



DRAFT MINUTE

COMMUNITY COUNCIL MEETING held Monday 9th December 2024 7pm

Face to Face and zoom available

PRESENT: John Lamb (JL) Graham Buckley (GB), Nichol Armstrong (NA) Douglas Penman (DP) Richard Campbell-Doughty, Cllr T. Ferguson (TF), George Cloughley (GC)

PRESS: Not Present

VISITORS: Mr Wooley, G. Roos

APOLOGIES: Cllr I Murdoch Cllr T Marshall Cllr E Collier. H. Thomson (HT) Sgt D. Fisher (DF), Kay Hall (KH),

APPROVAL of MINUTES: The November minutes were circulated and approved. (NA) and (DP)

TREASURER'S REPORT: (DP) Treasurer reported the WKCC accounts are up to date and there has been no unexpected expenditure. Notification of Grant awards had been received, totalling £1,900

POLICE SCOTLAND:

Sgt D. Fisher e mailed the following Crime statistics the following report:
There were 14 reportable incidents in the month, mainly individual unrelated incidents.

November :-

**Assault – 1, Threats / abusive behaviour / breach of peace – 3, Abusive telecoms messages - 2
Fail to comply with bail – 3, Theft – 2, Vandalism – 1, Fail to stop after collision - 1
Theft of motor vehicle - 1 (drove mini dumper around site then abandoned)**

CORRESPONDENCE / REPORTS

NAC/Amey Roads: - The latest work on the A78.to install pedestrian crossing points scheduled to take 8 weeks was completed in specified time. Crossing near the Seamil Hydro entrance is considered as dangerous. WKCC will take up with Amey. (TF) confirmed that NAC have very little control over setting AMEY priorities and the work that they carry out.

Renewal of kerbs on Meadowfoot Road from Roundabout to Cubrieshaw entrance. This will cause yet more disruption, ongoing.

Ongoing NAC Roadworks have been circulated to the members.

Water egress on Yerton Brae is traffic hazard in frosty weather, (TF) will take up with Roads. (TF) has received a reply from the roads dept to the effect that there isn't a problem but will ensure that under frosty conditions the road will be well gritted.

Tarbet Hill Development – Westpoint Homes: -

There has been no correspondence in the last month. It is noticeable that there is now fencing to the rear of the properties overlooking those on Meadowfoot Road.

Hyndman Road car park: - No Change. Local resident has found reference that NAC are responsible for maintenance of the area that has not been used for housing. NAC have a duty to instal litter Bins on this site.

NCLP: The bulk of the time was taken up with the application from Largs Academy PTA application for £63,000 to purchase a minibus for use by North Coast groups. Originally it was only for Largs but it is now agreed that any group in North Coast can apply to use.

There were a few points raised that still need clarification so it has been put off till February to make a decision (TF) has asked questions that should be answered prior to any purchase. There were no other significant additions

SSG:

Hunterston A:

The main areas of interest were, the bunkers are now emptied except for items that will have to be size reduced prior to being boxed or cleaned and recycled. The next works will be to remove accumulated dust from all five bunkers. In order that they can be demolished. Work is ongoing on the nitric acid removal for ILW storage.

Work is starting on the removal of the delay tanks and tidying up of the weather envelope. Plans for replacement are still ongoing. A station will require to have planning permission either to continue the life of the existing covering or it's replacement, along with NAC permission to demolish the bunkers.

The Weather envelope is not being replaced in the current financial year at least. The colouring of the weather envelope would not be considered as it could affect the material used on the barrier. (JL) had asked if Hunterston A had extended the planning approval, this would be looked into. Repairs to the reactor roof now complete.

On site radioactive monitoring lab. taken out of service because the equipment was outside of it's calibration period. All analysis being done off site. SEPA investigating.

Hunterston B

The current B station Director Joe Struthers is moving on to a corporate position within the EDF organisation.

