

WEST KILBRIDE COMMUNITY COUNCIL

MINUTE

COMMUNITY COUNCIL MEETING held MONDAY 11th April 2022, 7.10pm by Zoom.

PRESENT: John Lamb (JL); Kay Hall (KH); N. Armstrong (NA); George Cloughley (GC); Graeme Buckley (GB); PS Mark Semple (MS); Douglas Penman (DP)

APOLOGIES: H. Thomson (HT), Richard Campbell-Doughty [(RD) had communication difficulties]; Cllr R Stalker.

Observers Present: Cllr. Todd Ferguson; Adam Lyon;

APPROVAL of MINUTES: The March minutes **(KH)** Approved **(NA)** Seconded.

TREASURER'S REPORT: **(DP)** Treasurer the WKCC balance at end march is £410. No change from last month.

POLICE SCOTLAND:

PS Semple provided the following crime statistics from the 14th March to the 11th April 2022: - **(59)** incidents were reported which resulted in **(5)** crime reports consisting of Assaults **(2)** RTA. **(1)** Shoplifting **(1)** Fraud **(1)**.

(NA) asked that PS Semple look again at speeding on the A78 in Snowdon Terrace, Seamill especially in the evening and overnight. PS Semple agreed to progress some action.

CORRESPONDENCE / REPORTS:

NAC: Village Library The Village Library (JL) will remain closed for the foreseeable future due to covid restrictions. It is however open for collection of pre ordered books, NAC requested to keep CC updated when service is proposed to be back to normal.

NAC: North Coast Community Chit Chat - Cancelled yet again due to Covid restrictions date to be agreed when restrictions are raised.

NAC: Funding for Play-parks **(TF)** was in discussions with NAC regarding the upgrading of the playparks at Glen Road and at Kirkton Avenue. This is ongoing.

Surgey: This is ongoing. It was agreed that WKCC would write to Ayrshire and Arran Health Board with our concerns regarding the service provided as it was below an acceptable standard. A letter would be circulated to members before issue for comment or amendment.

ACTION: **(JL)** ongoing.

Scottish Government—NPF4

The response to the Scottish Government has been circulated to members and returned to Scottish Government by 31st March 2022

NAC Local Place Plans: (JL) a Local Place Plan will not be requested by NAC till 2023. The basic work has been done it is now only to be refined. (Noted)

Local Transport and Active Travel Strategy: Stakeholder Workshop (JL) attended. This was an ideas troll by NAC, and consultants for ideas. The main output from the discussions has been circulated to the CC members. Regarding W/K transport links, flooding of the A78. That rural villages have different needs and requirements than urban areas with significant public transport. Not all towns are flat and suitable for cycle use.

Strategic Transport Project Review 2: Scottish Government consultation has been circulated and it is appropriate that this is responded to individually rather than as a collective response from WKCC.

NAC - LDP3: The issue of a draft LDP3 for consultation has been delayed until third quarter 2022 or possibly longer.

XLCC; Planning application has been received by NAC and WKCC has responded with comments. We have to accept that as Hunterston site is part of the national Planning framework as a Strategic Asset and is designated for renewable manufacture, our only comments are in respect of environment, design, and transport routes which would affect West Kilbride and Seamill. The proposal of 700 permanent jobs and another 200 downstream locally, is a boost to the local economy. The statement from NAC Planning is as follows. *‘This application is for Permission in Principle. However, parts of the development would also be determined in detail i.e., the 185m tower. The principle of a factory is likely acceptable in the context of the Local Development Plan but XLCC say the site is no use to them without the tower, so it has to be determined in detail as part of the initial application. The other parts of the factory, if this application is approved, would have to be approved through separate a planning application(s). This application, if approved, may set out the details required in any future application.’*

Community Councillor Induction Training; -(GC) CC training session is going to be Wednesday 29th June at 6.30 pm albeit it still has to be confirmed along with the venue.

Hunterston non-nuclear Generation, Battery Storage and Synchronised Compensators. FlexibleGridPower2 Ltd: (JL) no further information at this time.

NAC Planning: EIA request for 49.9MW Solar Farm Development, (JL)

This is a request for an Environmental Impact Assessment for the development. This is decided by NAC Planning as per the guidelines laid down by Scottish Legislation. The answer is either yes or no. Currently all previous Solar Farm Applications received by NAC have not required an EIA only **FULL** planning application.

To clarify the current position, the landowner is NOT the instigator of this proposal.

The proposal as submitted is an outline only, a full planning application will be required to which WKCC will make representations. So irrespective of what the press says, this is still only a proposal, and may or may not progress to a planning Application.

Montfode Proposed Development- 21/01226/PPM--Rec'd 21/12/21 valid: 25/03/22

A response has been sent to NAC Planning with our concerns ranging from access to the effect on infrastructure. WKCC has also asked for an explanation as to why no public consultation has taken place with either our local elected members or with the Community Council in West Kilbride. (TF) has also asked this question. The reply that I have received, which has been confirmed by Cllr Ferguson, is that if the system has not been followed correctly then they have to go back to the beginning, and hold Public Consultation with both West Kilbride residents and the new Ward1 councillors.

West Kilbride Website: (KH) reported that the website was nearly complete and only requiring a few minor additions it will be called WESTKILBRIDEAYRSHERE .uk

Glen Paths: (NA) / Friends of Kirktonhall Glen; Glen Paths: (KH)--- Work has started on the footbridges and this along with other improvements is weather dependant. Estimates for drainage are being progressed. The clearing of leaves etc, has been done by the Boys Brigade they will be bagged-up for removal by NAC Streetscene.

