. Allander Champions Update

It was agreed that MCC need more time to consider this and to have more detailed information in order to make an informed comment. The Champions group have a remit to take forward a new build facility and D Hamilton is the MCC rep.

He agreed to give the committee an update asap after any meetings on this matter by email. MCC were concerned that there doesn't seem to be any opportunity to discuss the possible refurbishment of the existing building which might be more financially feasible and may result in better facilities.

Sue Lavergne, a KWAG member reported their concerns regarding this whole development and feel that it needs complete reconsideration by EDC due to the time that has passed and the changes in the situation. She was asked to send her comments to the chair.

It was proposed that we could make this topic the focus of our AGM as it might bring in local interest and Cllr Gotts suggested that an EDC officer could attend and give up to date information eg possibly Mark Grant or Thomas Glen. It was noted that the AGM is on 7th May and it requires to be advertised in the paper. The capital spend for the Allander is not scheduled until 18/19 however planning would clearly take place prior to this. Councillors were asked to give a short update report on the position at the next MCC meeting.

11. Allander Rail Halt

A report from Bearsden North CC was discussed. They commissioned a specialist report at some cost and are seeking financial support from MCC to defray the expenditure of said report. There would be Park and Ride facilities. There is further information on this on the EDC web site in the local transport strategy. Any possible impact on Milngavie trains requires to be clarified.

12. Bellway Homes Response

It is clear from the report provided by EDC Housing Dept that it is the Planning Dept that we require to speak to about how to encourage the building of smaller private properties in this area in order to help downsizers and younger purchasers to stay in the area.

The requirement for "Affordable Housing" is not for purchase but for the rented sector and these are managed by a housing association after being built by developers as part of new developments.

The current quota for Affordable Housing required is 25% of the number of units and this is determined by national legislation. The percentage can be higher in areas that can demonstrate particular need.

R Hooper had sent comments that included access routes. W Blakey also suggested that EDC should look again at a report that had been done for the previous development by the Planning Dept in Aug 2009 which had proposed the repositioning of the Hunter Rd roundabout. This would allow another access to the site. Any other comments to be sent to Callum.

13. M&B Herald – Communications Officer

W Blakey has agreed to take on this task for MCC which will involve a report of 400 words after each MCC meeting. The article will cover our general role and also points of interest for the community that were raised at the meeting. It was noted that the article will be circulated to the committee prior to it going to the M&B Herald however due to the timescales members should note the difficulty of taking account their comments prior to submission to the press.

14. AOCB

a) Vacant Position on MCC

Martin Reynolds had expressed an interest in filling the post vacated by S Lavrie. He is willing to play an active role and in possibly working with Lon on Planning. He was proposed by D Hamilton and seconded by M Prentice.

b) Milngavie in Bloom

It was agreed that a grant of £500 should be awarded to assist them with the purchase of plants as they are doing such a good job around Milngavie.

c) Mrs Falconer

An update on this was circulated re a meeting that had taken place with EDC on the provision of care for the elderly

d) Dog Fouling

The EDC department responsible are to look into this issue in the precinct and get it cleaned up. It was suggested that the CCTV could be used to catch the offenders. It was noted that reports can be made on the EDC web site on 'Report it'

e) Public Toilets Update

Cllr Gibbons reported that the tenders are now in for consideration by the Development and Regeneration Committee which meet at the end of March

f) Planning Applications

It was noted that Bearsden East CC have concerns about the planning application for housing behind Boclair House and they are to be asked to send MCC their views.

g) Roles of MCC members

It was suggested that an item is put on the next agenda to discuss MCC members taking on set roles in order that we can keep informed about important matters.

h) Licensing

Glen to contact EDC regarding being sent the relevant information as he is to take over this role for MCC from Norman.

15. Date of next meeting Wednesday 2 April at 7pm in the Fraser Cen