Work on removal of the Fuel from the reactors is progressing only 14 fuel stringers still to be removed from R4 completion by end of December. It is anticipated that all fuel will have been dispatched from site by June 2025. Plans are progressing on the demolition and removal of the remains of the White Fish Authority building. NAC planning is required for this works.

Hearing Aid hub in West Kilbride Library: Due to recommended closure by NAC of Saltcoats library another venue must be found. This will be taken up with the new contractor. **Surgey could provide the battery service.**

Persimmon Development: -

The items discussed were:

NAC head of planning says that Persimmon have been granted all the permissions necessary to start work on the site. There are conditions that must be fulfilled before any houses can be occupied. Some members of the CC believe that NAC planning have accepted many inadequate and/or factually incorrect documents from Persimmon. NAC head of planning says they will not revisit any previously accepted documentation for review.

The Planning Conditions in the approval from NAC being implemented in full prior to the start of construction. (Has not happened.) Delete

Planning's response to the CTMP. Delete

Persimmon 's lack of communication with the other residents of Summerlea Road. Eg. Notification of work starting to neighbours ten days after they commenced.

Chairman to write to Persimmon again to arrange date for meeting with CC. No response from Persimmon.

LDP3 meeting: A public meeting was held in West Kilbride which was well attended. WKCC will respond to Planning Development with any further comments other than what was printed in the W/K Place Plan.

Local Place Plans: - NAC have addressed receipt of W/K place plan and will include details in LDP3

Rashley Battery Storage application High Boydstone - Scottish Gov have requested comments from outside bodies by the 29/01/25. Concerns are mainly about the fire risk of Battery Storage especially if there is a hot summer by causing wildfires.

Montfode Development- No response from Scottish Government

Wellington Building: - No Change from last month.

Hunterston Battery Storage: Concerns have been raised by (TF) regarding the Fire risk and what arrangements have been put in place by the developer.

Surgery—Update provided by practice manager.

Telephone System – The new system has been put in place this week. Hopefully patients will not get cut off any longer whilst waiting in the queue. One of the features the new system has is patients will be notified what number they are in the queue **Facebook** – The Practice has recently started working on a Facebook page to post communication from the practice, local groups or Ayrshire and Arran health board. Once IT are confident in using this new platform the practice will send communication to all patients.

Who's who wall – The practice has been enquiring for a local company to create a who's who wall within the waiting room so patients can identify the team.

Hearing Aid Batteries (NHS)– The practice Manager will contact audiology to see if these could be given out within the practice.

Appointments – More pre bookable appointments are/ will be becoming available between 8-8.30am and 5.30-6pm

Referrals – The practice have recently added an extra safety net for patients being referred. If a patient is being referred, they will be sent a text once the referral has been completed at the practice

Mail Chimp: - 178

Glen: - (HT) No Change from last month. Lighting for the Glen is still being actively pursued. (EC) has informed me that (GC) miss quoted her, she has approached other elected members and NAC has agreed that they are waiting for an up-to-date costing from (GC) /WKSC before making any commitment.

(KH)(GC) Meeting with NAC CEO (Craig Hatton and Cllr. Marie Burns.) has taken place. A full report will be submitted at the next meeting

“Galileo” Crosbie Wind Farm: - -- No change from last month with regard to our area. JL and GB to attend a presentation on Tuesday 10th Dec where they will outline their final plans before formally applying for permission to build. WKCC representatives will attend.

Grants issued for Xmas Lights.: Questions were asked as to where the money was spent? WKCC will make enquiries.

Yuletide: 6/12/24, due to the bad weather the alternative option of use of the Village Hall for the previous planned outdoor activities was used. (excluding the woodland fire). Hope for better weather next year.

BB Post: this will go ahead this year last collection Saturday 14th. Price per card remains at 0.30p

Fof KHG. The garden previously maintained by the BB will now be maintained by the Civic Society.

Councillors Reports

(TF) has been involved in Parking Issues at the School. He is also trying to arrange the funding to replace the school football pitch surface this is not in current Budget but hopefully will be included in 2025/26. (TF) contributed through out the meeting on other items raised.