(GC) reminded WKCC that the volunteers were going to be filling in the potholes in Gilmour's Lane in the Glen. As this is a private lane it is out with the remit of NAC to repair, however grant assistance has been received from NAC and it is used as access by NAC for glen maintenance. There is a possibility of a further arrangement on maintenance in the future.

ACTION: (NA)/(KH) will continue to monitor.

Persimmon Developments: (GC/GB/JL) We note that GC and GB have expressed an interest as they are directly affected by this project. The Application validated and registered on the 8th December 21/01174/PPM, for 220 dwellings and associated infrastructure. We have been advised that all submissions to NAC will be considered now in excess of 150 objections, Head of NAC Planning has agreed that all representations will be available on the website for general viewing. No date has as yet been proposed for presentation to the Planning Committee, but will not be before June. WKCC will continue to monitor. To date there have been 74 letters of objection and 49 on line comments.

ACTION: (GC)/(GB)/(JL).

NAC BUSINESS:

COUNCILLORS' REPORTS:

As NAC Councillors are currently in recess with the election being held on the 5th May there are no Councillor reports.

NAC Planning Decisions since 14th March 2022:

Erection of extension to rear of detached dwelling house

91 Meadowfoot Road West Kilbride Ayrshire KA23 9BZRef. No: 21/01241/PP | Received: Thu 23 Dec 2021 | Validated: Mon 14 Feb 2022 | Status: **Approved with no Conditions**

Formation of dormer to front and extension to rear of semi-detached dwelling house 6

Merlewood Road Seamill West Kilbride Ayrshire KA23 9HRRef. No: 22/00052/PP | Received: Mon 24 Jan 2022 | Validated: Tue 25 Jan 2022 | Status: **Approved with no Conditions**

Re-slating of part of roof

9 Glenbryde Road West Kilbride Ayrshire KA23 9NJRef. No: 22/00068/LBC | Received: Thu 27 Jan 2022 | Validated: Thu 10 Feb 2022 | Status: **Approved with no Conditions**

Erection of 2 storey extension to rear of detached dwellinghouse

18 Corsehill Drive West Kilbride Ayrshire KA23 9HURRef. No: 22/00119/PP | Received: Thu 10 Feb 2022 | Validated: Fri 11 Feb 2022 | Status: **Approved with no Conditions**

NAC Planning applications not yet decided

Change of use and conversion of existing barns and outbuildings to form a wedding venue

facility with micro-brewery. Blackshaw Farm West Kilbride Ayrshire KA23 9PGRRef. No: 22/00183/PP | Received: Tue 08 Mar 2022 | Validated: Thu 10 Mar 2022 | Status: **Pending Consideration**

Erection of one and a half storey extension to side and rear and formation of extended area of decking to rear of detached dwellinghouse

43 Fullerton Drive Seamill West Kilbride Ayrshire KA23 9HTRef. No: 22/00232/PP | Received: Fri 25 Mar 2022 | Validated: Tue 29 Mar 2022 | Status: **Pending Consideration**

Erection of 2 golf practice nets at golf club

West Kilbride Golf Club 33 - 35 Fullerton Drive Seamill West Kilbride Ayrshire KA23 9HTRef. No: 22/00235/PP | Received: Fri 25 Mar 2022 | Validated: Tue 29 Mar 2022 | Status: **Pending Consideration**

EIA request for 49.9MW Solar Farm Development

Site To North Of Lawhill Farmhouse Ref. No: 22/00209/EIA | Received: Mon 21 Mar 2022 | Validated: Mon 21 Mar 2022 | Status: **Pending Consideration**

Planning permission in principle for the erection of a high voltage cable manufacturing facility, including detailed planning permission for the construction of a 185m high extrusion tower with associated factories, research and testing laboratories, offices with associated stores, transport, access, parking and landscaping with on-site generation and electrical infrastructure and cable delivery system Former Coal Terminal Hunterston West Kilbride Ayrshire
Ref. No: 22/00133/PPPM | **Received:**

Erection of 220 dwelling houses and associated infrastructure and landscaping Site To North of Summerlea Road And West Of Snowdon Terrace Seamill West Kilbride Ayrshire Ref. No: 21/01174/PPM | Received: Wed 01 Dec 2021 | Validated: Wed 08 Dec 2021 | Status: **Pending Consideration**

AOCB:

Golf Club practice nets: An e-mail has been received from C. McCallum regarding the erection of Practice nets at the golf club last month. A Planning Application has now been lodged with NAC and the sighting of the practice nets is next to the Golf Pavilion and not impinging on the view from either no 39 or 41 Fullerton Drive. (TF) stated that neighbourhood communication between parties can solve potential problems rather than create confrontation especially on planning issues.

(JL)/(KH) The Village Lottery to support local community enterprises is now open for business with a minimum of £5 /mth. To a maximum of £20/mth. The first draw will be at the end of June.

(GB) In answer to a question raised last month on the capacity of Hunterston B storage ponds, (GB) has provided the following information. The ponds can hold up to 50% of the fuel rods from the reactors, but to keep to the decommissioning schedule they will need to send two trains a week to Sellafield. This however is also dependant on the availability of flasks for transport.

Forthcoming Meetings;

Peel Ports Liaison meeting: 26/04/22---(JL) (GB)

SOG: 02/06/22---(JL) (GB)

NCLP: 07/06/22---(JL)

Meeting closed @8.20pm

DATE OF NEXT MEETING: Monday 9th May 2022 - 7.00pm