Planning Applications: Status as noted on Applications

Request to carry out tree works to one large sycamore tree covered by Law Brae Tree Preservation Order. Netherlaw 15 Law Brae West Kilbride North Ayrshire KA23 9DD Ref. No: 24/00828/TPO | Received: Thu 24 Oct 2024 | Validated: Mon 28 Oct 2024 | Status: Pending Consideration

Formation of dormer extension and roof windows to front of dwelling house, reconstruction of existing garage and the redesign of the site layout including pergola and greenhouse structure. 16 Hyndman Road Seamill West Kilbride North Ayrshire KA23 9NL Ref. No: 24/00812/PP | Received: Thu 17 Oct 2024 | Validated: Wed 23 Oct 2024 | Status: Pending Consideration

Erection of detached dwelling house and detached garage and formation of new vehicular access Site To South West Of 57 Ardrossan Road Seamill West Kilbride North Ayrshire Ref. No: 24/00790/PP | Received: Tue 08 Oct 2024 | Validated: Mon 14 Oct 2024 | Status: Pending Consideration

Creation of a RAS (Recirculated Aquaculture System) Complex to include all buildings, access roads, parking, landscaping and other required infrastructure. Hunterston Construction Yard Fairlie North Ayrshire Ref. No: 24/00588/PPM | Received: Wed 17 Jul 2024 | Validated: Tue 27 Aug 2024 | Status: Pending Consideration

Erection of 160 holiday chalets with facilities hub including access, landscaping, open space and associated works Montfode Oil Storage Depot Ardrossan North Ayrshire Ref. No: 24/00553/PPM | Received: Wed 03 Jul 2024 | Validated: Mon 29 Jul 2024 | Status: Pending Consideration

APPROVALS:

Removal of 1 Sycamore tree no (4185) covered by West Kilbride No 3 Tree Preservation Order

6 Main Street West Kilbride North Ayrshire KA23 9AN

Ref. No: 24/00764/TPO | Received: Mon 30 Sep 2024 | Validated: Wed 02 Oct 2024 | Status: Approved with no Conditions

Conversion and extension of barn to form annexe accommodation ancillary to dwelling house

12 Hunterston Road West Kilbride North Ayrshire KA23 9EX Ref. No: 24/00798/PP | Received: Mon 14 Oct 2024 | Validated: Wed 16 Oct 2024 | Status: Approved No Conditions

Extension to existing garage, new fencing on eastern and northern boundaries, reconfiguration of external openings with new external finishes, enlarged balcony at upper floor level on western elevation and enlarged balcony on lower floor level on western elevation.

11 Jacks View West Kilbride North Ayrshire KA23 9HX Ref. No: 24/00779/PP | Received: Thu 03 Oct 2024 | Validated: Thu 03 Oct 2024 | Status: Approved with no Conditions

Removal of and part replacement of timber walkway Upper Cottage Hunterston Estate West Kilbride North Ayrshire KA23 9QG

Ref. No: 24/00726/LBC | Received: Thu 12 Sep 2024 | Validated: Fri 13 Sep 2024 | Status: Approved with no Conditions

Conversion of integral garage, with new garage door and window and formation of new window opening adjacent to the front door and new canopy over front door:

20 Cumbrae Place West Kilbride North Ayrshire KA23 9JR Ref. No: 24/00770/LUP | Received: Wed 02 Oct 2024 | Validated: Tue 15 Oct 2024 | Status: Certificate Issued

Construction of new quay wall, infilling of dry dock basin to upgrade existing marine construction yard, together with ancillary works, to include, site security fencing, lighting, removal of existing bund and sections of stone revetment, and surface water drainage work

Show more description

Hunterston Construction Yard Fairlie North Ayrshire

Ref. No: 24/00444/PPM | Received: Fri 24 May 2024 | Validated: Thu 06 Jun 2024 | Status: Approved subject to Conditions

PLEASE NOTE:

NEXT MEETING 20th January 2025 at 7pm Face to Face and on Zoom.